

MOUNT JACKSON PLANNING COMMISSION
REGULAR MEETING
August 2, 2004

Chairman Boyers called the meeting to order at 7:30 pm. In attendance were: Ms. Good and Messrs. Hackenbracht, Monroe, Whiting, and Zirkle.

Mr. Whiting **MOVED**, 2nd by Mr. Monroe, that the minutes of June 2 be approved as presented. Approved UNANIMOUSLY.

MOTION by Ms. Good, 2nd by Mr. Whiting that the meeting for September be held on September 1, 2004, with public hearings at 7 pm and the regular meeting to be at 7:30 or immediately following the hearing. **PASSED** by unanimous vote.

Special Use Permit, Chris Wells, 5421 Main St. Contractor's office, shop, storage, delete apartment, **MOTION** by Mr. Zirkle to set the joint public hearing on this matter for 7 pm, September 1, 2004, 2nd by Mr. Monroe. **PASSED** unanimously.

Special Use Permit, Nelson Keller, 5791 Main St. add one additional apartment, **MOTION** by Mr. Whiting to set the joint public hearing on this matter for 7 pm, September 1, 2004, 2nd by Ms. Good. **PASSED** unanimously.

Special Use Permit, Gary Ward, 5995 King St. Plumbing Storage and Private Storage, **MOTION** by Mr. Zirkle to set the joint public hearing on this matter for 7 pm, September 1, 2004, 2nd by Ms. Good. **PASSED** unanimously.

Comprehensive Plan Revision – Mr. Moore summarized the possibilities for review and update of the plan, including full consultant handling of the project, all in-house handling, and a combination of the two. After discussion, Ms. Good **MOVED** that the committee and staff do as much work as possible to reduce costs and that we maximize the use of the existing work such as the Caverns Road Study as possible, 2nd by Mr. Monroe. Chairman Boyers appointed a committee consisting of Ms. Good, Mr. Monroe, and himself with others welcome to join as possible.

Sidewalks on corner lots – The group discussed the code requirement for sidewalks in certain zones and how such requirements transition into areas with lesser requirements. The matter was tabled for future discussion.

Smoot's Trailer Park - Mr. Moore discussed the interpretations of non-conformity which are applied to this case and the Commissioners discussed the matter. Some members wanted to maximize the interpretations to assure profitability of the project while others were greatly concerned about inconsistent interpretation of the code definitions. Mr. Whiting **MOVED** that the Commission agrees with the interpretation that 12 new trailers (total) would be allowed. Motion failed on a tie (3-3).

King Street future zoning – The Commission discussed the future zoning of properties along King St. because the two oldest structures are for sale and may well be the subject of proposals for new types of uses. The matter was tabled for review by the Comprehensive Plan Update committee.

Zoning Administrator Report – Accepted as presented.

Mr. Hackenbracht and Mr. Moore summarized current town items.

Meeting adjourned at 8:30 pm.

Respectfully Submitted,

Charles Moore, Secretary