

Planning and Zoning Board Meeting

Town of Fairview

October 15, 2013

The Planning and Zoning Board of the Town of Fairview met at the fire department at 6:30 p.m. on Tuesday, October 15, 2013 with the following members present: Chairman Phil Thomas, Vice Chairman Jesse Hargett, Nancy Randall, John Phifer, John Crowell, and Patricia Kindley. Others present were Neil and Lidia Ferrentino.

Chairman Thomas called the meeting to order. There were no public comments. Thomas made brief remarks concerning the Council meeting, which was held on October 14 and noted that a joint meeting between the Councils of Fairview and Unionville had been held on October 1 at Piedmont High School. This meeting was an informational session presented by two attorneys with the Southern Environmental Law Center concerning their suit against DOT and issues of the Monroe by-pass.

The first item of new business was to address the request to amend CUP #12-015 to allow Neil and Lidia Ferrentino to subdivide parcel #08252011B with the new lot enabling them to build a home on the property.

Discussion included concerns about easement issues, the unusual shape of the lot as well as many aspects of the unconventional situation at hand. The following changes to the conditions as recorded for CUP #12-015 were suggested by various board members.

First, in condition #1, the word "four" should be changed to the word "six". Secondly, condition #7 should be deleted entirely, as it no longer applies to this situation. Thirdly, the numbering of the conditions will change, making the present #8 become #7 and on down the list making condition #13 become #12. In the new condition #11 (previously #12) all wording after the word "business" should be deleted.

The following wording was agreed upon by the board and voted on unanimously by the group: "The newly-created lot, sub-divided out of the original lot, #08252011B, will be reverted back to RA-40 and will not be subject to the conditions of CUP #13044". The motion to approve this new CUP was made by Jesse Hargett and seconded by John Crowell.

The board then moved on to approval of the minutes of the September 17 meeting. A motion was made by John Crowell to approve those minutes as written. The motion was seconded by Nancy Randall, and the vote was unanimous.

With no further business to be addressed by the body, Jesse made the motion to adjourn. The motion was seconded by John Phifer. Again the vote was unanimous.

Respectfully submitted,

Patricia Kindley, Board Member

(in the absence of Land Use Administrator,

Ed Humphries)

Phil Thomas, Chairman

Minutes Approved Nov. 19th 2013