

Mayor
Christy Clark

Mayor Pro Tem
Jennifer Hunt

Commissioners
Alisia Bergsman
Amanda Dumas
Edwin Quarles
LaToya Rivers
Nick Walsh



Town Manager
Anthony Roberts

Deputy Town Manager
Jackie Huffman

Assistant Town Manager
Bobby Williams

Town Attorney
Emily Sloop

Town Clerk
Janet Pierson

AGENDA
Regular Town Board Meeting
January 2, 2024 - 6:00 PM
TOWN HALL (101 Huntersville-Concord Road)

Live Stream available via YouTube
@townofhuntersvillenc28078

1. Pre-meeting - 5:30 p.m.

- 1.A. Closed Session pursuant to N.C.G.S. § 143-318.11(a)(5) to instruct staff or negotiating agents concerning the price and other material terms for the acquisition of real property. *(Stephen Trott)*

2. Call to Order

3. Invocation/Moment of Silence

4. Pledge of Allegiance

5. Announcements

6. Public Comments, Requests, or Presentations

7. Agenda Changes/Adoption of Agenda

8. Consent Agenda

- 8.A. Approve the minutes of the December 4, 2023 Regular Town Board Meeting. *(Janet Pierson)*
- 8.B. Adopt Resolution providing for a Deputy Town Clerk. *(Anthony Roberts)*
- 8.C. Call a public hearing for February 5, 2024 at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #TA23-08, a request by the Huntersville Planning Department to amend Zoning Ordinance Article 8.13 to remove "Regulation of Nuisances" language. *(Nathan Farber)*

9. Public Hearings

- 9.A. Conduct public hearing on Petition #R23-10, Commercial Communication Tower, a request by Berkley Group III, LLC to rezone +/-6.00 acres located at 15105 Holbrooks Road from Transitional Residential and Neighborhood Residential District to Special Purpose - Conditional District. The applicant requests the public hearing be continued to January 16, 2024. *(Nathan Farber)*
- 9.B. Conduct public hearing on Petition #R23-11, Morningstar Storage, a request by Morningstar Properties to rezone +/- 3.934 acres located at 16230 and 16204 Old Statesville Road from Special Purpose and Highway Commercial to Special Purpose - Conditional District for an indoor storage facility. *(Jesse James)*
- 9.C. Conduct public hearing on Petition #TA23-06, a request by the Huntersville Planning Department to amend the Zoning Ordinance to comply with House Bill 488 regarding the North Carolina Residential Code, Alternative pavement design standards within developments, and update the threshold for requiring a GC license for construction work. *(Nathan Farber)*
- 9.D. Conduct public hearing on Petition #TA23-07, a request by the Huntersville Planning Department for a text amendment to the Zoning Ordinance to amend Article 12, Section 12.2.1. "Interconnected" to revise the definition. *(Patrick Patterson)*

10. Other Business

- 10.A. Adopt Resolution to acquire right-of-way and/or easements for the construction of the Church Street - Holbrooks to Dellwood project. *(Stephen Trott)*
- 10.B. Consider approving updated Fire Department Operating and Services Agreement. *(Emily Sloop)*
- 10.C. Discussion on establishing a Sustainability Committee. *(Commissioner Hunt/Commissioner Quarles)*

11. Closing Comments

12. Adjourn

GENERAL MEETING INFORMATION

Town Board:

The Town of Huntersville Mayor and Board of Commissioners are elected for two-year terms. Huntersville operates under the council-manager form of government, which establishes the Town's policies that are carried out by the Town Manager and staff. For more information visit www.huntersville.org.

Meeting Time, Place and Agenda:

All meetings of the Board are open to the public and the public is invited and encouraged to attend. The Board meets in the Town Hall at 6:00 p.m. on the first and third Monday of each month (unless otherwise posted). Agendas are published Thursdays before the meeting on our website. The Board reserves the right to deviate from the agenda.

Public Comment and Public Hearing Policy:

Persons desiring to address the Board during the public comment period or a public hearing shall sign up via the speaker sign-up sheet prior to the beginning of the meeting. Once the meeting has begun, a person may not sign up to speak. Persons who have signed up to speak shall be allowed to speak for up to three (3) minutes. The Mayor shall have the discretion to shorten the allotted speaking time depending on the number persons registered to speak and in consideration of the length of the agenda. (Public Comment and Public Hearing Policy - Adopted April 19th 2021)

Special Accommodations:

Anyone needing special accommodations when attending this meeting and/or if this information is needed in an alternative format please contact the Town Clerk. The Clerk can be reached by phone or fax: 704-875-6541, email: clerk@huntersville.org or at 101 Huntersville-Concord Rd, Huntersville, NC 28078. We request at least 72-hours' notice prior to the meeting to make the appropriate arrangements.