



Non-Residential Conditional Use Permit

Planning Department
108 E. Front Street
P.O. Box 65, Lillington, NC 27546
Phone: (910) 893-7525 Fax: (910) 893-2793

Total Fee: \$ 250.00
Receipt: _____
Permit: BOA/810-0002
Date: 10-30-18 / meeting 12-10-18
Case #: _____

Applicant Information

Owner of Record:

Name: Baker Virginia A
Address: 6574 Winthrop Dr
City/State/Zip: Fayetteville, NC 28311-0000
E-mail: _____
Phone: _____

Applicant:

Name: 210 Biz Center
Address: 7521 Decatur Dr
City/State/Zip: Fayetteville NC 28303
E-mail: WON HONG 711@Yahoo.com
Phone: 910 922 7197

Property Description

PIN(s): 0526-70-6825 Acreage: 1.710 acres
Address/SR No.: 35 Anderson Creek School Rd, Bunnlevel, NC 28323
Directions from Lillington: _____

Deed Book: 2439 Page: 0102 Plat Book: _____ Page: _____
Zoning District: Commercial Township: Anderson Creek
Flood Plain & Panel: _____ Watershed Dist: NA
Water: Public (Harnett County) Sewer: Public (Harnett County)
 Private (Well) Private (Septic Tank)

Requested Use:

Conditional Use for Sweepstakes style electronic Gaming Business

Required Information: (Applications will not be accepted without this information)

1. Is an Erosion and Sedimentation Control Plan required? No Yes
If yes, is one on file? No Yes (Please attach a copy to your application)
2. It is recommended that all non-residential developments have preliminary discussions with NC DOT concerning driveways and other traffic issues for each project. Has this been done? No Yes
Date of Meeting: _____ NCDOT Contact: _____
3. Is a Driveway Permit required? No Yes
If yes, is one on file? No Yes (Please attach a copy to your application)
4. Have you contacted applicable local, state, and federal agencies regarding building, fire, and other possible code compliance issues? No Yes

Sketch Plan Required: Provide a sketch plan along with application. It is *strongly encouraged* that sketch plans be prepared by a NC Professional Land Surveyor and that it meet the following (as applicable):

TITLE BLOCK INFORMATION	
Name of Project & Date (Including all Revision Dates)	<input type="checkbox"/>
Applicant/Owner(s) Contact Information (Name, Address, & Phone)	<input type="checkbox"/>
Surveyor/Engineer Contact Information (Name, Address, & Phone)	<input type="checkbox"/>
Parcel ID Number/Tax ID of Tract(s)	<input type="checkbox"/>
Deed Reference of Tract(s)	<input type="checkbox"/>
Zoning Classification of Tract(s)	<input type="checkbox"/>
Location (Including Township, County, & State)	<input type="checkbox"/>
Flood Plain Depicted & Noted (Zone, Map Number, & Effective Date)	<input type="checkbox"/>
Watershed District Noted & Extent of Coverage Depicted	<input type="checkbox"/>
GENERAL REQUIREMENTS	
Map Size 22" x 34" & Scale 1"=100' or Larger	<input type="checkbox"/>
North Point, Graphic Scale, & Vicinity Map	<input type="checkbox"/>
Name(s) & Location(s) of Adjacent Property Owner(s) & Use(s)	<input type="checkbox"/>
Existing Boundaries of Tract(s) Showing Bearings & Distances	<input type="checkbox"/>
Gross Acreage of Development	<input type="checkbox"/>
Name(s) & Right(s)-of-way of Streets & State Road Number(s), Including Notation of Public or Private	<input type="checkbox"/>
Name, Location, Width, & Acreage of Additional Easement(s) & Right(s)-of-way Within or Adjacent to Site	<input type="checkbox"/>
Building Envelope & Required Setbacks	<input type="checkbox"/>
Existing & Proposed Utilities	<input type="checkbox"/>
Signage Location, Easement, Type, & Size	<input type="checkbox"/>
Existing Structure(s) Located on Site	<input type="checkbox"/>
SITE PLAN	
Fire Hydrant(s) & Street Light(s) Noted	<input type="checkbox"/>
Erosion Control Plan Submitted	<input checked="" type="checkbox"/>
Hours & Days of Operation	<input type="checkbox"/>
Impervious Surface (% Coverage of Lot)	<input type="checkbox"/>
Hazardous Materials to be Stored on Site	<input type="checkbox"/>
Existing & Proposed Mechanical Areas	<input type="checkbox"/>
Existing & Proposed Trash Containment Areas	<input type="checkbox"/>
Existing & Proposed Utility Areas	<input type="checkbox"/>
Parking Space Typical	<input type="checkbox"/>
Parking Lot Material	<input type="checkbox"/>
All parking areas on site (Based on Type of Business and/or Sq. Ft.)	<input type="checkbox"/>
Existing & Proposed Fencing, Screening, Gate(s) and/or Dock(s)	<input type="checkbox"/>
Spillage & Pollution Prevention & Response Methods	<input type="checkbox"/>
BUFFERING REQUIREMENTS	
Buffering Regulations (Per Harnett County Zoning Ordinance)	<input type="checkbox"/>

