



PART 1. DESCRIPTION OF REQUEST/PROPERTY		
Street Address of the Property: 1800 Shepard School Road	Acreage: 35.40 Acres	
Parcel Identification Number (NC PIN): 2706337118	Deed Book: 018526	Deed Page(s): 02221
Existing Zoning of the Property: Residential Suburban (R2)	Proposed Zoning of the Property: Planned Development District (PD)	
Existing Use of the Property: Residential	Proposed Use of the Property: Campground/Recreational Vehicle Park	
Reason for rezoning to a Planned Unit Development: <p>The applicant seeks to develop the property as a Campground and Recreational Vehicle Park, and believes a Planned Development District will allow for greater transparency and certainty to the public and surrounding residents regarding the location of building height and campground/recreational vehicle park features and amenities. Additionally, a Planned Development District allows the applicant to modify various UDO standards that better enable the applicant to develop a more environmentally-conscious project than would otherwise be possible without the modifications.</p>		

PART 2. APPLICANT/AGENT INFORMATION		
Name of Applicant/Agent: Roger Honbarrier Investments, Inc. / Agent: Jennifer Ashton, Longleaf Law Partners		
Street Address of Applicant/Agent: 10240 Durant Road / Agent: 4509 Creedmoor Road, Suite 302		
City: Raleigh	State: NC	Zip Code: 27614 / Agent: 27612
Email of Applicant/Agent: rrimmele@gmail.com / Agent: jashton@longleaflp.com	Telephone Number of Applicant/Agent: 908-268-3043 / Agent: 919-780-5433	Fax Number of Applicant/Agent: N/A
Are you the owner of the property? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Are you the owner's agent? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Note: If you are not the owner of the property, you must obtain the Owner's consent and signature giving you permission to submit this application.

PART 3. PROPERTY OWNER INFORMATION		
Name of Property Owner: Joe Wayne Tippett, Garland Lyn Tant, and Matthew Darryl Tant		
Street Address of Property Owner: 214 N. Arendell Avenue		
City: Zebulon	State: NC	Zip Code: 27597
Email of Property Owner: dallas@dallaspearcerealty.com	Telephone Number of Property Owner: 919-404-1405	Fax Number of Property Owner: N/A
<i>I hereby state that the facts related in this application and any documents submitted herewith are complete, true, correct, and accurate to the best of my knowledge.</i>		
Signature of Applicant:	Print Name:	Date:
Signature of Owner: <small>DocuSigned by:</small> 	Print Name: Matthew Darryl Tant	Date: 3/28/2024

B5CC7DDD9F5F499...



OWNER'S CONSENT FORM

Name of Project: Zebulon Campground Submittal Date: 3/29/2024

OWNER'S AUTHORIZATION

I hereby give CONSENT to Jennifer Ashton, Partner - Longleaf Law Partners (type, stamp or print clearly full name of agent) to act on my behalf, to submit or have submitted this application and all required material and documents, and to attend and represent me at all meetings and public hearings pertaining to the application(s) indicated above. Furthermore, I hereby give consent to the party designated above to agree to all terms and conditions which may arise as part of the approval of this application.

I hereby certify I have full knowledge the property I have an ownership interest in is the subject of this application. I acknowledge and agree that, pursuant to Section 2.2.15. of the Town of Zebulon Unified Development Ordinance, that lands subject to a Planned Development shall be subject to all the standards, conditions, and plans approved as part of that application. These standards, plans, and approved conditions are perpetually binding on the land as an amendment to this Ordinance and the Official Zoning Map and may only be changed in accordance with the procedures established in this Ordinance. Development located outside the Town of Zebulon's corporate limits shall comply with all Town policies related to annexation and the extension of utilities. I understand that all other applicable standards and regulations of the UDO will remain applicable to the subject lands unless specifically listed as conditions or deviations as part of this request. I understand that any false, inaccurate, or incomplete information provided by me, or my agent will result in the denial, revocation or administrative withdrawal of this application, request, approval or permits. I acknowledge that additional information may be required to process this application. I further consent to the Town of Zebulon to publish, copy or reproduce any copyrighted document submitted as a part of this application for any third party. I further agree to all terms and conditions, which may be imposed as part of the approval of this application.

DocuSigned by:

Matthew Darryl Tant
Signature of Owner

Matthew Darryl Tant 3/28/2024
Print Name Date

CERTIFICATION OF PROPERTY OWNER

I hereby certify the statements or information made in any paper or plans submitted herewith are true and correct to the best of my knowledge. I understand this application, related material and all attachments become official records of the Planning Department of the Town of Zebulon, North Carolina, and will not be returned.

DocuSigned by:

Matthew Darryl Tant
Signature of Owner

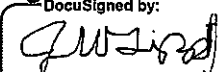
Matthew Darryl Tant 3/28/2024
Print Name Date

*Owner of record as shown by the Wake County Revenue Department (www.wakegov.com). An option to purchase does not constitute ownership. If ownership has been recently transferred, a copy of the deed must accompany this form.



