

**MINUTES OF THE MEETING OF THE MADISON COUNTY
PLANNING AND ZONING COMMISSION HELD AND CONDUCTED ON
THURSDAY, THE 13th DAY OF DECEMBER, 2018 AT 9:00 A.M. AT THE
MADISON COUNTY COMPLEX BUILDING**

BE IT REMEMBERED that a meeting of the Madison County Planning and Zoning Commission was duly called, held and conducted on Thursday, the 13th day of December, 2018 at 9:00 a.m. in the Board Room of the Madison County Chancery and Administrative Building.

Present: Larry Miller
 Walter McKay
 Rev. Henry Brown
 Bill Billingsley
 Dr. Bill Howard

Scott Weeks, Planning and Zoning Administrator

The meeting was opened with prayer by Commissioner Brown, and those present participated in pledging allegiance to our flag.

There first came on for consideration the minutes of the October 18, 2018 meeting of the Commission. Upon motion by Commissioner Howard to approve the minutes, seconded by Commissioner Brown, with all voting “aye,” the motion to approve the October 18, 2018 minutes passed.

There next came on for consideration to open the public hearing for items to be considered. Upon Motion by Commissioner Brown to open the public hearing, seconded by Commissioner Miller with all voting “aye,” the motion to open the public hearing passed.

There next came on for consideration of the petition of Storage Max for a conditional use for an indoor storage facility located on Church Rd. The property is zoned C-2 Commercial. Bob Lloyd is the owner of the Storage Max business and he appeared on behalf of the petition. He explained the history of the company and that they had built the first climate control storage facility in the state of Mississippi. He informed the Commission of the materials he intended to use and that this would be a state of the art facility. He gave an estimation of the minimal traffic he expected at the facility once its built and that it would not have a negative effect on traffic in the area. He also explained the two entrances to the facility and that traffic would not be added to Church Rd. They plan for two phases depending on the market and he confirmed they would still have the entrance at Calhoun Pkwy even if the second phase does not happen. There were no questions from those in attendance. Upon motion by Commissioner Miller to approve the conditional use with site plan, seconded by Commissioner Howard, with all voting “aye”, the motion to approve the petition for a conditional use with the site plan passed.

The representative from St. Dominic was delayed so the meeting went forward with the

intention to reopen the public hearing once the representative arrived. There next came on for consideration to close the public hearing. Upon Motion by Commissioner Brown to close the public hearing, seconded by Commissioner Billingsley with all voting "aye," the motion to close the public hearing passed.

There next came on for consideration the site plan of Chapel of the Cross for a site plan addition. The church is located at 674 Mannsdale Rd. Brian Cabunac appeared on behalf of the site plan. He explained that this plan was previously approved by the Mannsdale Livingston Heritage Preservation District. They had reduced the size and changed some of the features to reduce costs. Upon Motion to approve the site plan by Commissioner McKay, seconded by Commissioner Miller, with all voting "aye," the motion to approve the site plan passed.

There next came on for consideration the site plan of Puckett Rents for a site plan addition/renovations to the current business. The property is zoned C-2 Commercial and is located at 608 Church Rd. Gene Creger appeared on behalf of the site plan and explained the additions being proposed to the business. Commissioner McKay inquired regarding the materials and it was agreed that they would use the same materials in the front to the new additions so the appearance would be uniform. Upon Motion by Commissioner Billingsley to approve the site plan contingent upon the materials being uniform with what currently exists, seconded by Commissioner Miller, with all voting "aye," the motion to approve the site plan passed.

There next came on for consideration the site plan amendment of Carter and Murphy located on Hwy 51. Daniel Wooldridge is the architect and appeared on behalf of the site plan. He explained the changes being made to the Commission. Upon Motion by Commissioner McKay to approve the site plan amendment, seconded by Commissioner Billingsley, with all voting "aye," the motion to approve the site plan amendment passed.

There next came on for consideration the site plan amendment of Office Spec 100 located on Aulenbrock Dr. Daniel Wooldridge is the architect and appeared on behalf of the site plan. He explained the changes being made to the Commission. Upon Motion by Commissioner McKay to approve the site plan amendment, seconded by Commissioner Billingsley, with all voting "aye," the motion to approve the site plan amendment passed.

There next came on for consideration to open the public hearing for items to be considered. Upon Motion by Commissioner Billingsley to open the public hearing, seconded by Commissioner McKay with all voting "aye," the motion to open the public hearing passed.

There next came on for consideration the petition of St. Dominic Family Clinic for a variance for additional square footage for signs. This property is located on Calhoun Station Pkwy. The size of the sign was discussed and it was agreed that the maximum height allowed would be up to 8 feet which was the same size approved for the Mak Haik sign nearby. Upon Motion by Commissioner Howard to approve the variance with the contingency that it match Mak Haik and not exceed 8 feet in height, seconded by Commissioner Billingsley, with all voting "aye," the motion to approve the variance passed.

There next came on for consideration to close the public hearing. Upon Motion by Commissioner Howard to close the public hearing, seconded by Commissioner Billingsley, with all voting "aye," the motion to close the public hearing passed.

There next came on for discussion the setting of the January, 2019 meeting/public hearing. The second Thursday is the 10th. Upon Motion by Commissioner McKay to set the meeting/hearing for January 10, 2019, seconded by Commissioner Billingsley, with all voting "aye," the motion to set the meeting date passed.

With there being no further business, the December 13, 2018 meeting was adjourned.

1-10-19
Date

Walter McKay
(Chairman)