

STATE OF ALABAMA

COUNTY OF ETOWAH

CITY OF RAINBOW CITY, ALABAMA – PLANNING COMMISSION – October 26, 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  
Bettye Boyd  
Brent Boggs  
David King

Absent: Larry Harris  
Mona Wallace  
Clark Hopper

Also Present:  
Jack Self  
Joel Garmon  
Lance Smith, City Attorney  
Dave Cummans  
Scott Skipper  
Paul Lambert  
John Freeman

1. After roll call, Wes Ellis, Chairman, declared a quorum was present and the following business was transacted.
2. Minutes were presented from the September 28, 2021 meeting. Brent Boggs moved to accept the minutes as presented. Bettye Boyd seconded the motion. There were no changes or questions. Motion carried unanimously to accept the minutes as is.
3. Dave Cummans was present to represent himself for the approval of building drawings for mini-storage development (#2) on Woodland Drive. The central building of the development will be a climate controlled building and will require architectural drawings that will be presented at a later date. Discussion followed.
4. Brent Boggs made a motion to approve the building drawings for the outside perimeter buildings with understanding that the central, climate controlled building will need architectural drawings and that those drawings will need to be approved by the Planning Commission before construction could start on that particular building and that this approval is subject to all federal, state, county, city and local, laws, ordinances, restrictions, requirements and policies. Bettye Boyd seconded the motion. Motion carried unanimously.
5. Paul Lambert was present to represent Jo Ann Tallent for the rezoning of Parcel 16-07-26-0-001-003.00 located at the corner of Steele Station Rd. And Lumley Rd. Mr. Lambert is seeking to purchase the property from Ms. Tallent and he would like to rezone the property from AG-Agricultural to HC-Highway Commercial. Mr. Lambert expressed that he would like to rezone the property for the purpose of building a mini-storage facility. Mr. Lambert explained that he would like to build 7 buildings appx. 40 FT by 150 FT with 34 units in each building. Joel Garmon stated that Mr. Lambert would have to make sure that he met the setback requirements to build.

No one was present in opposition.

6. After further discussion Brent Boggs made a motion to recommend to the City Council for approval of the rezoning from Agricultural to Highway Commercial. Thomas Moon seconded the motion. Motion carried unanimously.
- (over)

7. John Freeman was present to represent himself for the approval of preliminary plans for a small subdivision development near Canoe Creek off of Hwy 411. The subdivision will consist of 6 waterfront lots. Mr. Freeman explained that due to site clearance for ingress and egress, the State of Alabama was restricted him to two entrances to the properties, therefore he will make a 10 foot utility easement in front of the properties for access. Discussion followed.
8. After further discussion Brent Boggs made a motion to approve the drawings subject to all required signatures and subject to all federal, state, county, city and local laws, ordinances, restrictions, requirements and policies. Bettye Boyd seconded the motion. Motion carried unanimously.
9. There being no further business to come before the Planning Commission, Brent Boggs made a motion to adjourn. Bettye Boyd seconded the motion. Motion carried unanimously.
6. Meeting adjourned at 4:04 P.M.

Respectively Submitted,

Heather Hill