PART 1. DESCRIPTION OF REQUEST/PROPERTY		
Street Address of the Property: 1800 Shepard School Road	Acreage: 35.40 Acres	
Parcel Identification Number (NC PIN): 2706337118	Deed Book: 018526	Deed Page(s): 02221
Existing Zoning of the Property: Residential Suburban (R2)	Proposed Zoning of the Property: Planned Development District (PD)	
Existing Use of the Property: Residential	Proposed Use of the Property: Campground/Recreational Vehicle Park	
Reason for rezoning to a Planned Unit Development: <p>The applicant seeks to develop the property as a Campground and Recreational Vehicle Park, and believes a Planned Development District will allow for greater transparency and certainty to the public and surrounding residents regarding the location of building height and campground/recreational vehicle park features and amenities. Additionally, a Planned Development District allows the applicant to modify various UDO standards that better enable the applicant to develop a more environmentally-conscious project than would otherwise be possible without the modifications.</p>		

PART 2. APPLICANT/AGENT INFORMATION		
Name of Applicant/Agent: Roger Honbarrier Investments, Inc. / Agent: Jennifer Ashton, Longleaf Law Partners		
Street Address of Applicant/Agent: 10240 Durant Road / Agent: 4509 Creedmoor Road, Suite 302		
City: Raleigh	State: NC	Zip Code: 27614 / Agent: 27612
Email of Applicant/Agent: rrimmele@gmail.com / Agent: jashton@longleaflp.com	Telephone Number of Applicant/Agent: 908-268-3043 / Agent: 919-780-5433	Fax Number of Applicant/Agent: N/A
Are you the owner of the property? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Are you the owner's agent? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Note: If you are not the owner of the property, you <u>must</u> obtain the Owner's consent and signature giving you permission to submit this application.

PART 3. PROPERTY OWNER INFORMATION		
Name of Property Owner: Joe Wayne Tippett, Garland Lyn Tant, and Matthew Darryl Tant		
Street Address of Property Owner: 214 N. Arendell Avenue		
City: Zebulon	State: NC	Zip Code: 27597
Email of Property Owner: dallas@dallaspearcerealty.com	Telephone Number of Property Owner: 919-404-1405	Fax Number of Property Owner: N/A
<i>I hereby state that the facts related in this application and any documents submitted herewith are complete, true, correct, and accurate to the best of my knowledge.</i>		
<i>Signature of Applicant:</i>	<i>Print Name:</i>	<i>Date:</i>
<i>Signature of Owner:</i> DocuSigned by: 	<i>Print Name:</i> Joe Wayne Tippett	<i>Date:</i> 3/27/2024

9D4981E8A1E34F2...



OWNER'S CONSENT FORM

Name of Project: Zebulon Campground Submittal Date: 3/29/2024

OWNER'S AUTHORIZATION

I hereby give CONSENT to Jennifer Ashton, Partner - Longleaf Law Partners (type, stamp or print clearly full name of agent) to act on my behalf, to submit or have submitted this application and all required material and documents, and to attend and represent me at all meetings and public hearings pertaining to the application(s) indicated above. Furthermore, I hereby give consent to the party designated above to agree to all terms and conditions which may arise as part of the approval of this application.

I hereby certify I have full knowledge the property I have an ownership interest in is the subject of this application. I acknowledge and agree that, pursuant to Section 2.2.15. of the Town of Zebulon Unified Development Ordinance, that lands subject to a Planned Development shall be subject to all the standards, conditions, and plans approved as part of that application. These standards, plans, and approved conditions are perpetually binding on the land as an amendment to this Ordinance and the Official Zoning Map and may only be changed in accordance with the procedures established in this Ordinance. Development located outside the Town of Zebulon's corporate limits shall comply with all Town policies related to annexation and the extension of utilities. I understand that all other applicable standards and regulations of the UDO will remain applicable to the subject lands unless specifically listed as conditions or deviations as part of this request. I understand that any false, inaccurate, or incomplete information provided by me, or my agent will result in the denial, revocation or administrative withdrawal of this application, request, approval or permits. I acknowledge that additional information may be required to process this application. I further consent to the Town of Zebulon to publish, copy or reproduce any copyrighted document submitted as a part of this application for any third party. I further agree to all terms and conditions, which may be imposed as part of the approval of this application.

DocuSigned by:

9D4981E8A1E34F2
Signature of Owner

Joe Wayne Tippett
Print Name

3/27/2024
Date

CERTIFICATION OF PROPERTY OWNER

I hereby certify the statements or information made in any paper or plans submitted herewith are true and correct to the best of my knowledge. I understand this application, related material and all attachments become official records of the Planning Department of the Town of Zebulon, North Carolina, and will not be returned.

DocuSigned by:

9D4981E8A1E34F2
Signature of Owner

Joe Wayne Tippett
Print Name

3/27/2024
Date

*Owner of record as shown by the Wake County Revenue Department (www.wakegov.com). An option to purchase does not constitute ownership. If ownership has been recently transferred, a copy of the deed must accompany this form.



