

BLAND COUNTY PLANNING COMMISSION

Meeting Minutes for October 3, 2022

Members Present:

Elmer Chewning, Randy Johnson, Meagan Bradshaw, Ron Stevenot, James Pruett, Jerry Mercer

Members Absent:

Jim Baker, John Dodson

Others Present:

Joel K. Cagle, Planning Commission Secretary
Eric Workman, County Administrator

CALL TO ORDER

At 6:00 PM, Chairman Mercer called the meeting of the Bland County Planning Commission to order at the Bland County School Board Office; Bastian, Virginia. The Invocation was given and allegiance was pledged to the flag of our country by everyone present.

ROLL CALL

Planning Commission Secretary Cagle took the roll call and announced that a quorum was present.

APPROVAL OF MINUTES

Chairman Mercer invited a motion to approve the meeting minutes of September 7, 2022. Commissioner Bradshaw made the motion to approve the meeting minutes of September 7, 2022; Commissioner Johnson provided the second, and the motion passed unanimously.

PUBLIC HEARING

-CUP Application from Titus Trucking, Inc. was read requesting a conditional use permit to operate a trucking terminal on Tax Map No. 34A-A-25C. Dr. Workman address the Commission on this project explaining that the site is planned to be used to house 4 or 5 road tractors, an office trailer. If future expansion should be needed, then it would house more road tractors, a more permanent office structure and a two bay shop. The parking lot is to be stoned. Chairman Mercer opened the public hearing, there being no registered speakers the public hearing was closed. After discussion a motion was make by Commission Bradshaw to recommend approval of the CUP to operate a trucking terminal on Tax Map No. 34A-A-25C with the following condition:

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-Property is to be maintained in an aesthetically pleasing manner.

A second was provided by Commissioner Stevenot. The motion passed unanimously.

NEW BUSINESS

-The Board of Supervisors has requested the Commission make a recommendation on adding the use "Recreational Facilities, with a Conditional Use Permit" into the uses permitted within the Commercial District. Dr. Workman gave a brief explanation on the request. After a brief discussion, Commissioner Bradshaw made a motion to recommend the Board of Supervisors approve of adding "Recreational Facilities, with a Conditional Use Permit" to the uses permitted within the Commercial District. Commissioner Pruett provided a second and the motion passed unanimously.

-Re-Zone and CUP application from Mr. Hussein Murad to rezone from Agricultural to Commercial and obtain a CUP to operate a Recreational Facility on what is known at the Wolf Creek Golf Club. Tax Maps 46-A-18, 20, 21, 22 & 31A. Approximately 137 Acres. Mr. Joe Fraci approached the Commission as Mr. Murad's representative and explained the purposed changes. The plan is utilize the existing big pond as a water park, which would use paddleboats, etc. also utilize inflatables for entertainment. Demo of the existing clubhouse, build back a two story office/restaurant with rooms to rent for parties. The reaming land would be used for camping, RV, and cabin rentals. The total number of units being dependent upon the soils availability to handle the septic waste. There are plans to us this year round with a snow tubing park in the winter and other activities that would fall under the Recreational Facility heading. After a brief discussion, a motion to hold a public hearing on November the 7th at 6PM was made by Commissioner Stevenot with a second provided by Commissioner Chewning. The motion passed unanimously.

OLD BUSINESS

-None

ITEMS TABLED FROM PREVIOUS MEETING

-None

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ADJOURNMENT

There being no further business to come before the Planning Commission at this time, Commissioner Johnson made a motion to adjourn; Commissioner Bradshaw provided the second, the motion passed unanimously.

Respectfully Submitted,

Joel K. Cagle- Secretary
Planning Commission
County of Bland