



Planning Commission Minutes – January 13, 2022

1. Call to Order – The Planning Commission convened a regular meeting on January 13, 2022. Chairwoman Dowker called the meeting to order at 6:02p.m.

2. Roll Call – Members present:

Jan Dowker	(Chairwoman) <i>via ZOOM</i>
Sean Murphy	(Secretary)
Karl Ayers	(Commissioner) <i>via ZOOM</i>
Karen Anderson	(Commissioner)
Chris Kurtz	(Commissioner) <i>via ZOOM</i>

Staff present:	Curt Freese	(Director)
	Adam Olinger	(Planner)
	Jonathan Mitchell	(Permit Technician)

3. Consent Agenda – Minutes from the December 09, 2021 Planning Commission Meeting.

MOTION made by Commissioner Murphy.

SECONDED by Commissioner Anderson.

With all in favor, THE MOTION CARRIED.

4. Election of Officers: Election of Chairperson, Vice Chair, and Secretary for the 2022 calendar year.

Jan Dowker was nominated as Chair by Commissioner Dowker.

With all in favor, THE MOTION CARRIED.

Jeff Butler was nominated as Vice Chair by Commissioner Dowker.

With all in favor, THE MOTION CARRIED.

Sean Murphy was nominated as Secretary by Commissioner Murphy.

With all in favor, THE MOTION CARRIED.

5. Public Hearing: R & R Storage Conditional Use and Waiver Request (Byron Shockley, Agent)

Planner Olinger introduced the R & R Storage Conditional Use and Waiver Request to allow outdoor vehicular storage as the principal use on the property, including three (3) waivers to the development code. The applicant is proposing to provide landscaping along County Road 10E and Clayton Place, a gate at the site's entrance, and striping to the existing concrete lot.

Lonnie Sheldon (Engineer, Van Horn Engineering & Surveying) explained the need for the conditional use and waiver request.

Public Comment was opened at 7:04p.m.

Public Comment was closed at 7:05p.m.

Commissioner Dowker was concerned about sidewalks and bike lanes for the development, and wanted to see these implemented today and not just evolving to where we are today.

Commissioners expressed difficulty in making an exception for conditional use on this property at this time, but encouraged applicants to continue working with the staff.

MOTION made by Commissioner Ayers to DENY the R & R Storage conditional use request, finding that it does not satisfy Section 30-3-106 C. 2, 4, 5, & 6.

SECONDED by Commissioner Kurtz.

With all in favor, THE MOTION CARRIED.

6. Reports –

Director Freese announced the next Planning Commission meeting will be 27 January 2022.

Planner Olinger congratulated Commissioner Smith on her new baby.

Commissioner Dowker thanked the commissioners who attended in-person.

7. Adjourn –

The meeting was adjourned at 7:43p.m.