

# Pender County Planning and Community Development

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## AGENDA Pender County Planning Board Tuesday, March 1, 2016 7:00 p.m. Pender County Public Meeting Room 805 S. Walker Street, Burgaw, North Carolina

**Call to Order:** Chairman Williams

**Roll Call:** Chairman Williams

Pender County Planning Board Members:

Williams: \_\_\_ Fullerton \_\_\_ Baker: \_\_\_ Edens: \_\_\_ McClammy: \_\_\_ Nalee: \_\_\_

**1. Adoption of the Agenda:**

**2. Adoption of the Minutes: (February 2, 2016 )**

**3. Public Comment:**

*\*(Public Hearings Open)\**

**4. Master Development Plan Revision:**

Signature Top Sail NC, LTD, applicant, on behalf of Capstone Ventures LLC., Ruth C. Kalmar Lewis et al, J L Morris Enterprises of Hampstead Inc., Morris Jeffrey Let al, and Signature Top Sail NC, LTD, owners, are requesting a revision to the previously approved Master Development Plan for the mixed use proposal known as Wyndwater. Specifically this request is to; increase the overall project area from ± 150.78 acres to ± 204.07 acres, increase the total units from ± 350 units to ± 500 units, increase project density from 3.1 units to 3.13 units per acre and to amend the side yard setback from twenty to fifteen feet. The subject property is zoned PD, Planned Development zoning district. The properties are located to the north of Doral Drive (SR 1693), northwest of Sloop Point Loop Road (SR 1563), south and east of the Cardinal Acres Lane (private) in the Topsail Township. The property may be further identified by Pender County PINs; 4214-04-6027-0000, 4214-22-2361-0000, 4214-31-1640-0000, 4213-59-0181-0000, 4214-12-3906-0000, 4214-22-7567-0000, 4214-04-9162-0000, 4214-23-2200-0000 and portion of the property located at 4214-50-8387-0000.

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Anyone wishing to address the **Pender County Planning Board** shall make a request on the "Public Comment" **sign-up sheet**.  
**Please provide the information requested.**

If you wish to speak on **a specific public hearing item**, please sign-in on the appropriate "Public Hearing" **sign- up sheet**.  
Speakers will be allowed to speak *prior* to any action/vote taken by the Board.

\*A time limit of **two** minutes per speaker or up to **ten** minutes for groups of five or more, with a designated speaker will be imposed.

**5. Pender County Collector Street Plan:**

Pender County is requesting to hold a public hearing on the Pender County Collector Street Plan. Following the public hearing, it's requested that the Planning Board make a recommendation for adoption.

*\*(Public Hearings Closed)\**

**6. Discussion Items:**

**a. Planning Staff Items:**

**b. Planning Board Members Items:**

**7. Next Meeting:** April 5, 2016

**8. Adjournment:**