

**MEDINA MUNICIPAL/REGIONAL
PLANNING COMMISSION MEETING
MONDAY, APRIL 7, 2025
5:00 PM**

I. DETERMINATION OF QUORUM AND CALL TO ORDER

Jonathan Roland called the meeting to order and determined a quorum. Present were Scottie Betts, Grayson Chandler, Marc Murdaugh, Jonathan Roland, Sam White and Ronnie Leech. Chad Nunnery was absent.

II. REVIEW AND APPROVAL OF MINUTES

A quorum of members that attended the March meeting were determined to be present and those meeting minutes were approved by a unanimous vote of those members.

III. CITIZENS COMMENTS

A. None

IV. NEW BUSINESS

A. Schematic Plat – Oakmont Estates – A schematic plat for Oakmont Estates was submitted by KOKA Development, LLC. The proposed subdivision would create 40 lots, 5 open space common areas and 4 new streets on 18.093 acres. Jonathan Roland made a motion to approve the plat contingent on the following edits being made prior to submittal:

- Show the entire extent of the parent tract.
- Provide location, size and depth of existing sewer, gas and water pipelines and other public utilities within, adjacent to or near the proposed subdivision.
- Provide the bearing and distance from at least one property corner to a nearby road intersection of centerlines.
- Provide names of all adjoining property owners with deed book and page numbers, and any adjoining subdivisions with plat book and page numbers.
- Provide names and dimensions of proposed streets and easements.
- Provide curve data.
- Correct spelling of the word “cemetery” on plat.
- Provide 15’ JEA easement.
- Change Lot D to Lot E.

The motion was seconded by Grayson Chandler and passed by a unanimous vote of the commission.

- B. Discussion on potentially allowing a temporary housing structure on property located at 366 Blackmon Street** – Letitia Smith requested placement of a temporary housing structure on her property located at 366 Blackmon Street in order to help care for her aging parents. After some discussion with various commission members, the city engineer and the city planner about possible options for Mrs. Smith, no action was taken by the commission on this matter.
- C. Discussion on potential expansion of existing mobile home park located at 431 East Church Street** – Michael Jenkins requested to appear before the planning commission to discuss the possible expansion of an existing mobile home park located in Medina. After much discussion, it was stated to Mr. Jenkins that he could expand the mobile home park as long as he followed the existing zoning ordinances. No action was taken by the commission on this matter.

V. OLD BUSINESS

- A. Discussion on potential expansion of Urban Growth Boundary** – The city planner provided an update on his preparation of the documents and submittals that are required in the process of expanding our Urban Growth Boundary.
- B. Discussion on proposal to annex property owned by Gibson County Special School District, the City of Medina and Gibson Electric** – The city planner lead a discussion on potentially annexing 5 properties owned by Gibson County Special School District, the City of Medina, and Gibson Electric (Tax Map 172, Parcels 7.00, 7.01, 11.01, 12.00 & 12.01). The inclusion of the Gibson Electric property is pending their consent. Jonathan Roland made a motion for the city planner to prepare the resolution for annexing the properties and send it to the Board of Aldermen for their consideration. The motion was seconded by Scottie Betts and passed by a unanimous vote of the commission.

VI. OTHER BUSINESS

- A. None

VII. ADJOURNMENT

Meeting Adjourned

