



## Agenda

Jefferson County Planning Commission

Tuesday, November 9, 2021 at 7:00 PM

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All Citizens that desire to speak must sign-in prior to the Agenda Item being addressed. This meeting will NOT be a live broadcast on our website. Instead, it will be accessible through a live ZOOM Meeting only.

If you wish to make a public comment for one of the agenda items, please type your name, address, and agenda item # in the chat function at the start of the meeting.

**\*\*Please use the following information to join the ZOOM Meeting\*\***

Virtually via ZOOM (video or phone conference options available).

Join Zoom Meeting: <https://us02web.zoom.us/j/81278956472>

Dial by location: 301-715-8592 / Meeting ID: 812 7895 6472

Find your local number: <https://us02web.zoom.us/u/kbTrmvHiix>

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1. Approval of Meeting Minutes: October 12, 2021 and October 26, 2021
2. Request for postponement.

**There is no public comment for the following items.**

3. **Discussion and Action on the Sunnyside Investments LLC Zoning Map Amendment Request:** Planning Commission review and recommendation to the County Commission regarding whether the petition for a Zoning Map Amendment to rezone a 53.2-acre portion of the Sunnyside Industrial Park from Industrial-Commercial to Residential-Light Industrial-Commercial is consistent with the *2035 Comprehensive Plan*. Owner/Applicant: Sunnyside Investments, LLC (Lots 1-5) and Thomas Management Group, Inc. (Lots 8-11). Property Location: nine vacant lots located off Kanawha Lane within Sunnyside Industrial Park, south of Wheatland Road, west of the Norfolk Southern railroad tracks. Tax District: Kabletown (06), Map: 12; Parcels: 12, 12.2, 12.3, 12.4, 12.5, 12.8, 12.9, 12.10, and 12.11. Combined acreage: approximately 53.2 acres. Zoning District: Industrial-Commercial. File: 21-3-Z.
  4. **Discussion and Possible Action:** Consider County Commission's request to review the previously approved Solar Text Amendment (ZTA19-03) and its conformance with the existing *Envision Jefferson 2035 Comprehensive Plan*.
  5. **Reports from Legal Counsel**
    - a. Discuss and review Jefferson County Circuit Court Civil Action No. 2021-C-109.
    - b. Review of Zoning Text Amendment File #ZTA19-03 related to solar energy facilities, including review of Jefferson County Circuit Court Civil Action No. 2021-C-33.
    - c. Report by counsel regarding Comprehensive Plan Amendment and related issues.
  6. **Planner's Memo**
    - a. Discussion and Action: 2022 Planning Commission Meeting Schedule
  7. **President's Report**
  8. **Actionable Correspondence**
  9. **Non-Actionable Correspondence**
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