

# HARNETT COUNTY PLANNING BOARD

**Monday May 5, 2025**

**6:00 p.m.**

**Harnett County Development Services  
420 McKinney Parkway, Lillington, NC 27546**

## PUBLIC HEARING

1. Call to order and welcome – Chairman Kathy Wood
2. Invocation & Pledge of Allegiance
3. Approval of Minutes

### **New Business**

**4. Proposed Zoning Change: Case #PLAN2504-0001**

Landowner / Applicant: Central Carolina Equity Partners, LLC; 5.22 +/- acres; Pin # 0610-98-3186.000; From RA-30 to Commercial Zoning District; Upper Little River Township; Intersection of SR # 1265 (Cool Spring Road) & US 421N.

**5. Proposed Text Amendment: Case #PLAN2504-0002**

Applicant: Harnett County Development Services; Harnett County Unified Development Ordinance;

Article III, Sections: 3.2.1. A; 3.2.1. B; 3.2.1.C; 3.2.1.D; 3.2.2.C; 5.3; 5.4.1.B; 8.4.1.B.4

Article V., Section 11.6.2.B.e

Article VI., Sections: 6.1.A; 6.1.B; 6.2.; 6.3.C; 6.4.2; 6.5.1.H; 6.5.2.A; 6.6.A; 6.7.1.A; 6.7.1.B; 6.7.2.A; 6.7.2.B; 6.7.2.C; 6.7.2.D; 6.7.2.G; 6.7.3.A; 6.7.3.B; 6.7.3.C; 6.7.3.D; 6.7.3.E

Article XI, Sections: 4.3.1.5; 4.3.2.A.5; 10.2.2; & 10.4; &

Article XIV, Section 2.2

6. Other Business
7. Adjourn



# REZONING STAFF REPORT

Case: PLAN2504-0001

Sarah Arbour, Planner II

[sarbour@harnett.org](mailto:sarbour@harnett.org)

Phone: (910) 814-6414 Fax: (910) 814-8278

Planning Board: May 5, 2025

County Commissioners: May 19, 2025

## Requested Rezoning from the RA-30 to the Commercial Zoning District

### Applicant Information

#### Owner of Record:

Name: Central Carolina Equity Partners, LLC

Address: 315 W. McIntosh Street

City/State/Zip: Sanford, NC 27330

#### Applicant:

Name: Central Carolina Equity Partners, LLC

Address: 315 W. McIntosh Street

City/State/Zip: Sanford, NC 27330

### Property Description

PIN(s): 0610-98-3186.000

Acreage: 5.22

Address/SR No.: US 421 N. Lillington, NC 27546

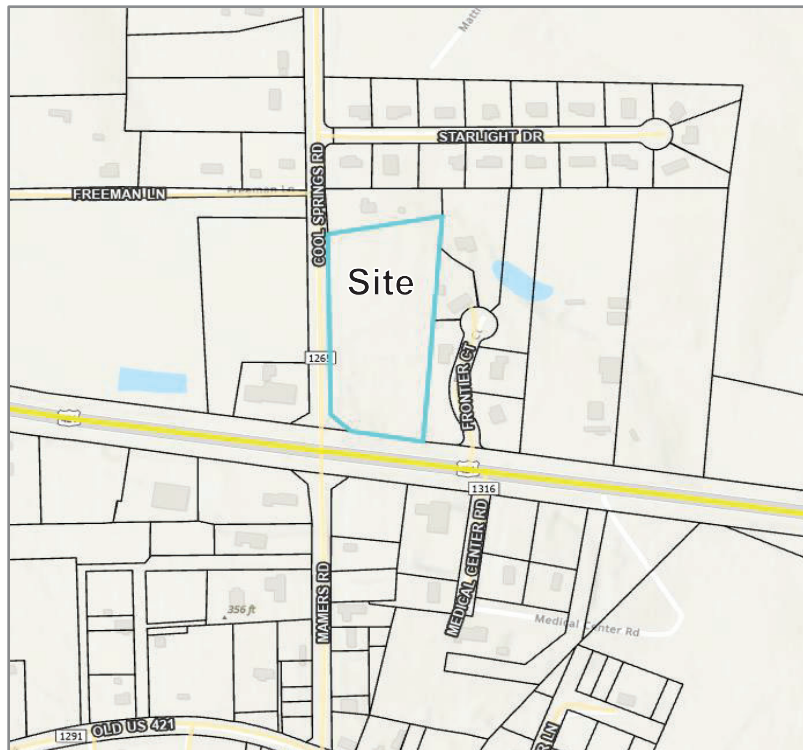
#### Township:

- ☐ Anderson Creek
- ☐ Avasboro
- ☐ Barbecue
- ☐ Black River

- ☐ Buckhorn
- ☐ Duke
- ☐ Grove
- ☐ Hectors Creek

- ☐ Johnsonville
- ☐ Lillington
- ☐ Neill's Creek
- ☐ Stewart's Creek
- ☒ Upper Little River

### Vicinity Map



## Physical Characteristics



### Site Description

The subject property is an unimproved, wooded corner lot with frontage along Cool Springs Rd. and US 421 N.

