

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
May 6, 2025 - 6:00 PM
TOWN HALL (101 Huntersville-Concord Road)

Live stream available via YouTube [@townofhuntersvillenc28078](https://www.youtube.com/@townofhuntersvillenc28078)

- 1. Pre-meeting - None**
- 2. Call to Order**
- 3. Invocation/Moment of Silence**
- 4. Pledge of Allegiance**
- 5. Announcements**
- 6. Public Comments, Requests, or Presentations**
 - 6.A. A Proclamation for the 250th Anniversary of the Mecklenburg Declaration of Independence. *(Mayor Christy Clark)*
 - 6.B. A Proclamation for Small Business Week. *(Mayor Christy Clark)*
 - 6.C. A Proclamation for National Police Week. *(Mayor Christy Clark)*
 - 6.D. Presentation by Edison Platt, Director of North Carolina State Veterans Services.
 - 6.E. Presentation of Manager's Recommended Budget for Fiscal Year 2026. *(Anthony Roberts)*
- 7. Agenda Changes/Adoption of Agenda**
- 8. Consent Agenda**
 - 8.A. Approve amending Chapter 93, Article III of the Code of Ordinances - Noise. *(Emily Sloop)*

- 8.B. Call a public hearing for Tuesday, June 3, 2025, at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #R25-05 MHH Logistics, a request by Skye Partners, LLC to rezone +/- 8.677 acres from Corporate Business to Corporate Business-Conditional District for an Industrial Flex Warehouse with associated office. (*Patrick Patterson*)
- 8.C. Call a public hearing for Tuesday, June 3, 2025, at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #R25-03, Mint Landscaping, a request by Brandon Morris to rezone +/- 2.98 acres from General Residential to Special Purpose-Conditional District for a Commercial landscaping site. (*Jesse James*)
- 8.D. Call a public hearing for Tuesday, June 3, 2025, at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #TA25-05, a request by the Town of Huntersville Planning Department, to amend Article 8.17(6) of the Zoning Ordinance and Articles 150.05 and 150.14 of the Code of Ordinances to ensure compliance with state statutes. (*Becca Prichard*)
- 8.E. Call a public hearing for Tuesday, June 3, 2025, at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #R25-02, First and Church Townhomes, a request by Better Path Homes, LLC to rezone +/- 1.147 acres from Neighborhood Residential to Neighborhood Residential-Conditional District for a townhome development. (*Nathan Farber*)
- 8.F. Call a public hearing for Tuesday, June 3, 2025, at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #TA25-07, a request by the Town of Huntersville Planning Department to amend the Huntersville Zoning and Subdivision Ordinance by re-designating the Board of Adjustment duties to the Planning Board. (*Patrick Patterson*)
- 8.G. Call a public hearing for Tuesday, June 3, 2025, at 6:00 p.m. at Huntersville Town Hall, Huntersville, NC 28078, on Petition #R25-04 The Holbrook Phase 2, a request by Northstate Development to rezone +/- 1.727 acres at 106 Gilead Road (ID 01712208) from Neighborhood Residential to Town Center Conditional District for a mixed use building. (*Brad Priest*)

9. Public Hearings

- 9.A. Conduct public hearing for Traffic Calming measures on Devonshire Drive and Cockerham Lane. (*Lora Mastrofrancesco*)
- 9.B. Conduct public hearing for Petition #R25-01 Alex Yards, a request by Alexandriana Partners, LLC to rezone +/- 11.34 acres from Corporate Business to Transit Oriented Development-Residential Conditional District for a multi-family development. (*Jesse James*)

- 9.C. Conduct public hearing on Petition #R24-07, a request by the property owners to rezone +/- 106 acres located east of the intersection of Hambright Road and Everette Keith Road from Transitional Residential to Neighborhood Residential Conditional District. The purpose of the rezoning is to develop a single family detached and attached house subdivision. (*Brad Priest*)
- 9.D. Conduct public hearing on an Annexation Agreement with the Town of Cornelius. (*Brian Richards*)
- 9.E. Conduct public hearing on Petition #ANNEX 25-01, a request by the Bowman Development Group, Inc., for the contiguous annexation of 4.933 acres into the Town of Huntersville. (*Patrick Patterson*)

10. Other Business

- 10.A. Consider adopting an ordinance approving petition #ANNEX 25-01, a request by the Bowman Development Group, Inc., for the contiguous annexation of +/- 4.933 acres into the Town of Huntersville. (*Patrick Patterson*)
- 10.B. Consider adopting an Annexation Agreement with the Town of Cornelius. (*Brian Richards*)
- 10.C. Consider approving budget amendment appropriating Asset Forfeiture revenue in the amount of \$185,528 to the Asset Forfeiture Capital account for the purchase of Modular Vehicle Barrier Trailer System. (*Chief Barry Graham/Pattie McGinnis*)

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 Tuesday 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 no later than five (5) minutes prior to the designated meeting start time. 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 - Amended February 19, 2024*)

Special Accommodations:

Please contact the Town Clerk, 72 hours prior to the meeting, for special accommodations to attend this meeting and/or if this information is needed in an alternative format. Janet Pierson can be reached at clerk@huntersville.org or 704-875-6541.