

**MADISON COUNTY BOARD OF COMMISSIONERS
MINUTES
REGULAR BUSINESS MEETING
JULY 11, 2016
6:30 P.M.**

MEMBERS PRESENT:

District 1 Commissioner Stanley Thomas
District 2 Commissioner Dewitt "Pete" Bond
District 3 Commissioner Theresa Bettis
District 4 Commissioner John Pethel, Sr.
District 5 Commissioner Jim R. Escoe, Sr.

MEMBERS ABSENT:

Commission Chairman Anthony Dove

MEDIA PRESENT:

Zach Mitcham, Madison County Journal

STAFF PRESENT:

Rhonda S. Wooten, County Clerk
Jackie Kesler, Deputy Clerk
Mike Pruett, County Attorney

Vice-Chairman Pethel called the meeting to order at 6:30 pm, led in the pledge to the American Flag and asked Planning and Zoning Commission Chairman Wayne Douglas to give the invocation after a moment of silence for the lives lost in Dallas, Michigan and Tennessee.

Item No. 1. Approval of Minutes:

**Minutes of Agenda Setting Meeting of June 27, 2016 and June 30, 2016 Budget Work Session.
Minutes have been distributed.**

On motion by Commissioner Bond and second by Commissioner Thomas the Board voted to approve the minutes of the June 27, 2016 Agenda Setting Meeting and the June 30, 2016 Budget Work Session. The vote was as follows: Commissioners Thomas, Bond, Bettis, and Escoe voted YES.

Item No. 2. Business Involving Guests, Groups or Multiple Visitors.

Present sign for Jack Darrell Fortson Road

Vice-Chairman Pethel and the Board of Commissioners recognized former Sheriff Jack Darrell Fortson for his years of service to the people of Madison County. Sheriff Fortson served as Madison County Sheriff for five terms. Vice-Chairman Pethel stated that to show appreciation for his service, the road from Highway 98 West to the Madison County Sheriff's Office has been named Jack Darrell Fortson Road. Vice-Chairman Pethel presented Mr. Fortson with a Jack Darrell Fortson Road sign to have as a keepsake.

Item No. 3. Chairman's Report.

No report given.

Item No. 4. Hearings and Actions on Rezone Matters, Special Use Permits, Etc.

(Linda Fortson and Wayne Douglas)

The order of the zoning matters was changed at the Planning and Zoning meeting. The Board addressed each matter accordingly. Item number four was handled first, item number one was handled second, item number three was handled third and item number two was handled fourth.

1. Kenny King is representing his father Jack King. They are requesting to rezone a 6 acre parcel from A2 to RR to subdivide the existing home with 2 acres for resale. The property is located on Map 6 Parcel 34 on Wildcat Bridge Road in District 4.

Chairman Douglas explained the rezone request and stated that the Planning and Zoning Board voted six (6) to zero (0) to approve.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request. Kenny King spoke in favor of the request.

Vice-Chairman Pethel asked if anyone would like to speak in opposition to the request. No one spoke in opposition to the request.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request. Sharon Keller spoke in favor of the request.

On motion by Commissioner Escoe and second by Commissioner Bond the Board voted to approve the request. The vote was as follows: Commissioners Thomas, Bond, Bettis and Escoe voted YES.

2. Jason Pridgen is representing Capital Resource Management LLC. They are requesting to rezone 18.46 acres from A2 to R1 for a 20 lot subdivision. The lot size is a minimum of .75 acres with a minimum of 1400 square foot homes. The property is located on Map 58 Parcel 57 in District 5.

Chairman Douglas explained the rezone request and stated that the Planning and Zoning Board voted five (5) to one (1) to approve with a minimum of 1550 square foot homes.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request. Attorney Victor Johnson, representing Mr. Pridgen, spoke in favor of the request and discussed the rezone application with the Board.

