

STATE OF ALABAMA

COUNTY OF ETOWAH

CITY OF RAINBOW CITY, ALABAMA – PLANNING COMMISSION – June 23, 2020

The Planning Commission of the City of Rainbow City, Alabama met in a regular session at 3:30 P.M. and upon roll call the following members were present:

Present:

Wes Ellis, Chairman  
Terry John Calhoun, Mayor  
Thomas Moon, Vice Chairman  
Bettye Ann Boyd  
David King  
Mona Wallace  
Brent Boggs  
Larry Harris  
Larry Keenum, Council Member

Absent:

David King

Also Present:

Terry John Calhoun, Mayor  
Joel Garmon, Planning Director  
Laura Lloyd, City Attorney

1. After roll call, Wes Ellis, Chairman, declared a quorum was present and the following business was transacted.
2. Minutes were presented from the May 26, meeting. Bettye Ann Boyd moved to accept the minutes as presented. Thomas Moon seconded the motion. There were no changes or questions. Motion carried unanimously to accept the minutes as is.
3. Jackie Carmack was present to represent herself for the application of rezoning of her Property at 3957 Lister Ferry Rd from R-1 Single Family District to Highway Commercial District. Ms. Carmack explained that she was in bad health and was making preparations to leave the property to her family and had no intentions for any commercial use of the property. Teri Davis of 3724 Bland St. voiced her concerns and presented a signed petition of adjacent property owners opposing the rezoning of the property. The following property owners were also present to oppose:

Doug Thomas- Lister Ferry Rd  
Laura Stargell- 4005 Lister Ferry rd.  
Judson Hamilton- 4183 Lister Ferry rd.  
Beverly Colvin- Morgan St.

After discussion Bettye Boyd made a motion to submit to the City Council for disapproval of the rezoning application from R-1 Single Family District to Highway Commercial District. Brent Boggs seconded the motion. Motion carried unanimously.

4. Mason Caldwell (owner/developer) was present to represent Potter's Field Subdivision for final site plan drawings. Brent Boggs expressed concern of fire and rescue access to the property. After discussion Mr. Caldwell agreed to comply with road specifications inside the property for fire, medical and safety vehicles as well as providing a cul-de-sac for those vehicles to be able to turn around.
5. Ronnie Gilliland was present to represent the property on Calhoun Circle for the application of rezoning from Agricultural District to R-1 Single Family District. Mr. Gilliland explained that his purpose for wanting to rezone was to make the lots smaller so that they would be easier to sell. Mr. Gilliland also stated that the majority of the property he was keeping for himself. After discussion Thomas Moon made a motion to submit the application for approval to the City Council for the rezoning of the property from Agricultural District to R-1 Single Family District in accordance with the R-1 Single Family District requirements in the Rainbow City Ordinance. Larry Harris seconded the motion. Motion carried unanimously.
6. Brenda Riddlespurge and Wa Riddlespurge was present to represent the application for Conditional Use permit for her son to place a mobile home on her property.

Ms. Riddlespurge explained that she lost her husband several months ago and that she had no one else to help her take care of her property other than her son.

Ms. Riddlespurge stated that she already had a mobile home on her property that had been there for 30 years. Mr. Ellis explained that her mobile home would have been grandfathered in before the current ordinance was put into place.

The following were present to express their concerns and to oppose the application:

Deena Portwood (representing for her parents Gay Dan & Melba Portwood)- Cox St.

Doug Thomas- Lister Ferry Rd.

Thomas Marks- 6380 Lister Ferry Rd.

Jessica McVay- 168 Cox St.

After discussion Brent Boggs made a motion to table the request until the land owner can determine whether her pursuit is allowed by any restriction that may exist in her deed or if any of the adjacent land owners may know of a covenant that has been put into place. Larry Keenum seconded the motion. Motion carried unanimously.

7. Michelle Black of 105 Turman St. spoke up and inquired on some assistance with a nuisance abatement issue she was having with her neighbor. After discussion Mr. Ellis stated to Ms. Black that the issue would be followed up on.
8. There being no further business to come before the Planning Commission, Brent Boggs Made a motion to adjourn, Mona Wallace seconded the motion. Motion carried Unanimously.
9. Meeting adjourned at 4:43 P.M.

Respectively Submitted,

Heather Hill