PLANNING COMMISSION MEETING
July 15, 2025
6:00 p.m., William Simmons City Administration Building
MINUTES

Presiding: Gary Thomas, Chairman

1. Call to Order: The meeting was called to order by Chair Gary Thomas

2. Roll Call
   Members present: Greg Doster, Troy Curtis, Karen Powell, Terron Bivins
   Members absent: Calvin Waters

3. Approve the Minutes of June 17, 2025, Temple Planning Commission meeting.
   There was a motion by Troy Curtis to approve the minutes with a change, second by Greg Doster. Vote 4-0.

4. Status report on Council action taken from June 17, 2025, Planning Commission Meeting.
   Community Development Director Deidra Walker explained that the planning commission was the final approval on the parcel split that was requested at the June meeting. The second item was the request for re-zoning

5. A *request* for a 25' stream buffer variance by David & Kellie Trefzger for Parcel# T04 0060023 on Katie Street, LandLot 149, District 6.
   Community Development Director Deidra Walker explained that the applicant would like to add an in law suite onto their home. The addition might go over the City's requirement of a 75 foot buffer,but it does meet the state buffer of 50 feet. This is a hardship case; they need to allow the mother to move in because she can not live alone. They are building the addition for her.

6. Hold a public hearing on the request for a 25' stream buffer variance by David & Kellie Trefzger.
   Chair Gary Thomas opened the public hearing. The applicants were present at the meeting. Ms. Trefzger explained her mother is not capable of living by herself since her husband passed away on May 3rd. She is legally blind and at some point will have to be in a wheel chair. She has been living with her mom in Paulding County, and this is the best option to have her move to their home. There was no one present to speak for or against this request. The public hearing was closed.

7. *Consider* taking action on the request by David & Kellie Trefzger.
   (The planning commission will make a recommendation to the city council who will make the final decision at their next scheduled council meeting on August 4, 2025.)
   There was a motion by Greg Doster to recommend approval of the stream buffer variance to the Council, contingent upon the contractor drawing it out and the inspector, Randall,

inspecting it and it meets all of the City requirements, second by Troy Curtis. Vote 4-0. This will go to the City Council for final approval on August 4th.

8. A *request* by Tony Collins of West Heritage Homes for a parcel split of Parcel# T02 0100022, 245 Old Bremen Road, LandLot 180, District 6. The future use of this property is residential.
   Community Development Director Deidra Walker explained that Mr. Collins bought this land; tract 2 is what he wants split. He wants to make the parcel smaller so he can build a house in the back. This gives him road frontage access.

9. *Hold* a public hearing on the request for a parcel split by Tony Collins.
   Chair Gary Thomas opened the public hearing. The applicant, Tony Collins was present. Mr. Collins stated that if this is approved, he plans to build his own personal home there as soon as possible. There was no one else present to speak for or against this request. The public hearing was closed.

10. *Consider* taking action on the request by Tony Collins.
    (Planning Commission is the final authority on parcel split/join request. No Council Action required.)
    There was a motion by Terron Bivins to approve the parcel split, second by Karen Powell. Vote 4-0. The Planning Commission is the final authority for this request.

11. Other business:
    Troy Curtis stated that this is his last Planning Commission Meeting. He is leaving Temple on August 2nd and moving to Florida.

12. Adjournment
    There was a motion to adjourn by Troy Curtis, second by Greg Doster. Vote 4-0. The meeting adjourned at 6:18PM.