PLANNING COMMISSION MEETING MINUTES
JACKSONVILLE, ALABAMA
February 23, 2017

The Planning Commission of the City of Jacksonville, Alabama, met in regular session February 23, 2017, at 6:00 p.m. in the Meeting Room at City Hall Annex #1, 300 Church Avenue, SE. Members present were: Chairman T. L. Thompson, Secretary, Penn Wilson, Ronnie Thomas, Richard Turner, Coty Galloway, and Herschel Harris. City staff in attendance was Mark Stephens, Planning, Development & Stormwater Director, Mark Williams, Building Inspector and Jason Taylor, Planning and Building Assistant.

MINUTES. A motion was made by Ronnie Thomas, seconded by Herschel Harris to dispense with the reading of the minutes of the regular meeting of January 19, 2017 and approve them as distributed. Upon vote on the motion, the following votes were recorded: Yeas: 5; Nays: 0. The Chairman announced the motion carried.

PUBLIC HEARING – REARRANGEMENT OF THE REARRANGEMENT OF A PORTION OF LOT 2 OF THE HENRY FARM SUBDIVISION, PLAT BOOK II, PAGE 43 AND REARRANGEMENT OF LOT 2A & 3 OF THE HENRY FARM SUBDIVISION, PLAT BOOK CC, PAGE 58.
City of Jacksonville, property owner, represented by Mark Stephens.

The Chairman announced it was the time and place to conduct a public hearing regarding the preliminary plat proposed for a Rearrangement of the Rearrangement of a Portion of Lot 2 of the Henry Farm Subdivision, Plat Book II, Page 43 and Rearrangement of Lot 2a & 3 of the Henry Farm Subdivision, Plat Book CC, Page 58.

Certified, return receipt requested letters were mailed to the adjoining property owners and owners of the proposed subdivision, serving as public notice as per city subdivision regulations.

The objective is to review the plans for consistency with the subdivision regulations and city service requirements.

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

Mark Stephens presented the proposed preliminary plat explaining that the only changes were to provide a right-of-way for the extension of Greens View Way, SW and to correct errors on a previous plat identified with the rights-of-way for 2nd Avenue, SW and Public Safety Drive, SW.

Public comments centered on safety concerns for children walking to and from the elementary and high schools.

The Chairman announced the public hearing was closed.

Richard Turner joined the Quorum.

REARRANGEMENT OF THE REARRANGEMENT OF A PORTION OF LOT 2 OF THE HENRY FARM SUBDIVISION, PLAT BOOK II, PAGE 43 AND REARRANGEMENT OF LOT 2A & 3 OF THE HENRY FARM SUBDIVISION, PLAT BOOK CC, PAGE 58 - CONSIDER ACTION ON PRELIMINARY PLAT. City of Jacksonville, property owner, represented by Mark Stephens.

After discussion, a motion was made by Coty Galloway, seconded by Penn Wilson to approve the preliminary plat for Rearrangement of the Rearrangement of a Portion of Lot 2 of the Henry Farm Subdivision, Plat Book II, Page 43 and Rearrangement of Lot 2a & 3 of the Henry Farm Subdivision, Plat Book CC, Page 58. Upon vote on the motion, the following voted were recorded: Yeas: 6; Nays: 0. The Chairman announced the motion carried.

REARRANGEMENT OF THE REARRANGEMENT OF A PORTION OF LOT 2 OF THE HENRY FARM SUBDIVISION, PLAT BOOK II, PAGE 43 AND REARRANGEMENT OF LOT 2A & 3 OF THE HENRY FARM SUBDIVISION, PLAT BOOK CC, PAGE 58 – REQUEST FOR APPROVAL OF FINAL PLAT. City of Jacksonville, property owner, represented by Mark Stephens.

After discussion, a motion was made by Richard Turner, seconded by Ronnie Thomas to approve the final plat of Rearrangement of the Rearrangement of a Portion of Lot 2 of the Henry Farm Subdivision, Plat Book II, Page 43 and Rearrangement of Lot 2a & 3 of the Henry Farm Subdivision, Plat Book CC, Page 58. Upon vote on the motion, the following votes were recorded: Yeas: 6; Nays: 0. The Chairman announced the motion carried.

A motion was made by Richard Turner, seconded by Ronnie Thomas to move agenda item #6 before agenda item #5. Upon vote on the motion, the following votes were recorded: Yeas: 6; Nays: 0. The Chairman announced the motion carried.

CITIZENS' COMMENTS.
Jose Martinez expressed his concern about the proposed Mountain Street District stating that insufficient public involvement was solicited and insufficient information is being released to the public.

PLANNING: DRAFT ZONING ORDINANCE
Mark Stephens continued the discussion of the proposed changes in the draft Zoning Ordinance.

There being no further business, the meeting adjourned.

Penn Wilson
Acting Secretary

T. L. Thompson
Chairman

To accommodate persons with disabilities, this document is available in alternate formats upon request.