Signatures

I, as the landowner, hereby CERTIFY that the information contained herein is true to the best of my knowledge; and by accepting this Permit (if approved) shall in every respect conform to the terms of this application and to the provisions of the Statutes and Ordinances regulating development in Harnett County. Any VIOLATION of the terms above stated immediately REVOKES this Permit. I further understand this structure is not to be occupied until a CERTIFICATE OF OCCUPANCY is issued. This Permit expires 12 months (1 year) after the date the Permit is granted by the Harnett County Board of Adjustment.

Virginia A. Baker 10-29-18
 Property Owner Signature Date

Written Statement

** Applicant is required to answer the following questions under oath at the Board of Adjustment Meeting - Please print answers **

Public Convenience & Welfare

1. Why are you requesting this use? The location of building will bring many business for this type of business.
2. How will this use benefit the citizens of Harnett County? Reduce Unemployment and bring more business

On-site & Surrounding Land Uses

3. How will the use you are requesting affect the surrounding properties, residents and businesses in the area? Describe in detail **why and how** it will or will not affect the surrounding areas? It will be quiet business that sole customer to visit and spend their own time in the store. Business hour will be 10am - 2am.

Utilities, Access Roads, Drainage, etc...

4. Describe the driveway (width and surface) that you will be using to enter and exit the property. 20 Ft width and Asp surface
23 spots of parking + 10 Additional unpaved parking available
5. Describe the drainage of this property. Ditch
6. How is your trash and garbage going to get to the landfill? Tenant will bring to his home.

Traffic

7. Describe the traffic conditions and sight distances at the State Road that serves the property. Hwy 20 is not busy traffic
8. What is the approximate distance between your driveway and the next nearest driveway or intersection? 200 ft

General

9. How many employees will this development employ? 2 + 3 = 5
10. What is the estimated investment of the development? \$50,000
11. What experience do you have in the proposed field? 8 years in business from Scotland County and others.

Conditions

12. State any conditions that you would be willing to consider as part of the approved Conditional Use Permit. Sweepstakes style Electronic Gaming Business
13. Additional comments the Board should consider in reviewing your application: The owner of building Mr. Baker will help to maintain building and business security.

Action by the Board of Adjustment

The Board of Adjustment shall approve, modify, or deny the Application for Conditional Use Permit following the Public Hearing. In granting a Conditional Use Permit, the Board of Adjustment shall make written findings that the applicable regulations of the district in which it is located are fulfilled. With due regard to the nature and state of all adjacent structures and uses, the district within which it is located and official plans for future development, the Board of Adjustment shall also make written findings that the following provisions are fulfilled:

