

Town of Mars Hill
MAYOR & BOARD OF ALDERMEN
 Monthly Meeting

October 8, 2018

7:00 p.m.

Town Hall

MEMBERS PRESENT: Mayor John Chandler; Aldermen Larry Davis, Stuart Jolley, Nicholas (Nick) Honeycutt, Robert W. (Bob) Zink

OTHERS PRESENT: Brandon L. Quinn; Bruce Anderson; Rosie Chandler; Robert Moore; L. Pearson; Tim Capps; Becky Capps; Brenda Painter/Kennedy; Jennifer & Curtis Maynor; Percy & Laura Franklin; Stacey Mace; Hazel Willis; Jamie Stokes, Town Attorney; Darhyl Boone, Town Manager

Meeting was called to order by Mayor Chandler with the first item of business being the September, 2018, Minutes which was unanimously approved on a motion by Stuart Jolley and second by Larry Davis.

The Agenda was approved as presented with no modifications on a motion from Bob Zink and second by Stuart Jolley.

Mayor Chandler called the meeting into a Public Hearing to review a request for Amending the Zoning Ordinance to rezone property on Parkway View Drive from Rural Residential (R-1) to High Density Residential (R-4). Brandon Quinn explained the reason for his request is to build single family housing on the property. There is proposed to be different sizes and costs of homes in the subdivision. Affordable homes will be in the 1,200 square foot house size with house and lot cost around \$200,000.00. Work force homes and lots will be in the price range of \$250,000.00 and market homes with lot will be priced above \$250,000.00 and have square footage around 1,900 square feet. Stuart Jolley questioned if this was his first housing project and Mr. Quinn explained that he has been in the business since 2006 and has done many homes of this nature. Bruce Anderson, realtor, explained that there is a great demand in the area for this type housing. Stuart Jolley asked how this project could affect adjoining property. Mr. Quinn explained that values should increase due to this type of development. Bob Zink asked if the Planning and Zoning Board has made a recommendation and Darhyl explained that the Planning & Zoning Board has recommended approval and the project meets with the Town's Land Development Plan.

Curtis Maynor asked if the Town has other R-4 zones and Darhyl responded that this was the only one at this time; however, R-4 is very similar to R-3 except that R-4 does have a 50 feet lot width compared to a 70 feet lot width in R-3. Tim Capps asked about the road that will carry traffic to this property. Darhyl explained that a portion of the road is owned by NC Department of Transportation and the other portion is Town of Mars Hill. The road is a standard 18 feet wide road.

With no further discussion or public comment, Mayor Chandler closed the Public Hearing and asked if there was a motion on this request for a Zoning Amendment. Larry Davis made a motion to approve the Zoning Amendment request to rezone the property from Rural Residential/Agricultural (R-1) to High Density Residential (R-4). The motion received a second from Stuart Jolley and was unanimously approved.

A motion was made by Stuart Jolley to award the Wastewater Treatment Plant – I-26 Interchange Project to Buckeye Bridge for the amount of \$823,345.00. A second was received from Nick Honeycutt and the motion was unanimously approved.

Being no Old Business, the next Agenda item was New Business. Mayor Chandler thanked the Town for assistance and use of the Mars Hill Recreation Park for the Shriners' Benefit which raised \$15,680.00 for the Shriners Children's Hospital.

Darhyl gave a reminder of the Public Meeting to receive input for the Parks and Recreation Plan. The meeting is scheduled for Wednesday, October 10, 2018 from 4:00 p.m. to 6:00 p.m.

Being no Public Comment, Bob Zink made a motion, second by Stuart Jolley, that the meeting go into Closed Session for personnel matters. Unanimous approval.

A motion was made by Bob Zink, second by Stuart Jolley, and unanimous approval for the meeting to return to Open Session.

A motion was made by Mayor Chandler to approve a \$1,200.00 annual salary increase to Jason Riddle for receiving certification for Grade I Physical/Chemical Water Pollution Control Systems Operator. The motion received a second from Stuart Jolley. The salary increase will be retroactive to September 13, 2018. Unanimous Decision.

A motion from Bob Zink, second from Stuart Jolley and unanimous acceptance to adjourn the meeting.


