August 28, 2017

Bridgeport Planning Commission Minutes
City of Bridgeport
County of Harrison
State of West Virginia

CALL TO ORDER:
The Bridgeport Planning Commission meeting was called to order at 4:00 p.m. on Monday, August 28, 2017, in the Council Chambers of the Bridgeport Municipal Complex, located at 515 West Main Street.

BOARD MEMBERS PRESENT
President Rodney Kidd, Vice President Doug Gray, City Council Representative Robert Greer, and Randy Spellman.

BOARD MEMBERS ABSENT
Members Patrick Jeffers, Philip Freeman, and Jolie Carter.

CITY STAFF PRESENT
Secretary to the Commission Connie Hamilton, Administrative Assistant Tyler McHenry, City Engineer Beth Fox, and Mayor Andy Lang.

OTHERS IN ATTENDANCE
Chuck Branch, Alpha Associates, Inc.; Claude Ryan, Jr.; Susan Storage, 214 Fifth Street; Tom Marion, 131 Fifth Street.

APPROVAL OF MINUTES
Minutes of the June 26, 2017 Bridgeport Planning Commission meeting were unanimously approved as presented on a motion by Vice President Gray, seconded by Mr. Greer.

NEW BUSINESS
1. A public hearing was held to consider Mr. John K. Cole’s request to subdivide property located on Grand Avenue, Harrison County Tax Map 2405, Parcel 392 (.46 acres) into three parcels: Parcel A (6,191 SF lot), Parcel B (6,191 SF lot), and Parcel C (7,589 SF lot).
   - Mr. Spellman reviewed the request. He informed the board the property is zoned R-2 (Residential), utilities are available, and the proposed subdivision would meet all municipal requirements.
   - After discussion, the request by Mr. John K. Cole to subdivide property located on Grand Avenue, Harrison County Tax Map 2405, Parcel 392 (.46 acres) into three parcels: Parcel A (6,191 SF lot), Parcel B (6,191 SF lot), and Parcel C (7,589 SF lot) was unanimously approved on a motion by Vice President Gray, seconded by Mr. Greer.
2. The Planning Commission reviewed the Preliminary Plat of subdivision for Tiberius Enterprises Subdivision, consisting of thirty-three (33) single family lots, located adjacent to Rosewood Heights Subdivision.
   - Mr. Chuck Branch presented the request to the board.
   - Mr. Spellman informed the board the Preliminary Plat presented to the board is in compliance with City Code. He discussed sidewalks with the commission to see what they want to require in this subdivision.
   - Should the board approve the Preliminary Plat for the Tiberius Enterprises Subdivision, the Engineering Department will begin working with Mr. Branch. A final plat will be submitted to the Planning Commission for consideration at a public hearing once the infrastructure is in place and approved or secured by a bond or letter of credit.
   - After discussion, a motion to approve the Preliminary Plat of subdivision for Tiberius Enterprises Subdivision, consisting of thirty-three (33) single family lots, located adjacent to Rosewood Heights Subdivision, was made with the following conditions:
     a. The subdivision is subject to the developer installing street lighting at critical points as shown on the Preliminary Plat. In addition, the street lights shall be the same design as the street lights on Main Street and at other subdivisions in the City of Bridgeport.
     b. The sidewalk regulations will be waived.
    Motion to approve was made by President Kidd, seconded by Vice President Gray, and unanimously approved.

Meeting was adjourned at 4:23 p.m. on a motion by Mr. Greer, seconded by Vice President Gray, and unanimously approved.

Rodney Kidd, President
9/5/17

Date

Prepared by Connie Hamilton
Secretary to the Commission