

BANNER ELK PLANNING BOARD MEETING  
MONDAY, 05 JUNE 2017  
MINUTES

Members Present: Allen Bolick, BR Hoffman, Jacki Lecka, Martha Laura Miller, Meredith Olan, Joel Owen, Penny VonCanon

Staff Present: Zoning Administrator Cheryl Buchanan, Town Manager Rick Owen

Chairman Joel Owen called the meeting to order at 6:00 pm. The Chairman opened with the pledge of allegiance to the flag and noted that there was a quorum present.

Consideration of the May 2017 Minutes

Penny VonCanon motioned to approve the May 2017 minutes as submitted. Meredith Olan seconded. The vote was unanimous and the motion carried.

New Business

Sign Permit – Lees-McRae College (LMC)

Zoning Administrator Cheryl Buchanan introduce Lauren Foster who was representing Lees-McRae College. The approval of the remodeling project at the Lauritsen Building last month did not include signage. This request is for a building attached sign. Colors were discussed and Meredith Olan motioned to approve the sign permit as presented. Penny VonCanon seconded. The vote was unanimous and the motion carried.

Old Business

Ordinance Amendment – Heliports

This discussion was tabled from last month's meeting. After a lengthy discussion, BR Hoffman motioned to approve the text presented at last month's meeting with the following changes; add language to ensure lights are kept off from 8:00 pm until 7:00 am, and a request by Penny VonCanon to contact the FAA to see if the flood lights that are required for any helipad can be turned down so they won't impact the night sky and to see if the flight paths can be limited. These changes were made part of the motion and it will be up to the Zoning Administrator to make sure these changes are incorporated into the draft text before it goes to Town Council for review. Martha Laura Miller seconded. The vote was unanimous and the motion carried.

### *New Signs in the HOD – Sorrento's*

Zoning Administrator Cheryl Buchanan told the Board that this was part of the sign request's that were reviewed at last month's meeting. Angelo Accetturo, owner of Sorrento's, asked the Board to consider a new technology for a sign. Mr. Accetturo said he would like for the Board to look at a lettering that was backlit that would save on energy and would not produce as much light spillage as lettering that is lit by flood lights. He put up one letter and then asked the Planning Board members to come by and look at it at night and provide some feedback. The request is being proposed to the Planning Board tonight. The census was that it would be acceptable although the ordinance does not address this type of lighting. Zoning Administrator Cheryl Buchanan said she would work on some draft language for this and present it at the next meeting. Penny VonCanon motioned to approve the lettering as it was presented, chrome letters with backlighting. BR Hoffman seconded the motion. The vote was unanimous and the motion carried.

### *Additional Discussion on Sandwich Board Signs*

Although this was an agenda item last month with the Board making a recommendation to send it on to the Town Council for a vote to make it a permanent part of the sign ordinance, there were still some concerns about the use of these signs in Banner Elk. A review of the text being sent to Town Council with some additional comments from the Board ensued. Penny VonCanon said that it was her understanding that the purpose of a sandwich board signs was not to advertise a business' existence but was to be used for daily specials. Mrs. VonCanon noted that there are other avenues to advertising a new business such as a grand opening banner, advertising in printed media, etc... Angelo Accetturo took part in the discussion emphasizing that new businesses struggle and that his objective was to pull in the vehicular traffic. Ms. Buchanan suggested that he take a look at his combined development sign and instead of advertising the businesses that are there by name, perhaps a simpler sign such as restaurant, ice cream, or arcade would draw that traffic and entice people to stop and wander into the complex. After an hour and a half of deliberations, no changes were made to the text being presented to Town Council.

### *Removal of a Board Member*

Zoning Administrator Cheryl Buchanan mentioned that one of the board members had not been in attendance since November 2016. When asked, she replied that she had not heard from Will Mauney and did not know if he had officially resigned or was even back in North Carolina. Last year he left for the winter months to teach skiing in northern California. This year she had not heard anything from him. Martha Laura Miller motioned to recommend to Town Council the termination of Will Mauney's appointment to the Planning Board due to lack of attendance with Mr. Mauney missing 3 consecutive meetings as referenced in Town Code 32.16(D). BR Hoffman seconded. The vote was unanimous and the motion carried.

With no further business, Meredith Olan moved to adjourn. Martha Laura Miller seconded. The vote was unanimous and the meeting came to an end at 8:26 pm.

Respectfully submitted,  
Cheryl Buchanan, Zoning Administrator, Town of Banner Elk