

# TOWN OF DAYTON

## PLANNING COMMISSION MINUTES

June 18, 2015

**PLANNING COMMISSION MEMBERS PRESENT:** Charles Long, Zachary Fletchall, Gary Bowman and Becky Eberly.

**PLANNING COMMISSION MEMBERS ABSENT:** Jerry Critcher

**ALSO PRESENT:** John Crim, several residents

**CALL TO ORDER:** Zachary Fletchall called the meeting to order at 7:02 PM.

**MINUTES:** Zachary Fletchall asked for comments on the May 21, 2015 minutes. Hearing none, a motion by Gary Bowman to approve the minutes as written was seconded by Becky Eberly and passed unanimously. (one abstention; Charles Long)

### **UNFINISHED BUSINESS:**

Zachary Fletchall conducted the meeting in the absence of Chairperson Critcher. PC members discussed proffers for the B-1 re-zoning Of John Wayland Highway. A motion by Charles Long to make a recommendation to Council to re-zone John Wayland Highway (Rt. 42) to B-1 Conditional with the following proffers was seconded by Gary Bowman and passed unanimously.

We wish to condition the requested B-1 zoning with the following proffers:

- \*9-52(j) – Fraternities, sororities, and denomination student headquarters
- \*9-52(l) – Clubs, Fraternities, lodges, meeting places...
- \*9-52(q) – A planned unit development as regulated in Chapter 15
- \*9-67(b) – Pool halls...

- \*9-67(c) – Mobile home parks
- \*9-67(c2) – Hotels and Motels
- \*9-67(c5) – Auction Houses
- \*9-67(c6) – Hospitals
- \*9-67(f) – Telecommunications towers and telecommunications antennas

Additionally, in an effort to blend the businesses with the adjoining residential community, we proffer that businesses on this property SHALL:

- \*Not exceed TWO stories (instead of three stories as allowed in 9-74)
- \*Not have public operational hours before 6:00 am EST or after 11:00 pm
- \*Shield any dumpsters or on-ground air conditioning units with landscaping or fencing
- \*Not exceed two residential units contained in any building. (added revision as stated during Public Hearing 6/20/2007)

**NEW BUSINESS:**

Charles Long stated just for discussion there was a potential contract for the 245 Main Street property. Mr. Long also briefed on the Greenway Project from Cooks Creek Park to Silver Lake Mill.

The meeting was adjourned at 8:07 PM.

Respectfully Submitted,

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Jerry Critcher, Chairperson

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Jeanette Thompson, Recorder