

- A. **Call to Order:** Chairman Darrin Brock called meeting of the Planning Commission to order at 6:40 p.m.
- B. **Roll Call:** Board Members present: Michael Phillips, James Walker, Bethany Rosenbaum, Frank Mocivnik and Kendell Stucki. Carla Butler was absent. We had quorum.

C. **Approval of Minutes:**

Motion to approve July 9, 2019 Minutes as written.

Motion: Commissioner Phillips

Second: Commissioner Mocivnik

Vote Aye: Walker, Rosenbaum, Stucki, Mocivnik, Phillips, Brock

Vote Nay: None

Motion to approve July 9, 2019 Minutes as written approved.

- D. **Public Forum: Open: 6:41 p.m. Closed: 6:42 p.m.**

- E. **Consent Agenda: None.**

- F. **Old Business: None.**

- G. **New Business:**

West Holdings – 810 Spring Creek Road - Rezone

Larry McCredy, Attorney, requested rezone of property from R-A, One Acre Single-Family Residential Lots to C (Commercial). At the time this property was annexed into City of Lowell, it was operating as a commercial entity. It is still operating as a commercial entity. When it was annexed, it was zoned residential.

Public Hearing: Open 6:44pm Closed 6:45pm

Mayor Moore said property was brought in incorrectly and it is doing services which benefit City of Lowell. He recommended the Planning Commission bring this property into compliance.

Motion to approve West Holdings – Rezone as presented.

Motion: Commissioner Stucki

Second: Commissioner Mocivnik

Vote Aye: Mocivnik, Stucki, Walker, Phillips, Rosenbaum, Brock

Vote Nay: None

Motion to approve West Holdings – Rezone as presented passed.

Stophlet Family Trust – 803 Concord Street - Rezone

Lue Blumback, Engineering Services, Inc. – requested rezone of property from R-A Single-Family Residential Lots to R-E, Single Family Residential 8,000 square foot lots. This property had been accidentally left of the previous request for rezone of the surrounding property.

Public Hearing: Open 6:51pm Closed 6:53pm

Lisa DeGifford, 607 Concord, was in favor of the rezone.

Motion to approve Stophlet Family Trust – Rezone as presented.

Motion: Commissioner Mocivnik

Second: Commissioner Stucki

Vote Aye: Stucki, Mocivnik, Walker, Phillips, Brock, Rosenbaum

Vote Nay: None

Motion to approve Stophlet Family Trust – Rezone passed.

Perry – S. Goad Springs Road – Rezone.

Bob Perry inherited this property and requested rezone of property from R-A, One Acre Single-Family Residential Lots to C (Commercial).

Public Hearing: Open 6:57pm Closed 6:09pm

David Matthews, 917 Sycamore Trace, opposed rezone because of the many years this area had been zoned residential. The road cannot sustain additional traffic a commercial entity could bring to the area.

Nasser Farrshchian, 907 Sycamore Trace, opposed rezone, reminding the commission this property had been brought before them before and the rezone was denied at that time. He supported continuing residential zoning for this neighborhood.

Rob Brothers, 916 Sycamore Trace, opposed rezone due to traffic issues, the one-lane bridge, and protection of the neighborhood.

Jerry Dunn, 907 Sycamore Trace, opposed rezone for the safety of bikers who use the trails.

Mike Hook, 913 Sycamore Trace, objected to rezone and asked the area to remain as it is currently zoned.

Isaac Clark – Burrell Place – operates a preschool and was in favor of the rezone because commercial changes are better for Lowell.

Motion to deny Perry – Rezone as presented.

Motion: Commissioner Walker

Second: Commissioner Stucki

Vote Aye: Mocivnik, Stucki, Walker, Phillips, Rosenbaum, Brock

Vote Nay: None

Motion to deny Perry – Rezone passed.

- H. **Planning Staff Items: Next PC Meeting – 08/13/19 (PC Meetings moved to 2/4 Tuesdays)**
- I. **Discussions: Planning 301 will be held July 24 from 10am to 5pm in Centerton. Phillips, Butler, Rosenbaum, Stucki, Walker, Mocivnik Stone are registered to attend.**
- J. **Committee Reports: None**
- K. **Adjourn: Motion to adjourn made by Commissioner Stucki; second by Commissioner Walker. All were in favor. Meeting adjourned at 7:16pm.**

ATTEST:

APPROVED:

Elizabeth Estes, City Clerk

Darrin Brock, Chairman