

Town of Oriental Planning Board Meeting
February 26, 2008

The Oriental Planning Board met on Tuesday, February 26, 2008 at 7:00 pm at the Oriental Town Hall. Present were board members Creighton, Marlowe, Olson, and Stevens. Also present were Commissioner Cox and Daniel Van Liere of ECC as well as 3 members of the public.

Chairman Olson opened the meeting and led the Pledge of Allegiance.

MEETING MINUTES REVIEW -

MOTION: Mr. Marlowe made a motion to approve the January 29, 2008 minutes.
Second by Mr. Stevens. Vote 4-0.

PUBLIC INPUT PERIOD – Dr. Ernest Dunn Jr. was present to ask the Board whether or not the repair work he is doing on two storage sheds on his property needs a permit. If the work being done will cost less than 50% of their value, it was determined that a permit is not needed. He was asked to submit a budget showing the expenses.

(Note: Need to take another look at Section 125 – consider following the County's rule of anything less 144 sq.ft., the 50% value condition does not apply. We will ask Rob Will to review this.)

COMPREHENSIVE PLAN - Chairman Olson asked that the other Board members envision the new Comprehensive Plan's index – what should be in it? This will be reviewed at the next meeting.

Barb Venturi, representing both the Parks & Rec and the Long Range Planning Committees, presented the Board with an outline of the goals of both committees (copy of this is in the minutes book).

ECC/ROB WILL – Mr. Van Liere was present on behalf of Mr. Will who could not attend the meeting. The Board reviewed the Conditional Zoning, Overlay District and Minor Subdivision Ordinance work that Mr. Will submitted. A few changes were made to some of the documents. The board was very pleased with the work of Mr. Will on the Conditional Zoning and the Minor Subdivision input. The Overlay memo merely suggested parameters for future use.

MOTION: Mr. Marlowe made a motion to send the Conditional Zoning and Minor Subdivision documents to the Town attorney for review. Second by Mr. Creighton. Vote 4-0.

SIGN ORDINANCE – The board reviewed the new format for the content approved January 29th. It was agreed that the new order of the administrative issues and the definitions along with a more readable table make the ordinance improved.

MOTION: Mr. Marlowe made a motion to send the revised Sign Ordinance to the Board of Commissioners for them to set a public hearing. Second by Mr. Creighton. Vote 4-0.

APPLICATION FORMS – The board reviewed and approved of the final edits by Mr. Will on the revised Subdivision, Minor Building Project or Single Family Residence, and the Multi-Use

Residence or Non-Residential Structure applications. They will now reviewed by the town staff for completeness before being used.

501 PETERSON PLACE – The Board received a letter from Gail Wallace asking about clearing taking place on the property behind her. The zoning of a lot beside her at the end of the cul-de-sac on Peterson Place is in question. While older GMO maps have the lot shaded in as R-1, the newest map does not. Daniel Van Liere, who updates our map, stated that he pulled the map he updated from the County. He and the County tax record office will try to resolve this problem.

NON-AGENDA ITEMS – None

REVIEW OF LAND USE PERMITS ISSUED –

1. John Griffin – 2 permits 1103 Neuse Drive
 - a. Detached garage
 - b. Sunroom addition
2. James Edwards – 301 Midyette St. – Small boat storage racks.
3. Walter Webster – Lot 9 Shorey Court – Single family dwelling

REVIEW OF SIGN PERMITS ISSUED –

1. James Edwards – Bow To Stern Yacht Services
2. Cynthia Ellis – Marine Consignment

MOTION: Mr. Marlowe made the motion to adjourn. Second by Mr. Stevens. Vote 4-0.

Chairman

Recording Secretary