

MINUTES OF THE WAYNE COUNTY PLANNING BOARD
WAYNE COUNTY, NORTH CAROLINA

The Wayne County Planning Board met at 7:00 p.m. on Tuesday, January 14, 2014 in the Jeffrey's Building after due notice was given.

MEMBERS PRESENT: Messrs. Chris Cox, Edward Cromartie, Julian Aycock and Mrs. Joann Summerlin.

MEMBERS ABSENT: Messrs. Mike Aycock, Brent Hood and Daniel Taylor.

EX-OFFICIO MEMBERS PRESENT: Mr. Dennis Goodson.

EX-OFFICIO MEMBERS ABSENT: Messrs. Steve Stroud, Kevin Whitley, Kevin Johnson, and Joe Gurley.

BOARD ACTION – January 14, 2014

Mr. Price stated to the Board that the Chairman and Vice-Chairman were absent. Mr. Price asked Mr. Chris Cox if he would chair the meeting. It was the Board's decision to approve the minutes for the December 10, 2013 meeting. A motion was made by Mr. Julian Aycock and seconded by Mrs. Summerlin to approve the minutes. The Board passed the motion unanimously.

Consideration of the Following Plats:

Glenn Laurel, Sec. 8, Final, Lots 107-108

Owner\Developer: H. Ray Family Limited Partnership

Surveyor: Daneel Butler

Stoney Creek Township, NCSR 1546

Mr. Price stated the plat met the minimum requirements of the Wayne County Subdivision Regulations with the following exceptions: 1) owner's signature, 2) health department approval, 3) NCDOT approval, and 4) letter of credit, bond or cashiers check for street paving. Mr. Price recommended conditional approval of the plat. After discussion by the Board, a motion was made by Mrs. Summerlin and seconded by Mr. Julian Aycock to conditionally approve the plat. The Board passed the motion unanimously.

Laney & Kim Benson, Lots 1-2
Owner\Developer: Laney Benson
Surveyor: B. R. Kornegay, Inc.
Indian Springs Township, NCSR 1934

Mr. Price stated the plat met the minimum requirements of the Wayne County Subdivision Regulations. Mr. Price recommended approval of the plat. After discussion by the Board, a motion was made by Mrs. Summerlin and seconded by Mr. Cromartie to approve the plat. The Board passed the motion unanimously.

Julius David Capps, Sr., Final, Lot 1
Owner\Developer: J.D. Capps
Surveyor: B. R. Kornegay, Inc.
New Hope Township, US 70 West

Mr. Price stated the plat met the minimum requirements of the Wayne County Subdivision Regulations. Mr. Price recommended approval of the plat. After discussion by the Board, a motion was made by Mr. Cromartie and seconded by Mr. Julian Aycock to approve the plat. The Board passed the motion unanimously.

New Business

Joint Land Use Study – Dennis Goodson

Mr. Price stated to the Board he gave them a copy of a resolution that the Board of Commissioners are being asked to consider to adopt dealing with a joint land use study with Seymour Johnson and the County for the coast where the planes from SJAFB fly over on the way to the bombing range. He stated the plan is being funded by the Office of Economic Adjustment within the Department of Defense. Mr. Price stated the Commissioners what the Planning Board to look at the plan before they saw it, and if appropriate any recommendations on the resolution. He stated Mr. Dennis Goodson, Ex-Officio member to the Board will talk to the Board about the plan. Mr. Goodson stated he was going to give them some background on what a joint land use study is. He stated it is the office of Economic Adjustment which is an office within the Department of Defense. He stated it was an agency that was started in 1961 and they started doing the joint land use studies around the country in 1985. He stated so far they have completed 93 around the country. Mr. Goodson stated the joint land use study is a planning tool, prepared by a consultant and looks at the study area and makes some recommendations on what types of compatible development and how to promote the development within the area they have evaluated. Mr. Goodson the

