

# Planning Board Meeting Minutes

## August 4, 2025

The Planning Board of the Town of Weaverville met for a regularly scheduled monthly meeting at 4:00 pm on Monday, August 4, 2025, within the Council Chambers at the Weaverville Town Hall, 30 S Main St., Weaverville, NC.

### 1. Call to Order

Chair Kelley called the meeting to order at 4:00 pm and recognized alternate member Young as a voting member of the Board due to the absence of a regular member.

Planning Board members present: Chair Jane Kelley, Vice Chair Mark Endries, Michael Sollazzo, Donna Mann Belt, Jennifer Young; Absent: Jonathan Brown

Staff present: Planning Director James Eller, Planner Graham Crawford

### 2. Adopt/Amend Agenda

Chair Kelley moved to adopt the agenda as presented. All voted in favor and the motion carried 5-0.

### 3. Approval of Minutes

Young moved to approve the July 1, 2025, meeting minutes as presented. All voted in favor and the motion carried 5-0.

### 4. Continued Review of Residential Uses/Districts

Director Eller presented the board with materials provided by both Endries and Sollazzo to continue discussion related to current residential zoning districts and their uses. The discussion centered around height limitations in current zoning districts, historic plats in the current R-1/R-2 downtown residential neighborhood and their feasibility to be built upon with a current or new zoning district, and the existing character of the downtown residential neighborhood. The board discussed refining the goals of this discussion and will continue to explore the options of refining existing zoning districts and creating new zoning districts and the applicability of the new districts to future annexations and existing undeveloped parcels.

Consensus was achieved to differentiate between single family and multi family residential districts.

### 5. Other Business – Update on AdventHealth Project

Director Eller shared an update with the board on the progress of the AdventHealth development.

6. Adjournment

Without objection Chair Kelley declared the meeting adjourned at approximately 5:11pm.