

**Village of Misenheimer
Planning Board Meeting Minutes
January 5, 2023**

Board Members Present : Lane Peeler, Vice Chair
Jon Byers
Jamie Hammill
Michael Herron, Alt.

Board Members Absent : Jeff Watson, Chair
Ahren Burrage
Emily Carella, Alt.
Peter Edquist, Alt.
Micah Edquist, Alt.
Mike Burrage, Alt.

Staff : Bob Remsburg, Stanly County Planning Director
Bailey Emrich, Planner 2
Stanly County Staff filled in for Anita Blair, Village Clerk

1. **Call to Order :** Lane Peeler, Vice Chairman, called the meeting to order at 6:15 p.m.
2. **Introduction of visitors:** No visitors were present
3. **Approval of 1/5/2023 Planning Board Agenda:** Jamie Hammill moved to approve the Planning Board Agenda as presented. Jon Byers seconded the motion and it was approved by a 4/0 vote.
4. **Conflict of Interest :** There were none.
5. **Approval of 7/7/2022 Minutes:** Jamie Hammill moved to approve the Planning Board Minutes from the 7/7/2022 Planning Board meeting as presented. Jon Byers seconded the motion and it was approved by a 4/0 vote.
6. **Public Comment Period:** No public comments were offered.
7. **Review & Recommendation of rezoning request by Micah Edquist :** Micah Edquist has requested that his property located at 48487 Highway 52 North, Misenheimer, NC 28109 be rezoned from Misenheimer, RA (Residential Agricultural) to Misenheimer, HB (Highway Business). Mr. Edquist plans to allow a tenant to come in with a business such as a coffee shop, bakery, gift shop, etc.

Mr. Remsburg shared a zoned and aerial map of the property as well as the previous uses of the property which included a restaurant and multi family dwelling.

Jamie Hammill recommended approval of the HB rezoning request of a one acre parcel located at 48487 Highway 52 North, Misenheimer, NC because it is along a major highway and is adjacent to other commercial properties. Jon Byers seconded the motion and it was approved 4/0.

Vice Chair, Lane Peeler shared that the Village of Misenheimer Council will likely consider this request following a legislative public hearing at their meeting scheduled for Monday, January 30, 2023.

- 8. Other Business: No other business was heard.
- 9. Adjournment: Jamie Hammill made a motion to adjourn. It was seconded by Jon Byers and was approved 4/0. The Planning Board meeting was adjourned at 6:28 p.m.

Chairman or Vice Chairman

Date

Anita Blair, Administrator

Date