

PLANNING & INSPECTIONS
MONTHLY REPORT: JUNE 2002

PLANNING REPORT

CHOWAN COUNTY BOARDS

Planning Board (6/17 @ 5:00 pm): Had a joint work session with the County Commissioners to review the comprehensive amendments to the Chowan County Ordinances. Official adoption is expected at the July 11 Board of Commissioners Meeting.

Board of Adjustment: No meeting.

Technical Review Committee: No meeting.

TOWN OF EDENTON BOARDS:

Planning Board (6/3 @ 7:00 pm): Recommended approval to the Town Council to rezone the site at 907 Johnston Street to a Conditional Zoning District to allow for a Beauty Salon with the conditions that adequate parking be designated by the applicant/owner to make easily identifiable to customers. If 10 or more parking spaces are installed, buffering requirements of the UDO shall be met; all signage should conform to the UDO requirements of the R-5 District and a sign permit shall be applied for by the applicant/owner; the building should be used as a Beauty Salon with uses limited to Hairstyling, manicuring, skin care, and massage therapy; if the property is ever used for any purpose other than "Beauty Salon with uses limited to Hairstyling, manicuring, skin care, and massage therapy," then the property will revert back to the underlying general zoning district of R-5; in order to maintain the structures residential appearance and conform to the surrounding residential structures, no exterior changes other than the allowable signage and necessary repair work shall occur; the applicant shall submit a report to the planning staff in writing on a basis of once every three years assuring that the site is in conformance to the conditions established with the conditional zoning district (Case No. RZ-02-06). They also recommended approval to rezone old Edenton Peanut Mill site located at 401 East Church Street from CH, Highway Commerical District to CN, Neighborhood Commerical District (Case No. RZ-02-07). A positive recommendation was also given on the request for a conditional use permit for a "community" shopping center to be located at 413 W. Queen Street with extensive conditions.

Board of Adjustment: No meeting.

Preservation Committee (6/3 @ 1:15 pm): Granted the following Certificates of Appropriateness: 1) James L. Mizzelle of 220 E. Church Street; application to reconstruct existing accessory structure in rear of residence; 2) Charles & Ann Morgan of 112 W. Queen Street; application to install 23 replacement windows on residence; 3) Steve & Susan Biggs of 404 N. Broad Street; application to paint house, shutters, and trim on residence; 4) Edenton Construction Company Inc. to replace shingles, paint out building roofs, and repaint the exterior of the residence located at 206 W. Eden Street; 5) Dr. J. Cris Reynolds to demolish the existing Stop Shop building located at 210 N. Broad Street and to move, restore, and expand the structure located at 107 W. Albemarle Street to the site.

Due to the applicable staff on vacation, comments from the NC Office of Cultural Resources concerning the Library addition would not be received until the July or August meeting.

The Commission to moved the regular meeting date to the second Monday of the month rather than the First to ease the load of staff.

Tree Committee Activities: None to report.

Technical Review Committee: No meeting.

OTHER

Hazard Mitigation Plan Progress: The grant agreement form was executed and the tentative schedule it to have the Plan adopted is by October or November. Recently, both the State Senate and House passed a new deadline for Local Hazard Mitigation Plan requirement under SB 300. New deadline for the plan is November 1, 2003, rather than the original August 1, 2002 deadline.

CBDG Information: None to report.

WEB PAGE UPDATES: Once the new county ordinances are completed, citizens will have access to them from the web page. This is anticipated to happen towards the end of July.

Appearance Standards Corridor Plan: A meeting was held on June 10 with Mark Robinson to start the process of developing appearance standards for commercial districts along the major thoroughfares of Edenton. Mark is reviewing the town's existing codes and working on basic mapping. A committee will be formed to review the plan and it's progress. Meetings should start in the fall.

PLAN & PERMIT REVIEW

	<u>Current Month</u>	<u>Year to date</u>
Final Plats Reviewed:	<u>5</u>	<u>13</u>
Sign Permits:	<u>2</u>	<u>11</u>
Site Plans Reviewed:	<u>2</u>	<u>9</u>
Site/Landscape Inspections:	<u>0</u>	<u>3</u>
Zoning Confirmation Letters:	<u>1</u>	<u>7</u>
Zoning Permits Issued:	<u>1</u>	<u>12</u>

INSPECTIONS REPORT

The following number of inspections were conducted: **180** YTD: 1,009

Inspection's reviewed **2** (YTD: 37) building plans.

The Inspectors traveled a total of **1,629** (YTD: 9,620) miles.

There were a total of **54** (YTD: 365) permits issued as listed below:

Residential:	<u>Current Month</u>	<u>YTD</u>
New SFD	<u>1</u>	<u>28</u>
Addition	<u>2</u>	<u>14</u>
Garage	<u>7</u>	<u>17</u>
New Deck	<u>0</u>	<u>1</u>
Deck Extension	<u>0</u>	<u>3</u>
Enclose Deck	<u>0</u>	<u>0</u>
Roof on Deck	<u>0</u>	<u>1</u>
Renovations	<u>1</u>	<u>12</u>
Temporary (Travel Trailer)	<u>0</u>	<u>11</u>
Accessory Building	<u>2</u>	<u>13</u>

Pools	<u>1</u>	<u>2</u>
Non-Residential		
New	<u>1</u>	<u>8</u>
Renovations	<u>2</u>	<u>8</u>
Signs/Footings-Electric	<u>0</u>	<u>3</u>
Fitup	<u>0</u>	<u>0</u>
Fence	<u>0</u>	<u>1</u>
Storage Building	<u>0</u>	<u>0</u>
Demolition	<u>1</u>	<u>1</u>
Additions	<u>2</u>	<u>2</u>
Manufactured / Mobile Homes		
New	<u>6</u>	<u>35</u>
Replacements	<u>1</u>	<u>5</u>
Electric	<u>7</u>	<u>67</u>
Mechanical	<u>18</u>	<u>90</u>
Plumbing	<u>3</u>	<u>34</u>
Re-inspections	<u>25</u>	<u>100</u>

The Administrative Assistant received a total of 946 (YTD: 5,128) calls for the month with an average of 48 (YTD Average: 42) calls per day.

NUISANCE CODE ENFORCEMENT REPORT

Written Complaints Received: 16 YTD: 69

Violations Types:	<u>Current Month</u>	<u>YTD</u>
Junk Car:	<u>8</u>	<u>185</u>
Min. Housing	<u>0</u>	<u>2</u>
Noxious Weeds and Grass	<u>10</u>	<u>59</u>
Zoning:	<u>0</u>	<u>1</u>
Signs:	<u>0</u>	<u>5</u>

Violations Abated: 12 YTD: 85

Code Enforcement Officer traveled a total of 250 (YTD: 2,118) miles.