

STATE OF ALABAMA

COUNTY OF ETOWAH

CITY OF RAINBOW CITY, ALABAMA - PLANNING COMMISSION - August 23, 2016

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  
Larry Harris  
Bryan Stone  
Mona Wallace

Absent:

Larry Keenum, Council Member  
Thomas Moon, Vice Chairman  
Bettye Ann Boyd  
David King

Also Present:

Wiley McLain, Building Official  
Kevin Ashley, City Engineer

Laura Lloyd, City Attorney

1. After roll call, Wes Ellis, Chairman, declared a quorum was present and the following business was transacted.
2. The minutes from the July 26, 2016 meeting were presented. Larry Harris moved to suspend the reading of the minutes and approve the minutes as submitted. Bryan Stone seconded the motion. Motion carried unanimously.
3. Daniel Parker and Chris Day, Architects, were present with the site and building plans for Batey and Sanders new office and warehouse. Jeff Boyd, owner of Batey and Sanders is planning to build a new office and warehouse at the present location and then tear down the old office and warehouse. All comments from last week's Staff Review meeting had been addressed and corrected or provided, except for two comments. Kevin stated he needs somewhere on the elevation drawings for the building a statement saying what the flood elevation will be. These statements are required by FEMA and protects the City if there is ever a question. The other comment from Staff Review involved the septic tank or connecting to the sewer. The drawings do not show what Mr. Boyd is planning to do. Daniel stated that Mr. Boyd wants to have a septic tank system engineered and installed. It was relayed to Daniel that Mr. Boyd will pay for sewer whether his business is connected or not. They need to check into where the sewer lines are located and decide that the next step will be. Until these two issues are addressed, the building permit will not be issued. After discussion, Bryan Stone moved to approve the building and site plans subject to all information being provided to Wiley and Kevin concerning the flood zone wording and the septic tank or sewer connection decision being made. Bryan also stated that this project be approved subject to meeting all Utility Board, City, County and State regulations for permits. Larry Harris seconded the motion. Motion carried unanimously.
4. The City has received a complaint from an individual about the portable signs that are located along Rainbow Drive and other locations in the City. This person stated that in the Rainbow City Zoning Ordinance, a portable sign is a prohibited use. When this was passed in 1995, the use of a portable sign was not enforced. The Planning Commission members present decided that the City does need to enforce this regulation. Laura Lloyd, City Attorney will help the Building Department draft a letter to be mailed out to businesses and anyone else that may have a portable sign giving them a time frame to remove the sign and what the penalty will be if they choose not to remove the sign.
5. There being no other business to come before The Planning Commission, Bryan Stone

moved to adjourn.

Respectfully submitted,

Kathy Hill  
Recording Secretary