

ENTERPRISE PLANNING COMMISSION MEETING MINUTES – MARCH 28, 2023

The Enterprise Planning Commission convened on Tuesday, February 28, 2023, at 4:30 p.m. in the Council Chambers at City Hall with the following members:

Present: Lorenzo Harrison, Chairman
 Justin Daugherty
 Scotty Johnson
 Kenneth Rogers
 Richard Woodham

Absent: Mark Goodson, Vice Chairman
 Bobby Hancock
 Lee Milliner
 Shannon Roberts

Also Present: Barry Mott, P.E., City Engineer/Director of Public Works
 Thomas Hardy, Assistant Director of Engineering
 Rainer Cotter, City Attorney
 Kim Hughes, Administrative Assistant

Mr. Harrison called the meeting to order.

Review of Minutes

Mr. Daugherty made a motion, seconded by Mr. Rogers, to approve the minutes from the February 28, 2023 meeting. The motion carried unanimously.

Old Business

None.

New Business

1. A request by Reeves Engineering & Construction, LLC, on behalf of U-Haul, for site plan approval of an additional building located at 101 N. Industrial Park Road.

Mr. Hardy stated the conditional use of storage buildings is allowed at this location and a building height variance had been approved at the March 8, 2023, Board of Adjustment meeting. Staff recommends approval.

Mr. Alec Reeves with Reeves Engineering & Construction, LLC, was present on behalf of U-Haul.

There was no public comment.

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Mr. Woodham made a motion, seconded by Mr. Daugherty, to approve the request by Reeves Engineering & Construction, LLC, on behalf of U-Haul, for site plan approval of an additional building located at 101 N. Industrial Park Road. The motion carried unanimously.

2. A request by GG & K, LLC, for the rezoning of .57 acres of land from R-100 (Residential District) as shown on Map A, present, to R-65 (Residential District) as shown on Map B, proposed, located at 105 Smith Drive.

Mr. Hardy stated the request aligns with the City's Future Land Use Plan and staff recommends approval.

Mr. Marty Gilley was present on behalf of GG & K, LLC.

There was no public comment.

Mr. Daugherty made a motion, seconded by Mr. Woodham, to approve the request by GG & K, LLC, for the rezoning of .57 acres of land from R-100 (Residential District) as shown on Map A, present, to R-65 (Residential District) as shown on Map B, proposed, located at 105 Smith Drive. The motion carried unanimously.

3. A request by Boyd Engineering on behalf of 2F4B, LLC, for final plat approval of Hunter's Hill Subdivision, Phases II and III.

Mr. Hardy stated staff recommended approval contingent upon the remaining punch list items being completed as provided to the developer by the City of Enterprise.

Ms. Caroline Moore with Boyd Engineering presented on behalf of 2F4B, LLC. Ms. Moore presented the Commission with an outline of the punch list items that have been completed as well as a timeline on completion of the remaining items. Mr. Johnson asked Ms. Moore if sidewalks were planned throughout the remaining phases; she said they were.

Mr. Rogers made a motion, seconded by Mr. Daugherty, to approve the request by Boyd Engineering on behalf of 2F4B, LLC, for final plat approval of Hunter's Hill Subdivision, Phases II and III, contingent upon the remaining punch list items being completed. The motion carried unanimously.

Such other business as may come before the commission.

1. A request by Ms. Peggy Contreras for the use of a community center located at 303 N. Rawls Street.

Ms. Contreras is requesting approval to place a 50' x 80' office building on the property to be used as a community outreach facility for local non-profit organizations.

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Mr. Daugherty made a motion, seconded by Mr. Woodham, to approve the request by Ms. Peggy Contreras for the use of a community center located at 303 N. Rawls Street. The motion carried with a vote of 3 – 2, with Mr. Daugherty and Mr. Johnson voting against the request.

Adjournment

There being no further business before the Commission, Mr. Woodham made a motion to adjourn, seconded by Mr. Daugherty. The motion carried unanimously and Mr. Harrison declared the meeting adjourned.



Lorenzo Harrison, Chairman



Thomas Hardy, Assistant Director