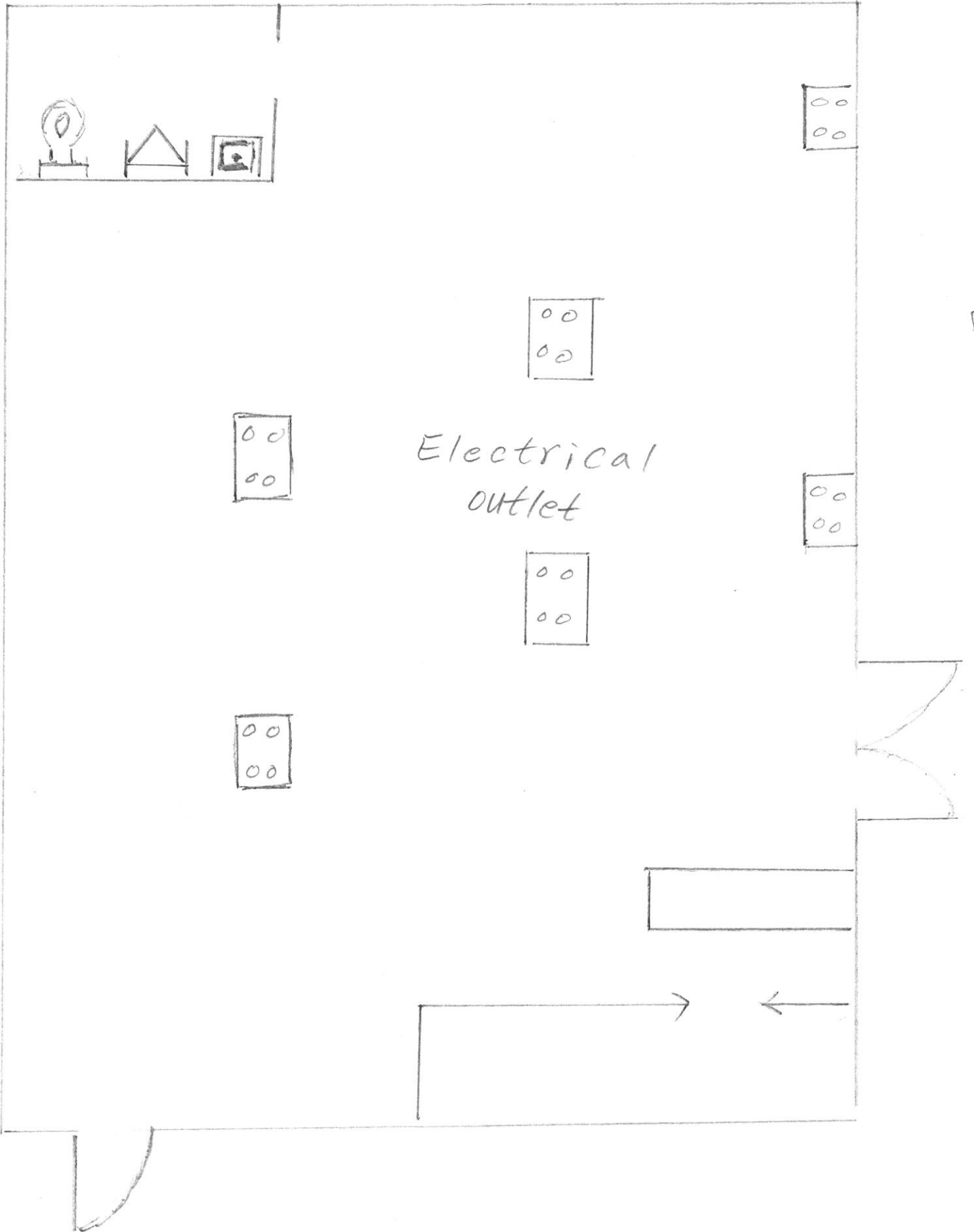
- 3.1 The requested use **is** in harmony with the surrounding area and compatible with the surrounding neighborhood.
- 3.2 The requested use **will not** materially endanger the public health and safety.
- 3.3 The requested use **will not** substantially injure the value of adjoining property, **or**, alternatively, the requested use **is** or **will be** a public necessity.
- 3.4 The requested use **will** meet all required conditions and specifications.
- 3.5 The requested use **is** in general conformance with the Harnett County Unified Development Ordinance (UDO), Land Use Plan, and other relevant adopted plans.

