

CHATHAM COUNTY PLANNING BOARD
AGENDA – Special Meeting
July 31, 2007
Cooperative Extension Building, Pittsboro, NC

6:30 P.M.

- I. CALL TO ORDER – Chair:

- II. APPROVAL OF AGENDA:

- III. PUBLIC INPUT SESSION: Fifteen-minute time of public input for issues **not on agenda**. Speakers limited to three minutes each

6:45P.M.

- IV. SKETCH DESIGN APPROVAL:
 - A. Request by S & S Partnership for subdivision sketch design approval of “Larkspur”, consisting of 22 lots on 46 acres, located off S. R. 1526, Andrews Store Road, Baldwin Township.
Note: This item is being postponed until the August 7, 2007 Planning Board meeting – no action will be taken at this meeting.

 - B. Request by James E. Dixon for subdivision sketch design approval of “Fieldstone Subdivision”, consisting of 27 lots on 83 acres, located off SR-1532, Manns Chapel Road, Baldwin Township.
See Attachment #1

7:00 P.M.

- V. PRELIMINARY PLAT APPROVAL:
 - A. Request by James E. Dixon for subdivision preliminary approval of “Fieldstone Subdivision”, consisting of 27 lots on 83 acres, located off SR-1532, Mann’s Chapel Road, Baldwin Township.
See Attachment #2

7:15 P.M.

- VI. ZONING AND ORDINANCE AMENDMENTS
 - A. Discussion about request for a recommendation to the Board of County Commissioners about zoning additional areas of Chatham County specifically along major corridors. *See Attachment #3*

Items from May 21, 2007 Public Hearing:

 - A. Request by Carter Crawford for Paul Austin to rezone approximately 17.37 acres of Parcel No. 73961 consisting of 77.62 acres located within an RA-40 (residential/agricultural) zoning district to Conditional Use Light Industrial, located at 245 Buckhorn Rd. (SR1921), Cape Fear Township. *Note: This item has been withdrawn by the applicant which has the effect of denial.*

 - B. Request by Carter Crawford for Paul Austin for a conditional use light industrial permit for a multi-use building for uses including festivals, concerts, horse auctions, plays, and benefit sales on approximately 17.37 acres of Parcel No. 73961 consisting of 77.62 acres located at 245 Buckhorn Rd. (SR1921), Cape Fear Township. *Note: This item has been withdrawn by the applicant which has the effect of denial.*

- C. Request by Carter Crawford for Paul Austin for a conditional use permit for private & public recreation camps and grounds on approximately 20 acres of Parcel No. 73961 consisting of 77.62 acres, located within an RA-40 (residential/agricultural) zoning district, at 245 Buckhorn Rd. (SR1921), Cape Fear Township.
See Attachment #4

8:15 P.M.

Items from June 18, 2007 Public Hearing:

- D. Request by David Amory, Chase Real Estate Services, on behalf of Sprint Nextel to locate a communication tower within Chatham County for the 2007 tower plan as follows:
190 FT. monopole on NC 42 IN Corinth area 3
See Attachment #5
- E. Request by Brenton W. McConkey, Parker Poe Adams & Bernstein LLP, on behalf of Crown Castle International to locate communication towers within Chatham County for the 2007 tower plan as follows:
- 199 ft. self supporting on NC 42 east of Corinth area 3
 - 199 ft. self supporting on west side of Big Woods Rd. near Hugh Stone's land area 3
 - 199 ft. self supporting on east side of Old Graham Rd. and north of Russell Chapel Rd. area 3 -
See Attachment #6
- F. Request by Micah E. Retzlaff, Excell Communications, Inc., on behalf of Verizon Wireless for collocation on the existing SBA 300 ft. lattice tower located on north US 421. **See Attachment #7**

VII. NEW BUSINESS:

- A. Planning Director's Report
B. Planning Board Member Items
1. Motion to appoint Delcencia Turner to the Affordable Housing Task Force

9:00 P.M.

VIII. ADJOURNMENT:

Meeting Procedure

- I. Staff Report
II. Presentation by Applicant
III. Comments from the Public (at Chairman's discretion)
a. Speakers are to come to podium
b. Speakers are to give name and address
c. Comments are limited to five minutes
IV. Board Action
a. Motion for Action
b. Discussion by Board Members
c. Restatement of Motion by Chairman
d. Vote on Motion

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

