

MINUTES
MT. JACKSON PLANNING COMMISSION
April 2, 2003

Chairman Flower called the commission meeting to order at 7:30 p.m. at the Community Center. Attending were Messrs. Boyer, Litten, Whiting, Wolfe, and Zirkle. Guests: Mr. Gary Staton, Mr. Loy May, Mrs. Betty Phillips, Mr. Roger Freehling, Mr. Pat Racey (Racey Engineering)

Minutes March 5, 2003, **MOTION** to Approve by Mr. Boyers, 2nd by Mr. Wolfe - UNANIMOUS.

Old Business:

1. Cash/Staton Special Use Permit –**MOTION** by Mr. Whiting that the Commission recommend Town Council Approval with the condition that the parking lot surface be brought into compliance with Town Code by Labor Day 2003, 2nd by Mr. Wolfe – UNANIMOUS
2. Comprehensive Plan Committee – Mr. Flower reported that the consultant has completed the first section of his report on the Caverns Road project and will present his report to the Commission and public at the April 9 meeting. This meeting will be an information and feedback session to begin planning the future of the interchange and neighboring properties.

New Business:

1. Wallen Family LLC – Special Use Permit. **MOTION** to set Joint Public Hearing for June 4, 2003, at 7:30 p.m. by Mr. Zirkle, 2nd by Mr. Whiting – UNANIMOUS
2. Freehling Subdivision, Jackson Street – Mr. Pat Racey and Mr. Roger Freehling made a presentation about their initial sketch plans for a 23-lot subdivision. Public comment was also solicited; Mr. May and Mrs. Phillips offered several comments as well as the Planning Commissioners. Subjects discussed included: types of homes (not modular or mobile homes) – single family and duplex, storm water management facilities and who will maintain in the future, buffering between types of residences, rental versus single family ownership units, water/sewer capacity and layout of pipes, traffic volumes, covenants for future development restrictions, and other subjects. This is not a formal application, so the applicant will take these comments back and consider ways to develop a plan that addresses these issues.

Board of Zoning Appeals:

No cases this month.

Zoning Administrator Report – Discussed and Accepted as presented.

Mr. Whiting summarized the recent council issues including status of CDBG Grant, town budget, regional sewer facility, and Visitors Center.

The meeting adjourned at 8:40 p.m.

Respectfully Submitted,

Charles Moore, Secretary