

IREDELL COUNTY PLANNING BOARD

The Iredell County Planning Board met on Wednesday, July 1, 2009 at 7:00 p.m. in the Commissioners Meeting Room of the Iredell County Government Center (Old Courthouse) at 200 S. Center Street in Statesville, NC.

MEMBERS PRESENT

Eric Fields, Chairman
Dr. Jackie Grigg, Vice-Chairman
Anita Johnson
Jeff McNeely
Kristi Pfeufer
Harold Pruitt
Jerry Santoni
Thomas E. Stephens
Harry Tsumas, Jr.
Alan Williams

STAFF PRESENT

Katrina Hewitt
Rebecca Harper

MEMBERS ABSENT

Gene Mahaffey

At this time, Chairman Fields called the meeting to order.

REZONING REQUEST; MARY BLANCHE KENNEDY PROPERTY, CASE NO. 0907-1:

Ms. Harper stated that this is a request to rezone .94 acres at 638 Eagle Mills Road in Hamptonville from RA, Residential Agricultural Zoning District to NB, Neighborhood Business District. The proposed use for the property is to convert a legal existing home business structure into a restaurant.

Ms. Harper stated that the applicant was not present. Chairman Fields stated that he would move on to the next agenda item and see if the applicant shows up.

PROPOSED HIGHWAY 3 CORRIDOR STUDY:

Bill Duston, Centralina Council of Governments stated that is the culmination of a joint planning project between Iredell County, the Town of Mooresville, the Town of Kannapolis, and Cabarrus County that began in the Fall of 2007. The purpose of the plan was to analyze the Highway 3 corridor and a proposed East-West Connector due to the link that these roads play in connecting Lowes Inc. in Mooresville and the NC Research Campus in Kannapolis. The study looks at transportation as well as land use issues along both roads from Mooresville to Kannapolis.

Mr. Duston presented a power point presentation with an overview of the NC 3 Corridor Study (*see attachment in minute book*). The Board had open discussion in regard to the ordinance amendments: freestanding signage, off-premise real estate signs, access management, view shed buffers, building design standards, off-street parking, and sidewalks/multi purpose paths.

Several Board Members felt this plan was premature and questioned why Cabarrus County opted out of this plan. The Board asked to see copies of the Mooresville Comprehensive Transportation Plan and minutes from the meeting where the Board of Commissioners adopted it. They also wanted to hear what the Town of Mooresville's Town Council has to say about the document before they make a recommendation (*Mooresville's meeting to discuss the plan is on August 13th*).

NO ACTION WAS TAKEN BY THE BOARD.

REZONING REQUEST; MARY BLANCHE KENNEDY PROPERTY, CASE NO. 0907-1:

Ms. Harper stated that the applicant was still not present (9:20 p.m.) and they were notified by letter of the meeting.

Chairman Fields stated that under the Board's procedures, *in the event the applicant (or representative) fails to appear in person, the request shall be tabled at the discretion of the Board.*

Dr. Grigg made a motion to table the request until the next meeting. Mr. Pruitt seconded said motion and all agreed. **VOTES: 10-0.**

MINUTES: Mr. McNeely made a motion to approve the 6/3/09 meeting minutes and Mr. Santoni seconded said motion. The motion passed in favor. **VOTES: 10-0.**

At this time, Chairman Fields turned the meeting over to Rebecca Harper for the Election of Officers.

ELECTION OF OFFICERS (JULY 2009 – JUNE 2010): Ms. Harper opened the floor for nominations for the position of Chairman. Dr. Grigg nominated Mr. Fields as Chairman and Ms. Pfeufer seconded said motion. It was a unanimous decision.

Ms. Harper opened the floor for nominations for the position of Vice Chairman. Mr. Stephens nominated Harry Tsumas as Vice Chairman and Mr. Williams seconded said motion. It was a unanimous decision.

Ms. Harper opened the floor for nominations for the position of Secretary. Mr. McNeely nominated Katrina Hewitt as Secretary and Mr. Santoni seconded said motion. It was a unanimous decision.

Ms. Harper turned the meeting back over to Chairman Fields.

ADJOURNMENT: There being no further business, Chairman Fields declared the meeting adjourned at 9:40 p.m.

Katrina Hewitt
Administrative Asst. II

Date Read and/or Approved