

**Planning and Zoning Board
Foxfire Village Administration Office
Regular Meeting
Tuesday, January 15, 2019 at 3:00 P.M.**

At 2:30PM Prior to the Meeting: All parties below met at the solar site on Hoffman Rd.

Call to Order: The meeting was called to order by Chairperson Mary Gilroy at 3:00 P.M.

Roll Call: Roll call was taken by Beckie Pahner.

Present: Mary Gilroy, Tom McClellan, Janice Gregorich, and Beckie Pahner

Guests: Strata Solar Representatives; Kris Blanco, Joe Davis, Sam Judd, Chelsea Woodtin and Katie Parker

Reading and Approval of Minutes:

- Motion to approve the regular meeting notes of December 18, 2018 was made by Janice Gregorich, was seconded by Tom McClellan, and unanimously approved by all.

Old Business:

- Strata Solar brought a revised project drawing per the request from the last meeting.
- The board reviewed ARTICLE VII- Uses Permitted with Conditions.
- The board reviewed Sec 8.1 Guiding Principles and General Conditions.
- The board reviewed each condition to ensure that the application met all of the 10 requirements imposed by the Section.
- The Board considered the following: whether the installation satisfied the building area, the land area requirements, setbacks, parking requirements, access requirements, the maintenance and operation of the Solar Farm, whether there was anything detrimental that would endanger public health, safety, morals, comfort, or general welfare; whether the solar site would be injurious to the use and enjoyment of adjacent property owners, or diminish or impair property values within the neighborhood.
- Strata Solar offered to share a report of Projected Appraisal Opinions with the Board.
- The Board continued with discussion on access roads, drainage for storm water, watershed requirements and the decommission process.
- The board discussed alternatives for Residential Square Footage. The board reviewed information related to "bulk" and will continue with more discussion on square footage at the next regularly scheduled planning and zoning meeting.

New Business:

Adjournment:

- A motion to adjourn was made by Janice Gregorich, and seconded by Tom McClellan, and unanimously approved by all.
- The meeting was adjourned at 4:55 P.M.

Submitted by,



Beckie Pahner