

Planning Commission met for the Work Session at Bedford City Hall on Tuesday, November 21, 2023, at 5:30 p.m.

Present: Briggs, Mallis, Mowery, and Williams.

Also Present: Secretary Tracy Simons.

• **DISCUSSION OF AGENDA**

Work Session or the Regular Minutes from September 19, 2023, were not completed at this time.

UNFINISHED BUSINESS

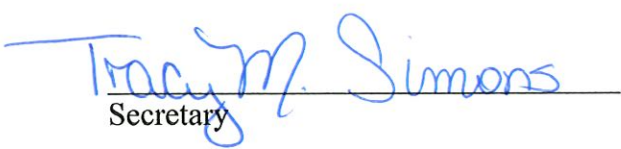
- a. Chris Goodrich of Palmetto Solar, LLC is requesting a Zoning Permit to install a roof-mounted solar photovoltaic system on three (3) sides of the house located at 149 Palmetto Ave., Bedford, OH 44146 (Tabled on 8/1/23 & 9/19/23): Mrs. Briggs: The applicant did **not** show up at the previous two Planning Commission Meetings, and the Commission has approved to have solar panels on the rear of the house, but that we would compromise to have them on the rear and right side of the home. City Manager Mallis: we have never permitted solar panels on the front of the home.
- b. Marvin Beck, 11 Broadway Ave., Bedford, OH 44146, is proposing to use the property for a funeral home. (Tabled on 9/19/23): City Manager Mallis: Funeral homes are not permitted in the Business District. Mrs. Briggs: The applicant did not show up to the previous meeting.

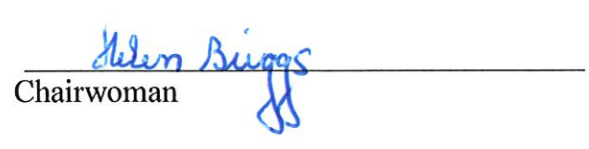
NEW BUSINESS

- a. Marie Kuron is requesting to have Matthew Robinson, from CNE Electrical Contractors, be issued a Zoning Permit to install a roof-mounted solar photovoltaic system on the south side (rear) of the dwelling located at 774 Taft Ave, Bedford, Ohio 44146: City Manager Mallis: These solar panels are on the rear of the home.

ADJOURNMENT

Meeting adjourned at 5:59 P.M.


Secretary


Chairwoman

Date: December 19, 2023



REGULAR MEETING PLANNING COMMISSION DATE: NOVEMBER 21, 2023
AGENDA MINUTES COUNTY OF CUYAHOGA TIME: 6:00 PM

1. CALL TO ORDER

Mrs. Briggs called to order the Regular Meeting of the Planning Commission AT 6:00 P.M.

2. ROLL CALL

Motion to excuse Mr. Powers from the meeting

MOTION:	Motion made by Mallis and seconded by Ceteria Williams to excuse Mr. Powers from this evening's meeting.
MOVER:	Michael Mallis
SECONDER:	Ceteria Williams
RESULT:	Pass [4 TO 0]
YEAS:	Briggs, Mallis, Mowery, Williams
NAYS:	
ABSTAIN:	

3. APPROVAL OF MINUTES

- a. Approval of Minutes of the Work Session of September 19, 2023
- b. Approval of Minutes of the Regular Meeting of September 19, 2023

4. UNFINISHED BUSINESS

Motion to remove items A and B from the Table

MOTION:	Motion made by Williams and seconded by Chuck Mowery to remove items A and B from the Table.
MOVER:	Ceteria Williams
SECONDER:	Chuck Mowery
RESULT:	Pass [4 TO 0]
YEAS:	Briggs, Mallis, Mowery, Williams
NAYS:	
ABSTAIN:	

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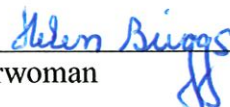
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2. ROLL CALL

Motion to excuse Mr. Powers from the meeting

MOTION:	Motion made by Mallis and seconded by Ceteria Williams to excuse Mr. Powers from this evening's meeting.
MOVER:	Michael Mallis
SECONDER:	Ceteria Williams
RESULT:	Pass [4 TO 0]
YEAS:	Briggs, Mallis, Mowery, Williams
NAYS:	
ABSTAIN:	

