

MINUTES
Town of Lexington
PLANNING COMMISSION MEETING
October 23, 2013

The Town of Lexington's Planning Commission held a meeting on October 23, 2013 at 8:00 a.m. in the Council Chambers at Town Hall, 111 Maiden Lane, Lexington, South Carolina. The meeting was attended by: Chairman Keith Frost, Vice-Chairman Frank Berry and Commissioners Roscoe Caughman, Jamie Fite, Edwin Gerace, and Lisa Gibson. Commissioners Brian Amick and John Bartlett were absent (excused).

Others in attendance were: Town Councilmember Kathy Maness, Town Administrator Britt Poole, Municipal Attorney Brad Cunningham, Director of Planning, Building and Technology John Hanson, Chief Building Inspector Charly Thomas, Director of Parks, Streets and Sanitation Dan Walker, Engineer Rosemarie Nuzzo, Network Administrator Darrell Pritchard and Assistant Municipal Clerk Karen Hanner.

No citizens were in attendance. No one was present from the news media

INVOCATION AND CALL TO ORDER: Chairman Frost introduced himself and welcomed everyone to the Planning Commission meeting. He announced that the meeting was being broadcast live on the Town's Time Warner Channel 2 and would be replayed several times during the week. Commission members and Staff then introduced themselves. Commissioner Berry gave the invocation. Chairman Frost led in the Pledge of Allegiance and called the meeting to order at 8:02 a.m.

APPROVAL OF MINUTES

A motion was made by Commissioner Gibson and seconded by Commissioner Fite to approve the Planning Commission Minutes from September 18, 2013 as submitted. The vote on the motion to approve the Minutes was unanimous in favor.

OLD BUSINESS: None

NEW BUSINESS ITEMS:

1. Annexation of 1100 West Main Street Lexington County Tax Map # 004326-08-006:
recommendation on zoning and road classification

Director of Planning, Building and Technology John Hanson presented the request from the Worthy Family Trust who owns 1 acre at 1100 West Main Street and has petitioned for annexation. Lexington Florist is located on the property. Properties in Town near this property are zoned General Commercial (GC) and West Main Street is classified as an Arterial Road.

Due to the surrounding conditions and the use of the property, the requested zoning for the parcel is General Commercial (GC) and the recommended classification for West Main Street is Arterial.

Vice Chairman Berry made a motion to approve the annexation with the requested zoning and road classification. Commissioner Gerace seconded the motion. There was no further discussion. The vote was unanimous in favor.

2. 603 East Main Street: *recommendation on rezoning*

Chairman Frost reported that the property has been sold as Commercial and no longer needs a rezoning. Director of Planning, Building and Technology John Hanson confirmed that the request has been withdrawn.

3. Zoning Amendment Restricting the Location Items Defined in the Town's Drug Paraphernalia Ordinance Can Be Sold: *consideration of new zoning ordinance*

Chairman Frost stated that after some discussion during today's Work Session, this agenda item will be deferred to the November meeting which will allow staff time to work on the exact numbers to make sure there is not an impact on existing businesses in the Town.

4. 2013 Comprehensive Land Use Plan: *approval of a Resolution recommending the plan for adoption by Town Council*

Director of Planning, Building and Technology John Hanson presented the Final Draft of the 2013 Comprehensive Land Use Plan. The Planning Commission will need to approve a Resolution recommending the plan to Town Council for adoption.

Chairman Frost commended Mr. Hanson and other staff for the great job done on updating and presenting the plan in sections over the last few months.

Vice Chairman Berry made a motion to approve the Resolution recommending the 2013 Comprehensive Land Use Plan to Council. Commissioner Gerace seconded the motion. There was no further discussion. The vote was unanimous in favor.

5. Establishment of a Community Revitalization Plan: *discuss criteria for developing a Community Revitalization Development Plan*

Chairman Frost commented that his recommendation would be to give Council a chance to review the 2013 Comprehensive Land Use Plan and offer their direction on the Community Revitalization Plan. He suggested that this agenda item be deferred to a later meeting. There was no objection from Committee members.

COMMENTS

Commissioner Gibson reported that the Traffic Committee met last week and at that time the Phase I project was about 45% complete. Britt Poole added that it is probably over 50% complete now. Commissioner Gibson added that work is being done and night and urged drivers to be very careful.

Mr. Poole also commended Mr. Hanson for the work done on the 2013 Comprehensive Land Use Plan.

Councilmember Kathy Maness reported on a successful Fall Festival sponsored by the Lexington Police Department on Tuesday night. The Historic Preservation Board held an event to present awards to three Town businesses: the Needler at 102 East Main Street, built in 1933; Craig Reagin at 103 East Main Street, built in 1918; and Mead and Hunt at 307 West Main Street, built in 1830. She reminded everyone that the Farmer's Market will be on Saturday and the runner up from the TV show "Cupcake Wars" will be there. November 3 will be the Veteran's Day Parade at 3:00 PM and the start of Daylight Savings Time. November 5 is Election Day for the two candidates for Mayor and residents of Golden Hills who have a question on the ballot. Halloween is next Thursday and she asked residents to be especially careful.

ADJOURNMENT: There being no further comments or questions, a motion was made by Commissioner Gibson and seconded by Commissioner Fite to adjourn the Planning Commission meeting. The vote on the motion was unanimous in favor. The Planning Commission meeting was adjourned at 8:11 a.m.

Chairman Frost thanked everyone for attending the Planning Commission meeting and stated that it would be replayed on the Town's Channel 2 several times during the week.

Respectfully submitted,

Karen Hanner
Assistant Municipal Clerk

APPROVED:

Keith Frost
Chairman