

ENTERPRISE PLANNING COMMISSION MEETING – NOVEMBER 26, 2019

The Enterprise Planning Commission convened on Tuesday, November 26, 2019, at 4:30 p.m. in the Council Chambers at City Hall with the following members:

Present: Lorenzo Harrison, Acting Chairman
Randolph Hudson
Shane Johnson
Shannon Roberts
Kenneth Rogers
Bobby Hancock

Absent: Kummel Fleming
Perry Vickers

Also Present: Staci Hayes, Secretary/Recorder
Justin Tolbert, Building Inspector
Shannon Latona, Administrative Assistant
Glenn Morgan, Poly Engineering
Rainer Cotter, City Attorney

REVIEW OF MINUTES OF OCTOBER 22, 2019 MEETING

Mr. Harrison called the meeting to order. Copies of the minutes of the October 22, 2019, meeting were provided to each member of the Planning Commission. Mr. Hudson made a motion to approve the minutes and Mr. Johnson made the second. The votes being all ayes, motion carried.

OLD BUSINESS N/A

NEW BUSINESS

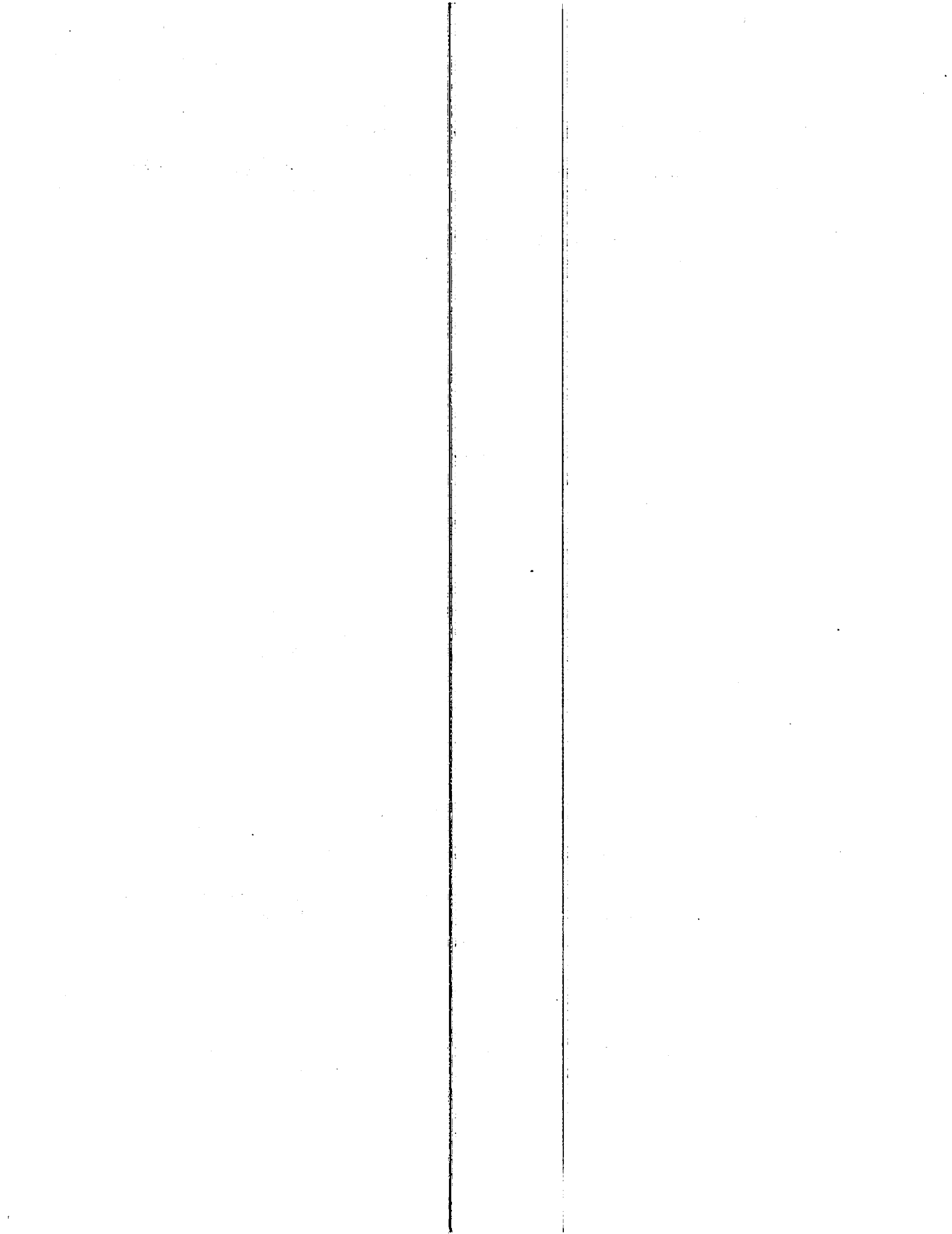
A REQUEST BY KYLE BOATWRIGHT- REZONE - 114 SOUTH CONNER STREET

Mr. Harrison introduced a request by Kyle Boatwright to rezone property from M-1 (Light Industry District) to M-3 (General Industry District) located at 114 South Conner Street.

Mr. Boatwright explained that he is wanting to rezone the property due to the nature of the materials they use at the business that includes acetone, resin, and flammable materials that are required in a M- 3 (General Industry District).

Mr. Harrison opened the floor for comments or questions.

