

HEBRON PLAN COMMISSION

MINUTES OF APRIL 13, 2021

The Hebron Plan Commission Meeting of April 13, 2021 was called to order by President John Spinks, Jr., at 7:00 p.m. In attendance were Justin Albright, Merle Foresman, John Spinks, Jr., Josh Noel, Shane Spagnola, Building Inspector Ken Caravana, Attorney Theodore A. Fitzgerald, and Recording Secretary Joanne E. Hansen. This meeting was conducted virtually via Zoom.

Following the Pledge, the following business was conducted.

Approvals of Minutes – A motion was made by President Spinks to change the March 9, 2021 minutes, section Update on Subdivision Training, “as the synopsis does not clearly indicate what happened, so I want to make sure we do that. What I had asked to be changed and for everyone to consider is this, where it says Mr. Spinks further noted that he offered Mr. Lotton the opportunity to appear before TAC, but Mr. Lotton was not interested in attending TAC. I would like to add in there that Mr. Lotton was not interested in attending TAC at this time. Our ordinances state that before a subdivision, before a developer fills out a subdivision application and presents preliminary drawings, they do have the opportunity to meet with TAC before hand. I have offered this to him three different times and at this time he is not interested in doing this, but I want to make sure that this Commission as well as anybody reading this that he is not waiving his rights to go to TAC at any time. So that would be the first change I would like to make. And then the other one is going to be pertaining to the fact that Mr. Lotton, Kennedy Homes at the time, had not received preliminary approval, even though, throughout the entire Building Inspector’s office there is 10 -15 different preliminary subdivisions blueprints, I wasn’t around at that particular point so I have no way of knowing whether or not he had received preliminary approval. In fact, I want to say it was Ted or even maybe Dave who said, I don’t want to put words in his mouth, that they hadn’t received it. So I want that to be clear. There is no way for me *inaudible*. “

Joanne Hansen asked for a copy of the tape so that she could listen again to what was said. Mr. Spinks stated: “Minutes are an absolute synopsis of what’s being said not a word for word dictation. So what we are doing is asking for an amendment to these minutes right now. If there was a recording we would have presented to you. Last month’s Town Council meeting as well as this, no matter what the settings were, they were not recorded. So that not a possibility. So I am asking that these be changed in this motion to say When asked by Attorney Fitzgerald if Mr. Lotton was using the plat from years ago, Mr. Spinks replied, Mr. Lotton is upgrading the old plat, but he has yet to submit the application to receive preliminary plat approval. Discussion took place. Lotton had not received preliminary plat approval years ago so he would have had to do it now even if no changes were made. I was not the one who indicated that he had not received it and I would have no knowledge of him being able to do so. There was a conversation between Ted and, I believe, that Dave Peeler verified that. *Next statement not audible*. So that my motion to amend those minutes.”

Joanne Hansen asked for direction from Attorney Fitzgerald on procedure for changing minutes without a tape. Attorney Fitzgerald stated that the current minutes remain as presented by the recording secretary and the notes from tonight’s meeting are typed up with the changes that Mr. Spinks is asking for at tonight’s meeting. “So that whoever would look at it in the future would decide for themselves whether it was your minutes or his comments.” He noted that the Commission has the right to request changes, but it doesn’t change the minutes submitted by the recording secretary. Joanne Hansen asked if there would

be two sets of minutes, hers and the requested change of the Commission. Mr. Fitzgerald replied yes. John Spinks' motion would appear in the meeting minutes of April 13, 2021 and not in the minutes submitted for March 9, 2021. John Spinks stated he would not vote to approve these minutes. Discussion followed.

On motion of Josh Noel, "I will make a motion to table as I didn't receive a copy of them so I would like to see for myself", seconded by Justin Albright, and duly carried 5-0, the minutes of March 9, 2021 were tabled until the May meeting.

New Business - Suzy Café Sign - President Spinks asked Building Inspector Caravana to look into the needed repairs for this sign.

Solar Company contact Building Inspector Caravana regarding a permit for solar installation for a home on Sunset. Building Inspector Caravana reported that he would like approval to charge \$150.00 for such a permit. President Spinks directed Mr. Caravana to send all information to Attorney Fitzgerald for his review.

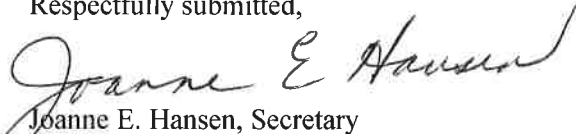
Old Business

Code Review – President Spinks asked Building Inspector Caravana to review and report at May's meeting on pages CDA 100 to 162.

Jefferson Street Pond – Attorney Fitzgerald reported that the offer of settlement was received by opposing parties/attorneys. Depositions were cancelled and an extension of time to file Response to Summary Judgment was granted by the Court.

There being no further business before the Commission, on motion of John Fashing, seconded by Josh Noel, and duly carried 6-0, the meeting was adjourned.

Respectfully submitted,


Joanne E. Hansen, Secretary

Approved:


John Spinks, Jr.