

2. PUBLIC HEARING:

- a. JJP Aircraft, LLC c/o Jimmy Hill, **MAP AMENDMENT (MA21-01)**, requesting review and approval of map amendment to rezone from the current RTM (Residential Two and Multi-Family) district to RSS (Residential Single Family Small Lot) district at property addressed as 102 E Tyler Ave. **Harkins**

Rian Harkins, Senior Planner presents report and asks if there are any questions; none respond.

Chair Rickelman opens the public hearing. Chair Rickelman asks if there is anyone that wishes to speak in favor of this item.

Mr. Jimmy Hill, 2700 S. Western Road, comes to speak on the following:

- Representing the owner.
- Desires to build a single family structure on this property, therefore, the request to Residential Single Family Small Lot (RSS).
- Is adjacent to other RSS across the street to the south.
- Believes that this is compatible with other development in this area.
- Here to answer any questions.

Commission Bobo arrives at 5:36 PM.

Chair Rickelman asks if there is anyone else that wishes to speak in favor of this item; none respond. Chair Rickelman asks if there is anyone that wishes to speak in opposition of this item; none respond. Chair Rickelman closes the public hearing and asks for staff's recommendation.

Mr. Harkins presents findings and alternatives and asks if there are any questions for staff; none respond.

Commissioner Rickelman asks for Planning Commission discussion.

Commissioner Shanahan states that he is certainly in favor of in-fill housing just like with The Sticks; roads in this area are in very poor condition; and just wants to note the roads as an issue he has.

Commissioner Rickelman asks if there is any further discussion; none respond.

Vice-Chair Phillips moved, Commissioner Allred seconded to accept findings and recommend the City Council approve the proposed map amendment as presented.

Roll call:	Rickelman	Phillips	Shanahan	Allred	Bobo
	Yes	Yes	Yes	Yes	Yes

Time: 10 minutes