

**TOWN OF ROCKY MOUNT
PLANNING COMMISSION
REGULAR MEETING MINUTES
October 3, 2017
6:00 p.m.**

The Planning Commission of the Town of Rocky Mount, Virginia met in the Council Chambers of the Rocky Mount Municipal Building, located at 345 Donald Avenue, Rocky Mount, Virginia, at 6:00 p.m. on October 3, 2017, for its regular monthly meeting with Madame Chair Janet Stockton presiding.

Commission Members Present:

- Chair Janet Stockton
- Vice Chairman John Speidel
- Member Derwin Hall
- Member Ina Clements
- Member Bud Blanchard
- Member Jerry W. Greer, Sr.
- Member John Tiggle

Staff Members Present:

- Assistant Town Manager Matt Hankins
- Town Attorney John Boitnott
- Town Planner Jessica Heckman
- Planning Commission Clerk Cherie Compton

APPROVAL OF AGENDA

Additions or Corrections: None

Motion: To approve agenda as presented

Motion By: Member Ina Clements

Second: Member Jerry Greer, Sr.

Action: Approved by a unanimous vote of members present

APPOINTMENT OF CLERK

Motion: To appoint Cherie Compton as Clerk

Motion By: Member John Speidel

Second: Member Jerry Greer, Sr.

Action: Approved by unanimous vote of members present

REVIEW AND CONSIDERATION OF MINUTES

Let the record show that prior to the meeting, Planning Commission received the following draft minutes for review and consideration of approval:

September 5, 2017 - Regular Meeting Minutes.

Additions or Corrections: Revise minutes to include all concerns noted during meeting.

Motion: To table the approval of the minutes until revisions are made.

Motion By: Member Jerry Greer, Sr.

Second: Member Derwin Hall

Action: Approved by unanimous vote of members present

Public Hearing

Franklin County Public schools proposes to rezone adjoining property at Perdue Lane from R2 (Residential District) to POS (Public Open Space). This land is currently vacant and is earmarked for potential future school expansion. The land will continue to be held for that purpose.

Town Planner Jessica Heckman presented the staff report. She further noted if the rezoning is approved, the County of Franklin will transfer ownership to Franklin County Public Schools and will be used in the future as part of the high school campus. Due to its current zoning classification, the school would be limited in future expansions that involved recreational facilities. A rezoning to Public Open Space will allow future expansion of the school campus that could include public and school recreational, educational and parking facilities. The rezoning is supported by staff and the Town's Comprehensive Plan.

Mr. Speidel asked if schools and parks are allowed in R2. Town Planner Jessica Heckman informed the Commission parks and schools are allowed in R2, Matt Hankins confirmed.

Daryl Spencer and Greg Cuddy spoke about the proposed project for the Franklin County Schools and why they are asking to rezone the parcel.

Brenda Muse spoke on behalf of herself and other Perdue Lane residents. Mrs. Muse spoke in favor of the future expansion but with some concerns: delays they already experience coming and going to their homes during peak hours of the day, noise from school events, littering, kids skipping school, potential light pollution, the widening of Perdue Lane, fencing to protect neighboring properties, sidewalks for safety, and only the one entrance/exit to Perdue Lane with the increase in traffic for proposed plan.

Hearing no further questions Janet Stockton recessed from public hearing to entertain a motion.

Motion: To Rezone Tax Map and Parcel Number 2080001201 from Residential (R2) to Public Open Space (POS)

Motion By: Vice Chair John Speidel

Second: Member Derwin Hall

Action: Approved by unanimous vote of members present

New Business- None at this time

Old Business- None at this time

Commissioner Concerns

Commissioner Tiggle asked about the construction between Lowes and Walmart. Matt Hankins informed them that it was a new Verizon Corporate store coming to Rocky Mount and hoped to open by 1st of the year.

Ina Clements asked about progress on Family Physicians. Matt Hankins stated that they are on track if weather holds should be done in the next month.

Derwin Hall asked about the status Angle Bridge Intersection. Matt reminded the Commission that the intersection was part of the six year plan. He further noted the Angle Bridge inspection was complete and the project is moving forward.

Derwin Hall and John Speidel asked about the traffic problem at the Dollar Tree in Rocky Mount about a left turn. An open discussion ensued.

Ina Clements asked about Ronnie Wray's property. No update at this time.

John Speidel asked about antennas on Grassy Hill, Matt informed the Commission there is still one to go up and two to come down.

Town Planner Jessica Heckman informed the Commission that Rocky Mount Plaza was considering an update to their signage to include more tenants.

Staff Updates:

Matt Hankins updated the Commission on the review of site plans for Piedmont Community Services expansion.

With no further discussion, a motion was made to adjourn.

ADJOURNMENT

Motion to Adjourn By: Member Ina Clements

Second: Member John Tiggle

Action: Approved by a unanimous vote of members present

Time of Adjournment: 6:49 p.m.

Janet Stockton, Chairman

ATTEST:

Cherie Q. Compton, Clerk

CQC/