

Minutes
Louisville Municipal Planning Commission
November 19, 2024
6:00 PM

Members Present

John Loope, Chairman
Rick Fuller
Kent Vaught
Rob Daughtery
Scott Bassett
Jordan Rockwell, Planner

Members Absent

Steven Kelley, Vice Chairman
Gwynne Macon

Others Present

Barry Ottinger, Building Official
Bill Mattison
Ben Hazel

Chairman John Loope called the meeting to order at 6:00 p.m.

Approval of Minutes from October 15, 2024. Motion was made by Kent Vaught to approve the minutes from October 15, 2024 as written, 2nd by Rick Fuller, motion carried by unanimous consent.

Business Items:

Change of lot lines Breeden/Loveday Property Tax Map 024 Parcel 021.05 & 021.00

Motion was made by Kent Vaught to approve the change in lot lines for Breeden/Loveday Properties as requested, subject to approved signatures as required. 2nd by Scott Bassett, motion carried by unanimous consent.

Discussion of Town Hall Parking lot not being in compliance with Design Guidelines.

It was brought to the attention of the board by Chairman Loope, the recently paved parking lot adjacent to the Town Hall was not in compliance with the design requirements as outlined by the Zoning Ordinance. A site plan with changes needed to bring parking lot into compliance would need to be presented to the Design Review Committee for consideration. Chairman Loope tabled agenda item until after the Parks and Recreation Committee concluded the Master Plan commissioned by the Town.

Continuing Education provided by Jordan Rockwell, Town Planner.

Continuing Education was tabled until next Planning Commission meeting.

Other actions items that may properly come before the Commission.

Ben Hazel, business owner, quarried the Commission on 7 acres located at 3654 Louisville Rd. Mr. Hazel would like to put a retail landscaping sales, nursery sales and firewood sales business on this location.

Equipment, trucks, and storage associated with the business would be stored on property as well. A wood Kiln would be installed on the property to dry firewood. He spoke of creating a green screen (vegetation) around the perimeter of property. He spoke of using the existing structure (small home) as the office for business. Concerns brought up from the board included, smoke, smell and materials discoloring or being on road at entrance to facility. Building Official suggested that processing the lumber would be considered light manufacturing, but both Chairman Loope and Town Planner said it would be considered agriculture. It was questioned if agriculture could be done on commercial C-1 property. Building Official suggested a maximum limit on the amount of materials (logs & timber) be allowed on property. Planning Commission requested a concept plan be placed on a 24 x 36 Plat with topo and site plans. Bill Mattison asked about sink holes on property and possible firewood regulations set by State.

Kent Vaught made the motion to adjourn the meeting and was 2nd by Rick Fuller. Meeting was adjourned by Chairman Loope.



Secretary, Planning Commission



Chairman, Planning Commission

AGENDA
LOUISVILLE MUNICIPAL PLANNING COMMISSION
Louisville Town Hall
Tuesday December 17, 2024

John Loope, Chairman
Rick Fuller
Kent Vaught
Gwynne Macon

Steven Kelley, Secretary
Scott Bassett
Rob Daugherty

1. Call to Order
2. Establish a quorum.
3. Approval of Minutes from November 19, 2024
4. Mayor/BMA Report

BUSINESS ITEMS:

5. Subdivision of Garland property Samples Rd at Glenn Rd
6. Preliminary approval commercial site plan Simmons property 3016 Cecil Hatcher Dr
7. Commercial repair and addition to 3301 Louisville Rd, Automotive repair business
8. Continuing Education, Jordan Rockwell, Town Planner
9. Other action items that may properly come before the commission.
10. Citizen Comments
11. Adjournment