

Investigate-Research-Develop-Recommend
(North Carolina General Statute 160A-387)

Sunset Beach Planning Board-Town of Sunset Beach
Minutes From August 6, 2009

Members Present

Gene Allen-Acting Chairman
Eddie Walters
Bob Perry
Sybil Kesterson
Al Seibert

Members Absent

William McDonald
Leon August

Staff

Jeff Curtis
Cindy Nelson

1. Call to Order-9:05 AM
2. Roll Call-Quorum Present
3. Agenda Comments-None
4. Approval of Minutes-Approval of Minutes from the July 2, 2009 Session.
Eddie Walters motioned to approve the minutes as written. Seconded by Bob Perry. Motion carried unanimously.
5. Building and Zoning Administrator Report-None
6. Public Hearing Topics-None
7. Old Business
 - a. Approval of Proposed Changes to Section 151.243 A-1 (e) Setbacks in the BB-1 Zoning District

Gene Allen stated that this issue was discussed at a Public Hearing and a Workshop. Gene Allen asked for a motion and said there would be discussion after a motion was made. **Eddie Walters motioned to recommend the changes to council for approval. Seconded by Sybil Kesterson.** There was question from some of the board members if item (e) was the only change being made. Allen confirmed that to be correct. **Motion was carried unanimously.**

b. Proposed New Open Space One Zoning District

Gene Allen said this was also discussed at a Public Hearing and a Workshop. **Bob Perry motioned to send to council for their approval. Seconded by Al Seibert. Motion carried unanimously.**

Bob Perry said that part of the discussion brought up at the last meeting about the fence height for swimming pools. He said after more research he feels that a four foot height is sufficient. Bob Perry withdrew his concerns. His thought was that there are not a lot of pools being built in these areas, and there are not a lot of children. Gene Allen said there is an option to have a fence at a four foot or six foot height.

Eddie Walters wanted clarification that the following items that were addressed at former meeting were considered. One acre lots have a minimum half acre building footprint, define net buildable area as not to include wet lands areas, and clarify the density requirements are based on upland acres. Jeff Curtis said those items have been addressed and are the same as stated in 151.193 for MR-3.

8. New Business-None

9. Visitors Comments-Carol Scott thanked the board for approving the set backs for through lots in the BB-1 zoning district. She further encouraged the board to make the same change though out the town.

10. Adjournment-Meeting adjourned at 9:20 AM.

Al Seibert motioned to adjourn. Seconded by Bob Perry. Motion carried unanimously.

Gene Allen-Vice Chairman

Cindy Nelson-Secretary