
AGENDA
TOWN COUNCIL OF THE TOWN OF TARBORO, NC
REGULAR MEETING HELD AT 7:00 PM, MONDAY, AUGUST 18, 2025
IN THE COUNCIL ROOM, TOWN HALL, TARBORO, NC

1. MEETING CALLED TO ORDER BY THE MAYOR

PLEASE TURN CELL PHONES OFF

2. INVOCATION

3. PLEDGE OF ALLEGIANCE

4. APPROVAL OF AGENDA BY COUNCIL

5. PRESENTATION BY COUNCIL

- (1) Proclamation Honoring - Ambrose "Tripp" Owens III
- (2) Proclamation Honoring - Tarboro River Bandits

6. REQUESTS AND PETITIONS OF CITIZENS

(Five minute time limit per person)

7. MATTERS SCHEDULED FOR PUBLIC HEARING

UDO Text Amendment 25-01 - A Public Hearing will be held to consider the following modifications to the Unified Development Ordinance as recommended by Staff including: Non-Residential setbacks, the Permitted Use Table, and standards related to the same. The Unified Development Ordinance is a living document which should be updated and modified to keep current with planning trends, state legislature, and recommendations. It is recommended that Council adopt the resolution approving the Ordinance.

Proposed Road Name Change - A Public Hearing will be held to gather public input on a proposal to rename Anaconda Road to LS Parkway to demonstrate the community's support for LS Cable and System USA, Inc., and attract additional investment by aligning with other LS locations.

Special Use Permit #25-02 - An Evidentiary Hearing will be held to consider a Special Use Permit submitted by Energy Storage Solutions, LLC for the proposed development of a Data Center and Energy Storage System. This property is located on the south side of Anaconda Road, between McNair Road and Western Boulevard, approximately 52.185 acres within the Heavy Industrial (HI) zoning district.

8. TOWN MANAGERS RECOMMENDATIONS

Consent Items

- (1) Approve minutes of the July 14, 2025 regular meeting
- (2) Tax Collector's Report
- (3) 2024 Tax Levy Memo

Action Items

- (4) Classification and Pay Plan Update
- (5) Mural Grant Program Adoption
- (6) Professional Services - Flood Focus Engineering Services
- (7) Special Event - OkTarborofest
- (8) NCDOT - Tarboro "Hometown Homecoming" Event
- (9) NCDOT - Christmas Parade

9. OTHER REPORTS

- A. Town Manager
- B. Town Attorney
- C. Council Members

10. CLOSED SESSION

- (1) Closed Session as per NCGS § 143-318.11(a)(6) - Personnel

11. ADJOURNMENT

TOWN OF TARBORO, NORTH CAROLINA

PROCLAMATION



HONORING THE LIFE OF

AMBROSE LLOYD “TRIPP” OWENS III

WHEREAS, Ambrose Lloyd “Tripp” Owens III was born on June 10, 1968, to Ambrose Lloyd Owens Jr. and Candis Bailey Owens, and graduated from Tarboro High School in 1987 before continuing his studies at Louisburg College, Barton College, and earning his nursing degree from Edgecombe Community College in 2008; and

WHEREAS, Tripp dedicated his professional life to serving the people of Eastern North Carolina, first through Braswell Distributing and later as a compassionate registered nurse at Heritage Hospital, where he mentored students from Edgecombe Community College and East Carolina University, calming patients with his trademark greeting “Hey, Shug” and an uncanny knack for finding shared connections; and

WHEREAS, Tripp was the first volunteer paramedic in Edgecombe County and rendered selfless aid during the devastating flooding of Hurricane Floyd, exemplifying courage and commitment to public safety; and

WHEREAS, a lifelong member of Calvary Episcopal Church, Tripp served on the brass committee, completed a term on the vestry, and gladly fulfilled the role of head usher; and

WHEREAS, beginning at age fifteen, Tripp was a passionate amateur radio operator—call sign N4NTO—who mentored countless new “HAMs,” supported community events, and was participating in a Parks on the Air (POTA) activation at the time of his passing; and

WHEREAS, Tripp married the love of his life, Johanna Shackelford Owens, on May 5, 2001, and together they raised two wonderful children: Simon Lloyd Owens (born April 1, 2003) and Sadie Worrell Owens (born May 26, 2005); and

WHEREAS, Tripp freely gave his time as a T-ball and soccer coach, Cub Scout Pack 49 volunteer, frequent chaperone, and enthusiastic supporter of Simon's golf tournaments and Sadie's FFA livestock projects—letting her paint his nails while affectionately naming turkeys “Thanksgiving,” “Christmas,” and “Check”; and

WHEREAS, his hospitality and larger-than-life personality were on full display at “Camp Tripp” each Fourth of July week at the family cottage, hosting family and friends for supper club and other celebrations often with his near-legendary Bloody Marys, at Tarboro River Bandits games where he greeted friends with a hug and big wet kiss, and while timing swimmers in lane 4, the “fast lane,” at the Tarboro Swim Club; and

WHEREAS, Tripp championed public health by encouraging every patient to schedule life-saving colonoscopies and volunteered radio support for the Edgecombe Cancer Support Foundation's “Run For Your Life” 5K, in addition to judging applicants for the Braswell-Sheffield Scholarship; and

WHEREAS, his legacy of faith, service, mentorship, and friendship continues to inspire all who knew him and enriches the fabric of the Tarboro community;

NOW, THEREFORE, BE IT PROCLAIMED by the Mayor and Town Council of the Town of Tarboro, North Carolina, that we honor and celebrate the life of

AMBROSE LLOYD “TRIPP” OWENS III

and extend our deepest sympathy to his wife Johanna, their children Simon and Sadie, and the entire Owens and Shackelford families, encouraging all citizens to remember and emulate his example of selfless service.

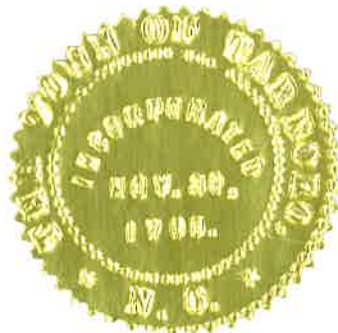
Adopted this 18th day of August, 2025.



Leslie Lunsford, Town Clerk



Tate Mayo, Mayor





PROCLAMATION

Honoring the Tarboro River Bandits – 2025 Old North State League Champions

WHEREAS, the Tarboro River Bandits have brought great pride and distinction to the Town of Tarboro by winning the Old North State League championship in the summer of 2025; and

WHEREAS, this championship reflects the dedication, perseverance, and sportsmanship of the Bandits' players, coaches, and staff, whose commitment to excellence has inspired young athletes and strengthened community spirit throughout Tarboro and Edgecombe County; and

WHEREAS, under the leadership of Head Coach Chris Day, the Bandits demonstrated exceptional teamwork, discipline, and resilience throughout the season, culminating in a championship performance that exemplifies the highest standards of amateur baseball; and

WHEREAS, owners Wayne and Susan Turnage have faithfully invested their time, resources, and leadership to build a first-class organization in Tarboro; and

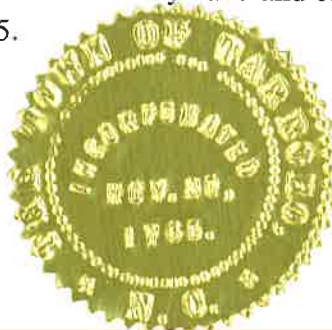
WHEREAS, Allison and Jason Turnage have likewise played a significant role in the club's success through their tireless support and hands-on service, exemplifying family commitment and community-minded stewardship; and

WHEREAS, the Tarboro River Bandits' championship season has generated positive economic and social impacts for our community by drawing fans, volunteers, sponsors, and visitors to our town, showcasing Tarboro as a welcoming and vibrant place to live, work, and play; and

WHEREAS, the Town of Tarboro recognizes the Bandits as outstanding ambassadors of our community, embodying teamwork, integrity, and resilience on and off the field;

NOW, THEREFORE, I, Tate Mayo, Mayor of the Town of Tarboro, North Carolina, do hereby recognize and commend the Tarboro River Bandits for their exemplary performance and championship title in the Old North State League during the summer of 2025, and I extend heartfelt gratitude to Head Coach Chris Day, to Wayne and Susan Turnage, and to Allison and Jason, for their leadership and service to our community.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the Town of Tarboro to be affixed this 18th day of August, 2025.





Tate Mayo, Town of Tarboro, North Carolina Mayor

2.3.2 TABLE OF NON-RESIDENTIAL DEVELOPMENT STANDARDS

	OI, OFFICE INSTITUTIONAL	CBD, CENTRAL BUSINESS DISTRICT	NB, NEIGHBORHOOD BUSINESS DISTRICT	HB, HIGHWAY BUSINESS DISTRICT	LI, LIGHT INDUSTRIAL	HI, HEAVY INDUSTRIAL
A. DEVELOPMENT STANDARDS						
1. Minimum Lot Size	5,000 sf	N/A	1 acre	N/A	10,000 sf	N/A
2. Development Exterior Setback	N/A	N/A	N/A	50 ft	50 ft	100 ft
B. PRINCIPAL BUILDING STANDARDS						
1. Minimum Lot Width	60 ft	N/A	N/A	N/A	75 ft	N/A
2. Street Setback (min) ²	15 ft	0 ft	0 ft	0 ft	20 ft	0 ft
3. Side Setback(min) ³	10 ft	0 ft	15 ft	50 ft	50 ft	0 ft
4. Rear Setback (min)	15 ft	0 ft	0 ft	0 ft	25 ft	0 ft
5. Building Height (max)	35 ft	N/A	35 ft	35 ft	N/A ⁴	N/A ⁴
C. ACCESSORY BUILDING STANDARDS⁵						
1. Side Setback (min)	10 ft	10 ft	10 ft	10 ft	10 ft	10 ft
2. Rear Setback (min)	10 ft	10 ft	10 ft	10 ft	10 ft	10 ft
3. Building Height (max) ⁶	25 ft	25 ft	25 ft	N/A	N/A	N/A

¹Maximum Building Floor Area permitted in the O&I District applies only to those uses classified as "Commercial" in the Permitted Use Table. There is no maximum floor area for other uses permitted in the O&I District

²On lots with multiple street frontages, the Street Setback applies to all property lines adjoining a public right-of-way or private street easement. Development is required to meet site triangle requirements.

³In situations where required perimeter buffer widths are greater than required Side Setback, minimum Side Setback is increased the minimum required perimeter buffer width (See Chapter 8).

⁴Maximum building height is 40 feet when a structure is located within 100 feet of a residential district.

⁵Accessory structures are not permitted within a required Street Setback.

⁶Accessory structure are not permitted to exceed the height of a principal structure located on the same lot.

* Site triangles and visibility must be accounted for with scaled plans approved by staff and NCDOT if needed.

<i>*Red denotes changes</i>	P = Permitted; PS = Permitted with Standards; SUP = Special Use Permit; "Blank" = Not Permitted											
RESIDENTIAL	RD	GR3	GR5	GR10	MHP	OI	CBD	NB	HB	LI	HI	
Class A Manufactured Homes	P	P	P	P	P							
Class B Manufactured Homes					P							
Class C Manufactured Homes												
Dwelling, Accessory	P	P	P	P								
Dwelling, Duplex			P	P		P						
Dwelling, Multi-family				PS		PS	PS					
Dwelling, Single-family	P	P	P	P		P	P					
Dwelling, Townhome			P	P		P	PS					
Manufactured Home Park					SUP							
Planned Density Development	SUP	SUP	SUP	SUP		SUP						
Upper-Story Residential							P	P	P			
<i>Tiny Home Development</i>	PS			PS								
LODGING	RD	GR3	GR5	GR10	MHP	OI	CBD	NB	HB	LI	HI	
Bed and Breakfast Homes	PS	PS	PS	PS		PS	PS					
Hotel / Inn (less than 20 rooms)						P	P	P	P			
Hotel / Inn (more than 20 rooms)						P	P	P	P			
Short-Term Vacation Rental	PS	PS	PS	PS		PS	PS	PS				
GROUP LIVING	RD	GR3	GR5	GR10	MHP	OI	CBD	NB	HB	LI	HI	
Boarding or Rooming House (12 or less persons)				SUP		SUP						
Congregate Care	PS						PS					
Continuing Care Retirement				PS		PS	PS					
Correctional Institution												SUP
Dormitory, Fraternity, Sorority				PS		PS						
Family Care Home	PS	PS	PS	PS	PS	PS						
Halfway Houses	SUP		SUP	SUP		SUP						
Monastery/Convent				PS		PS	PS					
Multi-Unit Supportive Housing	PS	PS	PS	PS		PS						
Nursing/Rest/Hospice				PS		PS	PS					
Orphanage				PS		PS	PS					
Residential Care Facilities (More than 6 persons)		PS	PS	PS	PS	PS						
Supportive Housing Residence	PS	PS	PS	PS		PS						
SOCIAL SERVICE LIVING	RD	GR3	GR5	GR10	MHP	OI	CBD	NB	HB	LI	HI	
Emergency Shelter Type A									SUP			
Emergency Shelter Type B									SUP			
Special Care Facility	SUP	SUP	SUP	SUP		SUP						
OFFICE/SERVICE	RD	GR3	GR5	GR10	MHP	OI	CBD	NB	HB	LI	HI	
ATM						P	P	P	P	P	P	
Business Support Service						P	P	P	P			
Creamatorium									P	P	P	
Day Treatment/Mental Health						PS		PS	PS			
Dry Cleaning & Laundry Services							P	P	P			
Financial Services						P	P	P	P			
Funeral Homes						P	P	P	P	P	P	
Home Occupation	PS	PS	PS	PS	PS							
Medical Clinic						P	P	P	P			
Personal Services						P	P	P	P			
Personal Services, Restricted							PS		PS			
Post Office						P	P	P	P			
Professional Services						P	P	P	P			
Small Equipment Rental/Repair								P	P	P	P	
Substance Abuse Rehab						PS		PS	PS			
Veterinary Services						PS	PS	PS	PS	PS	P	
COMMERCIAL/ENTERTAINMENT	RD	GR3	GR5	GR10	MHP	OI	CBD	NB	HB	LI	HI	
ABC Store						P	P	P	P			
Adult Entertainment										SUP	SUP	
Bar/Tavern							P	P	P			
Bin/Overstock									P	P	P	
Campground	PS				PS					PS	PS	
Cryptocurrency - Generation, Storage, and Related							-			PS	PS	
General Commercial						P	P	P	P			
General Commercial - Development Area Greater than 125,000sqft									PS			

[illegible]

[illegible]

**REASONS FOR APPROVING AN AMENDMENT TO THE TEXT OF THE
UNIFIED DEVELOPMENT ORDINANCE**

WHEREAS, an amendment to the Text of the Unified Development Ordinance has been proposed, which amendment is described or identified as follows:

Amendments proposed as attached within the ordinance from Chapters 2.3, 2.4.2, 2.4.3, 3.2, and 17.

NOW THEREFORE, the Town Council of the Town of Tarboro Resolves:

Section 1. The Council concludes that the above-described amendment is consistent with the adopted Tarboro Unified Development Ordinance and Land Development Plan.

Section 2. The Council concludes that its approval of the above-described amendment is reasonable and in the public interest because: the amendment is consistent with the intent of the Unified Development Ordinance and the Tarboro Land Use Plan.

Section 3. This resolution becomes effective upon adoption.

**REASONS FOR REJECTING AN AMENDMENT TO THE TEXT OF THE
UNIFIED DEVELOPMENT ORDINANCE**

WHEREAS, an amendment to the Text of the Unified Development Ordinance has been proposed, which amendment is described or identified as follows:

Section 1. That the text of the Unified Development Ordinance shall be amended as follows:

Amendments proposed as attached within the ordinance from Chapters 2.3, 2.4.2, 2.4.3, 3.2, and 17.

Section 2. All provisions of any Town ordinance in conflict with this ordinance are repealed.

Section 3. That this Ordinance shall be effective immediately upon its adoption.

NOW THEREFORE, the Town Council of the Town of Tarboro Resolves:

Section 1. The Council concludes that the above-described amendment is not consistent with the adopted Tarboro Unified Development Ordinance and Land Use Plan.

Section 2. The Council concludes that its rejection of the above-described amendment is reasonable and in the public interest because: the amendment is inconsistent with the intent of the Unified Development Ordinance and the Tarboro Land Use Plan.

Section 3. This resolution becomes effective upon adoption.

ORDINANCE NO. 25- _____

AN ORDINANCE AMENDING THE TEXT OF THE UNIFIED DEVELOPMENT ORDINANCE.

BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF TARBORO that:

Section 1. That the text of the Unified Development Ordinance shall be amended as follows:

Chapter 2.3. Table of Non-Residential Development Standards shall be amended as attached.

Chapter 2.4.2 Interpretation of the Permitted Use Table shall include the following text:

D. Accessory Uses:

a) The Permitted Use Table classifies different principal uses according to their different impacts. Whenever an activity (which may or may not be separately listed as a principal use in this table) is conducted in conjunction with another principal use and the former use (i) constitutes only an incidental or insubstantial part of the total activity that takes place on a lot, or (ii) is commonly associated with the principal use and integrally related to it, then the former use may be regarded as accessory to the principal use and may be carried on underneath the umbrella of the permit issued for the principal use.

b) For purposes of interpreting this subsection,

1) A use may be regarded as incidental or insubstantial if it is incidental or insubstantial in and of itself or in relation to the principal use,

2) To be “commonly associated” with a principal use, it is not necessary for an accessory use to be connected with such principal use more times than not, but only that the association of such accessory use with such principal use takes place with sufficient frequency that there is common acceptance of their relatedness.

c) Without limiting the generalities of the above subsections, the following activities, so long as they satisfy the general criteria set forth above, are specifically regarded as an accessory to residential principal uses:

a) Offices or studios within an enclosed building and used by an occupant of a residence located on the same lot as such building to carry on artistic or administrative activities of a commercial nature, so long as such activities do not fall within the definition of a home occupation.

b) Hobbies or recreational activities of a noncommercial nature.

Chapter 2.4.3 Permitted Use Table

The Permitted Use Table shall be amended as attached.

Chapter 2.4.3 Shall be amended to read:

B. (PS) –This notation indicates that the listed use is permitted by right in the corresponding zoning district, with supplemental use standards as defined in Chapter 3 of this ordinance. If no specific standards are included in Chapter 3, the use is subject to a Site Plan and/or related staff-reviewed applications as necessary to determine ordinance compliance.

Chapter 3.2 Supplementary Use Standards shall be amended in its entirety to read as follows:

CHAPTER 3: Supplemental Use Standards

3.1 APPLICABILITY

There are certain uses that exist which may be constructed, continued, and/or expanded provided they meet certain mitigating conditions specific to their design and/or operation. Such conditions ensure compatibility so that different uses may be located in proximity to one another without adverse effects to either. When uses are listed in the Permitted Use Table in Chapter 2 as Permitted with Standards (PS) or uses requiring a Special Use Permit (SUP) they shall comply with the additional criteria set forth in this Chapter for that use in addition to the other applicable criteria contained in this Ordinance.

3.1.1 USES PERMITTED WITH STANDARDS (PS)

- A. Permitted uses with additional standards are permitted by-right, provided that the specific standards outlined in this Chapter are met.*
- B. The specified standards are to ensure that these uses fit the vision of the zoning district in which they are permitted, and that these uses are compatible with other development permitted within the districts.*
- C. If no specific standards are outlined in Chapter 3, the use is subject to a Site Plan and/or related staff-reviewed applications as necessary to determine ordinance compliance.*

3.1.2 SPECIAL USE PERMIT APPLICATIONS (SUP)

- A. Special Uses are uses which are generally compatible*

with other land uses permitted in a zoning district but which, because of their unique characteristics or potential impacts on the surrounding neighborhoods and/or the Town as a whole, require individual consideration in their location, design, configuration, and/or operation at the particular location proposed.

- B.** *All Special Uses shall, at a minimum, meet the standards for the zoning district in which they are located, and the specific standards set forth in this Chapter for that specific use. In addition to determining that the application meets all other requirements of this Ordinance (no variances are permitted), the Town Council must find that the development in its proposed location:*
 - 1.** *Will not endanger the public health and safety; and*
 - 2.** *Will not injure the value of adjoining or abutting property; and*
 - 3.** *Will be in harmony with the area in which it is located; and*
 - 4.** *Will be in conformity with the land use plan, thoroughfare plan, or any other plan officially adopted by the Council.*
- C.** *Individual consideration of the use may also call for the imposition of individualized conditions in order to ensure that the use is appropriate at a particular location and to ensure protection of the public health, safety, and welfare. All conditions must be agreed to by the applicant.*
- D.** *Review and approval procedures for Special Use Permits are found in Chapter 15 of this Ordinance.*

3.1.3 CONFLICT WITH OTHER REGULATIONS

- A.** *If there is a conflict between the standards in this Chapter and any other requirements of this Ordinance, the standards of this Ordinance shall control except as set forth in 3.1.3.B.*
- B.** *The zoning district in which a particular use is permitted is controlled by the use listings found in the Permitted Use Table in Chapter 2 of this Ordinance. In the event of any inconsistency between this Chapter and the permitted uses*

listed for a particular district, the Permitted Use Table in Chapter 2 of this Ordinance shall control.

3.2 SUPPLEMENTAL USE STANDARDS FOR RESIDENTIAL USES

3.2.1 DWELLING, MULTI-FAMILY

- A. Commercial Site Plan** and related documentation to parking and related needs to construction or conversion of an existing building may be required by staff.
- B.** Any stormwater pond must be enclosed by a fence a minimum of 8 feet.
- C. Multi-family development of 20 or more units:**
 - 1. On-site management required minimum 20 hours/week.
- D. In the GR10 & O&I Districts:**
 - 1. **Setbacks:** The minimum streetyard setback shall be 30'. The minimum side and rear yard setback shall be 30' when adjacent properties are used or zoned for single-family residential uses.
 - 2. **Buffers:** A buffer meeting the standards of a Type A buffer per Chapter 8 of this Ordinance shall be required along all property boundaries.
 - 3. **Lot Coverage:** No more than 60% of the gross site area shall be occupied by buildings and structures.
 - 4. 8' fence required around exterior bounds of the project

3.2.2 DWELLING, TOWNHOME

- A. Common Areas:** Common areas (landscaping, shared driveways, lawns, play areas, and similar uses) shall be maintained by a homeowner's association or other legal entity. A copy of the applicable covenants, restrictions, and conditions shall be recorded and provided to the Town prior to building permit approval.
- B.** May require submission of a Commercial Site Plan and

related documentation to parking and related needs to construction or conversion of an existing building.

3.2.3 MANUFACTURED HOME PARK

- A. Lot Size:** *The minimum lot size for a manufactured home park is 6 acres. Individual lots for rent within the park shall be a minimum of 6,000 square feet and 50 feet wide.*
- B. Street Frontage:** *Each lot for rent shall but an interior street within the manufactured home park.*
- C. Street Surface:** *Interior streets shall be paved according to the Tarboro Manual for Design Specifications and shall be a minimum of 20 feet in width.*
- D. Parking Spaces:** *Parking spaces within the manufactured home park shall be surfaced with at least 4 inches of asphalt or concrete.*
- E. Recreational Space:** *At minimum of 200 square feet of recreation space is required for each lot for rent within the manufactured home park as common recreation space for residents of the park.*
- F. Access to Common Facilities:** *All common facilities, such as required recreation space, shall be made accessible to each lot for rent by means of a walkway at last 3 feet wide. The required walkway shall be surfaced with asphalt or concrete.*
- G. Minimum Separation of Homes:** *All principal structures within the manufactured home park shall be separated by at least 30 feet. Accessory structures must be located so as not to interfere with the removal of a manufactured home in the event of fire or other disaster.*
- H. Public Utilities Required:** *Manufactured home parks must provide connections to public water and sewer if available.*
- I. Streetyards and Buffers:** *A streetyard or perimeter buffer, a minimum of 30 feet in width, shall be required adjacent to public rights-of-way and adjacent properties. No*

manufactured home or accessory structure may be located within the required streetyard or perimeter buffer.

3.2.4 PLANNED DENSITY DEVELOPMENT

- A.** *Planned Residential Developments must comply with the standards set forth in §2.6.2 of this Ordinance.*

3.2.5 TINY HOME DEVELOPMENT

- A.** *May Be subject to Commercial Site Plan if deemed by staff.*

3.3 SUPPLEMENTAL USE STANDARDS FOR LODGING USES

3.3.1 BED AND BREAKFAST HOMES

- A. *Structure:*** *Bed and Breakfast Homes are only permitted in a structure originally constructed as a single-family dwelling, and the structure must be listed in the National Register of Historic Places or be a structure of historical features or significance. No enlargement of the structure to accommodate the Bed and Breakfast use is permitted.*
- B. *Interior Modifications:*** *Any interior modifications shall be described in the Special Use Permit application and shall not be injurious to the historic character of the structure, woodwork, stairways, fireplaces, windows and doors, cornices, festoons, chair rails, or light fixtures.*
- C. *Periodic Inspection:*** *The Bed and Breakfast Home shall be kept in a permanent registry and subject to periodic inspection by the Administrator.*

3.3.2 HOTEL / INN (NO ROOM LIMIT)

- A. *Parking:*** *No surface parking shall be permitted between the front façade of any structure on the parcel and adjoining public rights-of-way, private streets, or public or private cross-access easements.*

3.3.3 SHORT-TERM VACATION RENTALS

- A. *Maximum Occupancy:*** *The maximum occupancy of the rental shall be based on International Building Code standards, as amended by the NC Building Code.*

Responsibility for ensuring that the dwelling is in conformance with its maximum occupancy shall rest with the owner of the property.

- B. *Restrictions on Use:*** *A renter may not use a short-term rental for a purpose not incidental to its use for lodging and sleeping purposes. This restriction includes using the rental for weddings, receptions, concerts, fundraisers, or any similar group activity.*
- C. *Parking:*** *There will be no demand for parking beyond that which is normal to a residential area.*
- D. *Signs:*** *Signs, other than address/tenant identification signs which meet the requirements of Chapter 11 of this Ordinance, shall not be permitted.*
- E. *Informational Packet:*** *A packet of information shall be provided to renters and posted conspicuously in the common area of the rental summarizing the guidelines and restrictions applicable to the rental use, including:*
 - 1.** *Maximum occupancy of the rental;*
 - 2.** *Applicable noise and use restrictions;*
 - 3.** *Location of off-street parking;*
 - 4.** *Directions that trash shall not be stored within public view, except within containers approved for the purpose of collection; information providing the trash collection schedule for the Town shall also be provided.*
 - 5.** *Contact information for the local property representative;*
 - 6.** *Evacuation routes;*
 - 7.** *Notification that the renter is responsible for complying with the regulations of this subsection and that the renter may be cited or fined for violating any provisions of this Ordinance.*
- F. *Insurance:*** *The property owner shall maintain on file with the Town an up-to-date certificate of insurance documenting that the dwelling is insured as a short-term or vacation rental.*

3.4 SUPPLEMENTAL STANDARDS FOR GROUP LIVING

3.4.1 All permitted Group Living units must follow all state standards prior to opening and for the duration of existence.

3.4.2 BOARDING OR ROOMING HOUSES (UP TO 12 PERSONS)

- A. **Parking:** Parking shall not be permitted in the required street yard and shall be screened from adjacent properties with a Type B buffer, as defined in Chapter 8 of this Ordinance.
- B. **Owner:** The owner shall serve as a full-time manager or otherwise designate a full-time manager, either of which shall permanently reside on the premises.
- C. **Building and Lot Standards**
 - 1. The minimum size of any sleeping room shall be 200 square feet per resident.
 - 2. A minimum of one full bath consisting of a tub or shower, toilet, and sink shall be provided for each 4 residents.
 - 3. Full kitchen facilities, consisting of a stove, oven, sink, refrigerator, food preparation area, and storage areas shall be provided and accessible by all tenants.
 - 4. Signs, other than address/tenant identification signs which meet the requirements of Chapter 11 of this Ordinance, shall not be permitted.
 - 5. All of the lot area which is not used for parking, sidewalks, buildings, utility structures, or site access must be landscaped and maintained.

3.4.3 CONGREGATE CARE

- A. Congregate care homes must be permitted by a state agency.

3.4.4 CONTINUING CARE RETIREMENT

- A. Congregate care retirement homes must be permitted by a state agency.

3.4.5 CORRECTIONAL INSTITUTION

- A. **Buffering:** Correctional Institutions shall be buffered from adjoining properties with a 100' buffer meeting the standards of a Type A Buffer as defined in Chapter 8 of this Ordinance.

3.4.6 DORMITORY/FRATERNITY/SORORITY HOUSING

- A. Housing must be associated with an educational operation permitted or accredited by the State of North Carolina

3.4.7 FAMILY CARE HOME

- A. Family Care Homes shall be certified by the International Building Code, as amended by the NC Building Code.*
- B. No Family Care Home may be located closer than ½ mile to another Family Care Home.*

3.4.8 HALFWAY HOUSES

- A. Separation: No such use shall be located within ½ mile (2,640 feet) of a Family Care Home, Residential Care Facility, or other such use measured as a straight line on a map.*

3.4.9 MULTI-USE SUPPORTIVE HOUSING RESIDENCE (MUSHR)

- A. The total number of individuals cannot exceed 6.*
- B. Each multi-unit supportive housing residence must be treated as single-unit living, except for parking*
- C. No MUSHR can be located within 300' of another MUSHR as determined by a straight line from property line to property line.*
- D. The MUSHR must conform to one of the following:*
 - i. It is licensed by the federal or state government; or*
 - ii. It is funded in part by a government grant or loan*
- E. Nothing in this section can prevent 4 or fewer persons with disabilities from occupying any lawful dwelling as a household.*

3.4.10 NURSING / REST HOME /HOSPICE FACILITIES

- A. **Density:** The maximum number of units rooming units permitted shall be two times the density of the applicable zoning district.*
- B. **Residents Per Room:** Each rooming or dwelling unit may be occupied by no more than two persons not related by blood, marriage, or adoption.*
- C. **Administration:** Facilities for resident managers or custodians providing administrative services or medical services shall be located on site, open and staffed for at least four hours one day per week.*
- D. **Food Service and Recreation:** The facility must contain indoor shared food preparation service, common dining halls, and common recreation rooms for the exclusive use of all residents and their guests. These facilities shall total a minimum of 30 square feet per rooming unit. Common indoor social and related service facilities may also be part of the facility.*

3.4.11 RESIDENTIAL CARE FACILITY (MORE THAN 6 PERSONS)

- A. Buffering:** Residential Care Facilities must be buffered from adjacent residentially zoned property with a Type C buffer in accordance with Chapter 8 of this Ordinance.
- B. Licensing:** Prior to the submission of an application for a site plan, an owner/operator of the facility shall have received a license from the State of North Carolina for such a facility. After approval of a site- specific site plan, the owner/operator must provide the Administrator with a copy of the license from the State of North Carolina for the Facility. Owner/operator must provide a copy of the license annually to the Administrator by March 1st of every calendar year.
- C. Number of Units:** Unless located and having access on a Collector Street or higher order street, as defined in Chapter 6 of this Ordinance, no residential care facility shall have more than 16 units.
- D. Development Standards:** To the extent practicable, the community shall provide access connectivity (vehicular and pedestrian) to adjacent neighborhoods.
- E. Accessory Uses:** The following accessory uses are permitted: congregate dining facilities, recreational and social facilities, health care facilities, gift shops, snack shops, banks, barber/beauty shops, and similar services for use by the residents of the facility. These accessory uses shall not be open for use by the general public.

