**REGULARLY SCHEDULED MEETING**

**ROCKINGHAM COUNTY PLANNING BOARD**

**MARCH 13, 2017 AT 7:00PM**

**ROCKINGHAM COUNTY GOVERNMENTAL CENTER**

**WENTWORTH, NC**

MEMBERS PRESENT:

Chairman Sammy Massey

Vice Chairman Timothy Wyatt

Ann Cunningham

David French

James Harris

Doug Isley

Mike Lee

The following Staff members were also present: Planning Director Tonya Caddle, Associate Planner Jason W. Greer, and Associate Planner Allyssa Stafford.

1. CALL TO ORDER

**CHAIRMAN MASSEY CALLED THE REGULARLY SCHEDULED MEETING OF THE ROCKINGHAM COUNTY PLANNING BOARD AT 7:04 PM.**

II. INVOCATION

The invocation was given by Harris.

III. APPROVAL OF MINUTES

**MOTION WAS MADE BY WYATT TO APPROVE THE MINUTES FROM THE REGULARLY SCHEDULED BOARD MEETING ON FEBRUARY 13, 2017 AS WRITTEN. THE MOTION WAS SECONDED BY LEE AND CARRIED UNANIMOUSLY.**

IV. PROCEDURES

Planning Board procedures were read by Vice Chairman Wyatt.

V. PUBLIC HEARINGS

**1. CASE #2017-002**

Request for rezoning on Ram Loop from Residential Agricultural to Highway Commercial at the property identified as Tax PIN 7923-03-21-4539. Director Caddle presented the Rockingham County Planning & Inspections staff report and recommended approval of the rezoning.

Chairman Massey stated that he and Isley have a personal relationship with Charles Rakestraw, owner of the property requesting rezoning, and asked the Board if any member would like them to be recused from the hearing. There were no objections from the Board.

Charles Rakestraw, 290 Twins Creeks Drive, Stokesdale, spoke to the reasoning for requesting the rezoning. The board did not question Rakestraw or the staff.

Chairman Massey asked Caddle for clarification if conditions were placed on this rezoning. Caddle stated this was a straight rezoning and no conditions were included.

**MOTION WAS MADE BY ISLEY TO APPROVE RECOMMENDATION OF REZONING TO THE ROCKINGHAM COUNTY BOARD OF COMMISSIONERS. THE MOTION WAS SECONDED BY FRENCH AND CARRIED UNANIMOUSLY 7-0.**

**2. CASE #2017-003**

Request for rezoning on Lemons Road from Residential Protected – Conditional District to Residential Protected at the property identified as Tax PIN 7912-00-80-3646. Director Caddle presented the Rockingham County Planning & Inspections staff report, including recent history of the parcel, and recommended approval of the rezoning.

Vice Chairman Wyatt asked Caddle about the zoning districts adjacent to the subject property and if they were zoned similarly to the requested district. Caddle, referencing the displayed zoning district map, detailed the zoning districts of the adjacent parcels.

Chairman Massey asked Caddle about a discrepancy between the staff presentation and the report included within the agenda packet. Caddle stated in the presentation there were twenty-five uses allowed within a Residential Protected district, whereas the report indicated twenty-seven. Caddle indicated the oversight would be corrected in the report to the Board of Commissioners.

Steve Harvell, 3056 Pleasant Ridge Drive, Summerfield, spoke to the Board. He stated the reasoning for the request for rezoning. Mr. Harvell did not receive questions from Board members.

Vicky Harvell, 3056 Pleasant Ridge Drive, Summerfield, spoke to the Board. She reiterated the purposes for the request. Mrs. Harvell was not questioned by Board members.

**MOTION WAS MADE BY WYATT TO APPROVE RECOMMENDATION OF REZONING TO THE ROCKINGHAM COUNTY BOARD OF COMMISSIONERS. THE MOTION WAS SECONDED BY LEE AND CARRIED UNANIMOUSLY 7-0.**

**3. CASE #2017-004**

A request has been made on Harrison Crossroad Loop for a Special Use Permit for a Wireless Telecommunication Facility (Tower) at the property identified as Tax PIN 7997-04-84-2284.

Director Caddle suggested the case be tabled until the next meeting of Planning Board on April 10, 2017.

**MOTION WAS MADE BY FRENCH TO TABLE CASE #2017-004 UNTIL THE SCHEDULED APRIL MEETING OF THE PLANNING BOARD. THE MOTION WAS SECONDED BY LEE AND CARRIED UNANIMOUSLY 7-0.**

VI. OTHER BUSINESS

**1. CASE #2016-008**

Approval of Variance Order from side yard setbacks at property on Bethany Road identified as Tax PIN 7943-00-68-1970.

Director Caddle presented the Variance Order for Lord’s House of Prayer for approval by the Planning Board.

**MOTION WAS MADE BY LEE TO APPROVE THE VARIANCE ORDER. THE MOTION WAS SECONDED BY FRENCH AND CARRIED UNANIMOUSLY 7-0.**

VII. ADJOURN

**MOTION TO ADJOURN WAS MADE BY ISLEY AS THERE WAS NO FURTHER BUSINESS. THE MOTION WAS SECONDED BY CUNNINGHAM, AND THE MEETING ADJOURNED AT 7:26 PM.**

Minutes Read and Approved, Respectfully submitted,

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Chairman, Planning Board Date Planning Staff Date