

MINUTES
MT. JACKSON PLANNING COMMISSION
June 4, 2003

Chairman Flower called the Commission meeting to order at 7:45 p.m. (following a joint public hearing) at the Community Center. Attending were Ms. Good and Messrs. Boyer, Tibbetts, Whiting, Wolfe, and Zirkle. Guests: Mr. Peyton Monroe, future Commission member, and many representatives of applicants with cases on the agenda.

Minutes May 7, 2003, **MOTION** to Approve by Mr. Whiting, 2nd by Mr. Wolfe - UNANIMOUS.

Old Business:

1. Comprehensive Plan Committee – Mr. Flower reported that the consultant is beginning work on the second section of the report and will be meeting with landowners and town officials soon.
2. Wallen Family LLC, 6000 Main St. Special Use Permit for increasing the number of residential units in a mixed use B-1 building. **MOTION** by Mr. Whiting that the Commission recommend Town Council Approval, 2nd by Mr. Wolfe – UNANIMOUS. Ms. Good voted in favor, but noted for the record that she has an unrelated business relationship with one of the Wallen family members that is unaffected in any way by this matter.
3. Nelson Keller, 5791 Main Street – Special Use Permit to increase number of residential units in mixed use structure – **MOTION** by Mr. Tibbetts to TABLE with the notation that the Commission agrees with the concept of increasing the number of apartments and improving the appearance of the building to match the Main Street Plan, 2nd by Mr. Whiting. UNANIMOUS
4. Habitat for Humanity, Railroad Street – Three-lot subdivision. **MOTION** by Mr. Tibbetts to APPROVE subject to Storm water covenants and VDOT approvals as per staff memo, 2nd Mr. Boyers – UNANIMOUS
5. Best Western Motel, Conicville Road – Waiver to allow changeable message sign. **MOTION** by Mr. Whiting to recommend Town Council APPROVAL, 2nd Mr. Boyers – UNANIMOUS.
6. Ordinance O-05-2003 Amending Flood Plain Ordinance to comply with current FEMA regulations. **MOTION** by Mr. Whiting, 2nd by Mr. Tibbetts to recommend Town Council APPROVAL – UNANIMOUS.

New Business:

1. First Bank, Site Plan Review – **MOTION** by Mr. Tibbetts, 2nd Mr. Zirkle to recommend Town Council APPROVAL of the plan as submitted – UNANIMOUS
2. Gospel Street Subdivision – Dedicating the street and sidewalk to public ownership. **MOTION** by Mr. Whiting, 2nd by Ms. Good to recommend Town Council APPROVAL – UNANIMOUS

3. Storm water management legislation – After discussion, Mr. Whiting made a **MOTION** to refer the matter to the zoning ordinance subcommittee for study and recommendation, 2nd Mr. Wolfe – UNANIMOUS

Board of Zoning Appeals:

No cases this month; one coming up on June 5, 2003.

Zoning Administrator Report – Discussed and Accepted as presented.

Mr. Whiting summarized the current status of the regional sewer line.
Mr. Moore summarized current town issues including status of CDBG Grant, town budget, and Visitors Center.

The meeting adjourned at 8:30 p.m.

Respectfully Submitted,

Charles Moore, Secretary