

Town of Sedalia
Planning Board Meeting

Planning Board Minutes for Thursday, April 18th, 2019

Meeting was called to order at 7:00PM by Planning Board Chairman Robert Jones followed by a Moment of Silence, Pledge of Allegiance, and Roll Call.

Members Present: Chairman Robert Jones, Vice-Chair Serita Faison, Marian Jeffries, Calvin Atkins

Members Absent: Monroe Smith and Sandra Hamlett

Agenda & Minutes Approval: Serita Faison recommended that the Agenda be approved. Marian Jeffries seconded. Motion Approved. Serita Faison made a motion for the March minutes to be approved. Marian Jeffries seconded. Motion Approved.

Business:

❖ **Nomination for Planning Board Vice-Chair**

- Serita Faison was nominated for reappointment and accepted the nomination.
 - Marian Jeffries made a motion for reappointment for Serita.
 - Calvin Atkins seconded.
- The Planning Board will bring nominations to the Council at the May 6th meeting.

**Sandra Hamlett was unable to attend the meeting due to being out of town. She will be reappointed at the May 6th Council meeting with Serita Faison.*

❖ **The Planning Board Brainstormed Potential Amendments to the Town Ordinance and the Land Use Plan**

- Chairman Jones informed board members that Training Module 7 provides a review of the Ordinance.
- Board members read from the “Introduction to Zoning and Development Regulation” by David Owens.
 - According to the Amazon Website: “Provides a clear understandable explanation of zoning law for citizen board members and the public; a useful overview of land uses law that will be of interest in or affected by local zoning and development regulation.”

- Chairman Jones stated that the book “gives an idea of what we are going to do.”
 - The board read Chapter 7 of the book and received copies of the chapter to take with them.
 - Chairman Jones requested that the town assistant check with Cam regarding ordering the most current copy of the book.
- The board looked at the Permitted Use Schedule.
- Board members made a list of items that could be included in the Ordinance (**noted Tiny Houses already included*):
- Dry Cleaners
 - Laundry Mat
 - Souvenir Shop
 - Cell Phone
 - Beauty Supply
 - Ice Cream Parlor
 - Bakery
 - Starbucks
 - Bed & Breakfast
 - ATM (Cashpoints)
- Chairman Jones mentioned the idea of zoning being changed from Limited Business to General Business.

Citizen Concerns:

- Serita Faison commented the town retreat was “great” and board members agreed.
- Marian Jeffries inquired about Sedalia Road.
 - Chairman Jones said that Resident Charles Broadie shared that Sedalia Road should be paved and ready by the next weekend.

Information Sharing:

The board received handouts on ticks and snakes.

Wrap Up

Office Assistant Denise James provided a recap of the items discussed during the meeting.

Announcements:

Agenda Meeting – April 29th at 7p.m.

Town Hall Meeting – May 06th at 7p.m.

Planning Board Meeting - May 16th at 7p.m.

Chairman

Date