3.4.12 SUPPORTIVE HOUSING RESIDENCE (SHR)

- A.** The total number of individuals occupying a SHR cannot exceed 12.
- B.** A resident manager must reside permanently on the premises.
- C.** No SHR can be located within 1,125 feet of another MHSHR or SHR, determined by a straight line from property line to property line.
- D.** The SHR must conform to one of the following:
 - 1. It is licensed by the federal or state government;
or
 - 2. It is funded in part by a government grant or loan

3.5 SUPPLEMENTAL USE STANDARDS FOR SOCIAL SERVICE LIVING USES

3.5.1 EMERGENCY SHELTER TYPE A

- A. Site Plan required to ensure compliance with ordinance.*
- B. The shelter must provide a minimum of 50 square feet of sleeping space per person.*
- C. An employee or volunteer must maintain continuous on-site supervision during hours of operation.*
- D. No shelter can be located within 2,640 feet of another emergency shelter Type A or emergency shelter Type B (determined by a straight line from property line to property line).*
- E. No emergency shelter Type A can be located within 300 feet of a supportive housing residence or multi-unit supportive housing residence (determined by a straight line from property line to property line). No later establishment of a supportive housing residence or multi-unit supportive housing residence closer than 300 feet to a previously permitted emergency shelter may be construed to create a nonconformity or illegality on the part of the existing emergency shelter.*
- F. The shelter is not allowed in an Airport Overlay District.*

3.5.2 EMERGENCY SHELTER TYPE B

- A. Site Plan required to ensure compliance with ordinance.*
- B. Capacity: Limited to a maximum of 10 displaced persons at any time.*
- C. Length of Stay: An individual cannot stay longer than 30 consecutive days per calendar year.*
- D. Re-admission: Re-admission is not allowed until at least 14 days after their last residency.*
- E. Activities: Counseling or therapeutic activities are prohibited, but referrals to employment and other personal service agencies are permitted.*
- F. Location Restrictions: Such shelters cannot be located within a specified distance of other types of shelters or supportive housing residences, and are not allowed in Airport Overlay Districts.*
- G. To offer temporary housing during emergencies such as severe weather or natural disasters.*
- H. Habitat Standards: must adhere to minimum habitability standards like structural soundness, proper heating/cooling, adequate lighting and electricity, and fire safety measures.*

3.5.3 SPECIAL CARE FACILITY

- A. Site Plan required to ensure compliance with ordinance.*
- B. No special care facility can be located within 1,200 feet of another special care facility (determined by a straight line from property line to property line).*

3.6 SUPPLEMENTAL USE STANDARDS FOR OFFICE / SERVICE USES

3.6.1 HOME OCCUPATIONS

A. General Standards

- 1. The home occupation shall be clearly incidental and secondary to the residential occupancy.*
- 2. The use shall be carried on entirely within an enclosed structure on the premises.*
- 3. The home occupation shall be operated by a resident of the residential dwelling.*
- 4. A maximum of 25% of the gross floor area of the dwelling unit may be used for the home occupation.*
- 5. A maximum of two full-time employees, that are not residents of the dwelling unit, may be employed by the home occupation.*
- 6. Only one home occupation is permitted per dwelling unit.*
- 7. No on-premises sales of goods not produced on-site are permitted.*

B. Exterior Appearance

- 1. The use shall not change the residential character of the dwelling.*
- 2. Storage of goods and materials associated with the home occupation must be within an enclosed structure. No outdoor storage of materials associated with the home occupation is permitted.*
- 3. Parking must be provided so as not to create hazards or street congestions. All parking associated with the dwelling and home occupation shall be accommodated off the street. If the dwelling is served by a vehicle accommodation area, parking for the home occupation shall be provided within the programmed vehicle accommodation area.*
- 4. No display of goods, products, or services shall be visible outside the dwelling. Signage in compliance with the requirements of Chapter 11 of this*

Ordinance is permitted

5. No generation of dust, odors, noise, vibration, or electrical interference or fluctuation shall be perceptible beyond the property line.

3.6.2 PERSONAL SERVICES, RESTRICTED

A. Location:

- 1. Such use shall not be located within 600 feet of a public or private school, as measured from any point of the outside walls of the building containing the business to the nearest property line of the school.*
- 2. Such use shall not be located within 100 feet of any residential dwelling or property zoned for residential uses, as measured from any point of the outside walls of the building containing the business to the nearest property line of the property containing, or zoned for, residential uses.*
- 3. Such use shall be located a minimum of 1,000 feet from any existing Personal Services, Restricted, as measured from the outside walls containing the business to the nearest property line of the existing use.*

3.6.3 VETERINARY SERVICES

- A. General Standard:** *Only animals in veterinary care may stay overnight. No kennels or storage of animals shall be permitted outside unless otherwise permitted in the district in which the property is located.*

3.7 SUPPLEMENTAL USE STANDARDS FOR COMMERCIAL / ENTERTAINMENT USES

3.7.1 ADULT ESTABLISHMENT

- A. Advertisements and Sound:** *No printed material, slide, video, photograph, written text, live show, or other visual presentation format shall be visible from outside the walls of any Adult Establishment, nor shall any live or recorded voices, music, or sound be heard from outside the walls of the Adult Establishment.*

- B. Concentration:** No more than one Adult Establishment shall be located within any 2,000-foot radius. This radius shall be determined by a straight line and not street distance to any portion of the structure or vehicle accommodation area containing or serving the Adult Establishment.
- C. Separation:** No Adult Establishment shall be located within a 250-foot radius of any residential zoning district, residential dwelling, religious institution, school, day care, playground, or public park. This radius shall be determined by a straight line and not street distance to any portion of the structure or vehicle accommodation area containing or serving the Adult Establishment.
- D. Single-Use:** There shall be no more than one Adult Establishment on the same property or in the same building, structure, or portion thereof. There shall be no sleeping quarters or private rooms within an Adult Establishment.
- E. Maximum Square Footage:** There maximum floor area allowed for any Adult Establishment shall be 1,000 square feet.
- F. Buffering:** Screening and buffering is required in the following circumstances. The standards and suggested planting patterns for these buffers can be found in Chapter 8 of this Ordinance.
1. When a use located in the LI or HI zoning district abuts a lot in a residential district, a Type A buffer is required.
 2. When a lot in a residential district abuts a lot which contains a multi-family development, a Type B buffer is required.
 3. When a lot abuts a public street, a Type C buffer is required along the public right-of-way, with exclusion of

driveway entrances. Such screening shall not interfere with motorist visibility in the sight distance triangle.

4. Additional buffering may be required by the Town Council as part of the approval of a Special Use Permit.

3.7.2 CAMPGROUND

A. Minimum Spacing: The minimum spacing provided between RV parking spaces meet the requirements below:

- Side-to-side: 10 feet
- Side-to-rear: 8 feet
- Rear-to-rear: 6 feet
- Front-to-rear: 6 feet
- Front-to-front: 5 feet

B. Facilities: No restroom shall be located closer than 25 feet to, nor further than 400 feet from, any RV parking or designated camping space. Other permanent structures shall be located at least 10 feet from any designated camping space or RV parking space.

C. Recreation Facilities: Recreation facilities, such as indoor recreation facilities, pools, clubhouses, common areas, etc., shall be provided at a minimum of 100 square feet per designated camping site or RV parking space.

3.7.3 CRYPTOCURRENCY

A. Site plan required to ensure ordinance compliance.

3.7.4 GENERAL COMMERCIAL, DEVELOPMENT GREATER THAN 125,000 SQUARE FEET

A. Site plan required to ensure ordinance compliance.

3.7.5 NIGHT CLUB

A. Memberships: Night Clubs may only allow entrance to those patrons who are registered members of the facility.

- B. **Separation:** All new Night Clubs shall be located no closer than 500 feet to any residential district or use, religious institution, school, park, playground, or existing Night Club.*

3.7.6 OPEN AIR RETAIL

- A. **Location:** The use shall be conducted behind the required setbacks of the zoning district in which it is located.*
- B. **Sidewalk Kiosks, Vendor Carts, Concession Stands, etc.:** Such uses shall be permitted to operate within the right-of-way provided that adequate pedestrian clearance on the sidewalk is maintained. A minimum 5-foot clear zone shall be provided to allow for the free flow of pedestrian traffic. No such use shall be permitted in automobile and bicycle travel ways.*
- C. **Parking:** No permanent parking is required but the use must accommodate reasonable vehicular circulation and parking to preclude off-site impacts as determined by the Administrator.*

3.7.7 OUTDOOR THEATER

A. Buffering and Location

- 1. Outdoor Theaters shall be screened from adjacent residential dwellings, or residentially zoned property, by a Type A Buffer as defined in Chapter 8 of this Ordinance.*
- 2. The performance and audience areas for any Outdoor Theater shall be located a minimum of 200 feet from any adjacent property occupied by a residential dwelling or within a residential zoning district.*

- B. **Access:** Primary access to all Outdoor Theaters shall be to a collector or higher order street as defined in Chapter 6 of this Ordinance.*

C. Operation Standards

- 1. Lights and loudspeaker systems shall be operated*

according to the Town of Tarboro's noise ordinance.

- 2. Operation of the Outdoor Theater is limited to the hours of 7:00 AM and 10:00 PM unless Special permission is received from the Administrator.*

3.7.8 OUTSIDE SALES AND DISPLAY

*A. **Applicability:** These standards are intended to regulate outside sales which are conducted on an everyday basis, either within a permanent open -air structure, an uncovered outdoor sales area, or on private pedestrian walkways. Outside sales which are temporary or seasonal in nature, or which are intended to be located in parking areas, shall be permitted pursuant to the standards in §3.5.11 of this Ordinance.*

*B. **Permitted Location and Size***

- 1. Outside sales shall not occupy required parking areas.*
- 2. Outside sales shall not occupy more than 25% of the total building area of the primary use with the associated permanent structure.*
- 3. Outside sales must be clearly subordinate to the primary use within the associated permanent structure and shall generally be located to the side or rear of the principal structure.*

*C. **Required Setbacks:** Display of merchandise for outside sales in the front yard shall may be located a maximum of 12 feet from the front face of the primary structure. Such displays may be located on a private sidewalk provided that a clear pedestrian passage of at least 5 feet is maintained.*

3.7.9 PAWN SHOPS

- A. Separation:** *All new Pawnshops shall be located no closer than 1,000 feet to any existing Pawnshop.*

3.7.10 RACETRACK

- A.** *As indicated in the Permitted Use Table, Racetracks are permitted with a Special Use Permit in the RD and HI zoning districts.*
- B. Buffering and Location**
 - 1.** *No portion of the Racetrack shall be permitted to be closer than 500 feet to any exterior lot line.*
 - 2.** *A 100-foot buffer meeting the standards of a Type A buffer as defined in Chapter 8 of this Ordinance shall be required along all property lines.*

3.7.11 SHOOTING RANGE, INDOOR

- A. Applicability:** *This use includes the shooting of firearms, bows, crossbows, and the like at, or in conjunction with, both for-profit and non-profit facilities. It does not include incidental target practice by individuals on private property in compliance with Town, State, and Federal requirements.*
- B. Noise Mitigation:** *The facility shall be designed such that sound generated at the facility shall not be detectable to the normal senses of any person not located on the property of the Shooting Range, Indoor.*
- C. Shot Containment:** *The range shall be designed to provide a totally controlled shooting environment that includes impenetrable walls, floor, and ceiling, adequate ventilation, lighting systems and acoustical treatment for sound attenuation suitable for the range's approved use.*
- D. Design:** *The design of the facility shall be guided by the design standards recommended by the National Rifle Association (NRA) for the appropriate caliber firearm(s) or weapon(s) being used on the site as described in "The*

NRA Range Source Book," published by the NRA, insofar as they do not conflict with any of the specific requirements contained within this Ordinance.

- E. Lead Recovery:** *Firing range wastes are regulated under the Resource Conservation and Recovery Act (RCRA) and 40 Code of Federal Regulations (CFR) 260-266. All Shooting Ranges, Indoor shall comply with the regulations.*
- F. Range Supervision:** *A competent adult supervisor, approved by the owner/manager, shall be present at all times when the range is open to the public.*

3.7.12 SHOOTING RANGE, OUTDOOR

- A. Applicability:** *This use includes the shooting of firearms, bows, crossbows, and the like at, or in conjunction with, both for-profit and non-profit facilities. It does not include incidental target practice by individuals on private property in compliance with Town, State, and Federal requirements.*
- B. Separation:** *Shooting Ranges, Outdoor shall be located no closer than 1,000 feet from any religious institution, school, public park, playground, day care center, or residential dwelling as measured from the security fence described below to the property line(s) of the aforementioned uses. In addition, the range itself shall not cross or penetrate any public utility easement.*
- C. Noise Mitigation:** *The facility shall be designed such that sound generated at the facility shall not exceed the following levels (in decibels) measured at any off-site location:*

USE	DECIBEL LEVEL
<i>Residential Use</i>	<i>55 db</i>
<i>Institutional Use</i>	<i>55 db</i>
<i>Industrial Use</i>	<i>75 db</i>
<i>All Other Uses</i>	<i>65 db</i>
<i>Public Right-of-Way or Private Street</i>	

- C. **Shot Containment:** *The range shall be designed to contain the bullets, shot, arrows, or other projectiles on the range facility.*
- D. **Hours of Operation:** *The Town Council may regulate the hours of operation as a condition of the Special Use Permit.*
- E. **Design:** *The design of the facility shall be guided by the design standards recommended by the National Rifle Association (NRA) for the appropriate caliber firearm(s) or weapon(s) being used on the site as described in "The NRA Range Source Book," published by the NRA, insofar as they do not conflict with any of the specific requirements contained within this Ordinance.*
- F. **Security:** *The facility shall be enclosed with a minimum 6-foot high security fence with locking gates. A sign, at least 2 square feet but not greater than 6 square feet in size, warning that a firing range is inside the fence shall be posted every 50 feet along the fence. These signs shall not count against permitted signage provided in Chapter 11 of this Ordinance as long as no advertising or logos are on the signs.*
- G. **Range Supervision:** *A competent adult supervisor, approved by the owner/manager, shall be present at all times when the range is open to the public.*

3.7.13 SPECIAL EVENTS FACILITY

- A. **Noise Mitigation:** *The facility shall be designed such that sound generated at the facility shall not exceed the following levels (in decibels) measured at any off-site location:*

USE	DECIBEL LEVEL
Residential Use	55 db
Institutional Use	55 db
Industrial Use	75 db
All Other Uses	65 db
Public Right-of-Way or Private Street	

B. Traffic Circulation: *The Permit, site plan, or zoning permit shall include a traffic management plan. The traffic management plan shall include the following:*

- 1. Approved access conforming to the Town of Tarboro and/or NCDOT standards.*
- 2. Adequate ingress and egress shall be provided for emergency vehicles.*
- 3. A traffic control plan to ensure an orderly and safe arrival, parking, and departure of all vehicles. The traffic control plan shall illustrate measures to ensure that vehicles entering and exiting the site will not block private easements, public rights-of-way, intersections, or private driveways.*
- 4. At least one parking attendant shall be located on-site to direct traffic into the facility and towards available parking, and to direct traffic leaving the facility at the conclusion of the event.*
- 5. The location of all temporary directional signage at entrances and within parking lots to ensure the orderly flow of traffic. Temporary directional signage shall be placed prior to events and removed at the conclusion of events.*

C. Operational Limitations: *The following limitations shall apply to the operation of a Special Event Facility:*

- a. No Special Event Facility shall be allowed to exceed an attendance of more than 500 persons or last longer than 2 days.*
- b. No event shall last longer than 12 hours per day and is limited to between the hours of 8:00 am and 10:00 pm.*

D. Water and Sewage Disposal: *Special Event Facilities shall provide potable water supplies and on-site sewage disposal (or connect to public sewer)*

necessary to accommodate all special events.

- E. **Setbacks:** Temporary or permanent event structures, or outdoor areas intended to serve as the event location shall meet the setback requirements for accessory structures in Chapter 2 of this Ordinance.*
- F. **Lighting:** All outdoor lighting associated with a special event shall be turned off by 11:00 pm. Parking lot lighting may remain on later if approved by the Administrator.*

3.7.14 TEMPORARY USES

All permitted Temporary Uses listed in this subsection shall require the approval of a Temporary Use Permit by the Administrator, subject to the standards below.

- A. **Separation Requirement:** Except for yard sales, Christmas tree sales, and produce stands, no temporary use shall be located closer than 100 feet to a residential dwelling unless the owners of the residential dwelling provide written consent of the temporary use to the Administrator.*
- B. **Waste and Trash:** The sponsor, owner, or manager of any temporary use shall be responsible for ensuring that the site remains free of waste and debris upon the conclusion of each day's sale or use.*
- C. **Number Per Lot:** No more than one temporary use shall be permitted per lot at any given time.*
- D. **Exemption for Annual Fairs on County, Town, or School Property:** Fairs or other special recreation or entertainment events which usually occur on an annual basis and are held in the following locations shall be allowed at these locations and are hereby exempt from the provisions of this subsection:
 - a. Public Parks, if authorized by the Administrator;*
 - b. School or college grounds, if authorized by the School Superintendent or College President / Chancellor.**
- E. **Property Owner Permission:** The applicant must provide written permission to use the property for the proposed temporary use from the property owner, as listed in the Edgecombe County tax records.*
- F. **Permitted Temporary Uses Allowed in All Districts***

USE	MAXIMUM DURATION (PER SITE)	PERMITTED LOCATION / DISTRICT(S)
<i>Yard or Garage Sales</i>	<i>2 days – 6 days per calendar year maximum</i>	<i>Any lot occupied by a residential dwelling – no temporary use permit is required</i>
<i>Civic/Cultural Events (sponsored by a government agency, non-profit group, or religious institution)</i>	<i>30 days per calendar year maximum – no renewal for 3 months of the previous use</i>	<i>All districts</i>
<i>Christmas Tree and Ornament Sales</i>	<i>45 consecutive calendar days – no renewal within 1 year of commencement of previous use</i>	<i>All districts</i>
<i>Farmers Markets and Produce Stands</i>	<i>No maximum duration – annual renewal required</i>	<i>All districts</i>
<i>Temporary uses associated with construction (contractor's office, equipment/storage sheds, security watchman temporary office/residence, and mobile office space for displaced workers during construction)</i>	<i>During construction period, permit valid for 1 year – annual renewal required (if warranted)</i>	<i>All districts, subject to the requirements of §3.5.14.H.1</i>
<i>Temporary Real Estate Office</i>	<i>See 3.5.14.G.2</i>	<i>All district, subject to the requirements of §3.5.14.H.2</i>
<i>Temporary Relocation Mobile Homes for Displaced Residents</i>	<i>1 year – permit extension approved by the Town Council</i>	<i>All districts, subject to the requirements of §3.5.14.H.3</i>
<i>Temporary Use Recreational Vehicle or Travel Trailer</i>	<i>6 months – 1 year extension permitted when approved by the Administrator</i>	<i>All districts, subject to the requirements of §3.5.14.H.4</i>
<i>Temporary Dependent Care Residences</i>	<i>6 months – successive 6- month extensions permitted until hardship ceases to exist</i>	<i>All residential districts HB District, subject to the requirements of §3.5.14.H.5</i>

G. Temporary Uses Allowed in Form-Based and Non-Residential Districts

USE	MAXIMUM DURATION (PER SITE)	PERMITTED DISTRICT(S)
<i>Circuses or Carnivals</i>	<i>14 days per year</i>	<i>All Non-Residential Districts</i>
<i>Religious Services</i>	<i>30 calendar days – no renewal within 3 months of the commencement of the previous use</i>	<i>All Non-Residential Districts</i>
<i>Annual Fairs, Festivals, etc.</i>	<i>14 days – no renewal within 1 year of commencement of the previous use</i>	<i>All Non-Residential Districts</i>
<i>Special Recreational or Entertainment Events</i>	<i>1 day – no renewal within 1 month of the commencement of the previous use</i>	<i>All Non-Residential Districts</i>
<i>Outdoor Bazaars or Tent Sales</i>	<i>3 days – no renewal within 6 months of the commencement of the previous use</i>	<i>All Non-Residential Districts</i>
<i>Special Fundraising Sales for Non-Profit Organizations</i>	<i>3 days – no renewal within 1 month of the commencement of the previous use</i>	<i>All Non-Residential Districts</i>
<i>Temporary Food Vendors on Private Property</i>	<i>90 days – no renewal within 1 month of the commencement of the previous use</i>	<i>All Non-Residential District</i>
<i>Temporary Food Vendors on Public Property¹</i>	<i>No maximum - duration established as part of the approval of the Temporary Use Permit</i>	<i>All Non-Residential Districts</i>
<i>Special Sales or Seasonal Flea Markets²</i>	<i>5 days – no renewal within 6 months of the commencement of the previous use</i>	<i>All Non-Residential Districts</i>
<i>Weekend Flea Markets³</i>	<i>Fridays, Saturdays, and Sunday only – annual renewal required</i>	<i>HB, LI, HI Districts only</i>

¹See additional standards in §3.2.14.H.6

²When conducted exclusively as part of the permanent business or industrial use on the same lot, a Temporary Use Permit is not required. See additional standards in §3.5.14.H.7

³See additional standards in §3.5.14.H.8

H. Temporary Uses with Specific Requirements

a. Temporary Uses Associated with Construction

- i. *The contractor's office, equipment/storage shed, security watchman's office/residence, and/or mobile office space for workers may be placed in any district temporarily on the site of construction for a development, or location approved by the Administrator, for which Zoning Permit has been issued.*
- ii. *Temporary offices for office workers shall be allowed only on the construction site and for the specific purpose of providing temporary relocation office space required during construction activities involving the renovation, expansion, or reconstruction of an existing facility.*
- iii. *Such uses shall be located at least 5 feet from other structures and 15 feet from adjacent property lines.*
- iv. *Placement of such temporary uses is limited to a period of time determined by an estimated project completion date with an option of extension of up to 1 year of approved by the Administrator. All temporary construction buildings and trailers shall be placed on the site no earlier than 90 days prior to construction and shall be completely removed from the site with 30 days of the issuance of a Certificate of Occupancy or completion of the project, whichever comes first.*

b. Temporary Real Estate Office

- i. *A construction trailer, temporary modular unit, or model dwelling unit may be used as a real estate sales office in a new residential development of 20 or more units or lots.*
- ii. *Temporary real estate offices in a construction trailer, temporary modular unit, or model dwelling unit shall be allowed in any new construction project in any district, provided that such structure shall be used for the sale of units within that project only.*

- iii. *Only 1 such temporary structure per builder or developer shall be allowed for use as a real estate sales office.*
- iv. *Temporary real estate offices in construction trailers or modular units may remain on the site for no more than 1 year or until 80% of the units within the project are completed, whichever comes first.*

c.

Temporary Relocation Mobile Homes for Displaced Residents: *Residents displaced as a result of a natural or manmade disaster, or a publicly-sponsored redevelopment project in a neighborhood or area, shall be allowed provided they meet the following requirements:*

- i. *Temporary mobile homes may occupy designated disaster areas or redevelopment project areas only. Mobile homes shall only be allowed to occupy redevelopment areas, as designated by the Town Council, following an advertised public hearing.*
- ii. *The mobile homes shall be permitted for not more than 2 years, except by an extension of time by the Town Council.*
- iii. *The mobile homes shall be properly installed according to state requirements and connected to public utilities.*
- iv. *The mobile homes shall be located at least 10 feet from one another and from other structures.*
- v. *Each mobile unit shall be accessible to public service and emergency vehicles as determined and approved by the Administrator.*
- vi. *Adequate provision shall be made for parking and waste management in compliance with this Ordinance and other applicable Town policies.*

d. Temporary Recreational Vehicle or Travel Trailer

- i. *This use is for a single temporary recreation vehicle or travel trailer (RV) located on a residential site during the construction / rehabilitation of the principal building when occupied by the owners of the principal building. Such temporary use requires the approval of a Temporary Use Permit by the Administrator.*
- ii. *An active building permit for the principal building on the property is a prerequisite for a permit to conduct this temporary use. Progress towards the completion of the project is essential in order to continue to hold this permit, and lack thereof over a period of 3 consecutive months or more shall be sufficient grounds for revocation of this Temporary Use Permit.*
- iii. *The RV may be used for dwelling purposes including, but not limited to, sleeping and major cooking activities.*
- iv. *The initial permit shall be valid for one calendar year, unless revoked for the reasons stated in §3.5.18.G.4.b. A one-year extension may be authorized by the Administrator when it is determined circumstances warrant such extension.*
- v. *The RV shall be completely located on private property and shall not impede access by emergency vehicles to the property or adjoining property.*
- vi. *The RV shall be occupied by the owner of record of the property on which it is located.*
- vii. *Connection to public utilities shall be in accordance with this Ordinance and all other Town regulations and policies.*

e. Temporary Dependent Care Residences

- i. *In all residential districts and the HB district, not more than one Class B manufactured home may be permitted in a rear yard on a temporary basis, provided the Town Board issues a Special Use Permit after finding that a personal hardship justifying such a permit exists. Such hardship shall involve the need to care for elderly parents or other dependents of the family occupying the principal building. Reasons justifying separate quarters shall be incompatibility, contagious disease, illness, or lack of adequate space within the principal; building. A monetary hardship does not qualify as a personal hardship.*
- ii. *Special Use permits authorizing the use may be issued in such cases for six months but may be renewed for successive six-month periods for so long as the hardship continues. Application for renewal of the permit shall be made at least 30 days prior to the expiration date.*
- iii. *All such manufactured home must have access to approved water and sewer systems and such manufactured homes must be maintained so as not to create nuisance conditions.*
- iv. *Temporary residences authorized under this section shall not be subject to the density limitations set forth in Chapter 2 of this Ordinance but shall be subject to the applicable setback requirements.*

f. Temporary Food Vendors on Public Property

- i. ***Location:*** *Temporary food vendors may only be parked within permitted parking spaces, locations approved by the Administrator, or in a space provided by the sponsoring business. The vendor must be located to allow for at least five feet of unobstructed clearance for pedestrians on sidewalks, pedestrian paths, or any other facility intended primarily for pedestrian travel. The vendor must be located at least five feet from any driveway and fifteen feet from any fire hydrant.*
- ii. ***Separation:*** *No mobile food vendor may be*

located within 100 feet of the main entrance of any restaurant, outdoor seating area, or other temporary food vendor. This requirement shall not apply when temporary food vendors are part of a publicly sponsored event, such as a festival or fair.

g. Special Sales or Seasonal Flea Markets

- i. **Exemption:** *When such uses are conducted exclusively as part of a business or industrial use on their lot, parking area, or private sidewalk, a permit for the temporary use is not required. Such uses shall not be limited in length of time that they may be conducted except that they shall only be conducted on an occasional or seasonal basis. The following standards shall still apply:*

i. *Such uses shall be conducted or authorized by an existing permanent business or industrial use which is in a permanent structure.*

ii. *Such uses shall only be allowed on the lot with the permanent business or industrial use, except as provided in 3.5.18.G.5.a.iii below.*

iii. *Such uses may be allowed in vehicle accommodation areas on the same lot as the permanent business or industrial use, or on abutting property within parking areas that serve the permanent business or industrial use.*

iv. *Such uses may be conducted within the front yard and may include the occasional use of temporary tents, other similar structures, or vehicles used for purposes of displaying and selling merchandise.*

h. Weekend Flea Markets

- i. *All such uses shall be located at least 250 feet from any property located within a residential*

or form-based zoning district.

- ii. Other uses to be housed within the confines of the flea market (such as restaurants, amusements, storage, etc.) must comply with the requirements of this Ordinance for that use.*
- iii. Such uses may include the use of temporary tents, or other similar temporary structures, and/or vehicles for the purpose of displaying and selling merchandise. Temporary tents, tables, etc. shall be removed from the site after the close of business for the weekend.*
- iv. Permanent accessory structures shall be limited to office and bathroom facilities.*
- v. No structures of any type shall be located within the required yards for the zoning district in which the flea market is located.*
- vi. No vehicle shall be parked closer than 5 feet to any property line.*
- vii. There is no minimum parking requirement, but at a minimum, adequate grass turf or other surfaced parking (gravel, concrete, or pavement) must be provided on-site. An un-stabilized surface is not permitted for parking.*
- viii. Outdoor trash and recycling facilities shall be provided.*
- ix. The site shall be maintained in a clean and orderly fashion at all times. Dumpsters or other waste containers must be emptied when full and at least once a week.*
- x. No overnight camping shall be permitted on-site.*
- xi. A permit must be approved annually for the flea market. Conditions of the approval of the flea market temporary use permit may be added to renewed permits to address known issues with the flea market operation.*

- i. **Temporary Uses Not Listed:** *If a permit is sought for a temporary use other than the specific uses listed in this subsection, the Administrator shall have the authority to determine which of the use categories above most closely resembles the use or activity in question. In the event that a particular use is not listed, and such is not listed as a prohibited use and is not otherwise prohibited by law, the Administrator shall determine whether a materially similar use exists in this Ordinance. Should the Administrator determine that a materially similar use does exist, the regulations governing that use shall apply to the particular use not listed and the Administrator's decision shall be recorded in writing. Should the Administrator determine that a materially similar use does not exist, this Ordinance may be amended to establish a specific listing for the use in question through the text amendment process specified in Chapter 15 of this Ordinance.*

3.7.15 VAPE/HOOKAH SALES AND USE

- A. *No drug-related paraphernalia shall be sold. Each use must be separated by a distance of no less than 2,000 ft.*

3.8 SUPPLEMENTAL USE STANDARDS FOR CIVIC USES

3.8.1 CEMETERY

- A. **Minimum Lot Size:** *A minimum of 3 contiguous acres shall be required to establish a cemetery, columbarium, or mausoleum not located on the same tract of land as, or a parcel owned by, a religious institution.*

- B. **Minimum Yard Requirements**

- 1. *The minimum yard required for all burial plots, columbariums, mausoleums, and any other structures is 30 feet from any exterior property line, or the required yard in the zoning district in which the property is located, whichever is greater. Gatehouses*

shall be exempted from the minimum yard requirements as long as their placement meets the sight triangle requirement in Chapter 4 of this Ordinance.

