

**Planning, Streets and Traffic Committee**  
Monday, January 24, 2022, at 5:00 p.m.  
City Service Center – 915 Quarrier Street – Conference Room

**Members Present**

Mary Beth Hoover, Chair  
Jennifer Pharr  
Becky Ceperley  
Brady Campbell

**Staff Present**

Dan Vriendt  
Kevin Baker  
Matt Hartline  
Terri Allen  
Kevin Oldham

**Public Present**

Joyce Ofsa  
Ric Cavender  
Jeanine Faegre

**Call to Order**

**1. Unfinished Business**

**Street Naming:** A request to name an unnamed alley running from Greendale Drive to the Railroad Avenue in compliance with the E-911 Addressing Regulations.

The request put forth by the petitioner is to name the road Bullock Lane.

Councilwoman Jeanine Faegre proposed the following names as an alternative to Bullock Lane: Jim Monroe Lane; Paul Gilmer Jr. Lane; Ernie Lane; MGL Way or MGL Lane.

Although there is a Monroe Street and Gilmer Street in Charleston, Metro 911 was of the opinion that Jim Monroe and Paul Gilmer Jr. were sufficiently distinguishable.

**Motion and vote:** Motion was made by Becky Ceperley, seconded by Brady Campbell and the Committee voted unanimously, 4-0, to approve the street naming as “Paul Gilmer Jr Ln”.

**2. New Business**

**Bill No. 7939** - A Bill amending the Zoning Ordinance of the City of Charleston, West Virginia, enacted the 21st day of November, 2005, as amended, and the map made a part thereof, by rezoning from a R-6 district to a R-O district, that certain lot or parcel of land located at 2922 Chesterfield Avenue in Kanawha City, in the City of Charleston, Kanawha County, State of West Virginia.

The Staff Notes, Recommendations and Findings are as follows:

A rezoning is a change to the zoning map, which requires a legislative decision. Therefore, the Committee’s role is to make a recommendation to City Council for final action. The Committee should determine if the request is spot zoning and if it is consistent with the Comprehensive Plan. Proposed uses should be treated with care, because once rezoned, any use that is permitted within the district would be permitted ‘by right’ with no review by the Committee.

The adjacent parcels on either side of this location are currently zoned R-O. CAMC is seeking to buy the parcel in question in this matter in order to expand their parking lot for their gastroenterology facility next door. The sale and transfer of this parcel is conditioned on its rezoning from R-6 to the proposed R-O, which would avoid any future conflicts in the use of these parcels in the future.

This application to rezone the property is in pursuit of removing the conflict between R-6 and R-O zoning in the donut whole that was created with the current zoning. This is compliant with the comprehensive plan as it will create a larger buffer between the suburban and commercial areas that border this property.

There was no opposition at the Planning Commission meeting, and they unanimously recommended approval.

Staff recommends approval for the following reasons:

- The rezoning is consistent with the future land use map which places this property at the transition area from “Suburban Neighborhood” to “Convenience Commercial”.
- The rezoning will remove the prescence of the donut hole that has been created in the middle of the surrounding R-O properties.
- The rezoning brings about a better buffer between suburban and commercial zones in this area.

**Motion and vote:** Motion was made by Becky Ceperley, seconded by Brady Campbell and the Committee voted unanimously, 4-0, to approve Bill No. 7939.

**Resolution No. 584-22** – Authorizing the Director of Parking Operations and the Director of Traffic Operations to add a mobility impaired parking space at/near 178 Summers Street by removing an existing “police parking only” space and repositioning two adjacent metered parking spaces. This will accommodate one 22 feet mobility impaired metered space and two 20 feet metered spaces.

Terri Allen informed the committee that the painting could not be done until spring, but that CPD was fine with however long it takes to reallocate a space after Slack Plaza is finished.

**Motion and vote:** Motion was made by Becky Ceperley, seconded by Brady Campbell and the Committee voted unanimously, 4-0, to approve and finalize Resolution No. 584-22.

**Resolution No. 593-22** - A resolution authorizing the Mayor or City Manager to enter into a memorandum of understanding with Charleston Main Streets regarding the West Side Gateway Lighting Initiative.

Ric Cavender spoke on behalf of Charleston Main Streets regarding this request.

Becky Ceperley confirmed that the City’s involvement is from consultant position, not day-to-day employee contributions.

**Motion and vote:** Motion was made by Becky Ceperley, seconded by Brady Campbell and the Committee voted unanimously, 4-0, to approve Resolution No. 593-2.

**Bill No. 7940** - A Bill to establish a handicapped parking zone on northerly side of 1<sup>st</sup> Avenue from a point 136 feet west of Florida Street to a point 180 feet west of Florida Street and amending the Traffic Control Map and Traffic Control File, established by the code of the City of Charleston, West Virginia, two thousand and three, as amended, Traffic Laws, Section 263, Division 2, Article 4, Chapter 114, to conform therewith.

Matt Hartline spoke in regard to the request set forth in Bill No. 7940.

**Motion and vote:** Motion was made by Becky Ceperley, seconded by Brady Campbell and the Committee voted unanimously, 4-0, to approve Bill No. 7940.

**3. Discussion**

**4. Approval of the Minutes of the December 13, 2021, meeting**

**Motion and vote:** Motion was made by Becky Ceperley, seconded by Brady Campbell and the Committee voted unanimously, 4-0, to approve the minutes of the December 13, 2021 meeting.

**5. Adjournment –** Motion was made by Becky Ceperley to adjourn the meeting.