

The City of Pleasant Hope

Public Hearing on Zoning Change

Regular Planning & Zoning Commission Meeting, August 11, 2014

I. Call to order

Chair John Homer called to order the Public Hearing on zoning change and regular meeting of the Planning & Zoning commission at 6:30pm on August 11, 2014 at 5492 Highway H, Suite C, Pleasant Hope, Missouri 65725.

II. Roll call

Secretary Anna Nold conducted a roll call. The following persons were present: Justin Adams, Justin Carlson, John Homer, Anna Nold and Dale VanDePol. Absent: Rebecca Pearson.

III. Approval of Agenda

Justin Carlson made a motion to approve the agenda, Justin Adams 2nd, motion carried all in favor.

IV. Announcement of Public Hearing concerning zoning changes.

V. Approval of minutes from last meeting

Justin Carlson made a motion to amend the following statement in minutes from the July 14, 2014 “**New Business** (a) The setback requirements were discussed and *it will have to be determined* if use of the property meets the required 300 feet.”

Justin Adams 2nd, the motion carried to approve the amended minutes, all in favor.

VI. Comments and questions from the Public

a) Application from Dewey Smith on rezoning from R-1 to A-1

Question- Shirley Allison asked to be shown the area of property applying for rezoning. Rick Davis brought in the zoning map and the area in question was pointed out. Discussion followed regarding the area in question and if there are any regulations on the type and number of livestock and equipment allowed in A-1 zoning.

Answer- The property will have to meet requirements already specified in our city ordinances and zoning regulations.

Question- Does the city pay for the water for livestock?

Answer- No, the owners of the livestock or property are responsible for the cost of water for the livestock.

Statements- Cathy Carleton mentioned that we do have other A-1 zoned land in the city limits of Pleasant Hope. Justin Carlson noted that the property was occupied with the intent of agricultural use before the city of Pleasant Hope implemented zoning regulations.

b) Application from Brad and Barry Isdell on rezoning from R-2 to C-1

Question- Where is the entrance for the proposed Dollar General located on the Isdell property in question?

Answer- Mike White, representing Dollar General, said the entrance for the store will be on 215 Highway. There will not be access to the Dollar General store from Rush Street. There will be a privacy fence and landscaping on the north and west sides of the store.

c) **New Business- Dewey Smith property;** there was no motion made to approve or deny the application for rezoning from R-1 to A-1. The matter will be brought before the city council to approve or deny.

d) **New Business- Brad and Barry Isdell property;** Justin Adams made a motion to approve the zoning change application, Justin Carlson 2nd and the motion carried, all in favor.

VII. Adjournment

Motion was made by Justin Carlson to adjourn the meeting, Justin Adams 2nd. Chair John Homer adjourned the meeting at 7:00 pm.

_____ Date _____

_____ Date _____

Chair -John Homer

Secretary -Anna Nold