Town of Red Cross

Planning and Zoning Meeting At Town Hall

Minutes of

Monday, April 7, 2025, at 6:00 PM

Present: Mark Tucker Chairman, Heather Britt- Vice Chairman, Jennifer D’Amore, Wendell Copeland, Kristi Thompson, Melvin Poole- alternate, and Kimberly Long- Alternate

Planning and Zoning Officer: Mike Efird

Clerk: Shannon Alberta

Planning and Zoning Liaison: Andrew Smith

Members Absent: David Smith

Chairman, Mark Tucker, called the meeting to order.

Prayer was given by Andrew Smith

Welcome, and recognition of guests 8+

The agenda was approved for April 7, 2025 with an addition of Item number 8 regarding new legislative action. The **Motion to approve the agenda** was made by: Wendell Copeland, second by Jennifer D’Amore. Vote: 5 Aye, 0 No.

The Minutes of the last Planning and Zoning meeting of March 3, 2025 were approved with a correction of a mis-spelling, A **Motion to approve with corrections** was made by: Heather Britt, second by Kimberly Long. Vote: 5 Aye, 0 No.

Old Business:

Mike Efird asked the board to continue to review the draft subdivision ordinance, he would like to get it to where it can be adopted in the near future. It can always be amended as the town sees fit.

Mike Efird gave an update on the zoning violation and relocation of an accessory building. He spoke with the owner who is still in violation, but plans to move the building very shorty.

New Business:

Mike Efird gave reports on some possible requests for new subdivisions he received recently at the Russ Davis Property, Mark Lambert, Everett Lambert, and Pheiffer College property. The Pfeiffer property is the one that seems to be going through with their sale at the current time, everything else is preliminary.

Mike Efird also shared that the trails grants are out again, and the town will look into re-applying for those grants.

The Final Plat for Phase 1 Map 2 is ready to move forward, the technical review committee will meet to approve the final plat.

Mike Efird reported that he received a request from the NCDOT for the town to adopt a resolution to reduce the speed limit to 45MPH between the subdivision and 205 on Hilltop Road and Hatley Burris Road. Jennifer D’ Amore made a motion to send a recommendation to the council to reduce the speed limit, Wendell Copeland Second. Vote: 5 Aye, 0 No.

Jennifer D’Amore made a motion to send a favorable recommendation to the board to approve phase 1 map 2, Heather Britt second. Vote: 5 Aye, 0 No.

Mike Efird gave a brief update on the surety bonds for the subdivision. They have been renewed and approved by attorney Al Benshoff.

Mike Efird shared that once our attorney gets the contract with Chambers signed and approved, we should be expecting the final park design. Members of the board expressed they would like to request some changes be made to the most recent design the town has, Mike Efird confirmed changes can still be made.

The town will need to purchase no parking anytime signs for the new subdivision once the streets are adopted. The homeowners are not allowed to park on the street once the building is completed, this has been an issue on the Oakboro side.

Mike Efird read a memo the town received by the North Carolina League of Municipalities. There are bills being passed that can possibly be quite detrimental to how the town handles zoning in the future. The council will need to adopt a resolution to send to the senate stating they do not approve of these bills being passed.

Chairman Mark Tucker opened the meeting for comments from the citizens, there were none.

Chairman Mark Tucker opened the meeting for comments from the board, Chairman Mark Tucker thanked everyone in attendance.

**MOTION** to adjourn the meeting was made by: Kristi Thompson, second by Kimberly Long; Vote: 5 Yea, 0 Nay

The next Planning and Zoning Meeting is scheduled for Monday **May 5, 2025 at 6pm**

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Shannon Alberta- Town Clerk

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Mark Tucker - Chairman