CITY OF LINCOLNTON
PLANNING BOARD
MINUTES

PO DRAWER 617, LINCOLNTON, NC 28093

www.lincolntonnc.org

BOARD MEMBERS: Trent Mason, Chair, *trentonbmason@gmail.com;* Kristin Radebaugh, Vice Chair, *kradebaugh6r6@gmail.com;* John Waters, *jh2osk@aol.com*; Monte Tyson, *monte@cbdeastmain.com;* Steve Lackey, *stevelackey88@gmail.com*; Jerry Hoffman, *jlskhoffman@charter.net*; Lee Huss *lee@gillelandrealty.com*

Tuesday, May 20, 2025

Present: Trent Mason, Kristin Radebaugh, John Waters, Steve Lackey, Jerry Hoffman, and Monte Tyson
Absent: Lee Huss

Call to Order

Chair Trent Mason called the meeting to order and recognized that Lee Huss was absent.

Approval of Minutes

Chair Trent Mason asked the Board if there were any additions or corrections to the minutes of the April 15, 2025, meeting.

Motion: *Monte Tyson made a motion to approve the minutes. Members voted 6-0 in favor of the motion.*

Public Hearings

ZMA-3-2025 Application from Bugg Busters, LLC requesting the rezoning of 0.54 acres of General Business Conditional District-GB (CD) to the Planned Business (PB) District. The subject property is located at 799 West Highway 27 (Parcel ID 17410)

Jean Derby presented the staff report in the agenda packet to the Board regarding ZMA-3-2025.

After some discussion, Chair Trent Mason asked if there was a motion. The motion is as follows:

Motion: *Jerry Hoffman made a motion to approve with recommendations from staff.*
Members voted 6-0 in favor of the motion.

ZTA-3-2025 Zoning Text Amendments to Chapter 153 Unified Development Ordinance and Chapter 152 Flood Damage Prevention

Jean Derby presented the staff report in the agenda packet to the Board regarding ZTA-3-2025.

After some discussion, Chair Trent Mason asked if there was a motion. The motion is as follows:

Motion: *Steve Lackey made a motion to approve with recommendations from staff.*
Members voted 6-0 in favor of the motion.

Chair Trent Mason asked the Board if there was any other business to be addressed, to which there was none.

Adjournment

Motion: *Monte Tyson made a motion to adjourn.*
Members voted 6-0 in favor of the motion.

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Kayla Reep