

The Altavista Planning Commission held a regularly scheduled meeting on Monday, June 4, 2018 at 5:00 PM in the Council Chambers at Town Hall

Members present - John Jordan, Chairman
Marvin Clements
Tim George
Marie Mitchell
John Woodson

Also present - Cheryl Dudley
John Eller
Sarah Phillips
Dan Witt

The agenda was reviewed and approved as presented. A motion was made by Mr. George and seconded by Mr. Woodson. All members were in favor with none opposing.

The minutes were reviewed and approved as amended. A motion was made by Mr. Woodson and seconded by Mr. George. All members were in favor with none opposing.

New business to discuss by the PC began with the presentation of the resolution to present to TC for Mrs. Thompson and her service while on the PC. Mr. George made a motion to present the resolution to TC. Mr. Woodson seconded the motion. All members were in favor with none opposing.

Next Mr. Witt initiated the discussion of the Draft Ordinance for Mobile Restaurant. He stated that in the past several years there has been an influx of mobile restaurants. Altavista currently has 11 with business license and that are paying meals tax. He stated that the town Manager has had complaints of the location of some of them. Mr. Witt put out an inquiry to the region and zoning and community development directors and got feed back from them. Mr. Witt has made a template for discussion purposes. He took what he received and put it into a format, realizing that it is not formal, and is only a draft to see which direction the PC would like to go. No action is needed immediately and he stated that it needs to be thought out. Mr. Coggsdale pointed out that TC has talked about a policy for public owned property for example the Booker Building, English & Shreve Parks as to how it should be used and utilized with policy versus code. There are tings that were left out of his draft that may want to be put in it by the PC for instance how many days at each location the mobile restaurants can be in a month or that a mobile restaurant can't be parked in spaces that are designated for parking spaces on a property, which he thought was too stringent.

Mr. George asked how the Mobile Restaurants pay for their business license. Mr. Witt stated that they pay a flat fee as an itinerant vendor and they pay meals tax like the brick and mortar business owners do.

Chairman Jordan asked how long the PC needed to think over the options and proposed draft. Mr. Witt stated that they need to be happy with their decision and have it for a recommendation to the TC after the public hearing and present it to TC formally for their review and public hearing. Mr. Witt asked the PC to bring their thoughts and suggestions back next month to the meeting.

Chairman Jordan stated that the next issue of business is the Draft Ordinance: horses. He asked Mr. Witt to bring the PC up to date on this issue. Mr. Witt stated that Mr. George was contacted by the owners of the property located at 1407 Lynch Road about the possibility of having horses at that location. The house at this location sits on .43 acres and has an adjacent lot of 7.69 acres. It is all zoned R-2 medium density residential. In previous years the larger parcel contained a horse pasture, riding range, and a horse barn.

Mr. Witt provided the PC with some options to possibly allow livestock at this location. He stated that the PC could set zoning districts, acreage per animal to use on an SUP as one option. Another option is not to allow it at all and a third option, which is what Rocky Mount, VA has done and that is to allow a residential agricultural district. There is no property zoned residential agricultural so if someone came in and wanted to have horses and have met all of the other criteria they could allow it to be rezoned at the property owners request to R-A.

Mr. Witt also stated that he thinks that the lot that is being requested to allow horses has had them there in the past, but the PC needs to think about all of the unintended consequences.

Chairman Jordan asked Mrs. Phillips, the property owner requesting the horses to come to the podium and speak her request.

Sarah Phillips
1407 Lynch Road
Altavista, VA 24517

She and her husband bought the property a few years ago and the property has a 4-horse barn that is in good shape and a 2-acre riding ring that is also on the property and a smaller barn with an additional 3 stalls. She is asking to be able to use the barns and riding ring so her children can learn to ride and provide a place for some of her elderly family member's horses to be boarded when they can no longer care for the horses.

Chairman Jordan asked how many horses she is planning to have. Her reply was to have no more than 4 or 5. She will not be having any horse shows at this location. It will strictly be for recreational use.

Mr. George stated that before things went much further he asked if it should be specified for horses instead of livestock. Livestock would turkey, cows, pigs, goats, etc.

Chairman Jordan asked Mr. Eller that without having to do something about an ordinance if there was a way for this to be allowed by some sort of SUP. Mr. Eller stated that there would have to be a provision stating that you would keep horses if you have a SUP. But the ordinance would still have to be changed. And it would have to state how many horses per acre would be allowed.

The PC will have a Public Hearing for the Mobile Restaurant and horses at the same time.

Mr. Witt gave his administrative report for permits issued in April and May 2018

The meeting was adjourned at 6:07 PM

John Jordan, Chairman

Dan Witt, Assistant Town Manager