

MINUTES
MT. JACKSON PLANNING COMMISSION
November 6, 2002

Vice Chairman Boyers called the commission meeting to order at 7:30 p.m. at the Community Center. Attending were Messrs. Litten, Wolfe, and Zirkle. Guests: Ms. Dorothy Harriman, Mr. Orville Smoot, and Mr. Ed Blackwell (Engineer).

Minutes October 2, 2002: Postponed until next meeting.

New Business:

1. Mills Special Use Permit – **MOTION** by Mr. Whiting to set this matter for Joint Public Hearing on December 4, 2002, at 7:30 p.m., 2nd by Mr. Tibbetts. **UNANIMOUS**
2. Van Engen Rezoning and Special Use Permit – **MOTION** by Mr. Whiting, 2nd by Mr. Litten, to set this matter for Joint Public Hearing on December 4, 2002, at 7:30 p.m. **UNANIMOUS**
3. Commission's January Meeting Date – **MOTION** by Mr. Whiting, 2nd by Mr. Tibbetts, to set the Commission's January meeting for January 8, 2003. **UNIMOUS**

Old Business:

1. Comprehensive Plan Committee – Mr. Boyers reported that two of the committee's efforts were underway: The rezoning ordinance on tonight's agenda and the consultant's work on the Caverns interchange.
2. Ordinance O-13-02 Rezoning East Avondale annexed properties and J.E. Morgan plant - **MOTION** by Mr. Tibbetts, 2nd by Mr. Litten, to recommend Town Council approval. **UNANIMOUS**
3. Valley Fertilizer Special Use Permit – The application was summarized by Mr. Moore, further comments were provided by Mr. Smoot, and it was discussed by the Commission. **MOTION** by Mr. Whiting, 2nd by Mr. Litten, to recommend Town Council approval subject to the 14 staff recommended conditions and the recommendations by the Town Engineer. **Unanimous.**
4. Harbell Special Use Permit – The application was summarized by Mr. Moore. The Commission discussed the concerns expressed at the public hearing concerning parking, property maintenance, fire safety, and the Board of Zoning Appeals matters mentioned in the staff memorandum. **MOTION** by Mr. Whiting, 2nd by Mr. Tibbetts, to recommend **DENIAL** based on the lack of parking, and the staff memo issues concerning lot size, and buffer requirements. **Unanimous.**

Board of Zoning Appeals: None

Zoning Administrator Report – Discussed and Accepted as presented.

Mr. Moore summarized the recent council issues including status of water towers, CDBG Grant, and Visitors Center.

The meeting adjourned at 8:25 p.m.

Respectfully Submitted,

Charles Moore, Secretary