

MINUTES
PLANNING COMMISSION
Springfield Municipal/Regional Planning Commission
Tuesday, January 11, 2022

Commissioner's present

Chairman David Allen
Dustin Thomas
Alderman Jeff Gragg
Virginia Boyd
Buzzy Poole
Betty Lynn Richert
Robert Bibb

Commissioner's absent

Skylar Tackett
Tony Townsend

Staff present

David Brewer
Kimberly Atlee
David Fauth

1.0 Call to Order

Chairman Allen called the meeting to order at 5:00 PM

1.1 Pledge of allegiance to the American flag

1.2 Roll Call – 7 present, 2 absent – we had a quorum
Commissioner Bibb arrived at the beginning of topic 2.3

1.3 Commissioner Poole moved to approve the minutes from the Planning Commission meeting held December 2, 2021. The motion was seconded by Commissioner Thomas and passed all in favor.

2.0 David Brewer, Community Development Director, report on PC agenda

2.1 Recommendation for a member on the Board of Zoning Appeals board.

Commissioner Allen opened the floor for nominations. Commissioner Thomas nominated Buzzy Poole. The motion was seconded by Commissioner Boyd and passed 6-0 via roll call vote.

2.2 Case Number (RZ2022-01) Discuss and possibly take action on Rezone on Radio Station Rd from AG2 to R40, Map 90D, A, parcel 16 located in the Urban Growth Area (UGB). James Laborg requesting a rezone in the Urban Growth Area from AG2 to R-40 to potentially place 3 lots on the parcel. The board handles subdivision approvals in the Urban Growth Area. Board mentioned concerns: How would the property be accessed, the number of lots proposed and how much road frontage each tract requires. Brewer explained access would be through WDBL Road to Radio Station Road, a maximum of 3 lots due to the R40 zoning and potential road frontage limitations. Brewer mentioned if it is less than 2 lots the department would review in house unless the board requests to see it again. The board requested to see the subdivision plat when it is submitted.

Commissioner Thomas made a motion to approve. The motion was seconded by Commissioner Richart and passed 6-0 via roll call vote.

2.3 Case Number (SUB2018-11) Discuss and possibly take action on the performance surety for Oakland Farms, Phase 3, Section 8. Brewer explained the previous bond expired prior to moving to a maintenance bond. The new letter of credit was acquired December 15, 2021 and is good for 1 year and is the last allowable renewal. The department is hopeful the work will be completed in the spring and a surety resolution would be presented to the board for recommendation. The board questioned the length of the letter of credit. Brewer noted it was good for 1 year.

Commissioner Thomas made a motion to approve. The motion was seconded by Commissioner Bibb and passed 7-0 via roll call vote.

2.4 Case Number (SUB2020-02) Discuss and possibly take action on the reduced performance surety for Belle Haven Subdivision. Brewer explained the reduced bond is being presented to finish infrastructure and the departments reduced the amount due to amount of work completed. The department anticipates a spring completion. The commission questioned how many renewals are given. Brewer stated it is the original bond and one renewal for a two-year total process.

Commissioner Bibb made a motion to approve. The motion was seconded by Commissioner Thomas and passed 7-0 via roll call vote.

The department prepared a recap of the previous year's work. Brewer went over the numbers for all projects completed or proposed for the year 2021 and gave a preview of projects submitted or coming up in the year 2022.

3.0 Kimberly Atlee, City Planner, reported there will not be a January BZA meeting

There being no further business to come before the Commission, Commissioner Allen adjourned the meeting. Planning Commission adjourned at 5:51 PM.


Virginia Boyd, Planning Commission Secretary

ATTEST:

David Brewer, Community Development Director