

Chelsea Planning Commission Meeting
March 27th, 2023
6:00 P.M.
Minutes

I. Call to Order: 6:00 P.M.

- Invocation by: Tom Holcombe
- Pledge Allegiance: Arthur Fisher

II. Roll Call:

	Present:	Absent:
Cole Williams, Chairman		X
Crystal Etheredge	X	
Arthur Fisher	X	
Tom Holcombe	X	
Matt Lyons	X	
Tony Picklesimer		X
Billy Sanders		X
Bert Seitz	X	
Scott Weygand	X	

III. Approval of Minutes: Approval of the February 27th, 2023 Planning Commission Minutes. A motion to approve the minutes as written was made by Matt Lyons and seconded by Bert Seitz. A voice vote was taken and it was a unanimous, "Yes".

IV. Commission Business:

- **PUBLIC HEARING - Highlands Rezone Request** – (Case No. 2023-03-001RZ) submitted by David Brogdon (Tall Timbers) for property located across Highway 11 from the Highlands entrance (3191 Oakridge Way) (Parcel #: 09-9-29-000-003.000 & 09-9-32-004-005.000) containing +/- 40 acres. The request is to rezone from R-R to PMD. At 6:03PM, a motion to open the Public Hearing was made by Tom Holcombe and seconded by Arthur Fisher. No one signed up to speak and there were no comments from the public. Therefore, a motion was made to close the public hearing was made by Bert Seitz and seconded by Arthur Fisher at 6:03PM. A voice vote was taken and it was a unanimous, "Yes".
- **Highlands Amend Master Plan & Rezone Request** – (Case No. 2023-03-27-001AMP) submitted by David Brogdon (Tall Timbers) for property located across Highway 11 from the Highlands entrance (3191 Oakridge Way) (Parcel #: 09-9-29-000-003.000 & 09-9-32-004-005.000) containing +/- 40 acres. A representative for the Highlands was not present so a motion to table the case was made by Matt Lyons and seconded by Tom Holcombe. A voice vote was taken and it was a unanimous, "Yes".
- **Pine Ridge Preliminary Plat (Reapproval)** – (Case No. 2023-03-27-002PP) submitted by The Sproul Company for property located off Highway 11, Chelsea, Alabama (Parcel #: 09-9-29-0-001-030.000) containing +/- 34 acres and 118 lots. A motion to reapprove the Preliminary Plat, subject to the City Engineer's recommendation

letter dated March 24th, 2023, was made by Tom Holcombe and seconded by Matt Lyons. A voice vote was taken and it was a unanimous, "Yes".

- Diamond Motors, LLC Site Plan Review – (Case No. 2023-03-27-003SPR) submitted by Sebastian Lin (Diamond Motors, LLC) for property located at 349 Chesser Drive, Chelsea, Alabama (Parcel #: 09-8-27-0-001-015.003) containing 1 lot and +/- .94 acres. A motion to approve the site plan was made by Matt Lyons and seconded by Arthur Fisher. A voice vote was taken and it was a unanimous, "Yes".

III. Adjournment:

There being no further business, a motion to adjourn was made by Tom Holcombe and seconded by Bert Seitz. A voice vote was taken and it was a unanimous "Yes".

Time: 6:37 p.m.

Approval Date: 4-24-23

Certification: Crystal Etheredge
Crystal Etheredge, City Clerk