reason why this is being done is due to some recent events in the last year to year and a half with some renewable energy projects in the northeastern part of the state. He stated what that identified was that there was some gaps in planning and zoning especially in the northeastern counties around the bombing range that the Base uses. Mr. Goodson stated to do a joint land use study you have to have a sponsor and since this study will cover so many counties in the State, the State Department of Commerce was approached to be the sponsor and they agreed. He stated since they are the sponsor they will be the lead agency to oversee the process. Mr. Goodson so far as being paid for the Office of Economic Adjustment will give the State a grant which will represent 90% of the cost and the State will pay for the other 10% cost. He stated as he understand it none of the counties will be required to put in any money. Mr. Goodson stated to get a joint land use study started you have to be nominated by one of the service departments. He stated the Air Force nominated the Base and the bombing range in Dare County to get such a study back in the spring. Mr. Goodson stated the study are was going to initially be 15 counties in the eastern part of the state and it was narrowed down to seven key counties, six in the northeastern part of the state and Wayne County being the home county for the Air Base. He stated on November 25th the City of Goldsboro hosted a meeting and had the seven representatives from each county, a Base representative and also people from the Office of Economic Adjustment to attend the kick off meeting. He stated after that the State forms two committees, a policy committee which would be the elected officials and the senior management within the county and technical committee which is the subject matter experts and county planners. Mr. Goodson stated the two committees with help guide the consultant through the process, but the consultant hasn't been chosen yet. He stated one of the things that came from the meeting was a request recommended by the Office of Economic Adjustment to the State to get resolutions from each of the counties saying they agree to participate. Mr. Goodson stated that Wayne County hasn't done a resolution yet, but wasn't the only county that hadn't. Mr. Goodson showed the Board a map of the joint land use study area and the parallel red lines shown on the state are low level routes that the jets fly in. He stated the low level routes will allow the fighter aircraft to go down as close as 500 ft. to the ground when they do training. He stated most of them converge over in Dare County on Air Force property where the bombing range is located and come back at a higher altitude. Mr. Goodson stated the six counties that are in question that are primarily located next to Dare County where it is most that they be down to low levels because there are already obstructions in these low level routes that have come up over the years. He stated there are noise related issues near Hyde County and have to avoid the water because of migratory birds. He also stated there are all kinds of existing issues which includes child care centers with a few noise complaints. Mr. Goodson stated what got this started primarily was renewable energy issues with one being near the water at Hyde County. He stated there was a company that

was going to put in wind turbines on a piece of land and they had to move over to avoid the water, so the route which is the most important was going to be blocked. Mr. Goodson stated he felt this was good for Wayne County, primarily with the study area being in the northeastern part of the state but unsure of what they will due in our area because the AICUZ study already talks about compatible development around the base. Mr. Cox asked how long this would take. Mr. Goodson stated it would probably be a year before we'd see anything. Mr. Cox asked how long it would take to do the study. Mr. Goodson stated possibly six months to a year. Mr. Price asked the Board if they had any questions for Mr. Goodson. Mr. Cox asked if this was a boiler plate resolution or did the counties come up with their own? Mr. Parker, County Attorney stated he was given one from Hyde County and he modified it to fit Wayne County. Mr. Goodson stated from what he understood the Department of Commerce provided a template to the counties and Wayne County's is very much like the one for Hyde County. Mr. Julian Aycock asked if there was any reason to not do the resolution. Mr. Parker stated the Air Force can not require the Board of Commissioners to implement the plan. Mr. Goodson stated from the meeting discussion in November, the series of recommendations for the counties that are affected may be recommended to put some zoning in place. He stated for the outlying counties it may not be in their benefit to zone because of these counties that are away and don't enjoy the direct economic impact that the Base provides our County. Mr. Cox asked the Board if there were any reason they would not want to forward to Board of Commissioners. Mr. Julian Aycock stated he didn't know of a reason to not support the resolution and Seymour Johnson AFB. Mr. Price stated the County benefits from Seymour Johnson AFB being here. Mr. Julian Aycock asked how the Board needed to act on this. Mr. Price stated he felt a recommendation from the Planning Board that the Commissioners adopt the resolution. A motion was made by Mr. Julian Aycock and seconded by Mrs. Summerlin that the resolution be adopted and that Wayne County request to be included in the study. The Board passed the motion unanimously.

New Business

With there being no further business, a motion was made by Mrs. Summerlin and seconded by Mr. Julian Aycock to adjourn the meeting. The Board passed the motion unanimously.

Robin N. Bjorling
Clerk to the Board
January 14, 2014