3. APPROVAL OF MINUTES

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4. UNFINISHED BUSINESS

Motion to remove items A and B from the Table

MOTION:	Motion made by Williams and seconded by Chuck Mowery to remove items A and B from the Table.
MOVER:	Ceteria Williams
SECONDER:	Chuck Mowery
RESULT:	Pass [4 TO 0]
YEAS:	Briggs, Mallis, Mowery, Williams
NAYS:	
ABSTAIN:	



REGULAR MEETING PLANNING COMMISSION DATE: NOVEMBER 21, 2023
AGENDA MINUTES STATE OF OHIO
COUNTY OF CUYAHOGA TIME: 6:00 PM

- a. Chris Goodrich of Palmetto Solar, LLC is requesting a Zoning Permit to install a roof-mounted solar photovoltaic system on three (3) sides of the house located at 149 Palmetto Ave., Bedford, OH 44146 **(Tabled on 8/1/23 & 9/19/23)**

MOTION:	Motion made by Mowery and seconded by Michael Mallis to approve Chris Goodrich of Palmetto Solar, LLC is requesting a Zoning Permit to install a roof-mounted solar photovoltaic system on three (3) sides of the house located at 149 Palmetto Ave., Bedford, OH 44146.
MOVER:	Chuck Mowery
SECONDER:	Michael Mallis
RESULT:	Fail [0 TO 4]
YEAS:	
NAYS:	Briggs, Mallis, Mowery, Williams
ABSTAIN:	

Mrs. Briggs: This decision will still be going before Council at the next council meeting, which will be on Monday, December 4th, at 7 p.m. here in council chambers.

- b. Marvin Beck, 11 Broadway Ave., Bedford, OH 44146, is proposing to use the property for a funeral home. **(Tabled on 9/19/23)**

MOTION:	Motion made by Mallis and seconded by Chuck Mowery to approve Marvin Beck, 11 Broadway Ave., Bedford, OH 44146, is proposing to use the property for a funeral home.
MOVER:	Michael Mallis
SECONDER:	Chuck Mowery
RESULT:	Fail [0 TO 4]
YEAS:	
NAYS:	Briggs, Mallis, Mowery, Williams
ABSTAIN:	



REGULAR MEETING PLANNING COMMISSION DATE: NOVEMBER 21, 2023
STATE OF OHIO
AGENDA MINUTES COUNTY OF CUYAHOGA TIME: 6:00 PM

Mrs. Briggs: This decision will still be going before Council at the next council meeting, which will be on Monday, December 4th, at 7 p.m. here in council chambers.

5. NEW BUSINESS

- a. Marie Kuron is requesting to have Matthew Robinson, from CNE Electrical Contractors, be issued a Zoning Permit to install a roof-mounted solar photovoltaic system on the south side (rear) of the dwelling located at 774 Taft Ave, Bedford, Ohio 44146

MOTION:	Motion made by Mallis and seconded by Chuck Mowery to approve Marie Kuron is requesting to have Matthew Robinson, from CNE Electrical Contractors, be issued a Zoning Permit to install a roof-mounted solar photovoltaic system on the south side (rear) of the dwelling located at 774 Taft Ave, Bedford, Ohio 44146.
MOVER:	Michael Mallis
SECONDER:	Chuck Mowery
RESULT:	Pass [4 TO 0]
YEAS:	Briggs, Mallis, Mowery, Williams
NAYS:	
ABSTAIN:	

Mrs. Briggs: This decision will still be going before Council at the next council meeting, which will be on Monday, December 4th, at 7 p.m. here in council chambers.

6. MISCELLANEOUS

7. ADJOURNMENT

MOTION:	Motion made by Williams and seconded by Chuck Mowery to adjourn the meeting at 6:05 P.M.
MOVER:	Ceteria Williams
SECONDER:	Chuck Mowery
RESULT:	Pass [4 TO 0]
YEAS:	Briggs, Mallis, Mowery, Williams



REGULAR MEETING

PLANNING COMMISSION

DATE: NOVEMBER 21, 2023

AGENDA MINUTES

STATE OF OHIO

COUNTY OF CUYAHOGA

TIME: 6:00 PM

NAYS:

ABSTAIN:

Tracy M. Simons
Secretary

Helen Briggs
Chairwoman

Date: December 20, 2023