

# MINUTES

Lowell Planning Board  
Regular Meeting  
Tuesday, June 2, 2020, 6:00 P.M.

## I. CALL TO ORDER AND DETERMINATION OF QUORUM

Chairperson Vieta Benson called the meeting to order at 6:00 p.m. Those attending in-person were: Planning Board members John Cantrell and Bill Stegall. Planning Board member Dick Roberts attended via teleconference call. Staff members present were: City Clerk Beverly Harris and Development Services Administrator Scott Attaway. Members Mike Harris and Arnold Hensley were absent. A quorum was determined and the meeting proceeded. The applicants were present.

## II. APPROVAL OF MINUTES FROM FEBRUARY 4, 2020 MEETING

John Cantrell made a motion to approve the minutes from the February 4, 2020 meeting, followed by a second from Bill Stegall. The vote was unanimous with Dick Roberts confirming by telephone.

## III. REZONING CASE RZ20-01

Scott Attaway stated on May 22, 2020 staff received a request from Mr. John Shuler to rezone the properties located at 110 Belt Drive, 111 Belt Drive, 3400 Redbud Drive and others on Redbud Drive Lowell, NC Property Parcel ID #'s 185209, 185208, 185207, 116886, 185213, 185212 from the RS-8 Zoning District to the C-3 General Business Zoning District. Mr. Attaway also stated Mr. Shuler submitted a rezoning application and paid the applicable fee.

Applicants John Shuler & Maurice Mathis were present. Mr. Shuler stated they both felt the rezoning to C-3 would be more compatible with what's already happening in the area and how adjacent properties were zoned commercially. Mr. Shuler also stated they wanted to be ready for any future changes at I-85 Exit 22.

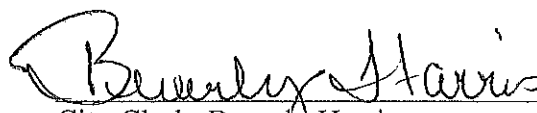
John Cantrell made a motion to approve the rezoning Case RZ20-01 from RS-8 to C-3 as it is consistent with nearby land uses and the intentions and spirit of the Lowell UDO, followed by a second from Bill Stegall. The vote was unanimous with Dick Roberts confirming his vote via telephone. The Planning Board requested staff to make their recommendations to Council.

## IV. ADJOURN

John Cantrell made a motion to adjourn the meeting, followed by a second from Bill Stegall. The vote was unanimous with Dick Roberts confirming by telephone. The meeting ended at 6:28 pm.

ATTEST:

  
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Chairperson, Vieta Benson

  
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City Clerk, Beverly Harris