



CITY OF LINCOLNTON PLANNING BOARD MINUTES

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

Tuesday, June 20, 2023

Present: Greg McBryde, Trent Mason, Kristin Radebaugh, John Waters, Steve Lackey

Absent: Becky Shaw, Monte Tyson

Call to Order

Chair Trent Mason called the meeting to order and recognized that Becky Shaw and Monte Tyson were absent.

Approval of Minutes

Chair Trent Mason asked the Board if there were any additions or corrections to the minutes of the May 16, 2023, meeting.

*Motion: Greg McBryde made a motion to approve the minutes.
Members voted 5-0 in favor of the motion.*

CZ-4-2023-Application from Carolina Elite Builders, LLC requesting a Conditional District Rezoning of 10.637 acres of land to Residential-25 Conditional District (R-25 CD). (Parcel ID 54844)

Jean Derby presented the staff report included in the agenda packet to the Board regarding CZ-4-2023.

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

*Motion: John Waters made a motion to approve.
Members voted 5-0 in favor of the motion.*

CZ-5-2023- Application from Bean Brothers Real Estate LLC requesting revisions to an approved conditional zoning plan (CZ-10-22). (Parcel ID 00512)

Jean Derby presented the staff report included in the agenda packet to the Board regarding CZ-5-2023.

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

*Motion: John Waters made a motion to allow a 30 day extension.
Members voted 3-2 in opposition of the motion.*

*Motion: Greg McBryde made a motion to deny.
Members voted 4-1 in favor of the motion.*

ZTA-2-2023- Zoning Text Amendments to Chapter 153 Unified Development Ordinance

Jean Derby presented the staff report included in the agenda packet to the Board regarding ZTA-2-2023.

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

*Motion: Greg McBryde made a motion to approve.
Members voted 5-0 in favor of the motion.*

MJS-1-2023- Review of Major Subdivision Plat submitted by Carolina Development Services (Huntington Hills)

Mark Carpenter presented the staff report included in the agenda packet to the Board regarding MJS-1-2023.

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

*Motion: John Waters made a motion to approve.
Members voted 5-0 in favor of the motion.*

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

Adjournment

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

Ashley Jones