

**CITY OF TRUSSVILLE**  
**PLANNING AND ZONING BOARD**  
**DECEMBER 14, 2020**

The Planning and Zoning Board of the City of Trussville met for a **workshop** session on **Thursday, December 10, 2020 at 7 pm** at Trussville City Hall.

Those members present were as follows:

Chairman Darrell Skipper  
Mr. Brett Isom  
Mr. Jim Meads  
Mr. Kris Reeves  
Mr. Ralph Robson  
Councilor Ben Short  
Mr. Scott Mann – Inspection Services *Ex Officio*  
Mr. Wayne Sullivan  
Mr. Steve Turner  
Mr. Dan Weinrib, City Clerk & Recording Secretary

Those absent: Mr. Ryan Dawkins  
Mr. J. R. Malchus – Inspection Services *Ex Officio*

The workshop was convened and the Board members received the drafted agenda and supporting documentation for the Planning and Zoning Board meeting to be held on Monday, December 14, 2020. The Board reviewed the agenda.

Skipper floated the idea of future workshops starting at an earlier hour. The members informally approved the idea of starting at 6 pm. There being no further business, the workshop was adjourned.

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The Planning and Zoning Board of the City of Trussville met in **regular** session on **Monday, December 14, 2020 at 6 pm** at Trussville City Hall, with Darrell Skipper's presiding.

The following members were present:

Chairman Darrell Skipper  
Mr. Ryan Dawkins  
Mr. Brett Isom  
Mr. Jim Meads, Vice Chairman

Mr. Kris Reeves  
Mr. Ralph Robson  
Councilor Ben Short  
Mr. Wayne Sullivan (also serving in his role as city engineer & public works director)  
Mr. Steve Turner

Also present were Scott Mann (Building Inspections) and Dan Weinrib (City Clerk)

The Board reviewed its drafted November 2020 minutes. Mead moved and Short seconded the motion for approval. **UNANIMOUS**

Under subdivisions, the Board reviewed the proposed final plat maps for Halcyon Phase II & III subdivisions. Sullivan stated that the final plats looked fine to him. However they were not ready for recording in Probate, because they still require bonding. The construction is about 70% complete. Owner & developer Jerry Tortorigi answered questions, including about the upcoming bond. Upon request by Chairman Skipper, Robson made a motion to approve the final plat conditioned upon its bonding. Short seconded the motion for its approval. **UNANIMOUS**

There were no rezoning matters on the agenda.

Under annexations, the Board reviewed an annexation petition by Edna Clark for her home located at 303 Mobile Avenue, aka Parcel #01 12 00 35 3 035 001.000 RR. Mrs. Clark introduced herself and stated that it was also her recently deceased husband's wish to get annexed into the city. Her home is currently zoned A-1 by the county and would be zoned the same way if annexed. When asked, she readily agreed to never allow a manufactured home on her property. Robson moved and Short seconded the motion to recommend annexation to the City Council for consideration, with a no-manufactured-home provision. **UNANIMOUS**

There were no reports on Council actions of Board matters, County Zoning or a November 2020 Building Permit Report (due to Malchus's absence) Weinrib reported to the Board that the Mayor welcomed the idea of 6 pm P&Z workshop meetings, instead of 7 pm.

With no further business, Chairman Skipper adjourned the meeting at approximately 6:15 pm.