

Minutes
Planning and Zoning Commission
March 7, 2017

The regular meeting was called to order at 5:00 p.m. at City Hall.

The following members answering roll call: Charlotte Woodrum, Dennis Thrasher, Ed Kimbler, Dallas Gramm, and David Wright. The following city personnel were also in attendance Public Works Director Gene Stanton, City Administrator Max Springer, Police Chief David Hubert and Code Enforcement Officer Bruce Conway. Absent was Dave Eden, and Rick Fobair.

Guests registering their attendance are listed on the sign-in sheet attached to and made part of the minutes.

Agenda:

Chairman Thrasher presented the agenda to the Commission.
Kimbler made a motion, seconded by Wright to approve the agenda.

With all present members voting in favor, Chairman Thrasher declared the motion approved.

Minutes:

Minutes of the last meeting, which was held on Tuesday, February 7, 2017 were presented to the Commission for approval.
Kimber made a motion, seconded by Woodrum to approve the minutes.

AYES: Gramm, Kimbler, Woodrum, Thrasher
NOES: None
ABSTAIN: Wright
ABSENT: Fobair, Eden
With all present members voting, Chairman Thrasher declared minutes approved.

Site Plan Review for Mid Missouri Bank New Site at 1028 S Hickory St:

Conway presented the commissioners the site plan for the new Mid Missouri Bank that will be located at 1028 S Hickory St. in the B-3 Business District. Conway stated that Stanton and he had reviewed the plans and all seemed to be in order.

Kimbler made a motion to approve the site plans for Mid Missouri Bank. Seconded by Gramm. With all present members voting in favor, Chairman Thrasher declared the motion approved.

Discussion: De-annexation or not on Curtis Sveum/Linda Woolery 6 acres south of Hayward Drive, and Monticello Estates.

Linda Woolery asked the commissioners to De-annex her 6 acres south of Hayward Drive since the city has not brought utilities to the property. Springer stated according to the city code utilities has to be brought within 1320 feet of the property and the city currently has utilities within 475 feet from the property with water being right across the street.

At this time Eden arrived at 5:07 P.M.

Springer stated that Monticello Estates has access to everything but sewer.
Springer stated that the city has fulfilled their obligation to get the utilities to the area and that the owners are responsible to bring sewer and water to the property.
Springer stated it would not be the best interest of the city to De-annex the 2 properties.

Kimbler made a motion to De-annexation of the 6 acres south of Hayward Drive, and the Monticello Estates. Seconded by Eden.

AYES: Kimbler
NOES: Eden, Gramm, Wright, Woodrum, Thrasher
ABSTAIN: None
ABSENT: Fobair
With all present members voting, Chairman Thrasher declared minutes failed.

Discussion: Walnut's Apartments, Condemnation, Conditional Use Permits:

Conway stated that there is a potential buyer for the Walnut's Apartments; they have stated that the current condition of the property is uninhabitable. The buyers want to know if the conditional use permit that was issued to the current owner would be allowed to carry over. Discussion was held.

Discussion: When someone builds a fence, carport or remodels their house with no permit? What should the inspector do? Issue a ticket and go to court? Pay court cost and a fine:

Conway asked what he is supposed to do when residents install a fence over the weekend but didn't come in and get a building permit. Conway stated that he has stopped by a residents in the past that are building and told them they need to come to city hall to get a building permit and they just ignore him. Eden asked the Chief of Police if his officers could start watching for building permits posted if they see construction going on and he said yes his department will start watching. Discussion was held

New Business:

None

Old Business:

None

Minutes Approved May 2, 2017

Public Comment:

None

With no further business to come before the Commission, Chairman Thrasher declared the meeting adjourned at 5:50 pm.

Respectfully submitted,

Charlotte Woodrum, Secretary
Shari Weldy
Secretary Designee