

**MINUTES OF A REGULAR MEETING OF THE
ZONING BOARD OF ADJUSTMENT OF
THE CITY OF JASPER, ALABAMA, HELD
Thursday, January 15, 2026, AT 9:00 A.M.**

Members Present: Ronnie Shaw, Trent Harris, Pat Morrison, Haig Wright III, J.T. Chapman

Also Present: Brent McCarver – City Planner/Zoning Administrator, Michelle Matanic – Administrative Assistant

The audience consisted of the parties involved in the requests and a neighbor of the 3rd Place property.

Members Absent: David Mize

Approval of Minutes of September 18, 2025, meeting:

Motion: Motion to approve made by Ronnie Shaw and seconded by J.T. Chapman.

Approved: Unanimous

1. The applicant, H.L. Hutchison, requests a setback variance at TBD 3rd Place (Parcel #64-17-02-09-2-201-046.000).

Motion: There was a short discussion between the board members and the audience. The neighbor to this property stated that there was no neighborhood opposition to the reduction of the setbacks. The motion to approve was made by Ronnie Shaw and seconded by Haig Wright III.

Approved: Unanimous

2. The applicant, J.R. Sherer Jr., requests multiple variances to allow a recreational vehicle (RV) park under the campground supplemental use regulations for parcel #64-17-08-28-0-001-001.000.
 - a. Variance for sites per acre.

Motion: The city planner explained the necessity of variances and conditional use approval due to RV parks not being included in Jasper ordinances. It was decided that Ronnie Shaw would abstain from voting due to Pinnacle Bank providing financial backing for the project. There was a lengthy discussion between the board members, city planner and the audience about the purpose and specifics of the facility and the benefits to the city of Jasper. Russ Duggar spoke on behalf of

the developer. The motion to approve was made by Trent Harris and seconded by Pat Morrison

Approved: 4 in favor, Ronnie Shaw abstained

- b. Variance for site minimum area.

Motion: The city planner explained the specifics of the variance. There was no discussion. Motion to approve was made by Pat Morrison and seconded by J.T. Chapman

Approved: 4 in favor, Ronnie Shaw abstained

- c. Variance for site minimum width.

Motion: The city planner explained the specifics of the variance. There was no discussion. Motion to approve was made by Trent Harris and seconded by J.T. Chatman.

Approved: 4 in favor, Ronnie Shaw abstained

The motion to adjourn was made by Ronnie Shaw and seconded by Pat Morrison. Motion to adjourn was passed unanimously.

With no further business to come before the Commission, the meeting was adjourned.

Chairman
Trent Harris