



REGIONAL PLANNING COMMISSION WORK SESSION MINUTES

Monday, March 13, 2023 at Noon

City Hall, 415 Broad Street, Conference Room 226

This meeting is an open and accessible meeting. If interested parties request special assistance or accommodations, please notify the Planning Department three (3) days in advance of the meeting.

I. INTRODUCTION AND RECOGNITION OF VISITORS

Commission Members Present: Sam Booher, Pat Breeding, John Moody

Commission Members Absent: Phil Rickman, Sharon Duncan, James Phillips, Travis Patterson, Paula Stauffer

Staff Present: Ken Weems, AICP, Savannah Garland, Jessica McMurray, Dave Harris, Garret Burton

Visitors: none

II. APPROVAL OF THE AGENDA

III. APPROVAL OF MINUTES

1. February 13, 2023 Work Session Minutes
2. February 16, 2023 Regular Meeting Minutes

The Commission reviewed the February 2023 minutes with no changes requested.

IV. CONSENT AGENDA

Consent items are those items that have previously been brought before the Planning Commission, which have been reviewed by the Planning Commission in previous meetings or work sessions or are minor subdivisions and final plats not requiring any variances.

V. NEW BUSINESS

1. Surplus Request New Street (PLNCOM23-0059). The Commission is requested to declare city-owned property along New Street as surplus property. Staff stated that this property was acquired by the City as part of the purchase of the City Hall located at 415 Broad Street. Staff further stated that the City waited a while after the purchase to ensure that the parking lot contained on the property would not be needed for City Hall parking purposes. With the parking not being utilized, the proposal for a surplus designation has come forward. No official action was taken.
2. Magnolia Ridge Phase 1 Final (RESDEV23-0005) The Commission is requested to grant final subdivision approval for the Magnolia Ridge Phase 1 development contingent upon completion of construction. Staff noted that this first phase of the new Magnolia Ridge Development contains 51 new single family lots and approximately .46 miles of new city street. Staff noted that phase 1 conforms to the existing preliminary approval for the development. Staff noted the developer is close to being finished with phase 1 construction and has requested final approval contingent upon completion of construction. No official action was taken.
3. Division of Duckworth Property (MINSUB23-0068). The Commission is requested to grant final subdivision approval along with an accompanying irregular lot shape variance. Staff identified the vicinity of the request located off Colonial Heights Rd and Hemlock Road. Staff noted that the terrain of the property presents unique topographical challenges due to steep terrain. No official action was taken.

VI. UNFINISHED BUSINESS

VII. OTHER BUSINESS

1. March Subdivision Letter

VIII. ADJOURN