

Investigate-Research-Develop-Recommend
(North Carolina General Statute 160A-387)
Sunset Beach Planning Board-Town of Sunset Beach

Minutes for April 17, 2008

Members Present

Al Seibert-Chairman
Eddie Walters
Leon August
Bob Perry
Gene Allen (ETJ)
William McDonald (Alternate)

Members Absent

None

Staff

Jeff Curtis
Cindy Nelson

Others Present

Laura Lewis
Jean Hutchinson

1. Call to Order-9:00 am
2. Roll Call-Quorum present
3. Agenda Comments-None
4. Approval of Minutes-From the March 6, 2008 Planning Board Session.
Perry moved to approve. Seconded by August. Motion carried unanimously.
5. Zoning Administrator Report-None
6. Building Inspectors Report-None
7. Old Business
 - a. Review Parking Requirements; Ordinance 151.075 to 151.082

Curtis said the situation at Angels Trace Golf Course and the parking requirements, gave cause to review and revise our current parking ordinance. Curtis did not find it needed to revise the whole ordinance and that he was looking for some direction on revising the parts that do need updating. Discussion moved forward on each item in the current ordinance. It was agreed to look at some sections and consider changing the amount of parking spaces allowed. Also, some sections would need to be deleted or renamed as they apply to the Town. The one area of concern to focus on will be the Nursing homes and Dependant living facilities as there is one proposed for Sunset Beach.

No action taken at this time. For review purposes only.

- b. Revisit Set Back Requirements for BB-1 Zoning District

The effort to make any set back changes would not be worth the effort as only one lot would be affected.

No action needed. None taken.

c. Update on Phase II Coastal Stormwater Rules

Curtis presented an e-mail sent to him by Tom Reeder with the state. Phase I was passed and will be sent to legislature. It appears that lots over 10,000 sq. ft. will be exempted. Walters said we have no control over this issue and only a small part of the town will not be affected. Discussion and questions ensued on the updated information and how the town will be impacted. **No action needed. None taken.**

d. Proposed ETJ Update

Curtis pointed out that a small section of the ETJ line encroached in and split some of the Ocean Ridge subdivision, the line was cut back so as to keep their subdivision whole. Also, moved an encroaching line in the Calabash area.

No action needed. None taken.

8. New Business-None

9. Visitors Comments-None

10. Adjournment-**Allen moved to adjourn. Seconded by Walters.**

Motion carried unanimously. Meeting adjourned at 10:15 am.

Al Seibert-Chairman, made mention that as August 2008 approaches, his term will expire and he will not be renewing his term. Seibert wanted to make the board members aware so that process to obtain a replacement could begin. Eddie Walters-Vice Chairman, also made mention that he would not be renewing his term that expires in August 2008 as well.

Al Seibert-Chairman

Cindy Nelson-Secretary