

**Date:** December 8, 2020  
**Meeting of:** Locust Planning and Zoning Board  
**Time:** 7:00 p.m.  
**Place:** Joel Huneycutt Community Room  
**Members Present:** Tim Fesperman, Joe Abbatiello, David Mansel, Ed Curlee, Janice Hils, and James Baucom Alternates: Sean Lambert and Dillon Beatty  
**Members Absent:** Gerry Friedman, Lanna Thomas and Alternate Todd Stutts  
**Order:** Chairman Tim Fesperman  
**Pledge:** Chairman Tim Fesperman  
**Prayer:** Chairman Tim Fesperman

**Meeting called to order at 7:00pm**

**M/S/A** Board Members Joe Abbatiello and Dillon Beatty (7-0)  
**Motion to adopt agenda**

**M/S/A** Board Members Ed Curlee and Joe Abbatiello (7-0)  
**Motion to approve minutes**

**Old Business** – 160D ordinance update. Reviewed proposed changes regarding zoning districts and conditional use permits

**M/S/A** Board Members Joe Abbatiello and Janice Hils (7-0)  
**Motion to recommend favorably to Council the proposed 160D ordinance changes**

**New Business** – Rezone request proposed for 516 E Main St from Highway Commercial to Residential. Owner wanting to open a group home with no more than 6 residents. The request is not consistent with the City’s current land use plan.

**M/S/A** Board Members Joe Abbatiello and Sean Lambert (7-0)  
**Motion to not recommend rezone request of 516 E Main St to Council**

**M/S/A** Board Members James Baucom and Ed Curlee (7-0)  
**Motion to approve 2021 P&Z Meeting dates**

Mark Theberg, John Stewart and Jim Black of the neighborhood, The Meadows, spoke about the street trees (in the planter strip) dying and the roots tearing up the sidewalks. Want the City to maintain and make repairs. Street tree ordinance 8.23.2 states that maintenance responsibility belongs to the property owner. Questions regarding who the property owner may be, need to be answered. Is that the homeowner or the City? Allow Staff to consult with Council on explanation of text verbiage.

**Chairman Report** – N/A

**Board closing comments** – Thank you to everyone who came out.

**M/S/A** Board Members Ed Curlee and Janice Hils  
**Motion to adjourn meeting at 8:35 pm**

**(7-0)**

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**Chairman Tim Fesperman**

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**Amy Meachum, City Clerk**