2. *Where graves or burial plots are closer than 50 feet to any adjacent public or private street, a hedge row that will reach a minimum of 8 feet in height within 3 years is required between the street and cemetery.*

3.8.2 COMMUNITY, NEIGHBORHOOD, OR CULTURAL FACILITY

- A. ***Prohibited Except as an Accessory Use:*** A community or cultural facility is prohibited from operating in a commercial or mixed-use building except as an accessory use (less than 50% of the total first floor area) to an otherwise permitted use. All such operations shall be located to the rear of the structure away from the public frontage or in upper stories. The use of upper stories by a community or cultural facility is not limited.

3.8.3 OUTDOOR RECREATION FACILITY, OUTDOOR

- A. ***Applicability:*** Golf courses that are part of a residential development shall be exempt from these requirements.
- B. ***Permitted Accessory Uses:*** Outdoor recreation facilities may provide recreational vehicle hook-up stations, including potable water, gray water, black water, and electrical. These stations must meet all applicable local, state, and federal requirements.
- C. ***Connectivity to Surrounding Neighborhoods:*** Such facilities shall be connected to adjacent developed properties to the extent practical via street connections, driveways, and/or bicycle/pedestrian paths.
- D. ***Operational Standards:*** Such facilities shall

conform to the following operational standards except for athletic tournaments, festivals, or other special instances as determined by the Administrator.

1. *Lights and outdoor speaker systems shall not be operated during the hours of 10:00pm and 6:00am.*
2. *Facility usage is limited to indoor activities between the hours of 10:00pm and 6:00am.*
3. *No equipment, machinery, or mechanical device of any kind may be operated within 200 feet of any residentially zoned property except as needed for the routine maintenance of the grounds or facility.*

3.8.4 PUBLIC SAFETY STATION

- A. **Buffers:** *A buffer measuring 30 feet in width shall be provided adjacent to any residential zoning district or use. The buffer shall be planted according to the standards for a Type A buffer in Chapter 8 of this Ordinance.*
- B. **Driveway Width:** *Public safety stations shall be exempt from the maximum driveway widths in Chapter 9 of this Ordinance.*

3.8.5 RELIGIOUS INSTITUTION

- A. **Buffers:** *Religious Institutions shall be buffered from adjoining residential uses with a Type A Buffer as defined in Chapter 8 of this Ordinance.*

3.8.6 SPORTS ARENA/STADIUM

- A. **Access:** *Primary access to all Sports Arenas/Stadiums shall be to a collector or higher order street, as defined in Chapter 6 of this Ordinance.*
- B. **Buffering:** *Sports Arena/Stadium uses shall be screened*

from adjacent residential dwellings, or residentially zoned property, by a 100' buffer meeting the standards of a Type A buffer as defined in Chapter 8 of this Ordinance.

C. Operational Standards

- 1.** *Lighting and loudspeaker systems shall not be operated between the hours of 10:00pm and 6:00am unless special permission is received from the Administrator.*
- 2.** *Facility usage is limited to indoor activities between the hours of 10:00am and 6:00am unless special permission is received from the Administrator.*
- 3.** *No equipment, machinery, or mechanical device of any kind may be operated within 200 feet of any residentially zoned property except as needed for the routine maintenance of the grounds or facility.*

3.9 SUPPLEMENTAL USE STANDARDS FOR EDUCATIONAL / INSTITUTIONAL USES

3.9.1 ADULT / CHILD DAY CARE HOME (8 PERSONS OR LESS)

- A. Compliance with State Requirements:** *Adult / Child Day Care Homes shall meet the certification requirements of the North Carolina Department of Health and Human Services "Adult Day Care and Day Health Services Standards Certification" and/or the "Family Child Care Home Regulations." Such uses shall provide an organized program of services during the day in a community group setting.*
- B. Location:** *Adult / Child Day Care Homes shall be permitted only in a private residence occupied by the authorized operator.*
- C. Separation Requirement:** *All Adult / Child Day Care Homes shall be located at least 500 feet from another Adult / Child Care Home.*

3.9.2 HOSPITAL

- A. **Access:** Primary access to Hospitals shall be to a collector or higher order street

3.9.3 SCHOOLS – ELEMENTARY & SECONDARY

- A. **Athletic Fields:** Athletic fields and vehicle accommodation areas must be buffered from adjacent residentially-zoned property with a Type B buffer as defined in Chapter 8 of this Ordinance.
- B. **Connectivity:** Connectivity (vehicular and pedestrian) to surrounding residential areas is required. Where a full vehicular connection is impractical, a multi-use trail connection shall be provided.
- C. **Traffic Impact Analysis:** Any School – Elementary & Secondary, designed to serve more than 50 students, shall be required to conduct a Traffic Impact Analysis as set forth in Chapter 6 of this Ordinance.

3.10 SUPPLEMENTAL USE STANDARDS FOR AUTOMOTIVE USES

3.10.1 DRIVE-IN THEATER

- A. **Buffering / Location:** Drive-in theaters shall be buffered from adjoining residential uses with a Type A buffer as set from in Chapter 8 of this Ordinance.
- B. The performance / screen and audience areas shall be located a minimum of 50 feet from any adjacent residentially zoned property.
- C. **Operational Standards:** Lights and loud speaker systems shall not be operated between the hours of midnight and 8:00 am.

3.10.2 DRIVE-THRU / DRIVE-IN FACILITY

- A. **Location:** Such facilities shall be located behind any façade of a building facing a public street.
- B. **Circulation:** Vehicle stacking/storage areas for drive-thru uses shall be located outside of and physically separated from the right-of-way of any street and shall not cause

interruption of any public sidewalk or bicycle facility.

3.10.3 GAS / FUELING STATION

A. Canopies / Pumps

1. *Must be located to the side or rear of the principal building. In no circumstances may these facilities be located between the principal building and a public street, unless if the lot has frontage on two or more public streets.*
2. *Pump canopies must be located at least 50 feet from any interior side or rear property line that adjoins a property zoned or used for residential purposes. Pump canopies must be at least 25 feet from any public rights-of-way.*
3. *Must be buffered from adjoining property zoned or used for residential purposes with a Type B Buffer as defined in Chapter 8 of this Ordinance.*

3.10.4 MAJOR VEHICLE MAINTENANCE / REPAIR

- A. **Outdoor Vehicle Storage:** *No outdoor storage of junk vehicles or parts shall be permitted unless outdoor storage is permitted in the zoning district in which the property is located. If permitted, a permit for the outdoor storage is required.*
- B. **Vehicle Bays:** *Vehicle bays which are not perpendicular to the street must be screened from direct view with a hedge row or other landscaping. Bays facing the street must also incorporate awnings, windows, and other articulations sufficient to reduce the impact of the repair bays on the street.*
- C. **Repair Work:** *All repair work shall be conducted entirely within an enclosed structure.*

- D. **Screening:** *Vehicle Services – Major Repair Body Works uses shall be screened from adjacent residential dwellings, or residentially zoned property, by a 20-foot buffer meeting the standards of a Type A buffer as defined in Chapter 8 of this Ordinance*

3.10.5 MINOR VEHICLE MAINTENANCE / REPAIR

- A. **Outdoor Vehicle Storage:** *No outdoor storage of junk vehicles or parts shall be permitted unless outdoor storage is permitted in the zoning district in which the property is located. If permitted, a permit for the outdoor storage is required.*
- B. **Car Wash Facilities:** *Car Wash facilities are considered a Minor Vehicle Maintenance and Repair Use and are permitted in the CBD district. No other Minor Vehicle Maintenance or Repair use is permitted in the CBD district.*
- C. **Vehicle Bays:** *Vehicle bays which are not perpendicular to the street must be screened from direct view with a hedge row or other landscaping. Bays facing the street must also incorporate awnings, windows, and other articulations sufficient to reduce the impact of the repair bays on the street.*
- D. **Repair Work:** *All repair work shall be conducted entirely within an enclosed structure.*
- E. **Screening:** *Vehicle Services – Minor Maintenance/Repair uses shall be screened from adjacent residential dwellings, or residentially zoned property, by a 20-foot buffer meeting the standards of a Type A buffer as defined in Chapter 8 of this Ordinance.*
- F. **Parking Lot/Structure as a A Principle Use –** *Parking lots and structures within the Central Business District shall be designed to improve traffic flow and be subject to review by staff to ensure compliance with all development regulations and utility easements.*

3.11 SUPPLEMENTAL USE STANDARDS FOR INDUSTRIAL USES

3.11.1 EXCAVATION / MINING

- A. *As indicated in the Permitted Use Table, Excavation / Mining uses are permitted with a Special Use Permit in the HI zoning district.*
- B. **Area:** *The area for which the state or federal permit is granted must be greater than 10 acres.*
- C. **Purpose:** *Mining shall be on an industrial extraction basis only and shall not be permitted by hobbyists or others not engaged in the mineral extraction business.*
- D. **Setback:** *The edges of the extraction/mining operation shall be at least 100 feet from all property lines and at least 150 feet from any residence.*
- E. **Blasting:** *All blasting operations shall be conducted between the hours of 8:00 am and 5:00 pm.*
- F. **Stream Pollution:** *The extractive or processing operations shall not be permitted to produce effluent or discharge which discolors, muddies up, or otherwise pollutes any stream or watercourse.*
- G. **Stream Flow:** *No extractive use or processing shall impede the normal flow of any stream or watercourse.*
- H. **Fencing:** *If determined necessary by the Administrator, all areas being excavated shall be enclosed with a cyclone-type fence no less than 6 feet in height. When required, this fence shall be located no less than 10 feet from the perimeter of the excavation site.*
- I. **Rehabilitation Plan:** *A rehabilitation plan for each extractive use site shall be approved by the Board of Adjustment prior to the issuance of a Special Use Permit. The rehabilitation plan shall include, but not be limited to, the following elements:*
 - 1. *Plans for the continual transformation of extractive areas to gently rolling surface topography as each portion of the extractive site is discontinued and operations are moved to new portions of the site. Slope in such areas of discontinued operations shall not exceed 15% grade except in areas where rock or*

other conditions would cause the creation of slopes that would be an extreme burden or hardship. In no case shall any surface slope have a grade in excess of 50% where operations have terminated.

- 2. All buildings, structures, equipment, and stockpiles shall be removed from areas of discontinued extractive operations.*
- 3. All areas of discontinued extractive operations shall be covered with a soil of a type which will support the growth of vegetation, and shall be planted with grasses, legumes, trees, and other planting in such a way as to minimize wind and water erosion in such areas where the Board of Adjustment shall determine such covering to be practical.*
- 4. The rehabilitation plan shall include estimates of any and all costs necessary to carry it out. Said cost estimates including those covering modifications of the rehabilitation plan which the Board of Adjustment may require, shall be certified by a civil engineer licensed to practice in the State of North Carolina or author authority acceptable to the Board of Adjustment.*
 - a. A performance bond in the amount of the estimated costs of the rehabilitation plan shall be posted with the Administrator to insure the improvements in the plan. Portions of the performance bond may be released by the Administrator upon satisfactory evidence that portions of the work called*

for in the plan have been completed.

5. **Permitting:** *If at any time the state and/or federal agencies revoke any of the required permits issued for the mining operation, said revocation shall cause any existing Town permits or approvals to become null and void.*

3.11.2 HEAVY INDUSTRY

- A. **Environmental Hazards:** *All establishments shall be maintained so as to not create environmental hazards (such as oil or gas leaks and spills) that pose a threat to ground or surface water quality, air quality, wildlife, or humans.*
- B. **Vehicular Access:** *Vehicular access to the site shall be provided on a thoroughfare of suitable capacity as determined by the Administrator and / or any required Traffic Impact Analysis.*
- C. *A Commercial Site Plan is required.*

3.11.3 JUNKYARD

- A. *As indicated in the Permitted Use Table, Junkyards are permitted with a Special Use Permit in the HI zoning district.*
- B. **Parcel Size:** *The minimum site area for junkyards shall be 2 acres.*
- C. **Separation Requirements:** *All junkyard uses must be located a minimum distance of 1,000 feet from any property located in a residential zoning district or property used for residential purposes.*
- D. **Location:** *No such facilities shall be located in a designated water supply watershed, special flood hazard area, wetland area, or block a natural drainage way so that water is impounded.*

- E. **Screening:** A Type A buffer shall be required along all property lines and public rights-of-way. Existing vegetation may be included in the computation of required plantings with approval of the Administrator. A chain link security fence, a minimum of 6 feet in height, must be placed within the required Type A buffer
- F. **Reclamation Plan:** Applicant shall file in the office of the Register of Deeds, prior to the issuance of a Certificate of Occupancy, a reclamation plan for the reuse of the site. Such plan shall indicate that the applicant, or other entity approved by the Town Council, shall remain the owner and be liable for the site in perpetuity or until Council approval is given to release this requirement.

3.11.4 LANDFILL

- A. As indicated in the Permitted Use Table, Landfills are permitted with a Special Use Permit in the HI zoning district.
- B. **Exemptions:** These requirements shall not apply to the following uses or activities:
 - 1. Landfills classified as Land Clearing and Inert Debris (LCID) facilities operated in associated with an active building permit on the same or adjacent parcel.
 - 2. Beneficial fill activities as defined in 15A NCAC 13B.0562.
- C. **Minimum Size:** The minimum site size for solid waste landfills shall be 50 acres. The minimum site size for sites used only for the storage of scrap metals, junk vehicles, and other salvage materials shall be 2 acres.
- D. **Separation Requirements:** All landfill uses must be located a minimum of 1,000 feet from residentially or form-based zoned properties.
- E. **Location:** No such facilities shall be located in a designated water supply watershed, Conditional flood hazard area, wetland area, or block a natural drainageway so that water is impounded.

F. Screening

- 1. Landfills shall be screened from all adjacent properties with a 100-foot buffer meeting the standards of a Type A Buffer as defined in Chapter 8 of this Ordinance.*
- 2. A security fence, a minimum of 6 feet in height, shall enclose the entire site. This fence must be placed within the Type A Buffer area.*
- G. Vehicular Access:** *Vehicular access to the site shall be provided on a major or minor thoroughfare.*
- H. Reclamation Plan:** *Applicant shall file in the office of the Register of Deeds, prior to the issuance of a Certificate of Occupancy, a reclamation plan for the reuse of the site. Such plans shall indicate that the applicant, or other entity, shall remain the owner and be liable for the site forever, or until Town Council approval is given to release this requirement.*
- I. Burning Prohibited:** *No waste, junk, scrap materials, or vehicles shall be burned on the premises.*

3.11.5 SELF SERVICE / MINI-STORAGE

- A. Unit Entrances:** *Separate entrances to individual storage units from outside the building are not permitted.*
- B. Buffering:** *Such facilities must be buffered from adjacent properties with a Type A buffer in accordance with the standards in Chapter 8 of this Ordinance.*

3.12 SUPPLEMENTAL USE STANDARDS FOR AGRICULTURAL USES

3.12.1 BACKYARD CHICKEN PENS/COOPS

- A. Hens Only:** *Unless the subject property is also occupied by a use classified as Animal Production, no person may keep roosters on residential property.*
- B. Number of Hens:** *No more than 8 hens are allowed per lot regardless of the number of dwelling units.*

C. *Coop and Run Standards:*

1. *A coop is a roofed housing structure where hens are kept. The coop must have an indoor area where chickens sleep, perch, nest, and lay eggs. The coop should also provide protection from weather and predators.*
2. *Runs shall also be provided.*
3. *The coop and run must include a minimum of 10 square feet per chicken to be housed.*
4. *The coop and run must meet the accessory structure setback standards of the district in which the property is located.*

3.12.2 OUTDOOR KENNELS

A. *General Standards*

1. *Any building or pen housing animals shall be located a minimum of 150 feet from any residential use or residentially zoned property.*
2. *Areas used for exercising or training of animals shall be securely fenced to prevent animals from straying off property.*

B. *Disposal of Waste*

1. *All animal refuse and food shall be kept in airtight containers and disposed of on a regular basis.*
2. *Animal waste shall not be stored within 150 feet of any property line or surface waters unless located indoors.*

C. ***Buffering:*** *A Type A Buffer, as defined in Chapter 8 of this Ordinance, is required along property lines shared with residential uses or residentially zoned property.*

3.12.3 PRODUCE STANDS

A. ***Duration:*** *Produce stands shall be permitted by the Administrator to operate on an individual period of*

time not to exceed 90 consecutive days and no more than 2 events per calendar year. Approval of a site plan for the development of a parcel for the use as a produce stand will allow for the permanent location of the use.

- B. **Hours of Operation:** Hours of operation shall be limited to 6:00 AM – 10:00 PM.*

3.12.4 SWINE FARMS

- A. As indicated in the Permitted Use Table, Swine Farms are permitted with a Special Use Permit in the RD and HI zoning districts.*
- B. **Size:** A minimum of 10,000 square feet per animal raised is required.*
- C. **Minimum Setbacks:** Minimum setbacks for waste lagoons or any other area where animal waste is collected shall be as follows:*
- 1. 2,500 feet from schools, hospitals, or churches*
 - 2. 1,500 feet from the nearest residential dwelling unit*
 - 3. 100 feet from perennial streams*
 - 4. 100 feet from property boundaries*
 - 5. 100 feet from wells for drinking water or irrigation and septic tanks*
- D. **Floodplains:** Waste lagoons shall not be permitted within areas shown as Special Flood Hazard Areas on the most recently adopted Federal Emergency Management Agency Flood Insurance Rate Map.*

3.13 SUPPLEMENTAL USE STANDARDS FOR INFRASTRUCTURE USES

3.13.1 AIRPORT / AIRSTRIP

- A. As indicated in the Permitted Use Table, Airport/Airstrips are permitted with a Special Use Permit in the RD, LI, and*

HI zoning districts.

- B. **Screening:** Hangars or open storage shall be screened with a Type B Buffer, as defined in Chapter 8 of this Ordinance, from all property lines, except those properties within the LI and HI zoning districts.
- C. **Noise:** No outdoor public address system shall be permitted which can be heard beyond the boundaries of the property.

D. **Hours of Operation:** Hours of operation shall be limited to 6:00am – 10:00pm.

3.13.2 CLASS 2 UTILITY

- A. **Screening:** A 40-foot buffer meeting the standards of a Type A Buffer, as defined in Chapter 8 of this Ordinance, shall be provided along all property boundaries.
- B. **Ground-Mounted Solar Systems:** Ground-mounted solar systems are considered a Class 2 Utility and, as such, are permitted with a Special Use Permit in all zoning districts, subject to the following standards:
 - 1. **Location:** All ground-mounted solar panels in residential districts shall be installed in the side or rear yard.
 - 2. **Setbacks:** Ground-mounted solar panels are subject to the setback requirements in the underlying zoning district.
 - 3. **Height:** Ground-mounted solar panels are restricted to the following heights, based on their setback from the nearest adjacent property line:

GROUND MOUNTED SOLAR PANELS HEIGHT AND SETBACK REQUIREMENTS	
SETBACK FROM NEAREST PROPERTY LINE	MAXIMUM PERMITTED HEIGHT
6-10 feet	6'
11-15 feet	12'
15 feet or more	15'

3.13.3 CLASS 3 UTILITY

A. Parcel Size: *Class 3 Utilities shall be located on parcels of land that are 5 acres or greater in size.*

B. Minimum Setbacks: *Minimum setbacks for Class 3 Utilities shall be as follows:*

- 1. 150 feet from the nearest residential dwelling unit*
- 2. 100 feet from perennial streams*
- 3. 100 feet from property boundaries*
- 4. 100 feet from wells for drinking water or irrigation and septic tank.*

C. Large-Scale Solar Systems (Solar Farms): *Large-scale solar systems, also referred to as solar farms, are considered a Class 3 Utility and, as such, are permitted with a Special Use Permit in the HB, LI, and HI zoning districts, subject to the following standards:*

- 1. Height / Setback:* *Large-scale solar systems shall adhere to the height and setback requirements of the underlying zoning district in which the property is located. Additional restrictions may be imposed as part of the approval of a Special Use Permit*
- 2. Lot Size:* *Large-scale solar systems shall be located on parcels of land that are 25 acres or greater in size.*
- 3. Fencing:* *All large-scale solar systems shall be enclosed by fencing to prevent unauthorized access. Warning signs with the owner's contact information shall be placed on the entrance and perimeter of the fencing. The height and type of fencing shall be determined as part of the Special Use Permit review process.*
- 4. Electrical Lines Underground:* *On-site electrical interconnection and distribution lines shall be placed underground, unless otherwise required by the utility provider and approved by the*

Administrator.

5. **Removal of Vegetation:** *The removal of existing vegetation is limited to the extent necessary for the construction and maintenance of the solar farm installation.*

3.13.4 WIRELESS TELECOMMUNICATIONS FACILITY (NON-TOWER) AND WIRELESS TELECOMMUNICATIONS FACILITY

- A. **Purpose and Legislative Intent:** *The Town of Tarboro finds that Wireless Telecommunications Facilities (WTF) may pose significant concerns to the health, safety, public welfare, character and environment of the Town and its inhabitants. The Town also recognizes that facilitating the development of wireless service technology can be an economic development asset to the Town and significant benefit to the Town and its residents. In order to ensure that the placement, construction, or modification of WTFs is consistent with the Town's Land Use Policies, the Town is adopting a single, comprehensive, WTF application and permit process. The intent of this section is to minimize the impact of*

WTFs, establish a fair and efficient process for review and approval of applications, assure an integrated, comprehensive review of environmental impacts of such facilities, and protect the health, safety, and welfare of the Town. The Town hereby adopts the following policies and related procedures with respect to the submittal, review, approval, and issuance of permits or administratively granted authority for WTFs for the express purpose of achieving the policies and goals set forth herein.

B. Permit Required

1. *If it is determined that telecommunications providers cannot 1) provide an adequate service level from co-locating on an existing telecommunications tower, 2) locate on an existing electrical transmission tower or similar structure, or 3) locate camouflaged stealth antennae equipment on, within, or attached to an existing structure, then new telecommunications towers and equipment facilities will be allowed with the*

approval of a Special Use Permit in all zoning districts.

- 2. For providers that co-locate their antennae and equipment facilities on Town-owned property (such as water tanks/towers), on electrical transmission facilities, or on existing towers, the use shall be permitted by-right in all zoning districts, subject to the standards within this Section.*
- 3. Distributed Antenna Systems (DAS) or Small Cell facilities are permitted by-right in all zoning district subject to the standards within this Section.*

C. Exemptions: *This section shall regulate all communications broadcasting, towers, support structures, antennas, broadcast receiving facilities and equipment, and any combination thereof, except for the following:*

- 1. Television sets*
- 2. AM and FM radio receivers*
- 3. Amateur (HAM) radio receivers and transmitters*
- 4. Citizen Band (CB) radio receivers and transmitters, cellular telephones, pagers, and similar personal communication devices.*

D. Design

- 1. Within all zoning districts, WTFs shall be of a monopole design and construction.*
- 2. It is the intent of the Town to encourage co-locate facilities in an effort to reduce the number of telecommunications towers. New communications towers shall be capable of supporting up to three additional communications antennas, in addition to the first communications antenna array. Providers shall negotiate in good faith with other providers to lease space at a reasonable cost and for reasonable terms, and to publicize that space is available on a lease basis as part of the permit process.*

3. *The maximum allowable height of a new tower is the minimum height necessary to provide the intended service, including lighting, lightning rods, or any appendage height of the tower or structure shall be the vertical distance measured from the mean elevation of the finished grade at the front of the structure to the highest point of the structure.*
4. *Any planned increase in tower height to an existing approved telecommunication tower located can occur with approval of a Special Use Permit, up to 20 feet, of each occurrence. Similarly, normal maintenance and repair of the structure can be completed without the issuance of a new permit. Planned height increases for towers which were constructed prior to the adoption of these regulations, and, shall be required to apply for the permits required by this Ordinance.*
5. *Where a telecommunication tower is located on a lot with an existing principal use, the tower shall be located in the rear yard only. In addition, a recorded easement for an access road and utilities at least 20 feet wide shall be maintained by the property owner and/or the applicant from a public street to the tower for use by service and emergency vehicles. Minimum access road shall be at least 12 wide with a gravel surface.*
6. *Telecommunications antennae which can be placed in or on an existing structure or telecommunications towers which can be camouflaged to resemble a tree or to otherwise blend in with the surrounding area are encouraged. Towers located in stands of trees are encouraged over those located in open fields.*
7. *In non-residential districts only stealth towers are permitted on roofs or walls with an approved permit after submittal of a report by a qualified and licensed professional engineer indicating the existing structure's suitability to accept the antenna, and the proposed method of affixing the antennae to the support structure. Complete details of all fixtures and couplings, and the precise point of attachment, shall be indicated. Stealth*

towers on roofs may be allowed given the tower height 1) does not exceed more than 30% of the height of the buildings, or 2) is no more than 50 feet above the building/structure, whichever is less. Stealth towers on roofs or walls shall be screened, constructed, and/or colored to match the structure to which they are attached.

- 8. All accessory structures on the ground which contain switching equipment or other related equipment shall be architecturally compatible with other buildings and land uses in the zoning district, or otherwise integrated, through location and design, to blend in with the existing characteristics of the site to the extent practical. The means structures with pitched roofs, made of local construction materials, such as brick, wood, stone, or vinyl lapped siding.*
- 9. Freestanding telecommunications towers should be located to avoid a dominant silhouette on ridges or in open fields.*
- 10. Towers shall not restrict or interfere with air traffic or air travel to and from any existing or proposed public or private airport. All proposed towers shall comply with FAA standards.*

E. Radio Frequency: *The Town recognizes that a telecommunications facility cannot be prohibited, nor can a Special Use Permit be denied, on the basis of environmental or health concerns relating to the radio emissions if the telecommunications equipment and facility complies with the Federal Radio Frequency Emission Standards (FRFES). The Town requires that each applicant for a permit must provide documentation proving that their telecommunications equipment complies with the FRFES.*

F. Security: *A minimum 8-foot high chain link fence is required around the telecommunications tower and any equipment buildings. Barbed wire shall be placed along the top of the fence and access to the tower area and equipment shall be through a locked gate. The Administrator may waive fencing requirements for stealth towers and other types of structures if the fencing serves*

no useful purpose.

G. Screening

- 1. Landscape screening shall be required along the outside area of the perimeter fenced area to mitigate the visual impacts of the tower and equipment buildings from nearby viewers. Landscape screen shall meet the standards of a Type A Buffer, as defined in Chapter 8 of this Ordinance.*
- 2. Where no equipment shelters, cabinets, or other structures will be located on the property, landscaping shall still be provided around the base of the tower. The landscape screen shall meet the standards of a Type A Buffer, as defined in Chapter 8 of this Ordinance.*
- 3. Screening requirements shall not apply to telecommunications providers who use a camouflage tower or antennas within another structure, or providers who co-locate on an existing tower. Similarly, no screening requirements will apply when an antenna is located on a water tower/tank or similar structure.*
- 4. The Administrator may waive any or all of the screening requirements upon determining that the existing topography or existing natural materials on site will screen the property as effectively as the required screening, provided that the spirit and intent of this subsection are met. The Administrator may also waive screening on those sides of the proposed tower that are located adjacent to undevelopable property. Such a waiver may not be sought to relieve the screening requirement for towers to be located adjacent to vacant properties or along any public right-of-way.*

H. Setbacks

- 1. Minimum setbacks for free-standing towers shall be based on the zoning district in which the property is located.*
- 2. For the purposes of establishing setbacks, the measurements shall be from the edge of the*

concrete base on which the tower is located to the property line unless the tower is located in a leased area. Setbacks for towers located on leased parcels shall be measured from the edge of the concrete base on which the tower is located to the edge of the parcel in which the lease area is located. Minimum setback requirements may be reduced by the Town Council to allow the integration of a tower into an existing or proposed structure such as a steeple, lighting poles, power line support device, or similar structure.

