



***City of Boiling Spring Lakes***

**9 E. Boiling Spring Road**

**Southport, NC 28461**

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**Planning Board  
February 13, 2018  
7:00 P.M. ~ City Hall**

**CALL TO ORDER:**

The regular monthly Planning Board meeting was held at City Hall on February 13, 2018. Chairman, Bill Clark, called the meeting to order at 7:00 p.m.

**ATTENDANCE:**

**Members Present:**

Bill Clark; Chair, Bill Sraver, Jeremy Sexton, Gene Fioravante, Lucille Launderville, Adrian Iapalucci, William Rivers

**Members Absent:**

None

**Staff Present:**

Ruth Bek; Chief Code Enforcement Officer  
Nicole Morgan; Clerk to the Board

**Guest:**

Bon Cantrell; Chair ~ Parks & Recreation Advisory Board

**AGENDA:**

**A motion was made by Bill Sraver and seconded by Lucille Launderville to approve the February 13, 2018 agenda.**

**Motion Carried 5-0**

**MINUTES – January 11, 2018**

**A motion was made by Jeremy Sexton and seconded by Gene Fioravante to approve the January 11, 2018 meeting minutes.**

**Motion carried 5-0**

**PUBLIC COMMENT:**

No public comment.

**OLD BUSINESS:**

None.

**NEW BUSINESS:**

**1. R-5MH Zoning Map Amendment (Rezoning)**

Ruth Bek explained approval of the R-5MH Zoning Map Amendment is the next step in the process of creating a new zoning district in which manufactured homes are permitted.

**A motion was made by Bill Sraver and seconded by Lucille Launderville to recommend approval of the proposed zoning map amendment to the City's Official Zoning Map.**

**Motion carried 5-0**

**2. Discussion with Parks & Recreation Advisory Board**

Bon Cantrell, Chair of the Parks & Recreation Advisory Board, discussed the need for the creation of a Bicycle & Pedestrian Task Force and requested the Planning Board make this recommendation to the Board of Commissioners. Bon Cantrell noted bicycle paths and walking trails are among the top citizen requests, as documented in resident surveys, as well as the Parks & Recreation Master Plan. Discussion was held regarding the need for safer bicycle and pedestrian accessibility to and from stores, lakes, parks and playgrounds, as well as the community center. As an example, Bon Cantrell pointed out, there is no sidewalk on East Boiling Spring Road to allow for safe bicycle or pedestrian travel to and from the city's basketball court and playground at Robert Muse Park. Bon Cantrell asked the Planning Board if they would be willing to have a Planning Board member on the task force. Bill Clark suggested the task force include the city's Building Inspector. Ruth Bek stated the task force would only need to consult with the Inspections Department during any actual building projects, and suggested the task force obtain input from Public Works.

The task force members, per Bon Cantrell, would consist of residents, business owners and city staff, with 2-year appointments. Once created, Mr. Cantrell noted, the task force would develop a master plan and work on projects, such as applying for the 2019 NC DOT grant.

Jeremy Sexton asked in which area the task force would want to begin and Bon Cantrell stated the main corridor, such as East Boiling Spring Road. Ruth Bek noted, considering the sewer project on Fifty Lakes Drive, her recommendation is to begin there.

**A motion was made by Bill Sraver and seconded by Jeremy Sexton to approve the recommendation of a Bicycle & Pedestrian Task Force.**

**Motion carried 5-0**

**OTHER BUSINESS:**

Ruth Bek stated Bonner Stiller, developing Coastal Springs RV Park, expressed concern over the 120-day time limit on stay, stating he believes, without allowing year round stay, the Coastal Springs RV Park may not be cost effective. Ruth Bek noted, one area of the Draft UDO must be corrected to reflect there is a 120-day time limit on stay, as opposed to a 60-day time limit, as written. Bill Clark stated it has never been the intention to allow for year-round stay at the Coastal Springs RV Park.

Discussion was held regarding wake boat issues. Ruth Bek suggested the city require permits for commercial use of wake boats on the lakes and Bill Clark recommended posting fines for violations. Bill Clark stated he will recommend to the Board of Commissioners that anyone using the lakes for commercial use must have a permit and would be subject to fines for violations.

**A motion was made by Bill Sraver and seconded by Gene Fioravante to adjourn the meeting at 7:28 p.m.**

**Motion carried 5-0**

*Respectfully submitted by,  
Nicole Morgan, Clerk to the Board*