

PLANNING AND ZONING BOARD MEETING MINUTES

Monday, September 17, 2012

6:00 p.m.

Members Present: Herman Johnson, Laurie Jarrett, Jimmy Lemons, Don Waugh, Betty Hall, Sandra Masho, and Philip Morgan (not present at beginning of meeting).
Members Absent: Tad Martin
Also Present: Jeff Earp, Melanie Hamilton

Call to Order – Chairman Johnson called the meeting to order at 6:00 pm.

Clerk Hamilton swore in Jimmy Lemons to another 3 year term with the Planning and Zoning Board.

Approval of Previous Meeting's minutes – June 18, 2012 – Laurie Jarrett made a motion to approve the minutes. Don Waugh seconded. Motion carried 6-0.

New Business

Philip Morgan enters the meeting.

Review and consideration of request from Haw River Business Center LLC for conditional mixed use rezoning of property located off of Hwy 49 (Tax Map #13-12-25A).

E. Lawson Brown, Jr., representing Haw River Business Center LLC, submitted to the Town a request for conditional mixed use rezoning of the old mill property off of Hwy 49 (Tax Map #13-12-25A). The plan submitted to the Town is for five separate lots with three proposed uses: industrial, residential, and commercial. These lots are approximately 27 acres total. The lot along the river will potentially become a registered historical property and the intention is to renovate the building and repurpose it for residential/retail use. The other lots will be leased or sold and be used for light industrial or commercial use. The plans include a large parking lot and two entrances with all common areas being governed by a business owner's association agreement. The entire property is currently zoned I-2.

After considerable discussion, Don Waugh made a motion to recommend to Council approval of the conditional mixed used rezoning request from Haw River Business Center LLC for the mill property off of Hwy 49 (Tax Map #13-12-25A). Laurie Jarrett seconded. Motion carried 7-0.

Jimmy Lemons made a motion to adjourn. Don Waugh seconded. Motion carried 7-0. Meeting adjourned at 6:23 p.m.



Herman Johnson, Chairman

DATE: 11/19/12