

**MINUTES
VILLAGE OF LAKE PARK
PLANNING BOARD
3801 LAKE PARK ROAD, LAKE PARK, NC
SEPTEMBER 15, 2020
7 PM**

Planning Board Members Present: Jonathan McDaniel, Bjarne Hansen and Harrison Walser.

Attorney: Ken Swain

Zoning Administrator: Cheri Clark

Call to Order: Jonathan McDaniel called the September 15, 2020 meeting to order.

Pledge of Allegiance: Jonathan McDaniel led the Pledge of Allegiance.

Public Comments: There were no public comments.

Approval of Minutes: Bjarne Hansen made the motion to approve the July 21, 2020 Planning Board minutes as presented. Harrison Walser seconded the motion. Vote – Unanimous.

Changes to the Agenda: There were no changes to the Agenda.

160D Update: Planning Board met with Vagn Hansen and Bridget Callea with Benchmark. Vagn Hansen shared that 160D consolidates planning and zoning in the general statutes. Benchmark provided a summary of the text amendments needed to bring the Unified Development Ordinance into compliance. There are proposed changes in Articles 1, 2, 3, 4, 6,8, 9, 10, 11, and Appendixes A and B. The definition for a Bed and Breakfast was updated to correspond with the state statute definition. Attorney Ken Swain wanted to know if the text amendment changes address quasi-judicial Planning Board and Board of Adjustment policies and procedures. Vagn Hansen shared that the Planning Board and Board of Adjustment policies and procedures are stand-alone documents that will be reviewed separately for consistency with 160D. The proposed text amendments are attached to the minutes as Exhibit A.

Bjarne Hansen made a motion stating that the proposed amendments to the UDO are consistent with the Village's Comprehensive Plan and recommended the proposed text amendment changes to Council. Harrison Walser seconded the motion. Attorney Ken Swain will prepare a resolution to reference the consistency and reasonableness of the text amendment changes to the Comprehensive Plan. Vote – Unanimous.

Harrison Walser made a motion to have Attorney Ken Swain prepare the documentation for Council. Bjarne Hansen seconded the motion. Vote – Unanimous.

Comprehensive Plan: Vagn Hansen shared that 160D mandates that if your jurisdiction does zoning then you must have a Comprehensive Plan. Vagn Hansen discussed the proposed Public Engagement Plan for the Village. The plan outlines all aspects of how the public will be engaged throughout the process, including the establishment of public meetings, the type and manner of public outreach and other pertinent subjects. There will be public meetings, workshops and a community survey. Benchmark plans to have a draft survey for Planning Board to review and discuss at the October meeting.

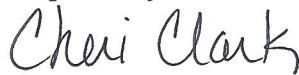
Planning Board reviewed the potential interview list and in addition to the contacts listed, they would like to add Lucas Landscaping and some additional downtown businesses.

Board Comments: Bjarne Hansen shared that Planning Board had a very productive meeting.

Setting Agenda for Next Month's Meeting: No changes to the Agenda.

Adjourn: Bjarne Hansen made the motion to adjourn. Harrison Walser seconded the motion. Vote – Unanimous.

Respectfully Submitted,



Cheri Clark
Village Administrator

