

**PLANNING AND
COMMUNITY DEVELOPMENT**

Jeff Adams, Director
Ashley Minery, Planner
Darby Terrell, Planner



106 East Morgan Street, Suite 207
Brevard, NC 28712
828.884.3205
planning.transylvaniacounty.org

**Transylvania County Planning Board
August 15, 2024 at 6:00 PM
Cooperative Extension Conference Room,
106 East Morgan Street**

MINUTES

CALL TO ORDER

I. **WELCOME:** Mr. Rick Lasater called the meeting to order at 6:00PM. Ms. Wendy Warwick, Mr. Mike Privette, Mr. Herschel Johnson, Mr. Kimsey Jackson, Mr. Bramley Fisher, and Mr. Greg Cochran were also present. A quorum was present. Mr. Jeff Adams, Ms. Darby Terrell and Ms. Ashley Minery were also present. There was one member of the public present.

II. **PUBLIC COMMENT:** (15-minute time limit. Speakers are limited to three minutes.):
Mr. James Green greeted the board and said he became interested in ongoing projects at the last meeting. They thanked him for attending again.

III. **AGENDA MODIFICATIONS:** There were no proposed agenda modifications

IV. **CONSENT AGENDA:** There was no discussion of the consent agenda.

A. Minutes (July 18, 2024)

There was no discussion of the July meeting minutes. Ms. Warwick moved to approve the minutes as presented. Mr. Johnson seconded the motion. All present members voted in favor and the motion carried.

V. **OLD BUSINESS**

A. Transylvania County Community Appearance Initiative Visibility Policy Text Amendment

Transylvania County Planning is requesting consideration of a text amendment to the Community Appearance Initiative, Scope and Priorities, broadening the scope from the restrictive reading of visibility from State Roadways.

Mr. Adams explained the current standards and regulations of the Community Appearance Initiative (CAI). He presented the board with different options for text amendments including changing the standards or widening the scope of the CAI. The Planning Board discusses if they wanted to change the CAI scope to include any property that abuts a state-maintained road, or if junk should have to be visible from state road (current scope). Mr. Privette moved to leave the CAI scope as it currently reads, and Mr. Johnson seconded the motion. All present members voted in favor and

the motion carried.

VI. INFORMATIONAL OR DISCUSSION ITEMS:

A. Subdivision & Exemptions Update

Ms. Minery provided the staff report for the Planning Department's recent approvals. During the month of July, the department approved 11 total exemptions and 5 subdivisions. Ms. Minery predicted the totals for August would be higher than previous months, based on the approvals at the time of the meeting.

B. Transportation Update

Ms. Terrell provided recent ridership statistics for the Transylvania County Public Transportation's fixed route and demand response services. There were 107 riders for the Fixed Route service in July. The Demand Response service was consistent with previous years. Ms. Terrell also explained the current survey for public transportation and it's effort to evaluate what the community would like to see in available services.

C. Housing Study Update

Mr. Adams announced TPMA's housing study survey received over 500 responses. They will continue to work on the study in coming months.

D. Community Appearance Initiative Update

Mr. Adams announced the Hoxit property project was completed and came in under budget. The tipping fees for the project totaled \$2445.90 of the approved \$5250. More applications will likely be brought before the board next month.

E. Transylvania 2050 Comprehensive Plan Update

Mr. Adams explained the amended timeline for the 2050 Comprehensive Plan. His goal is to have a survey made available to the public in October. He asked the board to review the current draft survey and bring their editing suggestions to September's meeting. The report from the data collected so far will likely be available to the board next month.

VII. PUBLIC COMMENT: (15-minute time limit. Speakers are limited to three minutes.)

There was no public comment.

VIII. BOARD MEMBERS' COMMENTS: Mr. Cochran questioned the number of past CAI projects. Mr. Adams estimated it was over 40, and that number was later confirmed to be over 60. Mr. Fisher expressed his surprise at the average age of participants, so far, have been over 65 years old. He would like to see more young people involved in the Comprehensive Plan and Housing Study process. Mr. Privette moved to adjourn the meeting. Mr. Johnson seconded the motion. All present members voted in favor and the meeting adjourned at 7:13PM.

IX. ADJOURNMENT:

A stylized, cursive handwritten signature in black ink, appearing to read 'Ashley Minery', written over a horizontal line.

Ashley Minery, Planner

A cursive handwritten signature in black ink that reads 'Rick Lasater', written over a horizontal line.

Rick Lasater, Chair

