



TOWN OF HAYMARKET PLANNING COMMISSION

WORK SESSION

~ MINUTES ~

Emily Lockhart, Town Planner
<http://www.townofhaymarket.org/>

15000 Washington Street, Suite 100
Haymarket, VA 20169

Monday, June 21, 2021

6:00 PM

Council Chambers

A Work Session of the Planning Commission of the Town of Haymarket, VA, was held this evening in the Council Chambers, commencing at 6:00 PM.

Councilman Bob Weir called the meeting to order.

I. Call To Order

Chairman Matt Caudle: Absent, Commissioner Aayush Kharel: Present, Councilman Bob Weir: Present, Commissioner Robert Hallet: Present, Commissioner Alexander Beyene: Absent, Commissioner Chuck Mason: Present.

II. Zoning Text Amendment

The zoning text amendment discussion began at 6 PM. The Town Planning Assistant, Samantha Lewis, began a presentation of the most recent changes to the zoning text. She discussed new definitions that were added, removed, and edited. She also discussed structural changes. Ms. Lewis asked the work session members for their opinion on moving all sign related definitions out of the general definitions section and into the Sign Article. Mr. Weir agreed. Ms. Lewis asked the work session members if the general definitions should be their own separate article. This would be consistent with other localities zoning ordinances. Mr. Weir and Mr. Hallett agreed, and Mr. Weir pointed out that the Town's ordinance did have a separate definition article prior to the most recent rewrite. The Sign Article changes were discussed. Mr. Weir, the work session members, and Ms. Lockhart had a discussion about leaving awning and canopy signs in the ordinance to allow for more options for businesses. Mr. Weir felt the removal of awning and canopy sign options would further restrict the sign ordinance. A discussion followed specific to marquee signs. Further discussion of the challenges of a marquee sign led work session members to agree to strike this definition. Ms. Lewis suggested increasing the size of wall signs, which would be consistent with other localities. This size area increase would apply to the B-2 and I-1 gateway sign zone area. Mr. Weir suggested the B-2 and I-1 Gateway area could be increased to 24 square feet maximum, removing the 24 inch height, and moving the Winterham property to the Core sign area. Ms. Lockhart suggested keeping a 24 inch maximum height. The work session members agreed. Ms. Lockhart and Ms. Lewis will continue to evaluate the sign size numbers for other types of signs. Ms. Lewis discussed the addition of a few new accessory use ordinances to include short term rentals, chickens, honeybees, and solar panels. Ms. Lockhart explained that a few residents have asked about rules regarding the keeping of chickens and bees. The work session members made suggestions for edits. Mr. Kharel's Planning Commission appointment has come to an end and he will not be re-appointed. Ms. Lewis and Ms. Lockhart plan to present the final draft of the zoning text amendment at the planning commission work session on July 19th at 6 pm. If there are no more edits, the final draft will also be presented to the Planning Commission at the regularly scheduled July meeting. A public hearing date in August will be set for the zoning ordinance, so long as the dates line up with the required newspaper announcement.

III. Adjournment

Mr. Weir made a motion to adjourn the work session meeting. Mr. Kharel seconded. The motion carried.

1. Motion to Adjourn

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Bob Weir, Councilman
SECONDER:	Aayush Kharel, Commissioner
AYES:	Aayush Kharel, Bob Weir, Robert Hallet, Chuck Mason

Submitted:

Approved:



Kim Henry, Clerk of the Council



Matt Caudle, Chairman