

STATE OF ALABAMA

COUNTY OF ETOWAH

CITY OF RAINBOW CITY, ALABAMA – PLANNING COMMISSION – August 24, 2021

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

Thomas Moon, Vice Chairman

Mona Wallace

Bettye Boyd

Larry Harris

Clark Hopper, Council Member

Absent: David King

Brent Boggs

Also Present:

Jack Self

Joel Garmon

Lance Smith, City Attorney

John Smith

Clark Hall

Ina Black

Walter Boatner

Bobby & Nikki Hayes

Sheryl Austin

1. After roll call, Wes Ellis, Chairman, declared a quorum was present and the following business was transacted.
2. Minutes were presented from the July 27, 2021 meeting. Bettye 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. John Smith was present seeking approval of building drawings to be constructed at 301 Sutton Bridge. Mr. Smith's site plans were approved at the previous meeting on July 27, 2021. It has been understood that even though the building is located in HC-Highway Commercial zoning district and is built to commercial specifications, Mr. Smith's intent is to use the building for personal use.
4. After further discussion Bettye Boyd made a motion to approve the building drawings subject to all federal, state, county, city and local laws, ordinances, restrictions, requirements and policies. Larry Harris seconded the motion. Motion carried unanimously.
5. Clark Hall was present to represent Ina Black in a request for rezoning a portion of a parcel located at 1126 Sutton Bridge Rd. from M-1 Manufacturing to MHP Manufacturing Home Park. The parcel is mapped by the East Alabama Planning Commission to be split down the center of the parcel as one (1) half M-1 Manufacturing district and one (1) half MHP Manufactured Home Park district. Discussion followed.
6. Walter Boatner was present in opposition of the request.
7. Bobby & Nikki Hayes was present in opposition of the request.
8. Mr. Boatner and Mr. & Mrs. Hayes submitted opposition letters to the Board. The letters were read aloud by Wes Ellis. Discussion followed.
9. Joel Garmon explained that the Building Department to date has not been able to locate any records explaining why the zoning of the parcel split like it is showing on map. Mr. Garmon said that he had contacted East Alabama for answers and that he

was currently waiting to hear back from them.

10. After further discussion Clark Hopper made a motion to table the request until more information could be gathered on why the parcel was zoned as it is currently mapped. Wes Ellis stated all in favor say Aye. All Ayes. Wes Ellis declared the motion tabled.
11. There being no further business to come before the Planning Commission, Wes Ellis made a motion to adjourn. Motion carried unanimously.
6. Meeting adjourned at 4:47 P.M.

Respectively Submitted,

Heather Hill