

**MINUTES OF THE WHITSETT TOWN COUNCIL**  
**December 18, 2018**  
**Whitsett Town Hall Building**

**REGULAR COUNCIL MEETING**

The regular meeting of the Whitsett Town Council was held on Tuesday, December 18, 2018 at the Whitsett Town Hall. The following members of the Town Council were present: Mayor Richard Fennell, Mayor Pro Tem Andy Brown, Council Members Jerry Rice, Cindy Wheeler, and Lee Greeson.

Also present were Town Administrator Ken Jacobs, Planning Board Chairman Bob Maccia, Planning Board Members Ella Efird and Craig York, land developer Paul Milam, realtor Tom Pate, *The Alamance News* reporter Tomas Murawski, and ten additional members of the public.

Following the public hearing, Mayor Fennell called the Council meeting to order at 7:54 p.m., and noted that a quorum was present.

**SPEAKERS FROM THE FLOOR**

Mayor Fennell asked for any speakers from the floor; and no one asked to be acknowledged.

**OLD BUSINESS**

**1. Adoption of the Minutes**

Mayor Fennell asked for any changes to the minutes from the November 13, 2018 regular monthly meeting; and hearing none, asked for a motion to adopt the minutes as written. Council Member Jerry Rice made a motion to adopt the minutes as written; motion seconded by Council Member Lee Greeson. By unanimous vote, the November minutes were approved.

**2. Adoption of Three Proposed New Zoning Districts and Descriptions**

Mayor Fennell asked for any further discussion on the new zoning districts and their narratives being proposed; and hearing none, asked for a motion to adopt the new districts and descriptions. Council Member Jerry Rice made a motion to adopt the zoning additions as presented; motion seconded by Mayor Pro Tem Andy Brown. The motion carried by unanimous vote.

**3. Adoption of Proposed Permitted Uses for New Zoning Districts**

Mayor Fennell asked for any discussion on the proposed permitted uses for the new zoning districts; and hearing none, asked for a motion to adopt additions to the permitted use schedule. Council Member Jerry Rice made a motion to adopt the new permitted uses as presented; motion seconded by Council Member Cindy Wheeler. The motion was approved unanimously.

**4. Adoption of Proposed Modifications to the 2017 Land Use Plan**

Mayor Fennell asked for any further discussion on the proposed modifications to the Town's current 2017 Land Use Plan; and hearing none, asked for a motion to adopt the modifications. Council Member Cindy Wheeler made a motion to adopt revisions to the land use map as presented; motion seconded by Council Member Jerry Rice. The motion passed by unanimous vote.

**5. Adoption of Map Standards for Proposed Subdivision Plats  
(Appendix to Article VI)**

Mayor Fennell asked for any discussion on incorporating county map standards for subdivision plats into the Town ordinances; and hearing none, asked for a motion to adopt the appendix to Article VI. Council Member Lee Greeson made a motion to adopt the map standards as presented; motion seconded by Council Member Cindy Wheeler. The motion was approved unanimously.

**6. Adoption of Town-Proposed Conditions for Proposed Rezoning of 24.5 Acres**

Mayor Fennell asked for any further discussion on the proposed conditions being established for the proposed rezoning of 24.5 acres at the easternmost boundary of Town; and hearing none, asked for a motion to adopt the requirements for the proposed residential development. Council Member Jerry Rice made a motion to adopt the conditions as presented; motion seconded by Council Member Lee Greeson. The motion carried by unanimous vote.

**7. Action on Proposed Rezoning of 24.5 Acres at 7232 Burlington Road,  
REID# 103367, from AG to CU-RM12**

Mayor Fennell asked for any further discussion on the proposed rezoning from agricultural (AG) to the new residential zoning district of conditional use (CU) multi-family (RM-12) at 7232 Burlington Road; and hearing none, asked for a motion to adopt the proposed rezoning. Council Member Lee Greeson made a motion to accept the rezoning; motion seconded by Mayor Pro Tem Andy Brown. The motion carried by unanimous vote.

## **8. Any Other Old Business**

Mayor Fennell asked if there were any other old business to be discussed; and there was none.

## **BOARD AND COMMITTEE REPORTS**

### **1. Planning Board**

Planning Board Chairman Bob Maccia reported that the Board, this past year, had been extremely busy, with major recommendations to Council; and was looking forward to another year of hard work and marked contributions.

### **2. Enforcement Committee**

Enforcement Officer Ken Jacobs stated that there had been no committee activity this month.

### **3. Enforcement Officer**

Jacobs reported that since the last Council meeting, two Development Clearance Permit Certificates (DCCs) were issued to: (1) Powermaster Electric to install a generator at 6770 Kelsey Court, and (2) John Foster at 6817 Kivette House Road to add 372 square foot sunroom to his residence.

### **4. Town Administrator**

Town Administrator Jacobs reported that this last month he had devoted most of his time and energy to the matters of this meeting and secondarily to the Parks and Recreation grant that the Town intends to apply for.

## **NEW BUSINESS**

### **1. Adoption of Council Meeting Dates for 2019**

Council Members had been provided a calendar of next year's meeting dates that required adoption for submission to the county. Mayor Fennell asked for a motion to adopt the 2019 meeting schedule; and a motion to adopt the document was made by Council Member Jerry Rice. Motion seconded by Council Member Lee Greeson; and the schedule was approved by unanimous vote.

### **2. Any Items from Council Members**

Mayor Fennell asked for any items from Council Members; and none heard.

**3. Announcements**

Mayor Fennell asked for any announcements; and with none, extended wishes for a Merry Christmas and a Happy New Year to all those present. Council Members echoed his greetings to all.

**4. Speakers from the Floor**

Mayor Fennell asked if there were any speakers from the floor; and no one asked to be acknowledged.

**ADJOURNMENT**

With no further business before the Council, Mayor Fennell invited a motion to adjourn. Council Member Jerry Rice made the motion to adjourn; motion seconded by Mayor Pro Tem Andy Brown. Motion passed by unanimous vote; and the December 18, 2018 Town Council meeting was adjourned at approximately 8:01 p.m.

The next regular meeting of the Whitsett Town Council is scheduled for 7:00 p.m., Tuesday, January 8, 2019 at the Whitsett Town Hall.

/s/

/s/

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Jo Hesson, Town Clerk

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Richard Fennell, Mayor

**APPROVED:** January 8, 2019