



JUNE 7, 2016

GATE CITY PLANNING COMMISSION

The regular monthly meeting of the Gate City Planning Commission was held Tuesday, June 7, 2016 at Gate City Town Hall at 6:00 pm.

CALL TO ORDER:

Chairman Delany Herron, called the meeting to order at 6:02 pm and asked the secretary to call the roll.

ROLL CALL:

MEMBERS PRESENT: Vickie Roberts, Jo Ann Castle, and Delany Herron.

MEMBERS ABSENT: Margaret Falin, Roger Cassell

ALSO PRESENT: Michele Brooks, Gate City Town Attorney and Gate City Town Manager, Greg Jones

GUESTS PRESENT: Rev. and Mrs. Lester Morelock; Mr. Mark Freeman

DETERMINATION OF A QUORUM:

With three (3) voting members present, the requirements for a quorum are met.

PUBLIC EXPRESSION:

Mark Freeman: Mr. Freeman presented architectural drawings of the proposed developments of the Kane Street property formerly known as the Daugherty Chevrolet property, and the existing Gate City Public Parking Lot.

Mr. Freeman states that when the Kane Street property is ready for development, the zoning will need to be changed from C-1 Commercial to C-2 Central Business. This is necessary to accommodate the height of the proposed structures to be erected on the property which will be in excess of 75 feet in height.

The proposed development of the existing parking lot will include an outdoor movie screen on the west end, an amphitheater and a splash pad. Both the amphitheater and the splash pad are presented as being adjacent to the railroad tracks and Little Moccasin Creek at the southeastern corner of the parking lot.

REVIEW AND ADOPTION OF MINUTES:

The minutes from the last regular meeting held April 5, 2016 were presented.

Motion made by Delany Herron and seconded by Vickie Roberts to adopt the minutes from April 5, 2016, as presented.

VOTING AYE: Vickie Roberts, Jo Ann Castle, and Delany Herron

VOTING NAY: None

ABSENT: Margaret Falin and Roger Cassell.

ABSTAINING: None

MOTION CARRIED

REPORTS:

(A) **SECRETARY:** Nothing to report

B) COMMITTEES:

- 1) Comprehensive Plan: Nothing to report.
- 2) Land Use: Committee members Vickie Roberts and Jo Ann Castle along with Roger Cassell and Greg Jones met at the potential site of a subscription-only fenced Dog Park on currently undeveloped city property at Grogan Park.
- 3) Subdivision: Nothing to report.
- 4) Zoning: Nothing to report.
- 5) Capital Improvements:

A) ZONING ADMINISTRATOR:

All cross-overs on U. S. 23, excluding the one at Wilderness Road Market, from Kane Street to Wadlow Gap Road will be closed within the next couple of weeks. When that is accomplished, V-DOT will grant an entrance permit to the new Gateway Park on U.S. 23-N.

B) TOWN COUNCIL REPRESENTATIVE MEMBER:

Absent

C.) GATE CITY TOWN ATTORNEY:

Nothing to report.

UNFINISHED BUSINESS:

- 1) Rev. and Mrs. Lester Morlock appeared before the Commission to request that the Commission recommend that the Town provide unobstructed access to Ruth Street, in its entirety, so that they can reach property owned by them on Ruth Street. Ruth is an undeveloped street in the Estil Heights Subdivision. It has been determined that because Ruth Street was never completed by the original developers, it has never been adopted as a Town street. The Morelocks then asked if the Town would develop the street. After lengthy discussion with no action taken, it was agreed among the Commission members that Attorney Michele Brooks should meet with the Morelocks to apprise them of legal options available to them.
- 2) Due to public interest, the Gate City Planning Commission Land Use Committee met to examine a portion of undeveloped property at Grogan Park for potential use as a subscription-only fenced Dog Park. Based on the report from the Land Use Committee, copy attached:

Jo Ann Castle made a motion that the Planning Commission recommend that the Town of Gate City pursue the development of a subscription-only fenced Dog Park on the southern portion of lot three (3), tax map # 146A7A 3, on the south side of Little Moccasin Creek at Grogan Park. Map copy attached.

Motion seconded by Delany Herron.

VOTING AYE: Vickie Roberts, Jo Ann Castle, and Delany Herron

VOTING NAY: None

ABSENT: Margaret Falin and Roger Cassell.

ABSTAINING: None

MOTION CARRIED

NEW BUSINESS:

ADJOURNMENT:

With nothing further to discuss, a motion for adjournment was made by Vickie Roberts and seconded by Delany Herron.

VOTING AYE: Vickie Roberts, Jo Ann Castle, and Delany Herron

VOTING NAY: None

ABSENT: Margaret Falin and Roger Cassell.

ABSTAINING: None

MOTION CARRIED

Meeting adjourned at 8:15 PM

Secretary, Jo Ann Castle

Delany Herron, Chairman
Approved: 7-5-2016