

PLANNING AND ZONING COMMISSION
MINUTES OF MEETING

March 16, 2010

6:02 p.m.

Item 1. Roll Call.

PRESENT: Ambrose Buckman, Bruce Collins, Tim Glenn, Gene Deckard, Jim Rice

STAFF PRESENT: Planning & Zoning Director Nick Pappas; Building Official Larry Murry; Secretary to Commission Kathy Twitchell

ABSENT: Sam Hargrove and Brent McElwee

Visitors: Eric Bartlett

Item 2. Approval of Minutes.

MINUTES APPROVED: Bruce Collins motioned to approve the January 19, 2010 minutes. Jim Rice seconded. Ambrose Buckman abstained. Motion approved.

Item 3. Discussion-Sketch Plan Review-Subdivision of 101 Ridgeway,

Eric Bartlett was present to answer questions on the review of the subdivision for 101 Ridgeway.

Nick Pappas explained to the commissioners that Bill Hightower owns lots six (6) through ten (10) and would like to re-plat to form three (3) lots in addition to the house. Diagrams of the current lots and proposed lots were supplied to the Commissioners. Nick Pappas also explained they would like a shared drive in the back alley. Currently there is a chain link fence that comes out into the alley and a building on the north side of lot ten (10) is also located in the alley. Most of the alley is in a vegetated state. Nick Pappas suggested the alley be vacated. Eric Bartlett explained they would like to open the alley up for lots six (6) and seven (7). The alley is not currently in use. Nick Pappas explained that per Chad Birdsong, Director of Public Works the alley would need to be open if the alley is going to be used. Commissioner Collins inquired if there was another way to bring the driveway in besides the alley. Eric Bartlett explained that this would help with congestion and it would provide parking for lots six (6) and seven (7). Councilman Buckman asked where will lots eight (8), nine (9) and ten (10) park. Eric Bartlett stated they would have off street parking. Councilman Buckman also asked if the alley is vacated does half of the land go to both the front and back property owners. Nick Pappas stated half would go to each property owner. Commissioner Collins asked how wide the homes on the seventy (70) foot lots would be. Eric Bartlett replied forty eight (48) to fifty (50) feet. Commissioner Collins asked if sewer

and water were currently available. Nick Pappas stated the water department was concerned because the area is nearing capacity. Nick Pappas stated the fire hydrant at the corner of lot six (6) would need to be moved to put in an access road. Since lot six (6) is a corner lot the building will need to be further back for line of sight.

Item 4: Comments of Visitors

No Comments

Item 5. Comments of Commissioners

No comments.

Item 6. Adjourn

Bruce Collins motioned to adjourn the meeting, Jim Rice seconded. Motion approved. Meeting adjourned at 6:17 p.m.

Kathy Twitchell, Secretary to the Commission

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