### Surrounding Land Uses

Surrounding land uses consist of single-family residences to the north and east, and commercial uses including a fire station, a Family Dollar, Dollar General, a gas station, and health clinic to the south and west. Land used for agricultural purposes is located to the west.







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## Services Available

Water:

- ☒ Public (Harnett County)  
☐ Private (Well)  
☐ Other: Unverified

Sewer:

- ☐ Public (Harnett County)  
☒ Private (Septic Tank)  
☐ Other:

## Transportation:

Annual Average Daily Traffic (AADT):

**US 421 N. :** 8,400

**Cool Springs Rd. :** 1,000

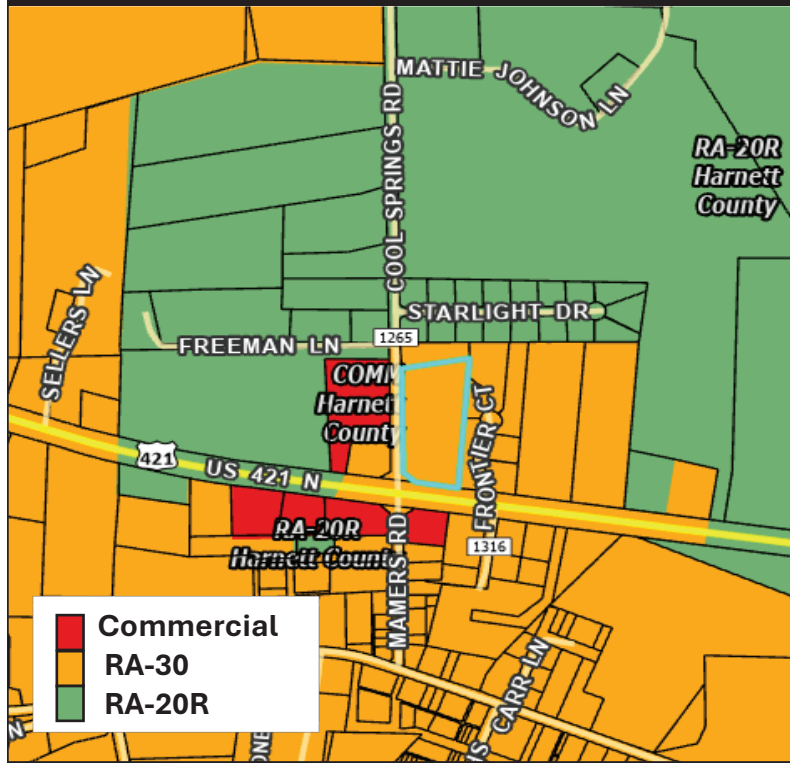
## Site Distances:

