

MOUNT JACKSON
PLANNING COMMISSION
REGULAR MEETING
December 7, 2015

Chairman Good called the meeting to order at 7:00 p.m. Commissioners in attendance included: Mses. Diehl, Ludwig and A. Miller and Messrs. Bowyer, Hackenbracht and Hand. Kevin Fauber, Town Manager; Heather Taylor, Town Clerk and visitors, Melinda Monroe and Robert Whitehurst were present.

ADDITIONS/DELETIONS/CHANGES TO AGENDA: Kevin Fauber requested to add to the agenda that Rezoning Request 03-2015 under New Business be listed as an introduction to setting the public hearing for 1/4/2016.

MINUTES- Commission Hackenbracht MOVED, seconded by Commissioner Miller, to APPROVE the minutes of the November 2, 2015, Regular Meeting.

VOTE

<u>AYE</u>	<u>NAY</u>	<u>ABSENT</u>
Commissioner Bowyer		
“ Diehl		
“ Hackenbracht		
“ Hand		
“ Ludwig		
“ Miller		

6 AYE, motion carried

New Commissioner, Amanda Ludwig, a native of Mount Jackson, was welcomed by the Planning Commission and will be filling the remaining term of Nancy Fadely.

OLD BUSINESS: In regard to the Comprehensive Plan Vision Update, the vision statement has been written and Commissioner Good recommends sending this to the town council for adoption for the town to make it the town’s official vision statement.

Our Town of Mount Jackson seeks to:

- Preserve and enhance its natural beauty and cultural heritage.
- Promote economic development through diverse jobs and business opportunities.
- Encourage educational opportunities through partnership with local business.
- Support wellness of all generations through recreational, cultural and educational activities to promote community.
- Provide a safe and secure environment for all citizens.
- Promote environmental responsibility.
- Continue to be a visitor destination of choice.

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- Create an environment in which residents and neighbors can live, work and retire in a family-oriented community.

Motion made by Commissioner Hackenbracht, seconded by Commissioner Hand to request the Town Council to consider this vision statement being adopted for the vision statement of the town.

VOTE

AYE

NAY

ABSENT

Commissioner Bowyer

“ Diehl

“ Hackenbracht

“ Hand

“ Ludwig

“ Miller

6 AYE, motion carried

Chairman Good met with consultant Milt Herd and the following suggestions were made by him in regard to updating the Comprehensive Plan;

- Consolidate and summarize the plans, maps and similar items in the back appendix.
- List the goals of each chapter.
- Schedule a meeting for each chapter.
- Use the old survey that was used in creating the '06 Comprehensive Plan and change what's new and needed.
- Compare the new survey with the old.
- Include the new Comprehensive Plan in the newsletter which will be distributed to anyone who has a 22842 zip code.

NEW BUSINESS : Rezoning Request 03-2015, Melinda A. Monroe, 3126 Turkey Knob Road, Tax Map No. 091 A 038 and 091 A 038A, from Agricultural to Limited Industrial (I-1) This property lies to the east of Turkey Knob Rd. and is adjacent to the Whitehurst property. This property is in town.

Motion made to set a public hearing for 1/4/16 by Commissioner Diehl, seconded by Commissioner Hand.

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VOTE

AYE

NAY

ABSENT

Commissioner Bowyer

“ Diehl

“ Hackenbracht

“ Hand

“ Ludwig

“ Miller

6 AYE, motion carried

Commissioner Hackenbracht's Town Council report included an update on the water treatment plant project. The hope is that this will be ready to put it out to bid at the beginning of the year. The test borings have been contracted and it is now a matter of waiting on the weather. Modifications have been made to the wading pool at the town park. The purpose of the EDA, (Economic Development Authority), is to further economic development. They loan up to 10M a year to industries, hospitals and universities. There is no liability to the town of Mount Jackson, its citizens, the EDA itself, the council or the Planning Commission. The EDA serves only as a conduit. If someone wants funds they set it up with a financial institution through a bonding agency and tax exempt bonds are issued. Shenandoah University will be receiving from Mount Jackson's EDA 10M in 2015 and 10M in 2016 to upgrade buildings. What does Mount Jackson gain from this? Jobs, value to the community as well as a \$4K fee per bond which can be used to gain interest and can then be used to loan to other local businesses and interest can be earned off of that.

Kevin Fauber stated that the Zoning Administrator report had two small applications in November. One was to put a new ice cream stand at the Flea Market in spring of '16 and a new deck is to be built at 244 Tisinger St.

The meeting adjourned at 8:22 p.m. with a motion made by Commissioner A. Miller.

Submitted:

Heather M. Taylor, Town Clerk

