

## **Brookland Planning Commission Meeting March 2, 2021**

The meeting was called to order at 7:00 pm by Chairman Steve Phillips. Commissioners present: Ralph (Sonny) Crain, Gary Hill, Samantha Sparks, Jerry Blair, Chairman Steve Phillips, City Inspector Shawn Dacus, and City Clerk Billy Dacus.

Jerry Blair made a motion to approve the February 5, 2021 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 February 5, 2021 Brookland Planning Commission minutes passed 4 yays to 0 nays.

### **New Business**

#### **Willie Williams – Review/Reply from City Attorney regarding parking area for the placement of BBQ Food Trailer @ 8288 Hwy 49N:**

Mr. Williams was not present at the meeting. However, City Inspector Shawn Dacus read an email from the City Attorney Kevin Orr. The email was asking Mr. Orr about the guidelines in the Brookland Zoning Code Booklet requiring a paved surface. Kevin noted that since Mr. Williams is renting the lot that is chat and property existed before the guidelines were in place; that it would fall under the “non-conforming use” and would still have to come before the commission.

#### **GSB Properties - Follow up with City Engineers comments regarding drainage for commercial development - 556 W School Street to be an 8-unit strip mall & 550 W School Street to be a car wash:**

No one was present at the meeting.

#### **Mark Morris - Final Plat-Hidden Creek Subdivision-Phase 1:**

Mark Morris presented the Commission with the final plat for the Hidden Creek Subdivision – Phase 1 located off Hwy 49B. The Commission reviewed the plans. There were some questions about the placement of sidewalks and if there was going to be a turnaround at the end of the road. The turnaround would be in place temporarily for firetrucks. Mr. Morris noted he will add the sidewalks to a revised drawing and a turnaround would be added as well. Sonny Crain made a motion to approve the final plat for the Hidden Creek Subdivision – Phase 1. The motion was seconded by Jerry Blair. 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 the final plat for the Hidden Creek Subdivision – Phase 1 passed 4 yays to 0 nays.

#### **Randy Kellems - Lot Split on North Oak:**

Josh Moss was there at the meeting representing Randy Kellems asking for a lot split. The lot would be 1.36 acres which is part of approx. 18 acres located @ 1729 North Oak Street. After reviewing and discussing the issue, Jerry Blair made a motion to approve the lot split. 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 split the lot located @ 1729 N. Oak St. passed 4 yays to 0 nays.

**Jimmy Gulley - Whispering Hills Phase 5:**

No one was present at the meeting.

**Kimberly B. Dale - Ice machine on Hwy 49:**

No one was present at the meeting.

Chairman Phillips asked if there was anything else from the commission.

There was none.

Chairman Phillips asked if there was anything from the floor. Mayor Jones updated the Commission on the ballpark complex. He noted that the process was proceeding and would be addressed at City Council meeting this month.

Jerry Blair made a motion to adjourn. It was seconded by Gary Hill. Chairman Phillips called for a vote.

Chairman Phillips announced motion to adjourn passed 4 yays to 0 nays.

Meeting adjourned at 7:25 PM by Chairman Phillips.