



Planning & Zoning Board Meeting

Town Hall - 8590 Park Drive Mount Pleasant, NC

Monday, May 19, 2025

Drop-in Information Workshop 4:00pm-6:30pm, Board Business Meeting 6:30pm

PUBLIC INFORMATION WORKSHOP REGARDING COMPREHENSIVE PLAN UPDATE

A drop-in public information workshop will be held in the Town Hall conference room on Monday, May 19 from 4:00pm to 6:30pm. The draft plan will be available at the workshop and can be viewed on the Town's website at <https://mtplesantnc.gov/Government/Planning-Economic-Development>.

1. **Call to Order** - Chair Whit Moose (6:30pm)

2. **Recognition of Quorum**

3. **Conflict of Interest**

The Chairman and Board Members are asked at this time to reveal if they have a Conflict of Interest with any item on the Agenda in order to be recused for that item. (No member shall be excused from voting except upon matters involving the consideration of the member's own financial interest or official conduct or on matters on which the member is prohibited from voting under NCGS 160A-175, NCGS 14-234, and NCGS 160D-109)

4. **Approval of Agenda**

5. **Approval of Minutes of Previous Meetings** (April 28, 2025)

6. **Public Comment Period**

7. **Planning Board Business**

Presentation of Draft Comprehensive Plan Update

Comprehensive Plan Recommendation

After working for over a year on the Comprehensive Plan update as part of the Plan Steering Committee, the Planning & Zoning Board is requested to make a recommendation to the Town Board regarding the adoption of the updated plan, as set forth in NCGS 160D-501. The Town Board is scheduled to hold a public hearing for the updated plan at its June 10 meeting.

8. **Board of Adjustment Business**
None

9. **Reports**
Planning Report and Zoning Permits for March & April (to date)

10. **Planning & Zoning Board Comment Period**

11. **Adjourn**



**Planning and Zoning Board Meeting Minutes
Monday, May 19, 2025**

Members Present: Chairman - Whit Moose
Vice Chairman - Rick Burleyson
Member - Bridget Fowler
Member - Liz Poole
Member - Jonathan Helms (**Absent**)
Alternate - Kiesha Garrido
P&Z Clerk to the Board - Jennifer Blake
Planning & Economic Development Director - Erin Burris

Also Present: Commissioner Steven Dixon, Vagn Hansen and Bridge Callea, and CJ Carter

Drop-in Information Workshop 4:00pm-6:30pm, Board Business Meeting 6:30pm

PUBLIC INFORMATION WORKSHOP REGARDING COMPREHENSIVE PLAN UPDATE

A drop-in public information workshop will be held in the Town Hall conference room on Monday, May 19th from 4:00pm to 6:30pm. The draft plan will be available at the workshop and can be viewed on the Town's website at <https://mtpleasantnc.gov/Government/Planning-Economic-Development>.

There were twelve participants at the workshop.

1. Call to Order:

Chairman Whit Moose called the Town of Mount Pleasant Planning and Zoning Board meeting to order at 6:30 p.m.

2. Recognition of Quorum:

Chairman Whit Moose stated a quorum was present with the Alternate, Kiesha Garrido as a voting member.

3. Conflict of Interest

The Chairman and Board Members are asked at this time to reveal if they have a Conflict of Interest with any item on the Agenda in order to be recused for that item. (No member shall be excused from voting except upon matters involving the consideration of the member's own financial interest or official conduct or on matters on which the member is prohibited from voting under NCGS 160A-175, NCGS 14-234, and NCGS 160D-109)

No one had a conflict.

4. Approval of Agenda:

A **motion** was made by Liz Poole to approve the agenda with a second motion made by Kiesha Garrido. All were in favor. (5-0)

5. Approval of Minutes of Previous Meetings (April 28, 2025)

A **motion** was made by Rick Burleyson to approve the minutes for the previous meeting (April 28, 2025) and a second motion was made by Bridget Fowler. All were in favor. (5-0)

6. Public Comment:

None

7. Planning Board Cases:

Presentation of Draft Comprehensive Plan Update

Erin Burris reviewed the slides of the Draft Comprehensive Plan Update.
(Slides are included in the Minute Book)

Comprehensive Plan Recommendation

After working for over a year on the Comprehensive Plan update as part of the Plan Steering Committee, the Planning & Zoning Board is requested to make a recommendation to the Town Board regarding the adoption of the updated plan, as set forth in NCGS 160D-501. The Town Board is scheduled to hold a public hearing for the updated plan at its June 10 meeting.

Liz Poole made a **motion** to recommend approval of the plan as presented and a second motion was made by Kiesha Garrido. All were in favor. (5-0)

Ms. Burris shared that the Public Hearing would be at the Town Board Meeting on Tuesday, June 10th at 6:00 p.m. for any Planning Board Member who would like to attend, and your presence would be appreciated there.

8. Board of Adjustment Cases

None

9. Reports

SITE 2022-04 Highway 49 Mini-Storage – Lacking one architectural elevation before Zoning Permit is approved.

SUB 2017-01 Green Acres – Working on tying on to sewer line and Mrs. Burris will hold any additional zoning permits until the gate(s) are in place.

Ms. Burris shared the Town's updated remaining sewer allocation to be the equivalent to 65 homes. The Town gets a new allocation every 6 months from WSACC.

The USDA Empire Drive Pump Station Project, as well as the A, B, and C Street area where clay sewer lines were replaced with new sewer lines have been completed.

The water line project is behind but State Utility has said that they should have Main Street open by the end of June. The line has been laid almost to Hardees at this point, and they have started working on the North Drive side. State Utility has already bored under Highway 49 so the line from North Drive to Cook Street will be complete very soon. State Utility will still have to work on the West Franklin part and the East Franklin part and then finally the rest will take place in the square and down to Lee Street which will be the last part.

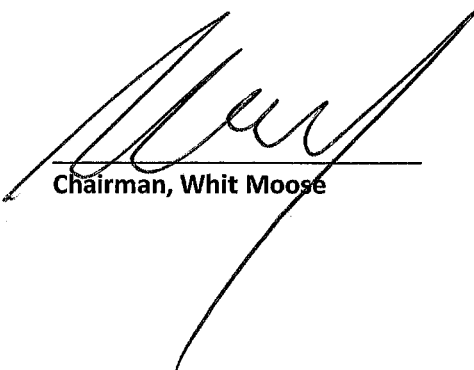
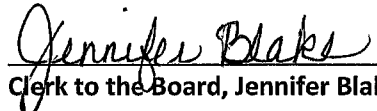
10. Planning & Zoning Comment Period

None

12. Adjournment:

With no further discussion, Chairman Whit Moose entertained a motion to adjourn. Liz Poole made the **motion** to adjourn, and a second motion was made by Bridget Fowler.

All were in favor. (5-0)


Chairman, Whit Moose
Clerk to the Board, Jennifer Blake