



**TOWN OF CEDAR POINT
PLANNING BOARD MEETING
6:30 P.M. - TUESDAY, OCTOBER 3, 2023
CEDAR POINT TOWN HALL**

1. Call to Order
2. Roll Call
3. August 1, 2023 Minutes
4. Old Business
 1. Comprehensive Plan Final Draft
Please follow this link to view the Draft:
<https://public.3.basecamp.com/p/WLHyAenPZUFaowsp82n6zLxi>
5. Public Comments
6. Comments from Board Members
7. Adjourn

The next regularly scheduled meeting will be Tuesday, November 7, 2023 at 6:30 PM

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Town of Cedar Point
Planning Board Meeting
August 1, 2023

The Town of Cedar Point Planning Board held its regularly scheduled monthly meeting on Tuesday, August 1, 2023 at 6:30 PM. Chairman Riggs determined a quorum to be present and opened the meeting.

PRESENT: Chairman Riggs, Members Pittner, Castellano, Smith, Marelo, Town Manager Rief, and Town Clerk Calhoun

ABSENT: Vice Chairman Williams

Under New Business a Commercial Site Plan Amendment for Bogue Sound RV Park was presented for Board consideration. This amendment concerned the relocation of the driveway entrance into the park. This relocation was due to the NCDOT's plans to add a right turn lane onto Highway 58 towards the beach. The new entrance will be across from Bojangles instead of directly off Highway 24.

Member Castellano made a **Motion** to approve this Commercial Site Plan Amendment. Member Marelo seconded. The Motion passed unanimously.

The next item under New Business was a Text Amendment to the Cedar Point Unified Development Ordinance (UDO), specifically Section 5.7 Central Business Overlay District (CBOD) and Chapter 9, Definitions. Issues have arisen concerning limits to proposed signs due to total square footage of existing signs. The amendment proposes a change to these limitations.

In reference to the billboard adjacent to the Tractor Supply property, it is proposed that this billboard will be converted to a single-sided digital billboard. The definition of billboard, digital billboard, and digital sign is also included in this text amendment. Billboards within the CBOD (Central Business Overlay District) are allowed, however, it is proposed to limit the placement of digital billboards to not exceed 1000 feet between other billboards. Also noted was the NCDOT ruling prohibiting changes to double-decker billboards.

Member Pittner made a **Motion** to approve the Text Amendment changing multi-tenant signs, total area of signs, and sign computations. Member Castellano seconded. The Motion carried unanimously.

Member Marelo made a **Motion** to approve the Text Amendment to subsection 12 and Chapter 9 Definitions of the UDO. Member Smith seconded. Members Pittner and Castellano voted Nay. The Motion passed with a vote of 3-2.

There being no further business, the meeting was adjourned. Member Marelo made a **Motion** to adjourn the meeting, Member Castellano seconded.

The meeting was adjourned at 7:23 PM.

Jerry Riggs, Chairman

Jayne Calhoun, Town Clerk