

**Minutes  
Special Meeting of the  
Elon Planning Board**

**September 21<sup>nd</sup>, 2021  
Tuesday, 6:00 p.m.**

**Elon Town Hall & via Zoom  
Elon, North Carolina**

Attendees: Jim Beasley, Clark Bennett, John Harmon, Ralph Harwood, and Brad Moore. Diane Gill, Karla Leath, and Hannah Harris joined the meeting via Zoom.

Staff present: Pamela DeSoto and Mary Kathryn Harward.

**Item A** - Chairman Beasley called the meeting to order at 6:01 pm.

**Item B-I – Approval of Minutes.**

A motion was made by Mr. Bennett and seconded by Mr. Harwood to approve the minutes from the November 17, 2020 meeting. The motion was approved by unanimous vote. A motion was made by Mr. Harwood and seconded by Mr. Bennett to approve the minutes from the December 22, 2020 meeting. The motion was approved by unanimous vote. A motion was made by Mr. Bennett and seconded by Mr. Harmon to approve the minutes from the March 16, 2021 meeting. The motion was approved by unanimous vote. A motion was made by Mr. Harmon and seconded by Ms. Leath to approve the minutes from the June 1, 2021 meeting. The motion was approved by unanimous vote.

**Item B-ii** – Major Development Plan MDP #2021-02 Submitted by Elon University for a Baseball Clubhouse- Review and Approval

Chairman Beasley introduced the item and advised the Board that TRC approval was anticipated possibly as early as the upcoming week. She then proceeded with a presentation, summarized as follows:

Ms. DeSoto gave a presentation on the planned Baseball Clubhouse located Northeast of the intersection of N. Williamson Avenue and Phoenix Drive. Ms. DeSoto began by explaining that the project itself is considered a non-residential development with two phases. The rest of the presentation was given as follows:

- Phase 1 consists of the removal of that open air batting cages that already exist on the property, and Phase 2 consists of construction of an indoor batting case and clubhouse on the same site. Phase 1 has already begun seeing as the planning department has issued a demolition permit, and Phase 2 has moved forward with the resubmittal of plans on 9/21/2021 that addressed previous site plan concerns.
- Ms. DeSoto reviewed the Elon’s LDO, which requires the Major Development Plans receive a Planning Board review and recommendation, and a final decision by the Town Board of Alderman.
- Daniel Carper, Elon’s Director for Construction Management, submitted a statement of intent that was recounted:
  - “First phase of construction consists of a single story, steel frame, brick veneer batting cage, with four batting case tunnels. The building has two glass garage-style doors that will open to the bullpen area in the right field. Second phase: construction

**Item D – Items from Board Members**

Board members then brought up items to discuss, such as a possible different location for the Elon Police Department in the future, the retiring of Elon’s Fire Chief, and the introduction of Elon’s new planner Mary Kathryn Harward.


Chairman Beasley expressed appreciation to the Elon Fire Department for their assistance with a disabled citizen, by helping the gentleman with the cutting of his grass.

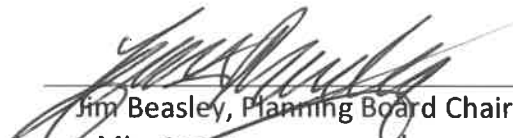
Ms. Leath informed the Board that, during the process of purchasing her home, she was made aware that her homeowners’ insurance has a provision that would cover HOA expenses over and beyond the monthly dues. She stated that this information might be helpful regarding the issue the Board recently heard for Truitt Drive. Ms. DeSoto said she would pass the information along. Chairman Beasley asked for the status of the Truitt Drive project. Ms. DeSoto replied that the Public Works Department has provided some contacts to Mr. Hodges for obtaining quotes for the needed work. She added that she anticipates that Mr. Hodges will return to this board with a new proposal for how the cost of the work might be shared. The Board was also reminded that Ms. Leath will be moving to Gibsonville October 15<sup>th</sup>, leaving her position on the board open for application. She made a recommendation for her daughter to fill the role. Mr. Ralph Harwood also stated that his position on the board would be open at the end of the year as he will not be seeking re-appointment. Mr. Bennett asked if Mr. Harwood had anyone in mind to recommend for his seat, and Mr. Harwood replied that he did not.

**Item E - Motion to Adjourn**

A motion to adjourn was offered by Mr. Beasley and seconded by Mr. Bennett. The motion was approved by unanimous vote.

Meeting was adjourned at 6:36 p.m.

  
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Mary K. Harward, Planner  
Minutes were completed in  
Draft form on October 11th, 2021

  
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Jim Beasley, Planning Board Chair  
Minutes were approved on  
October 19, 2021