

**Town of Oriental
Town Board Special Meeting Minutes
February 16, 2017**

The Town Board of Oriental Town Board Meeting on Thursday, February 16, 2017 was called to order at 8am. The Mayor Sally Belangia determined a quorum to be present, she said we have a Public Comment period and if you wish to speak, please make sure you are signed up on the sheet.

Present: Mayor Belangia, Commissioner Overcash, Mayor Pro Tempore Venturi, Commissioner Price, Commissioner Winfrey, Town Manager Miller, and Members of the Public. Commissioner White was absent.

The reason for this meeting today is to respond to CAMA request, there is a 10-day window, as THE OWNER OF THE ADJACENT PROPERTY to comment on issuance of a CAMA Major permit. This is not a PUBLIC HEARING. The Board has had a Public Hearing in which Mr. Fulcher's plan was thoroughly vetted according to our Ordinances, and significant and substantial conditions were attached to the approval. After the application and adjacent owner comments reach the CAMA office, a notice will be put in the Pamlico News allowing a 30-day comment period for the general public to CAMA.

Public Comment Period: Mayor Belangia asks that if anyone would like to speak. Limit comments to 3 minutes and comments to full board not individual.

Thomas Manning – 4801 Durham Road, Wake Forest – Mr. Manning is an owner/officer of the Oriental Yacht Club, is also a homeowner. His concern is their dock is directly across. He is concerned about the prop wash and dredging issues, change of town's character. Also concerned that sandblasting will create dust and sand, etc. and that construction of docks will encroach on Raccoon Creek.

Anne Evans – 714 Orient Lane – Mrs. Evans echoes Mr. Manning's feelings and hopes we make decision carefully.

Ronald Stevens – 1426 Seafarer Drive – Mr. Stevens shares the previous concerns. States that Mr. Fulcher has been absent at previous meetings. He is concerned about the size of the travel lift (45', 300 ton) He asks if there is a 3D rendering of the project and impact. He is concerned about the impact on the future and attractiveness of the town and the environmental, visual and noise standpoint.

Katy Pugh – 503 Church Street – Mrs. Pugh shares previous views on the impact. She asks what happens when shrimp boats come in – is there enough room?

Bill Hines – 1108 Link Lane – States he is a friend to the commercial fishing industry and Sound Rivers organization. He states Mr. Fulcher has been a good neighbor but has, at times, conducted business on weekends and holidays when DENR are not available.

Melinda Penkava – 412 S. Water Street – States she does not live adjacent but is downwind of the property and the strong smell of solvents in the air is the issue. She feels the Town should consider the impact at the Town level and feels a need to be more strict as the state is a long way away.

Manager Miller recommends that the list of conditions be sent to CAMA. Required to go through state, local, and CAMA. Law requires a collection system. Solid/liquid waste to be pumped out and recorded and provide access to these records. Required to have a pump out/waste facility and waste stored in a legal manner. There should be a pump out for heads. Close in the unroofed structure. **Manager Miller** addressed Mr. Manning and asked why he did not bring these issues to the SUP hearing and they could have been considered.

The new plan was shown to the Commissioners and Public. Mr. Fulcher was advised to go through the Town process first before CAMA. The wash pad was moved, does not affect setbacks to us. Mr. Fulcher's structure extends into the water less than the Town's dock. There will be a roof on the structure to prevent discharge into the

air. Mr. Fulcher did send a representative to the previous meetings. **Manager Miller** stated we should not waive the setback.

Commissioner Price asked if there will be a notice in the paper. **Manager Miller** stated it will and gives a 30-day period for public comment – then anyone can make comment on the project.

Commissioner Venturi stated that waterfront residents have most likely had similar experiences in the past. Believes this is positive rather than sailing into the harbor and seeing derelict docks and a roofless building providing CAMA rules are followed. The more commercial enterprise the better – will add to the town and believes commercial and residential can intermingle.

Commissioner Overcash made a **MOTION** to approve the Town response to the CAMA application, seconded by **Commissioner Winfrey**. **Commissioner Overcash** added with severe restrictions and will be watched.

Meeting adjourned 8:24am.

Sally Belangia, Mayor

Diane H. Miller, Town Manager/Clerk

Approved _____, 2017 _____