

Planning and Zoning – November 24, 2015

Committee Members Present – Lisa Shumaker, Christine Whitton & Gerald Ellis

City Officials – Roy Edwards, Director Community Development

Meeting was called to order at 6:35 pm by Christine Whitton

First order of business – approval of October 27, 2015 Minutes  
Motion to approve – Lisa Shumaker  
Second – Gerald Ellis  
Unanimous approval

New Considerations - Conditional Use – Quail Hollow Drive – Grace Baptist Mission Church

Upon presentation by Roy Edwards – land layout, buffer zones, building samples and parking lot layout were presented to the Committee. Architectural Review has suggested they use a darker metal roof or architectural shingles in place of a white metal roof and additional landscaping is needed per the City's landscaping ordinance. The church has agreed to all these conditions. A public hearing was held – members of the Quail Hollow community spoke in opposition of the church wanting to locate at the end of their street. Opposed to this location are Kevin Aeschliman, Judy Aeschliman, Melanie Allen, Chris Pace, James Ray and Diane Tripp – concerns voiced included traffic, noise, not in keeping with the area, possible failure of the church leading to an empty building and street conditions on Quail Hollow. Mr. Prickett, with the Baptist Missionary Associations addressed these concerns.

Motion to deny, based on current configuration – Gerald Ellis  
Second – Lisa Shumaker  
Unanimous denial

Historical Preservation – 208 W. Leake Street, Color Approval – Tim McCartney

Upon presentation by Roy Edwards – proposed colors were showed to the Committee members. The committee asked how the building would one day be used. Mr. McCartney said he would like to maybe rent it and then one day sell it.

Motion to approve as presented – Lisa Shumaker  
Second - Gerald Ellis  
Unanimous approval

### Zoning Amendments – Billboards/Vape Shops

Upon presentation by Roy Edwards – changes were discussed with the Committee members. Error in draft – 1904 should be 1902. Committee asked about accessory signs, if the amount of signage would still be included in the square footage, about current billboards and the number of future billboards. Gerald Ellis expressed concern about the billboard amendments – stated he feels we are taking a step back from our current ordinance by allowing billboards.

Motion to approve as presented – Lisa Shumaker

Second – Christine Whitton

Opposed – Gerald Ellis

Motion to Adjourn at 7:20pm – Lisa Shumaker