

Planning Commission Minutes
Regular Meeting – June 9th, 2016
Peculiar City Hall, Council Chambers @ 7:00pm

Present: Chairman Mr. Roger Dougherty, Mr. Jim Antonides, Mr. Tom Broadhurst, Alderman Matt Hammack, Ms. Kristin Smith, Mr. Gregory Vincent and City Planner Clifford McDonald

1. Chairman Dougherty called the meeting to order at 7:00 p.m.
2. Chairman Dougherty asked all to stand for the “Pledge of Allegiance”

3. Roll Call of Members:

Commissioner Antonides	Aye
Commissioner Broadhurst	Aye
Commissioner Dougherty	Aye
Alderman Hammack	Aye
Commissioner Smith	Aye
Commissioner Vincent	Aye

4. Consideration of the Minutes, May 12, 2016. Chairman Dougherty asked the Commission to review the minutes and note if any corrections or additions to the minutes are necessary – no corrections or additions were presented. Chairman Dougherty asked for a Motion to accept the minutes as presented; Motion Made, Seconded & Passed (MMSP) (Commissioner Antonides, 2nd by Commissioner Vincent) to accept the Minutes as presented.

5. Consideration of the Agenda: Chairman Dougherty asked if there were any changes or amendments to the Agenda, Mr. McDonald stated there was one minor addition; the Commission should welcome our newest member Ms. Kristin Smith to the Planning Commission. Following her welcome Chairman Dougherty asked for a motion to approve the agenda as amended; Motion Made, Seconded & Passed (MMSP) (Commissioner Antonides, 2nd by Commissioner Broadhurst) to accept the Agenda as amended.

6. New Business:

a. PUBLIC HEARING: REPLAT OF CHAFFIN’S CORNER LOTS 1, 3, 4, 5 & 6 COMMONLY KNOWN AS 20315 S. SCHOOL ROAD TO CHAFFIN’S CORNER REPLAT LOTS 1-A, 1-B & 3-A.

Mr. Antonides had a question of the exact location of the property. Mr. McDonald clarified its location and the lot size for the Commission. The resident of 12000 E. 203rd Street questioned the size of the lots, previously this had been proposed for a subdivision. Mr. McDonald showed the proposed RePlat to the resident and explained these were all oversized Lots. The Resident of 11906 203rd Street also wanted to know about future zoning of the property. Mr. McDonald explained only Lot 3-A qualified for being zoned Agriculture because of the minimum 20 Acre size requirement. The zoning for the other two lots is proposed for District R-1, Single Family Residential. The existing structure may be a duplex, if so; it would become a Non-conforming use until such time as a lapse in use of 180 days or more eliminated it being Grandfathered. No one spoke against the RePlat application of Chaffin’s Corner, and no formal protests had been received.

b. ROLL-CALL VOTE TO APPROVE/DISAPPROVE THE APPLICAION TO REPLAT CHAFFIN’S CORNER, LOTS 1, 3, 4, 5 & 6 TO CHAFFIN’S CORNER REPLAT LOTS 1-A, 1-B & 3-A.

Motion made by Alderman Hammack, Seconded by Commissioner Vincent to Approve the RePlat of

Chaffin's Corner Lots 1, 3, 4, 5 & 6 to Chaffin's Corner RePlat Lots 1-A, 1-B & 3-A as presented:

Roll Call Vote: Antonides; Aye; Broadhurst Aye; Dougherty Aye;
Hammack Aye; Smith Aye; Vincent Aye;

Approved: Application to RePlat of Chaffin's Corner Lots 1, 3, 4, 5 & 6 to Chaffin's Corner
RePlat Lots 1-A, 1-B & 3-A

7. Old Business: NONE.

8. Commissioner's Comments: There were no comments from the Commissioners. Mr. McDonald stated the Commission may have two more RePlats to review and consider at their July 14th meeting; several others are currently in discussion.

9. Next Meeting Date: Scheduled for Thursday, July 14th, 2016.

10. There was no further business; Chairman Dougherty asked for a motion to adjourn. Commissioner Vincent motioned to adjourn, seconded by Commissioner Broadhurst, (MMSP); Meeting adjourned at 7:30 pm.

Minutes were taken and prepared by Mr. Clifford McDonald, City Planner.