

Charles Morris,  
Chair  
Town of Linden

Diane Wheatley,  
Vice-Chair  
Cumberland County

Jami McLaughlin,  
Town of Spring Lake  
Harvey Cain, Jr.,  
Town of Stedman

Vacant  
Wade, Falcon & Godwin



Joel Strickland,  
Acting Director

Vacant,  
Deputy Director

Vikki Andrews,  
Carl Manning,  
Lori Epler  
Cumberland County

Stan Crumpler,  
Town of Eastover

Patricia Hall,  
Town of Hope Mills

*Planning & Inspections Department*

**AGENDA**

December 18, 2018  
7:00 P.M.

- I. INVOCATION AND PLEDGE OF ALLEGIANCE
- II. APPROVAL OF/ADJUSTMENTS TO AGENDA
- III. PUBLIC HEARING DEFERRALS /WITHDRAWALS
- IV. ABSTENTIONS BY BOARD MEMBERS
- V. POLICY STATEMENT REGARDING PUBLIC HEARING TIME LIMITS
- VI. APPROVAL OF THE MINUTES OF NOVEMBER 20, 2018
- VII. PUBLIC HEARING CONSENT ITEMS

CONDITIONAL ZONING CASES

- A. **P18-16.** REZONING OF 2.56+/- ACRES FROM R6A RESIDENTIAL & CD CONSERVANCY DISTRICT TO C(P) PLANNED COMMERCIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED AT THE NORTHWEST QUADRANT OF THE INTERSECTION OF SR 1118 (PARKTON ROAD) & NC 59 (SOUTH MAIN STREET), SOUTH OF ROCKFISH CREEK; SUBMITTED BY DAVID MCMILLAN (OWNER) & LORI S. EPLER ON BEHALF OF LARRY KING & ASSOCIATES (AGENT). **(Applicant has modified request to rezone 95.72+/- acres to MXD Mixed Use Development/CZ Conditional Zoning)** (HOPE MILLS & COUNTY)

**CASE HEADING HAS CHANGED**

- B. **P18-37.** REZONING OF 29.89+/- ACRES FROM A1 AGRICULTURAL TO R40 RESIDENTIAL/CZ CONDITIONAL ZONING FOR A 20 LOT SUBDIVISION OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE WEST SIDE OF SR 1826 (WADE STEDMAN ROAD), SOUTH OF SR 1825 (DEERSTAND ROAD); SUBMITTED BY ERNEST A. BUNCE JR. (OWNER) & MIKE ADAMS ON BEHALF OF M.A.P.S. SURVEYING INC. (AGENT).

REZONING CASES

- C. **P18-48.** REZONING OF 42.02+/- ACRES FROM A1 AGRICULTURAL & CD CONSERVANCY DISTRICT TO R40 RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE SOUTHWEST SIDE OF SR 2243 (ROSLIN FARM ROAD), EAST OF I-95; SUBMITTED BY CHRISTOPHER CATES ON BEHALF OF ROSLIN FARMS WEST, LLC (OWNER) & JAMES M. KIZER JR., PE ON BEHALF OF MOORMAN, KIZER & REITZEL, INC. (AGENT).

- D. **P18-49.** REZONING OF 4.88+/- ACRES FROM RR RURAL RESIDENTIAL & R10 RESIDENTIAL TO R5 RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE NORTH SIDE OF SR 1003 (CAMDEN ROAD), EAST OF BROWN ROAD; SUBMITTED BY KYUNGSOOK JANG ON BEHALF OF SPRINGS PROPERTY MANAGEMENT, LLC (OWNER) & JEFFREY W. WRIGHT (AGENT).

#### VIII. PUBLIC HEARING CONTESTED ITEMS

##### TEXT AMENDMENT

##### **CASE HEADING HAS CHANGED**

- E. **P18-44.** REVISION AND AMENDMENT TO THE HOPE MILLS SUBDIVISION ORDINANCE AMENDING ARTICLE IV DEVELOPMENT IMPROVEMENT AND DESIGN STANDARDS, SECTION 86A-403. MINIMUM LOT STANDARDS, SUB-SECTION F. LOTS INTENDED FOR COMMERCIAL AND INDUSTRIAL USES; AND SECTION 86A-405. SIDEWALKS AND WALKWAYS, SUB-SECTION A. SIDEWALKS AND WALKWAYS REQUIRED; AND REVISION AND AMENDMENT TO THE HOPE MILLS ZONING ORDINANCE AMENDING ARTICLE XV PLANNED DISTRICTS, SECTION 102A-1502. DETAILED SITE PLAN SPECIFICATIONS; AND SECTION 102A-1503. SITE PLAN REVIEW; AND UPDATING THE TABLE OF CONTENTS AS APPROPRIATE. (HOPE MILLS)

##### CONDITIONAL ZONING CASE

- F. **P18-35.** REZONING OF 21.56+/- ACRES FROM M(P) PLANNED INDUSTRIAL TO C(P) PLANNED COMMERCIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON BOTH SIDES OF LAZY ACRES STREET, EAST OF SR 2341 (CLAUDE LEE ROAD); SUBMITTED BY JOHN LEE, FRED LEE, JR. AND JAMES LEE (OWNERS) & JAMES C. ROBINSON (AGENT). **(Applicant has modified request to RR Rural Residential/CZ Conditional Zoning for a recreational vehicle park and/or campground)**

##### REZONING CASES

- G. **P18-46.** REZONING OF 3.00+/- ACRES FROM R10 RESIDENTIAL & CD CONSERVANCY DISTRICT TO R6A RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 5187 & 5175 LAKEWOOD DRIVE, SUBMITTED BY WAREES & ASUMPTER WAREES (OWNERS).
- H. **P18-50.** REZONING OF .47+/- ACRES FROM A1 AGRICULTURAL TO R6A RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 315 JOHN B CARTER ROAD; SUBMITTED BY MARY K. WHITTED, BRENDA WILLIAMS, DEBORAH WRIGHT, DELLA W. PERKINS & BETTY JAMES ON BEHALF OF LILLIE MAE WHITTED HEIRS (OWNER).

#### IX. DISCUSSION

#### X. ADJOURNMENT