



CITY OF SPRINGFIELD COMMUNITY DEVELOPMENT DEPARTMENT

Springfield Municipal/Regional Planning Commission

Thursday September 11th, 2018 at 5:00 PM

Meeting Minutes

- I. Call to Order
- II. Roll Call: Commissioners present- Allen, Mason, Townsend, Hollingsworth, Boyd, Powell Sneed, and Woodard

Commissioners absent- Poole

- III. Approval of Minutes of August 2nd, 2018 Meeting:

Motion to approve the August 2nd, 2018 minutes was made by Commissioner Mason, Seconded by Commissioner Boyd. Motion to approve the minutes of August 2nd, 2018 was unanimous and passed 8-0.

- IV. New Business

Item #1 220 Elder Drive Property Rezoning

A motion to discuss Item #1 was made by Commissioner Mason and a second by Commissioner Townsend. Staff introduced the item to be reviewed, this rezoning request comes from Venture 24 LLC, and the rezoning request was from RI Restrictive Industrial District to R7 High Density Residential District. The property is on the corner of Elder Drive and Kelton Jackson Drive and the zoning across Kelton Jackson Drive is R7 zoning, Venture 24 plan is to build single family residences on the property after it is subdivided. Staff recommendation was for approval of the rezoning request from RI Restrictive Industrial to R7 zoning. The motion to approve and send the rezoning request on to the Board of Mayor & Aldermen was made by Commissioner Mason and the second was made by Commissioner Powell, the motion to approve the rezoning from RI Restrictive Industrial District to R7 High Density Residential passed with a vote of 8-0.

Item #2 Commercial General Zoning Amendment to 11-308 Manufacturing Activities (A) Limited Manufacturing

Commissioner Powell made the motion to discuss the item and Commissioner Hollingsworth seconded the motion. Staff introduced Item #2, a request was made to amend 11-308 Manufacturing Activities (A) Limited Manufacturing to allow all beverages in CG Commercial General zoning. The existing 11-308 Manufacturing Activities is below, Manufacturing activities include the on-site production of goods by methods other than agricultural or extractive in nature.

A. Limited Manufacturing Activities: Include the following operations:

(1) The manufacture, compounding, processing, assembling, packaging, treatment, or fabrication of the following products:

- Apparel and Apparel Accessories
- Art Objects
- Bakery Goods
- Beverages (non-alcoholic)**
- Dairy Products
- Instruments for Medical, Dental,
Engineering, Scientific, and Other
Professional Purposes
- Optical Instruments and Lens
- Printed Matter
- Signs

The amendment would be to allow all beverages to be made in the CG Commercial General, Limited Manufacturing Activities use classification.

Commissioner Hollingsworth made the motion for the approval of the amendment of the CG Commercial General, Limited Manufacturing Activities use classification to allow all beverages to be manufactured in the CG Commercial General zoning and Commissioner Townsend seconded the motion. The motion passed with a vote of 5 - 3.

Item #3 SWWD annexation request of Wastewater Storage site on Tax Map 102 & a part of parcel 002.00

Commissioner Boyd made the motion to discuss with a second by Commissioner Mason. Staff introduced Item #3, The Springfield Water Wastewater Department is requesting the annexation of a part of Parcel 002.00 on Tax Map 102. The 5.02 acre site has been purchased to enable the construction of a 4 million gallon sewer storage tank. When annexed the property will come in as AG Agricultural zoning. The plan of services for the property is attached. Commissioner Townsend made the motion to approve and recommend both the annexation and the plan of services to the Board of Mayor & Aldermen. Commissioner Powell seconds the motion, the motion passed with a vote of 8 – 0.

VII. Adjourn. Motion to adjourn for the training session by Kevin Chastine was made by Commissioner Townsend, with a second by Commissioner Mason. Motion passed unanimously. Meeting adjourned at 6:00 pm. The training session adjourned at 7:00 pm.

Wanda Mason, Planning Commission Secretary

David Brewer, Planning Director