



City of Boiling Spring Lakes
9 East Boiling Spring Road
Boiling Spring Lakes, NC 28461

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Planning Board
August 9, 2016
7:00 P.M. ~ City Hall

CALL TO ORDER:

The regular monthly Planning Board meeting was held at City Hall on August 9, 2016 Gene Fioravante called the meeting to order at 7:00 p.m.

ATTENDANCE:

Members Present ~

Gene Fioravante Nancy Crawford Jeremy Sexton

Members Absent ~ Bill Clark ~ Chairman ~ Excused Bill Sraver ~ Excused
Gene Fioravante chaired this meeting.

Staff Present ~ Maggie Della Badia ~ Administrative Assistant

Guest ~ Cape Fear Council of Governments: Wes MacLeod

AGENDA ~

A motion was made by Jeremy Sexton and Seconded by Nancy Crawford to approve the August 9, 2016 meeting agenda.

Motion Carried 3-0

MINUTES ~

A motion was made by Nancy Crawford and Seconded by Jeremy Sexton to approve the July 12, 2016 meeting minutes.

Motion Carried 3-0

PUBLIC COMMENT ~

Ronald Combopiano ~ 146 Forest Lane.

Mr. Combopiano explained his wife and he have lived in the city for thirteen years. They have participated in surveys and they are happy with the city for the most part. It is quiet and they

have raised their kids here. They would like to see a grocery store in the city . He has three questions for the Planning Board. 1.What are you doing to follow up on the survey results. 2. There are six hundred teenagers here by census, and there is nowhere for them to work. Part of development is thinking about the future of the community. 3. He is an RV owner and he understands the board will be looking at the UDO citywide. The UDO currently rules out putting something in the front of your property. This limits what people who have this type of equipment can do. He asks the board to look at this. With some slight changes to the UDO it would give people an opportunity to protect their investments better.

Gene Fioravante addressed some of Mr. Combopiano's questions and suggested Mr. Combopiano speak the Board of Commissioners. He explained the Planning Board has changed the UDO to accommodate businesses. The demographics of the area show the city does not have enough population for a chain business to come in.

Nancy Crawford stated previously the city had an economic development committee.

OLD BUSINESS ~

1. Chickens in the City

Wes McLeod prepared a suggested ordinance for chickens for the city's code of ordinances. The board discussed the information provided and agreed to send this on to the Board of Commissioners.

A motion was made by Jeremy Sexton and Seconded by Nancy Crawford to approve Chapter 3, Section 3-108 Domestic Fowl as written in the staff report for August 9, 2016.

Motion Carried 3-0

NEW BUSINESS:

1. Unified Development Concerns

Wes MacLeod explained the Planning Board will serve as the primary advisory group for this project. We may develop a public forum. We are going to go chapter by chapter. The Cape Fear Council of Government staff will go through and review the UDO over the next month or two and will identify some items to proceed with for changes. Some of the main issues are procedures and forms.

Gene Fiorvante suggested if there are any items that need to be addressed immediately that they start with those.

OTHER BUSINESS: ~ None

NEXT MEETING AGENDA ITEM'S:

1. UDO Discussion

ADJOURN:

A motion was made by Nancy Crawford and Seconded by Jeremy Sexton to adjourn the meeting at 7:36 PM.

Motion Carried 3-0

**Respectfully Submitted by,
Maggie Della Badia ~ Administrative Assistant**