

**HARNETT COUNTY BOARD OF ADJUSTMENT**  
Harnett County Commons Area  
309 W. Cornelius Harnett Boulevard, Lillington, NC 27546

**July 13, 2020 at 6:00 PM**

**FINDINGS OF THE BOARD OF ADJUSTMENT**

Having heard the evidence in the following case at their regular meeting on July 13, 2020 the Harnett County Board of Adjustment makes the following findings of fact:

<b>Conditional Use</b>  BOA2005-0001	Earl Ray & Dianne Denning / Lincoln Denning; Singlewide Manufactured Home in an RA-30 Zoning District; Pin # 1602-02-4796.000; 1.10+/- acres; Grove Township; SR # 1549 (Denning Road).	
The requested use <input checked="" type="checkbox"/> <b>is</b> <input type="checkbox"/> <b>is not</b> in harmony with the surrounding area and compatible with the surrounding neighborhood for the following reasons:	<u>The requested use is an allowed conditional use within the zoning district in which it is located.</u>	Motion By: <u>Cruickshank</u> Second By: <u>Massey</u>  Vote: For <u>4</u> / Against <u>0</u>
The requested use <input type="checkbox"/> <b>will</b> <input checked="" type="checkbox"/> <b>will not</b> materially endanger the public health and safety for the following reasons:	<u>No evidence has been submitted that would verify that the requested use would materially endanger the public health and safety. The area contains existing similar uses.</u>	Motion By: <u>Massey</u> Second By: <u>Cruickshank</u>  Vote: For <u>4</u> / Against <u>0</u>
The requested use <input type="checkbox"/> <b>will</b> <input checked="" type="checkbox"/> <b>will not</b> substantially injure the value of adjoining property, or alternatively, the requested use <input type="checkbox"/> <b>is</b> <input type="checkbox"/> <b>is not</b> or <input type="checkbox"/> <b>will</b> <input type="checkbox"/> <b>will not</b> be a public necessity for the following reasons:	<u>This is an allowed conditional uses for the are in which it is located. Values would not be effected due to other similar uses in the area.</u>	Motion By: <u>Massey</u> Second By: <u>Cruickshank</u>  Vote: For <u>4</u> / Against <u>0</u>
The requested use <input checked="" type="checkbox"/> <b>will</b> <input type="checkbox"/> <b>will not</b> meet all required conditions and specifications for the following reasons:	<u>The requested use is required to complete a permitting, review and inspection process to ensure regulatory compliance has been adhered to prior to a certificate of occupancy being issued.</u>	Motion By: <u>Massey</u> Second By: <u>Cruickshank</u>  Vote: For <u>4</u> / Against <u>0</u>
The requested use <input checked="" type="checkbox"/> <b>is</b> <input type="checkbox"/> <b>is not</b> in general conformance with the Harnett County Unified Development Ordinance (UDO), Land Use Plan, and other relevant adopted plans for the following reasons:	<u>The requested use is an allowed conditional use for the district in which it is located and is required to adhere to all developmental guidelines set forth by Harnett County Regulatory Documents.</u>	Motion By: <u>Cruickshank</u> Second By: <u>Massey</u>  Vote: For <u>4</u> / Against <u>0</u>
I move that conditional use application BOA2005-0001 has met all of the finding of facts in the affirmative and the conditional use permit be approved without any added conditions.		Motion By: <u>Massey</u> Second By: <u>Cruickshank</u>  Vote: For <u>4</u> / Against <u>0</u>