



Planning commission meeting 5-26-22

Present:

Trey White

Mike Matos

Ryan Simms

Kimberly Williams

Charles Coker

Frank Mitchell

Todd Beene

Brad Fisher

Meeting called to order 7:00pm by Mr White.

Public hearing portion opened at 7:05pm

Mr Jeff Earls spoke, (Alan McEntire in attendance) purchased 30 acres from Mr Weaver, to develop 122 family homes in 3 phases.

Public asked if they want to speak for or against.

Laura Blocker asked a drainage question- how is drainage to be addressed, and what kind of homes are planned?

Flood plane and drainage are to be handled by engineers, size of houses 1400-1800 sq ft, lots are for sale, the subdivision is being developed but they are not building the houses.

Cindy Bowling asked- the smaller houses at the other end of church st present a problem for businesses, she is not in favor of smaller lower income type housing in that area.

Covenants are not written yet, there will be restrictions, and it is not being built as a rental subdivision.

Public Hearing portion closed 7:08pm

Planning Commission meeting opened 7:09pm

Meeting minutes read (3 meetings)

April 28th read

Ryan Simms made motion to approve

Mike Matos 2nd motion

All in favor, no opposed

May 9 meeting minutes

Mike Matos made motion

Kim Williams 2nd motion

All in favor

May 12th special called meeting minutes

Mike matos motion to approve

Kim Williams 2nd

All in favor

No old business

New business

Hill Farm subd.

Mike Matos recused b/c adjacent property owner

Cond use w/ road to go through where 5 lots are proposed, is the road near the treeline on the map

Mr Charlie Weaver spoke regarding road to subdivision beside Matos Serv co.

Loyd drive will extend to Church St. being a main through street. Guidling 6.1.4 class of road needs to be defined. (Per Trey Foster)

Storm drainage discussion- how will they address flood zone etc in area, elevation must be raised above flood plane. Most likely Eric Richardson will be engineer for project.

Order of business: making a "conditional use" recommendation to City Council.

All in favor, 1 sustained from vote

prelim plat discussion- leave road or move it?

Motion Made: Ryan sims that we approval of proposed plat with conditions of Trey Fosters approval (per email)

Todd Beene 2nd motion

All in favor, 1 sustained from voting

Meeting adjourned at 8:38pm

Recorded by Todd Beene.

Chairman

Secretary

Date