

**TOWN OF ABERDEEN
PLANNING BOARD REGULAR MEETING
March 15, 2007
MINUTES**

Members Present: Jim Thomas Roger Bone Broadus Combs
 Elease Goodwin Kemp Lowder Mike Dunn
 Elaine Smith

Members Absent: Maurice Holland
 Bill Prevatte

Staff Present: Ben Warren, Planning Director
 Patti Jilson, Deputy Planner
 Jennifer Moore, Admin. Planning and Code Technician

Others Present: Matt Lowder Representative form Primax Properties, LLC
 Frank Faecett, Representative from Primax Properties, LLC

I. Call to Order:

Chairman Thomas called the meeting to order at 6:00om.

A motion was made by Mike Dunn and seconded by Roger Bone to appoint Jennifer Moore as secretary to the Planning Board. Motion unanimously carried.

II. Approval of Minutes: Regular Meeting of February 15, 2007

Mike Dunn made a motion seconded by Roger Bone to approve the minutes of the Regular meeting of February 15, 2007. Motion unanimously carried.

III. Old Business: NONE

- A.** Application for Rezoning RZ#06-01 submitted by Deanna Jackson to rezone the property located at Mofield Way/NC211 from I-H Industrial Heavy District to R-10 Residential District.

A motion was made by Mike Dunn and seconded by Roger Bone to approve and recommend approval of Rezoning Application

RZ#06-01 to the Town Board of Commissioners. Motion Unanimously Carried.

- B.** Application for Conditional Use Permit CU#07-02 and Site Plan SP#07-03 submitted by Charles Barnes for Office and commercial storage units for the property located at the northwest corner of Parkway Drive and Pee Dee Road and 400 feet south of 211 Hwy and Pee Dee Road intersection.

A motion was made by Mike Dunn and seconded by Kemp Lowder to approve and recommend approval of Conditional Use Application CU#07-02 and Site Plan Application SP#07-03 to the Town Board of Commissioners. Motion unanimously carried.

- C.** Application for Site Plan Review SP#07-04 submitted by Primax Properties for a proposed retail building located at 1809 N Sandhills Blvd.

A motion was made by Kemp Lowder and seconded by Elease Goodwin to approve and recommend approval of Site Plan Review Sp#07-04 to the Town board of Commissioners. Motion unanimously carried.

- D.** Application for Conditional Use Permit CU#07-03 submitted by Shannon Sheppard for a home occupation located at 903 Poplar St.

A motion was made by Elease Goodwin and seconded by Roger Bone to approve and recommend approval of Conditional Use Permit CU#07-03 to the Town Board of Commissioners. Motion unanimously carried.

- V.** Other Business: Ben Warren asked the Board to review the monthly reports. Planning Board dinner will be April 24th at Shucker's restaurant. Regular Planning Board meeting time discussed and Board chose to keep 6pm time.

- VI.** Adjourn: With no further items to discuss the meeting adjourned at 6:56pm.

Jennifer Moore
Admin. Planning & Code Technician

Approved by: Pattie Jilson, Deputy Planner