

Public Hearing for rezoning the property @ 404 W. Matthews from R1 to PUD requested by Stephen Southard:

The Public Hearing was called to order by Chairman Steve Phillips. Commissioners present: Jerry Blair, Gary Hill, Ralph (Sonny) Crain, Samantha Sparks, Chairman Steve Phillips, and City Clerk Billy Dacus.

There were also several others that were present from the floor at the hearing. Jason MacDonald was present at the hearing representing Fisher-Arnold Engineers and Stephen Southard for the zoning change request. Chairman Steve Phillips asked if there were any discussion or comments from anyone present at the hearing about the re-zoning of 404 W. Matthews. This request is to change the zoning from a present Low Density Residential (R-1) rating to a Planned Unit Development (PUD) classification. Jason passed out copies of the plan to the Commission. Wilson Shipman asked from the floor if there were any changes to the plans from the previous plans showed before. Mr. MacDonald noted there maybe a few more details but no major changes. Bobby Williams spoke from the floor. He stated that the city of Brookland had enough rental property and he thought that there should be more homes to own in the area. The property currently has a re-zoning sign on the land. After a waiting period, the public hearing was closed due to no more discussion.

Public Hearing for rezoning the property @ 34 Crain Road from A1 to C2 requested by Bruce Nelms:

The Public Hearing was called to order by Chairman Steve Phillips. Commissioners present: Jerry Blair, Gary Hill, Ralph (Sonny) Crain, Samantha Sparks, Chairman Steve Phillips, and City Clerk Billy Dacus.

There were also several others that were present from the floor at the hearing. Owner of the property Bruce Nelms was present at the hearing for the zoning change request. Chairman Steve Phillips asked if there were any discussion or comments from anyone present at the hearing about the re-zoning of 34 Crain Road. This request is to change the zoning from a present Agricultural (A-1) rating to a Commercial (C-2) classification. There were no comments or questions about the rezoning of this area. The property currently has a re-zoning sign on the land. After a waiting period, the public hearing was closed due to no discussion.

Public Hearing for requesting a variance on lot size @ 111 Brookland Street requested by Tanner Perkins:

The Public Hearing was called to order by Chairman Steve Phillips. Commissioners present: Jerry Blair, Gary Hill, Ralph (Sonny) Crain, Samantha Sparks, Chairman Steve Phillips, and City Clerk Billy Dacus.

There were also several others that were present from the floor at the hearing. Joe Banks was present at the hearing representing Tanner Perkins for the variance request. Chairman Steve Phillips asked if there were any discussion or comments from anyone present at the hearing about the variance request at 111 Brookland Street. This request is to allow a Quadplex to be built on the lot. There were no comments or questions about the variance request of the lot. After a waiting period, the public hearing was closed due to no discussion.

Brookland Planning Commission Meeting July 7, 2020

The meeting was called to order at 6:09 pm by Chairman Steve Phillips. Commissioners present: Ralph (Sonny) Crain, Samantha Sparks, Gary Hill, Jerry Blair, Chairman Steve Phillips, and City Clerk Billy Dacus.

Jerry Blair made a motion to approve the June 2, 2020 Brookland Planning Commission minutes as written. The motion was seconded by Sonny Crain. Chairman Phillips stated motion and second and then opened the motion for discussion. Being no discussion, Chairman Phillips called for a vote. It was announced the motion to approve June 2, 2020 Brookland Planning Commission minutes passed 4 yays to 0 nays.

New Business

Stephen Southard - requesting rezoning for 404 W. Matthews from R1 to PUD:

Chairman Phillips asked the commission if there was any more discussion about the rezoning request based on the enlightenment of the public hearing. There was none. Sonny Crain made a motion to accept & approve the rezoning request at 404 W. Matthews St. from the present zoning of R-1 to a PUD rating. The motion was seconded by Gary Hill. Chairman Phillips stated motion and second and then opened the motion for further discussion. Being none, Chairman Phillips called for a row call vote. Samantha Sparks: Y; Gary Hill: Y; Sonny Crain: Y; and Jerry Blair: Y. It was announced the motion to approve the rezoning of the property @ 404 W. Matthews had passed 4 yays to 0 nays. The issue now goes to the City Council for discussion and approval.

McAlister Engineering - Weathers Property Preliminary Subdivision:

There was no one present at the meeting to represent McAlister Engineering.

Bruce Nelms - requesting rezoning for 34 Crain Rd from A1 to C2:

Chairman Phillips asked the commission if there was any more discussion about the rezoning request based on the enlightenment of the public hearing. There was none. Jerry Blair made a motion to accept & approve the rezoning request at 34 Crain Road from the present zoning of A-1 to a C-2 rating. The motion was seconded by Gary Hill. Chairman Phillips stated motion and second and then opened the motion for further discussion. Being none, Chairman Phillips called for a vote. It was announced the motion to approve the rezoning of the property at 34 Crain Road had passed 4 yays to 0 nays. The issue now goes to the City Council for discussion and approval.

Tanner Perkins - requesting variance on lot size for placement of 4-plex apartments at 111 Brookland Street:

Chairman Phillips asked the commission if there was any more discussion about the request for a variance of this property based on the enlightenment of the public hearing. After discussion on the lot size and what is allowed for triplexes and quadplexes, Sonny Crain made a motion to allow for the variance requested at the lot located at 111 Brookland so that a quadplex could be built on the property. The motion was seconded by Gary Hill. Chairman Phillips stated motion and second and then opened the motion for further discussion. Being none, Chairman Phillips called for a vote. It was

announced the motion to approve the variance request at 111 Brookland Street had passed 3 yays to 1 nay.

Chairman Phillips asked if there was anything else from the commission. There was none.

Chairman Phillips asked if there was anything from the floor. There was none.

Jerry Blair made a motion to adjourn. It was seconded by Sonny Crain. Chairman Phillips called for a vote. Chairman Phillips announced motion to adjourn passed 4 yays to 0 nays.

Meeting adjourned at 6:21 PM by Chairman Phillips.