

**TOWN OF WEST POINT
PLANNING COMMISSION
SEPTEMBER 6, 2017**

I. Call to Order at 5:00p.m.

The West Point Planning Commission held its regularly scheduled meeting on Wednesday September 6, 2017. Chairman James Pruett called the meeting to order.

Members Present: James Pruett, Chairman
Stuart Daniel
James Vadas
James Hudson, III
Britney Ball

Members Absent: Mary Montague Sikes
James Brockwell, Vice-Chairman

Also Present: Holly N. McGowan, Director of Community Development
Shari Carnell, Recording Aide

II. Review of Agenda

There were no changes.

III. Citizens Address the Commission

Chairman Pruett opened the floor to any citizen to address the Commission. There being none the citizens address portion of the meeting was closed.

IV. Public Hearing

A. Public Hearing on Special Use Permit case #SUP2017-03 Hank and Janice Thorndike

Chairman Pruett opened the public hearing for special use permit case #SUP2017-03, Hank and Janice Thorndike bed and breakfast.

Hank and Janice Thorndike submitted a special use permit application to operate a bed and breakfast at 528 10th Street. The property is located in the R-4 zoning district. A bed and breakfast is a permitted use in the R-4 zoning district with approval of a special use permit.

According to Mrs. Thorndike, 528 10th Street will be a vacation rental property. She stated that her property would be more of a VRBO (Vacation Rental By Owner), than a general bed and breakfast. Mrs. Thorndike will not be there nor will she be cooking or providing food, and the property would be managed by a property manager.

Special conditions were discussed. The dwelling shall be rented for short term weekends or weeklong rentals as a guest house or vacation rental. Advertising for the VRBO shall be online. There shall be no off premise directional signs advertising this business.

Mr. Vadas asked the Director of Community Development Ms. McGowan if the language needed to be changed to meet the specifications for the VBRO. Ms. McGowan stated that definition covered the specifications for the VBRO, just as it does for a bed and breakfast so no new language needs to be drafted.

Mr. Daniel made a motion to recommend approval to Town Council of SUP2017-03, Hank and Janice Thorndike Special Use application to operate a bed and breakfast at 528 10th Street with the following conditions. 1. The dwelling shall be rented for short term weekends or weeklong rentals as a guest house or vacation rental. Advertising shall be online. 2. There shall be no off premise directional signs advertising this business.

Mr. Vadas seconded the motion. All in favor responded, "Aye". No one opposed. Motion carried. Public Hearing for SUP2017-03 was closed.

V. New Business

A. Authorization to Advertise Public Land Request case # PL2017-01, George Carter.

Ms. McGowan presented the Planning Commission with an application that the Community Development office received for Public Land Request submitted by George R. Carter. The request is to vacate one N/S alley adjacent to property identified as tax parcel (s): 69A3-186-Lots, 2494 & 2494A. The request is to add the N/S alley to tax parcel 69A3-186-2494.

Chairman Pruett asked, if there was any use for this alley? Ms. McGowan explained that generally when an alley has become available it is to be split between the two adjoining property owners which in this case would be the Town, and Mr. Carter. Currently this alley serves no purpose. Behind this alley is a wooded area, and behind the wooded area is the West Point Cemetery.

Mr. Hudson made a motion for the Director of Community Development to advertise for a request for public land submitted by George F. Carter. Mr. Vadas seconded the motion. All in favor responded, "Aye". No one opposed. Motion carried.

B. Comprehensive Plan 2017 Citizen Survey Results.

Ms. McGowan presented the Planning Commission with a document for review prepared by the Town's summer interns. The document contained the results of the citizen surveys that were collected this summer, through the use of the online survey, and paper survey

239 residents responded. The Planning Commission needs to review the proposed Comprehensive Plan as a whole. Before a vote can be taken to adopt the new Comprehensive Plan it was suggested by Ms. McGowan that the Planning Commission have a work session with Town Council.

VI. Committee Reports

Mr. Hudson reported that at the last Town Council Meeting, Council presented a resolution to Reverend Kerby's family. Council also Authorized the Advertisement for Ordinance 03-2017, Animated Signs, and SUP2017-02, Bed and Breakfast Erin Beebe/ Larkin Garbee. Authorized Advertisement for FY2017-18 Budget Amendment. MOU was approved for WestRock.

Mr. Hudson continued that Robert Lawrence was appointed to the EDA. Debbie Brockwell was reappointed to the EDA. George Barrow and Lyn Wilson were reappointed to the Board of Building Code of Appeals. James Pruett and Stuart Daniel were reappointed to the Planning Commission.

Mr. Daniel reported that there was nothing to report for the BZA and Wetlands Boards.

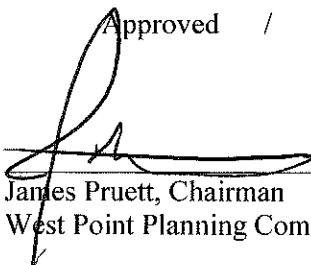
VII. Adoption of the Minutes

Mr. Vadas made a motion to adopt the minutes from the August 2, 2017 Planning Commission meeting. Mr. Daniel seconded the motion. All in favor responded, "Aye". No one opposed. Motion carried.

Mr. Hudson made a motion to adopt the minutes from the August 16, 2017 Planning Commission meeting that was held with Town Council. Mr. Daniel seconded the motion. All in favor responded, "Aye". No one opposed. Motion carried.

VIII. Motion to Adjourn

Mr. Pruett adjourned the meeting.

Approved / /

James Pruett, Chairman
West Point Planning Commission

Commissioner's Terms

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