

PLANNING AND ZONING BOARD MEETING MINUTES

Monday, June 15, 2009

6:00 p.m.

Members Present: Herman Johnson, Cathy Wilson, Charles Belcher, Don Waugh, Tad Martin, and Jimmy Lemons
Members Absent: Laurie Jarrett and Sandra Masho
Also Present: Jeff Earp, Town Manger

Call to Order – Chairman Johnson called the meeting to order.

Old Business

Approval of Previous Meeting's minutes – May 18, 2009– Don Waugh made a motion to approve the minutes; Cathy Wilson seconded. Motion passed 6-0.

New Business

Consideration & discussion of a request for minor subdivision plat approval, rezoning of parcel and application for Mobile Home Park Permit from Philip Morgan.

Mr. Morgan asked the Planning Board to consider the following modifications concerning his property located on Trollingwood Hawfields Road described as approximately 40 acres as described in Deed Book 1988 Page 306 Alamance County Tax Map 10-15-5:

1. Approve the subdivision of lot 10-15-5 as proposed in the attached preliminary Plat attached (attachment A).
2. Approve a rezoning request of the subdivided parcel from R-18 to R-G and B-2 as per submitted plan (attachment B).
3. Approve a special use permit to use property as a mobile home park.
4. Be granted the ability to hook on to the sewer lines of the Town of Haw River to provide sewer service for the MHP.

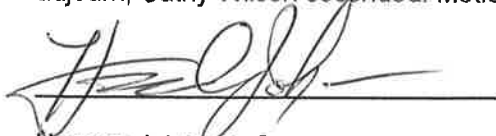
After discussion, Don Waugh made a motion to recommend to the Town Council to approve the plat, rezone parcel from R-18 to R-G, and approve property for MHP special use permit. Also the Planning Board would support the request to provide sewer service to MHP at a double rate. The motion was seconded by Tad Martin. Motion passed 6-0.

Other Business

In other business Tad Martin asked the Town Manager to relay to the Town Council the need to address dog nuisances with an updated and more stringent ordinance.

The planning board also received an update on the Old Mill's property and properties approved for condemnation.

With no other business the chairman called for a motion to adjourn. Tad Martin made a motion to adjourn; Cathy Wilson seconded. Motion carried unanimously.


Herman Johnson, Chairman

DATE: 7/20/09