

**Minutes  
Planning and Economic  
Development Committee  
September 6, 2011  
6:00 PM  
6th committee meeting**

**Members present were Committee members James Kennedy and Patricia Gettys. Chairman Hunter was out with an illness. Building and Zoning Director Peter Nomikos was excused. Trey Eubanks, City Administrator was present at the meeting.**

1. Call to order- Councilwoman Gettys
2. Public comment- None
3. Reading and approval of minutes

Councilman Kennedy made a motion to approve the minutes with Councilwoman Gettys seconding. The vote was unanimous (2-0).

4. Reports or communications from city officers

- a. Budget Review- The budget is in good shape.
- b. Report on East Butler Road project

John Gardner continues to be an advocate to ensure that the property owner's needs are addressed and is getting information from DOT. They are working to address the turn radius concerns that Ms. Chandler has raised. The City has been working on this project with Ms. Chandler and the neighbors for 6-8 months. The 70 foot radius proposed is a truck radius. School buses need a 40 foot turning radius.

5. Unfinished business
6. New business

- a. Rezoning of 307 Murray Drive from C2 to RM.

The planning commission met on this zoning change and the vote was unanimous. This parcel was zoned RM initially in 1968 when zones were first established. In 1975, it was rezoned to C2 commercial. The current owners would like the zoning changed back to RM.

Councilman Kennedy made a motion to send this item to the council meeting. Councilwoman Gettys seconded the motion and the vote was unanimous (2-0).

b. RFP for economic development

Economic development is the number one goal of council presently. Two sites have gone through the Duke Site readiness program. These sites are more marketable now. One of the sites is the one that was annexed in last month on Old Stage Road. It is anticipated that this site will go on to step three and become a certified site under the Department of Commerce. This designation means that utilities, zoning, geotechnical issues have been identified and addressed so that an interested entity will have all of the information in hand. This will authorize the city to go out to bid for a firm to do the necessary steps to apply for stage 3. The Department of Commerce will let us know the week of October 17<sup>th</sup> whether or not we will be able to apply for step 3.

Councilman Kennedy made a motion to go out for bid. This does not need council action. Councilwoman Gettys seconded the motion and the vote was unanimous (2-0).

c. RFP for city center

This is a RFP for the master plan for the city center. We received a \$10,000 ARC grant for planning for sustainability and growth. It does require a like match from the city. Also, we have received \$33,000 from GPATS for a master plan. This will include a market analysis, street design elements, and guidelines of how we want the city center to look. We would like a vote from committee to go out to bid for a master plan.

Councilman Kennedy made a motion to give authorization to go out to bid on this project. Councilwoman Gettys seconded the motion and the vote was unanimous (2-0).

7. Public comment

8. Committee concerns

9. Adjournment- Councilwoman Gettys adjourned the meeting.

Respectfully Submitted,

Cindy Miller

Municipal Clerk

**NOTICE:** A majority or quorum of City Council may attend a committee meeting.