

1 that vegetative buffer that was left from two years ago,
2 there was already ninety feet.

3 MR. LARRY WHITE: We should be good. Okay.
4 Great. Thank you.

5 COMMISSION MEMBER KEVIN MURPHY: According to
6 the drawing, there's ninety-three feet there. But the
7 retention pond is in that ninety feet.

8 MR. VINCE JACKSON: Let me address that.
9 According to the buffer regulations, retention can go in
10 the buffer as long as the intent overall extent of the
11 buffer is maintained.

12 So that's something if when the highway department
13 looks at their drainage plans, if they determine the
14 retention is needed, that's something that we would have
15 a little leeway to work with them on. But it really
16 shouldn't be an issue in terms of maintaining the buffer.

17 CHAIRMAN SAM DAVIS: Okay.

18 **8B - CASE Z-16028, HATFIELD PROPERTY**

19 CHAIRMAN SAM DAVIS: Our last case for tonight
20 is Z-16028, Hatfield Property. Could we have a staff
21 report?

22 MS. CELENA BOYKIN: This is a request to rezone
23 1.35 acres from RA and RSF-E to B-4. The subject
24 property is located in Planning District 31 on the
25 southeast corner of Highway 59 and Kendrick Road. The
26 1.35 acres consist of two parcels. The applicant has
27 requested the B-4 zoning for possible future commercial
28 development.

1 The smaller parcel that is zoned RA fronts Highway
2 59. And there is also a hundred and twenty-five setback
3 -- highway setback from the center of the right-of-way.
4 With that hundred and twenty-five foot setback, that
5 smaller parcel that fronts 59, it only leaves about
6 twenty feet.

7 And then, of course, you have the rear setbacks that
8 they would have to meet. So they are requesting both of
9 these parcels be rezoned to B-4.

10 Staff has looked over it and sees no issues with
11 this request and has recommended that the rezoning be
12 recommended for approval to the county commission.

13 CHAIRMAN SAM DAVIS: Any questions for staff on
14 this?

15 (No response.)

16 CHAIRMAN SAM DAVIS: Okay. Thank you. We'll
17 open the public hearing at this time. The applicant,
18 which is Shane Hatfield, is the only one signed up for.
19 There's no opposition. I'll ask is there any questions
20 for Mr. Hatfield.

21 (No response.)

22 CHAIRMAN SAM DAVIS: All right. Being no
23 questions for Mr. Hatfield, we'll close the public
24 hearing.

25 Is there a motion to approve as staff has
26 recommended?

27 COMMISSION MEMBER CASSIE BOATWRIGHT: I'll make
28 a motion to approve.

1 CHAIRMAN SAM DAVIS: Motion to approve. Is
2 there a second?

3 COMMISSION MEMBER KEVIN MURPHY: I'll second.

4 CHAIRMAN SAM DAVIS: Okay. There's a first and
5 a second. And this is a recommendation to the county
6 commission for approval of the rezoning. So all in
7 favor, say aye.

8 (Commission Members say "aye" in unison.)

9 CHAIRMAN SAM DAVIS: All opposed?

10 (No response.)

11 CHAIRMAN SAM DAVIS: Motion to recommend is
12 approved.

13 **9 - PUBLIC COMMENT**

14 CHAIRMAN SAM DAVIS: Okay. We're down to any
15 public comments?

16 (No response.)

17 **10 - OLD BUSINESS**

18 CHAIRMAN SAM DAVIS: Any old business?

19 (No response.)

20 **11 - NEW BUSINESS**

21 CHAIRMAN SAM DAVIS: Any new business?

22 MR. VINCE JACKSON: No new business. No old
23 business.

24 **12 - REPORTS AND ANNOUNCEMENTS**

25 CHAIRMAN SAM DAVIS: Reports or announcements?

26 MR. VINCE JACKSON: No, sir.

27 **NEXT REGULAR MEETING: OCTOBER 6, 2016**

28 MR. VINCE JACKSON: Next meeting will be