

REGULAR MEETING

PLANNING COMMISSION
STATE OF OHIO
COUNTY OF CUYAHOGA

DATE: January 4, 2017

AGENDA

TIME: 6:30 P.M.

WORK SESSION – 6:00 P.M.

Elect 2017 Chairman
Elect 2017 Vice-Chairman

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **APPROVAL OF MINUTES**
 - a. Approval of Minutes of the Work Session of November 15, 2016 (roll call)
 - b. Approval of Minutes of the Regular Meeting of November 15, 2016 (roll call)
4. **NEW BUSINESS** (Swear- in applicants)
The Chairman shall inform those present that according to a ruling by the Law Department, anyone wishing to speak at a public hearing is to rise, raise their right hand and the following oath administered. "Do you solemnly swear or affirm that the statements you are about to make are the truth."- Please give your name and address for the record.
 - a. Motion to Elect 2017 Chairman (roll call)
 - b. Motion to Elect 2017 Vice-Chairman (roll call)
 - c. Saint Servan Centre LTD, 30799 Pinetree Road, #254, Cleveland, OH owner of 480 Northfield Road is seeking relief from 1927.02 (d) of the Codified Ordinances of the City of Bedford for a T2 Honors Academy – Charter High School (roll call)
 - d. Christopher Thomas, 5611 Lafayette Ave., Maple Hts., OH owner of 350 Columbus Road is seeking relief from 1935.03 of the Codified Ordinances of the City of Bedford for a Child Care Center, 7 days a week / 2 shifts / 5:00 a.m. to midnight (roll call)
5. **MISCELLANEOUS**
6. **ADJOURNMENT**
(roll call)

PLEASE TURN OFF ALL CELL PHONES BEFORE PLANNING COMMISSION MEETING
(Planning Commission Minutes and Agendas posted at www.bedfordoh.gov)

Bedford, Ohio

January 4, 2017

Planning Commission met in a Work Session at Bedford City Hall on Wednesday, January 4, 2017 at 6:04 p.m.

Present: Dickard, Powers, Briggs, Mallis. Absent: Dzomba. Also Present: Secretary Lorree Villers, Law Director John Montello and Building Commissioner Calvin Beverly.

The Commission had no changes to the November 15, 2016 minutes.

Discussion was held to elect the 2017 Chairman and Vice-Chairman. Mr. Powers nominated Helen Briggs as the 2017 Chairman and former 2016 Chairman Mr. Dickard as the 2017 Vice-Chairman. Mrs. Briggs and Mr. Dickard accepted the positions.

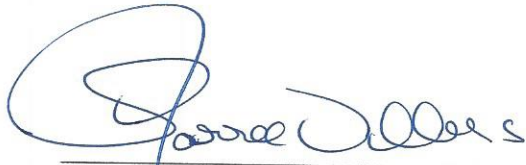
Saint Servan Centre LTD, 30799 Pinetree Road, #254, Cleveland, OH owner of 480 Northfield Road is seeking relief from 1927.02 (d) of the Codified Ordinances of the City of Bedford for a T2 Honors Academy – Charter High

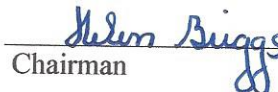
Discussion was held whether a Charter school could open in a non-failing school system. Mr. Mallis referred to ORC §3314.02 that spoke to precluding any Charter school opening with the current status of Bedford School District. Bedford School District was not academically challenged or listed in the lower 5% Performance Index Score. The Commission struggled with the applicant's request as there was no additional information submitted regarding the T2 Honors Academy for their review. Some were not comfortable with this applicant's request as it would be competing for the same funds as the current school district. It was determined the issue would have to be tabled or denied due to the lack of information.

Christopher Thomas, 5611 Lafayette Ave., Maple Hts., OH owner of 350 Columbus Road is seeking relief from 1935.03 of the Codified Ordinances of the City of Bedford for a Child Care Center, 7 days a week / 2 shifts / 5:00 a.m. to midnight

Mr. Beverly explained this building was previously a child care center and he really didn't have any issues with another center being at this location; however, if they were going to do any updates they would obviously have to go through the Building Department for any permits. The building was alarmed, the playground was fenced, there was adequate parking and there was no issues with the floor plan. The Commission had no concerns as long as the additional permits were addressed if needed.

Work session adjourned at 6:18 p.m.


Secretary


Chairman

Planning Commission met in Regular Session at Bedford City Hall on Tuesday, January 4, 2017 at 6:30 p.m. The roll was called. Present: Dickard, Powers, Mallis, Briggs. Absent: Dzomba. Also in attendance was Building Commissioner Calvin Beverly and Law Director John Montello.

Motion made by Briggs and seconded by Powers to excuse Mr. Dzomba. The roll was called. Vote – Yeas: Dickard, Powers, Briggs, Mallis. Nays: None. Motion carried unanimously.

Motion made by Powers and seconded by Briggs to approve the minutes of the Work Session of November 15, 2016. The roll was called. Vote – Yeas: Dickard, Powers, Briggs. Abstain: Mallis. Nays: None. Motion carried.

Motion made by Briggs and seconded by Powers to approve the minutes of the Regular Meeting of November 15, 2016. The roll was called. Vote – Yeas: Dickard, Powers, Briggs. Abstain: Mallis. Nays: None. Motion carried.