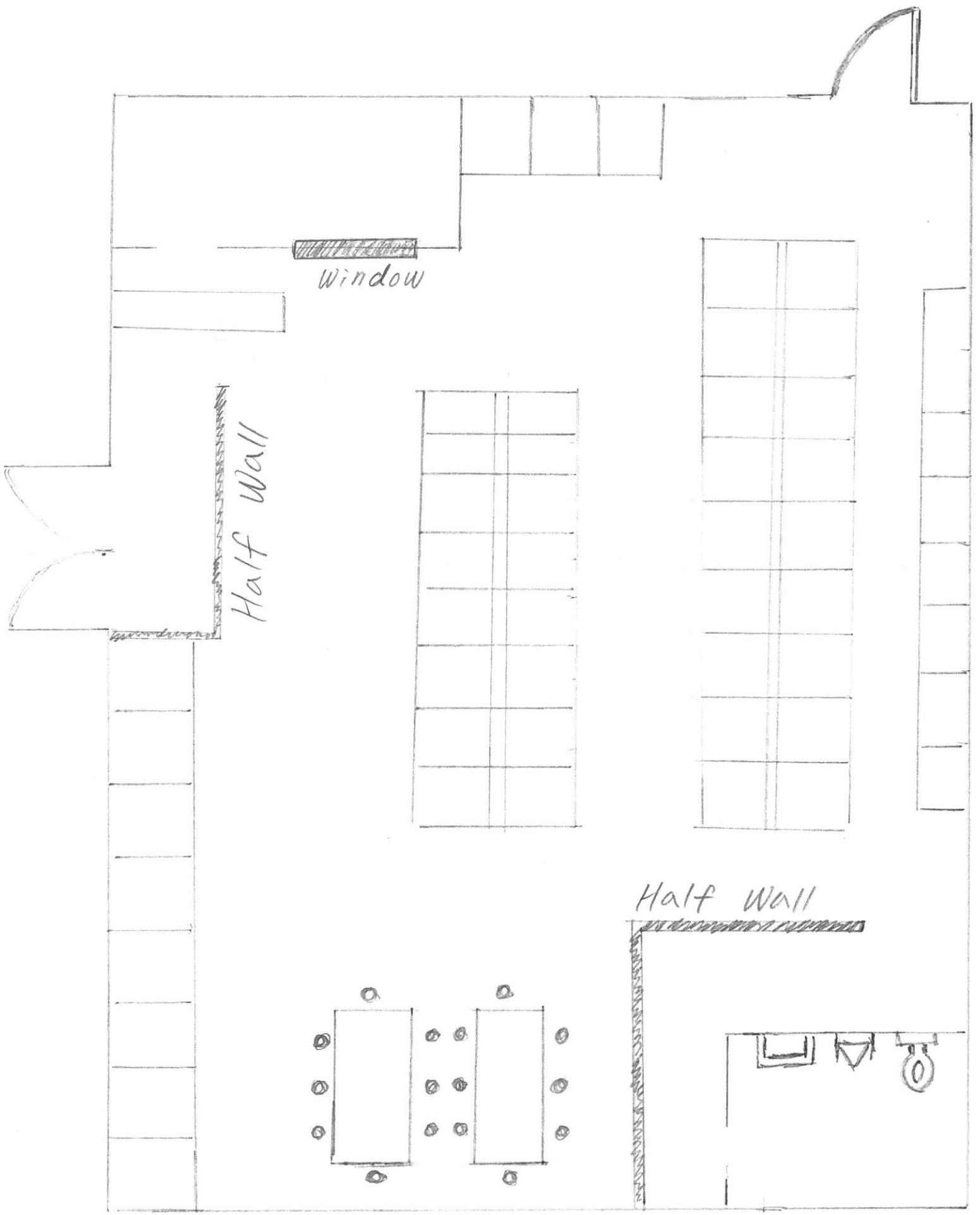
Note: There must be three (3) Board of Adjustment members present at the meeting to hear a request for a Conditional Use Permit. A concurring vote from the simple majority of the Board shall be necessary to grant a Conditional Use permit.

** I have received and read the above statement:

Signature

Date





Window

Half Wall

Half Wall

Harnett County Development Services
108 E. Front St
Lillington, NC 27546
910-893-7525

CC SALE

MID: xxx9684
TID: xxxx2853
Ref #: 213769979
Batch #: 1167054
Date/Time: 10/30/18 12:21:46 PM
Inv/Tkt #: 181030122135630
Appr Code: 022312
Visa
4xxxxxxxxxxxx2220
Chip Read

Amount USD\$ 250.00

Approved

VISA DEBIT
Mode: Issuer
AID: A0000000031010
TVR: 800008000
IAD: 06010A03A08000
TSI: 6800
ARC: 00

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