

PLANNING COMMISSION

Minutes -Regular Session February 1, 2005

At approximately 7:30 p.m. on February 1, 2005, Chairman Tom Bonadeo called the session to order. In addition to Chairman Bonadeo, the following members were present: Joan Natali, Bruce L. Evans, and Karen Jolly Davis. Absent was Ken Kuttler. Also present were Town Manager, Tim Krawczel and Town Clerk, Joy. There were no members of the Public present.

Invocation and Pledge of Allegiance

There was a moment of silence. All recited the Pledge of Allegiance.

Consent Agenda

Motion was made by Joan Natali seconded by Karen Jolly Davis and unanimously passed to approve the agenda of February 1, 2005 as amended.

Motion was made by Bruce Evans seconded by Joan Natali to accept the minutes of the Public Hearing and the minutes of the regular session of the Planning Commission of January 4, 2005 as revised.

Old Business

A. *HDRB regarding Sec. 4.10, RE: Demolition Guidelines.*

Tom Bonadeo gave a detailed overview; all discussed. It was decided to have a joint work session with the HDRB to revise the sections.

B. *By-Laws*

Extensive discussion was held; several changes were recommended. A new copy of the By-Laws with changes will be presented at the next meeting.

C. *Parking –Establish a Work Session*

Tom Bonadeo shared the concerns over parking issues that were expressed at the last Town Council meeting. Detailed discussion ensued including reconfiguring beachfront with parking pods and/or bringing consultants in for suggestions. It was agreed a study would be done by the Commission with recommendation made to Council. All members agreed to meet on Tuesday, February 8, 2005 at 1:00 p.m.

New Business

A. *Update/Information on Corridor Overlay Study by VDOT*

Tom Bonadeo indicated the study by VDOT must be completed this fiscal year so would be completed by June 30, 2005. He explained what the study would measure and what area

would be affected. Tom Bonadeo indicated this study should become a part of the Comprehensive Plan. Detailed discussion evolved including funding sources for recommendations.

B. *Update on County Mapping.*

Tom Bonadeo explained that the County map system had been updated. The Cape Charles “layer” should now be up to date.

C. *Revision of Basement Definition*

Tom Bonadeo indicated the current definition in our Zoning Ordinance is lacking. Discussion held over Zoning Ordinance books and getting updated books to every Commissioner. Detailed discussion was held concerning floors and grades. It was agreed to change our definition to match the Building Code definition.

D. *Comprehensive Plan Review*

Tom Bonadeo led an in-depth discussion concerning the current Comprehensive Plan. It was suggested a work session be held to glean items from the existing Plan that continue to be a current focus towards the growth the Town is experiencing. These items should then be shared with Council for their input. The consensus was the format of the Plan has a solid basis, but several items need to be added (service industry, marina, and restaurants) and all sections should be updated. Tom asked that all members take a hard look at the current Plan and bring to the next meeting suggestions of topics to be added to the Plan. It was also suggested by the Town Manager, Tim Krawczel that the members of this Commission refer to the Comprehensive Plan of the Town of Blacksburg for its visionary aspects.

E. *Rezoning – 100 days to 1 Year*

Karen Jolly Davis led the discussion. Code of Virginia 15.2.2286 Section 7 gives counties 12 months to decide rezoning issues. Karen Jolly Davis had corresponded with Mike Chandler who is knowledgeable on Planning Commission issues. She read his most recent communication concerning the rezoning time issue. His conclusion was, “The Code applies to towns since they are legally a part of the County. Town residents are also County residents.” Discussion ensued as to whether our Town attorney should be contacted for his determination and whether we should consider changing our Code to comply with the 12 month decisioning.

F. *Planning Commission Candidates*

A number of candidates were suggested. Each member of the Planning Commission was asked to contact specific individuals to solicit their interest in becoming a member.

A motion was made by Bruce Evans seconded by Karen Jolly Davis and unanimously approved to adjourn the meeting.

Tom Bonadeo, Chairman

Town Clerk

