



# Sanford / Lee County / Broadway TECHNICAL REVIEW COMMITTEE AGENDA

115 Chatham Street, Sanford, NC 27330

Phone 919-718-4656

[zoning@sanfordnc.net](mailto:zoning@sanfordnc.net)

## TO: SANFORD / LEE COUNTY / BROADWAY (TRC) MEMBERS

Sanford/Lee Co. Community Development Dept.: Marshall Downey, Director  
Sanford/Lee Co. Community Development Dept.: David Montgomery, Long Range-Transportation Planner  
Sanford/Lee Co. Community Development Dept.: Curtis Lee, Long Range Planner I  
Sanford/Lee Co. Zoning & Design Review Dept.: Amy J. McNeill, Zoning Administrator  
Sanford/Lee Co. Zoning & Design Review Dept.: Thomas Mierisch, Planner II  
Sanford/Lee Co. Zoning & Design Review Dept.: Tanner O'Quin, Planner I  
Sanford/Lee County Building Inspections Dept.: Chris Riggins, Inspections Administrator  
Sanford Public Works Dept. / Engineering Division: Paul Weeks, Utilities & Engineering Director  
Sanford Public Works Dept. / Engineering Division: Mary DePina, Civil Engineer II  
Sanford Public Works Dept. / Engineering Division: Fedd Walker, Public Works Manager  
Sanford Fire Dept.: Matthew Arnold, Chief & Ken Cotten, Deputy Chief / Fire Marshal  
Lee County Office of Emergency Services: Aaron Bullard, Lee County Fire Marshal  
Lee County Environmental Health: Andrew Currin, Environmental Health Supervisor  
Lee County Strategic Services Dept.: Don Kovasckitz, GIS Administrator  
Lee County Schools: Reid Cagle, Transportation Director & Dr. Andy Bryan, Lee Co. Schools Superintendent  
NCDOT: Janet James, Assistant District Engineer, Division 8, District 2  
CC: TRC "CC" Members, Project Managers/Designers

## FROM: SANFORD/LEE COUNTY ZONING & DESIGN REVIEW DEPT.

DATE: 1/04/2023

RE: TRC agenda for **January, 2023**. There will be a **virtual meeting** held among staff and applicants via HD Meeting (Office Suite). Review comments should be provided to me within 30 days of the TRC review.

Please upload comments to our [TRC Workspace in Notion](#) or send in all comments pertaining to these projects to me via email by **February 9<sup>th</sup>, 2023** ([thomas.mierisch@sanfordnc.net](mailto:thomas.mierisch@sanfordnc.net)):

### **TRC-01-01-23—SANFORD WATER FILTRATION PLANT [Commercial/Industrial Plan Review] 09:00AM**

**LOCATION:** 7441 Poplar Springs Church Road (just west of where Avents Ferry Rd. and Poplar Springs Church Rd. split)

**LEE CO. PIN NO.:** 9684-59-9435-00

**ZONING:** RA (Residential Agricultural)

**ACRES:** 102.77 +/-

**DESCRIPTION:** Proposed expansion of existing municipal water filtration facility with the addition of four sedimentation basins, one clear well, a GAC facility, and several other support buildings. This project also includes the replacement of the existing Raw Water Pump Station and a new Raw Water Transmission main.

**UTILITIES:** Public water and private on-site septic.

**STREET(s):** Poplar Springs Church Road is NCDOT-maintained.

**JURISDICTION:** Lee County jurisdiction.

**APPLICANT:** Adam March | 919.863.1029 | [amarch@hazenandsawyer.com](mailto:amarch@hazenandsawyer.com)

IF YOU ARE UNABLE TO ATTEND THE MEETING, PLEASE FORWARD REVIEW COMMENTS &/OR QUESTIONS TO THE PROJECT PLANNER. Thank you.

**PROJECT MANAGER:** Cory Hopkins | 919.755.8640 | [chopkins@hazenandsawyer.com](mailto:chopkins@hazenandsawyer.com)

**PLANNER:** Tanner O'Quin | 919.718.4656 ext. 5398 | [tanner.oquin@sanfordnc.net](mailto:tanner.oquin@sanfordnc.net)

**TRC-01-02-23—HAWKINS AVENUE APARTMENTS [Multi-Family Plan Review] 09:30AM**

**LOCATION:** 118 Hawkins Avenue (a few houses down from the intersection of Hawkins Ave. and Carthage Street)

**LEE CO. PIN NO.:** 9643-70-1818-00

**ZONING:** O&I (Office & Institutional)

**ACRES:** 0.60 +/-

**DESCRIPTION:** Proposed interior renovation to convert existing single-family dwelling into a four-unit apartment building.

**UTILITIES:** Public water and sewer available along Hawkins Avenue.

**STREET(s):** Hawkins Avenue is NCDOT-maintained.

**JURISDICTION:** City of Sanford jurisdiction.

**APPLICANT:** Kehinde Olajide | 919.452.7300 | [kolajide@atoinvopro.com](mailto:kolajide@atoinvopro.com)

**PROJECT MANAGER:** Josh Crumpler | 919.413.1704 | [josh@crumplerconsulting.com](mailto:josh@crumplerconsulting.com)

**PLANNER:** Thomas Mierisch | 919.718.4656 ext. 5396 | [thomas.mierisch@sanfordnc.net](mailto:thomas.mierisch@sanfordnc.net)

**NOTE:** Site must be rezoned to be developed in the manner proposed.