

Minutes of the
MUNICIPAL PLANNING COMMISSION
For the Regular Meeting
City of Lookout Mountain, Georgia
Tuesday, March 10, 2015

PRESIDING: Planning Commission Member Chip Corley

PRESENT; Planning Commission Members, Glenn Sutherland, Jimmy Campbell, Thompson Pettway, Cindy Whitaker, Building Official Larry Reed and City Clerk Cindy Roberts.

ABSENT: Planning Chairman Earl Carstens; Vice Chairman Keith Sanford Planning Commission Members David DeVaney and Arch Willingham.

CALLED TO ORDER: The regular meeting of the Municipal Planning Commission was called to order on Tuesday, March 10, 2015, at City Hall, 1214 Lula Lake Road, Lookout Mountain, Georgia, at 5:00 p.m.

NEW BUSINESS

SEE ROCK CITY – PAVILION ADDITION: Planning Commission Member Mr. Corley addressed Mr. Jeff Raabe with See Rock City on the pavilion addition. Mr. Raabe submitted plans for a 1,006 square foot pavilion and a 245 square foot dressing area for entertainers. Building Official Larry Reed reviewed the plans making mention only one exit was addressed on the plans and the opening of the door will need to open outward, the hand rails will need to be up to code and more information on the stairs. Mr. Reed recommended for approval subject to receiving plans indicating hand railing height and more information on the stairs. Mr. Raabe indicated all requirements indicated would be met. Planning Commission Member Thompson Pettway made a motion to approve the pavilion subject to Building Official Larry Reed receiving railing height being submitted and requirement on the stairs being submitted. Glenn Sutherland seconded the motion all were in favor.

STEVE PERSINGER – PRELIMINARY PLAT – TURNBERRY SUBDIVISION: Planning Commission Member Mr. Corley addressed Steve Persinger which is submitting a preliminary plat changing lot lines to the Turnberry Subdivision. Mr Persinger informed the MPC the Turnberry Property Association has no objections to the annexation into the Association of the properties Steve and Karen Persinger wish to subdivide. The Turnberry subdivision of lot part of tract 2-D; Book 1584/195 is to be annexed to Lot 7 B-R Turnberry S/D. Upon approval, the one half acre lot will be sold to John Kosik as additional land for privacy purposes. The Second subdivision of lot part of Tract 1-D; Book 1584/201. Mr. Persinger informed the proposed Annexation Preliminary plat survey was performed by the Shoher Group. Planning Commission Member Jimmy Campbell made a motion to approve the Preliminary Plat submitted by the Turnberry Property Association. Thompson Pettway seconded the motion all were in favor.

1400 CINDERELLA ROAD – GARAGE ADDITION: Planning Commission Member Mr. Corley addressed Mr. and Mrs. Felty on the garage addition reminding the MPC this was an agenda item November 11, 2014 and due to set backs it was rejected and sent to the Board of Zoning and Appeals. Mr. Corley informed the Board of Zoning and Appeal held a called meeting January 8, 2015 and all requirement were met and approval was granted. Building Official Larry Reed submitted plans to construct a 24 x 24 foot garage, including an office and extra storage, raising it 4 feet and diverting the stormwater away from the home. Mr. Reed indicated the exterior will match the existing home. Mr. Reed is unable to recommend for approval his own design and recommend Mr. Fred Loyd to review the plans. Planning Commission Member Glenn Sutherland made a motion to approve the garage addition subject to Mr. Loyd’s approval of design. Jimmy Campbell seconded the motion all were in favor.

ZONING – MCFARLAND: Mr. Corley addressed the MPC on the agenda item zoning on McFarland. MPC Member Jimmy Campbell informed he requested the agenda item. Mr. Corley asked, “What is the business to be addressed.” Mr. Campbell asked for the overall zoning to be addressed that was included in the Walker Report in order to set the ground work for community growth and with hopes of forming a committee to set up frame work. Mr. Campbell asked if the MPC could form a group to address the zoning issues. Mr. Corley added at one point a re-zoning would be costly to the City. Mr. Sutherland stated setting goals for a committee for zoning would need to be set first. Mr. Campbell requested the MPC recommend to the City Council to form a work group to address zoning for the growth of the community. Mr. Corley recommended deferring a motion to when Chairman Earl Carstens can be in attendance. Commissioner Cindy Whitaker requested going on record stating we are the Municipal Planning Commission. Mr. Corley added this conversation *has* been going on forever spending endless time on the subject with no resolution.

PODS- ORDINANCE: Mr. Corley addressed the City Clerk Cindy Roberts with City Council referring the PODs to the MPC. Ms. Roberts informed the City Council would like to receive input from the MPC on allowing permitting of POD and list reasonable limitations. After discussing at great length Commission Member Chip Corley recommended definitions for a POD ordinance would require a permit with the city establishing a start date and end date with no fee at that time, not related to construction, allowing placement of POD for 90 days and after the 90 days a fee of \$300.00 would take place. Allowing for case by case to be determined by the City Manager. The MPC decided to present concept at next regular MPC meeting.

CATHERINE FOX – UPDATE ON ORDINANCES: Ms. Fox was present to update the MPC on the Development Procedures and Ordinance update. Ms. Fox informed the Ordinance to set the recommended fee schedule will be approved next week. The building procedures are on the table for approval by the Council. Planning Commission Member Cindy Whitaker made a motion to resubmit the development procedures for Council approval. Jimmy Campbell seconded the motion all were in favor.

Ms. Fox informed the MPC she is also working on updating Ordinances to exclude amendments she is now working on Ordinance 25 and the city need to review zoning and

submit a zoning map. Ms. Fox informed she plans on submitting the new Ordinance 25 will be submitted for review before the next MPC meeting.

There was no further business so the meeting was adjured.

Respectfully submitted,

Cindy Roberts
City Clerk