

Town of River Bend Planning Board

Minutes for Regular Meeting – 3 September 2026 – River Bend Municipal Building

Board Members present: Chairman Bob Kohn, Vice Chair Richard Taylor, Keith Boulware, Bernard Bush, Linda Cummings, Kathleen Fleming

Board Members absent: None

Others present: Councilman Buddy Sheffield, Assistant Zoning Administrator Allison McCollum, and 4 members of the public

1. Call to Order

The regularly scheduled Planning Board meeting was called to Order at 6:00 PM on Thursday, 3 September 2026, in the River Bend Municipal Building meeting room with a quorum present.

2. Approval of 6 August 2026 Regular Meeting Minutes

The Board reviewed the Minutes of the 6 August 2026 Regular Meeting. **Motion** was made by Board Member Keith Boulware to accept the Minutes as presented. Motion was **seconded** by Board Member Kathleen Fleming. **Motion carried unanimously.**

3. Reports

a. Zoning Report

AZA Allison McCollum presented the Board with a typed report summarizing the number of permits issued, the type of permit issued, and the total of all permit fees for the month of August 2026. The members of the Board reviewed the report and asked questions as needed.

b. Council Report

Councilman Buddy Sheffield summarized recent actions by the Town Council. The Board asked questions as needed.

4. Public Comment

Jeff Meyer of 266 Shoreline Drive briefly introduced himself and spoke about his application to become a member of the Planning Board.

Barbara Maurer of 300 Shoreline Drive spoke about her application to join the Planning Board.

5. Old Business

a. Review of Planning Board Member Applications

Chairman Bob Kohn asked if there were any nominations to fill the vacancy on the Planning Board. Vice Chair Richard Taylor **nominated** Barbara Maurer for the vacancy. Chairman Bob Kohn **motioned** to recommend Barbara Maurer to the Town Council to fill the vacant seat on the Planning Board. Motion was **seconded** by Board Member Kathleen Fleming.

Chairman Bob Kohn asked if there were any other nominations before voting on the motion. Board Member Keith Boulware **nominated** Patti Leonard and **motioned** to recommend Patti Leonard to the Town Council to fill the vacant seat on the Planning Board. There was no second to the motion.

The Board voted on the outstanding **motion** to recommend Barbara Maurer for the Planning Board vacancy. **Motion carried unanimously**. Councilman Buddy Sheffield stated that he would present the Board's nomination of Barbara Maurer at the next Town Council meeting.

b. Discussion of Decorative Driveway Entry Fences/Walls

Vice Chair Richard Taylor opened the discussion by suggesting that the Planning Board work to define clear parameters to allow or disallow driveway entry fences/wall and/or other fences in the front yard, since many of properties already have these structures. Board Member Bernie Bush suggested that if the Board decides to disallow driveway entry fences/wall, he recommends including language that included a grandfather clause so that existing structures would not be impacted.

After some discussion, Vice Chair Richard Taylor offered to draft some language, in consultation with Town staff, that would define and allow for driveway entry fences/walls for the Planning Board to discuss at the next regular meeting. Board Member Keith Boulware **motioned** to table the topic until the next meeting. Motion was **seconded** by Vice Chair Richard Taylor. **Motion carried unanimously**.

6. New Business

None.

7. Other

The next regular meeting is scheduled for Thursday, October 1st, 2026 at 6pm.

8. Adjournment

Motion was made by Board Member Keith Boulware to adjourn the meeting. Motion was **seconded** by Board Member Linda Cummings. **Motion carried unanimously** and the meeting adjourned at 6:50 PM.

Allison McCollum, Secretary