



AGENDA
REGULAR
PLANNING BOARD MEETING
TUESDAY
April 28, 2009 – 6:30 p.m.
☞ **Town Hall Chambers** ☞

I. Call to Order

II. Consent Agenda: Consider approval of the March 24, 2009 Regular Planning Board Minutes

III. Action Agenda:

- 1. Sketch** JDH Capital requests a subdivision sketch plan approval of Shops at Crossroads Village Resubmittal. The property is located on the southwest corner of NC 73 and Beatties Ford Road. The subdivision sketch plan is a multi-building site consisting of 8 lots and will contain a 120,000 square-foot shopping center. *(Staff: Brad Priest)*
- 2. Mitigation** JDH Capital requests approval of a Tree Mitigation Plan in order to contribute funds to a Tree Fund/Bank for the ten (10) trees that they cannot save on the site at NC 73 and Beatties Ford Road. *(Staff: Brad Priest)*
- 3. Rezoning** R09-01, a request by Bunker Land Group to rezone approximately 24 acres located along Rich Hatchet Road approximately 900' south of NC73 from Neighborhood Residential (NR) to Traditional Neighborhood Development-Urban Conditional District (TND-U CD) for a 456 unit apartment complex. *(Staff: Jack Simoneau)*
- 4. Sketch** Bunker Land Group requests a subdivision sketch plan approval of Holly Crest. The property is located along Rich Hatchet Road approximately 900' south of NC 73. The subdivision sketch plan is a multi-building site containing 4 lots and will have a 456 unit apartment complex. *(Staff: Jack Simoneau)*
- 5. Rezoning** R09-02, a request by HCTP Development One, LLC to rezone 0.4 acres located approximately 375' southwest of the intersection of Gilead Road and NC 115 from TC-CD (Town Center - Conditional District) to TC-CD (Town Center-Conditional District) for a portion of a parking deck. PIN # 01711628. *(Staff: David Peete)*
- 6. Sketch** HCTP Development One, LLC requests a subdivision sketch plan approval for a 0.4-acre parcel which is part of the Town Center Project. The property is located near the intersection of Gilead Road and NC 115. *(Staff: David Peete)*
- 7. Berm** Request by MVC, LLC to construct a berm along Eastfield Road for Skybrook Phase 10. *(Staff: David Peete)*
- 8. Sketch** Request by MVC, LLC to extent the vesting for three Skybrook Sketch plans. *(Staff: David Peete)*

IV. Other Business

V. Adjourn

*Courtesy reminder of upcoming Board of Commissioner's meeting and Public Hearing on May 4, 2009, at 6:30 p.m.