



Municipal-Regional Planning Commission

Public Hearing -Minutes

Atoka Town Hall
334 Atoka-Munford Avenue

Thursday August 13, 2021
6:30pm

Meeting - Minutes

The **Atoka Municipal/Regional Planning Commission** met with the following members present:

Keith Moore
John Harber

Vicki Shipley
Stephen Shopher

Michael Smith

Absent: Danny Feldmayer

Jonathan Fortenberry

Also attending:

Marc Woerner, Town Administrator
Amanda Faurbo, Assistant to the Town Administrator
Wayne Boulter, Munford Development

Rex Wallace, Director
Ben Ledsinger, Town Engineer
Kyle Hamm

*Attached Sign In sheet

- I. **Approval of the June 24, 2021, Minutes-** Commissioner Harber made a motion to approve the June 24, 2021, minutes as presented. Commissioner Moore seconded. All Approved. Motion carried.
- II. **Reports- Code Enforcement Monthly Activity Report** – Rex Wallace, Director reviewed as presented.
- III. **Old Business**
 - A. **Consideration of PFMT Holdings, Resolutions for Infrastructure Acceptance on Subdivisions:** Marc Woerner, Town Administrator presented:
 - i. Loft Estates- Commissioner Moore made a motion that the Planning Commission make a positive recommendation to BMA to accept the streets in Loft Estates for maintenance. Commissioner Smith seconded. All Approved. Motion Carried.
 - B. **Consideration of Maple Woods Village, Major Subdivision Preliminary Plat:** Ben Ledsinger, SSR Town Engineer presented the issues that exists with the plat. Town Engineer advised the Commission that he could not recommend approval of the Preliminary Plan for two primary things and they both have to do with drainage. Town Engineer explained vested rights to how many lots that are approved at preliminary. Commissioner Moore made a motion based on staff concerns and needing more information to make sure the flooding possibilities are addressed to table the item to the next scheduled meeting. Commissioner Harber seconded. All Approved. Motion Carried.

C. Consideration of APC Rentals Site and Design Review: Kyle Hamm, Developer's Engineer requested to table the item until next scheduled meeting. He also requested to open the floor up for discussion to get some clarity from the Commission. Commissioner Harber made a motion to table the RV Storage facility to the September Meeting at the developer's request. Commissioner Moore seconded. All Approved. Motion Carried.

i. Discussion on the RV Storage Facility opened. Would the improvement on Rosemark Road be required with this site plan or to the future development of the lot on Rosemark. The second item would curb, and gutter be required turning into the private drive. Developer's Engineer stated they would submit drainage calculations for the detention pond, photometric plan, and as built plan as well.

per approval
of meeting
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Meeting.
Keith Moore
9/16/21

v. **New Business**

- IV. **Miscellaneous Items from the Planning Commission-** Commissioner Shipley asked Director Wallace if there is anything that the Commission could do about the trash around Aire Serv. Director Wallace advised that we had a conversation with the owner on Friday. Commissioner Moore asked if the owner should have a permit for the storage container on site. Director Wallace advised that the container was temporary. Commissioner Harber wanted a timeline for the container. Director Wallace stated that he gave the property owner a 30-day notice to have the container removed. The other materials that are brought in per job, he advised they would need to dispose of the materials twice a week instead of weekly. The Commission was concerned that there was screening required on the original site plan approval and there is no screening on site. Director Wallace advised Commission that he would schedule for the Aire Serv owner to come to the September Planning Commission Meeting.

Commissioner Harber inquired about the property East of the Dairy Queen Lot on Kimbrough. He stated the vegetation is grown out into the road and there is an old truck in the drive. Director Wallace stated that a letter was mailed to the property owner of record.

- V. **Citizen Concerns-** Chris Turner, citizen advised his concern with Maple Woods Village Development about an extra outlet for this development. The sizes of the lots concerned him as well. Mr. Turner brought up the bus issues with the school district. Chair Shopher advised the citizen that issue would need to be addressed with the school board.
Candice Land 212 Westerfield- requested to know what Fire and Police thinks about this development.

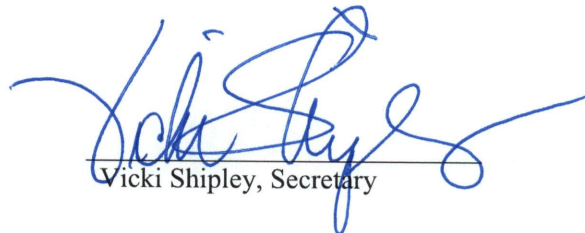
VI. **Adjourn**

Commissioner Shipley made a motion to adjourn. Commissioner Moore seconded. All approved.

Meeting adjourned at 7:45pm.



Stephen Shopher, Chair



Vicki Shipley, Secretary