



**Parks and Greenways Board  
Regular Meeting Minutes  
July 9, 2024 – 9:30 a.m.**

Vice Chair Lyons called to order the Regular Parks and Greenways Board Meeting at 9:34 a.m. on July 9, 2024.

The following attended in person at Town Hall, 441 White Pine Drive, Laurel Park NC 28739:

- Vice Chair Judy Lyons
- Secretary Terry Pierce
- Joseph Robustelli
- Todd Plessel
- Commissioner Paul Hansen
- Town Clerk Tamara Amin
- Parks Operation Coordinator Bryan Hensley
- Zoning Administrator Cara Reeves

The following were absent:

- Chair Gary Anderson
- John McGregor
- Denise Layfield
- Commissioner George Banta - Council Representative

**PUBLIC COMMENT**

Vice Chair Lyons asked if there were any public comments; there were none.

**APPROVAL OF THE AGENDA**

Vice Chair Lyons amended the agenda to include Wetlands History in Rhododendron Lake Nature Park area. The amended agenda was unanimously approved on motion by Mr. Robustelli and seconded by Secretary Pierce. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

**APPROVAL OF MINUTES**

The June 11, 2024 minutes were unanimously approved on motion by Secretary Pierce and seconded by Mr. Robustelli. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

The June 27, 2024 minutes were unanimously approved on motion by Mr. Robustelli and seconded by Secretary Pierce. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

## **BUDGET REPORT**

Town Clerk Amin said the Budget was approved for \$19K for the Parks and Greenways Board.

## **OLD BUSINESS**

### **ADOPT a GARDEN**

Vice Chair Lyons said she is working on the final list that will be included in the welcome packet and bulletin boards.

### **2024-2025 GOALS LIST**

The Board discussed their goals for the year and what needed updating.

At Laurel Green Park the Board discussed having some type of buffer when the Ecusta Trail is done. Commissioner Hansen recommended signage that reads “No riding of bikes in the park.” Vice Chair Lyons asked Staff to add this to the agenda for next month. The Board asked Mr. Hensley about the maintenance list. Mr. Hensley said he has it and will distribute it to all.

Commissioner Hansen asked the Board not to cut the Rhododendron’s in Crystal Springs because they are 100 years old.

The Board revised section 2.c.i. Make sure all our trails updated

Town Clerk Amin said she will add the signs to the Council Agenda for their approval.

The board revised section 3, add Continue plant screening Canal Park from private land as “f” and move “f” to “g.”

Mr. Plessel presented the Board with Pedestrian Walking sign quotes. One to be posted at Glenn Rock and Hebron and the other posted at the Island on Laurel Park Highway.

Mr. Plessel motioned to recommend the signs to Council for a total of \$150, seconded by Mr. Robustelli. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

The Board revised section 7 to include education signage about the Bluebird boxes at Town Hall and Rhododendron Lake Nature Park in conjunction with Bee City.

The Board discussed National Invasives Species Week on February 24-28, 2025.

Secretary Pierce made a motion to amend the Laurel Green amount by \$2k, making that line item \$3k, seconded by Mr. Robustelli. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

**NEW BUSINESS**

**WETLANDS HISTORY IN RHODODENDRON LAKE NATURE PARK AREA**

Commissioner Hansen gave the Board a history about the wetlands area in Rhododendron Lake Nature Park. When the lake was put in the Town decided to preserve the wetlands. The homeowner above cut trees and the sawdust covered the whole wetlands area. Commissioner Hansen asked the Board to help restore it because of the huge frog population and small fish. The Board was asked to get a price for the cleanup and bring it to Council. Town Clerk Amin recommended contacting Dr. Roderick from Land of Sky to use as a resource.

**57 TUDOR CRESCENT COURT (LOT 13) SITE PLAN REVIEW**

Zoning Administrator Reeves said applicant Eric Hall with Brown Haven Homes is proposing to build a single-family residential dwelling located at 57 Tudor Crescent Court (Lot 13). The lot is located within the ETJ R-30 zoning district, comprised of 1.05 acres, and has an estimated slope of 20% making it a Steep Slope. The parcel is identified as PIN 9548-45-9201.

