



ORIENTAL PLANNING BOARD MINUTES

Wednesday, January 18, 2023 3:00PM
Oriental Town Hall – 507 Church Street, Oriental, NC

CALL MEETING TO ORDER AND ESTABLISH QUORUM

Meeting was called to order at 3:00PM with Chairman Rahm, and Members Quigley and DeWeese and new member Crothers to be sworn in. Member Stone had an excused absence.. LUA Miller was present. Commissioners Frank Roe, Charlie Overcash, were also present.

Agenda Approval:

November 30, 2022 Minutes for approval. Member Quigley makes the MOTION to approve the minutes. Member DeWeese seconds. 3-0

NEW BUSINESS: Member Carl Crothers is sworn in by the Clerk.

OLD BUSINESS

- **CAMA Land Use Plan**-Allison has recombined the old draft with all the workshop comments and adjustments into a draft document. Thanks Commissioner Roe for photographs. Chair wants to go through one page at a time, answer questions, make sure the charts and maps are consistent.
- 1st note- change to 2023 revision.
- Change 40 years to 60 years.
- Citation needed- Diane will send to Allison
- Numbering- remove 2.whatever- those need to go away.
- Original plan approved in 2004 (1998 was GMO)
- Mobile Home rules changed significantly in 2016.
- Risk of bike/pedestrian paths- adjusted
- Commissioner Roe- large commercial areas for sale- sale can change complexion.
- Traffic and pollution remain concerns.
- Development and potential overdevelopment constitutes a threat to environment and estuaries. Some of this needs to go into the Comprehensive Plan.
- Return on investment needs to be appropriate. Reality on the return needs to be apparent to the current owners.
- GMO revision addressed concerns at water's edge.
- Living document- all addressed on a regular basis.
- Fishing pier- plus another Public Dock since 2004 version- rebuilt in 2019 to make it ADA accessible.
- Future parking needs are a concern- especially at NC Wildlife ramp.
- Change to procuring and protecting (?)~~(defining)~~ more small boat access points.
- Undeveloped subdivisions- setting green space aside- once platted, we can't require. Water and Drainage to be addressed at the FRONT end.

- Discussion about stormwater utility- funded dependent on impervious surface- then we are responsible for ALL. AGAIN- does extra green space work for the drainage issue? Only applies to those already platted.
- Using a new heading-new development- concerns of drainage and pathways.
- Recent water plant upgrades.
- Page 6- residuals too low to impact.
- Road infrastructure- remove for damage sustained.
- Drainage has been an ongoing issue for more than 20 years.
- Stormwater maps updated 2017.
- GMO repealed and replaced 2016.
- Terraforming- changing the grade of the land of the parcel.
- Tree Board- other Boards? Planning left out- active and progressive.
- Clean Water Act-low impact development, best management practices.
- Pet waste stations to curb runoff of that.
- Beach drainage upgrade- beach to river, dog park, investigation of potential new land?
- Charts completed in workshops- natural hazards corrected.
- Community Vision, pg16, 18- intentionally vague.
- Mooring field to come out with additional dockage.
- Maps are attached, appendices will also be attached at the end. Separate document that is a table of contents. Decide which of the two tables you prefer. Julie prefers Page 23.
- Should appendices and charts be at the end? YES.
- Definitions that perhaps should be added to the existing.
- Must also note the date it went to Public Hearing and date approved.
- MOTION to request a Public Hearing for March meeting: Member DeWeese makes the Motion, Member Crothers seconds. 4-0.

Other Business not on the agenda: Something that has slipped through several meetings. Allison nominates Tom Quigley as Vice Chair. Member Crothers seconds. 4-0.

- **ADJOURN:** Chair Rahm asks for a MOTION to adjourn. Tom Quigley makes the MOTION. Member DeWeese seconds. 4-0.

Next Meeting scheduled for – 3:00PM

Julie Rahm, Chair

Diane H. Miller, Clerk to the Board/LUA