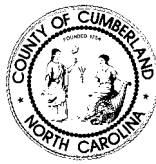


Clifton McNeill, Jr., Chair
Cumberland County

Charles C. Morris, Vice-Chair
Town of Linden
David Averette,
John M. Gillis, Jr.
Dr. Marion Gillis-Olson
Cumberland County



COUNTY *of* CUMBERLAND

Joint Planning Board

TENTATIVE AGENDA
February 17, 2004

Nancy Roy, AICP, Director
Thomas J. Lloyd
Deputy Director

Joe W. Mullinax,
Town of Spring Lake
Donovan McLaurin,
Wade, Falcon & Godwin
Frank Underwood,
Town of Stedman

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

- A. APPROVAL OF THE MINUTES OF FEBRUARY 3, 2004

REZONING CASES

- B. P04-14: REZONING OF AN 88.83-ACRE PORTION OF A 132.43-ACRE TRACT FROM RR TO R10 OR TO A MORE RESTRICTIVE ZONING DISTRICT, EAST AND WEST OF HOKE LOOP ROAD, NORTH OF RAEFORD ROAD, OWNED BY JOHN A. WILLIAMS, JR. ET. AL.
- C. P04-15: REZONING OF 38.0 ACRES FROM A1 TO R40 OR A MORE RESTRICTIVE ZONING DISTRICT AT 2729 CHICKEN FOOT ROAD, OWNED BY ANNIE R. CANADY.
- D. P04-16: REZONING OF 1.56 ACRES FROM R10 TO C(P) OR A MORE RESTRICTIVE ZONING DISTRICT AT 7595 CLINTON ROAD, OWNED BY THE STEDMAN FIRE DEPARTMENT.

CONDITIONAL USE OVERLAY CASES

- A. P03-91: CONDITIONAL USE OVERLAY DISTRICT AND PERMIT TO ALLOW A JUNK YARD AND OPEN STORAGE OF EQUIPMENT IN AN A1 DISTRICT ON 3.21 ACRES ON THE NORTHEAST SIDE OF WHITEHEAD ROAD, NORTH OF NC HIGHWAY 24, OWNED BY ZARKO JOHNSON.
- B. P04-17: CONDITIONAL USE OVERLAY DISTRICT AND PERMIT TO ALLOW A NURSERY OPERATION IN C1 AND C3 DISTRICTS ON .85 ACRES AT 3610 CUMBERLAND ROAD, OWNED BY GLADYS A. BLANTON.

PLATS AND PLANS

- A. 04-013: VILLAGE AT ASPHEN'S CREEK ZERO LOT LINE SUBDIVISION REVIEW ON THE SOUTH SIDE OF SANDHILL ROAD, EAST OF CYPRESS LAKES FOR A VARIANCE FROM SECTION 3.18, "BLOCK LENGTH," CUMBERLAND COUNTY SUBDIVISION ORDINANCE.
- B. 04-016: JAMES E. SIMON GROUP DEVELOPMENT REVIEW ON THE NORTH SIDE OF MARK TWAIN LANE, EAST OF HOLLOW BRIDGE ROAD FOR A VARIANCE FROM SECTION 3.2.d, "LOT STANDARDS," CUMBERLAND COUNTY SUBDIVISION ORDINANCE.
- C. 04-019: WALTER E. THOMAS SUBDIVISION REVIEW ON THE EAST SIDE OF NC HWY 210, SOUTH OF CARL FREEMAN ROAD FOR A VARIANCE FROM SECTION 3.17.c "STREET DESIGN", CUMBERLAND COUNTY SUBDIVISION ORDINANCE.
- D. 04-022: BERLINE UNDERWOOD SUBDIVISION REVIEW ON THE EAST SIDE OF CUSTER AVENUE, SOUTH OF BEARD ROAD FOR A VARIANCE FROM SECTION 4.2.c.B, "PRIVATE STREETS," CUMBERLAND COUNTY SUBDIVISION ORDINANCE.

VII. PLATS AND PLANS

- A. 03-240: BRIAN WATSON C(P) SITE PLAN REVIEW ON THE NORTH SIDE OF ANGELIA M. STREET, WEST OF WHITEHEAD ROAD FOR ALTERNATE YARD REQUIREMENTS FROM SECTION 12.45, "PLANNED COMMERCIAL AND INDUSTRIAL DISTRICTS," CUMBERLAND COUNTY ZONING ORDINANCE.

VIII. PUBLIC HEARING ITEMS

- A. P04-05: REZONING OF .56 ACRES FROM RR TO R10 OR A MORE RESTRICTIVE ZONING DISTRICT, AT 2643 LAKEVIEW DRIVE, OWNED BY ROSINA NEWTON.
- B. P04-10: REZONING OF 3.99 ACRES FROM A1 TO R40A OR A MORE RESTRICTIVE ZONING DISTRICT AT 5929 ZYLPHIA LANE, OWNED BY JOSEPH A. AND ARMANDE J. SHIELDS.
- C. P04-13: REZONING OF 92.0 ACRES FROM RR AND CD TO R6 AND A CONDITIONAL USE OVERLAY DISTRICT AND PERMIT TO DEVELOP AT R6 DENSITY WITH THE EXTENSION OF WATER AND SEWER AT THE EAST END OF BAY SHORE DRIVE, EAST OF LAKE UPCHURCH ROAD, OWNED BY BAY SHORE PROPERTIES LLC.
- D. P04-18: REZONING OF 5.18 ACRES FROM RR TO R6, OR A MORE RESTRICTIVE ZONING DISTRICT, AT 7315 ROCKFISH ROAD, OWNED BY IRINA ANDERSON.

CONDITIONAL USE OVERLAY CASES

- A. P04-08: CONDITIONAL USE OVERLAY DISTRICT AND PERMIT TO ALLOW AUTOMOBILE SALES IN AN R40 DISTRICT ON 1.01 ACRE AT 10725 CLAYFORK HILL ROAD, OWNED BY WILLIAM JEFFREY SIMPSON.
- B. P04-09: CONDITIONAL USE OVERLAY DISTRICT AND PERMIT TO ALLOW CAR SALES, AN OFFICE AND A DETAIL SHOP IN AN A1 DISTRICT ON 1.0 ACRE ON THE WEST SIDE OF CLAYFORK HILL ROAD SOUTH OF BEAVER DAM CHURCH ROAD, OWNED BY WILLIAM JEFFREY SIMPSON AND TONY DEREK SIMPSON.

IX. DISCUSSION

- A. REPORT ON COUNTY COMMISSIONERS' MEETING—DAVID AVERETTE

X. FOR YOUR INFORMATION

- A. DIRECTOR'S UPDATE

XI. ADJOURNMENT