



**AGENDA
PLANNING AND DESIGN REVIEW BOARD
SEPTEMBER 5, 2023
6:00 P.M.**

**City Hall
112 Goldsboro Street, E
Wilson, NC 27894**

**NOTE: ALL ITEMS, EXCEPT DESIGN REVIEW WILL BE HEARD BY CITY COUNCIL ON
OCTOBER 19, 2023 UNLESS OTHERWISE NOTED.**

RULES FOR PERSONS ADDRESSING PLANNING & DESIGN REVIEW BOARD

1. Each speaker will identify him/herself by giving his or her **name and place of residence**.
2. Each speaker will be limited to speaking one time on any topic. When you are finished speaking, please step away from the podium and be seated.
3. Each speaker will be limited to **five (5) minutes** and each group's representative will be limited to a **maximum of ten (10) total minutes**. Each group is encouraged to designate a single spokesperson for their group.
4. Each speaker will confine him/herself to the general question before the Board and avoid irrelevant comments

CALL TO ORDER

ORGANIZATIONAL MEETING

APPROVAL OF MINUTES: July 6, 2023

NEW BUSINESS

#1 ZONING CHANGE REQUEST (PROJECT # 23-285)

REQUESTED ZONE: SR4 (Single-Family Residential)

PRESENT ZONE: SR6 (Single-Family Residential)

APPLICANT: Eldreth Law, Brian J. Register, Attorney

PROPERTY OWNER(s): Spoiled Sammy, LLC

PROPERTY ADDRESS: 4705 Bluff Place, N

PROPERTY SIZE: approximately 0.41 acres

SPECIFIC DESCRIPTION: Portion of 3714-93-6960 (PIN)

PRESENT USE OF PROPERTY: Single-family home

#2 ZONING CHANGE REQUEST (PROJECT # 23-283)
REQUESTED ZONE: GC (General Commercial)
PRESENT ZONE: R/A (Rural/Agricultural)
APPLICANT: Bartlett Engineering & Surveying, PC
PROPERTY OWNER(s): Faye B. McKeel, et al
PROPERTY ADDRESS: US 301, S and Saint Mary's Church Road, at and near the US 264, US 117 & I-795 Interchanges
PROPERTY SIZE: approximately 9.10 acres
SPECIFIC DESCRIPTION: Portion of 3700-92-6586 (PIN)
PRESENT USE OF PROPERTY: Vacant/Undeveloped

#3 ZONING CHANGE REQUEST (PROJECT # 23-284)
REQUESTED ZONE: GC (General Commercial)
PRESENT ZONE: Wilson County AR – Agricultural Residential
APPLICANT: Bartlett Engineering & Surveying, PC
PROPERTY OWNER(s): Faye B. McKeel, et al
PROPERTY ADDRESS: US 301, S and Saint Mary's Church Road, at and near the US 264, US 117 & I-795 Interchanges
PROPERTY SIZE: approximately 0.69 acres
SPECIFIC DESCRIPTION: Portion of 3700-92-6586 (PIN)
PRESENT USE OF PROPERTY: Vacant/Undeveloped

#4 ZONING ORDINANCE TEXT CHANGE REQUEST (PROJECT # 23-295)
APPLICANT: City of Wilson
SECTIONS: Chapters 2, 3, and 17 of the UDO
Purpose: Technical amendments to update the UDO with regards to Uses, Supplemental Standards and best practices.

#5 CITY OF WILSON 2040 COMP PLAN – UPDATE PRESENTATION

OLD BUSINESS

ADJOURNMENT

Next Scheduled Meeting – October 3, 2023