

Minutes for November 6, 2006 (Resolution R-6-06)

There was a Public Hearing held in the Ridgely House on the above date at 7:00 pm to consider Resolution R-6-06. Linda Epperly-Glover, President; Nancy Gearhart, Commissioner; Chuck Hunter, Commissioner; Joe Mangini, Town Manager; Jack Hall, Town Attorney; Merl Evans, Chief of Police; Robin Eaton, Director of Public Works; David Crist, Supt. of Water/Wastewater; and Carol Balderson, Town Clerk; were present. A list of other attendees is attached.

President Epperly-Glover called the hearing to order.

Joe said Resolution R-6-06 is the annexation resolution for the Emerson property. Ordinance No. 300, to be considered by the Commissioners tonight, assigns zoning districts within a newly annexed area. This classification will be R-3, Single-Family, like the surrounding area.

George Nier, Attorney for the Emersons, questioned the cost of improving Bell St. rather than Walnut.

Dolores Emerson asked for clarification on Bell St. improvements.

Joe said sewer may have to come down Bell.

Robin said the Bell St. pump station may be overloaded with Walnut Farms. It was designed for Lister Estates and six lots across the street. Recalculations show that 20 homes is stretching it. Some discussion on traffic patterns in and out of the development.

It was agreed that Item 6. of the Annexation Agreement needs to be changed to repairing damage to Bell St. from the installation of wastewater to serve the annexed property.

Commissioner Hunter asked Toby Gearhart, Chairman of Planning & Zoning, his opinion on this project.

Toby said they asked that the developments work together on a stormwater management pond and the alley. Walnut Farms was approved quite a while back. There have only recently been discussions about how to coordinate the two. There has been progress, but it's not a "done deal".

Jack Hall said this will need to be addressed in the subdivision ordinance.

No comments from the public.

Joe explained that Commissioners will consider adoption of Resolution R-6-06 and Ordinance No. 300 at the Town Meeting. If passed, there is a 45-day waiting period.

President Epperly-Glover closed the hearing at 7:25 pm.

Respectfully submitted,

Carol A. Balderson, Clerk