PART 1. DESCRIPTION OF REQUEST/PROPERTY		
Street Address of the Property: 1800 Shepard School Road		Acreage: 35.40 Acres
Parcel Identification Number (NC PIN): 2706337118	Deed Book: 018526	Deed Page(s): 02221
Existing Zoning of the Property: Residential Suburban (R2)	Proposed Zoning of the Property: Planned Development District (PD)	
Existing Use of the Property: Residential	Proposed Use of the Property: Campground/Recreational Vehicle Park	
Reason for rezoning to a Planned Unit Development: <p>The applicant seeks to develop the property as a Campground and Recreational Vehicle Park, and believes a Planned Development District will allow for greater transparency and certainty to the public and surrounding residents regarding the location of building height and campground/recreational vehicle park features and amenities. Additionally, a Planned Development District allows the applicant to modify various UDO standards that better enable the applicant to develop a more environmentally-conscious project than would otherwise be possible without the modifications.</p>		

PART 2. APPLICANT/AGENT INFORMATION		
Name of Applicant/Agent: Roger Honbarrier Investments, Inc. / Agent: Jennifer Ashton, Longleaf Law Partners		
Street Address of Applicant/Agent: 10240 Durant Road / Agent: 4509 Creedmoor Road, Suite 302		
City: Raleigh	State: NC	Zip Code: 27614 / Agent: 27612
Email of Applicant/Agent: rrimmele@gmail.com / Agent: jashton@longleafip.com	Telephone Number of Applicant/Agent: 908-268-3043 / Agent: 919-780-5433	Fax Number of Applicant/Agent: N/A
Are you the owner of the property? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Are you the owner's agent? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Note: If you are not the owner of the property, you must obtain the Owner's consent and signature giving you permission to submit this application.

PART 3. PROPERTY OWNER INFORMATION		
Name of Property Owner: Joe Wayne Tippett, Garland Lyn Tant, and Matthew Darryl Tant		
Street Address of Property Owner: 214 N. Arendell Avenue		
City: Zebulon	State: NC	Zip Code: 27597
Email of Property Owner: dallas@dallaspearcrealty.com	Telephone Number of Property Owner: 919-404-1405	Fax Number of Property Owner: N/A
<i>I hereby state that the facts related in this application and any documents submitted herewith are complete, true, correct, and accurate to the best of my knowledge.</i>		
Signature of Applicant:	Print Name:	Date:
Signature of Owner: <small>DocuSigned by:</small> 	Print Name: Garland Lyn Tant	Date: 3/27/2024

8C64BE83741740D...



OWNER'S CONSENT FORM

Name of Project: Zebulon Campground Submittal Date: 3/29/2024

OWNER'S AUTHORIZATION

I hereby give CONSENT to Jennifer Ashton, Partner - Longleaf Law Partners (type, stamp or print clearly full name of agent) to act on my behalf, to submit or have submitted this application and all required material and documents, and to attend and represent me at all meetings and public hearings pertaining to the application(s) indicated above. Furthermore, I hereby give consent to the party designated above to agree to all terms and conditions which may arise as part of the approval of this application.

I hereby certify I have full knowledge the property I have an ownership interest in is the subject of this application. I acknowledge and agree that, pursuant to Section 2.2.15. of the Town of Zebulon Unified Development Ordinance, that lands subject to a Planned Development shall be subject to all the standards, conditions, and plans approved as part of that application. These standards, plans, and approved conditions are perpetually binding on the land as an amendment to this Ordinance and the Official Zoning Map and may only be changed in accordance with the procedures established in this Ordinance. Development located outside the Town of Zebulon's corporate limits shall comply with all Town policies related to annexation and the extension of utilities. I understand that all other applicable standards and regulations of the UDO will remain applicable to the subject lands unless specifically listed as conditions or deviations as part of this request. I understand that any false, inaccurate, or incomplete information provided by me, or my agent will result in the denial, revocation or administrative withdrawal of this application, request, approval or permits. I acknowledge that additional information may be required to process this application. I further consent to the Town of Zebulon to publish, copy or reproduce any copyrighted document submitted as a part of this application for any third party. I further agree to all terms and conditions, which may be imposed as part of the approval of this application.

DocuSigned by:

Signature of Owner

Garland Lyn Tant 3/27/2024
Print Name Date

CERTIFICATION OF PROPERTY OWNER

I hereby certify the statements or information made in any paper or plans submitted herewith are true and correct to the best of my knowledge. I understand this application, related material and all attachments become official records of the Planning Department of the Town of Zebulon, North Carolina, and will not be returned.

DocuSigned by:

Signature of Owner

Garland Lyn Tant 3/27/2024
Print Name Date

*Owner of record as shown by the Wake County Revenue Department (www.wakegov.com). An option to purchase does not constitute ownership. If ownership has been recently transferred, a copy of the deed must accompany this form.