**US 421 N. West:** Fair

**US 421 N. East:** Good

**Cool Springs Rd. :** Good

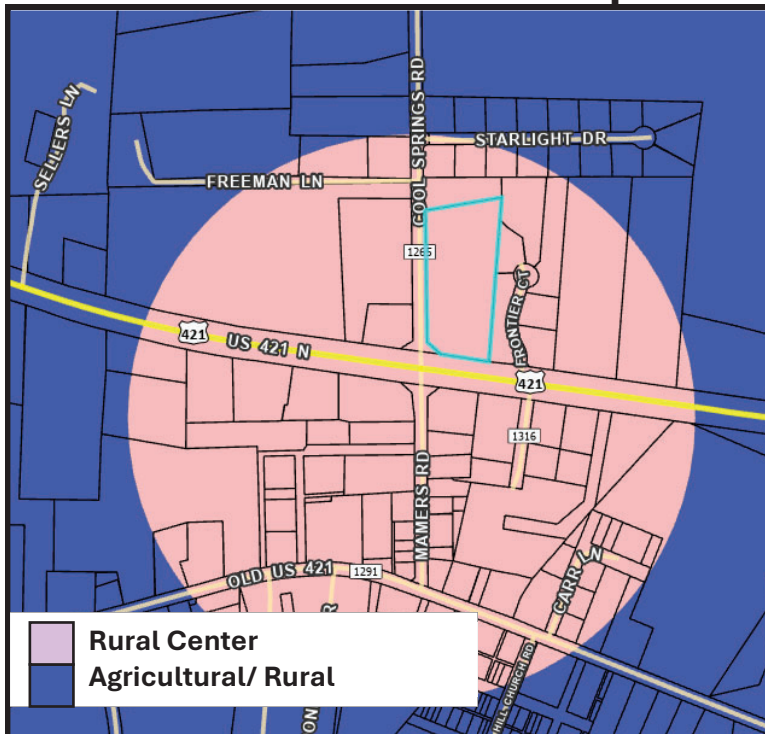
## Zoning District Compatibility



	Current	Requested
Parks & Rec	<b>X</b>	<b>X</b>
Natural Preserves	<b>X</b>	<b>X</b>
Bona Fide Farms	<b>X</b>	<b>X</b>
Single Family	<b>X</b>	
Manufactured Homes, (with design criteria)	<b>SUP</b>	
Manufactured Homes		
Multi-Family	<b>SUP</b>	
Institutional	<b>X</b>	<b>SUP</b>
Commercial Services	<b>SUP</b>	<b>X</b>
Retail	<b>X</b>	<b>X</b>
Wholesale		<b>SUP</b>
Industrial		
Manufacturing		<b>SUP</b>

The following is a summary list of potential uses. For all applicable uses for each Zoning district please refer to the UDO's Table of Uses

## Land Use Classification Compatibility



	ZONING	LAND USES
	Commercial	Rural Center
Parks & Rec	<b>X</b>	<b>X</b>
Natural Preserves	<b>X</b>	<b>X</b>
Bona Fide Farms	<b>X</b>	<b>X</b>
Single Family		
Manufactured Homes, Design Regulated		
Manufactured Homes		
Multi-Family		
Institutional	<b>X</b>	<b>X</b>
Commercial Service	<b>X</b>	<b>X</b>
Retail	<b>X</b>	<b>X</b>
Wholesale	<b>SUP</b>	<b>SUP</b>
Industrial		
Manufacturing		

The above is a summary list of potential uses. For all applicable uses for each Zoning district, please refer to the UDO's Table of Uses.



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## Site Photographs





## Across Street

**U.S 421 N. East View**



**U.S. 421 N. West View**



**Cool Springs Rd. South View**



**Cool Springs Rd. North View**



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## Evaluation

- ☒ Yes ☐ No **A. The proposal will place all property similarly situated in the area in the same category, or in appropriate complementary categories.**

The property is located in a mixed-use area with commercial and residential uses. Properties with a Commercial zoning designation are located across from the subject property on the south side of US 421 N.

- ☒ Yes ☐ No **B. There is a convincing demonstration that all uses permitted under the proposed district classification would be in the interest of the general public and not merely the interest of the individual or small group.**

The requested zoning district is compatible with the underlying land use, Rural Center. This land use classification is a development node which encourages commercial activity and economic development throughout the county. The uses permitted in the Commercial zoning district are compatible with the underlying land use.

- ☒ Yes ☐ No **C. There is a convincing demonstration that all uses permitted under the proposed district classification would be appropriate in the area included in the proposed change. (When a new district designation is assigned, any use permitted in the district is allowable, so long as it meets district requirements, and not merely uses which applicants state they intend to make of the property involved.)**

There is a convincing demonstration that all uses permitted under the proposed zoning district classification would be appropriate in the area included in the proposed change. The uses permitted in the Commercial zoning district are compatible with the surrounding and nearby commercial land uses. Additionally, the property has access to a major thoroughfare and water service, and is located in a Rural Center Development Node.

- ☒ Yes ☐ No **D. There is a convincing demonstration that the character of the neighborhood will not be materially and adversely affected by any use permitted in the proposed change.**

There is a convincing demonstration that the character of the neighborhood will not be materially and adversely affected by the uses permitted in the requested zoning district. The uses permitted in the Commercial zoning district are compatible with the nearby non-residential land uses. Further, the neighborhood may experience benefits from future commercial development such as an increase in employment opportunities and local investment.

- ☒ Yes ☐ No **E. The proposed change is in accordance with the comprehensive plan and sound planning practices.**

The requested zoning district is compatible with the future land use classification, Rural Center. The Rural Center Use Future Land Use classification supports small scale, market-driven commercial centers.