There being no further discussion Mr. Johnson made a motion that the rezone at 114 South Conner Street be approved. Mr. Rogers made the second. All ayes, the motion carried.



A REQUEST BY ANGELA R. STOKES- REZONE - TWO(2) PARCELS LOCATED AT 205 EAST ADAMS STREET

Mr. Harrison introduced a request by Angela R. Stokes to rezone two pieces of property from B-2 (Downtown Business District) to R75-S (Residential District) and R-75-M (Residential District) located at 205 East Adams Street.

Mr. Fleming representing Angela R. Stokes stated the rezone is being requested for the purpose to build two buildings that will each have four separate units for the hospital interns and employees. Mr. Harrison asked where the property is located and Mr. Fleming explained where the exact parcels are located on East Adams Street.

Mr. Harrison opened the floor for comments or questions.

Ms. Newman representing the E.L. Gibson Foundation expressed concern regarding the parking lot. She was inquiring about a barrier to prevent the residents to be tempted to use their parking spaces. Mr. Harrison stated we do not control the parking lot issues. Ms. Hayes stated Engineering Department would handle the parking lot issues once the rezone is approved and the process moves forward with the building of said properties.

There being no further discussion Mr. Hudson made a motion that the rezone of two parcels located at 205 East Adams Street be approved. Mr. Rogers made the second. All ayes, the motion carried.

