

MAY 8, 2018

The Planning Commission of the City of Phenix City, Alabama met on Tuesday, May 8, 2018 at 5:15 PM EST in the Phenix City Council Chambers located in the Public Safety Building, 1111 Broad Street.

Chairman Pat Howard called the meeting to order and asked Secretary Culligan to call roll. Upon roll call, the following members answered present: Member Bailey, Vice Chairman Davis, Member Gill, Chairman Howard, Member Ivy, Member Lindsey, Member Taylor, and Member Culligan. Member Sims was 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 Ivy. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Bailey, Vice Chairman Davis, Member Gill, Chairman Howard, Member Ivy, Member Lindsey, Member Taylor, and Member Culligan. Nays: None. Motion thus passed.

The third item on the agenda was the Acknowledgement of City Council; District One Councilmember Bailey. Chairman Howard asked Secretary Culligan to note the City Employees that were present in the minutes. The following City Personnel were present: City Engineer Angel Moore, Graduate Engineer Clay Massey, Fire Chief Kris Kennedy, Fire Marshal Marc Wells, Building Official Gil Griffith, City Attorney Jimmy Graham, and Recording Secretary Kathy Jo Davis.

The fourth item on the agenda was the approval of the April 24, 2018 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 Ivy and seconded by Vice Chairman Davis. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Bailey, Vice Chairman Davis, Member Gill, Chairman Howard, Member Ivy, Member Lindsey, Member Taylor, and Member Culligan. Nays: None. Motion thus passed.

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

The sixth item on the agenda was the Public Hearing and Approval of the Conditional Use located on Whitewater Avenue for WC Bradley Company, owner. City Engineer Angel Moore reviewed the staff report with the Planning Commission members. Member Shaun Culligan stated that the owners were faced with some issues with the other piece of property. This opportunity was present to locate in a larger area and would give them the opportunity to do more with the Art Park and that is the reason for the change. At this time Chairman Howard asked Secretary Culligan to read the department memo.

MEMO

To: Planning Commission

From: Angel Moore, City Engineer

Date: May 3, 2018

RE: Conditional Use – Whitewater Avenue – WC Bradley Company – c/o Pace Halter, owner

The above petition has been reviewed by the Building, Utilities, Fire, and Engineering Departments. The Phenix City Zoning Ordinance allows a public art park as a Conditional Use in a C-1 zone.

At this time Chairman Howard opened the public hearing. With no one coming forward the public hearing was closed. Chairman Howard asked if there was a motion to approve or deny. A motion to approve with the petition attached was made by Vice Chairman Davis and seconded by Member Gill. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Bailey, Vice Chairman Davis, Member Gill, Chairman Howard, Member Ivy, Member Lindsey, and Member Taylor. Nays: None. Abstain: Member Culligan. Motion thus passed.

The seventh item on the agenda was the Approval of Administrative Replat of 21.02+/- acres located at 4402 Riverchase Drive for RCA, LLC (Michael Bowden), owner. City Engineer Angel Moore reviewed the staff report with the Planning Commission members. At this time Chairman Howard asked Secretary Culligan to read the department memo.

MEMO

To: Planning Commission

From: Angel Moore, City Engineer

Date: May 3, 2018

RE: Administrative Replat – 21.02+/- Acres at 4402 Riverchase Drive, Mike Bowden, RCA, LLC, owners

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

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

The eighth item on the agenda was Old Business. None

The ninth item on the agenda was New Business. Recording Secretary Kathy Jo Davis stated its time for CAPZO Re-certification and if the members would email her any topics that they may want the re-certification to be on and she would set a class up.

The tenth 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 Taylor and seconded by Member Gill. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Bailey, Vice Chairman Davis, Member Gill, Chairman Howard, Member Ivy, Member Lindsey, Member Taylor, and Member Culligan. 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, May 22, 2018.

Chairman – Pat Howard

Vice Chairman – Jimmy Davis