



CITY OF BOAZ
Planning Commission Minutes
May 05, 2026

Boaz Public Library, Mastin Conference Room – 6:00 PM

I. Call to Order

Darby Pruitt called meeting to order at 6:03 pm.

II. Invocation

Rodney Frix gave the invocation

III. Pledge of Allegiance

Paul Hale led the pledge of allegiance

IV. Adoption of Agenda

Darby Pruitt entertained a motion to adopt the agenda

Rodney Frix made a motion to adopt the agenda

Tim Mcrae second.

Discussion

Fran Milwee asked if a motion should be made for each parcel in accordance to the Catanzaro subdivision and made a motion to ammend the agenda and have two public hearings one for each parcel listed in subject 1. of the agenda

Rodney Frix second. motion carried by unanimous voice

V. Reading and/or Approval of Minutes of Previous Planning Commission Meeting

Darby Pruitt entertained a motion to adopt the minutes from 4/7/26

Keith Hawkins made a move to adopt minutes from 4/7/26

Fran Milwee second motion carried by unanimous voice

Darby Pruitt entertained a motion to adopt the minutes from 4/9/26

Tim Mcrae made a motion to adopt the minute from 4/9/26

Rodney Frix second motion carried by unanimous voice.

1. Adopt the minutes of the Planning Commission Meeting date April 7 2026
2. Adopt minutes from Special Called Planning Commission dated 4.9.26

VI. Public Hearings

1. The City of Boaz Planning Commission will hold a public hearing The purpose of the public hearing will be to approve a preliminary subdivision plat for the subdividing of two lots

1. Parcel #2401011003046000

Legal Description: LOTS 13-27 I A COOLEY JR SD 6A

2. Parcel #2401014000005000

Legal Description: BEG AT NW COR LOT 1 LOWERY S/D PB 8 PG 146; TH N 270; TH NELY 147.63; TH E 24.9; TH N 67.97; TH W 153.09 TO E ROW BASSETT ST; TH NELY ALG SAID ROW 165; TH SE 187.01; TH E 272.81; TH S 540; TH W 496.8 TO POB CONT 5.9 AC(C)

The subdividing will consist of parcel 1. Listed above, being split into 7 adjoining lots.
Lot 2. Listed above will be divided into 4 adjoining lots.

Darby Pruitt entertained a motion to open the public hearing for parcel 1 and 2 of subject 1 in the agenda. 6:08

Tim Mcrae made a motion to open the hearing

Fran Milwee second motion carried by unanimous voice

Public Comments

Daniel Parker From CDP design 119 S 6th Street Gadsden AL 35901

Parker spoke on Catanzaro plan to subdivide the lot to build single family detached dwellings on the property

Darby Pruitt entertained a motion to close

Tim Mcrae made a move to close

Fran Milwee second motion carried by unanimous voice

2. The City of Boaz Planning Commission will hold a public hearing, The purpose of this hearing will be to approve the subdividing of a lot within one and a half miles outside of Boaz City Limits.

Darby Pruitt entertained a motion to open public hearing on item of the agenda 6:11

Rodney Frix made a motion t open

Keith Hawkins second motion carried by unanimous voice

Public Comment

Chris Ramirez CR 392 Crossville AL.

stood and stated the submission of his plat and the goal

Landon Knott stated why he brought it before the planning commission instead of approving and pointed out the reasons why it was not approved by him alone

Ramirez spoke on how by removing carports from existing house it would remedy the problems the Planning Commission had with the plat

Darby Pruitt entertained a motion to close public hearing

Tim Mcrae made move to close

Rodney Frix second motion carried by unanimous voice

3. The City of Boaz Planning Commission will hold a public hearing, The purpose of the public hearing will be on a request for a zoning change from R-4 to R-2 for a property on Doris Street.

Darby Pruitt entertained a motion to open public hearing on item 3 of the agenda 6:17

Keith Hawkins made a move to open the public hearing

Rodney Frix second

Public comment

Jeff Overstreet 15 Christi Lane Boaz AL 35957

opens stating why they wanted a rezoning of the property and the scope of what they were looking to build

Overstreet made clear he was aware of the changes to building standards the city had passed recently

he spoke on how it would raise the look and the cost of the surrounding area and that he felt it would help the city

none were in opposition

Darby entertained a motion to close

Tim Mcrae made the move

Rodney Frix second Motion carried by unanimous decision

VII. New Business

1. Entertain a motion to Approve preliminary subdivision plat to subdivide two separate lots owned by Tony Catanzaro. Located near Dailey Street, the lots will be subdivided into a total of 11 separate lots between both parcels.

commission looked at the plats and clarified the approval of the 7 lot subdivision amending the lots 13-27 that were existing

Darby Pruitt entertained a motion to approve parcel 1 on Dailey Street subject 1. of the agenda

Rodney Frix made a motion to approve the subdividing

Paul Hale second motion carried by unanimous voice

Darby Pruitt entertained a motion to approve parcel 2 preliminary on Bassett Street subject 1 on the agenda

Tim Mcrae made motion to approve

Fran Milwee second motion carried by unanimous voice

2. Entertain a motion to approve the subdividing of a lot located on Peach Tree Lane within One and a half miles outside of the Boaz City Limits. This will consist of a singular lot becoming 4 lots to meet R-1 requirement.

Darby Pruitt entertained a motion to approve the subdividing of the lot in subject 2 of the agenda on Peachtree Lane

Tim Mcrae made a motion to approve Fran Milwee second motion carried by unanimous voice

3. Entertain a motion to approve the rezoning from r-4 to r-2 of a lot located near 600 Doris Street.

Darby Pruitt Entertained a motion to approve the rezoning from r-4 to r-2 of a lot located near 600 Doris Street.

Rodney Frix made a motion to approve

Tim Mcrae second

motion carries by unanimous voice

VIII. Public Comments

IX. Chairman Comments

X. Adjourn

Darby entertained motion to adjourn

Tim Mcrae made motion to adjourn

Rodney Frix second

motion carried by unanimous voice

6:29pm