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Cumberland County

Patricia Hall,  
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Town of Hope Mills

Garland C. Hostetter,  
Town of Spring Lake  
Harvey Cain, Jr.,  
Town of Stedman  
Charles C. Morris,  
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Thomas J. Lloyd,  
Director

Cecil P. Combs,  
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Cumberland County

Benny Pearce,  
Town of Eastover

Donovan McLaurin,  
Wade, Falcon & Godwin

# COUNTY of CUMBERLAND

## *Planning & Inspections Department*

### AGENDA

August 21, 2012

7:00 P.M.

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

**P12-06:** REZONING OF 10.28+/- ACRES FROM RR/CU RURAL RESIDENTIAL/ CONDITIONAL USE OVERLAY FOR A BILLBOARD AND RR RURAL RESIDENTIAL TO C2(P) PLANNED SERVICE AND RETAIL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE SOUTH SIDE OF SR 1006 (CLINTON ROAD) AND WEST SIDE OF SR 2013 (OLD VANDER ROAD); SUBMITTED BY DAVID M. ALLEN ON BEHALF OF NEW HOMES INC. (OWNER). **WITHDRAWN**

**P12-48:** REZONING OF 86.22+/- ACRES FROM CD CONSERVANCY AND RR RURAL RESIDENTIAL TO R7.5 RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED ON THE EAST SIDE OF MCKINNON FARM ROAD AND SOUTH OF SR 1107 (FISHER ROAD); SUBMITTED BY LORRAINE MOHLER ON BEHALF OF MWH GROUP, LLC. (OWNER) AND 4D SITE SOLUTIONS, INC. **DEFERRED UNTIL NOVEMBER 20, 2012**

- IV. ABSTENTIONS BY BOARD MEMBERS
- V. POLICY STATEMENT REGARDING PUBLIC HEARING TIME LIMITS
- VI. APPROVAL OF THE MINUTES OF JULY 17, 2012
- VII. PUBLIC HEARING CONSENT ITEMS

### REZONING CASES

- A. **P12-47:** INITIAL ZONING OF 4.02+/- ACRES TO CD CONSERVANCY, RR RURAL RESIDENTIAL AND M(P) PLANNED INDUSTRIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 440 W MANCHESTER ROAD, OWNED BY MARY ODOM CAUDLE. (SPRING LAKE)
- B. **P12-49:** REZONING 4.41+/- ACRES FROM A1 AGRICULTURAL TO R40A RESIDENTIAL OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 5455 THROUGH 5515 MATT HAIR ROAD, SUBMITTED BY WILLIAM FRANK AND VIRGINIA KAY SKIPPER (OWNERS).

## CONDITIONAL ZONING DISTRICT

- C. **P12-46:** REZONING OF 1.94+/- ACRES FROM R6A RESIDENTIAL TO C2(P) PLANNED SERVICE AND RETAIL OR TO A MORE RESTRICTIVE ZONING DISTRICT, LOCATED AT 3955 DUNN ROAD, SUBMITTED BY HAROLD G. FURR ON BEHALF OF CAM PROPERTIES OF FAYETTEVILLE, LLC. (OWNER) AND 4D SITE SOLUTIONS, INC. (EASTOVER)

### VIII. PUBLIC HEARING CONTESTED ITEMS

- D. **P12-37:** REZONING OF 24.73+/- ACRES FROM A1 AGRICULTURAL AND C(P) PLANNED COMMERCIAL TO C2(P) PLANNED SERVICE AND RETAIL OR TO A MORE RESTRICTIVE ZONING DISTRICT; LOCATED AT 3435 MURPHY ROAD AND NORTHEAST OF SR 1832 (MURPHY ROAD), SOUTHEAST OF I-95; SUBMITTED BY SANDRA F. AUTRY, MARY J. SWANN, SHARON A. PENNY AND MARSHA D. AUTRY AS THE MARGARET MURPHY AUTRY HEIRS (OWNERS) AND JAMES SHERRILL, REMAX HOMEOWNERS LTD. (EASTOVER)

### IX. PUBLIC HEARING WAIVER REQUEST

- E. **CASE NO. 12-099.** CONSIDERATION OF THE ROSIE FORD PROPERTY; GROUP DEVELOPMENT REVIEW; REQUEST FOR A WAIVER FROM THE REQUIREMENT TO HAVE A MINIMUM OF 20 FEET OF STREET FRONTAGE ABUTTING EITHER A PUBLIC OR PRIVATE STREET; COUNTY SUBDIVISION ORDINANCE, SECTION 2302.A MUNICIPAL INFLUENCE AREAS (MIA) AND SECTION 2401.D STREET ACCESS; ZONED: A1; TOTAL ACREAGE: 5.20+/-; LOCATED AT 3700 HARDEEWOOD DRIVE; SUBMITTED BY ROSIE H. FORD (OWNER) AND GARY LEE FORD. (HOPE MILLS MIA/COUNTY JURISDICTION)
- F. **CASE NO. 12-100.** CONSIDERATION OF THE ISSAC YOUNG PROPERTY; GROUP DEVELOPMENT REVIEW; REQUEST FOR A WAIVER FROM THE REQUIREMENT TO HAVE A MINIMUM OF 20 FEET OF STREET FRONTAGE ABUTTING EITHER A PUBLIC OR PRIVATE STREET; COUNTY SUBDIVISION ORDINANCE, SECTION 2401.D STREET ACCESS; ZONED: A1; TOTAL ACREAGE: 14.20+/-; LOCATED AT 4439 CLAUDE LEE ROAD; SUBMITTED BY ISAAC YOUNG (OWNER) AND CELINDA FAIRCLOTH. (FAYETTEVILLE SSA/COUNTY JURISDICTION)

### X. DISCUSSION

#### DIRECTOR'S UPDATE

- MUNICIPAL INFLUENCE AREA - MIA

### XI. ADJOURNMENT