

TOWN OF PELETIER  
PLANNING BOARD  
Monday, Mar 11, 2024

Chairperson Sue Verdon called the meeting to order at 6:00 pm. Members present were Donna Bierly, Cesar Collazo and Ronald Morgan. Colleen Thomas and Cameron Watson were absent.

A motion was made by Cesar Collazo to excuse Colleen Thomas and Cameron Watson from the Monday, Mar 11, 2024, Planning Board Meeting. The motion was seconded by Donna Bierly and passed unanimously (3 to 0).

A motion was made by Donna Bierly to approve the Feb 5, 2024, minutes. The motion was seconded by Cesar Collazo and passed unanimously (3 to 0).

Also in attendance at this meeting were Mayor Dale Sowers and Commissioners Dan Taylor, Walter Vinson, Sonny Mason and Tim Quinn.

**New Business:**

**1) Discussion of Mobile Homes and Camper Lot sizes** - add dimensions to existing Ordinance (page 116-117). Ronald Morgan did some research on dimensions. He stated that County recommends 50' min. PUD (3 acres) is 55' side: 100' front to back. He suggested 55'. Cul-d-sac is 40' x 120'. He suggested having a workshop for further discussion.

Cesar Collazo suggested following County rules.

Mayor Sowers stated that lot size setbacks are part of the design of developer.

Chief Hunter stated that bigger is better.

Donna Bierly made a motion to table until April meeting for further discussion. The motion was seconded by Ronald Morgan and passed unanimously (3 to 0).

**Public Comment:**

Rick Armstrong, resident of Peletier, is working on CAMA research. He presented a map along with some info from Rachel Love (Morehead City Cama Office). Rachel is willing to make a presentation to the Board is needed. Rick also stated that Peletier can be stricter than CAMA.

Wendy Gollihue, non-resident of Peletier, suggested not allowing double-wides or outbuildings.

**Old Business:**

**1) LIW Ordinance** - Consistency Statement removing solid waste management facilities as permitted use - Donna Bierly made a motion to accept the Consistency Statement stating the above. The motion was seconded by Ronald Morgan and passed unanimously (3 to 0).

**2) Subdivision Ordinance** - Consistency Statement --- No Consistency statement needed. Sue Verdon stated this is relating to sidewalks. She suggested tabling this until the April meeting. A motion was made by Donna Bierly to table Subdivision Ordinance until April meeting. The motion was seconded by Cesar Collazo and passed unanimously (3 to 0).

**3) Land Use Plan update** - Sue Verdon suggested having a workshop to further discuss the land use plan, starting with Section 3000, page 82. All agreed. The workshop is scheduled for Tuesday, March 26, at 6 pm. The public is welcome.

**Other Business:**

None at this time

Adjourn ---

There being no further business before the Board, a motion was made by Donna Bierly to adjourn. The motion was seconded by Cesar Collazo and passed unanimously (3 to 0). The meeting was adjourned at 6:32 pm.

Respectfully Submitted by:

Bea Cunningham  
Secretary to Planning Board