

Bay Minette Planning Commission Regular Meeting Minutes

Minutes of April 14, 2015

Monthly Meeting No. 5

The Bay Minette Planning Commission met in Regular Session on Tuesday, April 14, 2015. The meeting was called to order by Chairman Stewart at 8:00 a.m., in the Council Chambers located in Bay Minette City Hall, in Bay Minette, Alabama; this being the proper place, date and hour as advertised to hold such meeting.

ROLL CALL During the 8:00 a.m. Roll Call the following members were present:

Todd Stewart, Chairman
Karmen Still, Vice Chairperson
Robert A. "Bob" Wills, Mayor
Oscar Waters, Building Official
Ed Pepperman, Commission Member
Robbie Strom, Commission Member
John Peavy, Commission Member

Late arrivals at 8:25 a.m.:

A.C. Ulmer, Commission Member
Councilmember Dollie Mims

Other person in regular attendance:

Rita Findley, City Clerk
Scotty Lewis, City Attorney
Steven Stewart, Fire Inspector
Leslie Johnston, South Alabama Regional Planning

GUESTS Guests present:

John Hanley, Walmart
Pamela Ganey, Outdoor Addiction
Stuart Smith, HMR
George Noonan, The First Bank
T. Shane Sawyer, The First Bank

**INVOCATION/
PLEDGE** Mayor Wills offered the invocation and followed
by the pledge.

ITEM 4. Chairperson Stewart asked the planning commission to review the minutes of the March 10, 2015 meeting. Commission member Strom made a motion to approve the minutes for the March 10, 2015 meeting. The motion was seconded by Commission Member Still and the motion carried with Chairman Stewart abstaining.

ITEM 5. Chairperson Stewart asked the planning commission to review the minutes of the March 26, 2015 special called meeting. Commission member Peavy made a motion to approve the minutes for the March 26, 2015 special called meeting. The motion was seconded by Commission Member Waters and the motion carried with Commission member Strom abstaining.

ITEM 6 Chairperson Stewart introduced item 6, Old business:

- Consideration of Site Plan for the First Bank, Phase 1. After much discussion, Commission member Pepperman moved to approve the site plan. The motion was seconded by Commission Member Peavy and the motion carried with Commission member Strom abstaining.
- Public Forum for amendment to the zoning ordinance in section 8.3 to include Non-Permanent Structures. Chairman Stewart read the proposed draft to the public and explained why we are trying to amend the ordinance. Ms. Ganey addressed the Commission concerning the temporary structure at Outdoor Addiction, stating that the only thing stored is 25,000 bags of deer corn during hunting season. Ms. Ganey further explained that she is leasing the current location of her business and the structure could not be located in the rear of the building due to a drainage ditch. Mr. Hanley addressed the Commission concerning the temporary structures at Walmart; stating that the maximum amount of structure that was housed on the property was 41 but they are now down to 27; these structure are need from October 15-December 20 for storage of additional merchandise. Mr. Hanley further stated that Walmart would be willing to locate all temporary structure in the back of the facility. Mr. Waters noted that no firework and no commerce could be allowed in a temporary structure. Commission member Strom stated that permitting would be needed and an application form should be submitted to the building department with a list of the contents.

ITEM 7. Chairperson Stewart introduced Item 7: New Business:

- Consideration of Preliminary Subdivision Plat approval for Trebesh Subdivision to be located at SE Corner of Highway 225 and D'Olive Street. After reviewing the plat, Mr. Lewis advised the commission that this subdivision would be considered an exempt subdivision and would need to have approval from the Baldwin County Planning and Zoning Department and once approved, it would be just and administrative duty on the City's part.
- Consideration of Special Exception for property located at 1100 Highway 31 South. After reviewing application, it was determined that the application was incomplete.

ITEM 8. Reports:

A. Mayor/Council Report:

- No Report

B. Attorney Report

- No Report

C. Commissioner's Report

- No Report

ITEM 9. With no further business, Chairperson Stewart adjourned the meeting at 9:00 a.m.

DONE THIS THE 14th DAY OF APRIL 2015



Todd Stewart
Chairperson

ATTEST:



Rita Findley
City Clerk