



**TOWN OF HOLDEN BEACH  
BOARD OF COMMISSIONERS  
PUBLIC HEARING/ SPECIAL MEETING  
MONDAY, MAY 11, 2009 – 6:00 PM**

The Board of Commissioners of the Town of Holden Beach, North Carolina met for a Public Hearing/ Special Meeting on Monday, May 11, 2008 at 6:00 p.m. in the Holden Beach Town Hall General Assembly. Present were Mayor J. Alan Holden; Mayor Pro Tem Sandy Miller, Commissioners Ray Lehr, Don Glander, Ken Kyser and Gary Staley; Town Manager David W. Hewett; Town Clerk Heather Finnell; Zoning Official Rhonda Wooten; and Land Use Plan Committee Members Gay Atkins, Peggy Schiavone and Gary Gurganus.

**PUBLIC HEARING**

Mayor Holden called the public hearing to order. Town Manager Hewett introduced Dr. Mark Imperial. Dr. Imperial explained the process that was taken to draft the plan. Commissioner Glander inquired on the timeframe and what the State required. Dr. Imperial explained the timeline of the plan and the types of comments received from the State. Sheila Young stated that the Shoreline Protection Committee is here and requested that Dr. Imperial explain what the plan is used for. Dr. Imperial explained that the plan needs to be used in the review of all CAMA major and minor permits. DCM staff and Town staff need to use the plan to guide their decisions in the issuance of permits. One difference between this and past plans is that the State will require an implementation progress report after two years. The money for the drafting of the plan comes from tax money and from any available grants. If Holden Beach doesn't adopt its own plan, the Town would fall under the County's plan.

Commissioner Kyser inquired if the current staff would be updated on the plan. He was advised that it was done after the drafts were printed up. Commissioner Kyser inquired what happens if the Town wants to change something that is stated in the plan. Dr. Imperial explained that the plan can be amended. Dr. Imperial stated that it is the Board's choice to change the wording of the plan if they want. Commissioner Kyser read the comments about Town officials working with the Department of Transportation and asked how the Town can do something we have no control over since we have no say in what happens across the bridge. Peggy Schiavone gave the example of the light by Food Lion which was installed after complaints from the Town. Mayor Pro Tem Miller stated the plan mentioned ETJ. Dr. Imperial responded that it is an option for the future. Mayor Holden asked about the definition of Holden Beach mainland on page 3. Dr. Imperial stated that the census data sometimes picks up things that are not within a town's boundaries. The definition was just trying to clarify where the numbers are coming from. Until there is new census data in 2010, it is old data. Commissioner Lehr asked if this is updated every five years. Dr. Imperial stated yes unless the State changes its schedule for the next plan. The next update will probably be done in 2015. Dr. Imperial explained that a lot of towns revisit and make changes to their plans on a regular basis. Commissioner Lehr asked what the penalty is if the plan is not updated. Dr. Imperial stated that eventually the Town would be decertified and then the Town will fall under the County's plan. Commissioner Lehr asked about the information concerning the renovation of the Town Hall since the new building has been constructed. Dr. Imperial stated work hadn't started when the plan was drafted, but the Board can strike those recommendations. He advises the Board not to do that because when the State asks for the implementation report, the Town can show what has been done. Dr. Imperial confirmed Commissioner Staley's statement that the plan can be changed after it is submitted. Town Manager Hewett inquired how the CRC's cancelling of their next meeting will affect

the plan. Dr. Imperial stated they are not sure, but Penny Tysinger from the Cape Fear Council of Governments will inquire to see if there is a way to schedule a special meeting to get the plans from Brunswick County approved. The goal is to get the plan in front of the CRC as soon as possible.

The public hearing was closed at 6:29 p.m.

**DISCUSSION AND POSSIBLE APPROVAL OF TOWN OF HOLDEN BEACH 2009 COASTAL AREA MANAGEMENT ACT (CAMA) LAND USE PLAN AND CORRESPONDING RESOLUTIONS**

*Motion by Mayor Pro Tem Miller to adopt Resolution 09-19, adopting the CAMA Land Use Plan; second by Commissioner Staley; approved by unanimous vote.*

**ADJOURNMENT**

*Motion by Mayor Pro Tem Miller to adjourn at 6:29 p.m.; second by Commissioner Kyser; approved by unanimous vote.*