

WHITE OAK PLANNING & ZONING COMMISSION
MEETING MINUTES
MARCH 16, 2021

MEMBERS PRESENT: David Puckett, Mike Spencer, Robin Hood, Randy Brint, Kevin Berry, Jo Swanson

MEMBERS ABSENT:

STAFF PRESENT: Charlie Smith, Leah Brooks, Jimmy Purcell, Terry Roach

GUESTS PRESENT: Kyle Kutch, Dale Thomas, Diane Sims, Rob Hicks

1. CALL TO ORDER – 5:02 p.m.
2. CONSIDERATION of minutes – January 19, 2020

Mike Spencer moved to approve, seconded by Randy Brint. Carried 6-0.

3. CONSIDERATION regarding a Special Use Provision (SUP) permit request from Diane and Jon Sims for a mother-in-law quarters to be located at AB 38 W.H. Castleberry Sur Tr 76 Sec 6, more commonly known as 305 Person Rd, White Oak

Diane Sims said she has spoken with the operators of the well head on property and received written consent that the home would be sufficient distance from the well.

Mike Spencer moved to approve, seconded by Jo Swanson. Carried 6-0.

4. DISCUSSION/PRESENTATION by Dale Thomas regarding future SUP for camping sites within White Oak City Limits

Dale Thomas presented a business proposition being explored regarding leasing private property through an organization called "Tentrrs."

Concerns from Board members include fire hazards, police requirements, noise, and bathroom waste.

5. DISCUSSION regarding future SUP for 1102 S. White Oak Rd

Rob Hicks presented a business proposition being explored for the building located behind Dairy Queen for a welding school with dorms on the property. Mr. Hicks has built two other school and includes 2, 4 & 9 month-based curriculums in which graduates will become certified welders.

Charlie Smith stated the current zoning allows for the school however a SUP would be required for the living quarters.

Chairman Puckett stated if pursued, the board appeared favorably leaning.

6. DISCUSSION regarding re-zoning at White Oak Rd and George Richey

Charlie Smith stated there has been interest in property behind the store at White Oak Rd and George Richey with the coming expansion of the roadway and the Board may want to start considering what will be allowed in that area for growth.

7. CONSIDERATION of amending regulations for Single-Family 12 zoning classification

Mike Spencer suggests looking into other cities zoning for setting specific regulations for SF-12, SF-22, and SF-44.

Mike Spencer moved to table items 7-9, seconded by Jo Swanson. Carried 6-0.

8. CONSIDERATION of adding regulations to Single-Family 22 zoning classification

9. CONSIDERATION of adding regulations to Single-Family 44 zoning classification

10. CONSIDERATION of amending Section 29: Fencing, Walls, and Screening Requirements

Charlie Smith presented a photo of a metal fence built in a residential neighborhood and pointed out Section 29 does not specify materials required for privacy fences in residential areas.

Mr. Smith will check with Maureen about adding no cost permits for fencing and Mr. Puckett will check with Woodbine's homeowner's association manual.

11. CONSIDERATION of topics for next meeting

Suggestions include planning regulations for SF-22 and SF-44.

12. ADJOURNMENT

Jo Swanson moved to adjourn at 6:42 p.m., seconded by Kevin Berry. Adjourned by consensus.

David Puckett, Chairman

Attest:

Leah Brooks, City Secretary/Finance Director