

Planning Commission Minutes
February 22, 2016

1. ROLL CALL – Meeting was called to order by Chairman Robert Mann. A quorum was present.

PRESENT

Jay Moore
Sean Schader
Matt Hutcherson
Toni Bahn
Robert Mann, Chair
Gerry Harris
Judy Horne

ABSENT

Bobby Wilson

City Employees Present: Melissa McCarville - City Business Manager; Rick Brammall – City Inspector; Steve Tennant - City Attorney; Chris Brackett-City Engineer

2. Approval of Minutes: Minutes of November 23, 2015 were unanimously approved as written.

3. Comments from Citizens: Mayor Ernie Penn reported on his meeting with Larry Bowden of Briar Rose Bakery regarding building of a large open-air pavilion. He is not opposed to paved parking or landscaping (and he may ask the Farmington Garden Club for input with it.) Also, he does not want to lose the big trees on the lot. He plans to come to the Planning Commission in the future to ask for waiver of requirements for a full-scale development. The Mayor assured Mr. Bowden that the Planning Commissioners are not “anti-business.”

4. Public Hearing – Variance Request for Farmington High School Landscaping

Geoffrey Bates of Bates & Associates, Inc. was present to discuss the LSD for the Farmington School District’s property located at 12329 N. Highway 170. They are willing to landscape, but have concerns about full landscaping in required areas where future Highway 170 construction and on-campus construction will damage or remove the landscaping.

Dr. and Mrs. Alex Lacy have lived across the street from the high school property for 35 years. He said that the Phase I which was done prior to landscaping ordinance had used a “scorched earth” method on the property, removing numerous old trees, some of which might have been saved. He pleaded with Planning Commissioners to not cut corners with the landscaping requirements because it is vitally important to the overall appearance of the high school which will be in use for many, many years. In addition, visitors will be coming to the high school from all over the state for athletic and fine arts events and it will give a favorable impression, with landscaping. He also mentioned that he has taught at five universities during his career, one of which was the University of Virginia, which is known world-wide for its beautiful, carefully planned landscaping and it made a great difference in campus when compared to some other campuses. He said it has been shown that attractive landscaping is inspirational and beneficial to students.

Judge Mike Mashburn who owns property adjoin the school property was present and also interested in what will be done with the land.

It was noted that the Planning Commission members are in the process of re-evaluating the landscape ordinance requirements and will very soon vote on the changes. The suggested revised ordinance will then be sent to the City Council for their consideration.

Mark Haguewood with High Jackson Associates expressed concern about delaying a building permit due to tabling of landscape variance.

It was moved that the Farmington High School Landscaping variance request be tabled until the landscaping ordinance has been finalized, and the construction building permit will be issued. Commissioners unanimously voted "yes".

5. Election of Officers:

Gerry Harris moved, seconded by Matt Hutcherson, to re-elect Robert Mann as Chairman. Vote was unanimous.

Sean Schader moved, seconded by Jay Moore, to re-elect Gerry Harris as Vice Chair. Vote was unanimous.

Sean Schader moved, seconded by Gerry Harris, to re-elect Judy Horne as Secretary. Vote was unanimous.

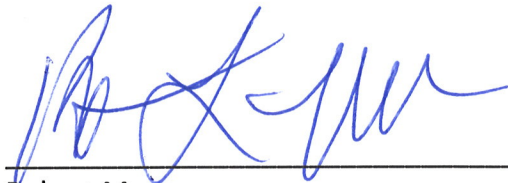
6. Landscaping Ordinance Review:

Commissioners were provided with a copy of proposed revised landscaping ordinance. Judy Horne explained some of the major revisions to the ordinance and distributed a comparison sheet for Commissioners' consideration.

7. Adjournment: Having no further business, Gerry Harris moved to adjourn, seconded by Sean Schader and passed unanimously.



Judy Horne
Secretary, Planning Commission



Robert Mann
Chair, Planning Commission