

**Fayetteville Planning Commission and Public Hearing on  
Comprehensive Plan Amendment  
February 11, 2020  
Fayetteville Town Hall**

The meeting was called to order at 5PM.

Those Commission members present were Claude Bess, Sharon Cruikshank, Roger Hanner, Gabe Peña, Catherine Saunders and Suzanne Shumaker. Matt Diederich Town Superintendent, WVU Planner Christy Demuth, Town Attorney Carl Harris. Public present: Vicki Howard.

Election of President and Vice President. Roger Hanner moved for Sharon Cruikshank to serve as President, Gabe Peña seconded. Motion carried. Kathryn Toler moved for Gabe Peña to serve as Vice President, Suzanne Shoemaker seconded. Motion carried.

Minutes were presented from December. Claude Bess moved to approve; Catherine Saunders seconded. Motion carried.

Public Hearing on the Comprehensive Plan Amendment was opened. Cruikshank stated the public hearing was to consider the draft comprehensive plan amendment for the Town of Fayetteville is now open. She stated that zero written comments were received. Cruikshank then asked for any public comments. Carl Harris asked for the minutes to reflect there was only one member of the public present and no comments were declared from the public. Cruikshank then asked for any other comments, and then she asked again stating this was the last chance for public comment on the proposed comprehensive plan. Gabe Peña would like to see the town identify and increase trails in the Town and the connection to the NPS property increasing hiking and biking. The public hearing is now closed.

Cruikshank then called the Fayetteville Planning Commission meeting back to order. Claude Bess moved to recommend the draft comprehensive plan amendment with no amendments to Town Council to consider at their March 5, 2020 meeting. Catherine Saunders seconded. Motion carried. A resolution was signed by the President of the Planning Commission recommending the comprehensive plan amendment.

Christy presented the changes made to the Scenic Overlay regulations based on comments received at the December meeting. No new development will be allowed within 100 feet of the boundary of the New River Gorge National Park in the Scenic Overlay. Between 100 feet and 200 feet of the boundary of the New River Gorge National Park, all development is limited by the provisions of Article 1320. Gabe Peña moved to approve the Scenic Overlay regulations; Claude Bess seconded. Motion carried. Christy will update the draft zoning map to reflect the changes.

Christy discussed changes that were made to the draft after Jesse's review of the ordinance. Changes were made to the adult business definition and supplemental regulations and satellite signal receiving station supplemental regulations. Christy also confirmed the dimensional requirements for the Neighborhood Commercial District. Christy asked the Planning Commission if there was a clerk. There is a town recorder. Christy will change references to the clerk in the draft zoning ordinance to town recorder. As mentioned above, Christy will make changes to Scenic Overlay description on the draft zoning map. Claude Bess moved to move forward with the Final Draft with the above changes, Catherine Saunders seconded. Motion carried.

Christy presented the Study and Report to the Planning Commission. The Study and Report was revised to include a summary of the comprehensive plan amendment and scenic overlay. Gabe Peña moved to recommend the Study and Report on Zoning to council with the attached draft zoning ordinance with the following changes to the draft zoning ordinance:

- o Change Town Clerk to Town Recorder in Article 1301
- o Change the Scenic Overlay description on the draft zoning map to read "The scenic overlay applies to land within the first 200 feet of the parcel boundary edge of lands that are owned by the National Park Service. Within in the first 100 feet, no new development shall occur. Between 100 and 200 feet, all development is limited by provisions within Article 1320.

Seconded by Roger Hanner, motion carried.

If needed we will possibly have a meeting Feb 25, at 5PM

Motion was adjourned on a motion by Catherine Saunders and a second by Suzanne Shoemaker.