

# Planning and Zoning Board

## Minutes

Thursday, July 15, 2010

7:00 p.m.

The Blowing Rock Planning and Zoning Board met on Thursday, July 15, 2010 for their regular scheduled meeting. Chairman West called the meeting to order at 7:00 p.m. Members present were Brenda Fairbetter, David Laughter, Greg Grana, Nelda Miller, Sue Sweeting, Web Alexander and Ray Pickett. Absent member was Debbi diSanti. Staff members present were Planning Director Kevin Rothrock and Administrative Assistant Sherrie Pitts.

*Mr. Grana made a motion to approve the minutes as presented. The motion was seconded by Mr. Alexander. All members were in favor of the motion.*

### Items of Business

#### **Downtown Parking Ratios**

Mr. Rothrock gave a brief overview of the Town Council meeting and advised that the Speckled Trout, Coffey and Hartley properties on the North end of Main Street were removed from the Town Center and the entire Whatley property would be included in the Town Center. He advised that draft ordinance language needed to be prepared on setbacks for the Town Center and east and west sides need to be considered separately.

Mr. Rothrock gave the staff report to the board in reference to Downtown Parking Ratios. Following the Council and Planning Board work session discussion on downtown parking, staff revised the draft ordinance language based on the comments received. A draft ordinance summary was enclosed along with a revised draft parking table for Central Business and Town Center in the board packets.

Chairman West requested the removal on page 2, #3 of “to meet building code standards”. There was some discussion by the board regarding the ordinance and building codes.

Ms. Sweeting asked about the statement after example #3 regarding adding a bathroom or storage less than 250 square feet. There was board discussion on addition and parking requirements.

*Ms. Sweeting made a motion to approve Section 16-291(G) with following changes:*

*#1 after Central Business District add “Town Center District”.*

*#3 add “A one-time addition of bathrooms, equipment or storage areas less than 250 square feet is not required to provide additional parking.” Mr. Alexander seconded the motion. All members were in favor of the motion.*

### Other Business

Mr. Rothrock stated that the Town Council requested the Planning Board reopen wind energy discussions.

Ms. Sweeting advised she would like the original ordinance language to be prepared for study.

There was discussion on newer technology. It was board consensus they would like information or industry consultants give short presentations.

Mr. Rothrock gave an update on the Robbins Memorial Pool, the water interconnect, the Town reservoir, and land exchange with the Blue Ridge Parkway.

*With no further business Ms. Sweeting made a motion to adjourn, seconded by Chairman West.*  
**All members were in favor of the motion.**

**Adjourn**

With no further business the Planning Board adjourned at 8:15 PM.

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Chairman West

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Sherrie Pitts, Administrative Assistant