

MINUTES
MADISONVILLE REGIONAL PLANNING COMMISSION
Tuesday, May 16, 2017

Members Present

James Lee, Chairman
Marilyn Atkins, Vice Chair
Tony Wilson, Secretary
Linda Garrett-Hensley
Jack Harrill
Susan Saunders
Larry Smades

Members Absent

Glenn Moser, Mayor

Others Present

Ruth Viergutz Hawk, Planner
Greg Altum, Press
Scott Mullen, Applicant Rep

CALL TO ORDER AND APPROVAL OF MINUTES

Chairman Lee called the meeting to order at 6:03 p.m. immediately following the Board of Zoning Appeals meeting. Commissioner Atkins moved to approve the April 18, 2017, minutes as presented. Commissioner Smades seconded the motion and the motion passed unanimously.

SITE PLAN FOR ISLAND GROVE APARTMENTS, LOCATED ON THE EAST SIDE OF WILLOW CREEK DRIVE, PARCEL 050.01, MONROE COUNTY TAX MAP 057, ZONED R-2, 48 UNITS, 4 BUILDINGS, 5.8 ACRES (Gary Hall/Pointe Wiregrass Inc., Applicant)

Hawk presented the site plan and stated that with the exception of a missing electric plan, it complied with all the City's requirements. Chairman Lee distributed information on the income limits and rents for the complex. Residents will have to qualify each year to live in the complex. Background checks and credit checks are conducted on all potential residents. The rents are subsidized through the Affordable Housing Act tax credits program. This is a 30 year program. The rent amount is determined by the 60% median rent in the area. The developer will also be applying to the City for a Payment in Lieu of Taxes (PILOT), a program where property taxes are waved in order to further supplement the rent. A general discussion followed.

Commissioner Wilson moved to approve the site plan subject to submitting the electric plan. Commissioner Harrill seconded the motion and the motion passed unanimously.

PLAT OF CORRECTION OF GAMBLE RANCH SUBDIVISION, PARCEL 009.01, MONROE COUNTY TAX MAP 091, LOCATED ON THE NORTH SIDE OF GAMBLE ROAD JUST EAST OF COUNTY FARM ROAD IN THE PLANNING REGION, 13 LOTS, APPROXIMATELY 15 ACRES, TO SHOW ELECTRICITY NOW BEING AVAILABLE (James Lee, Applicant)

Chairman Lee stated the plat was at the health department and asked that this plat be deferred until next month.

Madisonville Regional Planning Commission - Minutes
5/16/17
Page 2

OTHER BUSINESS

Commissioner Saunders stated she was getting inquiries about the Resurrection Ministries being located in the old motel on Hwy. 411 and questioned whether this was something that would come before the planning commission. Commissioner Wilson and Hawk explained that since the building is just being remodeled and the use is a permitted use within the zoning district, it would not come before the commission.

ADJOURN

Commissioner Atkins moved to adjourn. Commissioner Garrett-Hensley seconded the motion and the meeting adjourned at 6:26 p.m. Staff conducted a one-hour training session on Cell Tower Siting Regulations.

Secretary

Date