

SEPTEMBER 10, 2019

The Planning Commission of the City of Phenix City, Alabama met on Tuesday, September 10, 2019 at 5:15 PM EST in the Phenix City Council Chambers located in the Public Safety Building, 1111 Broad Street.

Chairman Howard called the meeting to order and asked Recording Secretary Davis to call roll. Upon roll call, the following members answered present: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Member Bailey, Member McKissic, and Member Culligan were not present.

The second item on the agenda was the Approval of the Agenda. Vice Chairman Davis made a motion to approve, seconded by Member Sims. Upon said motion being put to a vote, the following vote was recorded: Yeas: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Abstain: None. Nays: None. Motion thus passed.

Chairman Howard asked Recording Secretary Davis to note the City Employees that were present in the minutes. The following City Personnel were present: Asst. Director of Engineering Michael Pattillo, Graduate Engineer Khahlil Williams, Fire Chief Kris Kennedy, Deputy Building Official Ray Rogers, Utilities Director/Assistant City Manager Steve Smith, Utilities Engineer John Spraggins, City Attorney Jimmy Graham, and Recording Secretary Kathy Jo Davis.

The fourth item on the agenda was the approval of the August 13, 2019 meeting minutes. Chairman Howard asked if there was a motion to approve the written minutes and remove the recorded minutes. A motion to approve was made by Member Lindsey, seconded by Member Ivy. Upon said motion being put to a vote, the following vote was recorded: Yeas: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Motion thus passed.

The fifth item on the agenda was the approval of the August 27, 2019 cancelled meeting minutes. A motion to approve was made by Member Ivy, seconded by Member Sims. Upon said motion being put to a vote, the following vote was recorded: Yeas: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Motion thus passed.

The sixth item on the agenda, Chairman Howard set the rules for addressing the Planning Commission.

The seventh item on the agenda is the Approval of Administrative Replat of .5+/- acres located at 2305 & 2307 27th Street – James Hall owner. Asst. Director of Engineering Michael Pattillo reviewed the staff report with the board members. Chairman Howard asked Recording Secretary Davis to read the department memo.

MEMO

To: Planning Commission

From: Angel Moore, P.E., City Engineer/Public Works Director

Date: September 6, 2019

RE: Administrative Re-Plat – 0.5+/- acres located at 2305 & 2307 27th Street

The above referenced Administrative Re-plat has been reviewed by the Building,

Utilities, Fire, and Engineering Departments and does not meet the minimum

requirement for lot width within an R-1 Zoning, however, a variance was granted by the

Board of Zoning and Adjustment on August 15, 2019. All other requirements have been satisfied.

At this time Chairman Howard asked if there was a motion to approve or deny. Member Davis made a motion to approve, seconded by Member Taylor. Upon said motion being put to a vote, the following vote was recorded: Yeas: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Nays: None. Abstain: None. Motion passed.

The eighth item on the agenda was the Approval of Administrative Replat of 2.12+/- acres located at 1870 Pierce Road for Gloria Gillis Warr and Johnny & Rhonda Majors, owners. Asst. Director of Engineering Michael Pattillo reviewed the staff report with the board members. Discussion followed. Chairman Howard asked Recording Secretary Davis to read the department memo.

MEMO

To: Planning Commission

From: Angel Moore, P.E., City Engineer/Public Works Director

Date: September 6, 2019

RE: Administrative Re-Plat – 2.12+/- acres located at 1870 Pierce Road

The above referenced Administrative Replat has been reviewed by the Building, Utilities, Fire, and Engineering Departments and meets the minimum requirements of Subdivision Regulations.

Chairman Howard asked Fire Chief Kennedy if she was good with this administrative replat. Chief Kennedy stated that this property has a dam and it had collapsed and since then had been repaired. Chief Kennedy has asked Mrs. Warr for some type of documentation stating it has been fixed due to her concerns on whether or not the fire trucks would be able to cross the dam safely. At this time she has not received anything. City Attorney Jimmy Graham stated by law we could not make her give us any documentation. Fire Chief Kennedy stated that if a house fire were to happen the fire may have to be fought from the new drive way of her daughter's located on Explorer Drive. Eddie Eubanks with Barrett-Simpson, Inc. stated he would try to contact the new owner and see what they could do. At this time Chairman Howard asked if there was a motion to approve or deny. Member Sims made a motion, seconded by Vice Chairman Davis. Upon said motion being put to a vote, the following vote was recorded: Yeas: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Nays: None. Abstain: None. Motion passed.

The ninth item on the agenda was Old Business. Re-Certification Class topics & Date Change. Recording Secretary Kathy Jo Davis stated that the class for Friday, September 27, 2019 has been cancelled due to a conflict with the instructor. She is waiting to hear back from the University of North Alabama with the available October & November dates and will notify the members with the information.

The tenth item on the agenda was New Business. None.

The eleventh item on the agenda was the Adjournment. Chairman Howard asked if there was a motion to adjourn. A motion to adjourn was made by Member Ivy, seconded by Member Sims. Upon said motion being put to a vote, the following vote was recorded: Yeas: Vice Chairman Davis, Chairman Howard, Member Ivy, Member Lindsey, Member Sims, and Member Taylor. Nays: None. Abstain: None. Motion thus passed.

There being no further business to come before the Planning Commission, the meeting was adjourned until the next scheduled meeting on Tuesday, September 24, 2019.

Chairman - Pat Howard

Vice Chairman – Jimmy Davis