

Guilford County Planning Board

May 9, 2012

The Guilford County Planning Board met on Wednesday, May 9, 2012 at 6:15 p.m., Old Guilford County Courthouse, County Commissioner's Meeting Room, Second Floor, Greensboro, North Carolina. There was a brief Business Meeting prior to the regular session.

Members Present: Mr. Deal, Chair, Mr. Derrickson, Mr. Wood, Alt., Ms. Terri Gibson, Alt., Mr. Westcott, Mr. Leonard, Alt, Mr. McKinney, Ms. Bailey, Alt.

Also Present: Les Eger and Tonya Hodgin, Planning Staff.

Chair Deal stated that he wished to acknowledge the passing of Member Diane Brigman. She was a good friend and very special person as well as a Board member and will be missed. Her memorial service was Saturday and it was very touching. He asked that a moment of silence be observed by the Board members.

Approval of minutes:

Mr. Wood moved to approve the minutes of the April 11, 2012 meeting as written, seconded by Ms. Bailey. The Board voted unanimously in favor of the motion.

Chair Deal explained the policy and procedures to be followed by the Board for all cases coming before them. Appeal of any decision is due within fifteen (15) days to the County Commissioners. Speakers from both sides will be allowed twenty (20) minutes, regardless of the number of speakers and all speakers must be sworn in.

CORRECTION Road Closings have a minimum 30-day appeal period

PUBLIC HEARING ITEM:

ROAD CLOSING CASE # 12-03-GCPL-01073

BEING that portion of Oldway Road from south of NC Highway 150 East, southwest approximately 800', Madison Township, Guilford County.

(APPROVED)

Les Eger stated that this is a Road Closing Case # 12-03-GCPL-01073, closing of a portion of Oldway Road from south of NC Highway 150 East, southwest approximately 800'. The Resolution for this case was heard April 11, 2012 and set the hearing for this meeting. Staff submits the following findings for consideration. The Planning Department has reviewed the site plan and associated subdivision plat for the parcel 0114104 related to the Road Closing. The site plan will be approved following Road Closing and subdivision approval. By closing this road, no property owner in the area will be denied access. Pursuant to NC GS153 (a) 241, concerning road closings, the Planning Board must hold a public hearing for the road closing and based on information presented and received at the hearing the Board must find that 1) the closing of the road is not contrary to public interest, and 2) no individual in the vicinity of the road will be denied access to their property.

Chair Deal stated that he noticed that the shaded portion on the handout is only partly lined on this property with a little remaining that goes up and merges into US Highway 150.

Mr. Eger stated that it extends all the way up and this is an area where the road was closed many, many years ago. DOT never properly closed it out and that is the reason for the request.

Wayne Troxler, property owner, stated that he represents Mr. Fossett who is selling the land to Carolina Farm Credit. He came before the Board back in January. He has nothing further to add, the property has been purchased and there is a small piece in the middle that needed to be addressed and everything seems to be in order.

There was no one speaking in opposition to the request and the Public Hearing was closed.

Mr. Wood moved that WHEREAS, a petition was filed, pursuant to G.S. 153A-241, Chapter 282 of the 1979 Session Laws, and Chapter 59 of the 1981 Session Laws, requesting that the Board close and remove from dedication; BEING that portion of Oldway Road from south of NC Highway 150 East, Southwest approximately 800', Madison Township, Guilford County. WHEREAS, pursuant to a resolution of intent to close said road adopted by this Board on April 11, 2012, notice was published in the Greensboro News & Record once a week for two (2) consecutive weeks that a hearing would be held concerning said petition on May 9, 2012 at 6:00 p.m. in the Old Guilford County Courthouse, Commissioner's Meeting Room, Second Floor, Greensboro, North Carolina; and WHEREAS, it appears that all owners of property adjoining said road have signed the petition or have been notified of the closing thereof; and WHEREAS, after inquiry by the Chairman, all interested persons were provided an opportunity to be heard on the request contained in the petition, and WHEREAS,. After all interested person were heard, it appears to the satisfaction of this Board that the removal of said road from dedication is not contrary to the public interest and that no individual owning property in the vicinity of said road will be deprived of any reasonable means of ingress or egress to his property; NOW, THEREFORE, BE IT RESOLVED THAT: 1) the following described road in Madison Township is hereby closed and removed from dedication to the public use; BEING that portion of Oldway Road from south of NC Highway 150 East, southwest approximately 800', Madison Township. Guilford County. 2) A certified copy of this resolution, together with a copy of the published notice of this hearing, is hereby ordered recorded in the Office of the Register of Deeds of Guilford County, North Carolina, seconded by Mr. McKinney. The Board voted unanimously, 7-0, in favor of the motion and the rezoning request was approved. (Ayes: Deal, Westcott, Wood, Leonard, Derrickson, McKinney, and Bailey. Nays: None.)

NON-PUBLIC HEARING ITEMS

A. Proposed Text Amendment for the Jordan Lake Regulations and proposed Haw River Supply watershed.

This matter was discussed during the prior Business Meeting.

OTHER BUSINESS:

None.

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ADJOURNMENT:

There being no further business before the Board, the meeting adjourned at 6:50 p.m.

Respectfully submitted,

Jeffery Deal, Chairman

Les Eger, Secretary to the Board

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