

VILLAGE OF WESLEY CHAPEL
MASTER PLAN COMMITTEE MINUTES

7:00PM JUNE 26, 2007
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The Master Plan Committee of the Village of Wesley Chapel, North Carolina met in the Fellowship Hall of the Wesley Chapel United Methodist Church at 120 Potter Road South, Wesley Chapel, North Carolina, with Chairman Mangano presiding.

MEMBERS PRESENT: Chris Mangano, Ashleigh Mock, Mike de Julien, Elaine Rosoff, Brenda Cherry

MEMBERS ABSENT: Dick Raby

OTHERS PRESENT:

VISITORS: Rocio Foley, Gina Stone, Carol Mullis, Becky Plyler, Ray Davis, Kevin Flynn

TIME CONVENED: Chairman Mangano called the meeting to order at 7:10 PM. A quorum was present.

1. WELCOME AND APPROVAL OF 5.9.07 MINUTES

Motion to approve the May 9, 2007 minutes made by Elaine Rosoff and seconded by Mike de Julien. Motion passed unanimously.

2. CONSULTANT UPDATE - CITIZEN SURVEY PRELIMINARY RESULTS

Ken Chilton advised that we have received 630 surveys, which is approximately a 24% return rate. This is a great sample size, but each survey has 100 pieces of data, not including the comment section. His student spent three to four hours to set up the data base and is currently entering data from each survey. Each survey takes 15 to 20 minutes and presently approximately 80 have been entered. This is not accurate enough to provide preliminary results. Ken Chilton advised that by the end of July 400 will be entered, so he will provide preliminary results at the July 24 meeting. All data will be entered by the middle of August and final results will be compiled. The student had started a geographical analysis, but she is fully focused on the survey data now. Ken Chilton briefly discussed the details of a geographical analysis.

Gina Stone inquired about the survey as to contents and recipients. She lives in Wesley Chapel and did not receive a survey. The committee discussed the issue of not all surveys reaching their destinations.

The second public meeting will take place in September (tentatively the second Tuesday) to present the citizen survey results and get people thinking about the visual survey which will be the third public meeting held in October.

3. FINALIZE STAKEHOLDER GROUP

The committee discussed Dirk Johnston, Becky Plyler (Butch will be her backup), Carol Mullis, Ray Davis, and the owner of the land for sale on Indian Trail Road to represent the land owner viewpoint. Three more stakeholders in this group will need to be identified, either land owner or long-time resident. Dick Raby, who is absent tonight, has been speaking with several land owners, so this discussion will continue at the next meeting.

The committee discussed Ashleigh Mock (Champion Forest), Dick Raby (Stonegate), Chris Mangano (Stonegate), Brenda Cherry (Blackstone), Elaine Rosoff (Wesley Woods), Chuck Adams (Wesley Woods) and Cathy Killough Brown (Berkshire) to represent the neighborhood viewpoint. Several others have expressed interest at this time, so the committee members will speak to them and finalize this group at the next meeting.

The business viewpoint will be represented by Mike de Julien (State Farm) and Gina Stone (Allen Tate).

The committee discussed asking Bob Arias to represent the environmentalist viewpoint; Chris Mangano will contact him.

Kevin Flynn from Aston properties stopped by the meeting while on break from the Council meeting and volunteered to represent the developer viewpoint. Ray Davis also stopped in briefly at this time.

The committee discussed finding someone from a local church as well as three non-neighborhood but not large land owners. The committee members will seek verbal confirmation of commitment to participate in the stakeholder group. After the group is finalized, a formal letter with meetings and dates will be sent to the stakeholders.

4. OTHER BUSINESS

The Committee's next meeting will be July 17 at the Stonegate Clubhouse since the Village Council has the church reserved at that time. The stakeholder participants will be finalized at this meeting. The following meeting will be July 24 at the regular location in which the UNCC will attend. The UNCC will present their preliminary results from the citizen survey and the September public meeting will be discussed, including the advertising / budget.

5. ADJOURNMENT

Motion to adjourn made by Elaine Rosoff and seconded by Mike de Julien. Motion passed unanimously. Meeting adjourned at 8:10 PM.

Respectfully submitted,

Ashleigh Mock

Chris Mangano