



**CHATHAM COUNTY PLANNING BOARD
AGENDA
Tuesday, August 6, 2013
Dunlap Building Classroom
Pittsboro, NC**

6:30 P.M.

- I. INVOCATION AND PLEDGE OF ALLEGIANCE:
- II. CALL TO ORDER:
- III. DETERMINATION OF QUORUM:
- IV. APPROVAL OF AGENDA:
- V. APPROVAL OF CONSENT AGENDA:
Minutes: Consideration of a request for approval of the July 9, 2013 Planning Board minutes.
- VI. PUBLIC INPUT SESSION: Fifteen-minute time of public input for issues **not** on agenda. Speakers limited to three minutes each.

6:45 P.M.

- VII. SUBDIVISIONS:
 1. Request by Lee Bowman, Project Manager on behalf of NNP Briar Chapel, LLC for preliminary plat approval of Briar Chapel, Phase 8 consisting of 110 lots on 24.7 acres located off SR-1528, Andrews Store Road and SR-1526, Parker Herndon Road, Baldwin Township, parcel #'s 87090 and 89623. **See Attachment(s)**
 2. Request by Michael Poe, Complete Development, on behalf of Cattail Creek Subdivision for a 24 month extension of preliminary plat approval to extend the expiration date from November 15, 2013 to November 15, 2015 for the remaining 21 lots. **See Attachment**
 3. Request by Kirk T. Metty, Lewis Metty Development, Inc. on behalf Cedar Mountain Subdivision for a 24 month extension of preliminary plat approval to extend the expiration date from January 16, 2014 to January 16, 2016 for the remaining 41 lots. **See Attachment(s)**
 4. Request by Nicolas P. Robinson, Attorney-at-Law on behalf of Swain Land & Timber, LLC and Chatham II, LLC, and Chatham Partners, LLC for a modification of plat deadlines and a unified development schedule for The Estates at Laurel Ridge, The Bluffs, Shively/Banner, The Glens, and Harris Subdivision to allow a unified development schedule to extend the final plat submittal deadline for each subdivision to June 30, 2020. **See Attachment(s)**

5. A request by the Chatham County Board of Commissioners to amend various sections of the Subdivision Regulations regulating travel way requirements regarding North Carolina Fire Code standards, specify waterline completion prior to acceptance of a financial guarantee, change the Board of Commissioner time for approval of plats from four meetings to 60 days, clarify the approval period for Construction Plans as 24 months, clarify that Environmental Impact Assessments do not apply to bona fide farm activities, and clarify site distance easement requirements. **See Attachment(s)**

8:00 P.M.

VIII. ZONING AND ORDINANCE AMENDMENTS: *Items from July 15, 2013 Public Hearing:*

Legislative Request:

6. Public hearing request by the Chatham County Board of Commissioners to amend Section 15.10 of the Zoning Ordinance regulating off-premise temporary signs for bona fide farm seasonal harvesting activities and auction events. **See Attachment(s)**

7. Consideration of a recommendation for consistency statements for requests by Douglas Roberts to rezone parcel numbers 2246 and 74741 and Paul Smedberg (Uhaul) to rezone parcels 71691 and 79289 that were discussed during the July 9 Planning Board meeting.

8:30 P.M.

IX. NEW BUSINESS:

X. PLANNING DIRECTOR'S REPORTS:

1. Minor Subdivisions / Exempt Maps – *Spreadsheet included in packet*
2. Board of Commissioners Public Hearing – August 19, 2013
3. Planning Board Basics – **See Attachment(s)**

XI. BOARD MEMBER ITEMS:

1. Discussion on a proposed recommendation to the Board of Commissioners to repeal zoning instigated by the Major Corridor Ordinance along various thoroughfares in Chatham County. (Ernst)

8:45 P.M.

XII. ADJOURNMENT:

Times listed are tentative. The Planning Board will proceed with the agenda as items are complete.