



Stanly County Planning Board February 9, 2009 - Meeting Minutes

Call to Order.

The Stanly County Planning Board held the regular meeting scheduled for February 9, 2009 at 7 p.m. at the Stanly County Commons Meeting Room at the Stanly County Commons 1000 N 1st Street, Albemarle North Carolina.

Stanly County Planning Board Members Attending

Ronald Crawley, Chairman
Robert Davis
Sam Estridge Jr.
Floyd Eudy
Brenda Hunter
Billy Franklin Lee

Planning Board Members Absent

Houston Clark

Stanly County Planning Staff Attending

Michael Sandy, Planning and Zoning Director
Jonas Perez, Planner

Others Present

Travis K. Morehead, AICP, Carolina Thread Trail Community Coordinator

Approval of minutes for the regular meeting held on January 12, 2009.

Motion: Floyd Eudy made a motion to approve the minutes of the January 12 2009 meeting.

Second: Bob Davis seconded the motion.

Action: The Board unanimously approved this motion.

*** Carolina Thread Trail presentation by Travis Morehead.**

Travis Morehead visits local county governments to obtain Resolutions of Support for the project that involves the Carolina Thread Trail.

The Carolina Thread Trail will be a regional trail network that will reach 15 counties (11 in North Carolina and 4 in South Carolina) and over 2 million people. It will link people and places, cities, towns, and attractions. More than a hiking trail, or a bike path, the Carolina Thread Trail will preserve natural areas and will be a place for exploration of nature, culture, science and history, for family adventures and celebrations of friendship.

After the Planning Board received answer from Mr. Morehead about funding, connection of the trails, community participation, and Federal Tax exemption for land donors, the Chairman of the Board, Ron Crawley, entertained a motion.

Motion: Bob Davis made a motion to send to the Board of County Commissioners a favorable recommendation in order to adopt the Resolution to support the Carolina Thread Trail in Stanly County.

Second: Floyd Eudy seconded the motion.

Action: The Board unanimously approved this motion.

Item 1 – SDA 09 01. Request from the Voluntary Agricultural District Board to add a statement to subdivision plats for properties within half mile of designated farms.

During the Voluntary Agricultural Board meeting it was discussed whether or not to place on the sub-division plats regarding the half mile radius with those that are in the Voluntary Agricultural District. Motion was carried to place this information on the maps.

The following is the proposed text:

“These parcels are within one mile of a Voluntary Agricultural District.
Agricultural operations may conflict with residential use.

NC. G. S. S. 106-701 protects existing agricultural operations.”

Michael Sandy explained that with this statement the Voluntary Agricultural Districts are being protected when a Subdivision is located within a half mile radius.

Bob Davis made a motion to send SDA 09-01 to the Board of County Commissioners with a favorable recommendation.

Second: Floyd Eudy seconded the motion.

Action: The Board unanimously approved this motion.

Item 2. Section 405. Multiple uses on the same property.

Michael Sandy brought to the attention of the Planning Board the consequences that have occurred as a result of Section 405, in the Zoning Ordinance. Families build in their properties for their children and later decide to sell separately and can not subdivide. After some discussion, Chairman Ronald Crawley requested Planning staff to work on this and bring back some recommendation for the March 2009 meeting.

Other Business.

* Michael Sandy reported on the Subcommittee and its meeting on Monday, February 9, at 10 am.

* Michael Sandy brought to the Planning Board members an Albemarle map with planned growth for the next years. He reminded the members that Albemarle has no Extra Territorial Jurisdictions.

* Michael Sandy also commented on the Senate Bill 44 that deals with Quasi Judicial decisions.

Not having any other business to address, Floyd Eudy made a motion to adjourn.

Adjournment

Motion: Floyd Eudy made a motion to adjourn.

Seconded: Sam Estridge seconded the motion.

Action: The meeting was adjourned at 8:15 pm.

Ronald Crawley, Chairman of the Board

Michael M. Sandy, Clerk of the Board.