

Town of Callahan
'A Florida Municipality'
Zoning Board Meeting Minutes
August 8, 2022

Present at meeting: Mr. Kirk, Mr. Mellecker, Mr. Schwend, Mr. Knagge, Mr. Bryan, Mr. Blue III, Ms. Pearce, Mrs. Gugliuzza

Absent: Mr. Williams and Mrs. Piipke

- I. Call to Order** – Mr. Kirk at 7:06 PM
- II. Pledge of Allegiance & Invocation** – Mr. Knagge
- III. Minutes** – Motion to approve minutes – Mr. Knagge
2nd the motion – Mr. Blue III
Motion carried
- IV. Persons wishing to Address the Board** – Lafaye Carroll 45012 James St.
Rhonda Carroll 45012 James St. Larry Hogan – 45215 Jamie Dr. Callahan
- V. Business** – Voluntary Annexation of parcel at MLK and Annie Laura
Public Hearing for Site Plan Review for the Tire Depot
- VI. Regular Meeting**
 - **Mr. Kirk** – Closed regular meeting and opened the public meeting.
 - **Mr. Hogan** – Owner of the property on MLK and Annie Laura St. Looking to annex the last parcel over to the city and continue to grow our area.
 - Lafay and Rhonda Carroll addressed the board regarding their property at 45012 James Street and asked questions about zoning of the property and Voluntary Annexation.
 - Motion to approve Voluntary Annexation – Mr. Knagge
2nd the motion – Mr. Schwend
Motion carried
 - **Mr. Tully** – Site Plan Review for the Tire Outlet, Mr. Tully, Civil Engineer. We are going to be behind Popeyes 5,720 square foot building with 8 bays, an office space and waiting area.
 - Motion to approve the Site Plan Review – Mr. Schwend
2nd the motion – Mr. Blue III
Motion carried
 - Discussion with the Carroll's about the process of doing a voluntary annexation of their property. They do have water and sewer, but they are in the county.

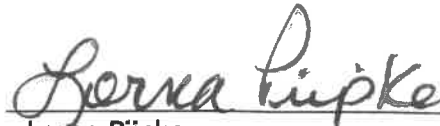
- **Mr. Knagge** – brought up the School Boards decision to have Middle and High School Students that live within 2 miles to the school, those students will have to walk to school or be driven to and from school.
- Lengthy discussion about the School Board continues around the table and some take aways. The town is considering a path at the new Brandies for the kids that have to walk MLK.
- **Mrs. Gugliuzza** – Reba and I have been working on this back and forth all day today. They say there is a Statute that allows them to do this as far as not busing the Middle and High School students, but there are some things in the Statute about hazardous conditions, such as no sidewalks or major intersections. We need families that are affected to voice their opinion to the School Board and give a copy to the town because the town is the record of it,.

VII. **Adjourn**

- Motion to adjourn by **Mr. Bryan** and 2nd by **Mr. Knagge**
- No one opposed.
- Motion Carried
- Time: **8:00 pm**



Mr. Kirk, Zoning President



Lorna Piipke

If a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.