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## Suggested Statement-of-Consistency (Staff concludes that...)

As stated in the evaluation, the requested rezoning to **Commercial** would not have an unreasonable impact on the surrounding community based on compatibility with the future land use plan. It is recommended that this rezoning request be **APPROVED**.

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## Standards of Review and Worksheet

### TYPICAL REVIEW STANDARDS

The Planning Board shall consider and make recommendations to the County Board of Commissioners concerning each proposed zoning district. The following policy guidelines shall be followed by the Planning Board concerning zoning districts and no proposed zoning district will receive favorable recommendation unless:

- ☐ Yes    ☐ No    A. The proposal will place all property similarly situated in the area in the same category, or in appropriate complementary categories.
- ☐ Yes    ☐ No    B. There is convincing demonstration that all uses permitted under the proposed district classification would be in the general public interest and not merely in the interest of the individual or small group.
- ☐ Yes    ☐ No    C. There is convincing demonstration that all uses permitted under the proposed district classification would be appropriate in the area included in the proposed change. (When a new district designation is assigned, any use permitted in the district is allowable, so long as it meets district requirements, and not merely uses which applicants state they intend to make of the property involved.)
- ☐ Yes    ☐ No    D. There is convincing demonstration that the character of the neighborhood will not be materially and adversely affected by any use permitted in the proposed change.
- ☐ Yes    ☐ No    E. The proposed change is in accordance with the comprehensive plan and sound planning practices.

### ☐ GRANTING THE REZONING REQUEST

Motion to grant the rezoning upon finding that the rezoning is reasonable based on **All** of the above findings of fact A-E being found in the affirmative and that the rezoning advances the public interest.

### ☐ DENYING THE REZONING REQUEST

Motion to deny the rezoning upon finding that the proposed rezoning does not advance the public interest and is unreasonable due to the following:

- ☐ The proposal will not place all property similarly situated in the area in the same category, or in appropriate complementary categories.
  - ☐ There is not convincing demonstration that all uses permitted under the proposed district classification would be in the general public interest and not merely in the interest of the individual or small group.
  - ☐ There is not convincing demonstration that all uses permitted under the proposed district classification would be appropriate in the area included in the proposed change. (When a new district designation is assigned, any use permitted in the district is allowable, so long as it meets district requirements, and not merely uses which applicants state they intend to make of the property involved.)
  - ☐ There is not convincing demonstration that the character of the neighborhood will not be materially and adversely affected by any use permitted in the proposed change.
  - ☐ The proposed change is not in accordance with the comprehensive plan and sound planning practices.
- ☐ The proposed change was not found to be reasonable for a small scale rezoning



# TEXT AMENDMENT REQUEST FORM (Internal)

Development Services  
420 McKinney Pkwy.  
P.O. Box 65, Lillington, NC 27546  
Phone: (910) 893-7525 Fax: (910) 893-2793  
Case: PLAN2504-0002

Planning Board: May 5, 2025 County Commissioners: May 19, 2025

## Applicant Information

### **Applicant:**

Name: Harnett County Development Services  
Address: 420 McKinney Pkwy.  
City/State/Zip: Lillington, NC 27546  
Phone: 910-893-7525, x2

## Type of Change

☐ New Addition ☒ Revision

**Ordinance:** Unified Development Ordinance

Article III., Sections: 3.2.1 A; 3.2.1 B; 3.2.1 C; 3.2.1 D; 3.2.2.C; 5.3 ; 5.4.1.B; 8.4.1.B.4

Article V., Section 11.6.2.B.e

Article VI., Sections: 6.1.A; 6.1.B; 6.2; 6.3.C; 6.4.2; 6.5.1.H; 6.5.2.A; 6.6.A; 6.7.1.A; 6.7.1.B; 6.7.2.A, 6.7.2.B ;6.7.2.C ;6.7.2.D; 6.7.2.G ;6.7.3.A ;6.7.3.B; 6.7.3.C ; 6.7.3.D; 6.7.3.E

Article XI., Sections: 4.3.1.5; 4.3.2.A.5; 10.2.2; & 10.4; &

Article XIV., Section 2.2

## Current Text:

### **Article III.**

#### **3.2 General Plat & Vicinity Map Criteria**

##### *3.2.1 Plat Review*

- A. The Harnett County E-911 Addressing Department shall review all plats to ensure that all roads are legible and correctly identified as set forth in this Ordinance.
- B. Any road drawn on a map/plat shall be identified with the approved E-911 Addressing road name.
- C. Any State maintained road drawn on a map/plat shall be identified with the North Carolina Department of Transportation State road number and the approved E-911 Addressing road name.
- D. Major highways such as US, NC, and Interstates shall be identified only with the approved E-911 Addressing road name (example: US 421 N, US 421 S, NC 27 E, NC 27 W, I-95 etc.)

