

Planning & Zoning Commission Questions

Name: Eric Lachance

1. Tell us about yourself and why you are interested in serving on the Planning & Zoning Commission? What useful experience, knowledge, or perspective do you bring?

I have always been interested in how land/space is utilized for the betterment of the community while balancing the desires of the individual. I have vast experience in managing people and resources, first as an engineer officer and today as the Chief of Operations for a small biotechnology company. I am a Licensed Professional Engineer and Government Contracting expert and have dealt for decades with local and federal governments. I bring a very different perspective than a standard member as I have been involved in developing and managing projects that last for a decade or longer. I feel my vast experience, Civil Engineer, Sourcing Manager for GE, University Professor, Entrepreneur, and Army Officer serving across multiple positions provides a point of view from many different stakeholders in the Planning and Zoning process.

2. Are there any changes you might like to see or new regulatory tools you might favor?

I do not have any recommendations as I have not been involved in this process to date.

3. How do you view the role of Town staff in terms of their interaction with the Planning & Zoning Commission?

My only expectation is they provide the best data available for the commission to make the best recommendations for the Town Council to decide.

4. What do you view as being the duties of the Planning & Zoning Commission?

Our duty is solely the community representation to planning and zoning decisions as it goes into the Town Council for final decisions. Though I am not involved in real estate or development, it will be critical to recuse myself for any issues that I might be party too.

5. In the process of trying to reach a conclusion on a proposed regulation, rate the following in order of importance with one (1) being the most important.
 - a. Compromising to reach consensus (4)
 - b. Listening to and understanding others points of view (2)
 - c. Articulating and ensuring others understand your point of view (3)
 - d. Being respectful of others (1)

6. How long have you lived in the Town of Carolina Beach?

7. In creating Land Use Code, do you favor regulations that are strict (little to no room for interpretation) or flexible (room for interpretation)?

8. What do you see as the role/purpose of a Land Use Plan/comprehensive plan?

It provides plan for the direction of the town over the next five to 10 years. It allows new businesses to understand the path the Town is going to develop to they can invest accordingly. This plan allows for Town to handle the potential growth and changes over the approved timelines.

9. What do you see as important land-use issues confronting us? – things you'd look forward to working on?

Probably the most important land use is the use of parking lots and the revitalization of Canal area of the island.

10. Will you have time for the work? -- meetings 2nd Thursday 6:30p.m., plus subcommittees, research and packets of information to review.

Yes