

May 28, 2024

The Planning Commission of the City of Phenix City, Alabama met on Tuesday, May 28, 2024, at 5:15 PM EST in the Council Chambers at the Public Safety Building located at 1111 Broad Street, Phenix City, Alabama.

Chairman Sims called the meeting to order and asked Secretary Phillips-Wyatt to call the roll. Upon roll call, the following members answered present: Member Davis, Member Ivy, Member Lindsey, Member McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. Member Carter was not present.

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

The third item on the agenda was the attendance call for City Personnel and Elected Officials. Chairman Sims asked Secretary Phillips-Wyatt to call roll for the City Employees. The following City Personnel were present in person. Assistant Director of Engineering Michael Pattillo, Civil Engineer/PE Chris Casey, Graduate Engineer Andrew Patterson, Utilities Director John Spraggins, Chief Building Official Ray Rogers, Fire Chief Kris Kennedy, City Attorney Jimmy Graham, Assistant City Manager Chan Gamble and Recording Secretary Kathy Jo Davis.

The fourth item on the agenda was the approval of May 14, 2024 minutes. Chairman Sims asked if there was a motion to approve the written minutes and remove the recorded minutes. Member Ivy made the motion to approve, seconded by Member Davis. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Chairman Sims and Member Phillips-Wyatt. Nays: None. Abstain: Member McKissic and Vice Chairman Taylor. Motion thus passed.

The fifth item on the agenda was Chairman Sims, who set the rules for addressing the Planning Commission.

The sixth item on the agenda was the Approval of Administrative Subdivision of 1.74+/- acres located at 3750 Opelika Road – James Lumpkin, owner. Civil Engineer/PE Chris Casey reviewed the staff report with the members. Chairman Sims asked Secretary Phillips-Wyatt to read the department memo.

Memo

To: Planning Commission

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

Date: May 124 2024

RE: Administrative Subdivision – 1.74+/- acres located at 3750 Opelika Rd.

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

Member Ivy made the motion to approve, seconded by Member Davis. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Member McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. Nays: None. Abstain: None. Motion thus passed

The seventh item on the agenda was the Approval of Administrative Subdivision – 1.12+/- acres located at 5203 Summerville Road – SRS Construction, LLC., owner. Civil Engineer/PE Chris Casey reviewed the staff report with the members. Chairman Sims asked Secretary Phillips-Wyatt to read the department memo.

Memo

To: Planning Commission

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

Date: May 24, 2024

RE: Administrative Subdivision – 1.12+/- acres located at 5203 Summerville Rd.

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

Member Ivy made the motion to approve, seconded by Member McKissic. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Member McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. Nays: None. Abstain: None. Motion thus passed

The eighth item on the agenda was the Approval of Administrative Subdivision – 3.51+/- acres located at 76 Stephens Loop – Morris & Kim Bowman, owners. Civil Engineer/PE Chris Casey reviewed the staff report with the members. Chairman Sims asked Secretary Phillips-Wyatt to read the department memo.

Memo

To: Planning Commission

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

Date: May 24, 2024

RE: Administrative Subdivision – 3.51+/- acres located at 76 Stephens Loop

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

Member Davis made the motion to approve, seconded by Member Lindsey. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Member McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. Nays: None. Abstain: None. Motion thus passed

The ninth item on the agenda was the Acceptance of De-Annexation of 1515 Lee Road 427 Apt A & B – Jimmie Piland, owner. Civil Engineer/PE Chris Casey reviewed the staff report with the members. Mr. Billy Benton came forward to represent the owner. Mr. Piland is having trouble with the garbage pick-up due to all owners around him are Lee County garbage service. Mr. Piland has a water well and is on a septic tank. Mr. Benton was notified before the meeting that Mr. Piland has Phenix City water services and if he continues with the de-annexation he will lose the water service. Mr. Benton asked if the item could be tabled so he could get information back to the owner to make sure he wants to continue the process.

Member Ivy made the motion to table, seconded by Member McKissic. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Member

McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. Nays: None. Abstain: None.
Motion thus passed

The tenth item on the agenda was Public Hearing and Recommendation of Rezone – 30.36+/- acres located at 300 Colin Powell Parkway – Sierra Pacific Industries, Inc., owner. City Attorney Jimmy Graham came forward asking that this item be tabled due to one adjoining property owner not being notified about the public hearing. By law, all adjoining property owners have to be notified by certified mail. Chairman Sims asked Secretary Phillips-Wyatt to read the department memo.

Memo

To: Planning Commission

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

Date: May 24, 2024

RE: Rezone – 30.36+/- acres located at 300 Colin Powell Parkway

The above referenced Rezone has been reviewed by the Building, Utilities, Fire and Engineering Departments and meets the minimum requirements of the Zoning Ordinance for approval.

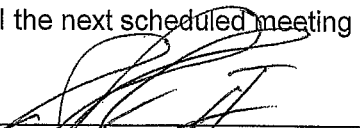
Member Davis made the motion to table, seconded by Member McKissic. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Member McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. Nays: None. Abstain: None. Motion thus passed

The eleventh item on the agenda was Old Business. None


The twelfth item on the agenda was New Business. None

The thirteenth item on the agenda was Adjournment. Chairman Sims asked if there was a motion to adjourn. A motion to adjourn was made by Member Ivy, seconded by Member Lindsey. Upon said motion being put to a vote, the following vote was recorded: Yeas: Member Davis, Member Ivy, Member Lindsey, Member McKissic, Chairman Sims, Vice Chairman Taylor and Member Phillips-Wyatt. 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 June 11, 2024.



Chairman – Billy Sims



Secretary – Eliza Phillips-Wyatt