



Cumberland County Joint Planning Board

MINUTES

August 15, 2023

Members Present	Members Absent	Others Present
Mrs. Jami McLaughlin, Chair	Ms. Kasandra Herbert	Mr. Rawls Howard
Mr. Tom Lloyd, Vice-Chair	Mr. Gary Burton	Mr. David Moon
Mr. Todd Mobley	Mr. Mark Williams	Mr. Christopher Portman
Mrs. Susan Moody		Mrs. Laverne Howard
Mr. Stan Crumpler		
Mr. James Baker		
Mr. William Walters		

I. INVOCATION AND PLEDGE OF ALLEGIANCE

Mr. Baker delivered the invocation and led those present in the Pledge of Allegiance.

II. ADJUSTMENTS TO / APPROVAL OF AGENDA

There were none.

Mr. Baker made a motion, seconded by Mr. Lloyd to approve the agenda, as submitted. Unanimous approval.

III. PUBLIC MEETING WITHDRAWAL/DEFERRALS

Mr. Howard notified the Board that he received notice from Hope Mills that Case ZNG-006-23 was to be withdrawn and asked Mr. McLaughlin to come up and speak.

Mr. Chancer McLaughlin, Planning Director/Interim Town Manager for Hope Mills, came to the podium and advised the board that the applicant for Case ZNG-006-23 wishes to withdraw his request.

Mrs. Moody asked for an explanation as to the options available to the applicant in terms of when he can reapply.



Cumberland County Joint Planning Board

Mr. McLaughlin stated that Hope Mills would not be hearing any aspect of the case and went on to explain that the applicant can reapply in one year from the advertising of the case. But because the case never made it to the Town Board, the enforcement of that one-year rule, if the applicant reapplies with the exact same request, the Hope Mills Board of Commissioners would make the determination if the one-year rule applies.

Mrs. Moody made a motion, seconded by Mr. Baker to accept the withdrawal request of Case ZNG-006-23. Unanimous approval.

IV. ABSTENTIONS BY BOARD MEMBERS

There were none.

V. APPROVAL OF THE MINUTES OF JULY 18, 2023

Mr. Lloyd made a motion, seconded by Mrs. Moody to approve the minutes, as submitted. Unanimous approval.

VI. CHAIRMAN'S WELCOME AND RULES OF PROCEDURE

Chair McLaughlin read the welcome and rules of procedure.

VII. PUBLIC MEETING CONSENT ITEMS

REZONING CASES

- A. **ZNG-008-23:** Rezoning of 2.27+/- acres to C(P) Planned Commercial District or to a more restrictive zoning district, located at corner of Legion Rd and Elk Rd REIDs 0424086776000 and 0424088534000, submitted by the TIL Holdings of Texas, LLC (agent) on behalf of Myron Kent Dove; Judy Dove; John D. Dove, Jr; Gail Dove; Kimberly McGill Dove Trustee (owners). **(Hope Mills)**

In ZNG-008-23, the Town of Hope Mills Planning staff recommends approval of the rezoning request to the C(P) Planned Commercial district and finds that the request is consistent with the Southwest Cumberland Land Use Plan (2013) designation and that it does complement the future vision of the Town of Hope Mills in regard to the future plans of the adjacent parcels. The economic and regional impact of the proposed development fits within the vision and long-term outlook of the area in regard to economic development viability. Approval of the request is reasonable and in the public interest because the



Cumberland County Joint Planning Board

district requested is compliments the proposed development of adjacent parcels in the surrounding area.

In ZNG-008-23, Mrs. Moody made a motion, seconded by Mr. Baker to recommend approval of the rezoning request to the C(P) Planned Commercial district and finds that the request is consistent with the Southwest Cumberland Land Use Plan (2013) designation and that it does complement the future vision of the Town of Hope Mills in regard to the future plans of the adjacent parcels. The economic and regional impact of the proposed development fits within the vision and long-term outlook of the area in regard to economic development viability. Approval of the request is reasonable and in the public interest because the district requested is compliments the proposed development of adjacent parcels in the surrounding area. Unanimous approval.

- B. **ZON-23-0020:** Rezoning from A1 Agricultural District to R40A Residential District or to a more restrictive zoning district for 2.4 +/- acres; located at 6602 Murphy Road, submitted by Cynthia Coe (applicant/owner).

In Case ZON-23-0020, Planning and Inspections staff recommends approval of the rezoning request from A1 Agricultural District to R40A Residential District. Staff finds the request is consistent with the Eastover Area Land Use Plan which calls for "Rural Density Residential" at this location. Staff also finds that the request is reasonable and in the public interest as it is compatible to and in harmony with the surrounding land use activities and zoning.

In Case ZON-23-0020, Mrs. Moody made a motion, seconded by Mr. Baker to recommend approval of the rezoning request from A1 Agricultural District to R40A Residential District. The Board finds the request is consistent with the Eastover Area Land Use Plan which calls for "Rural Density Residential" at this location. The Board also finds that the request is reasonable and in the public interest as it is compatible to and in harmony with the surrounding land use activities and zoning. Unanimous approval.

VIII. DISCUSSION

Mr. Howard pointed out that the NCAPA State Planning Conference was approaching, and that money had been allocated as it is every year, for two Board members to attend, and let the Board know when and where this year's conference was going to take place and stated if anyone was interested to let him know so Staff could coordinate their attendance.



Cumberland County Joint Planning Board

IX. ADJOURNMENT

There being no further business, the meeting adjourned at 6:06 pm