

DRAFT MINUTES FOR THE GREENVILLE PLANNING AND ZONING COMMISSION

October 22, 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 October 20, 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 October 20, 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 - X	Mr. Allen Thomas - *
Mr. Michael Overton -*	Mr. John Collins - *
Mr. Alan Brock - X	Mr. Hap Maxwell - *
Mr. Billy Parker - *	Mr. Brad Guth - *
Mr. Max Ray Joyner III - X	Mr. Chris West - *

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

Mr. Robinson asked if Allen Thomas would only be voting on item number 5 due to his late arrival to the October 20, 2020 meeting.

Mr. McGirt confirmed.

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

Chairman Robinson asked the commission if they all received the public comments pertaining to agenda item 3 (see below).

**VOTING MEMBERS:** Overton, Parker, Maxwell, Collins, West, Guth, Thomas

**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

**NEW BUSINESS**

**Rezoning:**

REQUEST BY 3810 CHARLES, LLC TO REZONE 1.2354 ACRES LOCATED ALONG THE WESTERN SIDE OF CHARLES BOULEVARD/NC HWY 43 SOUTH OF THE INTERSECTION OF THE SAME AND FIRE TOWER ROAD FROM RA20 (RESIDENTIAL-AGRICULTURAL) TO CH (HEAVY COMMERCIAL)

**Motion made by Mr. West, seconded by Mr. Parker, 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.**

3. REQUEST BY LANGSTON FARMS, LLC TO REZONE 1.881 ACRES LOCATED AT THE NORTHEASTERN CORNER OF THE INTERSECTION OF SOUTH MEMORIAL DRIVE AND REGENCY BOULEVARD FROM O (OFFICE) TO CG (GENERAL COMMERCIAL).

**Motion made by Mr. Collins, seconded by Mr. Maxwell, 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:**

5. ORDINANCE REQUESTED BY PLANNING AND DEVELOPMENT SERVICES DEPARTMENT TO AMEND THE CITY CODE BY ADDING "MICRODISTILLERY" AS A SPECIAL USE IN THE CD (DOWNTOWN COMMERCIAL) DISTRICT. THE AMENDMENT INCLUDES A DEFINITION AND ADDITIONAL STANDARDS.

Mr. Overton asked to be recused.

**Motion made by Mr. Thomas, seconded by Mr. West, to recuse Mr. Overton. Motion passed unanimously.**

**Motion made by Mr. West, seconded by Mr. Thomas, to recommend to approval for the proposed text 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