Motion made by Powers and seconded by Mallis to appoint Mrs. Briggs as the 2017 Chairman. The roll was called. Vote – Yeas: Dickard, Powers, Briggs, Mallis. Nays: None. Motion carried unanimously.

Mr. Powers nominated Mr. Dickard for the Vice-Chairman. Mr. Dickard declined but thank you.

Motion made by Briggs and seconded by Dickard to appoint Mr. Powers as the 2017 Vice-Chairman. The roll was called. Vote – Yeas: Dickard, Powers, Briggs, Mallis. Nays: None. Motion carried unanimously.

Chairman Briggs informed those present that according to a ruling by the Law Department, anyone wishing to speak at a public hearing is to rise, raise their right hand and the following oath administered. "Do you solemnly swear or affirm that the statements you are about to make are the truth." Then give your name and address for the record.

Saint Servan Centre LTD, 30799 Pinetree Road, #254, Cleveland, OH owner of 480 Northfield Road is seeking relief from §1927.02 (d) of the Codified Ordinances of the City of Bedford for a T2 Honors Academy – Charter High

Present: Sam Cannata, owner of 480 Northfield Road and Dr. India Ford, C.E.O. - T-Squared Honors Academy.

Mr. Cannata, previously sworn in, explained this would be located on the second floor in Building B for high school students. His intent was not to do any interior alterations. He introduced Dr. India Ford.

Dr. Ford, previously sworn in, was present for questions. Chairman Briggs asked who oversaw the finances of the school. Dr. Ford replied ultimately her; however, there was a Treasurer. She's been in education for 15 years with Ohio Department of Education as the sponsor. The Warrensville Heights school had been in operation for three years. Mr. Mallis asked if this type of academy had to work with the local schools. Dr. Ford replied no. Mr. Mallis referred to ORC §3314.02 and he was under the assumption a Charter school couldn't operate unless it was in a failing school district. Schools of which were in the bottom 5% which Bedford was not. Dr. Ford explained the Ohio Department of Education does allow for Charter schools in a township to annex in a non-challenged district. Bedford was a non-challenged district plus the elementary school would remain in Warrensville Heights. She said she would love to work with the Bedford School District; however, she had not been in contact with them. As determined Dr. Ford would submit additional information to the Commission for their review. It was understood the primary location would stay in Warrensville Heights. At this location the students would come from surrounding communities by parent choice and if approved the school would open next year

which would include summer school at whatever location. Transportation would be provided by the parents and school buses five days per week.

Motion made by Mallis seconded by Powers to table this issue to allow the applicant time to submit additional information. The roll was called. Vote – Yeas: Dickard, Powers, Briggs, Mallis. Nays: None. Motion carried unanimously.

Mr. Cannata was available prior to the January 18, 2017 meeting if anyone had any questions or concerns. Dr. Ford submitted T2 Honors Academy information to Secretary Villers that would be attached to the minutes for reference.

Christopher Thomas, 5611 Lafayette Ave., Maple Hts., OH owner of 350 Columbus Road is seeking relief from §1935.03 of the Codified Ordinances of the City of Bedford for a Child Care Center, 7 days a week / 2 shifts / 5:00 a.m. to midnight

Present: Chris Thomas, owner of 350 Columbus Road and Supervisor Camera May.

Chris Thomas, previously sworn in, explained he had no major changes to the building. He planned to do some minor plumbing work and installing equipment. The ages were six weeks to thirteen years old.

Camera May, previously sworn in, talked about her training, education and planned to get her degree as a Social Worker. Her focus was to provide educational foundation for each child. Mr. Thomas said the funding would be through the Property Preservation Company. Mrs. Briggs asked what the ratio was for the children. Mr. Thomas replied, 17 infants, 19 in the child care room and 6 school age. Currently Mr. Thomas was not in operation elsewhere. The operation if approved would take approximately six months from start to finish. Mr. Beverly explained based on the type of alterations, Mr. Thomas would have to submit drawings and signage for approval and apply for the appropriate permits. [Part of the recording was inaudible]

Motion made by Dickard and seconded by Powers to approve the application of Christopher Thomas, 5611 Lafayette Ave., Maple Hts., OH owner of 350 Columbus Road who is seeking relief from §1935.03 of the Codified Ordinances of the City of Bedford for a Child Care Center, 7 days a week / 2 shifts / 5:00 a.m. to midnight subject to compliance with all city codes and ordinances.

The roll was called. Vote – Yeas: Dickard, Powers, Briggs, Mallis. Nays: None. Motion carried unanimously.

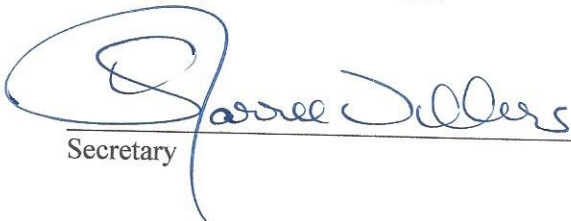
Mr. Thomas was informed this item would be before Council on Tuesday, January 17, 2017 at 8:00 p.m. for final approval.

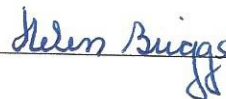
ADJOURNMENT

There being no further business to come before the Board, it was moved by Dickard and seconded by Powers to adjourn. The roll was called. Vote – Yeas: Dickard, Powers, Briggs, Mallis. Nays: None. Motion carried unanimously.

Meeting adjourned at 6:52 P.M.

Secretary


Secretary


Helen Briggs