



Town of Cedar Point  
Planning Board Meeting  
July 10, 2018

The Town of Cedar Point Planning Board held its regularly scheduled monthly meeting on Tuesday, July 10, 2018 at 6:30 PM. Chairman Nash called the roll and determined a quorum to be present.

PRESENT: Chairman Nash, Members Bragg, Riggs, White and Williams, Town Administrator Seaberg, Town Clerk Calhoun and public

ABSENT: Members Perry, Zimmerman and Dennis

The Minutes of the June 5, 2018 meeting were presented for Board consideration and approval. Member Williams made a **Motion** to approve the Minutes as presented. Member Heironimus seconded. Motion carried unanimously.

Under New Business, a Rezone Request (RZ-18-003) was presented for Board review and consideration. The request, presented by Alan Bell on behalf of property owner Archie Page, is to rezone approximately half to three-quarters of an acre of a parcel located off of VFW Road from IW Industrial Wholesale District to MC Mobile Home and Camp Park District. Mr. Seaberg presented a brief overview of the application packet.

Mr. Bell pointed out that the property is currently vacant and screened by heavy vegetation and tree line.

There was no Board discussion.

Member Bragg made a **Motion** to approve the Rezone Request RZ-18-003 as presented. Member Williams seconded. Motion carried unanimously.

Another Rezone Request (RZ-18-004) was presented for Board consideration. This request, presented by Kim Dudley, is a request to rezone property located at 903 Cedar Point Boulevard, from R-Single Family Residential 20 to B-1 General Business District.

The applicant wishes to operate a yacht service business if the rezone is successful. Mr. Seaberg gave a brief overview of the application packet. There were no negative comments from adjacent property owners.

The Applicant wishes to operate with current infrastructure, which consists of a mobile home on the property. This structure would be used for office space, and would remain a primary structure, enabling the applicant to build accessory structures.

Member Williams made a **Motion** to approve the rezone request and the accompanying Consistency Statement. Member Heironimus seconded. Motion carried unanimously.

Under Old Business, the Unified Development Ordinance has been returned to the Planning Board by the Board of Commissioners. The reasoning behind this is several errors were found by the Commissioners, and they would like the Planning Board to go through it again. Staff has also sent a copy back to the Eastern Carolina Council, who crafted it. An updated copy will be provided to the Planning Board for their August meeting.

Continuing under Old Business, Chairman Nash revisited the Planning Board's denial of the Rezone Application (RZ-18-002) by Mr. Stan Frye. Chairman Nash wanted the members to be aware of the Board of Commissioners questioning of this denial, and their reasoning behind it.

There no public comments.

The floor was open to Member Comments, beginning with Member Bragg. Member Bragg expressed concern over VFW not being mown regularly by NCDOT. He also would like have junk and vehicles removed from a yard located on VFW Road.

The next Planning Board meeting will be held on Tuesday, August 6, 2018 at 6:30 PM.

There being no further business to discuss, the meeting was adjourned.

Member White made a **Motion** to adjourn the meeting. Member Heironimus seconded.

The meeting adjourned at 7:15 PM

  
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John Nash, Chairman

  
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Jayne Calhoun, Town Clerk