

**PENDING AMENDMENT**  
**P09-50**

County Watershed Protection Map

Addition of southern Grays Creek and the southwestern Turnbull areas

**CURRENT MEETING INFORMATION:**

December 21, 2009, 6:45 pm, Main Courthouse, Commissioners Hearing Room,  
117 Dick Street, Fayetteville

**CASE HEADING:**

**P09-50.** REVISION AND AMENDMENT TO THE CUMBERLAND COUNTY CODE OF ORDINANCES, APPENDIX C, WATER SUPPLY WATERSHED MANAGEMENT AND PROTECTION ORDINANCE, AMENDING THE *WATERSHED PROTECTION MAP OF CUMBERLAND COUNTY, NORTH CAROLINA* BY REFLECTING THE RECENT RE-CLASSIFICATION OF THE EXTREME SOUTHERN CUMBERLAND COUNTY PORTION OF THE CAPE FEAR RIVER (INCLUDING TRIBUTARIES) FROM CLASS C TO CLASS WS-IV WATERS, AFFECTING PROPERTIES IN THE LOWER GRAYS CREEK AND SOUTHWESTERN TURNBULL AREAS OF THE COUNTY.

**PREVIOUS MEETING INFORMATION:**

The County Joint Planning Board considered this map amendment on Tuesday, November 17, 2009 at their regular meeting and unanimously voted to recommend approval of the map amendment provided that Cumberland County is allowed to appoint a representative to the Lower Cape Fear River Authority Board due to 16,000 plus acres being affected in Cumberland County.

**ADDITIONAL INFORMATION:**

This is an amendment to the County's Watershed Protection Map only and does not affect any current provisions of the Cumberland County Water Supply Watershed Management and Protection Ordinance.

A sketch map of the affected area is attached.

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**Watershed Classification:** WS-IV-PA (Protected Area) [also known as WS-IV-BW (Balance of Watershed)]  
– the proposed area is commonly known as the *Bladen Bluff Watershed*

**Acreage of Area:** 16,280+/-

**Number of Parcels Affected:** 1,588

**Number of Notices Mailed:** 1,130

**Brief Explanation:**

The primary goal of the watershed regulations is to protect the public drinking water supply. This addition to the existing County Watershed Protection Map is proposed because of the State's recent reclassification of the Cape Fear River which was required prior to approval of a new public water facility in Bladen County, north of Tar Heel.

Generally the properties, within the boundary area shown on the map and proposed to be made subject to the existing County Watershed Ordinance, are included because of the location of the river, creeks and streams that feed directly into the Cape Fear River approximately ten miles upstream from the proposed intake point for the new public water facility.

