

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

Sunset Beach Planning Board
Minutes from April 19, 2007

Members Present

Al Seibert-Chairman
Leon August
Bob Perry
Eddie Walters
Carol Santavicca
Fred Abernathy

Members Absent

T.S. Childers

Staff

Penny Tysinger
Scott Logel
Linda Fluegel

1. Call to Order-Meeting called to order at 9:05AM.
2. Roll Call
3. Agenda Comments-Brian Griffin was added to the agenda.
 - a. Planning Board Meeting called to order to hear Brian Griffin's request for Preliminary Plat approvals for Villas on Mill Pond and Heron Pointe in Sea Trail.
 - b. Fluegel presented a map on the location of Villas On Mill Pond. Griffin described that the villas would be three to four bedrooms with garage parking underneath. Abernathy motioned to approve. Motion seconded by Walters. Motion carried unanimously.
 - c. Fluegel presented a map showing the location of Heron Pointe. Griffin described that this town home community would have 19-4 unit buildings for a total of seventy-six units. These are three bedroom town homes with garages underneath. Griffin stated that both of these communities will have their own clubhouse and pool. Walters motioned to approve. Motion seconded by Perry. Motion carried unanimously.

The Chairman recessed Planning Board meeting at 9:25 AM to go into the already scheduled Land Use Plan meeting.

The Chairman called the Planning Board Meeting back to order at 11:15 AM. Fred Abernathy was not present for the remainder of the meeting.

4. Approval of Minutes from April 5, 2007 Planning Board Meeting-Walters motioned to approve. Seconded by August. Motion carried unanimously.
5. Town Administrator Report-None
6. Old Business
 - a. Amendment to MR-1 Mainland Residential District and the MUD-Mixed Use District:
Height Restrictions-discussion was to change this ordinance to not exceed 50 feet building height. Seibert made a motion to approve. Seconded by Santavicca. Motion carried unanimously.
 - b. Residential Landscaping Draft #3-There was much discussion about scale, scope and size of projects as they relate to landscaping, size of trees to be planted, and screening. The board determined that more work would be needed before a vote could be made. Further consideration will resume at the next Workshop meeting.
 - c. Amendment to Sign Ordinance #151.112-Santavicca made a motion to approve. Seconded by Perry. Motion carried unanimously.
7. New Business
 - a. Amendment to Outdoor Display- Fluegel recommended that an applicant would need to come to the Inspections Department for a permit and show that building codes and safety issues are being met as opposed to constantly applying for a Special Use permit and going through the Board of Adjustments.
Santavicca made a motion to approve. Seconded by August. Motion was not unanimous. Bob Perry voted against.
8. Visitor Comments-No visitors in attendance
9. Adjournment-Seibert moved to adjourn meeting at 12:30 pm. Seconded by Perry. Motion carried unanimously.

Al Seibert-Chairman

Cindy Nelson-Secretary