

**Town of Fairview
Planning and Zoning Board Meeting
January 20, 2015**

The following board members were present: Chairman Phil Thomas, Jesse Hargett, John Crowell, Nancy Randall, Patti Freeman and Patricia Kindley. The quorum requirement was met.

Staff: Land Use Administrator, Ed Humphries

Chairman Thomas opened the meeting.

Chairman Thomas suggested that we add the election of Chairman and Vice Chairman to the agenda.

Patricia Kindley made a motion to add the election of officers to the agenda. Patti Freeman seconded the motion. All members present voted yes (6-0)

Public Comment

There was no public comment.

Council Actions Report

A Council vacant seat has been created by the resignation of Arnold Price. The Council plans to fill the seat at the February, 2015 meeting.

Business

Election of Officers

Jesse Hargett made a motion to appoint Phil Thomas as Chairman (for 2015). Patti Freeman seconded the motion. All members present voted yes (6-0)

Patricia Kindley made a motion to appoint Jesse Hargett as Vice Chairman (for 2015). Patti Freeman seconded the motion. All members present votes yes (6-0)

Review of all HC Zoning that is now allowed by right (Z) to determine if it should be (C) Conditional Use Permit Requirement.

Chairman Thomas stated that he knows of no way to discuss them except to go through each one.

Jesse Hargett suggested that since the Council approves the request and the Council would entertain conditions anyway, we may not have to look at all of them. The Planning Board could look at conditional uses and develop criteria to make the use fair and impartial. He stated he would like to table this to a later date.

Humphries stated that it might be easier to classify all uses in HC as conditional. The council prefers Conditional Use Permits as indicated in past zonings.

John Crowell stated that the uses in HC needed conditions.

Chairman Thomas stated that it was easier to manage if all are conditional.

Jesse Hargett made a motion to withdraw his motion to table.

Thomas said he thought we were talking about only the ones that were allowed by right. The use not marked either C or Z is not permitted.

Ed Humphries stated at a later date the planning board may want to review all uses.

A motion was made by Patti Freeman to recommend to the Council that(TC-15-006) all uses under HC in the Table of Uses presently permitted by right “Z” be changed to “C”, requiring a Conditional Use Permit.

John Crowell seconded the motion. All members present voted yes (6-0).

Public Comments

There was no public comment.

Minutes

Jesse Hargett made a motion to approve the November 18, 2014 minutes, as corrected. Patti Freeman seconded the motion. All members present voted yes (6-0).

Jesse Hargett asked if the Fire Department had inspected the Cable trucking operation fuel storage in relation to the condition on their CUP which was recently approved.. Ed Humphries is to make the appointment with the Cables and the Fire Department to review their operation.

Patti Freeman made a motion to adjourn. Nancy Randall seconded the motion. All members voted yes (6-0).

Respectfully submitted,

Ed Humphries
Land Use Administrator

Phil Thomas
Chairman

Approved this 17th day of March, 2015.