



# SALISBURY PLANNING BOARD

## A G E N D A

February 14, 2023  
4 p.m.

CITY HALL  
217 S MAIN ST, SALISBURY NC

### I. CALL MEETING TO ORDER

### II. APPROVAL OF MINUTES

- Minutes of January 10, 2023

### III. NEW BUSINESS

- **Z-11-2022 DONNER DRIVE**

**0 Donner Drive**

PID: 331B08204

Current Zoning: General Residential (GR6) & Highway Business (HB)

Proposed Zoning: General Residential (GR6)

Applicant: Dan Timberlake

Project Manager: Victoria Bailiff

**Request:** The applicant is requesting to rezone one (1) split-zoned parcel from GR6 and HB to GR6.

- **CD-03-2022 WILDE COMMUNITY**

**2765 Statesville Boulevard**

PID: 330 021, 330 040

Current Zoning: Corridor Mixed-Use (CMX), Residential Mixed-Use (RMX), Open Space Preserve (OSP), and Rowan County District Commercial Business Industrial (CBI)

Proposed Zoning: Corridor Mixed-Use (CMX) with a Conditional District Overlay (CD)

Applicant: Adam Fiorenza

Project Manager: Victoria Bailiff

**Request:** The applicant is requesting to rezone two (2) parcels from CMX, RMX, OSP, and Rowan County district CBI to CMX-CD.

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.  
[jennifer.pfaff@salisburync.gov](mailto:jennifer.pfaff@salisburync.gov)

- **FORWARD 2040 COMPREHENSIVE PLAN PUBLIC FORUM**

Project Manager: Hannah Jacobson

**Request:** Staff recommends making a recommendation to adopt the Forward 2040 Comprehensive Plan.

- **LDOTA-06-2022 COMPREHENSIVE PLAN**

Project Manager: Victoria Bailiff

**Request:** Staff recommends a text amendment to update language from the Land Development Ordinance referencing the Vision 2020 Comprehensive Plan to the Forward 2040 Comprehensive Plan. New language was added to Chapter 15 to create a process for amending the Comprehensive Plan and Future Land Use Map.

**IV. STAFF UPDATES**

**V. PLANNING BOARD ADJOURN**

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