



**LINCOLNTON BOARD OF ADJUSTMENT
AGENDA
April 16, 2024
4:00 PM**

- 1. Call to Order**
- 2. Roll Call**
- 3. Approval of Minutes**
 - 3a February 20, 2024**
- 4. Regular Agenda**
 - 4a BOA-2-2024 Two applications from Century Communities Southeast, LLC, requesting permits for sales offices located in the Carpenter Farms Subdivision. (Parcels 107196 and 107126)**
- 5. Adjournment**



CITY OF LINCOLNTON BOARD OF ADJUSTMENT MINUTES

PO DRAWER 617, LINCOLNTON, NC 28093

www.lincolntonnc.org

BOARD MEMBERS: Greg McBryde, Chair, Gregory.Mcbryde@gmail.com; Becky Shaw, Vice-Chair beckygreer82@gmail.com; Trent Mason, trentonbmason@gmail.com; Monte Tyson, monte@cbdeastmain.com; Kristin Radebaugh, kradebaugh6r6@gmail.com; John Waters, jh2osk@aol.com; Steve Lackey, stevelackey88@gmail.com

Tuesday, February 20, 2024

Present: Greg McBryde, Becky Shaw, Trent Mason, Monte Tyson and Kristin Radebaugh

Absent: N/A

Call to Order

Chair Greg McBryde called the meeting to order and recognized that all members were present for a quorum.

Approval of Minutes

Chair Greg McBryde asked the Board if there were any additions or corrections to the minutes of the January 16, 2024 meeting.

Motion:

*Trent Mason made a motion to approve the minutes.
Members voted 5-0 in favor of the motion.*

Election of Officers

After some discussion, Chair Greg McBryde asked if there was a motion. The motion is as follows:

Motion:

Trent Mason made a motion to nominate Monte Tyson as Vice Chair. Members voted 5-0 in favor of the motion.

Motion:

Trent Mason made a motion to nominate Greg McBryde as Chair. Members voted 5-0 in favor of the motion.

Chair Greg McBryde asked if there was a motion to approve the nominations. The motion

is as follows:

Motion: Becky Shaw made a motion to approve the nominations for the election of officers. Members voted 5-0 in favor of the motion.

Chair Greg McBryde asked the Board if there was any other business to be addressed, to which there was none.

Adjournment

*Motion: Monte Tyson made a motion to adjourn.
Members voted 5-0 in favor of the motion.*

Ashley Jones



BOA-2-2024

Two applications from Century Communities Southeast, LLC, requesting permits for sales offices located in the Carpenter Farms Subdivision.
(Parcels 107196 and 107126)

Ordinance:

• § 153.053 TEMPORARY STRUCTURES AND USES.

(D) Structures, whether temporary or permanent, located in a subdivision, and used as sales offices for the subdivision development are permitted. The permits shall be issued by the Board of Adjustment for a period of one year, and are renewable for a period of time to be determined by the Board of Adjustment, provided the development is being actively marketed. At the completion of the sales in a tract or upon expiration of the permit, whichever occurs first, the temporary structure(s) shall be removed, and any permanent structure(s), temporarily used as a sales office shall be used only for a purpose otherwise permitted in that district.

Lot 72: Temporary Sales Trailer

- to be removed once the single-family home is completed on Lot 2.

Lot 2: Sales Office

- will serve as the sales office until it is no longer needed. Then to be sold as a single-family residence.



Note: Sales Trailer is still required to adhere to all setbacks

BOA-2-2024 is not a quasi-judicial decision.

Board Action:

- a motion to approve or deny**
- majority vote**