

Pamlico County Planning Board Meeting Minutes March 28, 2006

The Pamlico County Planning Board held its regularly scheduled meeting on Tuesday, March 28, 2006. Chairman John Buck, III opened the meeting at 7:06 p.m. The following members were present: John Buck, III, Nick Santoro, Denard Potter, Vernon Rose and Carl Ollison. Also present was Arey Grady, Attorney to the Board, and Skip Lee, Secretary to the Board.

The first item of business to come before the Board was the approval of the February 28, 2006 minutes. Denard Potter made the motion to approve the minutes as written, and Nick Santoro seconded. All members voted to approve the minutes.

Josh Nobles was next on the agenda requesting final approval for Cabin Creek, Section 4, Amendment 1, a 10 lot subdivision owned by Robert W. Cowden off of Florence Rd. in the Florence community. Nick Santoro made the motion to approve the subdivision and Carl Ollison seconded. All voted in favor of the motion. The subdivision had to be resubmitted to the Board so they could approve lots for offsite septic systems.

A representative from McKim & Creed was next on the agenda requesting final approval for Dawson Creek Subdivision, Phase 1 for 176 acres for a total of 125 lots owned by Coastal Marketing. The Subdivision would be served by Pamlico County Water and have individual septic systems. Nick Santoro made a motion to approve the subdivision subject to the new disclaimer in the Subdivision Ordinance being put on the plat and receipt of letter from the Department of Transportation on driveway approvals and turning lane. Denard Potter seconded the motion and the motion passed unanimously.

John Thomas was next on the agenda requesting preliminary approval for Woodfield Subdivision, Phase 1. Phase 1 would be for the first 15 lots as sewer becomes available. Nick Santoro made the motion to approve the subdivision subject to a letter from the Department of Transportation giving permission for connection for the driveway off of Highway 55 and the surveyor's registration being placed in the title block. Vernon Rose seconded the motion, and all voted unanimously.

John Thomas next requested preliminary approval for Lee Landing Estates, a 55 lot subdivision owned by W.O.W. Development Company, LLC located off of Lee Landing Rd. in Reelsboro, NC. Nick Santoro made the motion to approve the subdivision subject to receiving the letter from DOT regarding the acceptance of the driveways and addition of the new disclaimer to the plat. The motion was seconded and carried unanimously.

Allen Propst was next on the agenda to ask the Board for final approval for Whittaker Harbor, Phase 1, a 43 lot subdivision located in Oriental, NC. Due to a minor

revision on the plat showing a blue line stream, he wanted to get the Board's approval for the change. The plat had already been approved for preliminary and final approval. Nick Santoro made a motion to approve the subdivision, and Denard Potter seconded the motion. The motion carried unanimously.

Kendall Gaskins was not on the agenda but was allowed to present and request preliminary approval for Caraway Cove, a 51 lot subdivision off of Seafarer Rd. close to Arapahoe, NC. Permits have been submitted to Army Corp. of Engineer and Division of Water Quality. Denard Potter made a motion to approve the subdivision subject to all of the required permits being obtained, and Carl Ollison seconded the motion. The motion carried unanimously.

Skip Lee, Secretary to the Board

John Buck, III, Chairman