



# RANDOLPH COUNTY

## PLANNING AND ZONING

204 E Academy Street, Asheboro NC 27203 (336) 318-6555

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### RANDOLPH COUNTY PLANNING BOARD

#### AGENDA

**MARCH 5, 2024**

1. Call to Order of the Randolph County Planning Board.
2. Roll call of the Board members.
3. Consent Agenda:
  - Approval of agenda for the March 5, 2024, Planning Board meeting.
  - Approval of the minutes from the February 6, 2024, Planning Board meeting.
4. Conflict of Interest:
  - Are there any Conflicts of Interest or *ex parte* communication that should be disclosed? *(If there is a Conflict of Interest, the Board must vote to allow the member with the Conflict of Interest to not participate in the hearing of the specific case where the Conflict of Interest has been identified.)*
5. Old Business.
6. New Business.

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#### **SPECIAL USE PERMIT REQUEST #2024-00000099**

The Randolph County Planning Board will hold a duly published and notified quasi-judicial hearing on the request by **MC ARMS of NC**, Asheboro, NC, and their request to obtain a Special Use Permit at 4576 High Pine Church Rd, Union Township, Tax ID #7636264207, 10.78 acres, *RA - Residential Agricultural District*. It is the desire of the applicant to obtain a Special Use Permit to specifically allow the operations of firearms sales and manufacturing to facilitate online sales in an existing building on the property.

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#### **SPECIAL USE PERMIT REQUEST #2024-00000275**

The Randolph County Planning Board will hold a duly published and notified quasi-judicial hearing on the request by **TOWERCOM IV-B, LLC**, Durham, NC, and their request to obtain a Special Use Permit at 2109 NC Hwy 49 S, Cedar Grove Township, Tax ID #7639783560, 11.20 acres, *RA - Residential Agricultural District*. It is the desire of the applicant to obtain a Special Use Permit to specifically allow a proposed 195 ft. monopole style wireless telecommunications tower facility and to allow a property line setback of 125 ft in lieu of the required 195 ft. setback for the tower.

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#### **REZONING REQUEST #2024-00000301**

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The Randolph County Planning Board will hold a duly published and notified legislative hearing on the request by **MICHAEL C BRADY**, Julian, NC, and their request to rezone 77,480 sq. ft. out of 7.04-acres at 9144 Old 421 Rd, Liberty Township, Tax ID #8708746407, Primary Growth Area, from *HC - Highway Commercial District* and *RA – Residential Agricultural District* to *HI-CD - Heavy Industrial - Conditional District*. The proposed Conditional Zoning District would specifically allow the recycling, crushing, screening, and sorting of rock, concrete, and asphalt into usable products.

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#### **REZONING REQUEST #2024-00000126**

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The Randolph County Planning Board will hold a duly published and notified legislative hearing on the request by **DAVIS INVESTMENT PROPERTIES, LLC**, Randleman, NC, and their request to rezone 1.89-acres at 5567 Old Greensboro Rd, Level Cross Township, Randleman Lake Protected Area Watershed, Tax ID #7766591509, Primary Growth Area, from *RA - Residential Agricultural District* to *CVOM-CD - Conventional Subdivision Overlay Mixed - Conditional District*. The proposed Conditional Zoning District would specifically allow a two-lot addition to an existing subdivision for Class *B* manufactured homes and above as per the site plan.

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#### **REZONING REQUEST #2024-0000121**

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The Randolph County Planning Board will hold a duly published and notified legislative hearing on the request by **DAVIS INVESTMENT PROPERTIES, LLC**, Randleman, NC, and their request to rezone 10.32-acres on St Peter Church Rd, Level Cross Township, Randleman Lake Critical Area Watershed, Tax ID #7766273107, Primary Growth Area, from *RA - Residential Agricultural District* to *CVOR-CD - Conventional Subdivision Overlay Restricted - Conditional District*. The proposed Conditional Zoning District would specifically allow a five-lot subdivision for Class *A* manufactured homes and above as per the site plan.

## REZONING REQUEST #2023-00003175

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The Randolph County Planning Board will hold a duly published and notified Legislative Hearing on the request by **NASH DUGGINS**, Asheboro, NC, and their request to rezone 41.60 acres out of 56.87 acres at the end of Farmwood Ln, Cedar Grove Township, Tax ID #7639173975, Secondary Growth Area, from *RA - Residential Agricultural District* to *CVOE-CD - Conventional Subdivision Overlay Exclusive - Conditional District*. The proposed Conditional Zoning District would specifically allow a seventeen-lot site-built subdivision as per the site plan.

7. Update from the Planning Director.

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The Randolph County Planning Board will hold a duly published legislative hearing on required updates to the *Randolph County Unified Development Ordinance* as required by changes made by the North Carolina General Assembly. These changes are necessary to remain compliant with applicable general statutes.

- Proposed changes to the *Randolph County Unified Development Ordinance* as it pertains to the *HC - Highway Commercial* zoning district.

8. Adjournment.