##### *3.2.2 Vicinity Map*

- C. Roads that are not State maintained shall be identified with the approved E-911 Addressing road name.



### 5.3 Manufactured Home Park Site Plan Requirements

Address and/or Lot Number for Each Lot (As Approved by Harnett County E-911 Addressing)	X	X	X	X
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### 5.4 New Manufactured Home Park Site Plan

#### 5.4.1. Board of Adjustment Submittal Requirements

- B. Street name approval letter, provided to owner(s) by Harnett County E-911 Addressing.

### 8.4 Minor Subdivision Procedures

#### 8.4.1 Review for Minor Subdivisions

- B. The Administrator shall submit copies of the plan and any accompanying material to other officials and agencies concerned with new development including, but not limited to:
4. Harnett County GIS/E-911 Addressing Operations Administrator

## Article V.

### 11.6 Manufactured Home Park

#### 11.6.2 Standards for New & Altered Manufactured Home Parks

- B. Improvement Standards

- e. All street names shall be approved by the Harnett County E-911 Addressing Department.

## Article VI.

### Section 6.0 ADDRESSING & NAMING

#### 6.1 Authority

- A. Street address numbers assigned by the Harnett County E-911 Addressing Department are recognized by the United States Postal Service as mailing addresses.
- B. Street address numbers, subdivision names, and road names on file with E-911 Addressing shall be the official street address numbers.

#### 6.2 Jurisdiction

E-911 Addressing shall assign street address numbers in all areas of Harnett County not within the jurisdiction of a municipality, unless otherwise requested. The municipalities of Angier, Coats, Erwin and Lillington have requested that E-911 Addressing assign all street address numbers within said jurisdictions.

#### 6.3. General

- C. For numbering purposes, each road within the County's jurisdiction has a standard beginning point which shall be zero (0). Exception to this regulation shall be made in cases of municipal streets and/or conflicts with other counties or postal boundaries.

#### 6.4 Assignment of Address

##### 6.4.2 Corner Lot Address Assignment

Structures on corner lots shall be assigned multiple street address numbers. A street number shall be assigned for each named road that abuts the lot. The permanent street address number will be determined before the Certificate of Occupancy is issued using the method outlined above. Street address numbers that are not used shall be purged from the system.

#### 6.5 Display of Address

##### 6.5.1 Display Provisions

- H. E-911 Addressing shall have the right to authorize and approve alternate methods of displaying street address numbers which meet the intent of this Ordinance when strict adherence to these standards cannot reasonably be met.

##### 6.5.2 Display Enforcement

- A. No structure shall receive a Certificate of Occupancy until a street address number has been issued by the E-911 Addressing Department and that street address number is properly displayed as described herein.

## **6.6 Subdivision Naming**

- A. E-911 Addressing shall approve and maintain subdivision names in all areas of Harnett County not within the jurisdiction of a municipality. As part of the request to provide street address numbers from the municipalities of Angier, Coats, Erwin, and Lillington, the Harnett County E-911 Addressing Department shall approve and maintain subdivision names within those jurisdictions.

## **6.7 Street Naming & Signs**

### *6.7.1 Street Names*

- A. E-911 Addressing shall approve and maintain road names in all areas of Harnett County not within the jurisdiction of a municipality, unless otherwise requested. As part of the request to provide street address numbers from the municipalities of Angier, Coats, Erwin and Lillington, the Harnett County E-911 Addressing Department shall approve and maintain road names within said jurisdictions.
- B. Road names shall be named, renamed, and/or approved in accordance with the road naming guidelines and NCGS 160D-239.1.