- 3. All towers shall be a minimum of 300 feet from the nearest residential dwelling unit, with the exception of any existing residential structure located on the same lot as the tower, at the time of application.*
- 4. Telecommunications providers who are leasing a portion of a lot for the proposed telecommunications tower shall obtain a signed certification from the property owner that no future development of subdivision or leased portions will be made within the established setbacks of the telecommunication tower until such tower is removed from the site. This does not apply to telecommunication providers seeking to co-locate on an existing tower.*

H. Operation and Removal

- 1. Towers and related facilities must be removed by the applicant and/or property owner upon abandonment of the tower for a period of 90 consecutive days. A tower is considered abandoned when it is no longer used for its original intent. Such removal shall take place within six months of the first day the tower was abandoned and be completed within the same six- month period.*
- 2. The owner of each telecommunications tower must certify to the Administrator the operational status of each antenna located on an approved tower.*

3. *Speculative telecommunications towers, that do not have a committed wireless carrier or carriers to locate on the towers, are not permitted.*
- l. ***Lighting:*** *Towers having a height of 199.9 feet or less shall not contain lights or fixtures at a height exceeding 15 feet unless so directed by the Federal Aviation Administration (FAA). Furthermore, lighting of all towers in any district shall be directed toward the tower and/or accessory uses to reduce glare on adjacent properties. It is recognized that towers over 200 feet in height require night lighting per FAA regulations.*
- J. ***Co-Location***
 1. *Placement of additional antenna by a co-locator onto an existing telecommunications tower shall be permitted by-right provided that the tower height is not increased. If the co-locator or owner of the tower proposed to increase the height the co-locator or owner shall submit an application for a new Special Use Permit.*
 2. *Co-location applicants also must comply with any applicable requirements of an approved Special Use Permit.*
 3. *Placement of antenna and equipment buildings on Town-owned water tanks/towers, or electrical transmission lines, or on any tower which has not received a permit from the Town requires the provider to apply for a zoning permit. Authorization from the owner of the supporting device is required documentation.*
- K. ***Signage:*** *Freestanding signs are prohibited. Wall signs shall be limited to*
 - 1) *identification signage allowed on equipment structures or fences surrounding the telecommunications tower/structure provided it does not exceed 9 square feet in size and*
 - 2) *“No Trespassing” signs, “Danger – High Voltage” signs, and other similar warning signs shall be installed to discourage trespassing by unauthorized persons. Signs shall be installed on the perimeter fence or on the tower at its base.*

- L. Outdoor Storage:** *Outdoor storage of equipment or related items is prohibited, which the exception of equipment enclosed within sheds, cabinets, or other such structures.*
- M. Staffing:** *Associated telecommunications equipment buildings shall be unmanned. This provision does not prohibit the periodic maintenance or periodic monitoring of equipment and instruments.*
- N. Application Requirements:** *All applications for telecommunications towers must include the following information, in addition to any other applicable information required by this Ordinance:*
- 1. Identification of the intended provider(s)*
 - 2. Documentation of a registered engineer that the tower has sufficient structural integrity to accommodate up to four wireless carriers.*
 - 3. A statement about the general capacity of the tower in terms of the number of additional providers, or co-locaters, it is designed to accommodate.*
 - 4. A statement from the provider indicating intent to allow shared use of the tower and how others will be accommodated, if applicable.*
 - 5. Documentation that all property owners of residentially zoned property within 300 feet of the edge of all sides of the property, as wells as adjacent property owners, have been notified by the applicant of the proposed tower height and design.*
 - 6. Documentation that the telecommunications equipment complies with the FRFES.*
 - 7. A site plan, drawn to scale, identifying the site boundaries, tower, existing and proposed structures, including equipment buildings, access, fencing, fall radius, and landscape screening. A site plan is not needed for providers who are seeking to co-locate on an existing tower when the equipment building is to be located within and existing fenced areas and the tower height is not*

increased.

- 8.** *Documentation of monopole tower collapse area, if applicable.*
- 9.** *Documentation that a monopole tower is not available for the proposed height and that a lattice-type tower is required.*
- 10.** *Expert testimony that demonstrates to the satisfaction of the Administrator that the provider has explored all co-location opportunities and stealth tower locations. Evidence may consist of the following:*
 - a.** *Existing or approved telecommunications towers with available co-location space are not located within the search area.*
 - b.** *Existing or approved towers or structures are not of sufficient height to meet the provider's specifications.*
 - c.** *Existing or approved towers or structures do not have sufficient structural strength to support the applicant's propose antenna, and documentation that the existing tower cannot be structurally strengthened to accommodate an additional user.*
 - d.** *The provider's proposed antenna would cause objectionable radio frequency interference with existing or planned antenna on an existing or planned tower.*
 - e.** *Existing or approved towers lack co-location space.*

Chapter 17: Definitions shall be amended to include:

CONGREGATE CARE FACILITY: out-of-home placement settings for individuals who require a level of support and supervision that cannot be provided in a traditional home environment; group living that does not fall into another group living definition.

CONTINUING CARE RETIREMENT: out-of-home placement settings for individuals who require a level of support and supervision that cannot be provided in a traditional home environment for individuals who are in a retirement facility.

EMERGENCY SHELTER TYPE A: A facility providing temporary sleeping facilities for displaced persons with no limit on the number of individuals accommodated.

EMERGENCY SHELTER TYPE B: facility providing temporary sleeping facilities for not more than 10 displaced persons at any one time.

MONASTARY/CONVENT: housing for individuals residing at a religious institution.

SPECIAL CARE FACILITY: A facility which provides psychosocial rehabilitation, skill development activities, educational services and pre-vocational training and transitional and supported employment services to individuals with severe and persistent mental illness. Includes a rehabilitative clinic and adult rehabilitation center.

TINY HOME DEVELOPMENT: A development on one or multiple parcels where tiny homes are placed.

Section 2. All provisions of any Town ordinance in conflict with this ordinance are repealed.

Section 3. That this Ordinance shall be effective immediately upon its adoption.

Adopted this 18th day of August, 2025.

Town of Tarboro

Tate Mayo, Mayor

ATTEST:

Leslie M. Lunsford, Town Clerk

I, Catherine Grimm, Secretary of the Town of Tarboro's Planning Board and Zoning Commission hereby certify that the attached list of property owners were mailed notices by first-class mail of this evidentiary hearing scheduled for August 18, 2025 at 7:00 PM in the Council Chambers of the Town Hall. This hearing pertains to Special Use Permit No. 25-02, concerning the proposed development of a Data Center and Energy Storage System. This property is located on the south side of Anaconda Road, between McNair Road and Western Boulevard, approximately 52.185 acres within the Heavy Industrial (HI) zoning district.

Published notices were placed in the Rocky Mount Telegram on August 8th and August 15th.

Signs were placed on August 8th.

A handwritten signature in cursive script, reading "Catherine Grimm", written in dark ink.

Catherine Grimm, Secretary

parcel	owner	address	city	st	zip	location	propdescr
4718-66-8985	CONE CHRISTOPHER BLAKE	2141 MCNAIR RD	TARBORO	NC	27886	2141 MCNAIR RD	COKER LD
4718-67-3773	BOONE LARRY DIXON	1975 MCNAIR RD	TARBORO	NC	27886	1989 MCNAIR RD	LOT 2 PURVIS LD
4718-67-3881	BOONE LARRY DIXON et al	1975 MCNAIR RD	TARBORO	NC	27886	1975 MCNAIR RD	LOT 3 PURVIS LD & TRL
4718-67-3881	BOONE EQUIPMENT CO INC	1989 MCNAIR RD	TARBORO	NC	27886	1975 MCNAIR RD	L/METAL BLDG
4718-67-4538	COKER CHARLES W et al	76 WASHBURN LN	TARBORO	NC	27886	76 WASHBURN LN	LOT B PC14 S55 COKER LD
4718-67-4901	DEW CHRISTINE W HEIRS	2289 GLEIM DR	ENOLA	PA	17025	1939 MCNAIR RD	1939 MCNAIR RD 4 PURVIS LD
4718-67-5411	WEBB ALLEN MARK III et al	116 WASHBURN LN	TARBORO	NC	27886	116 WASHBURN LN	116 WASHBURN LN COKER LD
4718-67-5551	WEBB ALLEN MARK III et al	116 WASHBURN LANE	TARBORO	NC	27886	WASHBURN LN (OFF)	COKER LD
4718-68-4066	CHERRY CRYSTAL M	1893 MCNAIR ROAD	TARBORO	NC	27886	1893 MCNAIR RD	1893 MCNAIR RD PURVIS LD
4718-68-5209	EASON RONNIE W et al	1843 MCNAIR RD	TARBORO	NC	27886	1843 MCNAIR RD	1843 MCNAIR RD PURVIS LD
4718-68-6789	JORDAN CURTIS et al	1737 MCNAIR RD	TARBORO	NC	27886	1737 MCNAIR RD	1703-1737 MCNAIR RD PURVIS LD
4718-77-1342	COKER JOSHUA LEE	331 WASHBURN LN	TARBORO	NC	27886	253 WASHBURN LN	LOT 1 COKER S/D PC12 S139
4718-77-6142	COKER RANDY L et al	331 WASHBURN LANE	TARBORO	NC	27886	331 WASHBURN LN	331 WASHBURN LN COKER LD
4718-77-6868	GOFORTH SOLAR LLC	4460 MEADOWBROOK ROAD	ROCKY MOUNT	NC	27801	OFF MCNAIR RD	SPAIN LD
4718-78-5620	AMERICAN TOWERS LLC	PO BOX 723597	ATLANTA	GA	31139	OFF MCNAIR RD	SPAIN LD
4718-79-7167	EDGECOMBE COUNTY	P O BOX 10	TARBORO	NC	27886	3005 ANACONDA RD	SHERRIF'S OFFICE & JAIL PROPERTY
4718-85-1998	CONE CHRISTOPHER BLAKE	2141 MCNAIR RD	TARBORO	NC	27886	OFF MCNAIR RD	COKER LD
4718-88-5645	LS CABLE & SYSTEM USA INC	2801 ANACONDA RD	TARBORO	NC	27886	2901 ANACONDA RD	MASONITE PROP 2901 ANACONDA RD
4718-95-3964	CLARK W G JR HEIRS LLC	PO BOX 1159	TARBORO	NC	27886	2976 HOWARD AVE	FAIRVIEW FARM PENDER
4718-98-5210	LS CABLE & SYSTEM USA INC	2801 ANACONDA RD	TARBORO	NC	27886	2801 ANACONDA RD	FAIRVIEW LD

Data Center – This is the application and proposal that was presented to Planning Board.

At the Planning Board meeting the applicant requested of the board a recommendation for approval of the entire parcel build-out, not just an initial phase as included here. Planning Board did unanimously recommend that approval.

Thus, the applicant is requesting of Council a Special Use Permit that will encompass the entire parcel and they will present their plans at the evidentiary hearing.

SUP- _____

DATE: 4/10/25

APPLICATION FOR SPECIAL USE PERMIT
PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT
TOWN OF TARBORO, N.C.

TO THE PLANNING BOARD AND TOWN COUNCIL:

I, the undersigned, do hereby make an application to and petition the Planning Board and Town Council to grant a special use permit as required in the Land Development Ordinance. In support of this application, the following facts are shown:

The property sought for a special use permit is located on the SOUTH side of ANACONDA RD (street/avenue) between MCNAIR RD (street/avenue) and WESTERN BLVD (street/avenue). The address is OFF MCNAIR RD and it is known as lot number(s): _____, block number(s): _____ of Edgecombe County tax map _____ - TARBORO township. It has a frontage of 0 feet and a depth of 1500 feet, containing 52.185 acres.

The permit sought is based on Section(s) 2.4 PERMITTED USES & 3.11.3 CLASS 3 UTILITY of the Tarboro Land Development Ordinance. The property in question is located in a HI HEAVY INDUSTRIAL zoning district and is proposed for the following use:

DATA CENTER & Power Generation

The following are all individuals, firms, or corporations owning property, any portion of which is within one hundred (100) feet of the property involved in this request:

Parcel ID#	Name	Address
SEE ATTACHED DOCUMENT		

I, certify that all information furnished in this application is accurate to the best of my knowledge.

Petitioner: Energy Storage Solutions, LLC Signature: Daniel Shaffer, Pres

Mailing Address: 4462 Meadowbrook Rd, Rocky Mount, NC 27801

*Property Owner: Goforth Solar, LLC Signature Daniel Shaffer Managing Partner

Mailing Address: 4460 Meadowbrook Rd, Rocky Mount, NC 27801

*Property owner(s) signature is required before the application is accepted.

NOTE: IF THE REQUEST IS MADE BY A CORPORATION, THE NAMES AND ADDRESSES OF ALL OFFICERS IN THE CORPORATION MUST BE PROVIDED.

Daniel Shaffer Managing Member
1050 Circle Dr
Robersonville, NC 27871
423-341-7873

Linda Daughtridge Managing Member
4460 Meadowbrook Rd
Rocky Mount, NC 27801
252 903 1575

Legal Description (Metes and Bounds Description):

SEE ATTACHED DOCUMENT

Current land use: VACANT

Daniel Schaffer Managing Member
Signature Goforth Solar, LLC

4/10/25
Date

ADJACENT OWNERS WITHIN 100'

PARCEL	OWNER	ADDRESS	CITY	ST	ZIP	PROPERTY LOCATION
4718-78-5620	AMERICAN TOWERS LLC	PO BOX 723597	ATLANTA	GA	31139	OFF MCNAIR RD
4718-67-3881	BOONE EQUIPMENT CO INC	1989 MCNAIR RD	TARBORO	NC	27886	1975 MCNAIR RD
4718-67-3773	BOONE LARRY DIXON	1975 MCNAIR RD	TARBORO	NC	27886	1989 MCNAIR RD
4718-67-3881	BOONE LARRY DIXON et al	1975 MCNAIR RD	TARBORO	NC	27886	1975 MCNAIR RD
4718-68-4066	CHERRY CRYSTAL M	1893 MCNAIR ROAD	TARBORO	NC	27886	1893 MCNAIR RD
4718-95-3964	CLARK W G JR HEIRS LLC	PO BOX 1159	TARBORO	NC	27886	2976 HOWARD AVE
4718-67-4538	COKER CHARLES W et al	76 WASHBURN LN	TARBORO	NC	27886	76 WASHBURN LN
4718-77-1342	COKER JOSHUA LEE	331 WASHBURN LN	TARBORO	NC	27886	253 WASHBURN LN
4718-77-6142	COKER RANDY L et al	331 WASHBURN LANE	TARBORO	NC	27886	331 WASHBURN LN
4718-66-8985	CONE CHRISTOPHER BLAKE	2141 MCNAIR RD	TARBORO	NC	27886	2141 MCNAIR RD
4718-85-1998	CONE CHRISTOPHER BLAKE	2141 MCNAIR RD	TARBORO	NC	27886	OFF MCNAIR RD
4718-67-4901	DEW CHRISTINE W HEIRS	2289 GLEIM DR	ENOLA	PA	17025	1939 MCNAIR RD
4718-68-5209	EASON RONNIE W et al	1843 MCNAIR RD	TARBORO	NC	27886	1843 MCNAIR RD
4718-79-7167	EDGECOMBE COUNTY	P O BOX 10	TARBORO	NC	27886	3005 ANACONDA RD
4718-68-6789	JORDAN CURTIS et al	1737 MCNAIR RD	TARBORO	NC	27886	1737 MCNAIR RD
4718-88-5645	LS CABLE & SYSTEM USA INC	2801 ANACONDA RD	TARBORO	NC	27886	2901 ANACONDA RD
4718-98-5210	LS CABLE & SYSTEM USA INC	2801 ANACONDA RD	TARBORO	NC	27886	2801 ANACONDA RD
4718-67-5411	WEBB ALLEN MARK III et al	116 WASHBURN LANE	TARBORO	NC	27886	WASHBURN LN (OFF)
4718-67-5551	WEBB ALLEN MARK III et al	116 WASHBURN LANE	TARBORO	NC	27886	WASHBURN LN (OFF)

Prepared by Herbert H. Taylor, Jr.
Taylor, Brinson & Marrow, Attorneys
P. O. Drawer 308, Tarboro, N. C. 27886

NORTH CAROLINA
EDGECOMBE COUNTY

THIS DEED made and entered into this 24th day of March, 1982,
by and between BRANCH BANKING AND TRUST COMPANY, Executor of the
Estate Henry Clark Bridgers, Jr., deceased, said bank being a North
Carolina banking corporation having its principal office in Wilson,
North Carolina and an office in Tarboro, North Carolina, party of
the first part, and CLIFTON JOSEPH WEEKS, JR. and wife, VIOLA B.
WEEKS, 2024 Glissom Street, Tarboro, N. C., party of the second
part;

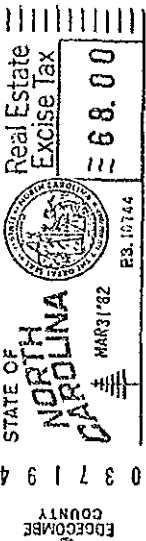
WITNESSETH:

THAT WHEREAS, Henry Clark Bridgers, Jr. died testate in
Edgecombe County, North Carolina, leaving a Last Will and Testament
which was probated and filed in Estate Jacket 81-E-216 in the
Office of the Clerk of Superior Court of Edgecombe County, by which
Will Henry Clark Bridgers, Jr. devised and bequeathed his residuary
estate, including the real property described herein, to his
Executor, Branch Banking and Trust Company.

AND WHEREAS, Branch Banking and Trust Company, Executor of the
Estate of Henry Clark Bridgers, Jr. did offer for sale the real
property described herein by public auction on February 12, 1982
and the party of the second part was the last and highest bidder
for said property, the high bid being \$68,000 and the party of the
first part has not rejected said bid.

BOOK 924 PAGE 424

424



NOW, THEREFORE, pursuant to the authority and the terms of said Will, and in consideration of the sum of \$68,000 paid by the parties of the second part to the party of the first part, the receipt of which is hereby acknowledged, the said Branch Banking and Trust Company, Executor of the Estate of Henry Clark Bridgers, Jr. as aforesaid, has given, granted, bargained and sold and does by these presents, give, grant, bargain and sell, alien and convey unto the said parties of the second part, their heirs and assigns, the following described real property lying, being and situate in Number 1 Township, Edgecombe County, North Carolina, to-wit:

That certain tract or parcel of land situate and being on the south side of the Atlantic Coast Line Railroad in Township No. 1, Edgecombe County, North Carolina, adjoining the lands (now or formerly) of L. D. Pender, the Coker Land, the Purvis Land, the L. D. Jones land and possibly others and more particularly described as follows: Beginning at a stake on the south side of Atlantic Coast Line right of way, a corner with L. D. Pender, formerly Fred Philips thence S. 9° W. 41.21 chains; thence N. 86° 30' W. 2.04 chains; thence N. 64° 15' W. 5.60 chains; thence N. 59° W. 10.82 chains; thence N. 73° 45' W. 17.32 chains to a branch, the dividing line with the Purvis land; thence up the various courses of said branch in a northerly direction to a corner with the L. D. Jones land and the Purvis land; thence with the line of the Jones land S. 48° 25' E. 2.25 chains, S. 60° 45' E. 2.46 chains, S. 62° 45' E. 5.20 chains, S. 80° E. 2.17 chains, S. 66° E. 1.59 chains, S. 55° 45' E. 3.88 chains, cornering; thence N. 10° 15' E. 16 chains to the right of way of the Atlantic Coast Line Railroad; thence S. 81° E. 12.93 chains to the point of beginning, containing 95.30 acres, more or less, and being the identical tract or parcel of land conveyed to Arthur S. DeBerry by the Hookerton Terminal Company, by deed duly recorded in Book 243, page 87 of the Edgecombe Registry, and being the identical property described in a deed from Henry C. Bourne, Trustee, to Henry Clark Bridgers, recorded in Book 295, Page 578, Edgecombe County Public Registry, to which deed, reference is made for further description of said property, BUT SAVING AND EXCEPTING THEREFROM so much of said property as was conveyed from Henry C. Bridgers, Jr. and wife, THEDA G. Bridgers, to Formica Corporation by deed recorded in Book 808, page 155 of the Edgecombe Public Registry, said excepted and excluded property being described as follows:

Beginning at a point in the southern line of the Seaboard Coast Line Railroad Company and on south side of North Carolina State Road 1215, said point being located at the northwest corner of the land now or formerly owned by Anaconda Wire and Cable Company; thence from said point of beginning along said Anaconda line South 10 degrees 34 minutes West 5 feet to a concrete monument; thence

continuing along said Anaconda line South 10 degrees 34 minutes West 1,972.26 feet to a concrete monument, cornering; thence a new line through the property of Henry C. Bridgers, Jr. North 78 degrees 56 minutes West 913.62 feet to a concrete monument, cornering; thence a new line through the property of Henry C. Bridgers, Jr. and along the line of Earl Purvis North 12 degrees 19 minutes East 1,972.66 feet to a concrete monument; thence continuing along said Purvis line North 12 degrees 19 minutes East 5 feet to a point in the southern line of the Seaboard Coast Line Railroad Company and on the south side of said North Carolina State Road No. 1215, cornering; thence along the southern line of said Seaboard Coast Line Railroad Company, South 78 degrees 56 minutes East 853.38 feet to the point of beginning, and containing 40 acres, more or less, and being described according to a map prepared by Staton and Associates, Surveyors, Tarboro, North Carolina, dated December 22, 1972, entitled "Property of American Cyanamid Company". Reference is made to said Map for further description.

For further description and source of title, see the following instruments recorded in the public records of Edgecombe County: Deed from Hookerton Terminal Company to A. S. DeBerry recorded in Book 243, page 87; Deed from Henry C. Bourne, Trustee, to Henry Clark Bridgers recorded in Book 295, page 578; Will of Henry Clark Bridgers recorded in Will Book P, page 235 devising said property to Beverly Bridgers and Henry C. Bridgers, Jr. and Deed from Beverly Bridgers Short and husband, Leland S. Short, Jr. to Henry C. Bridgers, Jr. recorded in Book 594, page 417; Will of Henry Clark Bridgers, Jr. filed in Estate Jacket 81-E-216 in the office of the Clerk of Superior Court of Edgecombe County.

The party of the first part herein does expressly convey to the grantees, their heirs and assigns, all of its right, title, interest and estate in and to the easement reserved in the deed to Formica Corporation recorded in Book 808, page 155, Edgecombe County Public Registry for the purposes of ingress and egress to and from the property herein conveyed, said easement being 20 feet in width and running from the southern boundary of the Seaboard Coast Line Railroad property along the western boundary and to the southern boundary of the property conveyed to Formica Corporation by deed recorded in Book 808, page 155 of the Edgecombe Public Registry.

TO HAVE AND TO HOLD the above described real property, together with all the rights, privileges and appurtenances thereunto belonging or in any wise thereunto appertaining, to the said parties of the second part, their heirs and assigns, in fee simple, forever, in as full and ample a manner as the said party of the first part as Executor is authorized and empowered to do.

And the said party of the first part, as Executor as aforesaid, does hereby covenant that it has not placed or suffered to be placed any presently existing liens or encumbrances on said lands, including any dwellings or buildings thereon, saving and excepting ad valorem taxes to become due Edgecombe County for the year 1982, which shall be prorated as of the date of the delivery of this deed between the party of the first part and the parties of the second part, and that it will warrant and defend the title to the same against the lawful claims of all persons claiming by, through, under or on account of said party of the first part, as such Executor, insofar as it is its duty by virtue of its office as said Executor, but no further.

Branch Banking and Trust Company, Executor of the Estate of Henry Clark Bridgers, Jr. executes this deed as the devisee of the property described herein under the Will of Henry Clark Bridgers, Jr. and also as the personal representative of the Estate of Henry Clark Bridgers, Jr. for the purposes of G.S. 28A-17-12.

IN WITNESS WHEREOF, the party of the first part, the said Branch Banking and Trust Company, Executor of the Estate of Henry Clark Bridgers, Jr., has caused this Deed to be executed in its name by its ^{Executive} Vice President and attested by its Assistant Secretary, and its corporate seal to be hereunto affixed, all by authority of its Board of Directors duly given.

BRANCH BANKING AND TRUST COMPANY
Executor of the Estate of Henry
Clark Bridgers, Jr.

By: W. Ray Long
Executive Vice President



ATTEST: [Signature]
Assistant Secretary
(CORPORATE SEAL)

NORTH CAROLINA
EDGECOMBE COUNTY
WILSON

I, Virginia Hooks, a Notary Public
in and for said County and State, do hereby certify that
Philip Q. Booth personally came before me
this day and acknowledged that he is Assistant Secretary of BRANCH
BANKING AND TRUST COMPANY, a corporation, and that, by authority
duly given, and as the act of the corporation, the foregoing
instrument was signed in its name as ^{Executive} Executor of the Estate of
Henry Clark Bridgers, Jr. by its Vice President, sealed with its
corporate seal, and attested by himself as its Assistant Secretary.

My commission expires April 14, 1982.

Witness my hand and notarial seal, this the 29th day of
March, 1982.

Virginia Hooks
Notary Public

(Seal)



NORTH CAROLINA, EDGECOMBE COUNTY

The foregoing certificate (s) of Virginia Hooks
a Notary Public is (are) certified to be correct.

This instrument was presented for registration
and recorded in this office in Book 924 Page 428

This 31 day of March 1982
at 4:36 o'clock P.M.

Gladys Skelton P.H.
Register of Deeds
BY Bette L. Godfrey
Deputy


Doc ID: 004666280003 Type: CRP
Recorded: 03/19/2025 at 03:22:15 PM
Fee Amt: \$26.00 Page 1 of 3
EDGECOMBE COUNTY, NORTH CAROLINA
Aisha M. Windross Register of Deeds
BK **1818** PG **1045-1047**

NO
PIS

Prepared by: Edward B. Simmons, Attorney at Law, P. O. Box 1223, Tarboro, NC 27886

This instrument prepared by Edward B. Simmons, a licensed NC Attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.

NORTH CAROLINA

DEED

EDGECOMBE COUNTY

THIS DEED, made and entered into this 19th day of March, 2025 by and between LINDA B. DAUGHTRIDGE, 4460 Meadowbrook Road, Rocky Mount, NC 27801, hereinafter referred to as Grantor, to GOFORTH SOLAR, LLC, 4460 Meadowbrook Road, Rocky Mount, NC 27801, hereinafter referred to as Grantee;

WITNESSETH:

That the Grantor, for valuable consideration received from Grantee, does grant, bargain, sell and convey unto Grantee, its successors and assigns, in fee simple, that certain real property located No. 12 Township, Edgecombe County, North Carolina, and more particularly described as follows:

See Schedule A which is attached hereto and incorporated herein by reference.

The property hereby conveyed is not the primary residence of the Grantor.

TO HAVE AND TO HOLD the aforesaid real property and all privileges and appurtenances thereto belonging to the Grantee, its successors and assigns, in fee simple forever.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand and seal, the day and year first above written.

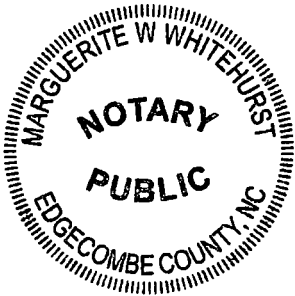
Linda B. Daughtride (SEAL)
Linda B. Daughtride

NORTH CAROLINA

COUNTY OF Edgecombe

I, Marguerite W. Whitehurst, a Notary Public of the County and State first above written, do certify that LINDA B. DAUGHTRIDGE personally appeared before me this day and acknowledged the due execution of the foregoing instrument.
Witness my hand and seal, this the 19th day of March, 2025.
My commission expires - 4.2.29

(SEAL)



M. W. Whitehurst
Notary Public

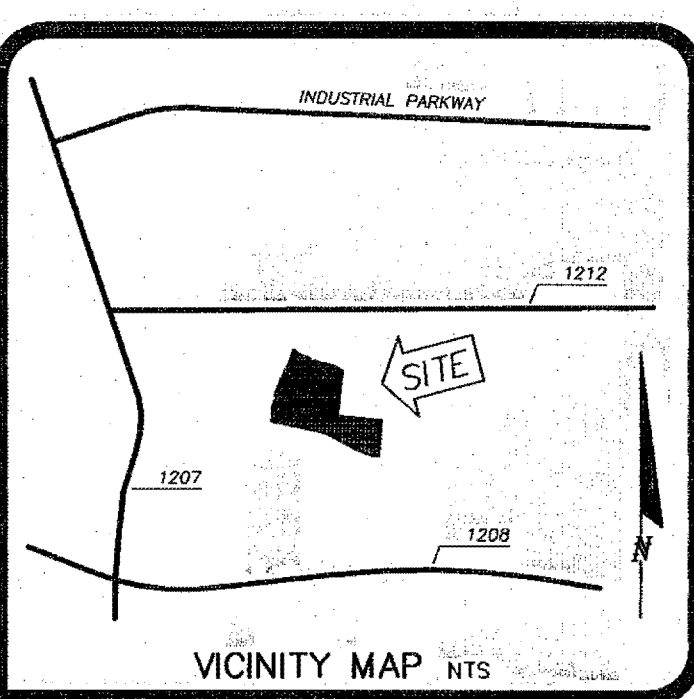
SCHEDULE A

: Being all of that certain lot or parcel of land containing 52.185 acres, as shown on map entitled "Minor Plat for Viola B. Weeks, Anaconda Road, S.R. 1212, Tarboro, No. 01 Twsp., Edgecombe County, North Carolina, Scale: 1" = 200', Date: April 10, 2017, Donald S. Hilhorst, Professional Land Surveyor, 403 S. Barnes Street, Nashville, N.C., (252) 459-0017," and referred to as Sheet 1 of 2, recorded in Plat Cabinet 12, Slide 86, Edgecombe County Public Registry.