Vice-Chairman Pethel asked if anyone would like to speak in opposition to the request. Patricia Howell, Randy Daniel, Gloria Belvan, Carolyn Scoggins, Fern Herrington, Danny Stewart, David Hazinski, Patricia Adams, Ellis Drewery, Gary Januchowski, Sue Stone, Christopher Mattox, John White, Jeff Wilkins, Brenda Arrendale, Leon Veal, John King, Dale White and Adam Stewart spoke in opposition to the request.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request. Attorney Victor Johnson addressed the concerns expressed and had further discussion with the Board.

On motion by Commissioner Escoe and second by Commissioner Thomas the Board voted to deny the rezone request. The vote was as follows: Commissioners Thomas, Bond, Bettis and Escoe voted YES.

3. William Chandler is representing the life estate of Luella C. Spinks. He is requesting to rezone 2 acres with an existing house from A1 to RR. The remaining 3 acres will be combined with 2 acres of the adjoining property for a home site for his son. The property is located on Map 42 Parcel 12 on Johnny Chandler Road in District 2.

Chairman Douglas explained the rezone request and stated that the Planning and Zoning Board voted six (6) to zero (0) to approve.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request.
William Chandler spoke in favor of the request.

Vice-Chairman Pethel asked if anyone would like to speak in opposition to the request.
No one spoke in opposition to the request.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request.
No one spoke in favor of the request.

On motion by Commissioner Bettis and second by Commissioner Thomas the Board voted to approve the rezone request. The vote was as follows: Commissioners Thomas, Bond, Bettis and Escoe voted YES.

4. Consider preliminary and final plat for phase 2 of Bryce Landing.

Chairman Douglas explained the drawings of the plat for phase 2 of Bryce Landing and stated that the Planning and Zoning Board voted six (6) to zero (0) to approve the preliminary plat and the final plat.

Vice-Chairman Pethel asked if anyone would like to speak in favor of the request.
Joe Goodman with Reliant Homes spoke in favor of the request.

Vice-Chairman Pethel asked if anyone would like to speak in opposition to the request.
No one came forward.

On motion by Commissioner Thomas and second by Commissioner Bettis the Board voted to approve the preliminary plat and the final plat for phase 2 of Bryce Landing. The vote was as follows: Commissioners Thomas, Bond, Bettis and Escoe voted YES.

Item No. 5. Statements and Remarks from Citizens on agenda items.

Vice-Chairman Pethel asked if there were any statements or remarks on an agenda item. No one came forward.

OLD BUSINESS:

None

NEW BUSINESS:

Item No. 6. Consider leasing county buildings. (Theresa Bettis)

Commissioner Bettis stated that after the Board's discussion at the work session last week, it was determined that there are enough county departments to keep county buildings occupied. The Board agreed to not take any action on leasing county buildings.

Item No. 7. Consider noise and potential amendment to County Code of Ordinances. (Theresa Bettis)

Commissioner Bettis stated that this was also discussed at the work session.

On motion by Commissioner Bettis and second by Commissioner Escoe the Board voted to approve and include in chapter 42 of the Madison County Code of Ordinances, an ordinance to prohibit harassing noise in the unincorporated area of Madison County; to define certain terms; to provide for an enforcement procedure; to provide for punishment for violations; and other purposes. The vote was as follows: Commissioners Thomas, Bond, Bettis and Escoe voted YES.

Item No. 8. Roads Update

Commissioner Bettis stated that Alan and the road crew are extra busy and that the trade in pricing that he received for the needed tractor is only available for a limited time. She requested that consideration of this purchase be placed on the next meeting agenda.

Item No. 9. Urgent Matters

There were no urgent matters.

Item No. 10. Statements and Remarks from citizens.

Vice-Chairman Pethel asked if there were any statements or remarks. No one came forward.

Item No. 11. Executive Session to discuss land acquisition, personnel matters and/or potential litigation (if needed).

There was no need for executive session.

Item No. 12. Adjourn

On motion by Commissioner Bond and second by Commissioner Bettis the Board unanimously agreed to adjourn at 8:24 pm.