

PUTNAM COUNTY PLANNING COMMISSION

Tuesday, February 27, 2007

Putnam County Courthouse Courtroom 202

MINUTES

The Putnam County Planning Commission met on Tuesday, February 27, 2007 at the Putnam County Courthouse, 2nd floor courtroom, room 202.

Sarah McCallister, president, called the meeting to order at 7:00 p.m.

Roll call was taken and a quorum was present.

Members present: Jeffrey Brannon, Tom Calabrese, Lynn Cvechko, C. P. Farley, Tom Hankins, Glen Lovejoy, Vic Mays, Sarah McCallister, Steve Perry, David Powell, Gary Tillis, and Joseph Tyree.

Members absent: Drew Garnes and Barbara Reed.

Staff present: Sandy Mellert, Nicki Barnette, Melissa Sargent, and Linda Bess.

Others present who signed in were: None.

APPROVAL OF MINUTES

The minutes of the February 27, 2007 meeting were reviewed. Motion was made by Tom Hankins and seconded by Vic Mays to approve the minutes as presented. Motion carried unanimously.

INFRASTRUCTURE REPORT

Commissioner Tillis reported the following: 1) the Kanawha Valley sewer extension project will serve 550 customers in the Shawnee Estates & Riverside Glen area, Winfield and is currently 60-70% complete; 2) that project is expected to be completed late spring 2007 at a cost of \$7M; 3) an \$8.2M water system improvement project to serve 45 new customers on North Poplar is under construction and should be completed June 2007, 4) the \$4.7M North Putnam sewer upgrade will serve 80 new customers in the Route 62 Red House area and construction should begin April 2007; 5) Putnam PSD has begun plans for a \$4M sewer and water line upgrade for the new Ventroux maintenance building shop; and 6) after approximately 10 years of submitting applications, a Small Cities Block Grant for the Jim/Manila Ridge water project, Putnam County has been awarded \$1.5M for the 1st phase of that project.

TRANSPORTATION REPORT

Commissioner Tillis reported the following: 1) the \$100M design-built project for the next phase of the US35 is scheduled to bid on March 12; 2) DOH has pushed back the completion date on the US35 project from I-64 to Buffalo Bridge from late 2008 to April 2009; 3) construction on the 800-1200 foot 3-laning of US35 at the John Amos plant is scheduled to begin in 2-3 months; and 4) internal design phase for the access road which will connect Liberty Square to the new

Crooked Creek I-64 and ultimately connect to WV Route 34 will take 3-5 months to complete and could possibly require a public hearing.

PCDA REPORT

Commissioner Tillis reported the following: 1) an Annual Local Economic Development grant was received in January; 2) closing on 3 acres in the Putnam Business Park has been scheduled; 3) Nippon may purchase an additional 5 acres; and 4) the Walmart closing is scheduled for this week as well as property for the strip mall in Hurricane Market Place.

VIOLATIONS REPORT

There were no violations to report.

CITIZEN CONCERNS

There were no citizen concerns.

RECONVENE DELIBERATION AND ACTION ON PROPOSED REVISIONS TO THE PUTNAM COUNTY SUBDIVISION REGULATIONS

After a motion was made, seconded and carried unanimously, Sarah McCallister reconvened deliberation and action on the proposed revisions to the Putnam County Subdivision Regulations.

Staff presented the proposed revisions, a copy of which is attached and made a part of these minutes. These revisions are the result of the Ordinance Revision Committee reviewing and discussing all public comments received.

A question and answer session followed.

Motion was made by Tom Hankins and seconded by Joe Tyree to recommend County Commission approve the proposed revisions for the Putnam County Subdivision Regulations as presented. Motion carried unanimously.

ADMINISTRATIVE SUBDIVISION REPORT

Staff provided a summary of the January 2007 administrative subdivision approval for the following parcels:

- | | | |
|------------------|---|---|
| Rodney Campbell | - | 1 lot; 0.31 acres; located at 140 Clayton Avenue, Hurricane |
| Jeffrey Wright | - | 1 lot; 5.99 acres; located at 8050 State Route 34, Winfield |
| Arnold Wehrle | - | 1 lot; 19.36 acres; located on Grandview Ridge, Red House |
| Mary Fisher | - | 1 lot; 2.28 acres; located on Route 3, Box 70, Hurricane |
| Clydeanne Seager | - | 1 lot; 3 acres; located on Kanawha Road, Fraziers Bottom |
| Nitro Inn, Inc. | - | 1 lot; 0.66 acres; located on Woodland Drive, Nitro |
| 4-S Development | - | 1 lot; 16.16 acres; located at Liberty Square, Hurricane |

FINANCIAL REPORT

Staff presented the financial report for January 2007. There were no comments or questions.

MONTHLY REPORT

Staff presented the monthly report for January 2007 summarizing the building/zoning permit approvals. There were no comments or questions.

STAFF REPORT

Staff reported the following: 1) Sheryl Thomas has been hired for the Associate Planner position in the Office of Planning & Infrastructure, and 2) the Ordinance Revisions Committee has completed review of the Zoning Ordinance and the proposed revisions will be presented at the March Planning Commission meeting.

OLD BUSINESS

There was no old business to discuss.

NEW BUSINESS

There was no further new business to discuss.

ADJOURNMENT

Motion was made and seconded to adjourn. Motion carried unanimously. The meeting was adjourned at 7:15 p.m.

Respectfully submitted,

Linda Bess, Secretary

Attest: _____
Presiding Officer

Minutes were approved: _____