

DRAFT MINUTES FOR THE GREENVILLE PLANNING AND ZONING COMMISSION

December 17, 2020

The Greenville Planning and Zoning Commission met via electronic media on the above date at 6:00 pm. as a continuation of the recessed meeting from December 15, 2020. Due to COVID 19 safety measures, commission members connected electronically to the meeting from their own locations.

Chairman Robinson said that recent actions by the North Carolina General Assembly has changed the way the commission will vote. The Planning and Zoning Commission met on December 15, 2020 at 6PM via ZOOM and in keeping with the laws related to electronic meeting the items from that meeting were recessed until today. The public hearings were already held. This meeting is to discuss and vote on the items in question.

Mr. Les Robinson - Chair \*

Mr. Kevin Faison - *	Mr. Allen Thomas - X
Mr. Michael Overton -X	Mr. John Collins - *
Mr. Alan Brock - X	Mr. Hap Maxwell - *
Mr. Billy Parker - *	Mr. Brad Guth - *
Mr. Max Ray Joyner III - *	Mr. Chris West - *

The members present are denoted by an \* and the members absent are denoted by an X.

The Clerk confirmed that the same members were present for both meetings.

**VOTING MEMBERS:** Faison, Parker, Maxwell, Joyner, Collins, West, Guth,

**PLANNING STAFF:** Chantae Gooby, Chief Planner; Bradleigh Sceviour, Planner II; Margo Castro, GIS Technician II

**OTHERS PRESENT:** Emanuel McGirt, City Attorney; Kelvin Thomas, Communication Technician; Rik DiCesare, Traffic Engineer

**NEW BUSINESS**

**Rezoning:**

3. REQUEST BY P. B. BUILDERS, LLC TO REZONE 15.072 ACRES LOCATED AT THE EASTERN SIDE OF DICKINSON AVENUE SOUTH OF THE INTERSECTION OF THE SAME AND SPRING FOREST ROAD FROM RA20 (RESIDENTIAL-AGRICULTURAL) TO R6 (RESIDENTIAL [HIGH DENSITY])

Mr. Maxwell stated the frontage along Dickinson Avenue was very narrow and asked if there was a plan for a second exit.

Ms. Gooby stated that the single access and any other access points would be addressed when the property is developed.

Mr. DiCesare added that when a site plan is submitted cross-access to adjoining parcels is examined and often times secondary access is created by the cross-access.

**Motion made by Mr. Collins, seconded by Mr. West, to recommend to approval for the proposed amendment to advise that it is consistent with the Comprehensive Plan and to adopt the staff report which addresses plan consistency and other matters. Motion passed unanimously.**

**Text Amendment:**

REQUEST BY THE PLANNING AND DEVELOPMENT SERVICES DEPARTMENT TO AMMEND TITLE 9, CHAPTER 4 OF THE CITY CODE TO MAKE MISCELLANEOUS MINOR CHANGES TO THE ZONING ORDINANCE.

**Motion made by Mr. Collins, seconded by Mr. Faison, to recommend to approval for the proposed amendment to advise that it is consistent with the Comprehensive Plan and to adopt the staff report which addresses plan consistency and other matters. Motion passed unanimously.**

Respectfully submitted,

Chantae Gooby

Chief Planner