PLANNING COMMISSION May 22, 2017

**** Present:**

**	Margaretta Isom/Council Representative	**	Roy Davis
	Daniel Talbot/Chairman	**	Robert Morris
**	Cole McGregor/Vice Chairman	**	Dorenda Flick
	Cathy Morrison/Secretary		

Admin: Charlotte Shifflett/Zoning Administrator, Mary Shifflett Zoning Administrator

Vice Chairman/Cole McGregor conducted the public hearing in the absence of Chairman Talbot.

The Zoning Administrator advised Elkton Town Council, Elkton Planning Commission, and attendees the public hearing had been publically advertised in the local paper.

Vice Chair McGregor read the public announcement aloud:

NOTICE OF JOINT PUBLIC HEARING

TOWN COUNCIL FOR THE TOWN OF ELKTON

AND

ELKTON PLANNING COMMISSION

May 22, 2017

6:30 p.m.

A Joint Public Hearing will be held in the Council Chambers at the Elkton Area Community Center located at 20593 Blue & Gold Drive, Elkton, to receive comments regarding an application for a Special Exception Permit from Billy Starkey to open a business to be used as a warehouse for bonded storage of wines imported into the USA, located in the building on 102 Fifth St. The business would not be open to the public. The Special Exception Permit would be needed to allow a warehouse/storage as a permitted use in an M-1 District.

A full text of the Special Exception Permit process may be found at www.elktonva.gov under the Town Council link. Maps and other information are available for review and may be obtained in the Elkton Zoning Administrator's Office located at 20593 Blue & Gold Drive, Elkton or 540-713-4062.

The meeting continued with Vice Chair McGregor asking the Zoning Administrator if any response or feedback had been returned as a result of letters by recipients to which she replied, "No"."

Councilmember Isom expressed she would like to know the hours of business; to which Mr. Starkey replied, "Trucking will observe regular business hours." He further informed attendees the traffic volume would be very very low. He anticipates 2 deliveries per month along with 2 departures per month.

Mr. Starkey was requested to present a small narrative to council and planning commission members.

He began by sharing he is a veteran.

- His position was part of National Security and he became burned out!
- Some of his mutual friends are connected to a family of growers.
- This offers growers an opportunity to sell their products beyond their doorstep.
- His intentions are to import Wine into the USA.
- His imports will be in containers ready to ship to Las Vegas, Nev. And California.
- The business is a small operation with low bearing activity.
- The building he now rents outgrew the capacity. He had a need to move to a larger building, preferably one with a loading dock.
- He is licensed thru Federal and State Licensing.
- He assured members once again there will be minimal traffic at the location.

Mayor Printz thanked Mr. Starkey for deciding to locate his business in the Town of Elkton. He articulated Mr. Starkey is a fantastic person and welcomes him to our town. He advised him of a Pro Business free Web Site which is accessible. Mayor Printz thanked him for his courteous personality.

Vice Chair McGregor offered an opportunity for any comments.

In addition he opened the discussion for questioning-if any?

Roy Davis made a motion to adjourn the meeting, seconded by Bobby Morris

Vote = yes 5-0

Roy Davis, Margaretta Isom, Bobby Morris, Cole McGregor, Dorenda Flick

Motion Carried

CHAIRMAN _____ SECRETARY Cathy Morrison