



City of Trinity
PLANNING & ZONING BOARD MEETING

April 20, 2026

Trinity City Council Chambers

MINUTES

PRESENT

Chairman Hunter Hayworth
Board Member Eddie Eaton
Board Member Bradley Phillips

ABSENT

Board Member Pattie Housand
Board Member Josh Fish

OTHERS PRESENT

City Clerk Darien Comer
Planning Director Jill Wood

Board Chairman Hayworth called the meeting to order.

Board Chairman Hayworth led the Pledge of Allegiance and gave the Invocation.

Board Chairman Hayworth welcomed guests and visitors.

Board Chairman Hayworth called for a motion to amend or approve the agenda as presented.

Motion made by Board Member Phillips, Seconded by Board Member Eaton.

Voting Yea: Chairman Hayworth, Board Member Eaton, Board Member Phillips

Approval of Minutes

- a. Approve the February 16, 2026 Planning and Zoning Minutes

Motion made by Board Member Eaton, Seconded by Board Member Phillips.

Voting Yea: Chairman Hayworth, Board Member Eaton, Board Member Phillips

Public Meeting

- a. **Rezoning Request - John Wilson Lucas Jr. is requesting that 0.81 acres located at 12328 Trinity Rd. PIN #7718103709, be rezoned from RR to GB (General Business)**

Planning Director Jill Wood presented the request to rezone property 12328 Trinity Road PIN#771803709 from RR to GB (General Business). This is a request to remove the conditional zoning. There are other commercial properties located in the area. Any commercial development would be required to meet all development standards (fencing, buffering/landscaping, parking, signage, etc.) of the City Land Management Ordinance. The new Land Management Ordinance requires fencing and/or buffering for commercial zoning districts when adjoining residential zoning districts, This property fronts Trinity Road (a major Thoroughfare) and adjoins other commercial development.

John Wilson Lucas, Jr. at 527 Grove Park Lane, Lexington, NC was present and explained his desire to use the property for commercial use. He is not sure at this moment what exactly.

There was no one present in opposition to this request.

Motion made by Board Member Phillips to recommend 12328 Trinity Rd Pin #7718103709 to the City Council, Seconded by Board Member Eaton.

Voting Yea: Chairman Hayworth, Board Member Eaton, Board Member Phillips

Adjournment

Motion made by Board Member Eaton to adjourn, Seconded by Board Member Phillips.

Voting Yea: Chairman Hayworth, Board Member Eaton, Board Member Phillips

Attest:

Hunter Hayworth, Board Chairman

Darien P. Comer, City Clerk