



ROLL CALL:

_____ Louis Reed	_____ Brandon Livingston	_____ Rob Pearce
_____ Brent Rodina	_____ Karen Harris	_____ Kenneth Stottlemire
_____ Scott Hornbuckle	_____ Donna Hines Rayson	_____ Jennifer McMahan

GENERAL BUSINESS:

ADOPTION OF THE AGENDA: September 18, 2025 Regular Meeting

APPROVAL OF MINUTES: [click here to read the draft minutes of the AUGUST 21, 2025 Regular Meeting](#)

COMMUNICATIONS:

EX PARTE COMMUNICATIONS: *An ex parte communication occurs when a board member in a quasi-judicial proceeding communicates, directly or indirectly, with any person or party in connection with a matter before the board, absent of notice and opportunity for all parties to participate. The term ex parte literally means “one-sided.”*

PUBLIC HEARING ITEMS:

1. Application #2508-0048 (Yezek) to rezone approximately 6.00 acres from the A-2, Transitional Agriculture District to the R-E, Residential Estate District. Said property is commonly known as 3385 Reno Road and is located on the North side of Reno Road and approximately one-quarter (1/4) mile East of Nevada Road in the Southwest Quarter (SW ¼) of Section 09, Township 16 South, Range 20 East.

[Click here to see Supporting Documents](#)

2. Application #2508-0049 (Brewer) to rezone approximately 3.00 acres from the R-3A, Single Family Residential Three District to the R-E, Residential Estate District and to rezone approximately 3.50 acres from the A-1, Agriculture District to the R-E, Residential Estate District. Said properties are commonly known as 216 Virginia Road and 250 Virginia Road and are located on the West side of Virginia Road, approximately $\frac{3}{4}$ mile North of Allen Road, in the South Half (S $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section 16, Township 19 South, Range 21 East.

[Click here to see Supporting Documents](#)

3. Application #2508-0050 (Dishman) to rezone approximately 3.00 acres from the R-E, Residential Estate Zone to the R-3A, Single Family Residential Three Acre Zone. Said property to be rezoned is commonly known as 1375 Rock Creek Road and is located on the North side of Rock Creek Road, approximately three-quarter ($\frac{3}{4}$) mile West of Idaho Road, in the Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section 23, Township 17 South, Range 18 East.

[Click here to see Supporting Documents](#)

4. Application #2508-0051 (Carlson) to rezone approximately 20.00 acres from the A-1, Agriculture Zone to the A-2, Transitional Agriculture Zone. Said property to be rezoned is currently known as 1676 Osborne Road and is located on the South side of Osborne Road, approximately one-quarter ($\frac{1}{4}$) mile West of Indiana Road, in the East Half (E $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section 36, Township 16 South, Range 18 East.

[Click here to see Supporting Documents](#)

5. Application #2508-0052 (Cruce) to rezone approximately 10.00 acres from the A-2, Transitional Agriculture Zone to the R-E, Residential Estate Zone and to rezone approximately 15.00 acres from R-E, Residential Estate Zone to the A-2, Transitional Agriculture Zone. Said properties are commonly known as 4433 Louisiana Road and 4427 Louisiana Road and are located on the East side of Louisiana Road and approximately one-quarter ($\frac{1}{4}$) mile South of Stafford Road, in the South Half (S $\frac{1}{2}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section 34, Township 15 South, Range 19 East.

[Click here to see Supporting Documents](#)

6. Application #2508-0053 (Rodery) to rezone approximately 32.00 acres from the A-1, Agricultural Zone to the R-E, Residential Estate Zone and to rezone approximately 20.00 acres from A-1, Agriculture Zone to the A-2, Transitional Agriculture Zone. Said property is commonly known as 134 Haskell Road and is located on the South side of Haskell Road and approximately one-quarter ($\frac{1}{4}$) mile East of Alabama Road, in the Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section 02, Township 18 South, Range 17 East.

[Click here to see Supporting Documents](#)

NON-PUBLIC HEARING ITEMS: There were none.

PUBLIC COMMENT SECTION: Public desiring to speak on an item not on the agenda may do so at this time. Discussion time limit shall be determined by the Chair and the Planning Commission will not take an action or discuss items at this time. Discussion shall be limited to planning and zoning issues. Items introduced under “Public Comment” may become agenda items at a later date.

GENERAL BOARD DISCUSSION:

1. Election of Officers.

CALENDAR: Next Planning Commission Public Hearing – **OCTOBER 16, 2025** at **6:30 P.M.** in the **County Commissioners Meeting Room.**

ADJOURNMENT:

ATTENTION

For those who have not attended a Planning Commission meeting before here is the order of events.

Public Hearing Procedures.

For items on the agenda requiring a public hearing, the procedure is as follows:

1. Chair announces application.
2. Staff gives a summary presentation and recommendation.
3. Planning Commission asks Staff questions.
4. Chair opens the Public Hearing asking the applicant for a presentation. This presentation can be up to 15 minutes in length.
5. Planning Commission asks the applicant questions.
6. Chair will ask for members of the audience who wish to speak opposed or in favor of the application to come forward and make statements or ask questions.
7. The Public Hearing is closed.
8. Chair directs any questions to the appropriate individuals.
9. Planning Commission discussion.
10. Planning Commission votes.

Members of the audience should address their questions and comments to the Planning Commission.