

**MADISON COUNTY
PLANNING AND ZONING COMMISSION**

Business Meeting Minutes

August 6, 2019

MEMBERS PRESENT:

Chairman Lamar Hughston
Bob Fowler
Conolus Scott
Duane Bruno
Terry Chandler
Kenneth Bradley
Cynthia Fortson

MEMBERS ABSENT:

OTHERS PRESENT:

Linda Fortson, Zoning Administrator

The Madison County Planning and Zoning Commission held their regular August business meeting in the public meeting room of the Madison County Government Complex on Tuesday August 6, 2019. Chairman Hughston called the business meeting to order at 6:00 p.m.

Open and Welcome:

Action Items & New Business

Approval of minutes from the June 4, 2019 Business Meeting, and the June 18, 2019 public hearing.

Terry Chandler made a motion to approve the minutes.
Kenneth Bradley seconded the motion.
The minutes were approved and adopted.

Chairman Lamar Hughston – yes
Bob Fowler – yes
Conolus Scott -yes
Duane Bruno – yes
Terry Chandler -yes
Kenneth Bradley – yes
Cynthia Fortson –yes

Chairman Lamar Hughston went over the zoning request that went before the Board of Commissioners on July 1, 2019

Zoning Administrator Linda Fortson said there were no public hearings for the month of August.

Mrs. Fortson brought up the following changes: The part in red would be the changes.

Section 3.1 Accessory Buildings

ACCESSORY BUILDING OR USE: A subordinate building or use customarily incidental to the principal use of the land and located on the same lot with the principal use. **This would include but not be restricted to personal garage, storage buildings, sheds, prefab buildings or like structures after the residence has been built.**

Terry Chandler also would like the following added: **Accessory buildings cannot be lived in.**

AGRICULTURAL STRUCTURES: Structures intended primarily or exclusively for support of an agricultural function, and exemplified by, but not restricted to, barns, silos, water towers, sheds, grain bins, green houses or like structures.

Section 7.1.1.7 ~~Accessory buildings~~ **Agricultural Structures** and uses customarily incidental to the operation of a farm, including, private garages, sheds, **barns, silos, water towers, grain bins, greenhouses and or** other storage structures, provided said structures are located on the same lot or farm and are not used for conduction a business or service inconsistent with A-1 **and A-2 properties** allowed practices. **A minimum of 5 ac. is required.**

Section 7.3.1.3 Accessory buildings **are allowed with a residence as the principle structure.** **Accessory buildings** including garages, sheds, or other structures required for or customarily incidental to the limited agricultural activity permitted in this district. Automobiles not in operating condition shall not be parked between the residence and the street or streets it adjoins. All cars not in operation condition shall be parked in the rear yard, carport, or garage. All automobile parts shall be stored within a garage or enclosed storage building.

Section 11.10.2 Administrative Var. Now allows a 2% leeway.

Mrs. Fortson would like to see this be a little higher. There was no comment on this matter.

Chairman Lamar Hughston called to adjourn the meeting.

Terry Chandler made the motion to adjourn.
Duane Bruno seconded the motion.

All were in favor 7 to 0.
The meeting adjourned at 6:20.

2.