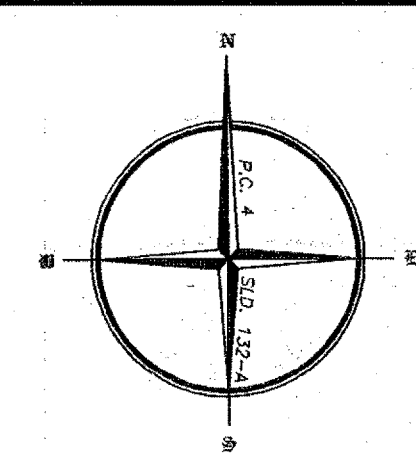
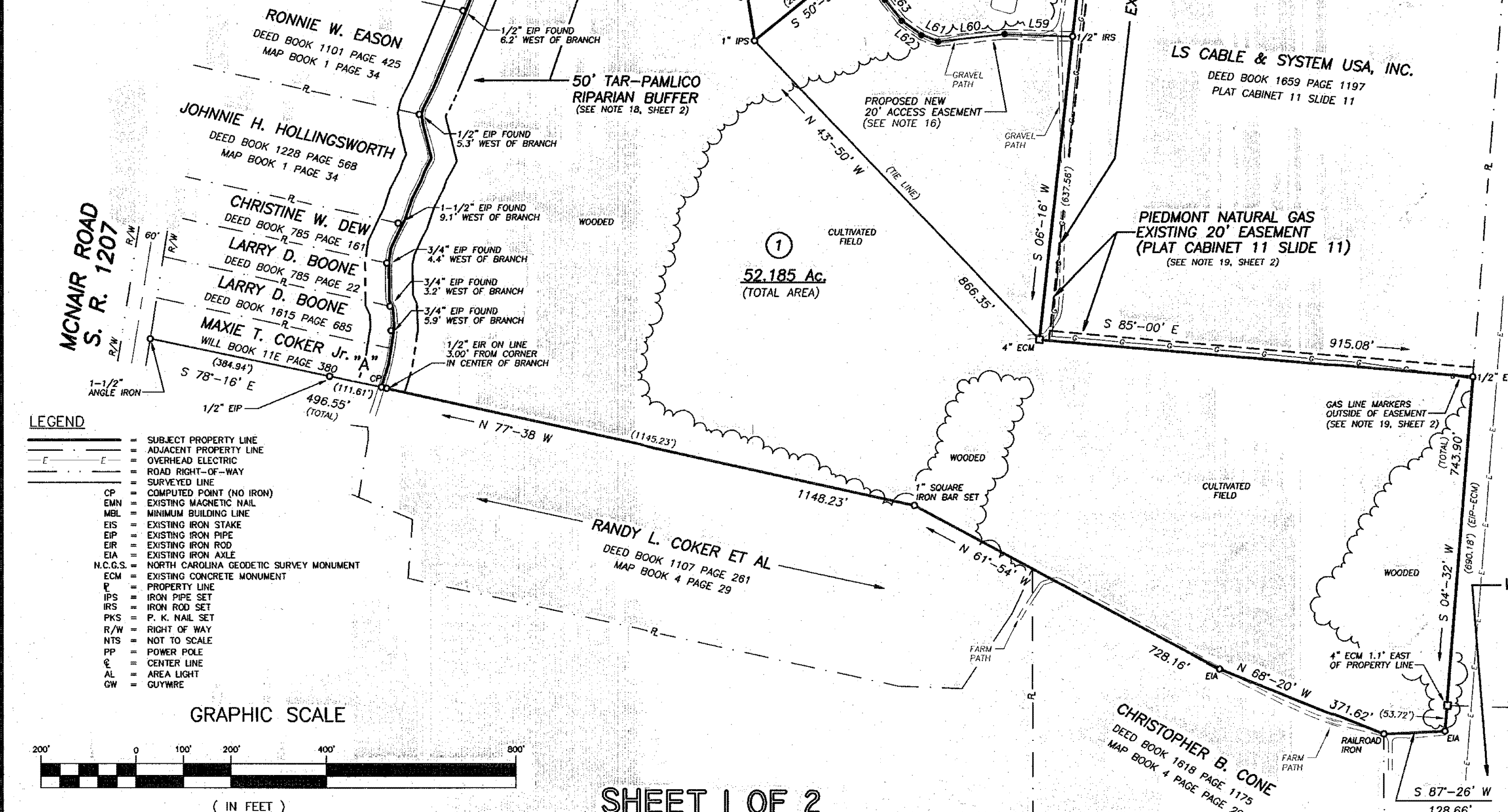
(3) \$26.00
F-B0

Doc ID: 0016580001 Type: C-PC
Page 1 of 1
Fee: \$21.00
Edgcombe County, North Carolina
Roblin W. Braswell, Register of Deeds
BK PC12 Pg 86

PC12/86



- NOTES:
- 1.-THE MAP DEPICTED HEREON IS OF A SUBDIVISION OF LAND, AND IS SUBJECT TO THE TOWN OF TARBORO SUBDIVISION REGULATIONS.
 - 2.-AREA IS COMPUTED BY COORDINATE METHOD.
 - 3.-SURVEYOR ONLY LOCATED ABOVE GROUND UTILITIES.
 - 4.-SURVEYOR IS NOT RESPONSIBLE FOR ANY SUBSURFACE STRUCTURES SUCH AS UTILITIES, TANKS OR PIPES LOCATED IN THE AREA SHOWN HEREON.
 - 5.-DISTANCES SHOWN ALONG CURVES ARE CHORD DISTANCES.
 - 6.-ALL RIGHT-OF-WAYS ARE PUBLIC UNLESS OTHERWISE NOTED.
 - 7.-SURVEYOR DID NOT FIND ANY CEMETERIES LOCATED ON SUBJECT PROPERTY AND IS NOT RESPONSIBLE FOR ANY UNMARKED GRAVES OR OTHER BURIAL SITES.
 - 8.-TOTAL ACRES - 55.532 Ac.
 - 9.-TOTAL AREA IN R/W = 0.000 Ac.
 - 10.-TOTAL NUMBER OF LOTS = 2
 - 11.-THIS PLAT IS SUBJECT TO ALL EASEMENTS, AGREEMENTS, AND RIGHTS-OF-WAYS RECORDED PRIOR TO THE DATE OF THIS PLAT. THIS SURVEYING FIRM WAS NOT PROVIDED WITH A TITLE SEARCH, ORIGIN OF TITLE OR TITLE COMMITMENT, THEREFORE SURVEYOR IS NOT RESPONSIBLE FOR ANY ENCUMBRANCES RESULTING FROM A THOROUGH TITLE SEARCH.
 - 12.-PROPERTY ZONING INFORMATION
ZONE: 1-2
ZONING SETBACKS
FRONT = 30' (MINIMUM)
SIDE = 0'
REAR = 0'
 - 13.-LEGAL REFERENCE: BEING ALL OF THE PROPERTY DESCRIBED IN DEED BOOK 924 PAGE 424, LESS & EXCEPT THE LEASE AGREEMENT FOR THE CELL TOWER AS SHOWN IN DEED BOOK 1655 PAGE 729 FOR AMERICAN TOWERS, LLC., BOTH OF WHICH ARE RECORDED AT THE EDGECOMBE COUNTY PUBLIC REGISTRY.
 - 14.-TAX MAP NUMBER - 4718-78-3075
 - 15.-DASHED LINES SHOWN HEREON ARE NON-SURVEYED LINES AND WERE DRAWN FROM PLATS AND DEEDS REFERENCED HEREON.
 - 16.-RAILROAD SPIKES SET ALONG CENTER OF NEW 20' ACCESS EASEMENT FOR TOWER LOT.
 - 17.-ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.



LINE TABLE ALONG BRANCH FROM "A" TO "B"

LINE	BEARING	DISTANCE
L1	N 17°-41' E	50.86'
L2	N 08°-54' E	74.12'
L3	N 02°-40' W	40.46'
L4	N 23°-55' W	20.70'
L5	N 00°-39' W	79.48'
L6	N 09°-21' E	28.96'
L7	N 24°-54' E	53.43'
L8	N 28°-28' E	16.74'
L9	N 18°-23' E	45.71'
L10	N 27°-18' E	43.31'
L11	N 19°-11' E	20.45'
L12	N 28°-56' E	28.35'
L13	N 14°-12' W	74.86'
L14	N 05°-55' W	19.52'
L15	N 12°-09' E	13.27'
L16	N 27°-13' E	51.00'
L17	N 22°-45' E	63.54'
L18	N 23°-06' E	106.11'
L19	N 21°-57' E	75.99'
L20	N 27°-27' E	40.91'
L21	N 25°-44' E	130.34'
L22	N 26°-21' E	99.35'
L23	N 28°-55' E	111.19'
L24	N 22°-11' E	101.69'
L25	N 14°-26' E	135.86'
L26	N 20°-40' E	57.13'

LINE TABLE ALONG DITCH FROM "B" TO "C"

LINE	BEARING	DISTANCE
L27	S 56°-22' E	50.78'
L28	S 53°-45' E	72.16'
L29	S 61°-58' E	118.83'
L30	S 71°-03' E	(EIP) 57.13'
L31	S 62°-29' E	44.32'
L32	S 77°-55' E	25.58'
L33	S 60°-26' E	36.67'
L34	S 70°-00' E	90.62'
L35	S 70°-18' E	146.80'
L36	S 81°-52' E	57.60'
L37	S 82°-20' E	55.75'
L38	S 74°-16' E	124.49'
L39	S 58°-23' E	77.70'
L40	S 63°-45' E	155.80'

LINE TABLE FOR 20' OF NEW 20' ACCESS EASEMENT

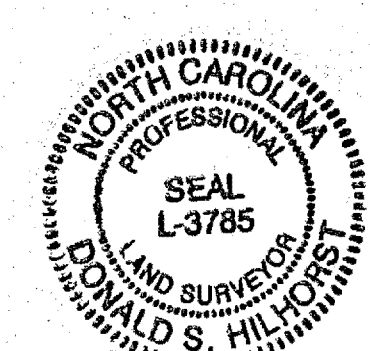
LINE	BEARING	DISTANCE
L41	N 88°-04' W	143.43'
L42	S 83°-39' W	140.71'
L43	N 69°-12' W	37.54'
L44	N 53°-57' W	51.34'
L45	N 38°-53' W	56.72'
L46	N 31°-03' W	106.97'

CERTIFICATE OF SURVEY AND ACCURACY

I, DONALD S. HILHORST, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK (SEE) PAGE (NOTE 13) THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK (SEE) PAGE (NOTE 15); THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+. THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF APRIL, A.D., 2017.

CERTIFICATE OF PURPOSE OF PLAT

I, DONALD S. HILHORST, PROFESSIONAL LAND SURVEYOR No. L-3785 CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.



DONALD S. HILHORST, PROFESSIONAL LAND SURVEYOR NO. L-3785

CERTIFICATION OF OWNERSHIP

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH PROPERTY IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE TOWN OF TARBORO, AND THAT I (WE) FREELY ADVERTISE THIS PLAN OF SUBDIVISION.

J.B. Weeks
ESTATE OF VIOLA B. WEEKS

5/9/17
DATE
OWNER

DATE
OWNER

CERTIFICATE OF MINOR PLAT APPROVAL

I HEREBY CERTIFY THAT THE MINOR SUBDIVISION SHOWN ON THIS PLAT DOES NOT INVOLVE THE CREATION OF NEW PUBLIC STREETS OR ANY CHANGES IN EXISTING PUBLIC STREETS. THIS PLAT IS A DIVISION OF LAND TO REFLECT THE LEASED AREA OF A CELL PHONE TOWER CREATED PRIOR TO THE CURRENT TOWN OF TARBORO SUBDIVISION REGULATION. THIS PARCEL IS BEING DIVIDED FOR UTILITY PURPOSES. THIS PLAT HAS BEEN APPROVED BY THE TOWN OF TARBORO PLANNING DIRECTOR, SUBJECT TO IT BEING RECORDED IN THE EDGECOMBE COUNTY REGISTRY WITHIN SIXTY DAYS OF THE DATE SHOWN BELOW.

Cathy Wilson
PLANNING DIRECTOR

5/17
DATE

REVIEW OFFICER CERTIFICATION

STATE OF NORTH CAROLINA
COUNTY OF EDGECOMBE

G. L. Wilson
REVIEW OFFICER OF EDGECOMBE COUNTY,
CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

5/9/17
DATE

J. L. Wilson
REVIEW OFFICER

REGISTER OF DEEDS
NORTH CAROLINA,
EDGECOMBE COUNTY

THIS MAP FILED FOR REGISTRATION THIS 9th DAY OF May 2017
AT 10:47 O'CLOCK AM AND DULY REGISTERED
IN PLAT CABINET 12 SLIDE 86

ROBIN W. BRASWELL, REGISTER OF DEEDS

Robin W. Braswell
BY: DEPUTY/ASSISTANT

MINOR FINAL PLAT FOR

VIOLA B. WEEKS

ANACONDA ROAD, S.R. 1212, TARBORO, No. 01 TWSP, EDGECOMBE COUNTY, NORTH CAROLINA.

SCALE: 1" = 200'

DATE: APRIL 10, 2017.

DONALD S. HILHORST
PROFESSIONAL LAND SURVEYOR

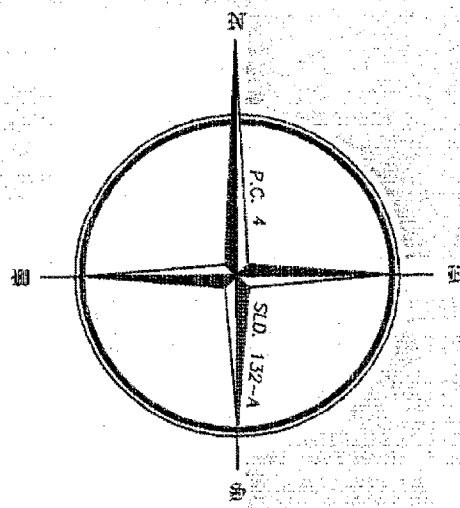
403 S. BARNES STREET NASHVILLE, N.C. (252)-459-0017

PC12/87

N.C.G.S. STATION "TEMPLE"
NAD 1983/1986
N=789,632.662 FEET
E=2416312.172 FEET
COMBINED S.F. = 0.9999394

LEGEND

- SUBJECT PROPERTY LINE
- ADJACENT PROPERTY LINE
- OVERHEAD ELECTRIC
- EXISTING RIGHT-OF-WAY
- SURVEYED LINE
- EXISTING FENCE
- GAS LINE
- EASEMENT
- COMPUTED POINT (NO IRON)
- EXISTING MAGNETIC NAIL
- MINIMUM BUILDING LINE
- EXISTING CONCRETE MONUMENT
- EXISTING IRON PIPE
- EXISTING IRON ROD
- N.C.G.S. = NORTH CAROLINA GEODETIC SURVEY MONUMENT
- EXISTING P. K. NAIL
- N/F = NOW OR FORMERLY
- PROPERTY LINE
- IRON PIPE SET
- IRON ROD SET
- RAILROAD SPIKE SET
- R/W = RIGHT OF WAY
- NTS = NOT TO SCALE
- PP = POWER POLE
- C = CENTER LINE
- AL = AREA LIGHT
- GW = GUYWIRE



PIEDMONT NATURAL GAS
EXISTING 20' EASEMENT
(P.C. 11 SLD. 11)
(SEE NOTE 19)

LINE TABLE FOR Q OF NEW 20' ACCESS EASEMENT

LINE	BEARING	DISTANCE
L1	N 88°-04' W	143.43'
L2	S 83°-39' W	140.71'
L3	N 69°-12' W	37.54'
L4	N 53°-57' W	51.34'
L5	N 38°-53' W	56.72'
L6	N 31°-03' W	106.97'

50' TAR-PAMLICO
RIPARIAN BUFFER
(SEE NOTE 18)

EDGEcombe COUNTY
DEED BOOK 1188 PAGE 564
PLAT CABINET 4 SLIDE 132-A

3.347 AC.
(LEASE AREA)
(SEE NOTE 20)

PROPOSED NEW 20'
ACCESS EASEMENT
(RAILROAD SPIKE SET
ALONG CENTER OF EASEMENT)

EXISTING 20' ACCESS EASEMENT
(REFER TO DEED BOOK 808 PAGE 158)

LS CABLE & SYSTEM USA, INC.
DEED BOOK 1616 PAGE 344
PLAT CABINET 11 SLIDE 11

Doc ID: 00318640001 Type: CRP
Recorded: 05/09/2017 at 10:47:00 AM
Fee: \$11.00
Robyn W. Braswell, Register of Deeds
PC12/87

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

MINOR FINAL PLAT FOR

VIOLA B. WEEKS

ANACONDA ROAD, S.R. 1212, TARBORO, No. 01 TWSP, EDGEcombe COUNTY, NORTH CAROLINA.

SCALE : 1" = 100'

DATE : APRIL 10, 2017.

DONALD S. HILHORST
PROFESSIONAL LAND SURVEYOR

403 S. BARNES STREET

NASHVILLE, N.C.

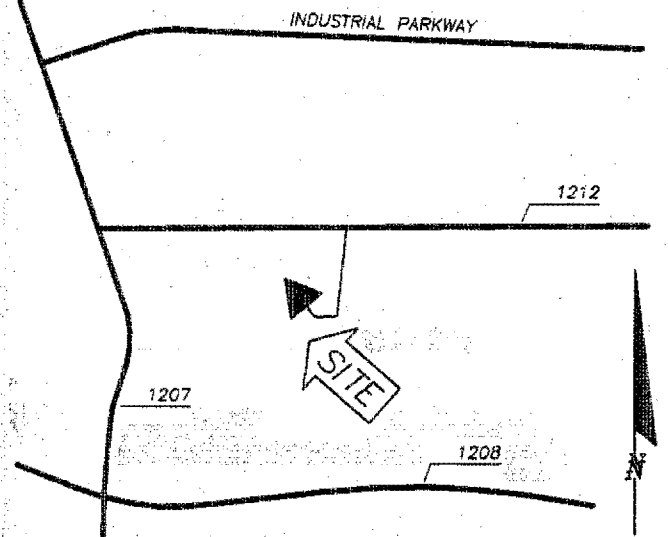
(252)-459-0017

SHEET 2 OF 2

F.B. 39 Pg. 66

J17035B

DRWN BY: DSH/TVW



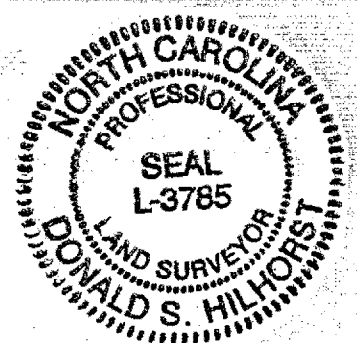
VICINITY MAP NTS

CERTIFICATE OF SURVEY AND ACCURACY

I, DONALD S. HILHORST, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 924 PAGE 424) THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK (SEE), PAGE (NOTE 14); THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10th DAY OF APRIL A.D., 2017.

CERTIFICATE OF PURPOSE OF PLAT

I, DONALD S. HILHORST, PROFESSIONAL LAND SURVEYOR No. L-3785 CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.



DONALD S. HILHORST, PROFESSIONAL LAND SURVEYOR NO. L-3785

CERTIFICATION OF OWNERSHIP

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH PROPERTY IS WITHIN THE SUBDIVISION JURISDICTION OF THE TOWN OF TARBORO, AND THAT I (WE) FREELY ADOPT THIS PLAN OF SUBDIVISION.

5/9/17

DATE

James B. Weeks
ESTATE OF VIOLA B. WEEKS

OWNER

DATE

OWNER

CERTIFICATE OF MINOR PLAT APPROVAL

I HEREBY CERTIFY THAT THE MINOR SUBDIVISION SHOWN ON THIS PLAT DOES NOT INVOLVE THE CREATION OF NEW PUBLIC STREETS OR ANY CHANGES IN EXISTING PUBLIC STREETS. THIS PLAT IS A DIVISION OF LAND TO REFLECT THE LEASED AREA OF A CELL PHONE TOWER CREATED PRIOR TO THE CURRENT TOWN OF TARBORO SUBDIVISION REGULATION. THIS PARCEL IS BEING DIVIDED FOR UTILITY PURPOSES. THIS PLAT HAS BEEN APPROVED BY THE TOWN OF TARBORO PLANNING DIRECTOR, SUBJECT TO IT BEING RECORDED IN THE EDGEcombe COUNTY REGISTRY WITHIN SIXTY DAYS OF THE DATE SHOWN BELOW.

5/9/17

PLANNING DIRECTOR

5/5/17

DATE

REVIEW OFFICER CERTIFICATION

STATE OF NORTH CAROLINA
COUNTY OF EDGEcombe

REVIEW OFFICER OF EDGEcombe COUNTY,
CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

5/9/17

DATE

John Wilson

REVIEW OFFICER

REGISTER OF DEEDS

NORTH CAROLINA,
EDGEcombe COUNTY

THIS MAP FILED FOR REGISTRATION THIS 9th DAY OF

May 2017

AT 10:47 O'CLOCK AM AND DULY REGISTERED

IN PLAT CABINET 12 SLIDE 87

ROBIN W. BRASWELL, REGISTER OF DEEDS

By: Robyn W. Braswell

DEPUTY/ASSISTANT

NOTES:

- 18.-50 FOOT TAR-PAMLICO RIPARIAN BUFFER ZONE IS MEASURED FROM THE TOP OF A DITCH OR CREEK. NO ACTIVITY IS PERMITTED IN ZONE 1 (1st 30'). LIMITED ACTIVITY IS ALLOWED IN ZONE 2 (2nd 20'). OWNER/DEVELOPER TO CONSULT G.S. 15A NCAC 2B.0259 BEFORE ANY DISTURBANCE WITHIN BUFFER ZONE OR CALL NCDEM, DIVISION OF WATER QUALITY, SURFACE WATER PROTECTION FOR OFFICIAL DETERMINATION.
- 19.-UNDERGROUND GAS LINE LOCATION HEREON WAS DRAWN FROM ACTUAL GAS LINE MARKER LOCATION. GAS LINE MARKERS WERE FOUND OUTSIDE OF DEDICATED EASEMENT. PEIDMONT GAS SHOULD BE CONTACTED PRIOR TO ANY CONSTRUCTION NEAR OR ADJACENT TO THE EASEMENT OR NEARBY MARKERS INSIDE THE EASEMENT AREA.
- 20.-TRACT 2 SHALL BE A NEW LOT OF RECORD AND PROPOSED USE IS FOR UTILITY PURPOSES. ANY OTHER USE SHALL REQUIRE APPROVAL BY THE TOWN OF TARBORO PRIOR TO ANY DEVELOPMENT OR CONSTRUCTION.



A total of up to 10 Phases will be possible at this location = 250MW ac/ 1,000 MWh
Project Size: 50 acres NC
Coordinates: 35.904749 -77.585399

PROPOSAL

DANIEL SHAFFER
President
Energy Storage Solutions, LLC
423-341-7873
Dan@EnergyStorageSolutionsLLC.com
www.EnergyStorageSolutionsLLC.com

**NetZero 1, 2, & 3 Data Centers
3 Phases Totaling 2.3 Billion**



ESS

Introduction

ENERGY STORAGE SOLUTIONS, LLC

Energy Storage Solutions, LLC (ESS) for Data Center, Battery Storage, and Energy Generation Company (BESS) was founded by the original owners and key staff of North Carolina Renewable Energy, LLC (NCRE) an experienced and successful solar development company of solar projects in North Carolina, South Carolina, and Virginia.

With NCRE under our control for 10 years, the solar pipeline grew to over 3.5 Gigawatts AC, from Greenfields to NTP to COD, becoming one of the largest Solar Developers east of the Mississippi River.

Net Zero 1, 2, & 3 Data Centers

Project Summary



We are proposing to build a large Data Center Project with significant redundancy in its energy support system, centered on an overall 250MW ac/1000MWh BESS energy generation and storage system. This SOLR ESS's data center will be NetZero "green energy" project(s). We will use a "carbon sponge" clean energy system to capture the CO₂ and other omissions as a "green sequestration" system.

The project will be built behind the meter and generate its energy production via a natural gas "green" generation system, that will store the energy generated within a BESS (Battery Storage) system. There exists a large natural gas transmission line only 4000 feet from our site, down an existing natural gas right-a-way to our property. Projects 1 & 2 will be 25MW ac Data Centers, and Project 3 will be a 50MW ac Mobile Data Center.

The local Manager of the Piedmont Natural Gas Company has assured us that there will be adequate resources to supply our large natural gas "green" energy generators to meet our needs. This project is off Anaconda Road in the Town of Tarboro, Edgecombe County, North Carolina, and is in PJM and Tarboro Electric service area. There is a large Fiber Optics Line running East/West on Hwy 64 (Future I-87) with Fiber also adjoining our site available to support the Data Center.

Dominion Power has transmission lines of 230kV and 115kV running within a couple of hundred feet of this property. Another 115kV line intersects with this right-a-way that runs along the side of this property. We will submit for interconnection and metering to the Data Center as a business application which will avoid being delayed in the lengthy queue process. The local Tarboro Electric Substation is approximately one mile down the existing right-a-way, and a large 120MW ac/180MW dc Solar Project is approximately one mile in the opposite direction down the same transmission lines. We anticipate building our own substation on site to support such a large project.

The site is currently cleared and farmed, with no flood zone or wetland issues. Because of the significant tax revenues that will be generated from this project, we expect to receive a very positive response to this proposed project.

Importantly, the Data and Energy Storage System will be "EMP Harden" to protect the system and local community in accordance with National Defense, DOD and DOE guidelines.

NetZero 1 & 2 Data Centers

NetZero 1 & 2 Data and Energy Generation and Storage Center X 2					5/19/2025	
Data Center Cost for	Each Individual Phase		[10 Phases]	25MW ac/100MWh systems		Tax Credits
SOLR ESS All In Costs						Eligibility
1. Site Work				6,000,000		5,000,000
2. Project Buy-In Payment to ESS				5,000,000		
3. 25MW ac/100MWh Battery Storage System (BESS)				62,500,000		62,500,000
4. Natural Gas Generation 5 x 5MW ac (Green Energy)				51,000,000		51,000,000
5. CO 2 Sequestration System				16,000,000		16,000,000
6. Data Center 25MW ac Structure and Chilling System				66,000,000		
8. Major Data Center GPUs, CPUs and Add. Equipment by Other				[500,000,000]		
9. Interconnection Sub-station and Distribution Lines				2,500,000		2,500,000
10. On Site Sub-station				2,500,000		2,500,000
11. Plans and Drawings				2,000,000		
12. Total Project Hard Cost					213,500,000	
13. Development and Construction Margin				21,000,000		12,000,000
14. Total Hard Cost "All In Cost"					225,500,000	
15. Less Available Tax Credit Funding						
@ Approx 45% x 151,500,000 = 68,175,000					68,175,000	
16. Plus 30% add on for Fair Market Value					88,627,500	
17. All in Cost after Tax Credits					* 136,672,500	
18. Total Tax Credit Eligibility						151,500,000

Annual Expenses			Amount		
19. Annual Land Lease			195,000		
20. Annual Edgecombe County Taxes 1.0%			2,595,000		
21. Annual Town of Tarboro Taxes 0.42%			1,090,000		
22. Annual O & M Budget at 5% of Gross Revenues			3,900,000		
23. Insurance Cost @ 1 %			2,560,000		
24. Annual Natural Gas Cost @ 40%			7,600,000		
25. Total Expenses				17,940,000	
Annual Revenues					
26. Data Center Annual Lease (\$1000,00 per SF)			40,000,000		
27. CO 2 Generation Revenue			3,000,000		
28. 50% Carbon Tax Credit Rebates (Carbon Sponge)			5,000,000		
31. Total Gross Revenues				48,000,000	
32. Less Expenses				-17,940,000	
33. Total Net Revenues before Taxes and Depreciation				40,060,000	
34. Projected Annual Internal Rate of Return					29.30%

Note Item 7: The full buildout of the Data Center [500,000,000] will be by the Operating Tenant.

