

**CITY OF BANE BERRY  
PLANNING COMMISSION MEETING MINUTES  
December 5, 2022**

**Call to Order:** Tom Carter called the meeting to order at 4:30p.m.

**Board Members:**

Chairman Tom Carter  
Vice-Chair Karl Kammann  
Mayor Donna Hernandez  
George Davis  
Wade Nicely  
Gunter Tillmann  
Jim Stover-Absent

**Approval of Minutes:** Karl Kammann made the motion to approve the November 7th minutes. Seconded by Mayor Hernandez. Motion passed 6-0

**Old Business:**

Tom Carter discussed Zoning Board of Appeals members

**New Business:**

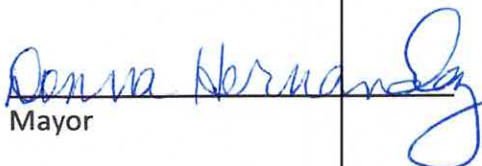
Motion made by George Davis, seconded by Gunter Tillmann to approve replating map for James Scott and Deborah Chadbourne. Motion passed 6-0

Motion made by Wade Nicely, seconded by Gunter Tillmann to approve the new house plans for Jason Eldridge in Nina Ferry Landing. Motion passed 6-0

Jeff Doran, 402 Lake Vista Dr, voiced his concerns regarding the potential for water runoff from the new house construction, on Lot 55R Lands' End, surrounding his property. Mr. Doran noted he had water in his basement prior to construction on Lot 55R Lands' End. Tom Carter stated the Planning Commission will make sure the water runoff will be managed by the Building Inspector. Mr. Doran inquired if there are any driveway setback restrictions. Tom Carter informed Mr. Doran the Planning Commission will ask the property owner if they would consider moving the Back Nine Dr. driveway off the property line. Motion made by Karl Kammann, seconded by George Davis to approve the new house plans for Michael Schneider and Stephanie DiFelice on Lot 55R Lands' End. Motion passed 6-0

**Citizen's Comments:** Michael Harris, Lake Front Place, opined about Zoning.

**Adjourn:** Motion made by George Davis, seconded by Wade Nicely at 5:33p.m.

  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
City Manager

1/10/23  
Date

**CITY OF BANE BERRY  
CITY COMMISSION MEETING MINUTES  
December 5, 2022**

**Call to Order:** Dr. Nuzzi called the meeting to order at 5:10PM

**Prayer Delivered:** Commissioner Tom Carter delivered the prayer

**Pledge of Allegiance**

**Board Members:**

Commissioner Donna Hernandez

Commissioner Tom Carter

Commissioner Gary Zander

**Election of Mayor and Vice Mayor:** After some discussion Donna Hernandez was voted in as Mayor and Tom Carter as Vice Mayor. Motions passed 3-0

**Approval of Agenda:** Commissioner Zander made the motion to approve the agenda. Seconded by Vice Mayor Carter. Motion passed 3-0

**Approval of Minutes:** Commissioner Zander made the motion to approve the minutes from November 7<sup>th</sup> Commission meeting with the typo correction and the Public Hearing minutes. Seconded by Vice Mayor Carter. Motion passed 3-0

**Communication from the Mayor:** Mayor Hernandez explained that the golf course will not be discussed due to the fact it is not part of the agenda.

**Communication from City Commissioners:** Vice Mayor Carter stated if there are any concerns about the golf course, please call the owners as per their request.

**Communication from City Manager:** Dr. Nuzzi stated after discussion with the owner of the golf course, there is nothing to report regarding the sale of such property.

**Committee Reports:**

1. **Fire Department:** Jay Brombach has agreed to be the Fire Department Administrator and Donny Williford said he will accept the Chief position with Jay Brombach's assistance
2. **Planning Committee:** Vice Mayor Carter reported they approved two new house plans and one lot replating.
3. **Parks and Recreation:** No Report: The Mayor mentioned the upcoming Holiday Party on December 18<sup>th</sup> and the December 16<sup>th</sup> Caroling event
4. **Road Commission:** Road Commissioner Rick Powers reported the next Road Commission meeting is December 15, 2022 at 5:00 p.m.

5. **Codes Officer:** Dennis Steele talked about code enforcement and that he will be working on Back Nine Dr. this week

**Old Business:**

Commissioner Zander announced they have 5 members that have agreed to be on the Zoning Board of Appeals they are:

Gary Zander  
George Davis  
Rachel Sexton  
Gunter Tillmann  
Jimmy Stover

First Responder Dinner is moved to February 25, 2023.

**New Business:**

- A. Dr Nuzzi noted Baneberry is the only City in Jefferson County that does not pay their commissioners. Dr Nuzzi asked the Commissioners to motion for a stipend of \$50 per month/ per commissioner. No motion was made by the Commissioners.
- B. Motion made by Commissioner Zander, seconded by Vice Mayor Carter to put the Building Inspector position on the City of Baneberry's payroll. Motion passed unanimously

**Citizen's Comments:**

- A. Pat Lunsford, St Andrews Dr. said our new Commissioners need to be sworn in and our website needs to be updated.
- B. Brian Metzger, Back Nine Dr. posed the question to the Commissioners regarding unknown possibilities about the golf course property.

**Adjourn:** Motion made by Commissioner Zander, seconded by Vice Mayor Carter at 5:44p.m.

  
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Mayor

  
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City Manager

1-10-23  
Date