



TOWN OF HAYMARKET PLANNING COMMISSION

REGULAR MEETING ~ MINUTES ~

Thomas Britt, Town Planner
<http://www.townofhaymarket.org/>

15000 Washington Street, Suite 100
Haymarket, VA 20169

Monday, June 17, 2024

7:00 PM

Council Chambers

A Regular Meeting of the Planning Commission of the Town of Haymarket, VA, was held this evening in the Council Chambers, commencing at 7:00 PM.

Chairman Robert Hallet called the meeting to order.

I. Call To Order

Chairman Robert Hallet: Present, Vice Chairman Alexander Beyene: Absent, Commissioner Jerome Gonzalez: Present, Commissioner Pankaj Singla: Absent, Commissioner Walt Young: Present.

II. Pledge of Allegiance

Chairman Rob Hallet invited everyone to stand for the Pledge of Allegiance.

III. Citizens Time

There were no citizens present at this evening's meeting.

IV. Minute Approval

1. Planning Commission - Regular Meeting - May 20, 2024 7:00 PM
Commissioner Young moved to adopt the Planning Commission minutes from the May 20, 2024 meeting. Commissioner Gonzalez seconded the motion. The motion carried.

RESULT:	ACCEPTED [UNANIMOUS]
MOVER:	Walt Young, Commissioner
SECONDER:	Jerome Gonzalez, Commissioner
AYES:	Robert Hallet, Jerome Gonzalez, Walt Young
ABSENT:	Alexander Beyene, Pankaj Singla

V. Agenda Items

1. Resolution #2024-004

Town Planner Thomas Britt shared that a public hearing was held at their May meeting. He stated that the Planning Commission did not take action to recommend the resolution to the Town Council with an affirmative vote. Mr. Britt stated that he has brought this item back for the Planning Commission to vote on the recommendation of the resolution to the Town Council.

Commissioner Gonzalez moved that the Haymarket Planning Commission recommend draft Resolution #2024-004 for adoption by the Haymarket Town Council. Commissioner Young seconded the motion. The motion carried by a roll call vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jerome Gonzalez, Commissioner
SECONDER:	Walt Young, Commissioner
AYES:	Robert Hallet, Jerome Gonzalez, Walt Young
ABSENT:	Alexander Beyene, Pankaj Singla

2. Ordinance #2024-002

Town Planner Thomas Britt shared that a public hearing was held at their May meeting. He stated that the Planning Commission did not take action to recommend the resolution to the Town Council with an affirmative vote. Mr. Britt stated that he has brought this item back for the Planning Commission to vote on the recommendation of the Ordinance to the Town Council.

Commissioner Gonzalez moved that the Haymarket Planning Commission recommend draft Ordinance #2024-002 for adoption by the Haymarket Town Council with the one notation brought forth to the Town Planner. Commissioner Young seconded the motion. The motion carried by a roll call vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jerome Gonzalez, Commissioner
SECONDER:	Walt Young, Commissioner
AYES:	Robert Hallet, Jerome Gonzalez, Walt Young
ABSENT:	Alexander Beyene, Pankaj Singla

3. Townhome Site Plans - 6700 Bleight Drive

Town Planner Thomas Britt shared that the site plan the Commission is reviewing is for 11 townhomes located at the edge of Alexandria's Keep in the Villages of Haymarket subdivision. He stated that there are 3 single family homes currently on the property. Mr. Britt stated that the developer has met all outside agency comments with the exception of the comment regarding the sidewalk connecting to development. He stated that the sidewalk comment is under review by VDOT. He also shared that there has been a discussion with Villages of Haymarket HOA to create an easement agreement between both parties. Mr. Britt stated that there is a piece of the sidewalk that belongs to the Villages of Haymarket. He stated that it was implied that the developer could install that portion of the sidewalk when they did the rest of Bleight Drive. He stated however the HOA and developer have yet to come to that agreement. Mr. Britt stated that the Planning Commission is to consider the property and could approve the site plan without that agreement in place. He also shared that all outside agency approvals have been given with the exception of that portion of the sidewalk. Mr. Britt opened the floor for discussion and questions. Mr. Britt also shared that staff is still waiting on a demolition permit application for the 3 homes which he could add to the motion as a condition prior to giving approval. Commissioner Gonzalez stated that he strongly encourages for the two parties to come to an agreement on the sidewalk. He also had some clarification questions on the site plans. There were no other questions or comments from other Commissioners. Mr. Britt stated that being given that the items addressed by Commissioner Gonzalez are those that can be addressed by himself or the Town Engineer, he asked if the Commission was prepared to vote on this subject with conditions.

Commissioner Gonzalez moved to approve SP #2024-001 for the 6700 Bleight Drive townhome development with the following conditions: 1. All outside agency approval was granted for the site plan; 2. a Certificate of Appropriateness for demolition for the existing homes is granted. Commissioner Young seconded the motion. The motion carried with a roll call vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jerome Gonzalez, Commissioner
SECONDER:	Walt Young, Commissioner
AYES:	Robert Hallet, Jerome Gonzalez, Walt Young
ABSENT:	Alexander Beyene, Pankaj Singla

VI. Architectural Review Board Updates

Town Planner Thomas Britt gave the ARB Updates to the Planning Commission. He shared that the Board an exterior renovation for a home on Fayette Street. He also shared that they discussed the historic district overlay which will come back to the Planning Commission.

VII. Town Council Updates

Town Clerk Kim Henry gave the Town Council updates. She shared that the Council approved their FY25 budget with a reduced tax rate. She shared that the deadline to submit paperwork to run for Council was on June 18th. She also shared about Councilwoman Ramirez's Youth Government day for children from Kindergarten to Fifth Grade on Friday, June 14th.

VIII. Adjournment

With no further business before the Planning Commission, Commissioner Young moved to adjourn with a second by Commissioner Gonzalez. The motion carried.

1. Motion to Adjourn

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Walt Young, Commissioner
SECONDER:	Jerome Gonzalez, Commissioner
AYES:	Robert Hallet, Jerome Gonzalez, Walt Young
ABSENT:	Alexander Beyene, Pankaj Singla

Submitted:

Approved:

Kimberly Henry, Clerk of the Council

Rob Hallet, Chairman