

# **MACON COUNTY PLANNING BOARD MINUTES**

## **April 14<sup>th</sup>, 2004**

A meeting of the Macon County Planning Board was held on April 14<sup>th</sup>, 2004 at the Macon County Courthouse. The meeting was called to order at 2:00 pm.

### **CALL TO ORDER:**

Planning Board members present included Ronnie Beale, Neville Bryson, Lamar Sprinkle, Alan Marsh, Eric Pearson, Mike Decker, Larry Stenger, Evelyn Southard, Susan Ervin, Commissioner West and Byron McClure. Members of the press were also in attendance.

### **APPROVAL OF MINUTES:**

As the first order of business, Alan Marsh made the motion to adopt the minutes from the March 10<sup>th</sup> meeting. Neville Bryson seconded the motion and it passed unanimously.

### **PUBLIC SESSION:**

During public session, no one chose to speak.

### **ADMINISTRATIVE REPORTS:**

Chairman Beale informed the Board that Richard Baldwin would be resigning from the Board effective immediately. Byron McClure explained that Mr. Baldwin had cited his growing personal business as a reason for his departure from the Board. Commissioner West assured members that the Commission was actively seeking a replacement for Mr. Baldwin.

Byron McClure next informed the Board of the progress recently made by the Public Involvement Subcommittee. He briefed the Board on his attempt to reach community leaders by letter over the past few weeks. The letters asked community leaders like Community Club Presidents and Fire Department Chiefs to call and schedule a Community High Impact Discussion (*CHID*) for their community. Chairman Beale took a moment to read aloud one of the letters McClure had sent to a community leader in the Burningtown area as an example. As McClure explained, the letter was merely an initial contact. As of meeting time, McClure had only received responses from Nantahala and Clarks Chapel. Both communities had scheduled a meeting time for June. McClure said he would be making phone calls to the other community leaders as a reminder to schedule.

### **COMMITTEE REPORTS/PROJECTS:**

Susan Ervin next briefed the Board on the progress made on the components of the "Community High Impact Discussion" process. Susan Ervin presented the Board with three documents that her subcommittee had drafted since the last meeting.

First the Board received a draft script of how each *CHID* would be conducted. For the sake of uniformity, the script details the contents of the speech to be given by county representatives. In addition, the second draft of the "participation tool" to be used in each meeting was given to the

Board. This two page document called “Community High Impact Discussion”, as Ervin explained, is designed to give factual background on the subject of High Impact Uses. As well, the document gives each single citizen an opportunity to identify their concerns with high impact uses in their community. Finally, Ervin submitted a rough budget outline for the *CHIDs* with line items for expenses incurred. McClure informed the Board that the subcommittee had identified five facilitators for the *CHIDs* and their reimbursement rates might vary. However, those facilitators who are employed by the state would probably only require mileage reimbursement. Further study of this issue would be undertaken by Ervin, McClure, and Evelyn Southard and a report given later. McClure assured the Board that he would discuss with the County manager a dedicated budget line item for the following fiscal year for these items along with other incidental expenses involved in conducting Planning Board business.

In addition, Chairman Beale decided that Board representatives should be on hand at the May Board of Commissioners meeting to update the Commissioners on the work completed to this point. Mark West agreed and said he would put the item in the agenda for May 3<sup>rd</sup>.

**UNFINISHED BUSINESS:**

Chairman Beale asked the Board to further discuss the high impact use definitions list. Chairman Beale expressed his desire for the Board to examine the definitions and only keep those uses that the Board had some consensus on their inclusion in the list. After discussion, the Board eventually decided to cull *Electricity Generating Facilities* and *Large Commercial Industrial - Big Box Buildings*. In addition, Beale asked McClure to combine Bulk Inflammables, Explosives Manufacturing and Storage, and Chemical Manufacturing and Storage. McClure also promised to study current laws affecting the three uses. As well, definitions for Mobile Home Graveyard and Vehicle Graveyard were to be combined.

**NEW BUSINESS:**

At the previous meeting, the Planning Board had agreed that a special called meeting would be appropriate for April 28<sup>th</sup>. Chairman Beale felt the meeting would be needed with the busy public involvement schedule looming. Chairman Beale suggested the meeting start at 12:00pm with a lunch provided by Macon County. Planning Board business would commence after lunch. After discussion, the Board agreed.

With no further business, Chairman Beale adjourned the meeting at 3:50 pm.

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Clerk/Secretary

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Chairman Ronnie Beale