



**TOWN OF WEDDINGTON  
REGULAR PLANNING BOARD MEETING  
MONDAY, FEBRUARY 26, 2024 – 7:00 P.M.  
WEDDINGTON TOWN HALL  
1924 WEDDINGTON ROAD  
WEDDINGTON, NC 28104  
MINUTES  
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**1. Call to Order**

Chairman Goscicki called the meeting to order at 7:02 p.m.

**2. Determination of Quorum**

Quorum was determined with all board members present: Chairman Ed Goscicki, Vice Chair Travis Manning, Board members Chris Faulk, Jen Conway, Amanda Jarrell, and Manish Mittal. There is one vacant seat.

**3. Conflict of Interest Statement: *In accordance with the state government ethics act, it is the duty of every Board member to avoid conflicts of interest. Does any Board member have any known conflict of interest with respect to any matters on the agenda? If so, please identify the conflict and refrain from any participation in the matter involved.***

Chairman Goscicki read the Conflict of Interest Statement. No Board member had a conflict of interest.

**4. Approval of Minutes**

**A. December 18, 2024 Planning Board Regular Meeting**

**Motion:** Board member Faulk made a motion to approve the December 18, 2024 Planning Board Regular Meeting Minutes  
**Second:** Board member Conway  
**Vote:** The motion passed with a unanimous vote.

**5. Old Business**

No Old Business to discuss.

**6. New Business**

No New Business to discuss.

**7. Update from Town Planner and Report from the February Town Council Meeting**

Mr. Tefft presented the update:

- **Liberty Classical Academy**
  - CZ for Private School
  - Planning Board: 7/24/23 (Tabled)
  - Traffic PIM: 8/22/23
  - Planning Board: Denial
  - Town Council: TBD
- **Deal Lake**
  - 93-lot conservation subdivision
  - Site Walk/ Charette: 11/28/23
  - Community Wastewater Treatment Plant
  - Planning Board: TBD
- **Rea/ Providence**
  - Conventional subdivision, 56 lots
  - Sketch Plan reviewed; Awaiting CZ submittal
- **Comprehensive Land Use Plan and Town Center Plan**
  - Planning Board: 11/27/23; 12/18/23
  - Town Council: 3/11/24
- **R-CD Text Amendment**
  - Lot Size, Yield Regulations, and Preservation of Continuous Forest
  - Planning Board: TBD

## 8. Board member Comments

Board member Faulk: I have nothing.

Board member Conway: As everybody knows, this is my last Planning Board meeting. I have learned a lot in that last 4 years. It's been a pleasure working with all of you-new members and those who have moved one. It's been great working with staff. I've learned a lot about the process. I've learned a lot about other residents of Weddington. And I hope for the best for everybody.

Board member Jarrell: It's sad to see you guys go and let's hope to fill your seats with intelligent people.

Vice Chair Manning: I'd like to ask staff to clarify what prompted the email with the code of conduct.

Ms. Dewey responded that Council approved a code of ethics for advisory boards at the last council meeting. He asked if that puts planning board to a higher standard. Ms. Dewey stated that it is a repeat of what is already included in the town ordinances, the council wanted a signed agreement.

Board member Mittal: It's sad to see you all go. I hope to see you at meetings.

Chairman Goscicki: It has been a privilege to serve on the Planning Board for 4 years. It is important work. I've been at times a little frustrated that some significant projects have come through here. My first year on board, there was a good project, and the previous chair drove that developer away. The second major opportunity, the council voted it down. A little frustrating to have those come through and not happen. I think this is important work and creates opportunity for discussion. We are only advisory, but we allow

developers to air out the issues. I will not miss being a member of the Board of Adjustment. I thoroughly do not enjoy playing judge and jury on zoning. I empathize with tonight's applicant, but I feel like it's my job to look at the language of the ordinance and vote on what it says. It has been a pleasure working with all of you.

**9. Adjournment**

- Motion:** Board member Conway made a motion to adjourn the February 26, 2024 Regular Planning Board Meeting at 7:14 p.m.
- Second:** Vice Chair Manning
- Vote:** The motion passed with a unanimous vote.

Approved: March 25, 2024  


