



TOWN OF HOLDEN BEACH
PLANNING & ZONING BOARD REGULAR MEETING
HOLDEN BEACH TOWN HALL – PUBLIC ASSEMBLY ROOM
TUESDAY, JULY 22, 2025 – 3:30 P.M.

1. Call to Order
2. Roll Call
3. Public Comments on Agenda Items
4. Swearing in of New Members
5. Approval of Minutes of April 22, 2025
6. Discussion of Addresses Abutting Atlantic Intracoastal Waterway, Public Trust Waters and Canals
7. Comments
8. Adjournment

**TOWN OF HOLDEN BEACH
PLANNING & ZONING BOARD
APRIL 22, 2025 – 3:30PM**

The Planning & Zoning Board of the Town of Holden Beach met for their Regular Meeting on Tuesday, April 22, 2025, at 3:30 p.m. in the Town Hall Public Assembly. Present were Chair Aldo Rovito; Vice Chair Ashley Royal; Regular Members Chad Hock and Maria Surprise; Alternate Member Mark Francis; Planning Director Tim Evans; Development Services Officer Janna Pigott; and Plan Reviewer/ Building Inspector Carey Redwine.

CALL TO ORDER

The meeting was called to order at 3:32 p.m.

ROLL CALL

Regular Member Kate Day and Alternate Member Pete Pallas were absent. All the other members were present.

PUBLIC COMMENTS ON AGENDA ITEMS

No comments.

APPROVAL OF MINUTES

Chairman Aldo Rovito motioned to approve the minutes of February 25, 2025; Regular Member Maria Surprise seconded; approved by unanimous vote.

DISCUSSION AND ACTION ON FORMING A SUB-COMMITTEE REGARDING GRAVEL IN PEDESTRIAN PATHWAYS

Director Evans stated that the intent was to keep gravel out of the roads, bike lanes, and sidewalks. Director Evans stated that the Board of Commissioners gave the Planning and Zoning Board the ability to form a sub-committee. Regular Member Maria Surprise stated that even though they were granted the ability to form the sub-committee it did not mean they had to and stated that she thought it was premature to form the sub-committee. Regular Member Chad Hock asked if there was a stormwater committee. Director Evans stated that he doesn't think there was ever a stormwater committee but there is a lot of involvement with stormwater engineers and stormwater grants and the Town has stormwater ordinances in place. Regular Member Maria Surprise stated that at the previous meeting it was requested that pictures and possible recommendations would be brought back by staff. Director Evans stated that when the Board chose to form a sub-committee staff did not follow through with that but if the Board wanted to task staff to bring back pictures and possible recommendations staff would do that. It was discussed that the DOT currently does a gravel sweep quarterly, and the Town pays for it and the DOT reimburses the Town and it is roughly \$38,800 a year. Chair Aldo Rovito asked if the Town had any possible solutions or recommendations. Director Evans stated that we could allow pervious concrete in sections and believes that people would be willing to do so because as the Ordinance reads now, it does not allow for concrete within the front yard setbacks. Regular Member Ashley Royal asked if the Town officially requested the bike lanes. Director Evans stated that money was allocated from the Grand

Strand Area of Transportation, and each partner had the opportunity to look for a project. Regular Member Ashley Royal asked who would monitor the sweeping and Director Evans stated that once it has been recommended to the Board of Commissioners, the Interim Town Manager Christy Ferguson would be appointed by the Board of Commissioners to assign who would monitor the scheduled sweepings. The Board discussed possible resolutions to accommodate the stormwater issues within the Town and Director Evans stated that staff would bring back possible solutions and recommendations in a future meeting.

The Board came to a consensus that they did not want to form a sub-committee at this time and that they want to evaluate how the DOT does with scheduled sweeping and revisit the subject after the season.

The Board came to a consensus to recommend to the Board of Commissioners that the Town have a policy in place to monitor the conditioning of the sidewalks and effectiveness for the duration of the year and times that it is being utilized, and possibly consider increasing the frequency if it is not effective.

COMMENTS

There were no comments.

ADJOURNMENT

Chair Aldo Rovito motioned to adjourn the meeting; Regular Member Maria Surprise seconded; approved by unanimous vote. The meeting adjourned at 4:26 p.m.

§ 157.087 BUILDING NUMBERS.

(A) The correct street number shall be clearly visible from the street on all buildings. Numbers shall be block letters, not script, and of a color clearly in contrast with that of the building and shall be a minimum of six inches in height. Numbers shall be provided on each unit in a duplex or multiple unit building and shall consist of the building number with a suffix letter (A, B, C, and the like). ~~Numbers existing on the effective date of this chapter and at least four inches high and clearly visible from the street shall be allowed to remain. Replacement numbers shall comply with this section.~~

(B) Beach front buildings will also have clearly visible house numbers from the strand side meeting the above criteria on size, contrast, etc. Placement shall be on vertical column supporting deck(s) or deck roof on the primary structure. If no such condition exists for the building, or if a clearer line of sight position exists on the building, the numbers shall also be affixed to the primary structure. For buildings with a setback of over 300 feet from the first dune line, a vertical post shall be erected aside the walkway with house numbers affixed. The post shall not exceed eight feet in height above the base of the walkway. The post will be placed on the highest elevation of the walkway within 300 feet of the first dune line. In all cases the numbers must be clearly visible from the strand. Other placements may be acceptable with approval of the Building Inspector.

(C) Structures abutting the Atlantic Intracoastal Waterway, canals, and any public trust waters shall have house number affixed on the back of the structure or on the end of the dock/pier visible so as in case of an emergency and per the North Carolina Residential Code Section R319.1.