

PLANNING COMMISSION MINUTES

NOVEMBER 26, 2012

1. ROLL CALL

PRESENT

Toni Bahn  
Josh Clary  
Gerry Harris  
Matt Hutcherson  
Judy Horne  
Robert Mann  
Bobby Wilson

ABSENT

Sean Schrader

2. APPROVAL OF MINUTES: The November minutes were unanimously approved.

3. Comments from Citizens: None

4. PUBLIC HEARING:

A. Renewal of Conditional Use Request-renewal of home daycare  
(Farmington Family Daycare)

Property Location: 23 Ash

Presented by: Rebecca Keeton

The Planning Commission voted unanimously for renewal of conditional use request.

5. NEW BUSINESS

A. Variance Request-front setback

Property owned by: Keith Marrs

Property Location: Corner of Angus & Hwy. 62

Presented by: Bates & Associates.

If they did not get the front-setback approved it would not allow for canopy to be put over pumps due to shape of property. City-Building Inspector has no issues and said this request isn't unusual with shape of property. Engineer had no comments or anything detrimental to operation if set back is granted. It was asked why 50 ft. The answer was safety and that is normal amount. They asked about from 28 feet to 30 feet the answer

was no. Josh asked if safety was our reason for setback would City be liable. City Attorney, Steve Tennant, said no.  
The Variance was approved 6 to 0.

B. LARGE SCALE DEVELOPMENT- CASEY'S GENERAL STORE.

Property owned by: Keith Marrs  
Property Location: Corner of Angus Hwy 62  
Presented by: Bates and Associates, Inc.

It was stated that property split still lacks a signature. Chris Brackett, Engineer, referred to memo dated 11/26/2012 stating things that must be completed before approval. The drainage and flooding was discussed and Chris said no one will be affected. There will be no flooding and a detention pond is being provided. The exterior of the building (just like others bricked) and the landscaping was also discussed.

No Public comments or questions.

Approval of LSD for Casey's General Store contingent upon all items on Chris Brackett's memo dated 11/26/12 and lot split being completed and Planning Commission would need to see a landscape plan before construction.

A motion to adjourn was made by Bobby Wilson and 2<sup>nd</sup> by Gerry Harris. All voted yes.

  
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Secretary, Planning Commission

  
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Chairman, Planning Commission