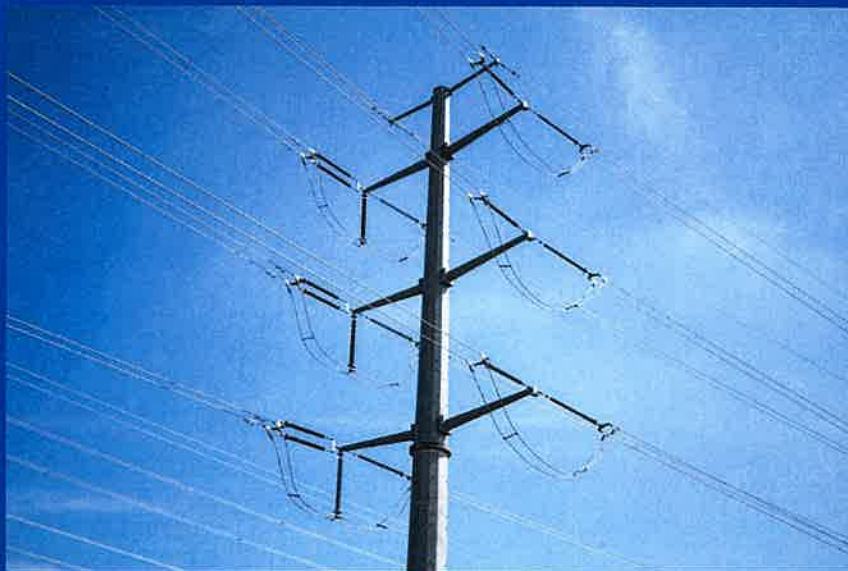
Note Item 15: Fair Market Value is estimated to be 30% above the hard Cost of the Project

NetZero 3 Mobile Data Center

NetZero 3 Mobil Data Center for Energy Generation and Storage Center Costs					5/10/2025
Mobil Data Center	Each Individual Phase	[1 Phase]	50MW ac/200MWh Systems	Tax Credits	
* Compute System 50 MW ac, 42 Units 8' x 20' each by Others 1 Billion Dollars (US)					Eligibility
SOLRESS All In Costs					
1. Site Work and Roadway (with 42 Mobile Pads if Required)			3,000,000		2,000,000
2. Plans and Drawings			3,500,000		2,500,000
3. 50MW ac/200MWh Battery Storage System (BESS)			125,000,000		125,000,000
4. Natural Gas Generation 22 x 3.3MW ac (Green Energy)			102,000,000		102,000,000
5. CO 2 Sequestration System			32,000,000		32,000,000
NetZero Carbon Sponge and/or GreenHouse Systems					
6. Natural Gas Line Upgrade			2,000,000		2,000,000
7. Utility Upgrades Water and Sewer			1,000,000		
8. Fiber Optic Upgrades			1,500,000		
9. Project Electric Distribution AC/DC Cost			2,500,000		2,500,000
9. Total Hard Cost				271,500,000	
10. Profit Margin for Development and Supervision @ 7%			19,565,000		19,000,000
11. Total All In Cost				291,065,000	
* Mobile Compute System by Others				[500,000,000]	
10. Total Tax Credit Eligibility					290,500,000
11. Less Available Tax Credit Funding					
Approx 45% X 290,500,000 = 130,725,000				130,725,000	
12. Plus Fair Market Value add on of 30% =				169,942,500	
13. All In Cost After Tax Credits				121,122,500	
SOLRESS Annual Expenses					
19. Annual Land Lease			195,000		
20. Annual Edgecombe County Taxes 0.89%			2,661,678		
21. Annual Town of Tarboro Taxes 0.42%			1,256,073		
22. Annual O & M Budget at 5% of Gross Revenues			2,450,000		
23. Insurance Cost @ 0.8%			2,560,000		
24. Annual Natural Gas Cost			7,600,000		
25. Total Expenses				16,722,751	
SOLRESS Annual Revenues					
26. Land Lease 50% of Data Center Annual Revenue Sharing			33,000,000	[5 acres]	
27. CO 2 Generation Revenue			6,000,000		
28. 50% Carbon Tax Credit Rebates (Carbon Sponge)			10,000,000		
29. Annual Natural Gas Generation Equipment Lease			900,000		
31. Total Gross Revenues				49,900,000	
32. Less Expenses				16,722,751	
33. Total Net Revenues before Taxes and Depreciation				33,177,249	
34. Projected Internal Rate of Return					27.50%
Note: There will be no cost for energy, it will be supplied at no cost as part of the 50% Data Revenue Sharing Contract.					
Note *: The full buildout of the Data Center Compute System [500,000,000] by the Operating Tenant.					
Note Item 12: Fair Market Value is estimated to be 30% above the hard Cost of the Project					

Key Facts:

1. **PJM/Dominion Power Policy States that Interconnections and Power Purchase Agreements will be issued on a "Closest to Operation" basis. Therefore, as we fully build out our projects to completion, this will put us in the front of the queue as we require.**
2. **Made In America will add 10% to our Tax Credit. This project location will also allow us to apply for an additional 10% Bonus Tax Credit as an Energy Community on top of the ITC Tax Credit of 30%. Making the Tax Credit to be based upon a 50% total.**
3. **We will execute a Project Lease to a top tier Data Company for the data + energy storage and generation center.**





**Dominion Power
Tarboro Sub-station**



**Dominion Power
Transmission Lines**



Ariel Map NetZero 1, 2, & 3 Projects



Site Map NetZero 1 & 2



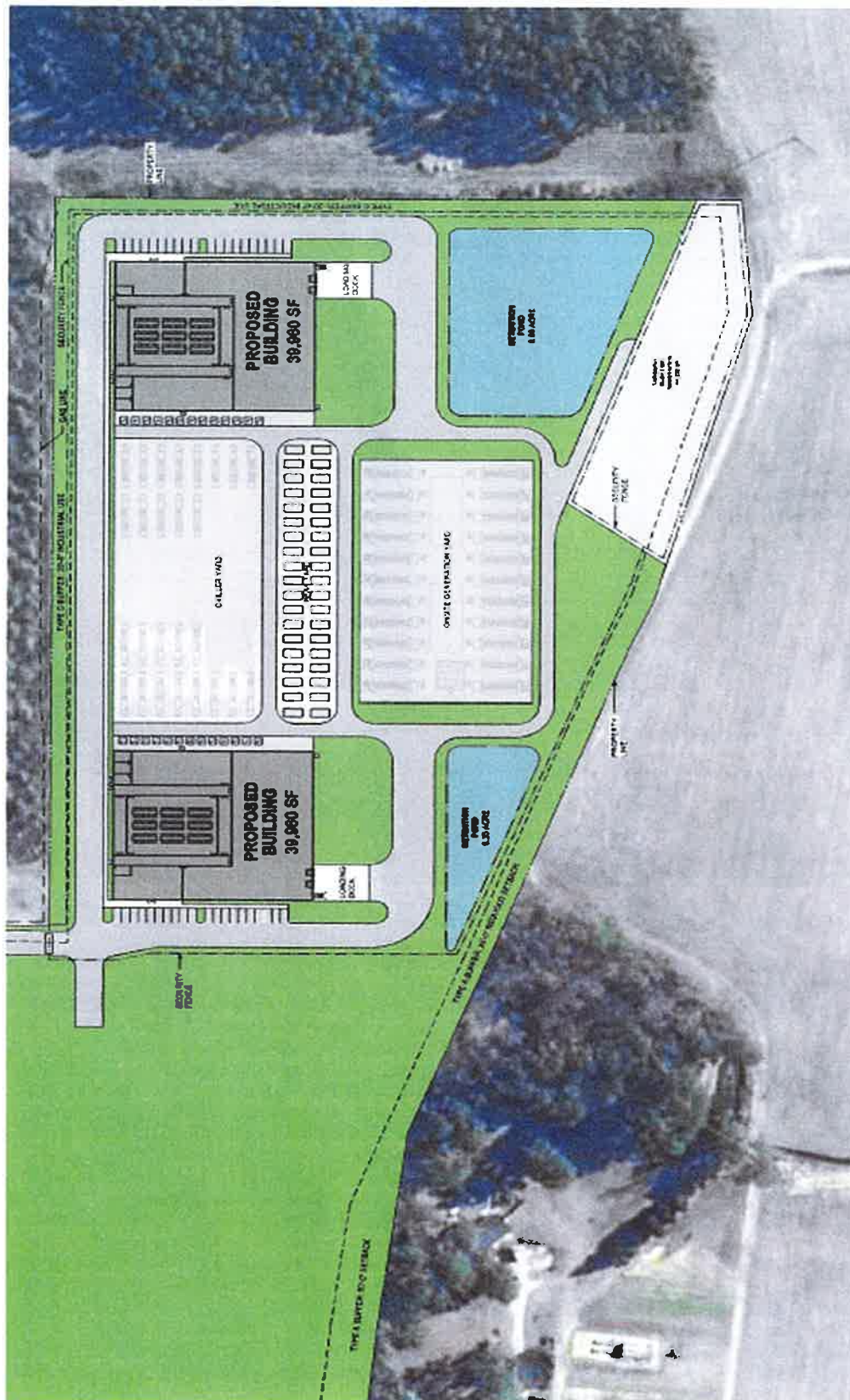
OVERALL SITE
PLAN
1-11

NET ZERO DATA CENTER 1 & 2
DATA CENTER

ARCO
DESIGN/BUILD

THE ONE FOUR TWO
ARCHITECTS

Net Zero 1 & 2 Data Centers Site Map
Coordinates: 35°54'17.1"N 77°35'07.4"W



DISCLAIMER
BACKGROUND INFORMATION TAKEN FROM LOCAL, CBS
DATA, AZIMUT MAGNET AND/OR CLIENT PROVIDED
INFORMATION. ALL ELEMENTS, STYLINGS AND
EDITING BEGINS AND APPROXIMATELY 10-15% AND
ARE SUBJECT TO CHANGE UPON A FIELD SURVEY.

PATIENT'S HISTORY				
DATE	TIME	LOCATION	PERSON	REMARKS
10/10/19	10:00	Room 101	Dr. Smith	Initial Exam
10/11/19	11:00	Room 101	Dr. Smith	Follow-up
10/12/19	14:00	Room 101	Dr. Smith	Follow-up
10/13/19	15:00	Room 101	Dr. Smith	Follow-up
10/14/19	16:00	Room 101	Dr. Smith	Follow-up
10/15/19	17:00	Room 101	Dr. Smith	Follow-up
10/16/19	18:00	Room 101	Dr. Smith	Follow-up
10/17/19	19:00	Room 101	Dr. Smith	Follow-up
10/18/19	20:00	Room 101	Dr. Smith	Follow-up
10/19/19	21:00	Room 101	Dr. Smith	Follow-up
10/20/19	22:00	Room 101	Dr. Smith	Follow-up
10/21/19	23:00	Room 101	Dr. Smith	Follow-up
10/22/19	24:00	Room 101	Dr. Smith	Follow-up
10/23/19	25:00	Room 101	Dr. Smith	Follow-up
10/24/19	26:00	Room 101	Dr. Smith	Follow-up
10/25/19	27:00	Room 101	Dr. Smith	Follow-up
10/26/19	28:00	Room 101	Dr. Smith	Follow-up
10/27/19	29:00	Room 101	Dr. Smith	Follow-up
10/28/19	30:00	Room 101	Dr. Smith	Follow-up
10/29/19	31:00	Room 101	Dr. Smith	Follow-up
10/30/19	32:00	Room 101	Dr. Smith	Follow-up
10/31/19	33:00	Room 101	Dr. Smith	Follow-up
11/01/19	34:00	Room 101	Dr. Smith	Follow-up
11/02/19	35:00	Room 101	Dr. Smith	Follow-up
11/03/19	36:00	Room 101	Dr. Smith	Follow-up
11/04/19	37:00	Room 101	Dr. Smith	Follow-up
11/05/19	38:00	Room 101	Dr. Smith	Follow-up
11/06/19	39:00	Room 101	Dr. Smith	Follow-up
11/07/19	40:00	Room 101	Dr. Smith	Follow-up
11/08/19	41:00	Room 101	Dr. Smith	Follow-up
11/09/19	42:00	Room 101	Dr. Smith	Follow-up
11/10/19	43:00	Room 101	Dr. Smith	Follow-up
11/11/19	44:00	Room 101	Dr. Smith	Follow-up
11/12/19	45:00	Room 101	Dr. Smith	Follow-up
11/13/19	46:00	Room 101	Dr. Smith	Follow-up
11/14/19	47:00	Room 101	Dr. Smith	Follow-up
11/15/19	48:00	Room 101	Dr. Smith	Follow-up
11/16/19	49:00	Room 101	Dr. Smith	Follow-up
11/17/19	50:00	Room 101	Dr. Smith	Follow-up
11/18/19	51:00	Room 101	Dr. Smith	Follow-up
11/19/19	52:00	Room 101	Dr. Smith	Follow-up
11/20/19	53:00	Room 101	Dr. Smith	Follow-up
11/21/19	54:00	Room 101	Dr. Smith	Follow-up
11/22/19	55:00	Room 101	Dr. Smith	Follow-up
11/23/19	56:00	Room 101	Dr. Smith	Follow-up
11/24/19	57:00	Room 101	Dr. Smith	Follow-up
11/25/19	58:00	Room 101	Dr. Smith	Follow-up
11/26/19	59:00	Room 101	Dr. Smith	Follow-up
11/27/19	60:00	Room 101	Dr. Smith	Follow-up
11/28/19	61:00	Room 101	Dr. Smith	Follow-up
11/29/19	62:00	Room 101	Dr. Smith	Follow-up
11/30/19	63:00	Room 101	Dr. Smith	Follow-up
12/01/19	64:00	Room 101	Dr. Smith	Follow-up
12/02/19	65:00	Room 101	Dr. Smith	Follow-up
12/03/19	66:00	Room 101	Dr. Smith	Follow-up
12/04/19	67:00	Room 101	Dr. Smith	Follow-up
12/05/19	68:00	Room 101	Dr. Smith	Follow-up
12/06/19	69:00	Room 101	Dr. Smith	Follow-up
12/07/19	70:00	Room 101	Dr. Smith	Follow-up
12/08/19	71:00	Room 101	Dr. Smith	Follow-up
12/09/19	72:00	Room 101	Dr. Smith	Follow-up
12/10/19	73:00	Room 101	Dr. Smith	Follow-up
12/11/19	74:00	Room 101	Dr. Smith	Follow-up
12/12/19	75:00	Room 101	Dr. Smith	Follow-up
12/13/19	76:00	Room 101	Dr. Smith	Follow-up
12/14/19	77:00	Room 101	Dr. Smith	Follow-up
12/15/19	78:00	Room 101	Dr. Smith	Follow-up

8600 2A71 1000000

**SCHEMATIC SITE
PLAN**

1-10

DATA CENTER 1 & 2

DATA CENTER



NetZero 3 Site Map

Edgecombe County Government

Search

Results

Layers

Results List

Details

2 Features Found (Showing 1 of 2)

Prev

Next

PIN: 4718-77-6868

Parcel Num: 471877686800

Account Number: 210609

Parcel Type: Parcel

Owner: GOFORTH SOLAR LLC

4460 MEADOWBROOK ROAD

ROCKY MOUNT NC 27801

Physical Address: OFF MCNAIR RD

Property Desc: SPAIN LD

Deed Reference: 1818/1045

Acres: 52.18

Building Value: \$0

Land Value: \$140,296

Net Value: \$37,042

Deferred Value: \$103,254

Last Sale Price: \$0

Deed Date: 3/19/2025

Tax Codes: C01

Zoning:

Subdivision:

Township: 01

Measure

Feet

Miles

Segment

18.63

Total Length

1958.709

Total Area

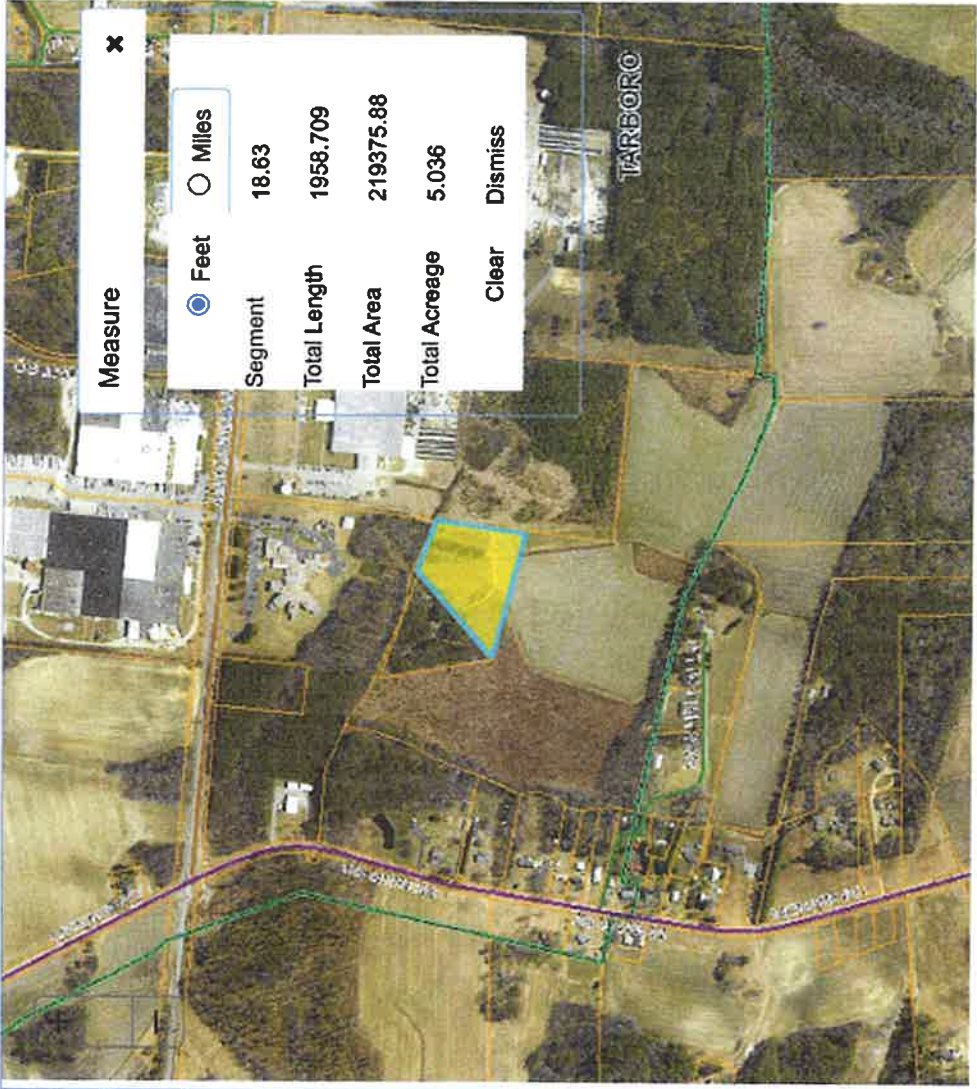
219375.88

Total Acreage

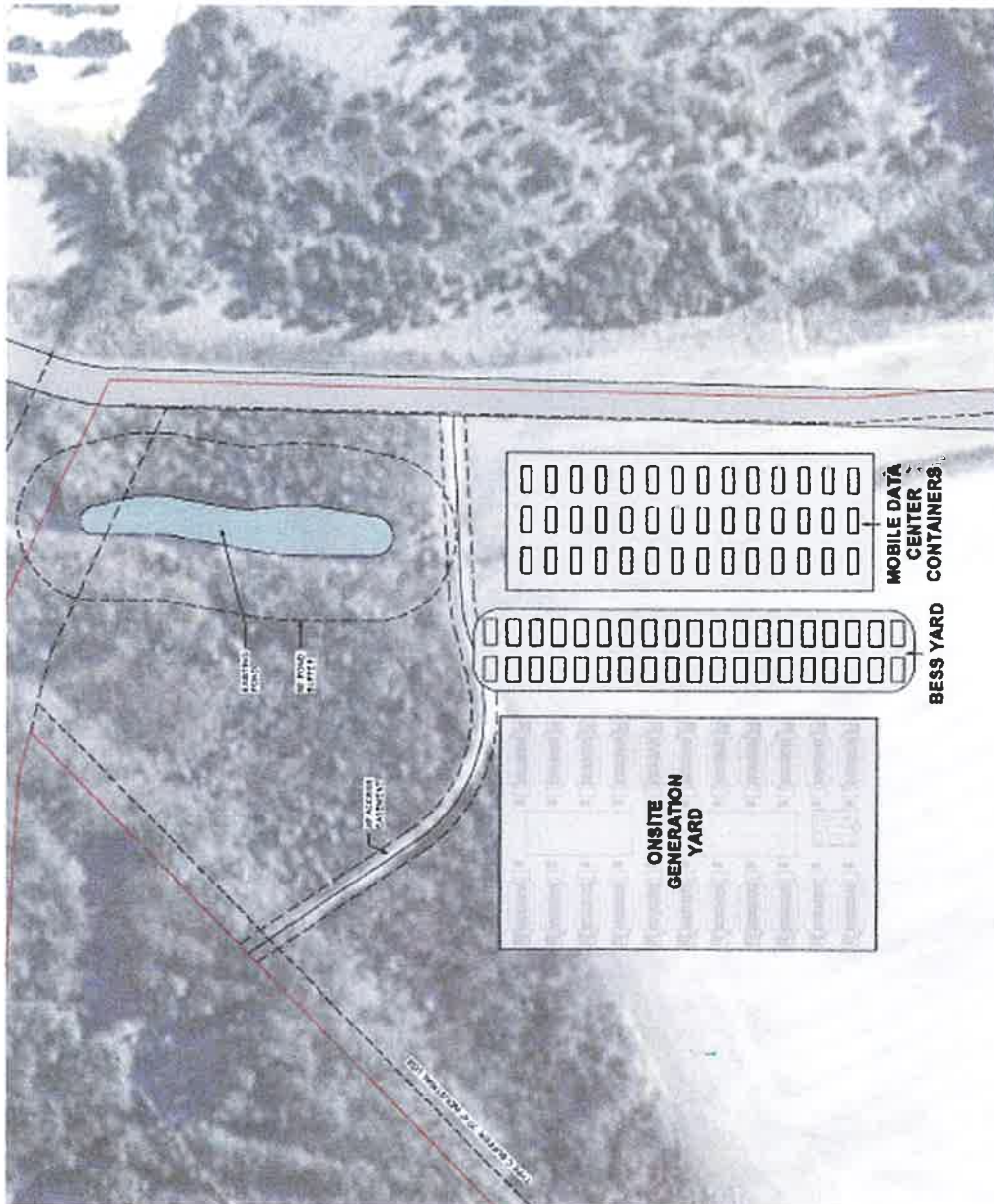
5.036

Clear

Dismiss



NetZero 3 Site Plan



DATE: 04/04/2014

ENLARGED SITE
PLAN

1-12



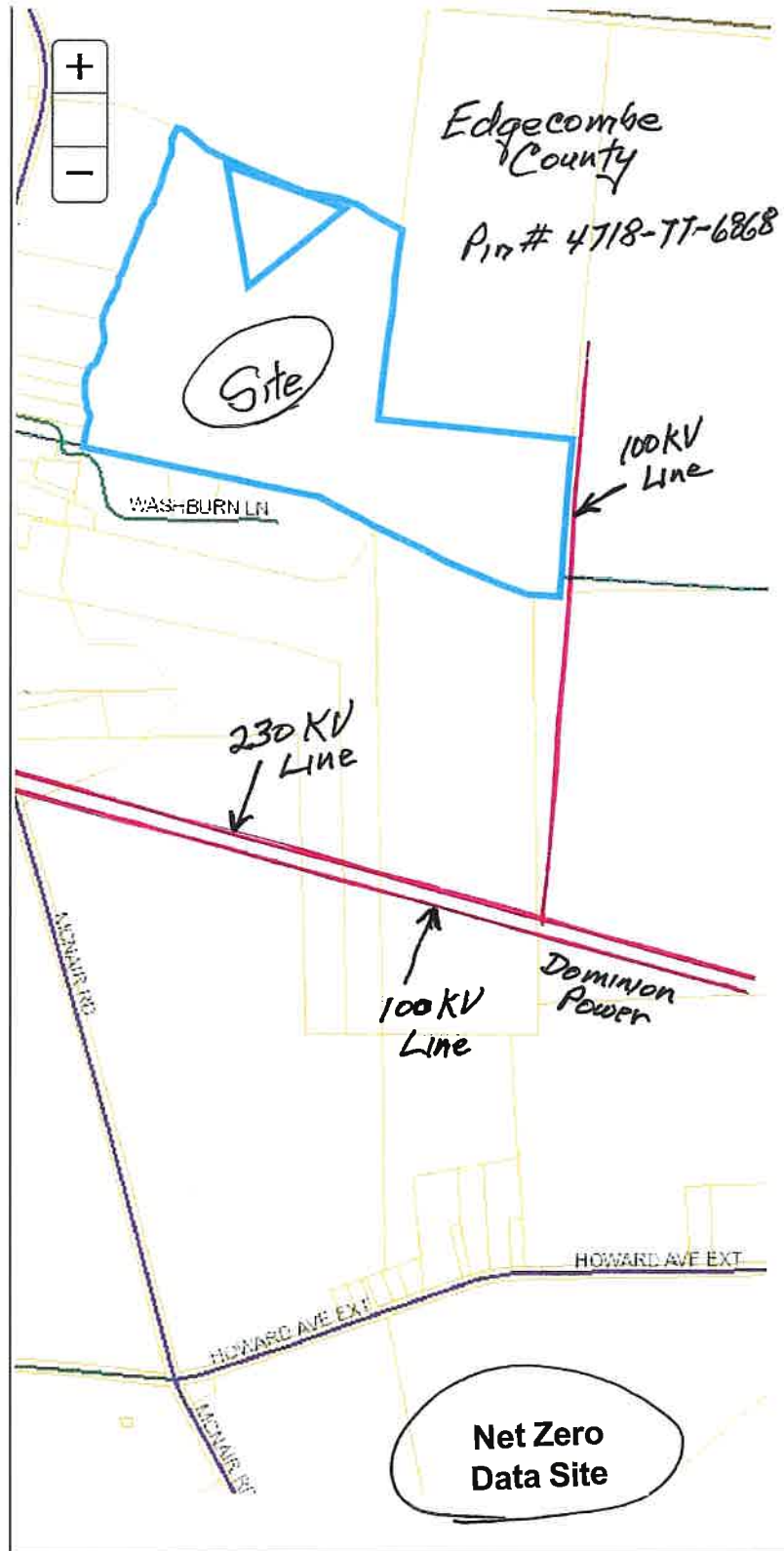
MOBILE DATA CENTER LAYOUT OPTION 1

[illegible]

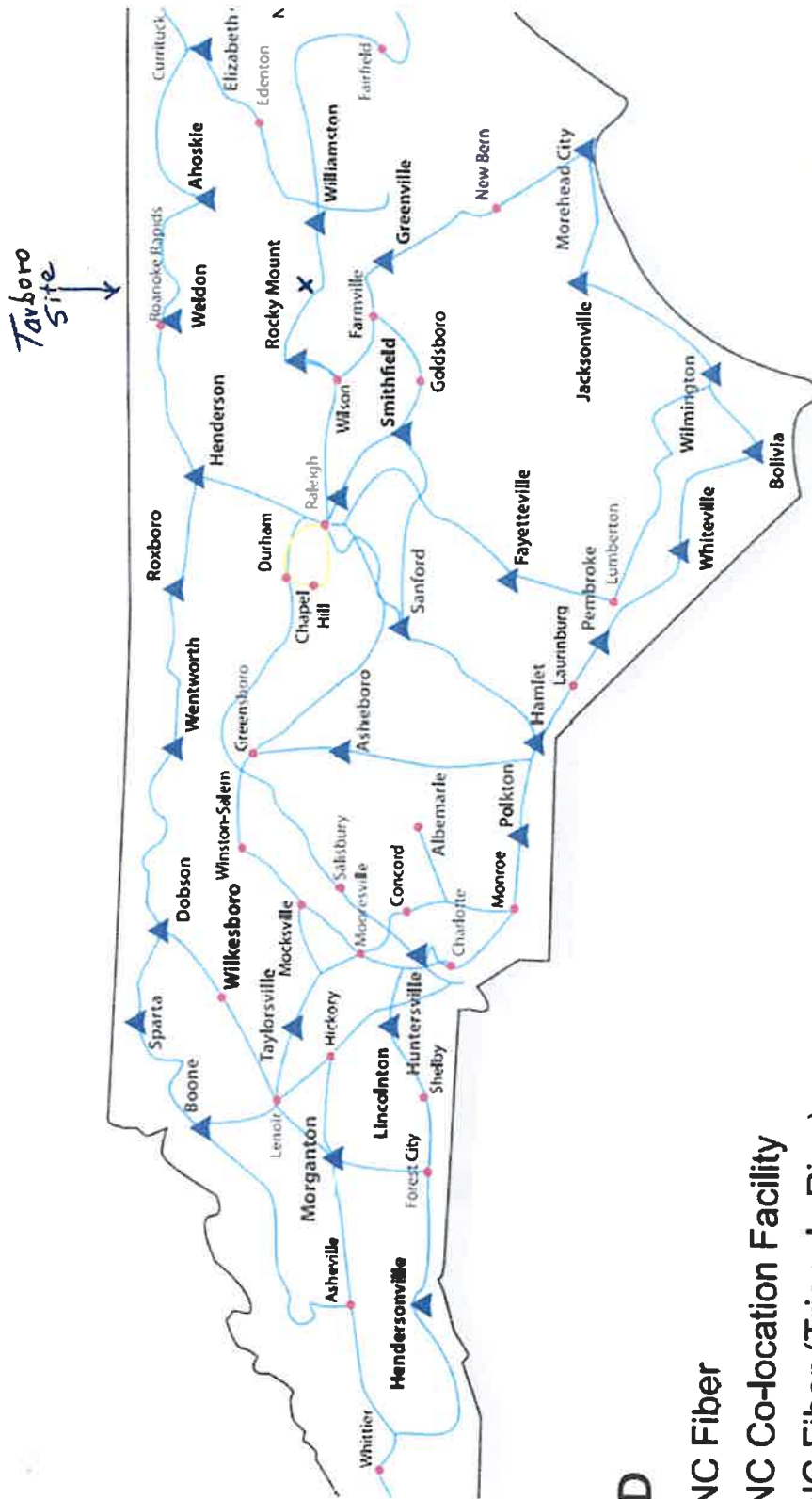
SITE: ANACONDA ROAD, S.R. 1212., TARBORO, NC 27886



Net Zero 1, 2, & 3 Data Centers



Fiber Optics NetZero 1, 2, & 3



D

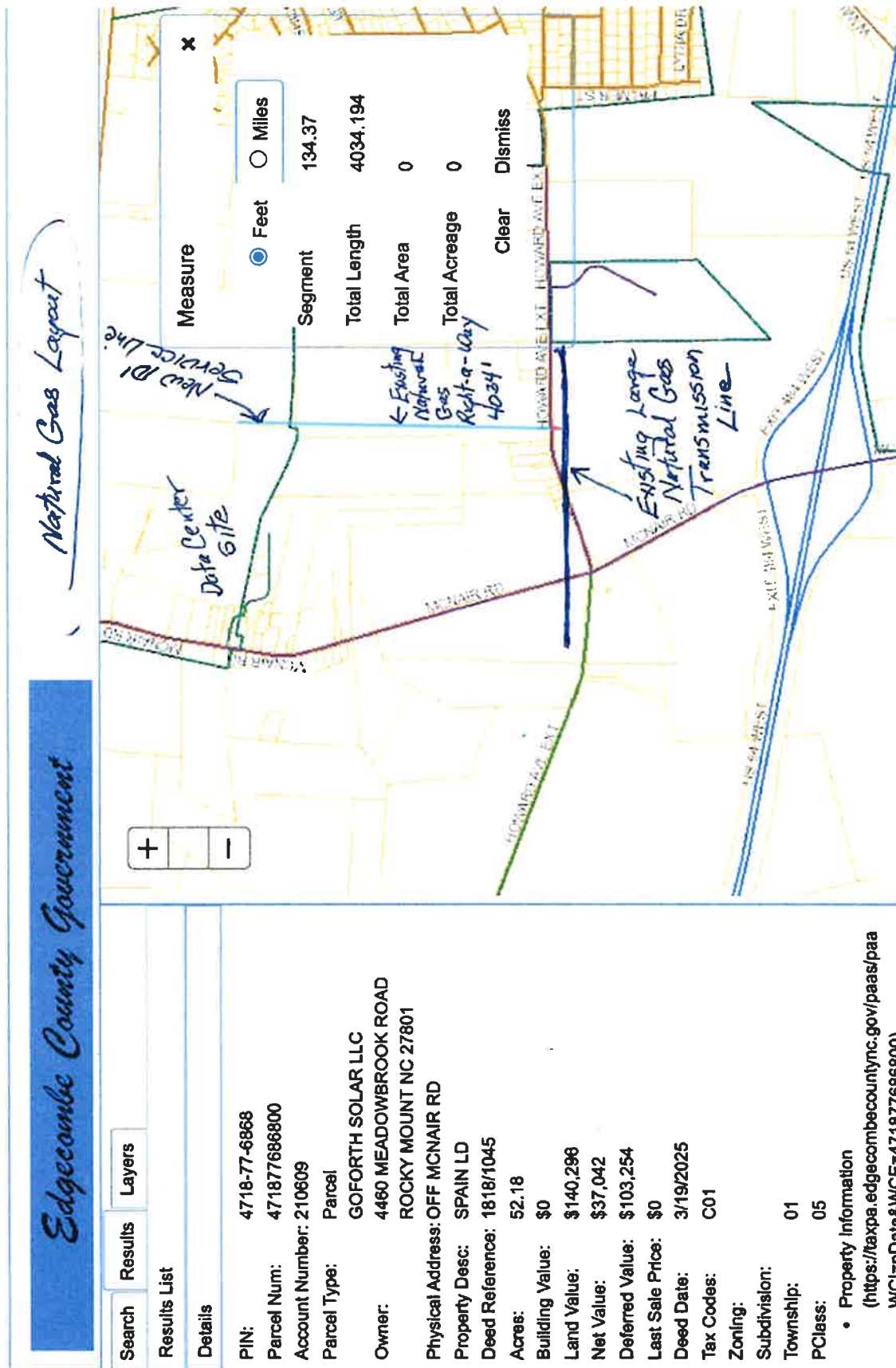
NC Fiber

NC Co-location Facility

NC Fiber (Triangle Ring)

27

Natural Gas Transmission Lines





DANIEL SHAFFER

President

Energy Storage Solutions, LLC

423-341-7873

Dan@EnergyStorageSolutionsLLC.com

www.EnergyStorageSolutionsLLC.com

4462 Meadowbrook Rd

Rocky Mount NC 27801



Town of Tarboro – June 16, 2025

Special Use Permit – Staff Report

Class 3 Utility – Data Center and Power Generation Facility

Location: Anaconda Road, portion of 4718-77-6868

Request: Class 3 Utility – Data Center and Power Generation Facility, SUP required

Description of area: Vacant, undeveloped

Description of Surrounding Area: to the North, and East, Developed Heavy Industrial (HI); to the South and West, farmland and residential, zoned Rural District (RD)

Transportation: Project ingress and egress onto Anaconda Road through existing easement.

