

February 7, 2023
Planning Commission Meeting Minutes
12191 Magnolia Springs Hwy.
Magnolia Springs, Alabama
4:00 P.M.

1. Call to Order:

Vice-Chairman Mark Byrd called the meeting to order at 4:01 p.m.

2. Roll Call:

Vice-Chairman Mark Byrd asked Secretary Hannah Driskell for roll call.

Members Present:

Mark Byrd, Vice-Chairman
Hannah Driskell, Administrative Staff
Ross Houser
Rodney Hubble
Lauren Mote

Members Absent:

Mark Mattox, Chairman
Steve Mobley
Hadley Weaver
Nick Klarman

Also Present:

Samara Walley, SARPC

3. Invocation and Pledge:

Rodney Hubble led the invocation and pledge.

4. Approval of Minutes:

Vice-Chairman Mark Byrd asked for approval of minutes of the November 17, 2022, Town Hall Meeting and the January 17, 2023, Planning Commission Meeting. Rodney Hubble made motion to approve the November 17, 2022, Town Hall Meeting minutes. Second by Lauren Mote. All in favor. Motion carried. Lauren Mote made motion to approve the January 17, 2023, Planning Commission Meeting minutes. Second by Ross Hubble. All in favor. Motion carried.

5. Public Comment:

No public comment.

6. Town Council Report:

Secretary Hannah Driskell reported on the Town Council's January agenda. None of the items on the Council's agenda involved the Planning Commission. Rodney Hubble asked if the residence located at 12407 Old Marlow Road was discussed for the potential for transitional housing. Ms. Driskell noted that Council discussed it at a previous meeting and the Town attorney is working on the matter.

7. Comprehensive Plan Revision Discussion:

Samara Walley discussed a grant that the Town could apply for to rewrite the Comprehensive Plan. Ms. Walley noted that the applications are open in March and close in April with the funds being awarded in October. The Planning Commission discussed the scope of a Comprehensive Plan rewrite that could change if Baldwin County doesn't renew the Planning Jurisdiction agreement. Ms. Walley noted that the grant is a 50/50 grant. The Town's portion of the grant could be in-kind, donations, or paid by the Town. Ms. Walley noted that SARPC would assist with the grant application and handle the rewrite process if the funds are awarded.

8. Planning Jurisdiction Discussion

Vice-Chairman Mark Byrd reminded the Planning Commission of previous discussions regarding reaching out to local media regarding development impacting the Magnolia River and the importance of the Magnolia Springs Planning Jurisdiction.

9. Reports and/or Announcements:

Vice-Chairman Mark Byrd discussed that this would be his last meeting. Mr. Byrd will be serving on the Board of Adjustment. Mr. Byrd thanked the Planning Commission for the ability to serve on the board for the past six years.

Vice-Chairman Mark Byrd discussed the Board of Adjustment meeting on March 9, 2023. A variance is requested for an 8' fence on the rear property line at 17322 Village Green Drive. The Planning Commission discussed amending the Zoning Ordinance to allow for 8' fences along County Road 49 where the Village Green Drive homes are located.

Secretary Hannah Driskell noted that she contacted the League of Municipalities regarding extension of the members terms. The League of Municipalities stated that there is not a legal way to extend terms.

Secretary Hannah Driskell noted that she is working on three separate zoning violation letters. A property owner that received a zoning violation letter before the Christmas holidays has submitted a Land Use permit application.

10. Adjourn:

Vice-Chairman Mark Byrd asked for motion to adjourn meeting. Lauren Mote made motion to adjourn meeting. Second, by Vice-Chairman Ross Houser. All in favor. Motion carried. Meeting ended at 4:27 p.m.

Approved this 7th day of March 2023.



Chairman, Mark Mattox

ATTEST:



Hannah Driskell, Administrative Staff