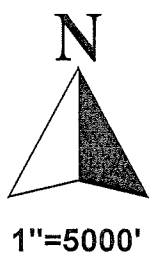
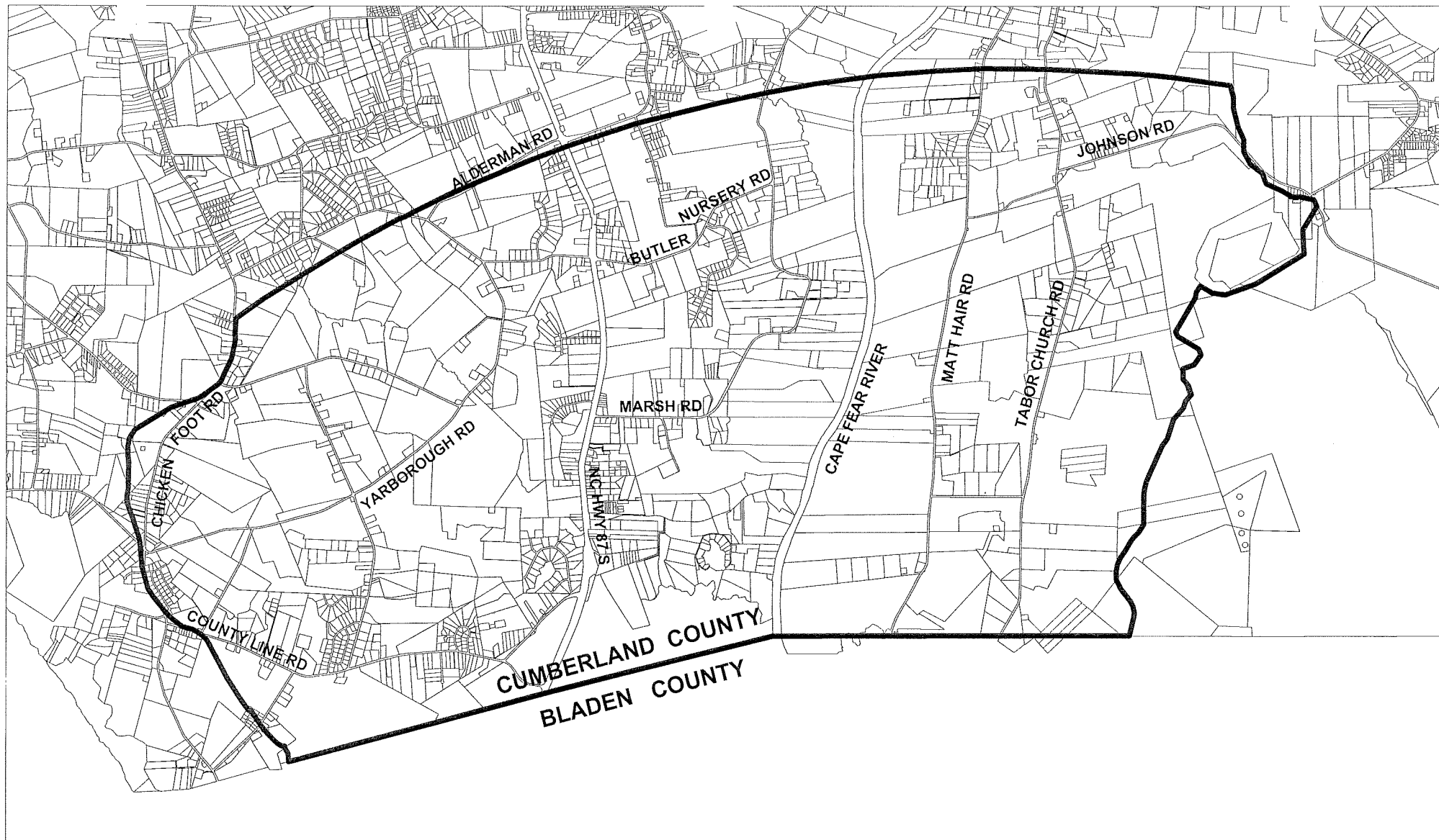
The watershed regulations are very similar to the existing State stormwater regulations that Cumberland County is already subject to. The primary difference is the width of riparian buffers required from perennial or "blue line" streams, with the watershed regulations requiring a 100 foot buffer for high density developments whereas stormwater regulations require a 30 foot buffer.

**Development Criteria:**

1. Applies only if erosion/sedimentation control plan required under State regulations, one acre or more of land is disturbed; does not apply to existing development, pre-existing lot developed for single family residential purposes.
2. Low Density Development
  - a. Development limited to 2 dwelling units per acre or up to 24% impervious area
  - b. Staff approval
3. High Density Development
  - a. Development limited to up to 70% impervious area
  - b. County Board of Adjustment approval required
4. Variances
  - Heard by County Board of Adjustment, then submitted to the NC Environmental Management Commission for review and approval.

**First Class and Record Owners' Mailed Notice Certification**

*A certified copy of the tax record owner(s) of the subject and adjacent properties and their tax record mailing address is contained within the case file and is incorporated by reference as if delivered herewith. The record owners' acknowledgement of notice is also included in the case file.*



### LEGEND

———— BLADEN BLUFFS  
WS-IV WATERSHED  
BOUNDARY LINE

AMENDMENT WATERSHED PROTECTION MAP OF CUMBERLAND COUNTY		
ACREAGE: 16,280 ACS +/-	HEARING NO: P09-50	
ORDINANCE: COUNTY	HEARING DATE	ACTION
STAFF RECOMMENDATION		
PLANNING BOARD		
GOVERNING BOARD		