

**PLANNING AND ZONING COMMISSION  
MINUTES  
FEBRUARY 19, 2014**

**ATTENDEES:**

**Members**

Peck Miller  
John Staley  
Lauren Taylor  
Joel Brous  
Chris Shanahan

**Staff**

Blaine Smith  
Kay Stroud  
Will Esham  
Matt Margotta

**CALL TO ORDER – 6:30 PM**

**I. APPROVAL OF MINUTES:**

Minutes of February 4, 2014 will be sent out via email and placed on next agenda for approval.

**II. SITE PLAN REVIEW:**

1) Site Plan extension for temporary commercial parking lot located at 200 St. Louis Avenue (expires on March 6, 2014)

**APPLICANT: DRIFTWOOD, 3C, LLC (ORIGINAL FILE #12-18100006)**

Administrator Blaine Smith presented the extension request. Glenn Irwin, OCDC Executive Director, explained his written comments to allow the extension.

**MOTION/Taylor    SECONDED/Miller    (5-0)** Motion to approve the 2-year extension as presented with comments submitted by OCDC and staff, and no storage of building materials onsite, replace ropes and bollards with fencing type/design approved by OCDC.

2) Revised Site Plan to expand open play area to include t-shirt shack (200 sq ft.) and 138 sq. ft. service bar at De Lazy Lizard Bayside.

**APPLICANT: T & W REDEVELOPMENT (ORIGINAL FILE #12-18100007)**

Blaine presented the history of the evolving project, including the multiple site plan revisions and purposes and how parking has been resolved along the way. He advised the Commissioners that a \$45,000 performance bond is active until May, 2014. Any new site plan submitted will bring the project into total parking compliance and stipulated by the Board of Zoning Appeals. Parcels have been added to achieve compliance and they are in different stages of completion. Commissioner Miller asked for time table for completion, expected May 2014.

**MOTION/Miller    SECONDED/Taylor    (5-0)** Motion to approve with making Lot #2 an attached prescriptive easement as long as needed; finish Lot #1 by May 2014 bond expiration date. Should both leases expire, the totally compliant number of parking spaces must be achieved immediately in order to conduct business.