The Laurel Park Unified Development Ordinance (UDO) section 2.6.3: Dimensional Standards for the R-30 zone indicates that lots with steep slopes (15% to 25%) require a minimum street setback of 40 feet. The side and rear setbacks are 35 feet.

The applicant has consulted with Aaron Black of Riverview Consulting LLC, who conducted a pre-development investigation. The predevelopment investigation suggests that the site is suitable for the placement of a residential home and the storm water management plan is adequate for the runoff from the home’s gutters as provided. This report has been reviewed and approved by the Town Engineer.

The stormwater plan provided includes tree preservation areas and stormwater control measures, including gutter downspouts and pipes leading to 3 infiltration/French drains and a natural vegetated trough area.

The Board reviewed the application and recommended moving forward with the request.

**130 BIRCHWOOD DRIVE LANDSCAPING FOR SBA CELLULAR TOWER MODIFICATIONS**

Zoning Administrator Reeves said SBA Communications Corporation is proposing to make modifications to an existing cellular tower located at 130 Birchwood Dr. This site is in the R-30 zoning district and identifies as a steep slope at 15%. Proposed modifications include adding new concrete foundations pads (30 square feet total), adding three (3) 20-foot long micropiles, and modifying/reinforcing various hardware items located on the tower.

At the December 12th and February 13th Planning Board meetings, SBA was asked to come back before the Board with drawings of the enclosure as well as information regarding sound abatement, including the location and types of proposed landscaping.

The Board reviewed the application and recommended moving forward with the request with no changes.

### **PARK TECHNICIAN'S REPORT**

Mr. Hensley said he is working at Canal Park.

Vice Chair Lyons said there is a Volunteer Workday tomorrow at 9 a.m. to plant three more plants to be part of the buffer at Canal Park.

Mr. Hensley said he is cutting grass at Jump Off Rock and trying to clean up the round bed. The Board said Commissioner Banta was responsible for that bed according to the Adopt a Garden list.

### **INVASIVES SPECIES COMMITTEE REPORT**

Mr. McGregor was not present.

### **CENTENNIAL COMMITTEE REPORT**

Since Chair Anderson was not present, Commissioner Hansen said there was nothing to report.

### **BOARD AND COMMISSIONER COMMENTS**

Commissioner Hansen said Council has decided moving forward to free up some time for Town Clerk Amin, the Secretaries of each Board start taking minutes. The Secretary for Parks and Greenways Board is Ms. Terry Pierce. If the Secretary is not present another Board member will need to volunteer to take minutes.

The Board also discussed the ZOOM platform and recommended not moving forward and paying for it because no one uses it.

Commissioner Hansen asked the Board to look at the Town's UDO to tighten up our Landscape Ordinance and Tree Canopy. He would like to preserve our tree canopy as much as possible.

Commissioner Hansen said the Town has been getting numerous complaints about the deer population and it has become a nuisance. The Board discussed different options to control the population like bow hunting or if there are birth control options for deer like they have for raccoons. Secretary Pierce recommended putting an article in the newsletter to let residents know not to feed them because they are getting used to humans.

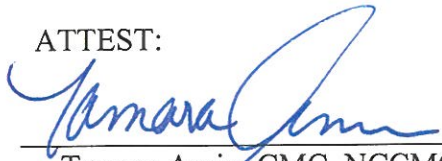
Town Clerk Amin said there will be a Wildlife Meeting on July 18 sponsored by the Police department if anyone is interested.

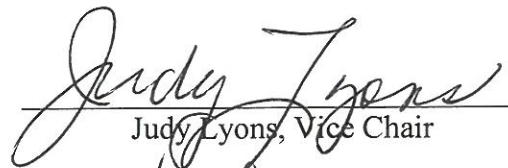
**ADJOURNMENT**

Mr. Robustelli motioned to cancel the Site Meeting on July 25, seconded by Mr. Plessel. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

There being no further business, Vice Chair Lyons adjourned the meeting at 11:08 a.m. on motion by Secretary Pierce and seconded by Mr. Plessel. Vice Chair Lyons asked for discussion; there was none. The vote was unanimous in favor of the motion.

ATTEST:

  
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Tamara Amin, CMC, NCCMC  
Town Clerk

  
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Judy Lyons, Vice Chair  
8/13/2024  
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Date