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Town of Linden

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*Planning & Inspections Department*

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Vikki Andrews,  
Carl Manning,  
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Cumberland County

Benny Pearce,  
Town of Eastover

Patricia Hall,  
Town of Hope Mills

**AGENDA**

February 21, 2017

7:00 P.M.

- I. INVOCATION AND PLEDGE OF ALLEGIANCE
- II. APPROVAL OF/ADJUSTMENTS TO AGENDA
- III. PUBLIC HEARING DEFERRALS

**P16-28.** REZONING OF 4.89+/- ACRES FROM C3 HEAVY COMMERCIAL & R6A RESIDENTIAL TO C(P) PLANNED COMMERCIAL/CZ CONDITIONAL ZONING FOR MOTOR VEHICLE REPAIR AND BODY WORK OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 2541 BALLPARK ROAD, SUBMITTED BY MICHAEL ANDREW LONGHANY (OWNER). **DEFERRED UNTIL APRIL 18, 2017**

- IV. ABSTENTIONS BY BOARD MEMBERS
- V. POLICY STATEMENT REGARDING PUBLIC HEARING TIME LIMITS
- VI. APPROVAL OF THE MINUTES OF JANUARY 17, 2017
- VII. PUBLIC HEARING CONSENT ITEMS

TEXT AMENDMENT

- A. **P17-07.** REVISION AND AMENDMENT TO THE CUMBERLAND COUNTY SUBDIVISION ORDINANCE AMENDING EXHIBIT 5 MUNICIPAL INFLUENCE AREA DEVELOPMENT STANDARDS, HOPE MILLS COLUMN, ROW ENTITLED *SIDEWALKS* (PAGE E5-E).

REZONING CASES

- B. **P17-08.** REZONING OF 2.74+/- ACRES FROM A1 AGRICULTURAL TO R40 RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 4957 GRAYS CREEK CHURCH ROAD & 6829 JACAMP DRIVE, SUBMITTED BY TIM EVANS ON BEHALF OF ROCKFISH RUN, LLC AND HORACE & ELIZABETH DEW (OWNERS).
- C. **P17-09.** INITIAL ZONING OF 12.03+/- ACRES R7.5 RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED WEST OF OAK HAVEN ROAD, NORTH OF RACKING HORSE ROAD; SUBMITTED BY VALLEY END II, LLC (OWNER).

CONDITIONAL ZONING DISTRICT

- D. **P17-02.** REZONING OF 2.00+/- ACRES FROM RR RURAL RESIDENTIAL TO C(P) PLANNED COMMERCIAL/CZ CONDITIONAL ZONING FOR OUTSIDE STORAGE OF MOTOR VEHICLES, INCLUDING TRUCKS AND RECREATIONAL VEHICLES, AND POD CONTAINERS, OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE EAST SIDE OF APPLGATE ROAD, SOUTH OF SR 1003 (CAMDEN ROAD); SUBMITTED BY MICHAEL WAGUESPACK ON BEHALF OF CAM ROCKS, LLC (OWNER).

VIII. PUBLIC HEARING WAIVER CASE

- E. **CASE NO. 16-102.** CONSIDERATION OF THE KENNETH MCLAURIN PROPERTY; GROUP DEVELOPMENT REVIEW; REQUEST FOR A WAIVER FROM THE REQUIREMENT TO HAVE A MINIMUM OF TWENTY FEET OF STREET FRONTAGE AND STREET ACCESS OFF OF EITHER A PUBLIC STREET OR AN APPROVED PRIVATE STREET; COUNTY SUBDIVISION ORDINANCE, SECTIONS 2303.C, STREET FRONTAGE & 2401.D, STREET ACCESS; ZONED: RR; TOTAL ACREAGE: 0.96+/-; LOCATED AT 3437 & 3441 NEBULAR DRIVE; SUBMITTED BY HAROLD F LIFE ESTATE & DEHAROLD D MCLAURIN (OWNER) AND KENNETH MCLAURIN (DEVELOPER).

IX. PUBLIC HEARING CONTESTED ITEMS

X. DISCUSSION

DIRECTOR'S UPDATE

XI. ADJOURNMENT