

PLANNING AND ZONING

MEETING MINUTES

DATE: 10/03/2023

ROLL CALL:

Mrs. McKellum- Present	Mr. McMahon- Present	Mr. Nelson- Present
Mr. Cooper-Not Present	Mr. Carter- Present	Mr. Lydick- Present

MINUTES: September 12, 2023 Planning and Zoning Meeting.

Comments or Revisions: None

Motion to approve 09/12/2023 Meeting Minutes by Mr. Carter and seconded by Mr. Nelson.

OLD BUSINESS: None

NEW BUSINESS:

Petition # SD23-03 Presented By: Carol Chadwick, as Agent

As owner or agent and gives address of: 1208 SW Fairfax Glen, Lake City

Petitioner is Sworn in by: Mr. Kennon

Discussion:

Robert Introduced the petition. Robert stated that the applicant is looking for approval to subdivide a parcel of land to build homes. Robert stated that they are ready to move to the construction plans and final plat phase. Mr. Lydick asked if the final plat would come before the board again. Robert stated that it would not and that it would go to the City Council.

Carol stated that all the requirements of the LDR have been met. Mr. Lydick asked how many units would be created. Robert said 14 but Mr. McMahon said that on page 21 it said 19.

Motion to close public comment by: Mr. Carter **Seconded by:** Mr. McMahon

Motion to Approve SD23-03 as submitted by: Mr. Carter **Motion Seconded By:** Mr. McMahon

Mrs. McKellum: Aye **Mr. Nelson:** Absent **Mr. McMahon:** Aye

Mr. Carter: Aye **Mr. Lydick:** Aye

Petition # SPR23-14 Presented By: Paul Marcinko, as Agent

As owner or agent and gives address of: 208 N Greeno Dr, Fairhope, AL

Petitioner is Sworn in by: Mr. Kennon

Discussion:

Robert Introduced the petition. Robert stated that the applicant is looking for approval to build a new Tractor Supply store. Robert stated that they have rezoned the property and have has the right of way on the property vacated.

Mr. Marcinko stated that the building is going to be 21,900 square feet. Mr. Lydick asked if the retention pond was going to be fenced. Mr. Marcinko stated that it is not going to be fenced. Mr. Marcinko stated that they are waiting on Suwannee River Water Management and FDOT for there final

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approvals. He stated that they will be closing several access drives off of Highway 90 and will access the site from a shared access with Save-a-Lot.

Motion to close public comment by: Mr. Carter **Seconded by:** Mrs. McKellum

Motion to Approve SPR23-14 with the condition receiving of approvals from Suwannee River Water Management and FDOT by: Mr. Carter **Motion Seconded By:** Mr. McMahan

Mrs. McKellum: Aye **Mr. Nelson:** Absent **Mr. McMahan:** Aye

Mr. Carter: Aye **Mr. Lydick:** Aye

WORKSHOP:

Discussion:

Mr. Young stated that there is a new State Statue that requires that a business impact analysis is required for most ordinances passed by the City Council. He stated that even though land use ordinances are exempt, we as a City will still do them on Land Use ordinances. He walked thru the Business Impact Analysis form that we will be using and how this will be done.

ADJOURNMENT

Mr. Lydick closed the meeting.

Motion to Adjourn by: Mr. Carter

Time: 5:36 pm

Motion Seconded By: Mrs. McKellum

Mr. Lydick, Board Chairperson

Date Approved

Robert Angelo, Secretary

Date Approved