



Cabarrus County Government

Cabarrus County Planning and Zoning Commission
Tuesday, March 10th @ 6:30 p.m.
Board of Commissioners Meeting Room
Cabarrus County Governmental Center

1. Roll Call
2. Approval of Meeting Minutes for December 9, 2025
3. Approval of Granting Order and Findings for VARN2025-00006- Variance request for relief from the Arterial Street Buffer standards, the restriction of the cul-de-sac length and the requirement to connect to adjacent properties. Sherwood Morris Investments LLC is the applicant and the Harry T. Morris Trust is the owner. The address associated with the subject property is 6950 Stirewalt Road (PIN's: 4693-44-8805 & 4693-55-3301).
4. Approval of Granting Order and Findings for VARN2025-00008-Variance request for relief from the landscape perimeter buffer yard requirement of Chapter 9. Remington Jackson is the applicant acting as agent for the owner, Duke Energy Carolinas LLC. The address associated with the subject property is 9001 Mooresville Road (PIN: 4683-44-0538).
5. Approval of Meeting Minutes for February 10, 2026
6. Approval of Granting Order and Findings for VARN2025-00005-Variance request for relief from the setback requirements from County Line and the dimensional requirements of the AO district. Gary and Kathy Almond are the applicants/owners. The address associated with the subject property is 3077 Pickens Road (PIN: 5589-95-0742).
7. Approval of Meeting Minutes for January 13, 2026
8. Old Business Board of Adjustment:
 - A. **Petition VARN2025-00007-** Variance request for relief from the restriction of the cul-de-sac length, the requirement to connect to adjacent properties and the road design standards. Pavel A Shchetinin is the applicant and King Carolina Homes LLC is the owner. The addresses associated with the subject property are 2575 Shiloh Church Road, 11295, 11280, 11250, 11220, and 11145 Aubrey Elena Court (PIN's: 4672-43-0198, 4672-33-0198, 4009, 0565, 3332 & 4672-334395, 8027, 8206, 8554). **REQUEST TO TABLE**
3. New Business Board of Adjustment:
 - A. **Petition VARN2026-00001-** Variance request for relief from the restriction of the cul-de-sac length. Joseph G Untz is the applicant, and Michael Foster is the owner. The address associated with the subject property is 4471 Trinity Church Road (PIN: 4693-62-1831).
9. Legal Update
10. Director's Report
11. Adjourn