



PLANNING BOARD

217 S. Main Street, Salisbury, NC

Held at 4pm, February 27, 2024

I. CALL MEETING OF SALISBURY PLANNING BOARD TO ORDER

II. APPROVAL OF MINUTES

- Minutes of January 23, 2024

III. NEW BUSINESS

- **RZ02-2024-00002** **285 Peach Orchard Lane**
Property Owner(s): Hector Delgado
Address: 285 Peach Orchard Lane
Tax Map – Parcel(s): 407B043

Request: The applicant is requesting to rezone one (1) property at the corner of Peach Orchard Lane and Hader Street from Rowan County district CBI (Commercial Business Industrial) to City of Salisbury district LI (Light Industrial) upon annexation.

- **RZ02-2024-00001** **3302 S. Main Street**
Property Owner(s): CRB Auto Sales Incorporated
Address: 3302 S. Main Street
Tax Map – Parcel(s): 470 029

Request: The applicant is requesting to rezone one (1) property located along South Main Street from LI (Light Industrial) to HB (Highway Business).

- **CD-05-2023** **Klumac Hotel**
Property Owner(s): Vicky Parks, William Shaw Jr., Catherine Basinger
Address: 1125 Klumac Road
Tax Map – Parcel(s): 060 099

Request: The applicant is requesting to rezone one (1) property located along Klumac Road from HB (Highway Business) to HB-CD (Highway Business with a Conditional District overlay) to subdivide the parcel and accommodate a 4-story hotel on one of the lots.

Order of agenda items is subject to change at the request of the Chair and approval by the Board.

Please call Jennifer Pfaff at 704-638-5240 if you cannot attend meeting.

IV. STAFF UPDATES

V. PLANNING BOARD ADJOURNMENT

Order of agenda items is subject to change at the request of the Chairperson and approval by the Board.

**** Please call Diana Moghrabi at 704-638-5240 if you cannot attend meeting. ****