

**CITY OF MEDINA**  
**Planning Commission Meeting**

*June 28, 2016  
6:00 p.m.*

*Medina City Hall Council Chambers  
501 Evergreen Point Road*

**CALL TO ORDER**

The Planning Commission meeting of June 28, 2016, was called to order at 6:01 PM by Chair Reeves.

**ROLL CALL**

Present: Jeanne Carlson, David Doud, Jen Garone, Mark Nelson,  
Vice-Chair Shawn Schubring, and Chair Randy Reeves.

Absent: Peter Papano (excused)

Staff Present: Robert Grumbach, Development Services Director  
Kristin McKenna, Development Services Coordinator  
Cristina Haworth, City Planning Consultant

**ANNOUNCEMENTS (6:01PM)**

None

**APPROVAL OF MINUTES (6:02 PM)**

MOTION NELSON/ SECOND CARLSON TO APPROVE THE MINUTES OF THE MAY 24, 2016 PLANNING COMMISSION MEETING. APPROVED 6 – 0. (6:02 PM)
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**AUDIENCE PARTICIPATION (6:02 PM)**

None

Chair Reeves re-ordered the agenda with the consensus of the Commission.  
(6:02 PM)

**OTHER BUSINESS (6:03 PM)**

- 1) Review of final Planning Commission draft of drainage and grading regulations

Grumbach reviewed with the Commissioners the draft recommendation of the grading and drainage regulations for public hearing. After discussion a motion was made.

MOTION NELSON / SECOND GARONE ON PAGE 4, LINE 37, TO ADD THE WORD "NEW" BEFORE THE WORD "CONSTRUCTION" OF THE PLANNING COMMISSIONS GRADING AND DRAINAGE RECOMMENDATION.  
APPROVED 6 - 0. (6:15 PM)

## **PUBLIC HEARINGS (6:16 PM)**

### **QUASI-JUDICIAL:**

- 1) **Level 2 Tailored CMP. File No. CMP 16-005**  
**Site Address:** 2403 Evergreen Point Road  
**Applicant:** Steve Moeller & Robert Clinkenbeard of Schultz Miller Inc.  
**(Agents)**  
**Proposal:** Re-develop a residential property. The project was conducted in phases with some work previously completed. Remaining work includes resurfacing existing patios, driveway and surface parking areas; reconstruct a front porch and steps, install an entry gate, and importing of 125 cubic yards of fill.

Chair Reeves asked if Planning Commission members had any disclosures related to the Appearance of Fairness Doctrine. Commissioner Nelson disclosed that he has recently worked on a project with Schultz Miller, agent for the applicant. Nelson stated he would be fair and impartial.

Chair Reeves asked if there were any challenges to any Planning Commission members participating in the hearing. There were no challenges.

Chair Reeves explained how the hearing would be conducted.

Grumbach gave the oath to Cristina Haworth, City Planning Consultant.

Haworth presented a summary of her staff report including explanation of the site plan. Haworth provided the staff's recommended to approve the Construction Mitigation Plan subject to the conditions proposed in the staff report.

Haworth responded to questions from the Commissioners.

Grumbach gave the oath to Steve Moeller of Schultz Miller, agent for the applicant. Moeller responded to questions from the Commissioners.

Chair Reeves opened the hearing to public testimony.

There was no public testimony.

MOTION NELSON / SECOND SCHUBRING TO APPROVE CONSTRUCTION MITIGATION PLAN CMP-16-005 WITH THE CONDITIONS IN THE STAFF REPORT.  
(6:31PM)

A brief discussion on the motion followed.

ORIGINAL MOTION TO APPROVE CONSTRUCTION MITIGATION PLAN CMP-16-005 WITH CONDITIONS IN THE STAFF REPORT. APPROVED 6 -0 (6:33 PM)

**2) Level 2 Tailored CMP. File No. *CMP 16-001***

**Site Address:** 8658 NE 7<sup>th</sup> Street

**Applicant:** Chaohua Chang of CHC Architect (Agent)

**Proposal:** Construct 1,359 square feet of building additions to an existing single-family residence plus a 978 square foot garage.

Chair Reeves asked if Planning Commission members had any disclosures related to the Appearance of Fairness Doctrine. There were none.

Chair Reeves asked if there were any challenges to any Planning Commission members participating in the hearing. There were no challenges.

Chair Reeves explained how the hearing would be conducted.

Haworth presented a summary of her staff report including explanation of the site plan. Haworth provided the staff's recommendation to approve the Construction Mitigation Plan subject to the conditions proposed in the staff report plus adding a condition to comply with the geo technical report for the duration of the project.

Haworth responded to questions from the Commissioners.

Grumbach gave the oath to Chaohua Chang of CHC Architect, agent for the applicant. He responded to questions regarding the project design, square footage and grading and drainage.

Chair Reeves opened the hearing to public testimony.

Grumbach gave the oath to Arthur Dietrich. He commented on the location of the proposed trees to be removed questioning if they were located in the City right-of-way. It was noted that they were not.

There was no other public testimony.

MOTION NELSON / SECOND CARLSON TO APPROVE CONSTRUCTION MITIGATION PLAN CMP-16-001 WITH THE CONDITIONS IN THE STAFF REPORT AND WITH AMENDMENT THAT THE RECOMMENDATIONS SET FORTH IN THE GEO GROUP NORTHWEST GEOTECHNICAL REPORT IN EXHIBIT 8 AND AS AMENDED, SHALL BE COMPLIED WITH THROUGHOUT THE DURATION OF THE PROJECT. (7:10 PM)

Discussion on the motion followed. Amended

ORIGINAL MOTION TO APPROVE CONSTRUCTION MITIGATION PLAN CMP-16-001 AS AMENDED. APPROVED 6-0) (7:15 PM)

### **ADJOURNMENT**

MOTION GARONE / SECOND SCHUBRING TO ADJOURN THE JUNE 28, 2016 PLANNING COMMISSION MEETING. APPROVED 6 – 0. (7:28 PM)

The next regular Planning Commission meeting is scheduled for Tuesday, July 26, 2016 at 6:00 PM.

Minutes taken by:



Kristin McKenna  
Development Services Coordinator