

Regular Meeting

September 10, 2024 · Glasgow Town Library

Attendance: Mayor: Paul Williams Town Council: Tom Camden, Lisa Rogers, Kent Dunn, Marcie Hill, Natalie Harris

Planning Commission: Chair: Deb Farina Planning Commissioners: Tom Camden, Natalie Harris, Billy Thomas, Laura Thomas

Staff: Allyson Finchum, Town Manager/Town Clerk

Call to Order Town Council

The Pledge of Allegiance was recited, and a prayer offered by Mr. Dunn. The Regularly Scheduled Meeting was called to order by Mayor Paul Williams at 7:00 pm.

Call to Order Planning Commission

The Special Called Joint Meeting was called to order by Planning Commission Chair Deb Farina at 7:00 pm.

Public Hearing

1) Amendment to Chapter 18 Zoning, Article IV Commercial District (C-1), Section 18-31, to allow a "Recreational Substances Store" as a Conditional Use in the Commercial District (C-1) Zoning District.

2) Amendment to Chapter 18 Zoning, Article | General, Section 18-1 Definitions, to add a definition of "Recreational Substance Store".

The Town Manager provided a staff report and explained that the use is proposed to be allowed by Conditional Use Permit rather than by right in the commercial zoning district. The specific site is then reviewed to determine if the use is acceptable. Staff

prepares conditions, the Planning Commission recommends approval or denial, and the application is decided by the Town Council.

Mayor Williams opened the joint public hearing. Being no comments from the public, Mayor Williams closed the public hearing.

Planning Commission Discussion and Recommendation

Planning Commission Chair Deb Farina brought the Planning Commission to order. She stated the issue had been evaluated at the September 4, 2024, Planning Commission meeting.

A motion was made by Mr. Thomas seconded by Mr. Camden to recommend approval of the amendments as presented by staff. The motion passed unanimously.

The Planning Commission recessed.

Town Council Discussion and Decision

Mayor Williams brought the Town Council to order.

Discussion ensued on public health, safety, and welfare issues of the use. Ms. Rogers expressed concern about other commercial establishments that sell recreational substances and controlling the sale of these substances.

The Town Manager stated that other localities have started regulating by adding standards such as requiring a specific distance between Recreational Substance Stores and certain places such as schools and parks. Ms. Finchum also stated that the issue can be studied as the Town reviews new ordinances although existing businesses who legally sell recreational substances will have the right to continue.

Mr. Camden expressed concerns but said that the use is legal and requiring conditions will help mitigate negative issues.

A motion was made by Mr. Camden seconded by Mr. Dunn to approve the amendments as presented by staff. The motion passed unanimously.

Public Hearing

Request for a Conditional Use Permit by Ted Slayton, owner and Mohammed Abu-Sukhen DBA Glasgow Tobacco and Vape, in accordance with Chapter 18-Zoning, Article 1V Commercial District (C-1), Section 18-31 - Uses Permitted by Conditional

Use, (Recreational Substance Store) to conduct retail sales of recreational substances, on Tax Map Number 108A6-1-153-19 & 108A6-1-153-21 (920 Rockbridge Rd).

The Town Manager provided a staff report and reviewed the conditions for Glasgow Tobacco and Vape written by staff and evaluated by the Planning Commission at their September 4, 2024 Planning Commission meeting.

Mayor Williams opened the joint public hearing. A citizen asked why we must have these types of business. A citizen commented about the health hazards of vaping. Concern was expressed about hazards to the population. Citizens also expressed concern about the appearance of the Town. A citizen stated favorably that the business will bring revenue.

Being no further comments from the public, Mayor Williams closed the public hearing. Mr. Camden stated the use is not illegal and the Town is providing more regulation legitimately. Mr. Thomas stated the conditions of the Conditional Use Permit will help regulate the business.

Planning Commission Discussion and Recommendation

Planning Commission Chair Deb Farina brought the Planning Commission to order. The Planning Commission extensively reviewed the conditions at their meeting, considered public health safety and welfare issues and amended the conditions.

A motion was made by Mr. Thomas seconded by Mr. Camden to recommend approval of the Conditional Use Permit as presented by staff. The motion passed unanimously.

The Planning Commission recessed their meeting.

Town Council Discussion and Decision

Discussion ensued on public health, safety, and welfare.

A motion was made by Mr. Camden seconded by Ms. Hill to approve of the amendments as presented by staff. The motion passed unanimously.

Planning Commission Adjourned The Planning Commission adjourned their meeting at 7:41 pm.

Town Council Meeting Continues

Mayor Williams brought the Town Council to order.

Proclamations

None

Review and Approval of Minutes of August 13, 2024

A motion was made by Ms. Rogers seconded by Mr. Dunn to approve the minutes of the August 13, 2024, regular meeting. The motion passed unanimously.

Reports and Updates

Public Safety Report

The call report was not submitted. The report indicates the Rockbridge County Sheriff's Department is providing extra patrol in the Town. Town Council expressed gratitude for the assistance. Ms. Harris requested extra patrolling for the area around Skyline Manor.

Parks and Recreation Committee

Mayor Williams reviewed the written report submitted by staff. The final 2024 Rockin' the Gorge event will be this Saturday, August 17th.

The gate at the park near the river was left unlocked and caused vehicles to enter the area designated for pedestrians only. The non-profit group activity who had the key by special permission was warned.

Farmer's Market Report

Carolyn Bradley reported on the activities of the Market. Closing date for the season is reliant on factors such as participation and has not been decided.

Public Works and Utilities

The Public Works report was read by Mayor Williams. Cleanup in alleyways and pickup of debris continues. The Community Center thanked the Town for the gravel at the entrance to the building.

Treasurer's Report A Budget Summary Report and information on expenses over \$500 were provided in the packet.

Planning Commission

Chair Farina provided an update on the Planning Commission activities. The Planning Commission met about the text amendments at tonight's public hearing and prioritizing future projects including grant opportunities for community revitalization for the Route 130 corridor.

Town Manager's Report Ms. Finchum reported that the Dollar General Store continues site construction.

Ms. Harris asked if there is any assurance that the store would be a Dollar General Market and asked if staff would investigate the issue.

The Garden Club has asked to be on the agenda for the next meeting to request assistance from the Town on removing dead vegetation and providing funding for new vegetation.

New Business

None

Public Comment Period

Jesse Nelson asked if the Town assists with picking up the brush cleared by citizens on their property if left in the alley or right-of-way. The mayor informed that one option is the brush collection site located in Town.

Other Council Comments

None

Adjourn

The meeting was adjourned at 8:08 pm.

Approved minutes for the Town Council Regular Meeting held September 10, 2024.
Published by the Town of Glasgow, Virginia — an accessible web record of public proceedings.