



City of Boiling Spring Lakes

**9 East Boiling Spring Road
Boiling Spring Lakes, NC 28461**

Community Appearance Committee

Meeting Minutes

June 12, 2023

6:00 P.M.

City Hall

Commissioner Liaison: Teagan Perry Hall, absent

Commissioner Kimberly Sherwood in attendance

Buildings Inspections: Ruth Bek

I. Call to Order

Tom Modafferi called the meeting to order at 6:02 pm

II. Roll Call: Attendance: Barbara Bennett Snyder, Tome Modafferi, Juanita Sizemore, Paul Brosseau

Absent: excused Kevin Higgins and Shellie Tuebner

III. Approval of Agenda:

Paul Brosseau moved to approve the agenda. Juanita Sizemore seconded it. Vote in favor 4-0

IV. Approval of Minutes from May meeting

Paul Brosseau moved to approve the minute Juanita Sizemore seconded it. Vote 4-0 in favor

V. Public Comments – Several in attendance,

Commissioner Sherwood explained the purpose of our commission.

VI. Old Business

A: Welcome Bags, Shellie Tuebner Will organize materials for the bags. Paul Brosseau will assist

B: Review presentation assignments. Juanita Sizemore will do July report.

C: Amendments to City Ordinance concerning period of property recognition was pushed to the July 5th Commissioners meeting.

VII. New Business

A: Subcommittees: Welcome bags: Shellie Tuebner and Paul Brosseau, Landscape UDO amendments: Barbara Snyder and Juanita Sizemore

B: Property Recognition

Paul Brosseau questioned criteria for recognition. We need to research other towns etc. to establish a clear list of criteria. Some suggestions to start would be an established home, not new, landscaping, curb appeal and no violations.

Barbara Snyder to research Leland, Wilmington etc.

C: Amendment to require tree replacement for removal of trees.

Tom explained that he hated to see a lot cleared and just anything planted in the front yard. There used to be a tree replacement fund. If you were not able to replace trees, a fee was charged going into a fund for tree replacement. Again, we need to review other towns and look for policy on this to see how they handle it.

Mark from zoning will be asked to attend next month and go over tree ordinances.

D: Penalty fees for noncompliant properties. Penalties are per item and per day. If compliant within ten days fees are deleted.

E: Request for Code Enforcement on top 5-8 appearance areas consuming the most time and compliance rate/time

City Commissioner Kimberly Sherwood would like to have a list of noncompliant properties printed for the commissioners

VIII. Comments from members:

Paul commented that as we go through things we have to remember we cannot ask for resources that are not there or things that are a hardship on residents, or staff.

IX. Adjourn – Barbara made a motion to adjourn, Juanita seconded, vote 4-0 in favor.

Meeting adjourned at 7:15