



Franklin County Planning MONTHLY

APRIL 2010

Scheduled for April 13, 2010 PC meeting

Upcoming PC Items

REZO-3-10-6366	Tiger Rents Rezone	Charles and Joshua Trelease	TAX # 54-376.06	Union Hall MD
Request for rezone from A-1 to B-2 to allow for Rental, Sales, and Service of Equipment, a Private Recreational Facility, Sporting Goods, and General Business Uses				
SPEC-3-10-6367	Tiger Rents SUP	Charles and Joshua Trelease	TAX # 54-376.06	Union Hall MD
Request for Special Use Permit to allow Outdoor Display on Business Property. This request is concurrent with a request to rezone the subject property from A-1 to B-2.				

Meeting begins at 7:00pm at the Franklin County Government Center, 1255 Franklin Street.

Results March 9, 2010 Planning Commission Work Session

Recent PC Items

The Planning Commission held a work session on Tuesday, March 9, 2010, to work on the general update of the County's zoning and subdivision ordinances. The Planning Commission reviewed the results of Residential Demand, Land Capacity, and Density Allocation discussions held with the Technical Advisory Committee, and brainstormed strategies for public outreach. Additionally, the Planning Commission said good-bye to Chairman, David Wiseman, and welcomed new PC member Angie McGhee, as well as appointed Earl Webb as the new Chairman, and Wendy Ralph Vice-Chair.

Residential Demand

Franklin County's Land Development Ordinance Update



Population Projection

Given historical population information, there are several methods we can use to project population into the future:

- Direct Source.** This method relies on forecasts prepared by various government agencies and private companies that specialize in demographic analysis. For this study, we'll use projections prepared by the Virginia Employment Commission and Woods & Poole Economics, Inc.
- Straight-Line Projection.** This method uses a prior-year statistical trend (i.e. an average annual growth rate), and carries the trend out to a future year. For this study, we'll use a 10-year average annual growth rate (2001 to 2010) and a 40-year average annual growth rate (1971 to 2010).
- % Share Projection.** This method compares Franklin County's population to that of the Roanoke region, and assumes a future population for the County as an increasing percentage of the region's future population.

Diverging Population Projections for Franklin County, 2010 to 2030

Method of Population Projection	2010 Population	2030 Population	Average annual % change	# of new residents over next 20 years
Direct source, Woods & Poole projection	53,229	71,395	1.48 %	18,166
Direct source, Virginia Employment Com. projection	52,582	62,443	0.86 %	10,037
Straight-line, 10-year annual average (1.07%)	52,582	65,056	1.07 %	12,474
Straight-line, 40-year annual average (1.55%)	52,582	71,522	1.55 %	18,940
% share, Virginia Employment Com. MSA projection	52,582	65,593	1.11 %	13,011
% share, Woods & Poole MSA projection	52,582	69,992	1.43 %	17,410



Franklin County Planning MONTHLY

Received by April 5, 2010 scheduled for May PC Meeting

New Applications

SPEC-3-10-6537	Arthur SUP	J. Stephen Arthur and Donna A. Arthur	TAX # 15-58.07	Gills Creek MD
Request for Special Use Permit to continue to allow outdoor display of boats, personal watercrafts, and trailers.				
REZO-4-10-6584	Tractor Supply Rezone	TKC CXXXVI, LLC	TAX #'s 36-188.1 and 36-190	Boone MD
Request for Rezone from A1, R1, and B2 to PDC for the purpose of commercial sales in association with the sales, service, and repair of farm equipment, garden equipment, and construction equipment.				

Meeting begins at 7:00 pm in the Board of Supervisors Meeting Room, Franklin County Government Center, 155 Franklin Street, Rocky Mount, VA.

APRIL 2010

Monday		Tuesday		Wednesday		Thursday		Friday	
						1		2	
5	Application Deadline	6		7	PC Site Visits 3:00 pm	8		9	
12		13	PC Meeting 7:00 pm	14	DRT Meeting 2:00 pm	15	Housing 3:00 pm	16	
19		20	BOS-1:30 pm BOS-6:00 pm	21		22		23	
26		27		28		29		30	

MAY 2010

Monday		Tuesday		Wednesday		Thursday		Friday	
3	Application Deadline	4		5	PC Site Visits 3:00 pm	6		7	
10		11	PC Meeting 7:00 pm	12	DRT Meeting 2:00pm	13		14	
17		18	BOS-1:30 pm BOS-6:00 pm	19		20	Housing 3:00 pm	21	
24		25		26		27		28	
31									

