

Village of Waynesville

PLANNING COMMISSION

MINUTES of MEETING JANUARY 18, 2019

6:00pm

The meeting was called to order at 7:00pm. Roll call was presented with members David Stubbs, Chad Bridgman, Michael Logan, Andrea Downing, Zach Gallagher and Connie Miller present. Travis Hatmaker was absent.

As the first meeting of the year a new Chairman is to be nominated therefore, Mr. Stubbs nominated Mr. Bridgman as new Chairman, seconded by Ms. Miller. Vote: 6 yeas. Ms. Miller nominated Ms. Downing as the Recording Secretary, seconded by Mr. Gallagher. Vote: 6 yeas.

There was no old business to discuss.

New business opened concerning Victoria Place Section I-A, Being a replat of Lot 1, Lot2 and Lot 3 of Victoria Place Section 1 recorded in Plat Book 20, Page 80A Located in Section 1, Town 3, Range 5 M.R.s.

- Mr. Kyle Evans (370 Old Stage) explained to the committee how the lot is currently divided into three lots and they would like to change it to two. They would like to keep the current Victorian house and build another.
- Mr. Gallagher commented that it sounded as though they're trying to make it how it should have been to begin with.
- Mr. Evans confirmed that understanding.
- Ms. Miller inquired as to whether or not Mr. Evan's owns all three lots.
- Mr. Evans said they do.
- Mr. Stubbs asked for further clarification
- Mr. Evans explained how the current driveway is in a strange location within the lots and they would like to split the lot and treat the homes separately with separate driveways. He added the gazebo would stay with the main property.
- Mr. Logan asked whether this would cause any setback issues.
- Mr. Stubbs added by explaining how zone 2 has a requirement of a ten foot setback. If the gazebo is within 10 feet, Mr. Evans would have to take it up with the board of appeals.
- Mr. Bridgman explained by having it documented through the board of appeals, it would be grandfather in.
- Mr. Evans called his father (in the hospital), who believes the gazebo is 7 feet, but they are willing to move the gazebo.
- Mr. Stubbs added that it may be possible/cost efficient to have the property resurveyed.
- Mr. Evans stated that it's not a big deal, while his mother would actually prefer the gazebo closer to the house.
- Mr. Bridgman asked that Mr. Evans would work with the village manager.
- Mr. Evans stated that it's not really feasible while his father is at the hospital with recovery time ahead and at this time and they would rather move the gazebo.

- Satisfied with Mr. Evans decision, Mr. Gallagher motioned to approve the new property line on Job No. : 18-7533, prepared by Norfleet, Brown & Petkewicz Engineers – Surveyors; seconded by Mr. Logan. Vote: 6 yeas.

The minutes of November 7, 2018 were read and discussed, and Ms. Downing verified while the version provided showed edits, there was an updated version with the corrections and a file version would be submitted. Mr. Stubbs motion to accept minutes; seconded by Ms. Miller. Vote: 6 yeas.

Mr. Stubbs asked when meetings normally take place. It was agreed as needed when the majority are available, and Mr. Logan advised the website has been updated and no longer states Tuesday's as needed. There is no future meetings as this time.

Motion was made by MR. Bridgman to adjourn at **6:30 pm** and seconded by Mr. Logan. Vote – 6 yeas.  
Meeting adjourned.

Respectfully submitted,

Andrea Downing