### *6.7.2 Street Name Petition*

- A. Street name petition fee shall be determined by the Harnett County Board of Commissioners. This is an administration fee for researching and processing the petition and advertisement of a public hearing and is therefore nonrefundable. This fee shall be paid when the subdivision/street name application is submitted.
- B. New street names created shall adhere to the street naming guidelines and shall be subject to the street name petition fee, unless the street is being created through the subdivision process.
- C. New street names created due to E-911 Addressing mandates shall be exempt from the street name petition fee.
- D. Property owners, developers, or petitioners changing the name of existing streets shall adhere to the street naming guidelines and shall be responsible for the street name petition fee.
- G. Once a street has been named or renamed there shall be a five (5) year waiting period before a subdivision/street name application can be filed. If the street name was approved through the subdivision process the five (5) year period will begin from the subdivision approval date for that phase, if applicable. If the street name was approved by the Harnett County Board of Commissioners, the five (5) year period will begin from the Harnett County Board of Commissioners approval date.

### *6.7.3 Street Signs*

- A. All named roads in Harnett County shall be identified by a sign showing the official name of that road. Signs should be installed according to the Manual of Uniform Traffic Control Devices (MUTCD) and any other applicable local, State, and Federal regulations.
- B. Street name sign fees shall be determined by the Harnett County Board of Commissioners. This fee shall cover the material and labor cost to create and install the sign.
- C. Street name signs shall be a standard color, size, and design, as approved by E-911 Addressing. The sign background color shall be green and the characters and borders shall be white. A yellow tab indicating "Private Road" may only be used on streets that are not State maintained and are not part of any recorded subdivision plat, unless otherwise approved by this Ordinance.
- D. Property owners, developers, or petitioners creating new streets or changing the name of existing streets shall be responsible for the street name sign fee. Street name sign fees shall be paid before a subdivision plat can be recorded and before any street address numbers are issued.
- E. All street name signs in the unincorporated areas of Harnett County shall be approved, installed, and maintained by E-911 Addressing.

## **Article XI.**

## **SECTION 4.0 DEVELOPMENT REVIEW BOARD**



### 4.3 Membership

#### 4.3.1. General Membership

##### 5. E-911 Addressing Department

#### 4.3.2 *Advisory Membership*

- A. Depending upon the specific aspects of a development proposal, additional members of the DRB include representatives of the following agencies.

##### 5. GIS/Land Records Department

## **SECTION 10.0 OTHER DEPARTMENTS**

### **10.2 Review Officer**

#### 10.2.2 *Review Officer Location*

The Review Officer is located in the GIS/Land Records Division of Harnett County.

### **10.4 E-911 Addressing**

The E-911 operations Administrator shall be responsible for enforcement of Article VI “General Development Standards,” Section “Addressing” of this Ordinance.

## **Article XIV.**

## **SECTION 2.0 GENERAL DEFINITIONS & ACRONYMS**

### **2.2 General Definitions**

#### **E-911 Address**

A physical address assigned by the E-911 Addressing Department for a structure or parcel of land.

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## **Proposed Text:**

## **Article III.**

### **3.2 General Plat & Vicinity Map Criteria**

#### 3.2.1 *Plat Review*

- A. The Harnett County ~~E-911 Addressing~~ **GIS** Department shall review all plats to ensure that all roads are legible and correctly identified as set forth in this Ordinance.
- B. Any road drawn on a map/plat shall be identified with the approved ~~E-911 Addressing~~ **GIS** road name.
- C. Any State maintained road drawn on a map/plat shall be identified with the North Carolina Department of Transportation State road number and the approved ~~E-911 Addressing~~ **GIS** road name.
- D. Major highways such as US, NC, and Interstates shall be identified only with the approved ~~E-911 Addressing~~ **GIS** road name (example: US 421 N, US 421 S, NC 27 E, NC 27 W, I-95 etc.)

#### 3.2.2 *Vicinity Map*

- C. Roads that are not State maintained shall be identified with the approved ~~E-911 Addressing~~ **GIS** road name.

### 5.3 Manufactured Home Park Site Plan Requirements

Address and/or Lot Number for Each Lot (As Approved by Harnett County <del>E-911 Addressing</del> <b>GIS</b> )	X	X	X	X
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### 5.4 New Manufactured Home Park Site Plan

#### 5.4.1 Board of Adjustment Submittal Requirements

- B. Street name approval letter, provided to owner(s) by Harnett County ~~E-911 Addressing~~ **GIS**.

### 8.4 Minor Subdivision Procedures

#### 8.4.1 Review for Minor Subdivisions

- B. The Administrator shall submit copies of the plan and any accompanying material to other officials and agencies concerned with new development including, but not limited to:
4. Harnett County ~~GIS/E-911 Addressing Operations Administrator~~ **Department**.

### Article V.

#### 11.6 Manufactured Home Park

##### 11.6.2 Standards for New & Altered Manufactured Home Parks

- B. Improvement Standards
- e. All street names shall be approved by the Harnett County ~~E-911 Addressing~~ **GIS** Department.

