

# Planning Department Report

---

FEBRUARY 1, 2024



### **January Activity**

- Met with Placer.ai (data software)
- Met with industrial developers to discuss available property in Butner
- Met with DFI at UNC for updates to the Gateway Area study
- Sent letters for private property stormwater inspection reminders
- Met with Triangle Business Journal
- Attended Regional Day held by Central Pines
- Met with Granville County Building Department to discuss permitting process and communication
- Met with the NC Railroad Economic Development Department

### **Board of Adjustment / Planning Board**

- Both meetings in February are cancelled due to lack of applications

### **Code Enforcement**

- Five (5) open violations

### **2024 permits to date**

- Six (6) zoning permits were issued
  - Four (4) were food trucks
- 0 new business permits were issued

# Altec Gen II Expansion

- Expansion of existing office building and parking lot
- Awaiting resubmittal after initial review



# Cookout – 2538 E Lyon Station Rd

- Demolishing old bank building to construct drive thru restaurant
- Stormwater deposit paid
- **Zoning permit awaiting approvals from NDCOT, SGWASA, and Fire Marshal**



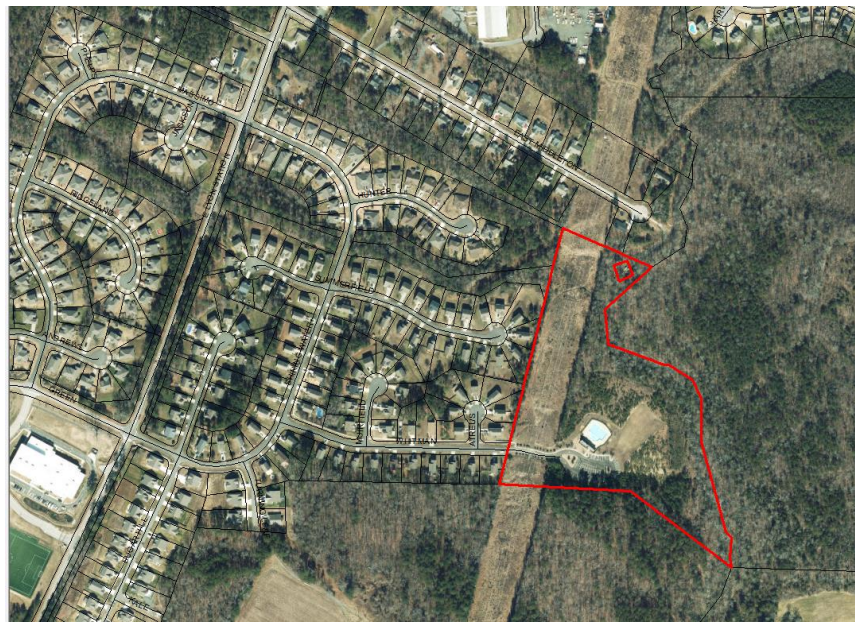
# SGWASA Village Court Lift Station

- New lift station proposed off Village Court near Tractor Supply
- Stormwater deposit paid
- Second set of plans being reviewed
- Held meeting to discuss comments



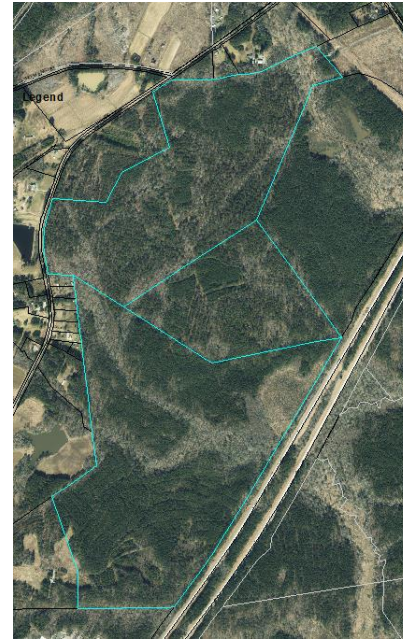
# SGWASA E. Middleton Drive Lift Station

- New Lift Station proposed off East Middleton Drive near Flemming Farm
- Stormwater deposit paid
- Second set of plans being reviewed
- Held meeting to discuss comments



# Meritage Homes

- Approx. 800 lots proposed along W Lyon Station Road
- Planned Unit Development (PUD) Rezoning
- Town Council approved Concept Plan on January 4, 2024
- **Awaiting Meritage to submit for preliminary plat**



# American Hero

- Redesigned plans from their 2018 approvals in CX zoning district
- **Concept plan will need to appear before Planning Board and Town Council for review and consideration**



## Ongoing Projects

- Creedmoor Fuel – awaiting DOT approval
- Stream RV – zoning permit approved, need to apply for a County building permit

