



RANDOLPH COUNTY
DEPARTMENT OF PLANNING & DEVELOPMENT
204 East Academy Street • Post Office Box 771
Asheboro, North Carolina 27204-0771
Telephone: (336) 318-6555 • Fax: (336) 318-6550

RANDOLPH COUNTY PLANNING BOARD

December 5, 2017

AGENDA

1. Call to Order of The Randolph County Planning Board meeting at 6:30 p.m.
2. Roll call of the Members: Reid Pell, Chairman; Wayne Joyce, Vice Chairman; Chris McLeod; John Cable; Keith Slusher; Kemp Davis; Ralph Modlin; and Michael Koehler.
3. Approval of the Minutes of the November 14, 2017, Randolph County Planning Board meeting.
4. **REQUESTS FOR PROPERTY REZONING:**
 - A. **TANAGER HOLDING LLC**, Charlotte, NC, is requesting that 31.99 acres, out of 40.08 acres, located at 1940 Gold Hill Rd, Franklinville Township, be rezoned from *RR* to *LI-CD*. Tax ID # 7762798310. Municipal Growth Area. The proposed Conditional Zoning District would specifically allow a five megawatt solar farm as per site along with removal of the existing “paper street.”

Technical Review Committee Recommendation:

The Technical Review Committee met and found that this proposal was in compliance with the standards outlined in *The 2009 Growth Management Plan* adopted by the Board of County Commissioners. It should also be noted that the City of Asheboro has rezoned the portion of the property in their municipal limits to allow a solar farm. The Technical Review Committee recommends to the Planning Board that this request be **approved.**

Examples of Growth Management Policies that the Technical Review Committee found supporting this recommendation are:

Policy 2.11 The County should continue to encourage and promote “clean” industry within Randolph County.

Policy 3.10 Site specific development plans shall be required that reduce stormwater impact by designing new industrial development in a manner that minimizes concentrated stormwater flow using vegetated buffer areas or retention ponds.

- B. BARRY RITTER**, Ramseur, NC, is requesting that 1.00 acres, out of 10.50 acres, located at 5302 Riverside Rd, Brower Township, be rezoned from *RA* to *RBO-CD*. Tax ID # 8617630690. Rural Growth Area. The proposed Conditional Zoning District would specifically allow a proposed 60 ft. by 100 ft. building for a trucking business with a maximum of five trucks as per site plan.

Technical Review Committee Recommendation:

The Technical Review Committee met and found that this proposal was in compliance with the standards outlined in *The 2009 Growth Management Plan* adopted by the Board of County Commissioners. The Technical Review Committee recommends to the Planning Board that this request be **approved**.

Examples of Growth Management Policies that the Technical Review Committee found supporting this recommendation are:

Policy 4.1 Provide for sites in Randolph County jurisdiction where rural commercial activity can locate; with the goal of increasing economic activity; job creation, and the provision of services to the rural community.

A Resolution Adopting The 2009 Randolph County Growth Management Plan, number 3. Ensure the opportunity for landowners to achieve the highest and best uses of their land that are consistent with growth management policies in order to protect the economic viability of the County's citizens and tax base.

5. Adjournment.

Attachments.