Utilities: Water, sewer, and electric capacity exist for the site. Town is in communication with Dominion for delivery point.

Zoning: Project is within the HI, Heavy Industrial zone, which allows Class 3 Utility projects with the issuance of a Special Use Permit. This permit request is NOT a rezoning and no rezoning is requested or needed.

Special Uses are uses which are generally compatible with other land uses permitted in a zoning district but which, because of their unique characteristics or potential impacts on the surrounding neighborhoods and/or the Town as a whole, require individual consideration in their location, design, configuration, and/or operation at the particular location proposed.

Recommended Conditions

-Minimum access easement 30' for fire access road (26')

Tarboro Land Use Plan, Adopted 2008

The following language is quoted directly from the adopted Land Use Plan:

The following general land use goals and land development objectives have been formulated by the Planning Board and Town Council:

Industrial Development

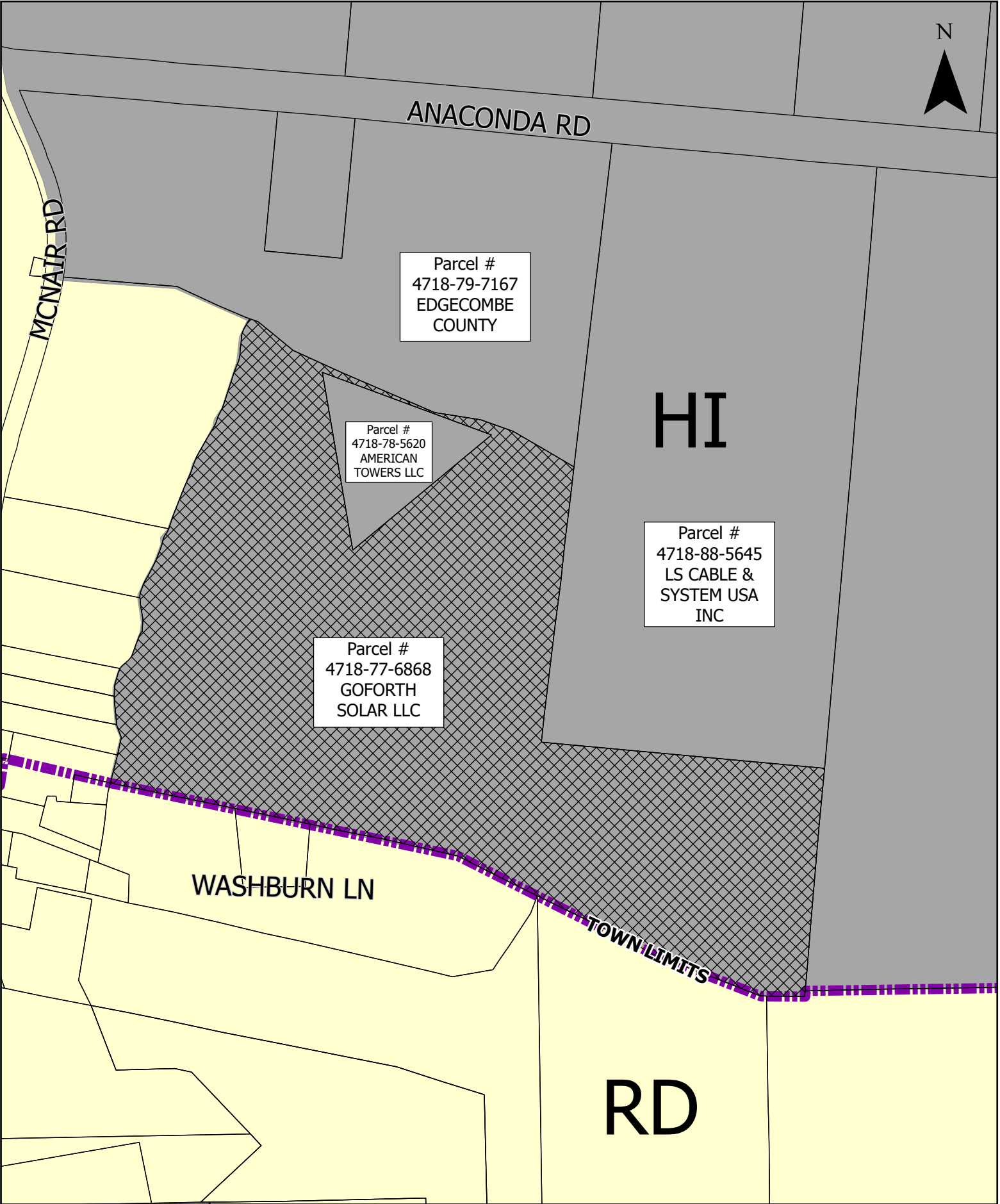
- Encourage the type of industrial development, which is consistent with the town's present diversified manufacturing base.
- Preserve adequate land for future industrial development.
- Continue to promote existing industrial sites with existing infrastructure.

Land classified as Industrial is intended to represent intensive commercial, warehousing, assembly, and general manufacturing land uses as well as adjoining vacant land, which would be a logical extension of the existing industrial areas. The primary objectives of the Industrial land development classification are to:

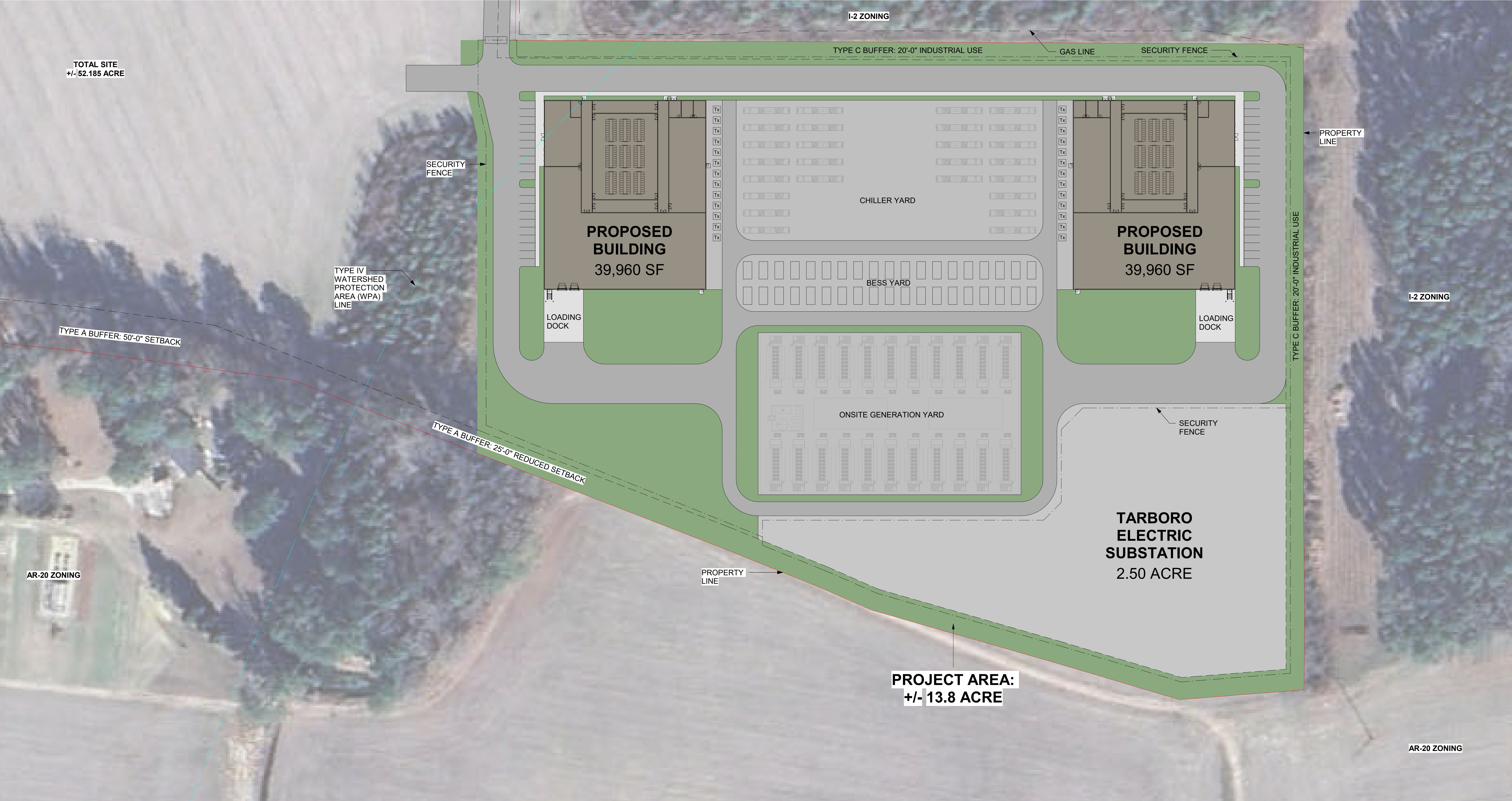
- Provide adequate land to accommodate existing and anticipated intensive commercial and general manufacturing uses.
- Preserve sites that are best suited for industrial development.
- Exclude heavy industry, major retail establishments, and residences as acceptable land uses in identified industrial areas.

Industrial [goals]

- Continue to work with the Carolinas Gateway Partnership to promote economic development through retention and expansion of existing industries and recruitment of new industry.
- Preserve the sites best suited for industrial development by (i) identifying such areas; (ii) placing the areas within an industrial zoning classification; and (iii) excluding all other uses (except for desired support uses) from the area.
- Encourage accessory land uses such as day care centers, food services, and professional offices, which are incidental to and in support of industrial uses.

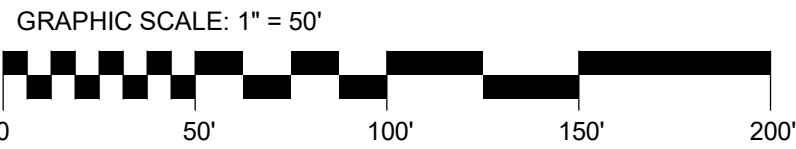
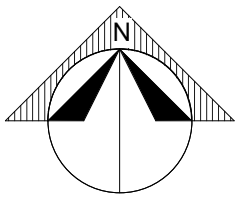


	NO.	REVISIONS	DATE	Town of Tarboro		
				Tarboro, North Carolina		
				PROPOSED SPECIAL USE PERMIT		
				ZONED HI		
				PARCEL# 4718-77-6868 (52.18 ACRES)		
				PROPOSED BY ENERGY STORAGE SOLUTIONS, LLC AND OWNED BY OFORTH SOLAR LLC TO BE USED FOR A DATA CENTER AND ENERGY STORAGE SYSTEM		
				DWN: CJB	DATE: 07/25/2025	1 of 1
				CKD:	APPD.	
			SCALE: NONE	PLOT:		



PARKING SCHEDULE				
CAR PARKING	HANDICAP PARKING	TRAILER PARKING	FUTURE CAR PARKING	FUTURE TRAILER PARKING
40	0	0	0	0

DISCLAIMER:
BACKGROUND INFORMATION TAKEN FROM LOCAL GIS DATA, AERIAL IMAGERY AND/OR CLIENT PROVIDED INFORMATION. ALL EASEMENTS, STREAMS, AND EXISTING ROADS ARE APPROXIMATE IN NATURE AND ARE SUBJECT TO CHANGE UPON A FIELD SURVEY.



ISSUE DATE: 04/10/2025



NET ZERO DATA CENTER 1 & 2

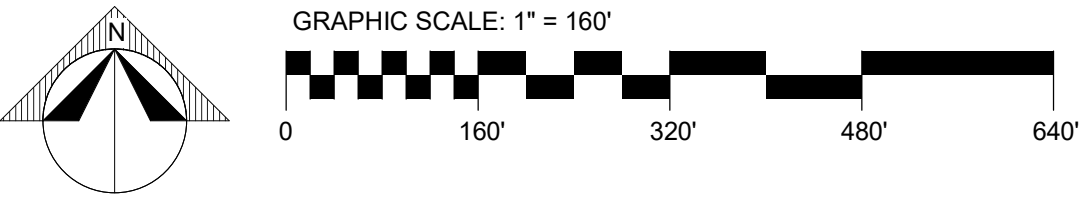
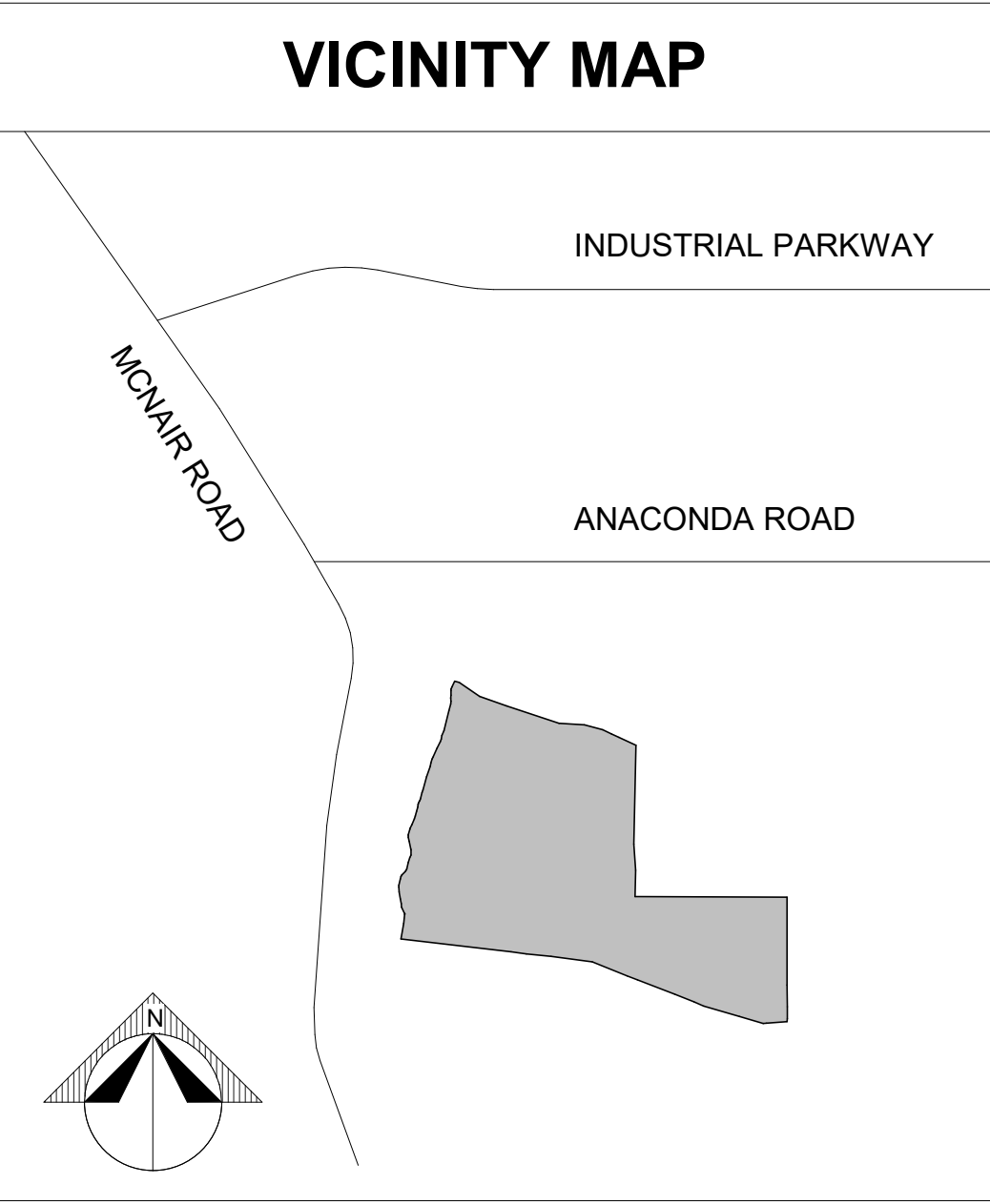
DEVELOPER: DANIEL SHAFFER, ENERGY STORAGE SOLUTIONS, LLC 4462 MEADOWBROOK RD, ROCKY MOUNT, NC 27801

SITE: ANACONDA ROAD, S.R. 1212., TARBORO, NC 27886



SCHEMATIC SITE
PLAN

1-10



ISSUE DATE: 04/10/2025

**MINUTES OF A REGULAR MEETING OF THE TOWN COUNCIL OF THE
TOWN OF TARBORO, HELD AT 7:00 PM ON MONDAY, JULY 14, 2025 IN THE
COUNCIL ROOM, TOWN HALL, TARBORO, NORTH CAROLINA**

MEMBERS PRESENT

Mayor Mayo
Councilman Anderson
Councilman Taylor
Councilman Burnette
Councilman Brown
Councilmember Jordan
Councilmember Bynum
Councilman Woodard
Councilman Pitt

MEMBERS ABSENT

ALSO PRESENT

Troy Lewis, Town Manager
Leslie Lunsford, Town Clerk
Chad Hinton, Town Attorney

1. MEETING CALLED TO ORDER BY THE MAYOR

2. INVOCATION

Councilman Taylor.

3. PLEDGE OF ALLEGIANCE

4. APPROVAL OF AGENDA BY COUNCIL

Agenda approved as presented.
Deborah Jordan made a motion, which was seconded by Sabrina Bynum and Passed,
Motion.

5. REQUESTS AND PETITIONS OF CITIZENS

Kathy Williams, 2208 Robin Drive, Tarboro - stray dogs complaint. She also expressed concerns for the Animal Control Officer, stating that he needs additional help.

Sharon Anderson, 400 E Northern Blvd Apt 25, Tarboro - states that a security camera, placed by the Tarboro Police Department, points directly at her apartment and requests that the camera be relocated.

Peter Herring, 1103 Panola Street, Tarboro - thanked Council for the work done on 305-307 N Main Street.

John Walker, 1303 N Main Street, Tarboro - invited Councilmembers to attend the Tarboro River Bandits upcoming home games on July 15th and July 19th. These are the final games

before the playoffs begin.

6. REPORTS OF BOARDS AND COMMISSIONS

- (1) The Planning Director will present the Planning Board Report.

Council called for a public hearing to be held at the August Council meeting to consider Special Use Permit 25-02 - Data Center and Energy Storage System Project.

Clarence Brown made a motion, which was seconded by Leo Taylor and Passed, Motion.

Council called for a public hearing to be held at the August Council meeting to consider Changes to the Unified Development Ordinance.

Leo Taylor made a motion, which was seconded by Sabrina Bynum and Passed, Motion.

7. TOWN MANAGERS RECOMMENDATIONS

Consent Items

Consent Items approved as presented.

Deborah Jordan made a motion, which was seconded by Sabrina Bynum and Passed, Motion.

- (1) Approve minutes of the June 9, 2025 regular meeting
- (2) Tax Collector's Report
- (3) Budget Transfers
- (4) 2024 Tax Levy Adjustment
- (5) Taxes - Preliminary Report & Annual Settlement of Tax Collector

Action Items

(6) Anaconda Road Name Change

Council called for a public hearing to be held at the August council meeting for input on the name change of Anaconda Road.

Clarence Brown made a motion, which was seconded by Deborah Jordan and Passed, Motion.

(7) Bid Award - Altec Line Truck

Council awarded the bid to Altec Industries through the Sourcwell contract in the amount of \$358,274.00 for the purchase of the 2026 Altec Line Truck and authorized appropriate staff to execute the necessary contracts and/or procurement.

Steve Burnette made a motion, which was seconded by Clarence Brown and Passed, Motion.

(8) Bid Award - Altec Bucket Truck

Council awarded the bid to Altec Industries for the purchase of the bucket truck at a

total cost of \$340,556.00 and authorized appropriate staff to execute the necessary contracts and/or procurement.

Leo Taylor made a motion, which was seconded by Othar Woodard and Passed, Motion.

(9) Award Contract - Generator Project

Council approved the Sourcewell contract to Gregory Poole for moving the 2MW generator.

Clarence Brown made a motion, which was seconded by Leo Taylor and Passed, Motion.

(10) Award Contract - Breaker Project

Council awarded a contract to Wesco Distribution in the amount of \$506,132.68 and authorized staff to execute the contract and fulfill all necessary terms and requirements.

Othar Woodard made a motion, which was seconded by Mears Pitt and Passed, Motion.

8. OTHER REPORTS

A. Town Manager

Troy Lewis recognized Tina Parker for her service to the Town of Tarboro. He also reminded Council of the August meeting date, August 18, 2025.

B. Town Attorney

Chad Hinton informed Council that he was working on a title search for 305 N Main Street.

C. Council Members

Councilman Woodard - stated that Tina Parker's hard work for the Town would be missed.

Councilman Taylor - none.

Councilman Pitt - none.

Councilmember Jordan - none.

Councilmember Bynum - stated that Tina Parker would be sorely missed.

Councilman Brown - asked for an update on a NC DOT project.

Councilman Burnette - none.

Councilman Anderson - asked that Council honor Tripp Owens with a proclamation at the August meeting.

9. CLOSED SESSION

Enter Closed Session per NCGS 143-318.11(a)(4) & (6) - Economic Development and Personnel

Leo Taylor made a motion, which was seconded by Othar Woodard and Passed, Motion.

Resume Open Session.

Othar Woodard made a motion, which was seconded by Cutchin Anderson and Passed, Motion.

- (1) Closed Session as per NCGS § 143-318.11(a)(4) & (6) - Economic Development and Personnel

Council tabled the Town Manager's performance review until the August meeting.

Othar Woodard made a motion, which was seconded by Clarence Brown and Passed, Motion.

10. ADJOURNMENT

Meeting adjourned.

Deborah Jordan made a motion, which was seconded by Othar Woodard and Passed, Motion.

Town of Tarboro, North Carolina
General Fund
Schedule of Ad Valorem Taxes Receivable
July 31, 2025

Fiscal Year	Uncollected Balance June 30, 2025	Additions	Collections and Credits	Uncollected Balance July 31, 2025
2024	\$ 167,653	\$ -	\$ 5,154	\$ 162,499
2023	61,394		1,736	59,658
2022	23,221		422	22,799
2021	17,483		613	16,870
2020	12,859		396	12,463
2019	10,215		364	9,851
2018	8,140		-	8,140
2017	6,086		216	5,870
2016	6,690		226	6,464
2015	5,278		-	5,278
2014	4,228		-	4,228
Prior years	22,735		446	22,289
	<u>\$ 345,982</u>	<u>\$ -</u>	<u>\$ 9,573</u>	<u>\$ 336,409</u>
Less: Allowance for Uncollectible Accounts:				
General Fund				
Ad valorem taxes receivable - net				<u>\$ 336,409</u>
* Public Service Companies				
Reconciliation with Revenues:				
Ad valorem taxes - General Fund				
Reconciling Items:				
Prior years taxes written off				-
Prior year releases				-
Interest				2,810
Fees				191
Total reconciling items				<u>3,001</u>
Total collections and credits				<u>\$ 12,383</u>



Town of Tarboro, North Carolina Mayor and Council Communication

Subject: 2024 Tax Levy Memo

Date: 8/18/2025

Memo Number: 25-47

The Schedule of 2024 Tax Levy Adjusted as of August 18, 2025, attached hereto, lists the valuation and tax amount of one (1) release. The release has been approved by Edgecombe County Tax Assessor's Office.

It is recommended that Council:

1. Approve 2024 Tax Levy release number 20 in the amount of \$2,837.29, and
2. Approve the Schedule of the 2024 Tax Levy adjusted as of August 18, 2025, in the amount of \$5,058,996.99.

ATTACHMENTS:

Description	Upload Date	Type
2024 Tax Levy Adjustment	8/13/2025	Cover Memo

TOWN OF TARBORO, NORTH CAROLINA
SCHEDULE OF 2024 TAX LEVY
August 18, 2025

VALUATIONS

	<u>Real</u>	<u>Personal</u>	<u>Public Service Companies</u>	<u>Total</u>
Billing July 14, 2025	868,238,491	265,006,590	61,540,574	1,194,785,655
After list:	0	0	0	0
Less Releases: 20	(530,490)	0	0	(530,490)
	<u> </u>	<u> </u>	<u> </u>	<u> </u>
Balance as of August 18, 2025	<u><u>867,708,001</u></u>	<u><u>265,006,590</u></u>	<u><u>61,540,574</u></u>	<u><u>1,194,255,165</u></u>

TAX CALCULATIONS

	<u>Real, Personal, & Pub. Ser. Co.</u>	<u>Late Listing Penalty</u>	<u>Auto Tax</u>	<u>Total</u>
Billing July 14, 2025	5,018,100.32	43,733.96	0.00	5,061,834.28
After list:	0.00	0.00	0.00	0.00
Less Releases: 20	(2,228.06)	(609.23)	0.00	(2,837.29)
	<u> </u>	<u> </u>	<u> </u>	<u> </u>
Balance as of August 18, 2025	<u><u>5,015,872.26</u></u>	<u><u>43,124.73</u></u>	<u><u>0.00</u></u>	<u><u>5,058,996.99</u></u>

ITEMIZED RELEASES

<u>Rel. No.</u>	<u>Name/Description</u>	<u>Acct. No.</u>	<u>Real, Personal & Pub. Ser. Co.</u>	<u>Late Listing Penalty</u>	<u>Auto Tax</u>	<u>Total</u>
20	Lowes Home Center, LLC	173966	2,228.06	609.23	0.00	2,837.29
Total Releases			<u><u>2,228.06</u></u>	<u><u>609.23</u></u>	<u><u>0.00</u></u>	<u><u>2,837.29</u></u>

ITEMIZED AFTERLISTS

<u>Afl. No.</u>	<u>Name/Description</u>	<u>Acct. No.</u>	<u>Real, Personal & Pub. Ser. Co.</u>	<u>Late Listing Penalty</u>	<u>Auto Tax</u>	<u>Total</u>
Total Afterlists			<u><u>0.00</u></u>	<u><u>0.00</u></u>	<u><u>0.00</u></u>	<u><u>0.00</u></u>



Town of Tarboro, North Carolina *Mayor and Council Communication*

Subject: Classification and Pay Plan Update

Date: 8/18/2025

Memo Number: 25-48

In order to better align staff responsibilities and enhance overall Town operations, staff is proposing updates to the Classification and Pay Plan.

First, staff recommends the removal of the current Grade 14 position of *Main Street and Commercial Development Coordinator*. This role would be reclassified as *Main Street Coordinator* at Grade 13. The Main Street Coordinator position is necessary to meet the requirements of the National and North Carolina Main Street Programs. However, certain responsibilities—such as Town-wide marketing, commercial development, and event coordination—will be reduced, reflecting the adjusted grade level.

Second, staff proposes the creation of a Grade 13 position titled *Community Engagement Coordinator*. This role will strengthen our marketing efforts, coordinate community events, and help foster stronger connections with both residents and visitors.

Because funding for a part-time marketing position was already included in the current fiscal year budget, these adjustments will not create additional budgetary impact.

It is therefore recommended that Council amend the Classification and Pay Plan to:

1. Remove the Grade 14 *Main Street and Commercial Development Coordinator* position.
2. Add two Grade 13 positions—*Main Street Coordinator* and *Community Engagement Coordinator*.

These changes are designed to streamline operations, improve service delivery, and enhance community engagement.

ATTACHMENTS:

Description	Upload Date	Type
Main Street Coordinator Job Description	8/12/2025	Cover Memo
Community Engagement Coordinator Job Description	8/13/2025	Cover Memo
Classification and Pay Plan	8/12/2025	Cover Memo

MAIN STREET COORDINATOR

General Statement of Duties

Performs professional work coordinating the Town's Main Street program, marketing the downtown, and planning special events to promote economic vitality. Engages with local officials, business owners, and community leaders to support business retention, expansion, and recruitment. Develops promotional materials, prepares reports and data to showcase economic potential, and assists in strengthening the Town's tax base. Work involves independent judgment, collaboration, and strategic planning to enhance downtown development and community engagement.

Distinguishing Features of the Class

The primary focus of this employee is the coordination of the Main Street program, marketing the downtown, planning and implementing special events to promote the downtown and related tasks. The employee is responsible for consulting with local officials, business, and community leaders for the purpose of promoting the Town's downtown business district, assisting with furthering economic development in the Town through the facilitation of business expansion and retention, and working with others to attract new business into the Town. Work may also include the coordination of the physical, economic and social development of the Town to enhance the use of existing infrastructure to maintain and strengthen the tax base. Duties include development of data, statistics and publications, which portray the economic potential of the Town; identification of prospective businesses; and maintaining proper records, reports and public information for the program. Work requires considerable planning and timely execution of work. Employee must exercise independent judgment and simultaneously must consider financial, socioeconomic, legal and regulatory variables as they affect the Town. Work also includes coordination of downtown board activities, grant development, coordination of Main Street program, and related tasks. Work is performed under the general supervision of the Town Manager and is evaluated on attainment of specific performance objectives, personal observation, feedback from stakeholders, visitors, the general public and other performance criteria.

Duties and Responsibilities

Essential Duties and Tasks

- Develops, conducts, executes and documents the Main Street Program including attendance at and membership in numerous committees such as Tourism Development Authority, Tarboro-Edgecombe Chamber of Commerce, and Tarboro Development Corporation; researches and recommends policies and

strategies to the committees, Town Council and others to accomplish work plan goals.

