

MINUTES ADOPTED BY THE GREENVILLE PLANNING AND ZONING COMMISSION
June 18, 2013

The Greenville Planning and Zoning Commission met on the above date at 6:30 p.m. in the Council Chambers of City Hall.

Mr. Godfrey Bell –Chair-*

Mr. Tony Parker - *	Ms. Shelly Basnight – *
Mr. Hap Maxwell – *	Ms. Ann Bellis – *
Ms. Linda Rich - *	Mr. Brian Smith - *
Mr. Doug Schrade - *	Mr. Jerry Weitz –*
Ms. Wanda Harrington-X	Mr. Torico Griffin -*
Dr. Kevin Burton- *	

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

VOTING MEMBERS: Maxwell, Parker, Bellis, Rich, Smith, Basnight, Schrade, Weitz

PLANNING STAFF: Chantae Gooby, Planner II and Elizabeth Blount, Staff Support Specialist II.

OTHERS PRESENT: Dave Holec, City Attorney, Merrill Flood, and Jonathan Edwards, Communications Technician.

MINUTES: Motion was made by Mr. Smith, seconded by Ms Basnight, to accept the May 21 2013 minutes as presented. Motion carried unanimously.

OLD BUSINESS

LAND USE PLAN MAP AMENDMENT

ORDINANCE REQUESTED BY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION TO AMEND THE FUTURE LAND USE PLAN MAP FROM AN OFFICE/INSTITUTIONAL/MULTI-FAMILY (OIMF) CATEGORY TO INDUSTRY (I) AND CONSERVATION/OPENSOURCE (COS) CATEGORIES FOR THE PROPERTY LOCATED AT THE NORTHWEST CORNER OF THE INTERSECTION OF NORTH MEMORIAL DRIVE AND WEST BELVOIR ROAD CONTAINING 31 ACRES.

Chairman Bell stated that the applicant requested to withdraw the request.

Mr. Parker made a motion to accept the withdrawal, seconded by Mr. Smith. Motion carried unanimously.

NEW BUSINESS

REZONING

ORDINANCE REQUESTED BY PITT COUNTY MEMORIAL HOSPITAL, INCORPORATED TO REZONE 7.2 ACRES LOCATED AT THE NORTHWEST AND NORTHEAST CORNERS OF THE INTERSECTION OF STANTONSBURG ROAD AND MOYE BOULEVARD FROM MEDICAL-SUPPORT (MS) AND MEDICAL-HEAVY COMMERCIAL (MCH) TO MEDICAL-INSTITUTIONAL (MI).

Ms Chantae Gooby, Planner II, delineated the property. The property is located centrally in the city. The proposed rezoning would not generate any additional traffic than the current zoning. Moye Boulevard was redesigned so it bisects the properties. The requested rezoning will make the zoning match property lines. The MS and MI zonings have similar uses. The Future Land Use Plan Map recommends medical core (MC). The proposed zoning is part of the medical core designation. There is a small portion of conservation/open space (COS) that will be resolved at the time of development. In staff's opinion, the request is in compliance with Horizons: Greenville's Community Plan, the Future Land Use Plan and the Medical District Land Use Plan Update.

Ms Bellis asked if the property is currently parking lot.

Ms Gooby replied yes.

Ms Bellis asked what the development plans are.

Ms Gooby stated that the applicant was present to answer questions.

Chairman Bell opened the public hearing.

Ms Michelle Clemmons, applicant representative, spoke in favor of the application. She stated that the plans include a cancer center adjacent to the heart center. It will be a mirror image of the heart center. The building will go onto the small tract that is being rezoned.

Ms Bellis asked if Moye Boulevard would be closed.

Ms Clemmons stated that Moye Boulevard will remain as is. The construction will impact the Hospital Loop Road.

No one spoke in opposition to the request.

Chairman Bell closed the public hearing.

Motion made by Mr. Parker, seconded by Mr. Smith, to recommend approval of the proposed amendment to advise that it is consistent with the Comprehensive Plan and other applicable plans and to adopt the staff report which addresses plan consistency and other matters. Motion passed unanimously.

OTHER ITEMS OF BUSINESS

ELECTION OF OFFICERS

Chairman Bell opened the floor for chairman nominations.

Ms Rich nominated Ms Shelley Basnight.

No other nominations were made and Chairman Bell closed the nominations. Ms Basnight was unanimously elected Chairman.

Chairman Bell opened the floor for vice-chairman nominations.

Mr. Schrade nominated Mr. Tony Parker.

No other nominations were made and Chairman Bell closed the nominations. Mr. Parker was unanimously elected Vice-Chairman.

ANNOUNCEMENTS

Chairman Bell stated that he enjoyed his eight-year reign as a member and chair of the Planning and Zoning Commission. He gave the Planning staff accolades for their work and presentations and thanked the board for their support.

With no further business, motion made by Ms Rich, seconded by Mr. Schrade, to adjourn. Motion passed unanimously. Meeting adjourned at 6:43 p.m.

Respectfully Submitted,

Merrill Flood, Secretary to the Commission
Director of Community Development Department