Town of Farmville Planning Commission
Town Council Chamber of the Town Hall
116 North Main Street, Farmville, VA 23901
Wednesday, September 25, 2019

Planning Commission Members Present: Patrick Crute, Jerry Davenport, Abby O’Connor, Sherry Honeycutt, John Miller

Members Absent: Cameron Patterson

Staff Present: Interim Town Manager, Scott Davis; and Administrative Assistant, Kristen Queen

Approval of Agenda:
On a motion made by Ms. Honeycutt and seconded by Mr. Davenport and with all members voting “aye,” the agenda for the August 28, 2019, Planning Commission meeting was approved.

Consideration of Minutes:
Dr. Miller stated that the minutes will be accepted with an addendum citing the additional comments regarding the discussion from the August 28, Planning Commission meeting concerning the Comprehensive Plan that were distributed to members of the Town Council for approval. On a motion by Ms. Honeycutt, seconded by Mr. Crute, and with all members voting “aye,” the minutes from August 28, 2019, Planning Commission meeting were approved.

Public Hearings regarding the Conditional Use Permit for Ms. Janet Moore to operate a private home occupation from her dwelling at 604 First Avenue:
Dr. Miller opened the public hearing by asking Dr. Davis to read the public hearing notice.

Public Hearing Notice:
The Farmville Planning Commission will hold a public hearing on the below request beginning at 7:00 p.m., on Wednesday, September 25, 2019, in the Council Chamber, located on the second floor of the Town Hall, 116 North Main Street, Farmville Virginia, to hear citizen comments on the following requests:

Janet Moore to operate a home occupation in her dwelling located at 604 First Avenue. The home occupation would consist of contract sales as an independent agent with no employees or clients coming to the residence. This property is zoned Residential District R-1-A which requires a conditional use permit for home occupations.

No public speakers participated.

Dr. Miller called for a motion to close the public hearing: Motion made by Mr. Davenport and seconded by Ms. Honeycutt, and with all members voting “aye,” the public hearing was closed.
Public Participation:
Dr. Miller invited members of the public to bring matters forward for the Planning Commission’s attention. One member in attendance questioned what “contract sales” meant concerning conditional use permit. Dr. Davis clarified that no specifics were noted in the application, but it may imply an occupation along the lines of insurance sales or other non-specific sales protocols that does not require clientele on premises. No further comments were made.

Old Business:
No old business.

New Business:
Dr. Davis elaborated that this is an example of the modern live/work society for those that work from home that likely affords flexibility for many utilizing private space in the home to conduct a business or when working remotely. If one applies for business license to operate a home-based business from a private dwelling, this application goes before zoning for consideration and compliance regarding the needs of a conditional use permit per Town ordinance. Dr. Davis pointed out that this practice may no longer be relevant in many instances for every home-based business that seeks a permit for a business license. Ms. Honeycutt moved to recommend that the Planning Commission accept that Ms. Moore be allowed to operate a home occupation in her dwelling and recommend further consideration by Town Council with the condition that no clientele visit the dwelling. Mr. Davenport second.

No further business was called to the attention of the Planning Commission.

With no further business, Dr. Miller called for a motion to adjourn. On a motion made by Mr. Crute, seconded by Mr. Davenport, and with a unanimous “aye” vote from all members, the meeting was moved to adjourn.
Dr. Miller adjourned the meeting at 7:09 P.M.

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John Miller, Chairman                       Jerry Davenport, Secretary