

**ORDER GRANTING  
CONDITIONAL USE PERMIT  
TOWN OF MINT HILL, NORTH CAROLINA**

**APPLICANT:** John Barja

**APPLICATION NO:** CUP01-5

**ADDRESS:** 5828 Oak Drive

Mint Hill, N. C. 28227

A request for a Conditional Use Permit to (state the request) to construct an addition to the existing office located at 5828 Oak Drive, Being Tax Parcel #135-162-01, heard by the Town Board of Commissioners in accordance with the provisions of the Zoning Ordinance on January 10, 2002, has been **granted**. The decision is as follows:

Approval of the plan presented with the following conditions: (1) The enclosure and relocation of the dumpster may encroach into the front setback as shown on the site plan; (2) Pavement will not be required for the one additional parking space as shown and encroachment into the front setback is allowed as shown on the site plan. (Discussion concerning the waivers included: the odd shape of the parcel; the fact that there was not room on the sides of the business to accommodate vehicles to access the back of the property; one (1) space is the minimum required to be consistent with the eight (8) existing gravel spaces; and, (3) The dumpster needs to be enclosed.

This permit shall expire: January 10, 2004  
(Date)

Beth Q. Hamrill  
Clerk

Ed A. Ryznar  
Mayor

Copy to Applicant and Zoning Administrator 1/22/02  
(Date)

*Note: Conditional Use Permits expire two years from date of approval if the Planning Board finds that no progress has been made to develop in accordance with approved plans.*

ORDER GRANTING/DENYING  
CONDITIONAL USE PERMIT

APPLICATION NO. CUP94-3

APPLICANT: George Beck  
ADDRESS: 5828 Oak Drive  
Charlotte, N. C. 28227

A request for a Conditional Use Permit to (state the request) allow development as described on plan titled "Site Development Plan for Rezoning to B-G(CUD) on Oak Drive for Foodesign Associates, Inc." dated January 31, 1994 heard by the Town Board of Commissioners in accordance with the provisions of the Zoning Ordinance on July 28, 1994, has been granted. The decision is as follows (state the reason for granting/denying the request and any conditions set forth in the decision):

The Board of Commissioners will review all site plans for new construction prior to issuance of a zoning permit.

If granted, this permit shall expire: July 28, 1996  
(Date)

Joseph V. Hamilton, Jr.  
Mayor

Deth Q. Hamrick  
Clerk

Copy to Applicant and Zoning Administrator July 29, 1994  
(Date)

Note: Conditional Use Permits expire two years from date of approval if the Planning Board finds that no progress has been made to develop in accordance with approved plans.