

PLANNING COMMISSION MEETING MINUTES
JACKSONVILLE, ALABAMA
May 17, 2011

The Planning Commission of the City of Jacksonville, Alabama, met in regular session May 17, 2011, at 6:00 p.m. at the Jacksonville Community Center, 501-A Alexandria Road, SW. Members present were: Chairman Jimmy L. Howard, Ronnie Thomas, T.L. Thompson, Councilmember Mark Jones, Penn Wilson, Menzo Parker, and Melanie Raulerson, Secretary. Grant Paris, City Attorney, was in attendance. Mark Stephens of Jones, Blair, Waldrup and Tucker, Inc., the City's consultant engineer, was not in attendance. City staff members in attendance were: Mark Williams, Building Inspector and Lynn Causey, City Planner.

MINUTES. A motion was made by Councilmember Mark Jones, seconded by Kelly Ryan to dispense with the reading of the minutes of the regular meeting of April 19, 2011, and approve them as distributed. Upon vote on the motion, the following votes were recorded: Yeas: 7; Nays: 0. The Chairman announced the motion carried.

POWER OF PRAISE, 202 Spring Avenue, SW; Tabled from April 19, 2011; Development Review of room addition project. Clyde Lane, property owner; M.D. Ponder, Ponder Construction, Contractor were not in attendance; B. G. Bailey, Bailey Engineering, project engineer was not in attendance.

Plans involve removing a 9' x 11' shed and building a 9.9 ft. x 11.6 ft. permanent addition to the building for use as a baptistry.

Mr. Clyde Lane, by email, requested the project be postponed until the June 21, 2011 Planning Commission meeting.

After discussion, a motion was made by Councilmember Mark Jones, seconded by Ronnie Thomas that the development review of the Power of Praise room addition project be postponed to the June 21, 2011 meeting. Upon vote on the motion, the following votes were recorded: Yeas: 7; Nays 0. The Chairman announced the motion carried.

Menzo Parker joined the meeting.

PUBLIC HEARING R-3 to M-1, 404 Alexandria Road, SW. Larry Yevick, property owner was in attendance. Joseph Maloney, Attorney and agent, was not in attendance. Larry Yevick made a presentation.

The Chairman announced it was the time and place to conduct a public hearing to consider rezoning from R-3 Multiple-Family Residential District to M-1 Light Industry District the building on the southeastern corner of A Street, SW and Alexandria Road, SW. The former office building of the Union Yarn Mill.

Letters were mailed to abutting property owners and a legal notice of the hearing was published in The Jacksonville News May 10, 2011.

The Chairman announced the meeting was open for the applicant to present the rezoning request and to respond to questions and comments from the Planning Commission and the public.

Some of the public hearing attendees expressed concerns about how neighborhood was notified about the public hearing, increased traffic, parking and signage, and explained how the neighborhood feels part of a residential community and noted that several owners have refurbished their homes on A Street, SW.

The Chairman closed the public hearing.

R-3 TO M-1 ZONING AMENDMENT REQUEST, 404 Alexandria Road, SW, SE. Larry Yevick, property owner was in attendance. Joseph Maloney, Attorney and agent was not in attendance.

General discussion ensued.

Mr. Yevick requested that the rezoning petition be withdrawn.

After discussion, a motion was made by Councilmember Mark Jones, seconded by Penn Wilson that Mr. Yevick's request to withdraw the petition be approved. Upon vote on the motion, the following votes were recorded: Yeas: 8; Nays 0. The Chairman announced the motion carried.

BROTHER'S BAR, 206 Pelham Road, South; Development Review of the exterior painting project. Dan Nolen, property owner, was not in attendance. Chuck Fender, applicant/agent was in attendance. Chuck Fender made the presentation.

Plans involve the painting of the exterior walls a baked clay (terra-cotta) color. The windows, door and soffit will be painted a Bunker Hill (dark green) color.

After discussion, a motion was made by Councilmember Mark Jones, seconded by Melanie Raulerson that the development review of the Brother's Bar exterior painting project be approved. Upon vote on the motion, the following votes were recorded: Yeas: 8; Nays 0. The Chairman announced the motion carried.

FESTOK PEDIATRICS, 1300 Pelham Road, South; Development Review of fence project. Muhamad Festok, property owner was not in attendance. Christie Crider, applicant, was in attendance. City staff made the presentation.

Plans involve adding a 6' high wooden fence to run 35' from the building west. The fence will be placed 3' north of the southern property line. The fence is a dog-eared type fence.

After discussion, a motion was made by Councilmember Mark Jones, seconded by Kelly Ryan that the development review of the Festok Pediatrics fence project be approved. Upon vote on

the motion, the following votes were recorded: Yeas: 8; Nays 0. The Chairman announced the motion carried.

PLANNING: City staff distributed copies of Ordinance No. 0-520-11, the recently adopted zoning amendment.

CITIZENS' COMMENTS. None received.

There being no further business, the meeting adjourned.

Melanie Raulerson
Secretary

Jimmy L. Howard
Chairman