



Action Minutes: Planning Commission

Meeting Date: April 7, 2015

Members Present: Neal Bench (Chair), Travis Crayton (7:12 pm), Deborah Fulgheri, , Michael Parker, Amy Ryan (Vice-Chair), Buffie Webber, Brian Wittmayer

Members Absent: Melissa McCullough **Joint Planning Area Member:** Vacant **Council Member:** George Cianciolo

Staff Present: Loryn Clark, Eric Feld, Judy Johnson, Gene Poveromo, John Richardson, Megan Wooley

Agenda Item	Discussion Points	Motion/Votes/Outcome	Action
Opening Items	<ol style="list-style-type: none">1. Meeting was called to order at 7:00pm2. Adoption of March 17th 2015 Action Minutes.3. Order of items on the Agenda.	<ol style="list-style-type: none">1. Quorum present2. Amy Ryan moved and Michael Parker seconded a motion to approve the March 17th, 2015 Action Minutes.3. The Planning Commission agreed to consider the New Business items before Old Business.	<ol style="list-style-type: none">1. None2. The motion was approved 6-0 (Travis Crayton did not arrive in time to vote on this item).3. The Agenda was amended.
Consent Agenda	No items		

New Business

4. Feasibility Review of the proposed Elkin Hills Neighborhood Conservation District

4. Amy Ryan moved and Brian Wittmayer seconded a motion to recommend that the staff move forward with the Elkin Hills NCD process. The motion also included two friendly amendments; a) that prior to approving an NCD, the Council consider how many property owners support the NCD; and b) that the neighbourhood submit a second petition with property owner signatures at the end of Phase II

4. The motion was approved 4 in favor, 3 opposed (Travis Crayton, Michael Parker, Deborah Fulgheri).

Those opposed to the motion stated that the process did not appear to clearly reflect the concerns of all the neighbors ; and that an NCD may not be the appropriate planning tool for this neighborhood.

The Planning Commission also agree to defer the appointment of the Planning Commission NCD liaisons to a future meeting.

5. Northside Neighborhood Conservation District Land Use Management Ordinance Text Amendments

5. Travis Clayton moved, and Brian Wittmayer seconded a motion to accept Buffie Webber's request to be recused from this agenda item due to the fact that Ms. Webber is on the Board of Directors for Empowerment.

5. The motion was approved 6-0.

Brian Wittmayer moved and Michael Parker seconded a motion to recommend approval of three of the proposed amendments (fees, streamlined process, energy efficiency); and that the Council consider creating a neighbourhood stakeholders group to investigate a broader, more comprehensive study of the Northside NCD.

The motion was approved 6-0.

6. Ephesus/Fordham Form District – Land Use Management Ordinance and Zoning Atlas Amendments

6. The Commission agreed to receive a brief staff presentation on this item and continue the discussion to the April 21, 2015 meeting.

<p>Old Business</p>	<p>7. Obey Creek Subcommittee – Report from Amy Ryan</p> <p>Obey Creek Transportation Subcommittee Update from Michael Parker</p> <p>Obey Creek Development Proposal - Land Use Management Ordinance Text Amendment, Zoning Atlas Amendment, and draft Development Agreement.</p> <p>Improve the Development Review Process Update from Brian Wittmayer</p>	<p>7. Amy Ryan reported on the Obey Creek Subcommittee.</p> <p>Michael Parker reported on the Obey Creek Transportation Subcommittee</p> <p>Due to the late hour, the Commission agree to hold a Special Planning Commission meeting on April 15, 2015 at 7:00 p.m.to consider the Obey Creek Development Agreement.</p> <p>The Commission agree to defer this discussion to a future meeting.</p>	
<p>Adjournment</p>		<p>The Chair announced the meeting adjourned at 11:25 pm.</p>	

DRAFT