



ORIENTAL PLANNING BOARD AGENDA

Wednesday, January 15, 2020 3:00PM

Oriental Town Hall – 507 Church Street, Oriental, NC

CALL MEETING TO ORDER AND ESTABLISH QUORUM: Chairman Aeschleman called the meeting to order at 3:03PM with all members attending except Member Flaherty.

Approve Minutes from December 18, 2019: Member Rahm made a **MOTION** to accept the Minutes, seconded by Member Willi. 3-0

OLD BUSINESS

- Solar Ordinance progress/ potential review of language. The Board had several opportunities to review and send feedback- these minor errors have been corrected. 137.5-fencing and security does only apply to level 2 only. LUA Miller will make those changes to forward to TB. Asks PB for any comments. Hearing none, open for public comment. LUA Miller notes the definitions will be added to section 251 as they fall alphabetically. Also, the additions to the Table of Permissible Uses (TPU) will be added there. No new permitting requirements if building new, ground mounted added after, LUP, Level 2- more than 50% of the footprint of the principle use. Level 2 language borrowed heavily from the County. LUA Miller notes this is simply for solar that powers structures, not lighting, not RVs, not boats. This is for mounted solar structures are by a standard and protects others from debris movement in storm/wind. Commissioner Overcash thanks the Board for all the hard work. LUA Miller notes this draft will be the one connected to the official notice with the New Village Brewery SUP on the same night (Feb 11)- all of those residents within 150ft have been properly noticed. Asks for a motion. Member Willi makes a **MOTION** that this draft be forwarded to the Town Board with the recommendations that it be included in the GMO. Member Rahm seconds. LUA Miller will craft the appropriate consistency statement for signature. 3-0.
- SUP request from New Village Brewery- rebuild shed on same footprint, 18” higher. (see 194.2) All residents properly noticed- consistency

NEW BUSINESS

- Swear in new member Dan Allen- sworn in properly (oath attached)
- SUP request for construction of new hardware store on currently vacant lot next to current hardware store. Have the job to recommend scheduling a Public Hearing and then at the next meeting, we will make a recommendation to the TB for approval/disapproval of the permit. Noted the 7 questions that must be answered at the Board meeting. Author has been proactive in answering the questions. LUA Miller shows the Board on GIS. Current owner signed off- prospective owner applying- both signed. Holding for purchase until after the hearing. Under the TPU- under storage and display in/outside, high traffic. LUA Miller notes that this is just whether a hardware store can be on the lot. This does not have anything to do with design/placement. Usually pro forma- when we have a request for SUP. Asks for a

motion. Member Allen makes a MOTION and Member Rahm seconds to schedule a Public Hearing. 4-0.

- Compliance forms for review: NONE- several are working towards completion of forms.

NON-AGENDA ITEMS / PUBLIC COMMENT LUA Miller- January 28th County Planning will review draft of Floodplain Ordinance. Significant potential revisions- concerning Base Flood Elevation plus floorboard. Currently 9'+2' floorboard. May go to 7'BFE + 4' floorboard. If you are able to get flood insurance, you should. We do not agree with the maps, but if we reject the maps, we are not eligible to get flood insurance- any of us. To dispute the maps, we would have to hire a consultant and fight the maps by surveying EVERY property in Town Limits. Same flood potential, regardless of the maps. Several things we would like to see included- example: securing of propane tanks- no floaters. Also speaks to drainage- regulating ability to reroute drainage and impacting adjacent owners. Additions, if approved, will be significant impacts. Chairman asks about viewing maps- FRIS.gov- all maps out for review- currently have effective and preliminary maps- preliminary are the ones being reviewed.

ADJOURN: Member Rahm makes a MOTION to adjourn, Member Willi seconds.

4-0. Next Meeting scheduled for February 19, 2020, 3PM