



## Stanly County Planning Board November 10, 2008 - Meeting Minutes

### **Call to Order.**

The Stanly County Planning Board held a meeting on November 10, 2008 at 7 p.m. at the Stanly County Commons Meeting Room located at the Stanly County Commons 1000 N 1<sup>st</sup> Street, Albemarle North Carolina.

### **Stanly County Planning Board Members Attending**

Joe McManus, Chairman  
Ronald Crawley, Vice Chairman  
Houston Clark  
Robert Davis  
Floyd Eudy  
John Horne  
Brenda Hunter

### **Stanly County Planning Staff Attending**

Michael M. Sandy, AICP, CZO Planning Director  
Jonas Perez, Planner

### **Others Present**

Darrell Furr, Kirk Bowling and Jeremy Bowers.

### **Approval of minutes for the regular meeting held on October 13, 2008.**

**Motion:** Floyd Eudy made a motion to approve the minutes of October 13, 2008.

**Second:** Bob Davis seconded the motion.

**Action:** the Board unanimously approved this motion..

**Item 1 –Zoning Amendment 08-03 David Lee Harward.** Darrell Furr requests to rezone 6.4 acres from Neighborhood Business (N-B) to General Business (G-B). The property is located at 31220 Steakhouse Road and the purpose is to use an existing building as a Cabinet Shop.

Jonas Perez presented the Staff Report on the ZA 08 03. Michael Sandy advised that the waterline that goes through Old Salisbury Road. might not be accessible for this property. Currently this building is served by well water.

Mr. McManus reviewed the area to be rezoned. Ronald Crawley asked about other General Business districts in this area of Stanly County.

Darrell Furr was invited to answer questions from the Planning Board. With him came attorney Kirk Bowling and Jeremy Bowers. The Planning Board expressed concerns about property owner, size of their business, transportation and water needs. Because is a small business with only two employees, supplies arrive once a week and they may ship their cabinets up to three times a week.

All neighbors within 100 feet from the property were notified of this petition of rezoning. No negative responses were received from neighbors. Mr. Furr and Mr. Bowers committed to pull out the nonconforming manufactured home from the property. Closed the time for discussion, Chairman McManus requested a motion.

**Motion:** John Horne made a motion to send ZA 08-03 to the Board of County Commissioners with a favorable recommendation.

**Second:** Floyd Eudy seconded the motion.

**Action:** the Board unanimously approved this motion.

### **Other Businesses**

Mr. Sandy invited the Board Members to the Farmer's Landowners Preservation dinner and meeting at the Agri-Civic Center Thursday November 13 at 5.30 pm.

Ronald Crawley asked if the updated Stanly County Ordinances requested at the October meeting were prepared. Michael Sandy answered that Ordinances were being copied.

Not having any other business to address, Chairman McManus asked for a motion to Adjourn.

### **Adjournment**

**Motion:** Mr. Floyd Eudy made a motion to adjourn.

**Seconded:** John Horne seconded the motion.

**Action:** The meeting was adjourned at 7:40 pm.

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Joe McManus, Chairman of the Board

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Michael M. Sandy, Clerk of the Board.