

Morgan County Planning Commission
Meeting Minutes
September 26, 2017 – 7:00 p.m.
Morgan County Commission Meeting Chambers

I. CALL TO ORDER

Meeting was opened at 7:10 p.m.

Members present: Jack Soronen, Wayne Omps, Susan Parker, Justin Andrews, Robert White, George Didawick, Lori Hansroth, Eric LaRue and Scott Swaim

Members absent: Robert Ford and Carl Cowgill

Others present: Alma Gorse, Ginger Johnson and Cindy Born, Berkeley Land Surveys

II. MEETING MINUTES

On a W. Omps/S. Swaim motion, the Morgan County Planning Commission August 22, 2017 meeting minutes were unanimously approved.

III. FINAL PLAT PUBLIC HEARING FOR PROPOSED MINOR SUBDIVISION

Vos Mountain Subdivision

Lots 19 & 20

Owner/Developer: Vos Mountain, LLC

Location: east side of Rockford Road, 1.2 mile from low water bridge

Cacapon District, Tax Map 15, Parcel Part of 10

Project Description: Minor Subdivision application- 2 lots totaling 4.522 acres, average lot size of 2.26 acre.

Background Information: Vos Mountain Subdivision Lots 1-18 developed via Preliminary Plat, Exemption and Minor Subdivision process from 2005-2016. Lot sizes all over 2 acres.

Findings of Facts

Public Notice was posted as required by the Ordinance in the Morgan Messenger on August 30, 2017.

A completed application has been received and the application addresses the requirements of Article 4 of the Ordinance, specifically:

Completed application and checklists;

Final plat

Copies of Covenants (already on file)

Well and Septic Permits;

WV DOH Entrance Permit (amended existing permit)

Waiver Request of plat size/scale

There were two waiver requests received from applicant which included:

Reduction of drawing size from 24"x 36" to 8 1/2" x 14"

Reduction of scale of plat from 1"=50' to 1"=100' for drawings to fit on 8 1/2' x14" sheet
(Morgan County Subdivision Regulations Section 13.3.a.1)

On a R. White/S. Parker motion, the Planning Commission approves the waiver requesting a reduction of plat size and scale for the Vos Mountain Lots 19 & 20 subdivision application. Motion carried.

On a S. Swaim/E. LaRue motion, the Planning Commission approves the minor subdivision application for Vos Mountain Subdivision lots 19 & 20. Motion carried.

IV. DISCUSSION

MORGAN COUNTY SUBDIVISION REGULATIONS-FINAL DRAFT

a. Proposed updates to the Ordinance

The Planning Commission reviewed the final draft of the subdivision ordinance and provided staff a few recommendations. Staff will make the changes to the draft in preparation to receive public comment.

b. Possible Scheduling of public hearing to receive public comments

The Planning Commission scheduled a public hearing to receive public comments on the proposed updates to the Morgan County Subdivision Regulations. The public hearing date is scheduled for November 7, 2017 @ 7:00 pm and will be held in the Morgan County Commission Meeting Chambers.

V. PLANNING COMMISSION MEETING DATES

The Planning Commission also scheduled the following meeting dates:

October 24, 2017 - 7 :00 pm- Regular Meeting for October

November 7, 2017- 7:00 pm- Public Hearing to receive public comments on the proposed updates to the Morgan County Subdivision Regulations

December 5, 2017- 7:00 pm- November/December regular meeting

VI. OPEN DISCUSSION

W. Omps expressed concerns for the traffic congestion at the intersection of US Route 522 and Route 13 at the new Sheetz store. The Planning Commission requested Jack Soronen, Planning Commission President, to send a letter to WV Department of Highways recommending that they research the new traffic patterns at the intersection.

VII. ADJOURNMENT

The meeting adjourned at 8:35 p.m.

