

**Town of Amherst
Planning Commission Minutes
March 5, 2008**

A meeting of the Town of Amherst Planning Commission was called to order by Chairperson June Driskill in the Council Chambers of the Town Hall at 7:30 PM on March 5, 2008. It was noted that a quorum was present as indicated below:

A Jason Campbell	P William Jones
P June Driskill	P Steve LaBar
A Lyle Garrette	P Richard Wydner
A William Hathaway	

Mr. Garrette arrived late as noted below. Town Manager Jack Hobbs was present in his capacity as Secretary to the Commission.

The minutes of the February 6, 2008 Commission meeting were approved on a motion by Mr. Wydner, seconded by Mr. Jones, and carried 4-0 according to the following:

Jason Campbell	Aye	William Jones	Absent
June Driskill	Aye	Steve LaBar	Aye
Lyle Garrette	Absent	Richard Wydner	Aye
William Hathaway	Absent		

Public Hearing - Ambriar Small Area Plan Ordinances

A duly advertised public hearing was opened at 7:32 PM on proposed amendments to the Town of Amherst Zoning and Subdivision Ordinance which would have the effect of implementing the recently adopted Comprehensive Plan amendment pertaining to the Ambriar area. It was noted that detailed language on the following specific amendments has been proposed:

1. §18.1-302.94.1 - Establishment of a definition for *Preserved area*.
2. §18.1-405 - Adjusting the road frontage requirement for new lots.
3. §18.1-801 - Creating new minimum lot widths in the T-1 and B-2 districts.
4. §18.1-922 - Establishment of a new Ambriar Access Management Area and associated regulations.

Mr. Garrette entered the meeting.

John Batman came forward as one of the partners who own the Ambler property located on S. Main Street opposite Amherst

County High School. Mr. Batman questioned the traffic count and how the high school should have been considered within VDOT's technical study of the area and expressed his concern that much of the Town's planning may have been based on incorrect information.

Tom Brooks, a surveyor representing Mr. Batman, came forward to present a conceptual development plan for the Ambler property that shows multiple entrances. There was some discussion on the need for fewer entrances from traffic management and motoring public safety standpoints but a need for multiple entrances from on-site public safety and marketability standpoints.

Barry Thompson came forward to compare S. Main Street to different roads in Lynchburg.

There being no one else present who wished to speak, the public hearing was closed at 8:43 PM.

The Commission asked the Secretary to review the conceptual development plan for the Ambler property relative to the proposed ordinance changes and to confer with the Town Attorney on the language in the proposed ordinance amendments.

Comprehensive Plan - Economic Development Plan

The Secretary reviewed a first draft of an economic development plan portion of the proposed comprehensive plan update. The Commission discussed the contents of the draft and also the matter of soliciting feedback from a range of individuals and agencies prior to initiating the public hearing process.

Mr. Wydner and the Secretary gave a report on the public worksession on the proposed Regional Water Supply Plan that was held on February 28.

The Commission was advised that there is to be an "information session" on VDOT's the new HB 527 rules at 10 AM on March 19 at CVCC.

The Secretary gave a report on the status of the Town Square project.

There being no further business, Mr. Wydner made a motion that was seconded by Mr. LaBar and carried 5-0 according to the following to adjourn the meeting at 9:00 PM:

Jason Campbell Absent
June Driskill Aye
Lyle Garrette Aye
William Hathaway Absent

William Jones Aye
Steve LaBar Aye
Richard Wydner Aye

June Driskill, Chairperson

Attest: _____