

**TOWN OF HOPE MILLS  
BOARD OF COMMISSIONERS SPECIAL MEETING MINUTES  
MONDAY AUGUST 15, 2022, 6:00 P.M.  
TOWN HALL LUTHER BOARD ROOM**

Mayor Jackie Warner called the special meeting of the Hope Mills Board of Commissioners to order on Monday, August 15, 2022 at 6:00 p.m.

**GOVERNING BOARD MEMBERS PRESENT**

Mayor Jackie Warner, Mayor Pro Tem Kenjuana McCray, Commissioners Jerry Legge, Bryan Marley, Grilley Mitchell, and Joanne Scarola.

**STAFF PRESENT**

Town Manager Scott Meszaros, Town Clerk Jane Starling, Finance Director Drew Holland, Chief Building Inspector Kenny Tatum, Public Works Director Don Sisko Stormwater Administrator Beth Brown, and Planning & Economic Development Director Chancer McLaughlin.

**1. MEETING START – INTRODUCTION**

Mayor Warner opened the meeting at 6:00 P.M. welcomed everyone, provided a letter from Addie Corder, Planner with FAMPO related to Upcoming NCDOT STIP Projects in Hope Mills and surrounding areas, and turned the meeting over to Planning & Economic Development Director Chancer McLaughlin.

Planning & Economic Development Director Chancer McLaughlin presented the item with the assistance of PowerPoint slides. He went over the definition of a moratorium which is defined as a halt or temporary block on new types of development and issuances of permits often imposed while a new general plan of action or zoning based legislative amendment is completed. He explained that Hope Mills has noticed a trend of particular uses being requested that could potentially create an issue of saturation. Without a proper system of checks and balances cities and towns are left open to trends that could be detrimental to positive growth.

Director McLaughlin introduced Tom Lloyd, a consultant, and described his qualifications and history. Director McLaughlin stated that Mr. Lloyd will guide the town through a process that should get us an ordinance by December. Mr. Lloyd is also a member of Cumberland County Joint Planning Board. In his previous role, as Planning Director for Cumberland County, he has written overlay district plans. He remarked the 5 uses in the moratorium would be enough for Town of Hope Mills to start this process. They were:

1. Motor vehicle parts and accessory sales
2. Motor vehicle repair and /or body work
3. Motor vehicle rentals
4. Motor vehicle sales, new and used
5. Retail smoke shops and vape establishments

He suggested a highway overlay district may be helpful but needs input from the Board of Commissioners for the direction they wish to go. He continued that he will be working with Chancer on a regular basis. Activity nodes need to be reconsidered. When you get legislation back it will be something to add to and grow. Another work session with citizen/stakeholder engagement is under consideration for September. Discussion ensued.

**2. ADJOURNMENT.**

*Motion made by Commissioner Legge to adjourn the meeting.*

Mayor Warner adjourned the meeting at 6:55 p.m.

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Jackie Warner, Mayor

ATTEST:

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Jane G. Starling CMC, NCCMC  
Town Clerk