

AMY H. CANNON
County Manager



RAWLS HOWARD
Director

TRACY JACKSON
Assistant County Manager



DAVID MOON
Deputy Director

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Cumberland County Joint Planning Board

AGENDA

December 15, 2020
6:00 P.M.

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

CASE NO. 20-143. CONSIDERATION OF THE JODI MEADOWS PROPERTY; SUBDIVISION REVIEW; REQUEST FOR A WAIVER FROM THE MAXIMUM NUMBER OF LOTS TO BE SERVED USING A CLASS "C" PRIVATE STREET; COUNTY SUBDIVISION ORDINANCE, SECTION 2304.C.4.C(4), PRIVATE STREETS; ZONED: RR; TOTAL ACREAGE: 5.59+/-; LOCATED AT 597 GRIMBLE DRIVE; SUBMITTED BY JODI MEADOWS (OWNER) & LORI S. EPLER ON BEHALF OF LARRY KING & ASSOCIATES, R.L.S., P.A. (AGENT). **APPLICANT REQUESTED DEFERRAL UNTIL FEBRUARY 16, 2021 PLANNING BOARD MEETING**

- IV. ABSTENTIONS BY BOARD MEMBERS
- V. APPROVAL OF THE MINUTES OF NOVEMBER 17, 2020
- VI. CHAIRMAN'S WELCOME AND RULES OF PROCEDURE
- VII. PUBLIC HEARING CONSENT ITEMS

TEXT AMENDMENT

- A. **P20-62.** REVISION AND AMENDMENT TO THE CUMBERLAND COUNTY ZONING ORDINANCE IN ITS ENTIRETY FOR THE PURPOSE OF BRINGING THE ORDINANCE INTO COMPLIANCE WITH THE NEWLY ADOPTED CHAPTER 160D STATE STATUTES AND UPDATING THE TABLE OF CONTENTS AS APPROPRIATE.

INITIAL ZONING CASES

- B. **P20-54.** INITIAL ZONING OF 3.64+/- ACRES TO C2(P) PLANNED SERVICE AND RETAIL DISTRICT/CZ CONDITIONAL ZONING FOR TRADES CONTRACTOR ACTIVITIES OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE NORTHWEST SIDE OF SR 1243 (US HWY 301 S), NORTHEAST OF SR 1126 (BROOKLYN CIRCLE); SUBMITTED BY DSI PROPERTIES, LLC (OWNER). (HOPE MILLS)
- C. **P20-55.** INITIAL ZONING OF 15.65+/- ACRES TO R7.5 RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE WEST SIDE OF SR 1119 (MUSCAT ROAD) AND SOUTH OF FAIRHAVEN TRAIL; SUBMITTED BY GRRF, LLC (OWNER). (HOPE MILLS)
- D. **P20-56.** INITIAL ZONING OF 3.74+/- ACRES TO C(P) PLANNED COMMERCIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE WEST SIDE OF SR 1132 (LEGION

ROAD), SOUTH OF SR 3301 (IRELAND DRIVE); SUBMITTED BY WASH-A-ROO LAUNDROMAT, INC. & RAYMOND E. NICHOLSON, JR. (OWNERS). (HOPE MILLS)

- E. **P20-59.** INITIAL ZONING OF 0.32+/- ACRES TO RR RURAL RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED AT 8422 GODWIN FALCON ROAD; SUBMITTED BY SELENE BURNETTE (OWNER). (GODWIN)
- F. **P20-60.** INITIAL ZONING OF 30.29+/- ACRES TO A1 AGRICULTURAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED AT 7835 ROYAL STREET, 7513 BURNETT ROAD, AND 9162, 9209, 9225, 9238, 9258 MAIN STREET; SUBMITTED BY THE TOWN OF GODWIN, OFFIE RANDALL JOYNER, DESSIE C. STARLING, MARIA J. WADZINSKI & GILLIAM P. WISE (OWNERS). (GODWIN)
- G. **P20-61.** INITIAL ZONING OF 0.40+/- ACRES TO A1 AGRICULTURAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED AT 7456 BURNETT ROAD; SUBMITTED BY JAMES ROBERT GODWIN (OWNER). (GODWIN)

CONDITIONAL ZONING CASE

- H. **P20-57.** REZONING OF 8.85+/- ACRES FROM A1 AGRICULTURAL TO A1 AGRICULTURAL/CZ CONDITIONAL ZONING FOR A 3 LOT ZERO LOT LINE SUBDIVISION OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED ON THE SOUTH SIDE OF SR 1728 (MIDDLE ROAD), WEST OF SR 1725 (DOBBIN HOLMES ROAD); SUBMITTED BY MARY PARKS PATTERSON, CHARLES WAYNE HALL & CARA HALL AND ROBERT WILLIAM SIZEMORE & CLAIRE CULBRETH SIZEMORE (OWNERS). (EASTOVER)

VIII. PUBLIC HEARING CONTESTED ITEMS

INITIAL ZONING CASE

- I. **P20-58.** INITIAL ZONING OF 30.85+/- ACRES TO A1 AGRICULTURAL, R40A RESIDENTIAL, & C(P) PLANNED COMMERCIAL/CZ CONDITIONAL ZONING FOR MOTOR VEHICLE REPAIR OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED AT 8171, 8224, 8249, 8306, 8329, 8334, 8355 GODWIN FALCON RD & REID # 0592890807000, 0593700698000; SUBMITTED BY BARNEY B. GOFF, JR., DEVON MCKOY, GWENDOLYN MCMILLAN, CRAIG LAMONTE ROBINSON, ANGELA SMITH, BOBBY B. SMITH AND JOSEPH SMITH (OWNERS). (GODWIN)

IX. PUBLIC HEARING WAIVER CASES

- J. **CASE NO. 20-144.** CONSIDERATION OF THE CAROLYN MICHELLE RATLEY PROPERTY; SUBDIVISION REVIEW; REQUEST FOR A WAIVER FROM THE MINIMUM REQUIRED STREET FRONTAGE OF 20 FEET FOR THE CREATION OF A LOT; COUNTY SUBDIVISION ORDINANCE, SECTION 2303.C, STREET FRONTAGE; ZONED: RR; TOTAL ACREAGE: 1.09+/-; LOCATED AT 5151 ELLIS JACKSON ROAD; SUBMITTED BY CAROLYN MICHELLE RATLEY (OWNER) & J. THOMAS NEVILLE ON BEHALF OF YARBOROUGH WINTERS & NEVILLE, P.A. (AGENT).

X. DISCUSSION

DIRECTOR'S UPDATE

- LAND USE CODES COMMITTEE MEETING SUMMARY
- LINDEN ZONING ORDINANCE

XI. ADJOURNMENT