

**Town of Montreat**  
**Planning & Zoning Commission (P&Z)**  
**Meeting Agenda**  
**October 13, 2022, 10:30 a.m.**  
**Montreat Town Hall, 1210 Montreat Rd., Black Mountain, NC 28711**  
And via Zoom: <https://us02web.zoom.us/j/86933563365>

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**I. CALL TO ORDER**

- Welcome
- Moment of Silence

**II. ADOPTION OF AGENDA**

- **Suggested Motion:** To adopt the meeting agenda as presented/amended.

**III. ADOPTION OF MEETING MINUTES**

- July 14, 2022 Meeting Minutes

**IV. ORGANIZATION OF P&Z COMMISSION**

- If **Sally Stansill** is present at this meeting, she must be sworn in as an Alternate Town Member on the Montreat Planning & Zoning Commission
- If **William “Bill” Tucker** is present at this meeting, he must be sworn in as an Alternate Town Member on the Montreat Planning & Zoning Commission.

**V. P&Z COMMITTEES**

- Re-establish Hillside Development Ordinance Committee
  - Committee Members:
    - Wade Burns, Chair
    - Liz Johnson
    - Bill Scheu

**VI. LEGISLATIVE HEARINGS**

**A. Text Amendment, TA-2022-01 – Amendments to the Town of Montreat Subdivision Ordinance**

**Summary:** Staff initiated a request on behalf of the Board of Commissioners (Mayor Helms) to revise the Town of Montreat Subdivision Ordinance to comply with State Statute revisions, specifically those covered in N.C.G.S. 160D, Article 8 and correct and clarify several sections.

**Suggested Motion:** Approve, approve with revisions, or deny the proposed text amendments (TA-2022-01).

**B. Text Amendment, TA-2022-02 – Amendments to the Town of Montreat Wireless Communications Ordinance**

**Summary:** Staff initiated a request on behalf of the Board of Commissioners (Mayor Helms) to revise the Town of Montreat Wireless Communications Ordinance to comply with State Statute revisions, specifically those covered in N.C.G.S. 160D, Articles 1 & 9, remove reference to the Preservation Commission, certificate of appropriateness, and to an antiquated Montreat Zoning Ordinance section, correct the review and amendment procedure, and update and clarify Town staff titles.

**Suggested Motion:** Approve, approve with revisions, or deny the proposed text amendments (TA-2022-02).

**VII. PRELIMINARY MONTREAT COLLEGE COMPREHENSIVE PLAN PRESENTATION, Montreat College Representatives Dr. Paul Maurer, President, John Beaghan, CFO, Tommy Hendrix, Director of Facilities, Maggie Carnevale, LS3P, Emily Kite, LS3P, and Jesse Gardner, LS3P (Civil Design Concepts)**  
*(Note: A detailed presentation will be scheduled at this meeting for a later date)*

**VIII. COMMITTEE UPDATES**

- Hillside Development Committee
- Montreat Sign Ordinance Committee
- Zoning Ordinance Amendments Research Committee

**IX. NEW BUSINESS**

- Discussion of continued meeting streaming, Town of Montreat Planning and Zoning Commission
- Other

**X. NEXT MEETING**

- January 12, 2023, 10:30 a.m. (Regular Meeting per P&Z meeting schedule)

**XI. PUBLIC COMMENT**

**XII. ADJOURNMENT**