### Article VI.

### Section 6.0 ADDRESSING & NAMING

#### 6.1 Authority

- A. Street address numbers assigned by the Harnett County ~~E-911 Addressing~~ **GIS** Department are recognized by the United States Postal Service as mailing addresses.
- B. Street address numbers, subdivision names, and road names on file with ~~E-911 Addressing~~ **GIS** shall be the official street address numbers.

#### 6.2 Jurisdiction

~~E-911 Addressing~~ **GIS** shall assign street address numbers in ~~all areas~~ the following jurisdictions: Harnett County, ~~not within the jurisdiction of a municipality, unless otherwise requested. The municipalities of~~ **Town of Angier, Town of Coats, Town of Erwin, and Town of Lillington.** ~~have requested that E-911 Addressing assign all street address numbers within said jurisdictions.~~

#### 6.3. General

- C. For numbering purposes, each road within the County's jurisdiction has a standard beginning point which shall be ~~zero~~ **(1)**. Exception to this regulation shall be made in cases of municipal streets and/or conflicts with other counties or postal boundaries.

#### 6.4 Assignment of Address

##### 6.4.2 Corner Lot & Large Lot Address Assignment

~~Structures on corner lots shall be assigned multiple street address numbers. A street number shall be assigned for each named road that abuts the lot. The permanent street address number will be determined before the Certificate of Occupancy is issued using the method outlined above. Street address numbers that are not used shall be purged from the system.~~

**Corner lot and large lot street address numbers will be assigned from the submitted site or plot plans using the methodology established in section 6.4.1 General Address Assignments of this article.**



## 6.5 Display of Address

### 6.5.1 Display Provisions

- H. ~~E-911 Addressing~~ GIS shall have the right to authorize and approve alternate methods of displaying street address numbers which meet the intent of this Ordinance when strict adherence to these standards cannot reasonably be met.

### 6.5.2 Display Enforcement

- A. No structure shall receive a Certificate of Occupancy until a street address number has been issued by the ~~E-911 Addressing~~ GIS Department and that street address number is properly displayed as described herein.

## 6.6 Subdivision Naming

- A. ~~E-911 Addressing~~ GIS shall approve and maintain subdivision names ~~in all areas of~~ in the following jurisdictions: Harnett County, ~~Town of Angier, Town of Coats, Town of Erwin, and the Town of Lillington.~~ not within the jurisdiction of a municipality. As part of the request to provide street address numbers from the municipalities of Angier, Coats, Erwin, and Lillington, the Harnett County ~~E-911 Addressing~~ GIS Department shall approve and maintain subdivision names within those jurisdictions.

## 6.7 Street Naming & Signs

### 6.7.1 Street Names

- A. ~~E-911 Addressing~~ GIS shall approve and maintain road names in ~~all areas of~~ the following jurisdictions: Harnett County ~~not within the jurisdiction of a municipality, unless otherwise requested. As part of the request to provide street address numbers from the municipalities of Angier, Coats, Erwin and Lillington, the Harnett County E-911 Addressing Department shall approve and maintain road names within said jurisdictions.~~ ~~Town of Angier, Town of Coats, Town of Erwin, and the Town of Lillington.~~
- B. Road names shall be named, renamed, and/or approved in accordance with the GIS Road Naming Guidelines and NCGS ~~160D-239.1.~~ 153A-239.1.

### 6.7.2 Street Name Petition

- A. ~~Street~~ Road name petition fee shall be determined by the Harnett County Board of Commissioners. This is an administration fee for researching and processing the petition and advertisement of a public hearing and is therefore non-refundable. This fee shall be paid when the subdivision/street name ~~Development/Road name~~ application is submitted.
- B. New ~~street~~ road names created shall adhere to the ~~street~~ GIS Road Naming Guidelines and. New road names created shall be subject to the ~~street~~ road name petition fee, unless the ~~street~~ road is being created through the subdivision process.
- C. New ~~street~~ road names created due to GIS ~~E-911 Addressing~~ mandates shall be exempt from the ~~street~~ road name petition fee.
- D. Property owners, developers, or petitioners changing the name of existing ~~streets~~ roads shall adhere to the ~~street naming guidelines~~ GIS Road Naming Guidelines and shall be responsible for the ~~street~~ road name petition fee and the road sign fee.
- G. Once a ~~street~~ road has been named or renamed there shall be a five (5) year waiting period before a ~~subdivision/street name application can be filed~~ the road name can be changed. If the ~~street~~ road name was approved through the subdivision process, the five (5) year period will begin from the ~~subdivision approval date for that phase, if applicable~~ date the subdivision final plat was recorded with the Register of Deeds. If the ~~street~~ road name was approved by the Harnett County Board of Commissioners, the five (5) year period will begin from the Harnett County Board of Commissioners approval date.

