

WEBSTER PLANNING BOARD

FEBRUARY 17, 2021 Meeting Minutes



The Webster Planning Board met for a scheduled organizational meeting
By Zoom February 17, 2021 at 5:30 pm.

CALL TO ORDER: Eric called the meeting to order at 5:39 pm.

MEMBERS PRESENT: Eric Myers, Sara Stahlman, Leigh Anne Milligan-Young, Jenny Reisinger, Walter Turner (joined late), Will Whitfield, Tonya Basse

MEMBERS ABSENT: Krissy Mabry (alternate), Dale Collins

OTHERS PRESENT:

GENERAL MEETING

Approval of Agenda and Minutes

The agenda and December 16th meeting minutes were reviewed.

MOTION: Jenny motioned to approve the agenda. Will seconded. Motion carried. Walter motioned to approve the December 16, 2020 minutes. Sara seconded. Motion carries.

Informal comments by the public: None

Administrative Reports:

- Leigh Anne updated planning board on town board happenings. County grant was approved to purchase 4 picnic tables for the ballfield site next to the rock school - \$4500. Requires collaboration with Rusty Ellis with Parks & Rec and Jake Buchanan at Jackson County Public Schools.
- This conversation moved forward the concept of a playspace at the site; hopeful this will result in tangible outcomes. Rusty is focused on accessibility and seeking funding for a specific unit. Leigh Anne is hopeful they will still consider some of the more natural playspace ideas we had proposed. Working on a Memorandum of Understanding with school and parks and rec.
- At last town board meeting, voted unanimously in favor of changing the namesake of the county to former Cherokee Chief Jackson. ECBI have also created a proposal, Town of Sylva also voted similarly.
- Working with GIS folks from Jackson County and working on graphics for land use plan for better understanding of text in document. Will review as a board.

Chair: Welcome new members, Will and Tonya.

Planning Board member reports: None

OLD BUSINESS

1. Identify shortcomings / needs in the current draft

Goal to have something ready by March to share with citizens and Webster Town Board. Leigh Anne shared a draft with town board at recent February meeting to showcase progress. Rose Baugess indicated that by the time we share with the public it should be in a near-final state so the public isn't being distracted by copy edits or small detail kinks.

- A. Basic organization changes - Eric noted appreciation of organizational changes and updates. Several board members commented on the positive overarching appearance of the document. Several board members have submitted comments online. Discussion of incorporating summary content at

beginning of the document. Consider alphabetizing recommendations and/or sections to clarify that they are not currently ordered by priority. Consider adding two-prong test for land use decisions:

- a. How will it impact Webster natural resources of forests, open space, and the river?
 - b. Does the project improve the quality of inclusive community life?
- B. Finish recommendations and implementation for each chapter - discussion about working document and prioritization / timeframe of each recommendation. Determined a preference for using a spreadsheet as an internal project prioritization document. Determined the spreadsheet would come after the final LUP is completed. Still want a recommendation summary at the end of the document to help citizen readership. LUP includes the intention for the planning board and town board to have a joint meeting once a year before the town board plans budget. This would help with funding for prioritized recommendations.
- C. Identify final land use (map) - reviewed current Land Use Map. Leigh Anne will adjust labels from “vacant” to forested / undeveloped / vacant open space. Determined label adjustment from “residential” to “residential - built” and “residential - open space.” Discussed future maps. Discussed unified development ordinances for county and implications for properties within Webster. Acknowledged tension between need for ordinances to retain the feel of Webster that people appreciate and the desire for creating an inclusive and welcoming community.
- D. Consider Tuckasegee River Corridor Plan as addendum - not discussed.

2. Develop schedule for draft to town council - Goal for after March meeting.

3. Identify next steps, assign homework

Leigh Anne talked about map development including transportation maps. Clarifications on maps are welcomed. Need to resolve discrepancies between UDO and Webster zoning plans to ensure they are clear. Discussed linking out to get folks to further content. Decided to use individual links to documents throughout the LUP and create a comprehensive Land Use Plan section of the town website with all links included. .

NEW BUSINESS

None.

MEETING SUMMARY:

All planning board members will review the entire LUP and make comments or suggestions.
All planning board members will pay particular attention to the Land Use section of the LUP.
Leigh Anne will follow up with town lawyer regarding UDO and zoning ordinance discrepancies, and work with county GIS to update maps and finalize transportation maps for inclusion. She will also ask Debbie to print copies of the pdf version of the LUP for review.
Eric will offer smaller working sessions within the month.

NEXT MEETING PLAN(S): March 17, 2021, 5:30 pm by Zoom.

MOTION: Sara made a motion to adjourn at 7:45. Walter seconded.

REMINDER: Next meeting is March 17, 2021 at 5:30 pm by Zoom.

Eric Myers, Webster Planning Board