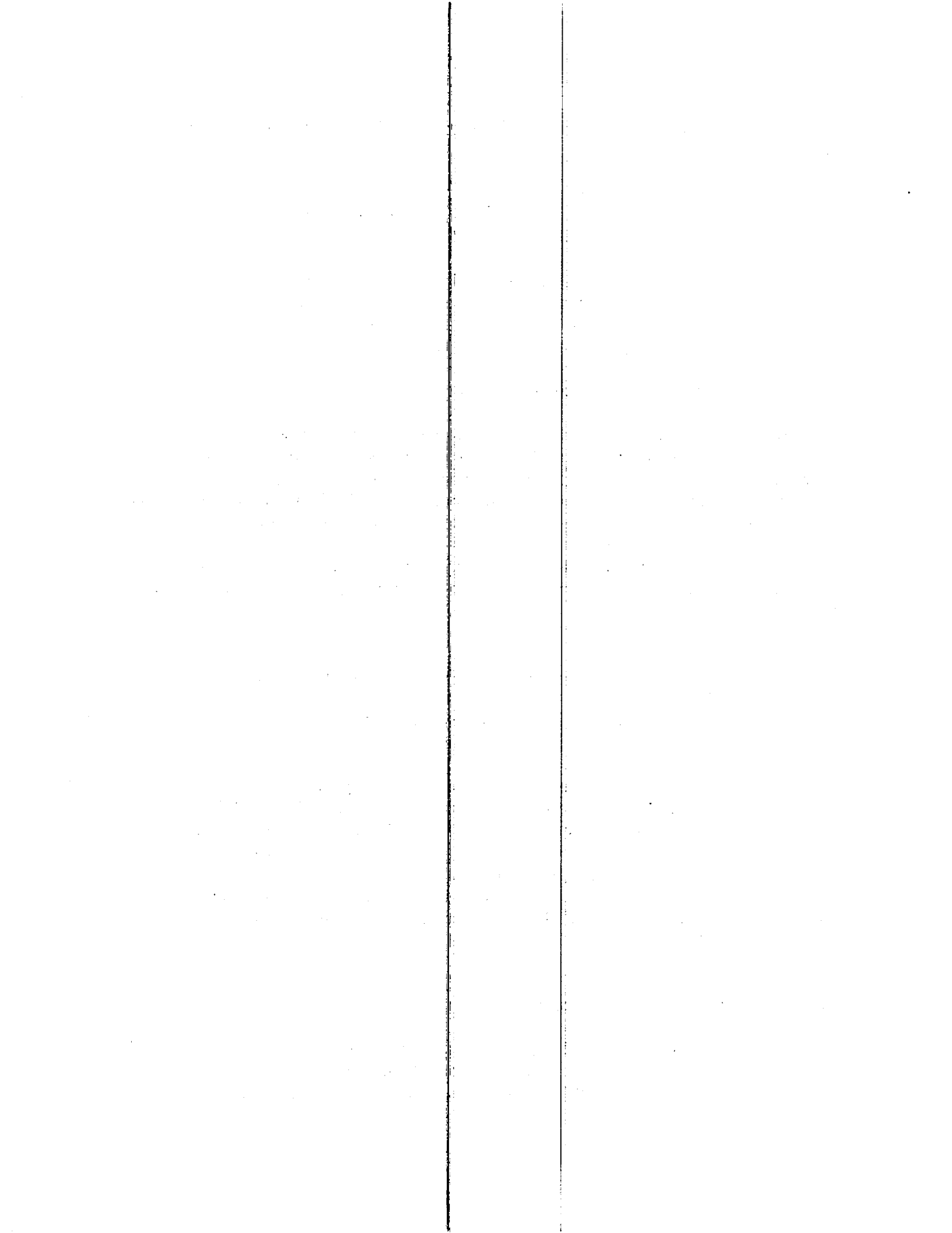
HELIOS DEVELOPMENT COMPANY, LLC- FINAL PLAT APPROVAL- THE LAKES AT PORTERS LANDING

Mr. Harrison introduced a request by Northstar Engineering Services for final plat for The Lakes Subdivision, Phase I located on Porters Lunsford Road.

Mr. Phillip Santora representing Helios Development Company, LLC is requesting final plat approval for The Lakes. Mr. Santora stated they have met with the City and did a walk-through last week of the subdivision. Ms. Hayes stated with the walk through there are some contingencies with water, sewer, and street but due to the timing with the holidays they would go ahead with the final plat approval. Ms. Hayes wanted it on record regarding the contingencies and the subdivision is not one hundred percent done. Ms. Hayes stated that once they will do another walk through after the work is completed before construction can begin.

Mr. Harrison opened the floor for comments or questions.

There being no further discussion Mr. Johnson made a motion to approve the request to the final plat approval for The Lakes Subdivision, Phase I contingent on the items on record with the Engineering Department. Mr. Hancock made the second. All ayes, motion carried.



A REQUEST BY GREENLAKE, INC-PRELIMINARY PLAT APPROVAL- OAKRIDGE FOREST PHASE X

Mr. Harrison introduced a request by Greenlake, Inc. for preliminary plat approval for Oakridge Forest, Phase X.

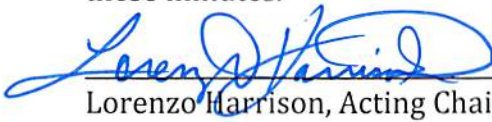
Mr. Boozer with Greenlake, Inc is requesting preliminary plat approval for Phase X at Oakridge Forest. Mr. Hudson asked if they were finishing what they started and Mr. Boozer confirmed. Ms. Hayes stated in addition to the preliminary plat, Mr. Boozer also submitted construction plans. Ms. Hayes stated the preliminary plat was all that needs approval. upon.


Mr. Harrison opened the floor for comments or questions.

There being no further discussion Mr. Hudson made a motion to approve the request by Greenlake, Inc for preliminary plat approval for Oakridge Forest Phase X. Mr. Hancock made the second. The vote being all ayes motion carried.

ADJOURNMENT

There being no further business before the Commission, Mr. Harrison declared the meeting adjourned. This meeting was recorded and this recording is on file as a permanent part of these minutes.


Lorenzo Harrison, Acting Chairman


Staci Hayes, Secretary/Recorder

