

**Planning Commission
Minutes
March 08, 2010**

Eron Moore	Present
William Childers	Absent
Leon Smith	Present
Charlie Roberts	Present
John Merrill	Present

Mr. Merrill called the meeting to order

Mr. Merrill declared that the commission had a quorum.

Minutes were approved for February 8th 2010. A motion was made by Mr. Roberts and seconded by Mr. Smith. 3-0

OLD BUSINESS

1. SU-09-11

Automotive Service - Emissions

**Michael Opata
108 East Crogan St
5 / 175 / 032**

Mr. Merrill asked if the applicant was present. The applicant, Mr. Opata addressed the commission to state that he did not feel that it was feasible to construct a building made to the standards required in the zoning ordinance and that he would like to withdraw his application. He also stated that he would like a refund of his application fee because if he had known of the architectural standards, he would have never made the application. Mr. Roberts stated that all the regulations could have been found on the city's website. Mr. Merrill then asked for a motion to be made to accept the withdrawal from the applicant without prejudice. The motion was made by Mr. Smith and seconded by Mr. Roberts. The motion carried. 3-0

NEW BUSINESS

1. RZ-10-01

BG to LM

**Lloyd and Consuelo Shanks
509 and 505 Buford Drive
5 / 176 / 158**

Mr. Merrill asked if the applicant was present. The applicants, Mr. and Mrs. Shanks presented their request for rezoning. They stated that they have been a long established

business and are looking to rent out the space they own in two existing buildings to new companies doing automotive type work. Their business, Shanks Welding is looking to relocate outside of the city. It was conveyed to them by the Planning Department that under the current BG zoning classification, each new business of an automotive repair nature would have to obtain a special use permit, as well as Shanks Welding, if they were to return to this property. Mr. and Mrs. Shanks fielded many questions. Mr. Merrill asked for a report from the Planning Department. Mr. Ferguson gave the report and recommended approval. Mr. Merrill asked if there was any opposition. Mr. Jerry Moore spoke asking for clarification as to whether or not the rezoning would affect the entire property in question, or just certain buildings on the property. It was conveyed to him that the rezoning would affect the entire property in question. Mr. Smith then made a motion for approval which was seconded by Mr. Moore. The motion carried. 3-0

2. Amendment to Zoning Ordinance Section 13.3(2)

Mr. Merrill asked for the staff report regarding the proposed amendment to the Zoning Ordinance section 13.3(2). Mr. Ferguson stated that the city attorney was looking over the amendment and had not yet completed the work. Mr. Ferguson requested tabling of this item. Mr. Roberts made a motion to table seconded by Mr. Moore. The motion carried. 3-0

WORK LIST

1. Review Work List items

Mr. Merrill reviewed the Planning Commission Work List and asked if there were any additions or deletions to be made by the Commission. There were none.

2. Review Uses that require special permits

Mr. Merrill read through the Zoning Ordinance sections that had been previously reviewed. There was some discussion about the items that were planned to be changed. Mr. Smith stated that he would like to review each use again. It was determined that the Commission members would do this at a Work Session. The Work Session was set for March 22, 2010 at 5:30 pm.

Mr. Merrill entertained a motion to adjourn. The motion to adjourn was made by Mr. Moore and seconded by Mr. Roberts. The motion carried. 3-0

The meeting was adjourned

John Merrill, Chairman

Josh Ferguson, Interim Director of
Planning and Zoning