

# Mount Pleasant

## North Carolina

Founded in 1848

### TOWN OF MOUNT PLEASANT, NORTH CAROLINA Planning and Zoning Board Meeting August 22, 2016

**Members Present:** John Murdock, Chair; Whit Moose, Vice-Chair; Shirley Freeman, Rick Burleyson, Alternate; Mike Steiner, Jeff Helmtoller

**Members Absent:** None.

**Staff Present:** Erin Burris, Town Planner; Crystal Smith, Clerk to Planning Board

**Call to Order:** Chairman Murdock called the meeting of the Town of Mount Pleasant Planning and Zoning Board to order at 6:00 pm.

**Recognition of Quorum:** Chairman Murdock stated a quorum was present.

**Approval of Minutes:** Chairman Murdock entertained a motion to approve the June 2016 minutes. Motion was made by Whit Moose to approve the minutes with second by Jeff Helmtoller. All members were in favor (5-0).

**Approval of Agenda:** Chairman Murdock entertained a motion to approve the Agenda. Motion was made by Whit Moose and second was made by Mike Steiner. All members (5-0) were in favor.

**Public Comment:** None.

#### **Planning Board Cases**

##### Discussion Regarding Subdivision Improvements Standards:

Mrs. Burris, Town Planner, showed a map of a proposed development which would be adjacent to Oldenburg Development. Part of the proposed development is in ETJ, residential, low density dwelling units. Mrs. Burris led a discussion on open space requirements in subdivisions, and she suggested the Town having several options for developments for developers to choose from. She also asked the P&Z Board to look at how we "do" subdivisions. Mrs. Burris asked if text amendment options would be something the Board would want to see at a future meeting. All were in agreement.

##### Discussion Regarding Zoning Map:

Mrs. Burris showed Board members the current properties on the Land Use Map. The Town has asked her to do a comprehensive analysis in the Town, and note any potential areas to make the zoning more consistent with the approved Land Use Map. The Board agreed they would like Mrs. Burris to identify a summary list to clean up the zoning and properties that are non-conforming.

**Staff Reports:** Mrs. Burris reviewed the staff report and permit reports included in Board packet.

**Board Comments:**

Mr. Steiner asked if the Town, or Barringer's Trace Apartments, had a plan for the "blind curve" in front of the apartments by providing a stop light, or adjusting the curve. Mrs. Burris stated Hwy 49 is a DOT maintained road, and she was not aware of any proposed changes. Mrs. Burris will investigate and report at the next meeting.

Mr. Steiner also asked if sidewalks were going to be placed from Barringer's Trace to the Food Lion shopping center. Mrs. Burris will investigate and report at the next meeting.

Mrs. Burris shared Tuscarora Mill was under contract and scheduled to close in September.

Mr. Steiner commented Owl Fest was September 17 & September 18.

Mrs. Burris shared Tough Mudder would be November 5 & November 6, and the Town would be participating in a Fall Festival and Polar Pig BBQ Cook Off November 12.

**Adjournment:**

With no further discussion, Chairman Murdock entertained a motion to adjourn. Motion was made by Jeff Helmintoller with a second by Whit Moose. All members were in favor (5-0).

**The Planning and Zoning Board will meet on Monday, September 26, 2016, 6 pm.**

  
John Murdock, Chairman

  
Clerk to Board Crystal Smith