



**MINUTES OF THE BURLINGTON PLANNING
AND ZONING COMMISSION MEETING**

January 28, 2018 – 7:00 pm

Council Chamber, Burlington Municipal Building

CITY MEMBERS:

Richard Parker, Chairman
John Black, Vice-Chairman
James Kirkpatrick
Nicole Enoch (Absent)
Ryan Kirk
Nancy Rosborough (Alternate)
Matthew Dobson (Alternate) (Absent)

EXTRATERRITORIAL MEMBERS:

Earl Jagers
Bill Abplanalp

STAFF PRESENT:

Amy Nelson, Planning Director
Joey Lea, Zoning Administrator

ITEM NO. 1:

Commission Chairman Mr. Richard Parker called the meeting to order at 7:00 p.m.

ITEM NO. 4:

Mr. Lex Depp to present an application to rezone from R-15 Residential District to CB Conditional Business District for the use of an Automobile Parking Lot. The properties are located at the intersection of Overman Drive and Kerney Drive, referenced as Alamance County parcel identification numbers 113434, 113435 and 113436.

(THIS REQUEST HAS BEEN WITHDRAWN AND WILL NOT BE HEARD)

Commission Chairmen Mr. Richard Parker stated, I would like to draw attention to the 4th item concerning the automobile parking lot on the corner of Overman drive and Kerney drive is anyone hear for that item? That item has been withdrawn and will not be heard tonight. There was no response.

ITEM NO. 2:

Commission Chairmen Mr. Richard Parker asked, so are there any comments or a motion about the minutes from November 26, 2019.

Commission Member Mr. Ryan Kirk I just have a friendly correction on page 5 about two thirds of the way down Mr. Kirk and Mr. Kirkpatrick have been merged into one person Mr. Ryan Kirkpatrick. So I think Mr. James Kirkpatrick actually asked that question. With that correction I would like to make a motion to approve the minutes.

Commission Member Ms. Nancy Rosborough second.

Commission Chairmen Mr. Richard Parker we have had a motion and a second, all in favor of approving the minutes say Aye.

Minutes were approved unanimously.

ITEM NO. 3:

Commission Chairmen Mr. Richard Parker stated, Mr. Myron Prevatte to present an application to rezone from O&I Office and Institutional District to B-1 Neighborhood Business District. The property is located at 1105 South Church Street, referenced as Alamance County tax identification number 125383. Tell us what you are going to do.

Mr. Myron Prevatte stated, I want to rezone my office and institution to B-1, the reason for that is my daughter wants to open up an esthetician shop where they do waxing and facial make up and stuff like that.

Commission Chairmen Mr. Richard Parker asked, so this is a straight rezoning no conditions. Is that right Mr. Lea?

Zoning Administrator Mr. Joey Lea stated, Correct.

Commission Chairmen Mr. Richard Parker asked, are there any questions from the commission about this? Have there been any calls about this Mr. Lea?

Zoning Administrator Mr. Joey Lea stated, we did receive three calls, there was no opposition.

Commission Chairman Mr. Richard Parker asked, is there anybody here to speak against this or for it? Does anybody want to make this motion?

Commission Member Mr. James Kirkpatrick stated, I will.

Planning Director Ms. Amy Nelson stated, you didn't ask staff to speak.

Chairman Mr. Richard Parker asked, is there anything you would like to say about this straight rezoning?

Zoning Administer Mr. Joey Lea stated, we recommend it.

Commission Member Mr. James Kirkpatrick stated, I move we recommend approval of this request to rezone from O&I Office and Institutional District to B-1 Neighborhood Business District, the property is located at 1105 South Church Street referenced as Alamance County tax identification number 125383. I move we recommend approval for this request based upon consistency with the Comprehensive Plan in that the future land use map in section four land use of the Comprehensive Plan calls for the area to have traditional residential and neighborhood commercial use, the request is in an area with B-2, O-I and R- 9 zoning. The access is reasonable and in the public interest as for the comprehensive plan calls for neighborhood commercial uses in the area and the amendment is compatible with existing land use in the area.

Commission Member Mr. Earl Jagers stated, I second.

Commission Chairman Mr. Richard Parker asked, any further questions about this matter? All in favor of this motion say Aye.

The request was approved Unanimously

There being no further business to discuss, the meeting was adjourned at 7:08 p.m.

Richard Parker, Chairman

John Black, Vice Chairman