

TOWN OF CAROLINA SHORES
Planning Board
Meeting Minutes
May 19, 2021
11:00 a.m.

At 11:00 a.m., Chairperson Hapner called the May 19, 2021 Planning Board Meeting to order. The following members attended: Member Pamela Faria, Member Ruth Ann Campbell-Grothe, Member Marlene Vandergrift, and Alternate Member Normand Neligon.

Also, present: Sara Brumm, Office Assistant, Planning Board Liaison Commissioner Joseph Przywara, Town Administrator Chad Hicks, and Construction Superintendent Sandy Wood.

Absent: Member Dan O'Reilly

The Pledge of Allegiance was recited and there was a moment of silence.

Approval of Minutes:

MEMBER CAMPBELL-GROTHER MADE A MOTION TO APPROVE THE MINUTES FROM THE JULY 15, 2020 PLANNING BOARD MEETING AND THE DECEMBER 2, 2020 PLANNING BOARD SPECIAL CALLED MEETING. MEMBER FARIA SECONDED THE MOTION. CHAIRPERSON HAPNER CALLED FOR A VOTE AND MOTION CARRIED BY UNANIMOUS VOTE.

Administrative Reports:

Sandy said that the Town has been very busy with development. Sandy said there is about 20 lots left to permit in The Farm at Brunswick and then it will be all permitted. Sandy said that he spoke with D.R. Horton this morning and the engineering firm is working on the issues that need repair before the roads are accepted. Sandy said that they have been waiting 2-3 months for engineering paperwork on the roads for Calabash Lakes. Sandy said that Tony has walked the roads and they look good, but Chad cannot request that the Board of Commissioners accept the roads until they get confirmation from the engineer.

Chad said that he would like everyone to be aware of a new development that is going in across from The Farm at Brunswick called Stone Farm. Chad said this development is not in Town limits and that it's county jurisdiction. Chad said there is a public meeting next week in Calabash to discuss it. Chad said he had Sara put the meeting information and the map of the development on our website.

New Business: Eagle Run Phases 2 and 3 Preliminary Plats

Chad said these preliminary plats are exactly like what was already approved for Phase 1 of Eagle Run. Sandy said that the trees on the edge of Phases 2 and 3 will be staying. There is discussion regarding trees in Phase 1 and the buffer between Eagle Run and Crow Creek. Member Campbell-Grothe said she is looking at the legend and sees an item that says iron rebar found. Sandy said that marks where the property ends. Chairperson Hapner said that for other developments in the past, developers have provided examples of what kinds of house plans are available. Sandy said that we can show anyone who'd like to look at what's already permitted but that the style and size of the homes are very similar to what you see in The Farm at Brunswick. Chairperson Hapner asked if the retention ponds will be used for irrigation. Sandy said yes, but as soon as the ponds get to a certain level, they have to stop using the

ponds for irrigation. Chairperson Hapner asked if there will be any other phases after this. Sandy said no, this community will only be these 3 phases.

MEMBER CAMPBELL-GROTHER MADE A MOTION TO RECOMMEND APPROVAL OF EAGLE RUN PHASE 2 AND PHASE 3 TO THE BOARD OF COMMISSIONERS. MEMBER VANDERGRIFT SECONDED THE MOTION. CHAIRPERSON HAPNER CALLED FOR A VOTE AND THE MOTION CARRIED BY UNANIMOUS VOTE.

Public Comment:

None

Adjourn:

CHAIRPERSON HAPNER MADE A MOTION TO ADJOURN THE MAY 19, 2021 PLANNING BOARD MEETING AT 11:34 AM. MEMBER FARIA SECONDED THE MOTION. CHAIRPERSON HAPNER CALLED FOR A VOTE AND MOTION CARRIED BY UNANIMOUS VOTE.

Chairperson

Submitted by:
Sara Brumm, Permit Coordinator