

CITY OF CALLAWAY
PLANNING BOARD MEETING MINUTES
APRIL 6, 2021 – 6:00 P.M.

The Callaway Planning Board met in regular session with Steve Woolsey, Chairman, Bob Bell, Vice-Chair and Board Members Kenneth Ayers, John Hagan, Wayne Hagan, and Robert Hinton, were present. Also present were Bill Frye, Director of Public Works/Planning and Janice L. Peters, City Clerk. Board Member Roman was not in attendance.

The meeting was called to order by Chairman Woolsey, followed by a moment of silence and the Pledge of Allegiance.

APPROVAL OF MINUTES

March 16, 2021

Motion:

Motion was made by Board Member John Hagan and seconded by Board Member Ayers for approval of the minutes. Motion carried unanimously.

NEW BUSINESS

Rezoning Application – Southeast Corner of Highway 22 and Seneca Avenue

Ray Greer, representing the applicants, Derwin White (HABO Development, LLC) and Quida Ward for rezoning of Parcel ID #'s 24463, 24464, 24465, 24466, 24467 and 24469-000-000, located at the Southeast corner of Highway 22 and Seneca Avenue, reviewed the request. He advised townhomes are planned for the property, with a maximum of 48 units. The existing zoning is R-6M and one lot is Commercial. They are requesting a zoning designation of Multi-Family High Density.

Planning Director Frye advised the Future Land Use Map designates the properties as “mixed-use” so no Comp Plan Amendment is needed at this time. Discussion continued.

Motion:

Motion made by Vice-Chair Bell, and seconded by Board Member Hinton, to approve the Rezoning, recommending same to Commission. Motion carried unanimously.

Rezoning Application for a Planned Development – Callaway Bayou Village

Ray Greer, representing the applicant, advised this property is off the 8200 block of Highway 22, just West of the Callaway Sports Complex and currently has no zoning designation. They are requesting a zoning for a single-family Planned Development. Discussion ensued of specifics.

Motion:

Motion made by Board Member Hinton, and seconded by Board Member Ayers, to approve the Rezoning request, recommending same to Commission. Motion carried unanimously.

Mr. Greer pointed out a wedged shaped parcel front of the property, the very southern end, which is actually a part of this property and will be corrected. The acreage does not change.

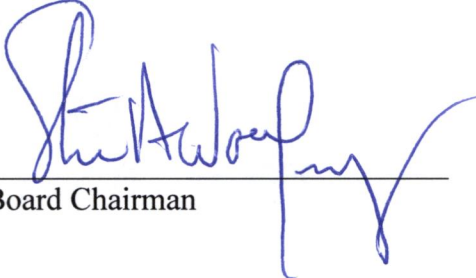
Updates

Director Frye advised a lot of permitting is being processed at this time, as well as demolition of more Hurricane Michael properties. The CRA grant program is paying for some. The homeowners must submit an application.

Board Member Hinton asked if there is a long term plan for the City of Callaway. Director Frye advised there is a Comprehensive Plan, which will need to be updated in 2025.

ADJOURNMENT

There being no further business, the meeting adjourned at 6:25 p.m.



Board Chairman

Janice L. Peters, City Clerk