



Cabarrus County Government

Cabarrus County Planning and Zoning Commission
Tuesday, May 12th @ 6:30 p.m.
Board of Commissioners Meeting Room
Cabarrus County Governmental Center

1. Roll Call
2. New Business Planning Board:
 - A. PLPR2025-00007- Request to subdivide property located on the west side of Shiloh Church Road. Pavel Shchetinin is the owner of the subject property and applicant of this request. The addresses associated with the subject property are 2575 Shiloh Church Road and 11145, 11220, 11250, 11280 & 11295 Aubrey Elena Court (PINs: 4672-434009, 4672-43-3332, 4672-43-0565, 4672-43-0198, 4672-33-8554, 4672-33-8206, 4672-33-8027, 4672-33-5575 & 4672-33-4395 **REQUEST TO TABLE**
3. Legal Update
4. Director's Report
5. Adjourn

Cabarrus County Government – Planning and Development



**Planning and Zoning Commission Minutes
May 12, 2026**

Michael Bywaletz, Chair, called the meeting to order at 6:30 p.m. Members present, in addition to the Chair, were Mr. Brent Rockett, Mr. Charles Paxton, Mr. Stephen Wise, Ms. Ingrid Nurse, Mr. Mohammed Idlibi and Ms. Heather James. Attending from the Planning Department were, Mr. Phil Collins, Planning Supervisor, Ms. Susie Morris, Planning & Development Director, and Ms. Lisa Johnson, Clerk to the Commission. Absent from the meeting was Mr. Keith Conrade, Ms. Holly Thrift, Mr. Chris Pinto and Mr. Adam Dagenhart.

Call to Order

Mr. Michael Bywaletz, Chair, called the meeting to order at 6:30 p.m.

Roll Call

Ms. Lisa Johnson, Clerk to the Commission, called the roll.

Request to Table

PLPR2025-00007- Request to subdivide property located on the west side of Shiloh Church Road. Pavel Shchetinin is the owner of the subject property and applicant of this request. The addresses associated with the subject property are 2575 Shiloh Church Road and 11145, 11220, 11250, 11280 & 11295 Aubrey Elena Court (PINs: 4672-434009, 4672-43-3332, 4672-43-0565, 4672-43-0198, 4672-33-8554, 4672-33-8206, 4672-33-8027, 4672-33-5575 & 4672-33-4395).

Mr. Bywaletz said, there is a request to table this matter. The applicant needs time to address comments from Staff and provide additional information to the Planning Board for consideration. The applicant requests that the case be tabled until the June meeting. Is there a motion to table the request?

Mr. Brent Rockett **MOTIONED, SECOND** by Mr. Stephen Wise to **APPROVE** the **Request to Table**. The vote was unanimous to **APPROVE**.

Legal Update

There were no legal updates at this time.

Director's Report

Ms. Susie Morris, Planning & Development Director, said, we have reappointments coming up. Some of your terms will be expiring this year; I will be contacting you to see if you are interested in staying on the Board. There are at least 3 people that I will be reaching out to because I would like to have that on the agenda at the July meeting instead of waiting until August. Since Mr. Bywaletz will be moving, we are looking for an alternate that represents the Midland area. I think we have identified someone; we just have to go through the process.

The Chair asked if there was any other business to address. There being none, the Chair asked if there was a motion to adjourn the meeting.

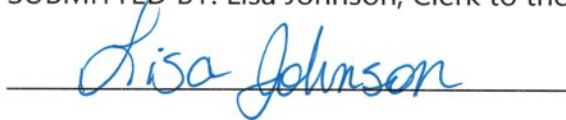
Adjourn

Ms. Ingrid Nurse **MOTIONED, SECOND** by Mr. Stephen Wise to **ADJOURN** the meeting at 6:34 p.m. The vote was unanimous to **ADJOURN**.

APPROVED BY: Michael Bywaletz, Chair

A handwritten signature in blue ink, appearing to read "Michael Bywaletz", is written over a horizontal line.

SUBMITTED BY: Lisa Johnson, Clerk to the Planning & Zoning Commission

A handwritten signature in blue ink, appearing to read "Lisa Johnson", is written over a horizontal line.

ATTEST BY: Susie Morris, Planning & Development Director

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Memo

To: Cabarrus County Planning and Zoning Commission
From: Phillip Collins, Planning Supervisor
CC: File
Date: May 5, 2026
Re: Mercer Estates Subdivision

Staff is requesting that the Major Subdivision review for Mercer Estates be tabled until June Planning Commission meeting so the plat can be finalized.

The case has been advertised, the sign has been posted and adjacent property owners notified.

The Planning Commission will need to vote to table the item until the June meeting, or the next available agenda.