



**Town of Atlantic Beach, North Carolina
Planning Board-Meeting
Town Boardroom-125 West Fort Macon Road
And Electronically via Zoom
Tuesday, September 1, 2020 at 6:00pm**

A regularly scheduled meeting of the Atlantic Beach Planning Board was held Tuesday, September 1, 2020 at 6:00pm in the Boardroom, 125 West Fort Macon Road, Atlantic Beach, North Carolina and electronically via Zoom.

Planning Board Members Present: Chairman Neil Chamblee; Vice Chairman Curt Winbourne; Llewellyn Ramsey; Mark Ferrell; Fred Dean; Sharron Wilson

Planning Board Members Absent: Doug McCullough

Staff Present: Betty Odham, Board Secretary; Julian Griffiee, Planner; David Walker, Town Manager; Morgan Gilbert, Recreation Director

Others Present: Mike Shutak, Carteret County News Times (Via Zoom); Chad Meadows, Codewright Planners

CALL TO ORDER

Chair Chamblee called the meeting to order at 6:00pm.

Due to COVID-19 Concerns Chairman Chamblee requested Vice Chairman Winbourne assume the duties of conducting tonight's meeting. Ramsey made a motion *to approve* Winbourne assuming the duties of the Chair to conduct tonight's Planning Board Meeting. Seconded by Ferrell. Vote was unanimous, 6-0. Motion Carried

EXCUSE ABSENT PLANNING BOARD MEMBER(S)

Vice Chairman Winbourne made a motion *to excuse* McCullough from tonight's meeting. Seconded by Wilson. Vote was unanimous, 6-0. Motion Carried.

APPROVAL OF April 14, 2020 MINUTES

Wilson made a motion *to approve* the April 14, 2020 Planning Board minutes. Seconded by Dean. Vote was unanimous, 6-0. Motion carried.

CAMA LAND USE PLAN UPDATE

Staff Presentation

The plan was first initiated in the fall of 2019 and seeks to update the current the current CAMA Core Land Use Plan, adopted in 2008. Julian introduced Chad Meadows with Codewright Planners. Chad presented the Atlantic Beach CAMA Land Use Plan Draft to Planning Board. Presentation included a breakdown of the entire plan by background, vision statement, goals and actions and next steps. The updated plan amends the 2008 CAMA Land Use Plan and has several main areas of update including the following: A much stronger focus on issues of local concern; streamlined structure that puts policy guidance up front and technical issues in the back; a realistic set of 8 main goals that can be accomplished over the Plan's 5-year lifespan; reduced reliance on land suitability and other technical considerations in accordance with changing State law; updated demographic and socio-economic data presented in a highly visual fashion.

Public Hearing

Chamblee made a motion to open the Public Hearing. Seconded by Wilson. Vote was unanimous 6-0. Motion Carried.

No Comments

Wilson made a motion to close the Public Hearing. Seconded by Chamblee. Vote was unanimous 6-0. Motion Carried.

Planning Board Discussion and Recommendation

After some discussion, Ferrell made a motion *to recommend* adoption of the proposed CAMA Core Land Use Plan as presented in tonight's agenda packet to Council, as they are reasonable, in the public interest and consistent with the spirit

and intent of the current Land Use Plan. Seconded by Ramsey, Vote was unanimous, 6-0. Motion Carried.

Ramsey then made a motion to direct staff to create the consistency statement if needed based on the discussion tonight and direct the Planning Board Chairman to sign. Seconded by Wilson. Vote was unanimous, 6-0. Motion Carried.

OTHER BUSINESS

None

ADJOURNMENT

There being no further business Vice Chairman Winbourne adjourned the meeting. The time was 7:28pm.

These minutes were approved at the October 2020 Planning Board meeting.

ATTEST:

Betty Odham
Betty Odham, Planning Board Secretary

TOWN OF ATLANTIC BEACH

Neil Chamblee
Neil Chamblee, Chairman

**Secretary's Note: Due to Lack of agenda items, the Planning Board Meetings for May, June, July and August were cancelled.