

TOWN OF GEORGETOWN - BOARD OF ADJUSTMENT

Meeting Minutes February 2, 2011

ATTENDANCE

Board Members

Jane Hovington

Eric Evans

Ann Behrens

Allen Atkins - absent

Matthew Walsh - absent

Staff

Jocelyn Godwin

1. CALL MEETING TO ORDER

Chairperson Hovington called the meeting to order in the Town Hall at 5:00 p.m.

2. APPROVAL OF DECEMBER 1, 2010 MEETING MINUTES

Member Behrens moved, seconded by Member Evans, to approve the December 1, 2010 regular meeting minutes as presented. **APPROVED (UNANIMOUS)**

3. BOA CASE #2011-01

Wal-mart Stores, Inc.

An application on behalf of Wal-mart Stores, Inc., for a special exception from the code of the Town of Georgetown for the reduction of parking space requirements to allow 48 spaces to be used for display and sale of lawn and garden merchandise from February 1, 2011 to September 30, 2011. The property is located at 4 College Park Lane, identified as Sussex County Tax District 135 Map 14.00 Parcel 35.03 and is zoned Highway Commercial (HC).

Mrs. Godwin informed the Board that notices were mailed to property owners within 300 feet on 1/19/11 and posted on the property. The agenda was posted on 1/7/11 and advertised 1/12/11. The Planning Commission had no comments for the Board.

Richard Rieger, of Wal-mart, presented the application for 48 parking spaces to be used for flowers, landscaping and mulch for the spring season.

Chairperson Hovington asked the applicant if application had been made last year. Mr. Rieger stated that no application was made last year. A smaller section was used along the building.

Member Evans informed the applicant that in 2009, a recommendation was made by the Board that a parking impact study be done to allow the decision to be permanent. Mr. Rieger was not aware of the recommendation.

Member Evans moved, seconded by Member Behrens, to grant the special exception for a waiver of the 48 parking spaces from February 1st through September 30th every year for the side area next to the greenhouse for their landscaping materials on the condition that it is used for the lawn & garden area as requested and it be in a secured area with limited access. APPROVED (UNANIMOUS)

Vote: 3-0 (Yeas: Evans, Behrens, Hovington)

Request has been granted three other times, there is excess parking and a need to display outdoor items.

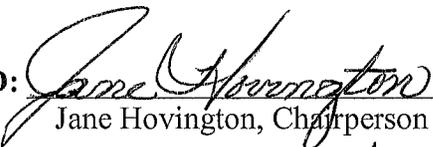
Member Evans questioned if Member Walsh was still on the Board and why he hasn't attended any meetings. Mrs. Godwin stated there was no notification that he wasn't going to attend. No meetings have been attended yet.

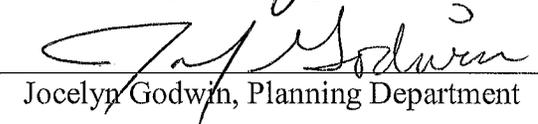
Member Evans moved, seconded by Member Behrens, that Member Walsh be removed from the Board. APPROVED (UNANIMOUS)

Mrs. Godwin will forward the Board's request to Town Council.

4. ADJOURNMENT

Member Evans moved, seconded by Member Behrens, to close the meeting at 5:14 p.m. APPROVED (UNANIMOUS)

APPROVED: 
Jane Hovington, Chairperson

ATTEST: 
Jocelyn Godwin, Planning Department