

MINUTES FOR THE FRANKLIN COUNTY PLANNING BOARD

April 13, 2010

The Franklin County Planning Board held its regular monthly meeting on Tuesday, April 13, 2010 at the Franklin County Administration Building, Commissioners Meeting Room, 113 Market Street, Louisburg, North Carolina.

Present: Henry Nelms, Willie Bartholomew, Ronnie Pearce, Ricky May, William Wallace, Fannie Brown, William Holden, Mark McArn and Richard Hoyle.

Absent: Robert VanGraffeland, Melvin Cheaves, Phillip Jeffreys, Mary Solomon and Robert Mann.

Staff: Tammy Davis, Scott Hammerbacher, Jason Rogers and Griff Gardner.

Chairman Henry Nelms called the meeting to order at 7:00 P.M., and welcomed everyone in attendance. Willie Bartholomew gave the invocation.

Agenda Items:

#1. Map Amendment: W.C. Hollingsworth Jr., Harris Township, US Hwy 401 & Clifton Pond Road (State Road 1103), R-15 (Residential) to Highway Business (HB), 3.94 Acres.

Jason Rogers stated the applicant is wishing to rezone three (3) parcels totaling 3.944 acres from R-15 to Highway Business. He stated the property is located in the Airport Height Overlay District. He stated properties on the northern and western quadrants of the intersection are currently zoned Highway Business.

William Wallace questioned what the proposed use would be for the proposed property. Walter Hollingsworth stated he is planning to operate a mini-storage business at the proposed. He stated he wants to produce income from the property. He stated he purchased the property five (5) years ago in anticipation of the Highway 401 widening project.

Willie Bartholomew made a motion, seconded by William Wallace to recommend approval of the map amendment. The motion passed unanimously.

#2. UDO Text Amendment: Amend UDO to Regulate Abandoned Manufactured Homes

Griff Gardner (Zoning Code Enforcement) stated staff is proposing to amend the UDO to regulate abandoned manufactured homes within the County. He stated the North Carolina General Assembly recently adopted a procedure for the disposal of manufactured homes which Provided the County with the authority to identify and dispose of the abandoned manufactured

homes if the County adopted and implements a plan. He stated Planning Staff has received a \$40,000 grant from the NC Department of Environmental and Natural Resources to deconstruct, dispose, and recycle the material. He stated staff has identified approximately two hundred (200) abandoned manufactured homes since May, 2009.

Chairman Henry Nelms questioned what the cost of removing a manufactured home. Mr. Gardner stated he has received estimates ranging from \$1000 to \$6000. He stated the way the program would work is that the County would pay the costs upfront, then apply to the State to get reimbursed. Chairman Nelms questioned what would happen when all the funds are used up. Mr. Gardner stated it is a rolling grant and the County can get the grant funds for twenty (20) years. Mark McArn questioned if owners who apply to the program have to meet a certain financial criteria. Mr. Gardner explained everyone would be eligible. He stated there may have to be a payment plan worked out for the citizens who can't afford it. Willie Bartholomew questioned what the projected start date would be. Mr. Gardner stated July 1, 2010 would be the projected start date.

William Wallace made a motion, seconded by Ronnie Pearce to recommend approval of the proposed text amendment. The motion passed unanimously.

- #3. Other Business/Reports/Discussion
 - A.) Departmental Report
 - B.) Other Business/Reports/Open Forum

With there being no further business before the Planning Board, Chairman Nelms adjourned the meeting at 7:45 P.M.

Henry Nelms, Chairman
Franklin County Planning

Tammy Davis, Clerk
Franklin County Planning