### 6.7.3 Street Signs

- A. All named roads in Harnett County shall be identified by a sign showing the official name of that road. Signs should be installed ~~according to the Manual of Uniform Traffic Control Devices (MUTCD)~~ to meet North Carolina Department of Transportation standards and any other applicable local, State, and Federal

regulations.

- B. ~~Street name~~ Road sign fees shall be determined by the Harnett County Board of Commissioners. This fee shall cover the material and labor cost to create and install the sign.
- C. ~~Street~~ Road name signs shall be a standard color, size, and design, as approved by ~~E-911 Addressing~~ GIS. The sign background color shall be green and the characters and borders shall be white. A yellow tab indicating "Private Road" may only be used on streets that are not State maintained and are not part of any recorded subdivision plat, unless otherwise approved by this Ordinance.
- D. Property owners, developers, or petitioners creating new ~~streets~~ roads or changing the name of existing ~~streets~~ roads shall be responsible for the ~~street name~~ road sign fee. ~~Street name~~ Road sign fees shall be paid before a subdivision plat can be recorded and before any street address numbers are issued.
- E. All ~~street~~ road name signs in the unincorporated areas of Harnett County shall be approved, installed, and maintained by ~~E-911 Addressing~~ GIS. However, custom road name signs may be an alternative by completing a Road Name Sign Statement of Intent form and paying all associated road sign fees.

## **Article XI.**

### **SECTION 4.0 DEVELOPMENT REVIEW BOARD**

#### **4.3 Membership**

##### 4.3.1. General Membership

- 5. ~~E-911 Addressing~~ GIS Department

##### 4.3.2 *Advisory Membership*

- A. Depending upon the specific aspects of a development proposal, additional members of the DRB include representatives of the following agencies.
  - 5. GIS/~~Land Records~~ Department

### **SECTION 10.0 OTHER DEPARTMENTS**

#### **10.2 Review Officer**

##### 10.2.2 *Review Officer Location*

The Review Officer is located in the ~~GIS/Land Records Division of Harnett County~~ Department.

#### **10.4 ~~E-911 Addressing~~ GIS**

The ~~E-911 operations Administrator~~ GIS Department shall be responsible for enforcement of Article VI "General Development Standards," Section "Addressing" of this Ordinance.

## **Article XIV.**

### **SECTION 2.0 GENERAL DEFINITIONS & ACRONYMS**

#### **2.2 General Definitions**

##### **E-911 Address**

A physical address assigned by the ~~E-911 Addressing~~ GIS Department for a structure or parcel of land.

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## Reason for Requested Change:

The purpose for amending the Unified Development Ordinance is to revise the name of the GIS Department as written in the ordinance from E-911 Addressing to "GIS"; to update the language regarding methods used to assign addresses and approve and maintain subdivision and road names to reflect current GIS Department practices; update a North Carolina General Statute reference; and update language to reflect a revision to GIS Department guidelines and applications.

The text amendment will amend the following Articles and sections of the Harnett County Unified Development Ordinance:

Article III., Sections: 3.2.1. A; 3.2.1. B; 3.2.1.C; 3.2.1.D; 3.2.2.C; 5.3 ; 5.4.1.B.; & 8.4.1.B.4., Article V., Section 11.6.2.B.e; Article VI., Sections: 6.1.A; 6.1.B; 6.2; 6.3.C; 6.4.2; 6.5.1.H; 6.5.2.A; 6.6.A; 6.7.1.A; 6.7.1.B; 6.7.2.A, 6.7.2.B ;6.7.2.C ;6.7.2.D; 6.7.2.G ;6.7.3.A ;6.7.3.B; 6.7.3.C ; 6.7.3.D; & 6.7.3.E Article XI., Sections: 4.3.1.5; 4.3.2.A.5; 10.2.2; & 10.4; & Article XIV., Section 2.2.

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### **Suggested Statement-of-Consistency:** (Staff concludes that...)

The requested Text Amendment is compatible with Harnett County regulatory documents. Therefore, it is recommended that this Text Amendment request be **APPROVED**.

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