

**TOWN OF BLACK MOUNTAIN
PLANNING BOARD**

The Black Mountain Planning Board held its regular meeting on Monday, June 25, 2018 at 6:00 p.m. in Town Hall at 160 Midland Avenue, Black Mountain, North Carolina.

I. CALL TO ORDER

The meeting was called to order with the following members present:

Lisa Milton, Chair
Lynn Telford
Peter Vazquez
Michael Raines
Scott Reed

Absent:

John Schaff, Vice Chair
Jesse Gardner

Staff:

Jennifer Tipton, Zoning Administrator
Jessica Trotman, Planning Director

The meeting was called to order at 5:59 p.m. and duly constituted and opened for business with a quorum of five (5) members.

II. ADOPTION OF AGENDA

Ms. Tipton made an amendment to the agenda to add a Resolution of Appreciation for Lynn Telford under new business. Michael Raines made a motion to adopt the agenda as amended. The motion was approved by a vote of 5-0.

III. ADOPTION OF MINUTES

Peter Vazquez made a motion to adopt the minutes of April 23, 2018 as written. The motion was seconded by Michael Raines and approved by a vote of 5-0.

IV. OLD BUSINESS

None.

V. NEW BUSINESS

1. Road Closure Request for Carver Avenue

Ms. Tipton explained that the petitioner's request is to close an unopened, platted road off of Carver Avenue is to clean up the plat to make five individual lots where the lot lines don't go through the houses. The road currently has a driveway, part of a private sewer line, a portion of overhead utility lines, part of a fence and part of a shed in it. The closure would not affect any of these items. The road is not part of a drainage system or part of a greenway or future greenway and does not pose a health hazard. All owners have signed the petition. Scott Reed made a motion to recommend the closure to the Board of Aldermen. The motion was seconded by Michael Raines and approved by a vote of 5-0.

2. Road Closure Request for First Street (off of Blue Ridge Assembly Drive)

Planning Board Regular Meeting
June 25, 2018

Ms. Tipton explained that the petitioner's request is to close a portion of an unopened, platted road known as First Street to add additional land as well as have room to make a driveway to access the back lots. Currently the road is wooded and is not used for any utilities, drainage or greenway. The board felt that the two owners at the very end of the road needed to be notified about the meeting and had concerns about fire safety and the possibility of the back lots becoming landlocked.

Elaine Loutzenheiser, 410 Avena Road, said that she felt that the owners at the end needed to be notified of this meeting and worries that if the Clegg's sell their back properties then the properties could become landlocked.

Pam Norton, 103 Oakland Drive, also agreed that property owners should be notified of the Planning Board meeting and not just wait until the public hearing and also agreed that it would land lock the back properties.

Michael Raines made a motion to table the road closure until the next meeting so that staff can notify the additional property owners, ask the petitioner to be in attendance and obtain clarification on fire access. The motion was seconded by Scott Reed and approved by a vote of 5-0.

3. Resolution of Appreciation for John Schaff

The board and staff thanked John Schaff for his time and dedication to serving on the Planning Board.

4. Resolution of Appreciation for Lynn Telford

The board and staff thanked Lynn Telford for her time and dedication to serving on the Planning Board.

VI. COMMUNICATION FROM PARTNERING AGENCY

None.

VII. COMMUNICATION FROM PLANNING BOARD

Chair Milton asked staff for an update about a joint meeting with the Board of Aldermen and Ms. Trotman said that she has passed that along to the interim Town Manager and we will be working on getting a meeting set up.

Chair Milton then asked about parts of the ordinance pertaining to floodplain and stormwater that had been left out of the 2010 ordinance and Ms. Trotman said that the two sentences had been found in the old ordinance and it looks like they were inadvertently omitted and we will be working on getting that remedied.

VIII. COMMUNICATION FROM STAFF

Ms. Tipton informed the board that they will be gaining two new members at their July meeting, Pam Norton and Jennifer Willet, and we will be electing officers as well as taking a few moments to go over the boards and commissions' manual as well as the ethics policy.

IX. ADJOURNMENT

Peter Vazquez made a motion to adjourn at 6:46 p.m. The motion was approved by a vote of 5-0.

Planning Board Regular Meeting
June 25, 2018

Prepared by:

Lisa Milton, Chair

Jennifer Tipton, Zoning Administrator