

**JACKSONVILLE PLANNING AND ZONING BOARD MEETING
TUESDAY, JANUARY 17, 2023
JACKSONVILLE CITY HALL COUNCIL CHAMBERS
315 S. RAGSDALE
12:00 PM**

Meeting Items

CALL TO ORDER

Ms. McDonald called the meeting to order at 12:03 PM.

APPROVAL OF MINUTES

Mrs. Pavletich made a motion to approve the minutes from December 20, 2022 as written. Mrs. Stahelin seconded the motion. Ms. McDonald called for a vote. All members voted aye. Motion carries.

REVIEW A PRELIMINARY PLAT OF 16.847 ACRES LOCATED EAST OF SAM BOLES ROAD ON MYRTLE DRIVE.

Mr. Hubbard explained to the board in detail the item on the agenda. Mr. Hubbard stated we previously approved a zone change for the location in August of 2022. Mr. Hubbard stated the preliminary plat is under 17 acres and has 58 lots. Lot 1 is zoned C (Multi Family) and lots 2-58 is zoned A (Single Family). Mr. Hubbard stated everything is in compliance and staff recommends approval of the preliminary plat. Mrs. Pavletich made a motion to approve the preliminary plat as presented. Mrs. Stahelin seconded the motion. Ms. McDonald asked for a vote. All members voted aye. Motion carries.

A) PUBLIC HEARING TO HEAR AND RECEIVE PUBLIC INPUT REGARDING A REQUESTED ZONE CHANGE AT 1521 E RUSK ST FROM B (ONE AND TWO FAMILY) TO C (MULTIFAMILY) AND ISSUE A SPECIAL USE PERMIT TO ALLOW FOR A CONVALESCENT HOME. B) VOTE ON RECOMMENDATION FOR CITY COUNCIL CONSIDERATION.

Mr. Silvey presented to the board the item on the agenda. Mr. Silvey stated the subject property was formerly known as Gardendale Nursing Home and staff recommended to the new owners a zone change and a Special Use Permit. Mr. Silvey stated the owners want to open the nursing home back up. Ms. McDonald opened the board up to the applicant or to those in favor. No one was present. Ms. McDonald closed that portion of the meeting. Ms. McDonald opened the meeting up to those in opposition. No one was present. Ms. McDonald opened the board up for discussion. Mrs. Pavletich stated it is a great opportunity to use the facilities. Mrs. Stahelin made a motion to approve the item as requested. Mrs. Pavletich seconded the motion. Ms. McDonald called for a vote. All members voted aye. Motion carries.

A) PUBLIC HEARING TO HEAR AND RECEIVE INPUT ON POTENTIAL AMENDMENTS TO THE SIGN REGULATION ORDINANCE AS DEVELOPED BY THE AD HOC SIGN REVIEW COMMITTEE. B) VOTE ON RECOMMENDATION FOR CITY COUNCIL CONSIDERATION.

Mr. Hubbard closed the Public Hearing for the meeting and presented in detail the item on the agenda. Mr. Hubbard stated the Ad Hoc Sign Review Committee met 4-5 times to discuss possible changes to the sign ordinance. Mr. Hubbard stated there are 6 recommendations which need overview. Mrs. Pavletich made a motion to approve the changes for recommendation to council. Mrs. Stahelin seconded the motion. Ms. McDonald called for a vote. All members voted Aye. Motion carries.

CITIZEN PARTICIPATION

QUESTIONS, COMMENTS, DISCUSSION

ADJOURN

Ms. McDonald adjourned the meeting at 12:22 PM.