

**Town of Triana
Planning and Zoning Commission
Monday, May 4, 2020
6:00 P.M.**

Meeting was called to order by Commission President Whitman. Mr. Whitman called the roll.

Roll Call:

Mary Caudle	Present
Jason Garstka	Present
Beechel Grays	Present
Tiffany Miles	Present (Telecon)
Patsy Parvin	Present
Christina Rodriguez	Absent
Roy Seay	Present
Casey Whitman	Present

Members present constituted a quorum.

Minutes from April 20, 2020

Motion from Mayor Caudle, Second from Ms. Miles to approval. Minutes approved with unanimous consent.

Mayor / Chair Opening Remarks

Mr. Whitman discussed the CAPZO certification through University of North Alabama. Mr. Whitman stated that he had spoken with the Mayor and they were both willing to request funding for the training from the whole Council.

Rezoning Request (Doublehead LLC - Zierdt Road R-1 to R-2A)

The Planning Commission conducted a Public Hearing immediately prior the regular meeting. The summary of the Public Hearing is as follows:

The developer presented the rezone request to the public. Mr. Whitman and Mr. Stewart (Mullins Engineering) restated the issue regarding the sewer and stated they would come up with a solution to pump to another location (i.e Zierdt and Foster or a larger pump station). The Airport Authority Attorney (Mr. Al Jemmerson) raised concerns regarding the adjacent property to the west. Their concern related to the fact that the property to the west lies partially in the FAA 65 DNL. The developer stated that for the time being they are only interested in the ~12 Acre property in question. Mr. Jemmerson requested if the developer would consider a navigation easement for the development. Mayor Caudle elaborated on the purpose of the avigation easement (i.e protecting against noise complaints from the airport, advertising the airport is nearby, overflight, etc...). Mr. Jemmerson also stated that noise can be a factor in the future. Mr. Whitman closed the public hearing.

Mr. Whitman recommended that if the Planning Commission rezoning that two contingencies be included. One for purchase of the property and one for resolution of the sewer for the proposed development. Motion from Mayor Caudle, Second from Mr. Grays to recommend rezoning with the contingencies. Roll Call vote as follows:

Mary Caudle	Aye
Jason Garstka	Aye
Beechel Grays	Aye
Tiffany Miles	Nay (Telecon)
Patsy Parvin	Aye
Christina Rodriguez	Absent
Roy Seay	Aye
Casey Whitman	Aye

Public Comments

None.

Other Business

Mr. Whitman stated that now that Commission is full again, he requested that anyone interested serve as secretary.

Adjournment

The commission having no further business, Mr. Seay motioned to adjourn.

Date approved: *June 1 , 2020*

Casey S. Whitman, President

Mary Caudle, Mayor