- Manages, coordinates, plans, and organizes or assists in the same for several events including the Downtown Summer Music Series, Hometown Homecoming, Brewgrass Festival, Tarboro New Years Eve, SpringFest and others.
- Serves as Director of the Tarboro Development Corporation
- Solicits and seeks out sponsors for the Tarboro Development Corporation
- Manages projects such as events requiring diverse and detailed problem solving, progress tracking, coordination across departments, other units of local government, the private and non-profit sectors.
- Manages the Main Street budget including special events, marketing, etc.; applies professional judgement regarding the allocation of resources; monitors and coordinates the provision of Town services to the Main Street area.
- Provides outreach in the community, with stakeholders and others, to facilitate district awareness and understanding of on-going projects by way of regularly scheduled outreach as well as on-going and as-needed press release development; responds to outside inquiries about the district.
- Conducts market studies for the downtown district; builds and maintains a comprehensive real estate database for the district, demographic profile of residents and downtown customers, retail environment and retail sales, prospective business resources, etc.; applies market study research to business recruitment and real estate reinvestment projects.
- Prepares and maintains program reports required by the North Carolina Main Street program for yearly program certification; monitors program performance and recommends and implements modifications to systems and procedures as needed; pursues state and national recognition for the program through appropriate award programs.

Additional Job Duties

Performs related duties as required

Recruitment and Selection Guidelines

Knowledge Skills and Abilities

Considerable knowledge of economic development strategies and marketing principles as they relate to Town promotion to commercial and downtown clients.

Considerable knowledge of the types of commercial and business operations and their workforce and infrastructure requirements.

Ability to collect and analyze demographic and economic information and present it in a simple and meaningful manner.

Ability to prepare and make presentations which will interest commercial and downtown developers in investing in the Town.

Ability to analyze information, reach appropriate recommendations, and prepare detailed and understandable reports.

Ability to establish and maintain effective working relationships with local business officials, commercial development officials, town officials, Chamber of Commerce officials, local Economic Development Partnership officials, North Carolina Department of Commerce officials, other employees and the general public.

Ability to communicate effectively in oral and written form.

Physical Requirements

Must be able to physically perform the basic life operational functions of climbing, balancing, stooping, kneeling, crouching, crawling, reaching, standing, walking, pushing, pulling, lifting, grasping, feeling, talking, and hearing.

Must be able to perform medium work exerting up to 50 pounds of force occasionally, and/or up to 20 pounds of force frequently, and/or up to 10 pounds of force constantly to lift objects.

Must possess the visual acuity to prepare data and statistics, operate a computer, and do extensive reading.

Desired Education and Experience

Graduation from a four-year college or university with a degree in business, planning, economics, or a related field supplemented by training in community, economic and downtown development, redevelopment, design, architecture, historic preservation, public relations, real estate, management or communications; or an equivalent combination of education and experience. Familiarity with the NC Main Street Program Preferred.

Special Requirement

Possession of a valid North Carolina driver's license.

July 2025

COMMUNITY ENGAGEMENT COORDINATOR

General Statement of Duties

Performs professional work planning, developing, and implementing communication, marketing, and community engagement initiatives to promote the Town of Tarboro and Downtown Tarboro. Coordinates social media, website content, public events, and promotional campaigns; designs marketing materials; fosters partnerships with community organizations; and supports economic development and tourism efforts. Work involves creative design, event management, and interdepartmental collaboration to enhance public awareness, participation, and community pride.

Distinguishing Features of the Class

The *Community Engagement Coordinator* is a highly visible and community-oriented position responsible for developing, managing, and delivering comprehensive marketing, communication, and engagement strategies to promote the Town of Tarboro and Downtown Tarboro. This role combines creative design, event coordination, strategic communication, and interdepartmental collaboration to enhance community awareness, participation, and pride. Work involves significant contact with Town departments, businesses, residents, community organizations, and regional/state partners to create and distribute content across multiple platforms, manage promotional campaigns, and coordinate events that showcase Tarboro's assets. The position requires proficiency in graphic design, social media management, and public relations, as well as the ability to manage multiple projects and meet deadlines in a fast-paced environment. The position operates with a high degree of independent judgment, creativity, and initiative, while adhering to the Town's brand standards and communication policies. Work is performed under the general supervision of the Town Manager or their designee and is evaluated based on program success, quality of marketing and promotional materials, public engagement metrics, and effectiveness in event execution.

Duties and Responsibilities

Essential Duties and Tasks

Manage and maintain the Town of Tarboro and Downtown Tarboro social media platforms, including creating engaging content and providing analytics reports.

Work collaboratively with Town departments to develop marketing content and ensure each department maintains a consistent posting schedule.

Design and produce logos, brochures, newsletters, and other marketing materials in print and electronic formats.

Coordinate with all departments to maintain and update the Town's website.

Plan, update, and oversee the Town's billboard campaigns.

Develop and distribute business welcome packets for new residents and businesses.

Create and publish a monthly Town newsletter and content for the *Welcome to Tarboro* magazine.

Manage and coordinate Town events.

Serve as primary contact for Town co-sponsored events.

Develop all marketing materials for Town events and distribute through Town platforms and external channels.

Promote business development in partnership with the Chamber of Commerce, Small Business Center, and other partners.

Host community calendar planning sessions and manage the online community calendar.

Engage with ElectriCities communications and marketing teams to explore ideas, gain support, and pursue grant opportunities.

Recruit, coordinate, and manage volunteers for events and fundraising activities.

Attend tourism-related meetings and coordinate publication of Town marketing materials with the Tourism Development Authority.

Manage the Town's Code Red emergency notification posts.

Assist with planning and coordinating the Town's Annual Key Account event.

Attend professional conferences, workshops, and training relevant to the position.

Develop marketing materials for economic development initiatives.

Additional Job Duties

Performs related duties as required

Recruitment and Selection Guidelines

Knowledge Skills and Abilities

Thorough knowledge of principles and techniques of marketing, branding, and public communication.

Proficiency in managing multiple social media platforms, creating targeted content, and interpreting analytics.

Strong graphic design skills, including the ability to create professional logos, brochures, and marketing materials using design software (e.g., Adobe Creative Suite, Canva).

Knowledge of website content management systems and ability to update and maintain web content.

Ability to plan, coordinate, and execute a variety of public events, from concept through completion.

Strong writing and editing skills with the ability to tailor messages for different audiences and media formats.

Familiarity with economic development and tourism marketing practices.

Ability to build and maintain positive working relationships with diverse stakeholders including residents, businesses, volunteers, media representatives, and partner organizations.

Skill in public speaking and making presentations to groups of varying sizes.

Ability to work independently, manage multiple priorities, and meet deadlines in a fast-paced environment.

Knowledge of municipal operations and the role of community engagement in local government.

Ability to exercise sound judgment, discretion, and professionalism in all communications and actions.

Physical Requirements

Must be able to physically perform the basic life operational functions of climbing, balancing, stooping, kneeling, crouching, crawling, reaching, standing, walking, pushing, pulling, lifting, grasping, feeling, talking, and hearing.

Must be able to perform medium work exerting up to 50 pounds of force occasionally, and/or up to 20 pounds of force frequently, and/or up to 10 pounds of force constantly to lift objects.

Must possess the visual acuity to prepare data and statistics, operate a computer, and do extensive reading.

Desired Education and Experience

Bachelor's degree in communications, public relations, marketing, graphic design, business administration, or a related field. Two (2) years of progressively responsible experience in marketing, communications, event coordination, or community relations. Municipal or nonprofit experience preferred. Proficiency in graphic design software (Adobe Illustrator, Photoshop, InDesign), social media management tools, and website content management systems; experience with fundraising campaigns.

Special Requirement

Possession of a valid North Carolina driver's license.

August 2025

Town of Tarboro
Classification And Pay Plan
Fiscal Year 2025 - 2026

Grade	Minimum		Maximum	Position Title
3	31,737	15.26	50,779	Cook Kitchen Aide
4	32,826	15.78	52,522	General Services Specialist Groundskeeper Lines Maintenance Worker Nutrition Manager Stormwater Maintenance Worker Streets Maintenance Worker
5	34,467	16.57	55,148	Groundskeeper II Lines Maintenance Worker II Plant Maintenance Worker Stormwater Maintenance Worker II Streets Maintenance Worker II
6	36,192	17.40	57,907	Equipment Mechanic I Equipment Operator Labor Crew Leader I Metering & Control Technician I Office Assistant I Solid Waste Collector Stormwater Equipment Operator
7	38,003	18.27	60,804	Animal Control Officer Labor Crew Leader II Tree Trimmer Technician Wastewater Treatment Plant Operator I
8	39,900	19.18	63,840	Customer Support Specialist I Equipment Operator - Sanitation Metering & Control Technician II Office Assistant II Plant Maintenance Specialist Telecommunicator/Records Clerk Utilities Service Technician Waste Water Treatment Operator II Water Treatment Plant Operator C

Town of Tarboro
Classification And Pay Plan
Fiscal Year 2025 - 2026

Grade	Minimum		Maximum	Position Title
9	41,896	20.14	67,034	Customer Support Specialist II Equipment Mechanic II Firefighter Trainee Labor Crew Leader III Maintenance Specialist Metering and Control Technician III Office Assistant III
10	43,993	21.15	70,388	Accounting Specialist Apprentice Power Line Technician Athletics Coordinator Customer Support Specialist III Warehouse Manager Police Officer Trainee Recreation Center Coordinator Wastewater Treatment Plant Operator III Water Treatment Plant Operator B
11	46,190	22.21	73,904	Billing Specialist Executive Assistant Firefighter I
12	48,500	23.32	77,600	Police Officer Power Line Technician I Senior Firefighter Wastewater Treatment Plant Operator IV Water Treatment Plant Operator A
13	50,924	24.48	81,479	Arts Director Building Inspector Trainee <i>Community Development Coordinator</i> Detective Equipment Services Supervisor Fire Engineer <i>Main Street Coordinator</i> Police Corporal Power Line Technician II Senior Center Supervisor Supervisor of Athletics Supervisor of Recreation Centers and Pools Supervisor of Recreation Maintenance

Town of Tarboro
Classification And Pay Plan
Fiscal Year 2025 - 2026

Grade	Minimum		Maximum	Position Title
14	53,471	25.71	85,553	Assistant Collector of Revenue Building Inspector Level 1 Commercial Development/Main Street Coordinator Fire Lieutenant Senior Wastewater Plant Operator Senior Water Plant Operator Tree Trimmer
15	56,143	26.99	89,828	Building Inspector Level 2 Communications Director (911) Detective Sergeant Police Sergeant Power Line Technician III
16	58,951	28.34	94,322	Building Inspector Level 3 Collector of Revenue / Town Clerk Electric Service Crew Leader Fire Captain Human Resources Officer Lead Lineman Tree Trimmer Supervisor
17	61,899	29.76	99,038	Buildings & Grounds Supervisor GIS Coordinator Power Line Crew Leader Streets & Sanitation Supervisor Wastewater Treatment Plant Supervisor Water Plant Supervisor Water Services Supervisor
18	64,993	31.25	103,989	Accounting Manager Chief Building Inspector Electric Support Supervisor Police Lieutenant
19	68,245	32.81	109,192	
20	71,657	34.45	114,651	Electric System Superintendent Police Captain

Town of Tarboro
Classification And Pay Plan
Fiscal Year 2025 - 2026

Grade	Minimum		Maximum	Position Title
21	75,240	36.17	120,384	Parks & Recreation Director Planning Director
22	78,999	37.98	126,398	
23	82,952	39.88	132,724	Fire Chief
24	87,098	41.87	139,357	Police Chief
25	91,453	43.97	146,325	Electric Utility Director Finance Director Public Works Director
26	96,026	46.17	153,641	N/A
27	100,828	48.48	161,325	N/A
28	105,871	50.90	169,394	N/A
29	111,162	53.44	177,859	N/A



Town of Tarboro, North Carolina Mayor and Council Communication

Subject: Mural Grant Program Adoption

Date: 8/18/2025

Memo Number: 25-49

The Design Committee for the Tarboro Development Corporation and the Town of Tarboro are partnering to provide assistance in creating a series of murals to enhance the visual appeal for Downtown Tarboro's Central Business District (CBD).

Murals provides a public art environment while enhancing the Downtown area, and support our economic development strategies and visions. The committee believes that the art project will create visual interest and will attract additional traffic to the Downtown area. It will also assure maintenance and images match to bring out Tarboro's various unique characteristics.

It is recommended that Council adopt the attached Downtown Tarboro Public Art Mural Grant Program allowing grant funding support for the creation and implementation of murals within the CBD.

ATTACHMENTS:

Description	Upload Date	Type
Downtown Tarboro Public Art Mural Grant Outline	7/30/2025	Cover Memo



Downtown Tarboro Public Art Mural Grant Outline

The Town of Tarboro and the Downtown Tarboro Design Committee of the Tarboro Development Corporation are partnering to provide assistance in creating a series of murals for Downtown Tarboro's Central Business District (CBD). Murals can provide an ongoing effort to craft a thriving public art environment that will enhance the Downtown area while supporting our economic development strategies and vision for Downtown. Not only will this grant assist Downtown property/business owners who wish to have an exterior rear or sidewall mural, but also assure the maintenance and image matches various unique characteristics that set Tarboro apart from other destinations.

The matching grant assists with the cost associated with the exterior mural that resides within the CBD and can significantly reduce these costs by as much as 50% up to a limit of \$2,000. The match will not exceed \$2,000.00. Furthermore, the Grant allows murals to be registered as an official mural, which can be placed on city wayfinding maps and marketing materials for promotional purposes.

Any property owner of a building or tenant located within the CBD may apply for the Art Mural Grant. Each property is eligible for one Downtown grant per grant cycle if the following criteria are met:

1. Mural must be for the exterior of an existing building only.
2. The proposed Mural must meet all applicable zoning requirements & sign ordinance.
3. Artwork shall not contain a business name or logos unless the mural is a 'ghost mural'.
4. Artist must adhere to the approved design. Changes to the design must be approved by the Downtown Design Committee, Town staff, and the property owner.
5. Artist may sign their name in small print at the bottom corner of the mural.
6. The mural must be maintained by the grantee and/or new property owner for 5 years after it's completion.
7. Must complete the following forms:
 - Guidelines and Process for installing an exterior mural in the Town of Tarboro
 - Mural Application
 - Public Art Mural Agreement

The following information is intended to assist the applicant and artist with the application process.

Overview

This Grant allows the funding of a mural project only if it is approved by the Town of Tarboro staff and the Downtown Design Committee.

The reimbursement costs associated with installing a mural are not covered by the Town of Tarboro until the approval and installation of the mural has been completed, all receipts have been submitted and reviewed by the Town of Tarboro staff and the Downtown Tarboro Design

Committee. It is in the agreement between the artist and applicant to maintain the mural for at least 5 years.

Guidelines

The approval process for installing murals on public or private property within the Town of Tarboro is administered by the Town of Tarboro's Downtown Coordinator and the Downtown Tarboro Design Committee. Proposed murals are reviewed by Town staff and the Downtown Tarboro Design Committee. All property owners must sign an Art Agreement form, and all art murals approved through this process can become part of the Town and Tarboro Development Corporation's public art collection for as long as the Art Agreement remains in effect.

Any applicant (artist, property owner, etc.) intending to create a mural on an exterior wall that is visible from a public right-of-way and within the boundaries of the Central Business District (CBD) must apply for approval through the following process.

Approval Process

Applicant shall:

1. not begin the mural until the project has been approved and a written Letter of Approval is given
2. schedule an appointment and meet with the Town of Tarboro Main Street Coordinator/Tarboro Development Corporation Director for an informational overview of the process and initial review of the proposed project
3. complete an Art Mural application,
4. obtain a signed Art Agreement from the property owner and artist,
5. prepare a mural presentation package as described in the Criteria for Approval of Wall Murals
6. schedule to attend a Downtown Tarboro Design Committee Meeting with the mural package and possible questions by contacting:

Town of Tarboro Main Street Coordinator
Director, Tarboro Development Corporation
500 N Main St., Office 110, Tarboro
(252) 641-4242

Criteria for Approval of Wall Murals

The work of the artist should be of professional quality; the mural itself must also be of exceptional quality and of enduring value for the City. The mural should be professionally designed and executed with consideration to the following criteria:

1. Appropriateness of the visual imagery for all audiences (not reflecting partisan politics or containing sexual or religious content or expressing a commercial aspect etc.),
2. Choice of visual imagery that enhances the aesthetic experience within the Town and the character and nature of the site,
3. Appropriateness of the design for all view points to the mural (by pedestrians, from moving vehicles, seated audiences etc.),
4. Suitability of the wall surface to receive proposed materials and to enable technical detailing, wall preparation required, and directional exposure of the mural to minimize fading of color,
5. and all installation issues.

Mural Presentation Package

The mural presentation package to be reviewed by the Town of Tarboro and the Tarboro Development Corporation must contain the following:

1. Photos of the proposed location of mural,
2. Artist's professional portfolio of mural work; examples of demonstrated ability from prior projects to carry out the project as designed,
3. Scaled, color drawings illustrating the proposed mural and actual materials and finish samples with their locations designated on the mural drawing,
4. **Explanation of imagery concept: the artwork should reflect the character and traditions of our historic downtown business district and Town, such as its people, former businesses or structures, landscapes, and agriculture. Logos are not permitted.** Additionally, the artwork should be appropriate for public viewing by persons of all ages, races, genders, and ethnicities and shall not contain images or words that a reasonable person living in Tarboro would find offensive in nature.
5. Description of maintenance issues:
 - Statement regarding the durability of the artwork and its potential to require ongoing maintenance.

Town of Tarboro and Tarboro Development Corporation Design Committee Process

The Town of Tarboro and the Tarboro Development Corporation will review the completed mural presentation package in a public meeting with the applicant(s). Adjacent property owners will be notified of the meeting in advance.

1. The Town of Tarboro and the Tarboro Development Corporation Design Committee will consider the proposal and advise the artist whether or not the mural fits the criteria to move forward and whether additional information is required from the artist.
2. If modifications are needed, the applicant(s) should be prepared to attend a second meeting with the Town of Tarboro and the Tarboro Development Corporation Design Committee to present modifications to the work or answer further questions.
3. The Town of Tarboro and the Tarboro Development Corporation will make a final decision and advise the applicant.
4. The project must not begin prior to project approval and must be completed within 6 months.

Review of Project during Execution

The Town of Tarboro and the Tarboro Development Corporation Committee will review the project during the mural execution three times. The artist must notify staff at the end of each of the following steps:

1. After the wall is prepped (Mural: Masonry Wall Prep) and ready for paint. At this step, the Town of Tarboro and the Tarboro Development Corporation will also review the paint colors to ensure they are the same colors approved during the review process
2. Halfway through the painting process
4. Within seven days of completion for review of compliance with approved documents, drawings materials and finishes (including all voided checks and invoices).

If the mural is not executed according to the approved concept, the Town of Tarboro and the Tarboro Development Corporation retains the right to suspend payment to the applicant.

Downtown Tarboro Public Art Mural Grant Application

Applicant's Name: _____

Applicant's Phone: _____ Applicant's Email: _____

If the applicant is not the owner of the building has the owner given permission for a mural to be painted on the proposed wall? Yes _____ No _____

The wall is brick _____ cinderblock _____ stucco _____ wood _____ other _____

Describe the ground in front of the wall (condition, debris, etc.)

Building Owner's Name: _____

Proposed Mural Building Street Address: _____

Property Owner's Mailing Address: _____

City: _____ State: _____ Zip: _____

Dimensions of the proposed mural wall: _____

Artist's Name: _____

Artist's Phone: _____ Artist's Email: _____

Artist's Mailing Address: _____

City: _____ State: _____ Zip: _____

Artist's website or social media: _____

Please describe the project, the specific location of the mural and why a mural will enhance the area.

Can the wall be seen from the public right-of-way (i.e. sidewalk, alley, street, etc.)? _____

Describe the theme/image you envision for this mural if known at this time. _____

Do you have a cost for the mural, if so, what is the cost? _____

What funding do you have for the project? _____

Applicant's Signature: _____ Date: _____

Property Owner's Signature: _____ Date: _____

Downtown Tarboro Public Art Mural Grant Agreement

This agreement is made in duplicate the _____ day of _____ 20____ between:

A: _____

“The Artist”

and

B: _____

“The Client”

1. Definitions

“Agreement” means this contract and any schedules or appendixes supplemental to it.

“Commission Fee” means the sum of \$_____ payable to the Artist in accordance with Section 5

“Client” means _____,

“Design” means the mural design shown and described in Schedule A of the Agreement; that is, the Artist’s concept as accepted by the Client.

“Designated Storage Area” means any place or places agreed upon by the Artist and Client for storage of tools and materials to be used in the execution of the Work.

“Project” means the mural project for which this Agreement is made.

“Site” means the location at which the mural will be installed.

“Work” means all of the duties performed by the artist to execute and carry out the Design.

2. Execution of the Work

2.1 The Client hereby commissions the Artist and the Artist hereby agrees to execute the Work in accordance with the terms of the Agreement.

2.2 The Artist agrees to execute and carry out the Work in a careful and professional manner and to ensure that all the workmanship is of the highest quality and is substantially expressive of the approved Design.

2.3 Unless the Artist is prevented from completing the Work by an act or omission of the Client or by anyone employed or engaged by the Client, either directly or indirectly, or by a cause beyond the Artist’s control, the Work shall be completed by the _____ day of _____, 20____, unless otherwise agreed by the parties.

3. Site and Site Preparation

3.1 The Artist shall execute and carry out the Work at the Site (Painting)

OR

3.1 The Artist shall execute and carry out the Work away from the Site (Canvas Design)

3.2 The Site for the Work shall be _____

3.3 All site preparation including, but not limited to provision, cleaning, and preparation of support materials to receive the work, shall be the responsibility of the _____ (Artist OR Client) and shall be completed by the time of commencement as set forth in this agreement.

4. Labor and Materials

4.1 The _____ (Artist OR Client) will supply, at its own expense, all materials necessary to enable the Artist to carry out and execute the Work in accordance with this Agreement, including but not limited to scaffolding, ladders, support materials, storage facilities, protective covering, base materials, and paint. All such materials shall be durable and of good quality and appropriate for the Work and the Site, and shall be in accordance with the Design.

4.2 The Client and the Artist agree to consult and agree upon appropriate materials for the Work.

4.3 Responsibility for installation of the Work, when it is completed, shall be by the _____ (Artist OR Client), including but not limited to delivery of support materials to the Artist, transportation of the completed Work to the Site, and labor and hardware required for installation. After installation and prior to the public unveiling, the Artist shall touch up and/or repair the mural to ensure it is in accordance.

4.4 Where necessary during the execution and installation of the Work, and following completion of the Work, the _____ (Artist or Client) will keep the Site clean and tidy, and remove any unwanted materials.

4.5 Any permits, licenses, or consents necessary to enable completion of the Work shall be obtained by the _____ (Artist or Client).

5. Payments, Expenses, and Costs

5.1 The Commission fee payable by the Client to the Artist for the Work shall be the sum of \$_____.

5.2 The Commission fee shall be paid by the Client to the Artist in accordance with the following pay schedule:

6. Risk and Insurance

6.1 All risk of direct physical loss or damage to drawing model, renderings, maquettes, or materials for the Work shall be the responsibility of the _____ (Artist OR Client).

6.2 Once the Work has been acknowledged completion by both parties, all risk shall be the responsibility of the (Artist OR Client) thereafter.

7. Inspection and Work Changes

7.1 The Client and its representatives or authorized agents shall at reasonable times have access to the Work.

7.2 No substantial changes in the Work shall proceed without the prior written consent of both parties, or without prior written agreement to any changes in the Commission Fee, allocation of costs and expenses, time for completion of the Work, etc.

8. Maintenance and Repair

8.1 The Client will use its best efforts to maintain and repair the work, and will bear all responsibility and cost for same.

8.2 If any maintenance or repair of the Work is required that affects the artistic integrity of the Design, the Client agrees to use reasonable efforts to contact and consult with the Artist before undertaking any such maintenance and repair, and to give the Artist an opportunity to carry out such maintenance or repair it undertakes.

8.3 Shall the artist be unavailable, unwilling or unable to carry out such maintenance and repair, the Client shall make all reasonable effort to maintain the artistic integrity of the original design.

9. Delays

9.1 The artist shall complete the Work on the agreed upon date (see 2.3). If the artist is delayed in the performance of the Work by a cause beyond the Artist's control, the time for completion of the Work shall be extended for such reasonable time.

10. Copyright and Moral Rights

- 10.1 The Artist allows images of the Work to be used for promotional material with consent of the Client.
10.2 The Artist agrees to the uniqueness of the Work, which is not to be replicated in any other form or project.
10.3 The Client agrees the Work will be used in a way which is morally reasonable and cannot negatively affect the Artist's image.

11. Dispute Resolution

- 11.1 The parties agree to use their best efforts to settle any disagreement as to the meaning and interpretation of this agreement.
11.2 In the event that the parties cannot agree upon a remediation, the agreement can be dissolved, in writing, by either party, by giving a 30-day notice.

12. Miscellaneous

- 12.1 Any notice, document, or other communication required or permitted by this Agreement to be given to both parties and shall be in writing and shall be attached to this Agreement.
12.2 This Agreement shall be governed by the laws of North Carolina.

This Agreement shall be binding on the parties, and their heirs, executors, administrators, successors, and assigns.

The parties have executed this Agreement on the ____ day of _____, 20__.

The Client

The Artist

Witness

Witness



Town of Tarboro, North Carolina ***Mayor and Council Communication***

Subject: Professional Services - Flood Focus Engineering Services

Date: 8/18/2025

Memo Number: 25-50

Town staff have completed a preliminary review of the updated draft flood maps for Edgecombe County and have identified several areas of potential inaccuracy. Over the next few months, the North Carolina Division of Emergency Management will hold public input sessions to review the proposed changes.

Following those sessions, the Town will have ninety (90) days to submit an appeal to the preliminary maps. To prepare the necessary technical data and support a well-founded appeal, the Town will require the services of an experienced professional engineer.

Attached is a proposal from *Flood Focus*, an engineering firm with proven expertise in flood mapping. Their work will be billed at an hourly rate, and the Town will engage their services as needed to ensure the final maps are accurate and do not adversely impact Tarboro residents.

It is recommended that Council authorize staff to execute the attached agreement with Flood Focus to assist the Town in a potential appeal of proposed updated flood maps. It is further recommended that Council adopt the attached budget resolution appropriating funds for the same.

ATTACHMENTS:

Description	Upload Date	Type
Flood Focus Service Proposal	8/12/2025	Cover Memo
Budget Amendment - Engineering Services	8/12/2025	Cover Memo

July 17, 2025

Ms. Catherine W. Grimm
Planning Director, Town of Tarboro
500 N. Main Street
P.O. Box 220
Tarboro, NC 27886

RE: Review and Appeal of Edgecombe County Preliminary Flood Risk Data for Tar River / Hendricks Creek LOMR Submission - Scope & Fee Proposal

Ms. Grimm,

FloodFocus Engineering, Inc. (FFE) is excited to submit this scope and fee proposal for this project. This document outlines the proposed scope of services and fee for the [Review and Appeal of Edgecombe County Preliminary Flood Risk Data for Tar River / Hendricks Creek LOMR Submission](#). Based on our understanding of the project, the requested services generally consist of:

- Acquisition of the relevant preliminary flood risk data for Edgecombe County;
- Acquisition and evaluation of available input data used in the Tar River modeling;
- Review / examination of data development methodology as described in the hydrologic and hydraulic report documentation;
- Review / examination of the Tar River hydrologic and hydraulic modeling results (discharges, base flood elevations, inundation extents);
- Documentation and presentation of findings regarding the Tar River preliminary flood risk data to relevant Town of Tarboro personnel;
- Acquisition, evaluation, and processing of available survey and topography data for Hendricks Creek;
- Execution of hydrologic and hydraulic analyses analysis in support of a Letter of Map Revision (LOMR) request for Hendricks Creek to revise the effective flood risk data for this stream;
- Development and submittal of necessary LOMR application forms, documentation, and materials to the relevant local, state, and / or federal authorities.

In accordance with this project description, an overview of the project scope is presented below.

Task 01 | Project Initiation and Coordination

- A. FFE will coordinate with NCDPS, the Town of Tarboro, and Edgecombe County to gather relevant information about the data development activities associated with the preliminary hydrologic and hydraulic analyses for the Tar River.
 - FFE will coordinate with the Town of Tarboro to investigate the availability of historical high-water marks or other observed data from past flood events.
- B. FFE will coordinate with NCDPS (and / or other state agencies) and the Town of Tarboro to gather relevant information for use in the development of new flood risk data for Hendricks Creek.
 - FFE will confirm the proposed footprint of revision of the Hendricks Creek flood risk data with the Town of Tarboro. *Note: Initial discussions indicated an approximate area in the vicinity of W. Northern Blvd.*



Task 02 | Review and Examination of Preliminary Tar River Flood Risk Data

- A. FFE will obtain the preliminary hydrologic and hydraulic model data for the Tar River from NCDPS. This includes the terrain dataset utilized as the basis for geometric inputs into the hydraulic model, and for delineation of inundation extents / special flood hazard area boundaries.
- B. FFE will review and examine the available model data and methodology documentation acquired from NCDPS for the data development activities for the Tar River preliminary analysis.
 - Request additional data and clarification as needed.
 - FFE will review hydrologic report documentation related to the Tar River data development activities provided by NCDPS. This review will focus on identification of key input data, parameters, and analytical approaches used to compute discharges for the base flood event on the Tar River (such as statistical analyses of the gage record for any of the relevant Tar River gages). Additionally, the review will seek to identify any calibration and validation measures that were implemented to adjust the computed discharges based on historical events.
 - FFE will review hydraulic report documentation for the Tar River preliminary analysis provided by NCDPS. Hydraulic data review will focus on identification of key input data, parameters, and methods used to compute water surface elevations for the base flood event on the Tar River (such as the type and composition of the hydraulic models, input parameter values, etc.). Additionally, the review will examine any calibration and validation measures that were utilized to adjust the computed water surface elevations based on historical event records.
 - FFE will examine the hydraulic models to verify that the various model parameters have been correctly and properly applied as inputs in the model. The delineated floodplain boundaries will also be checked to ensure general conformity with the terrain dataset, and consistency with historical high water mark data for past events of similar river stages.
- C. FFE will summarize and present the findings of the review and examination of the hydrologic and hydraulic data to the Town of Tarboro.
 - FFE will develop and provide a summary memo to the Town of Tarboro to document the findings of the review. Review findings may also be presented via meeting with the Town if so desired.
- D. **If significant deficiencies are identified in the course of the review, or if consideration of the available historical data on file with the Town appears likely to cause appreciable impacts to the computed base flood elevations**, FFE will coordinate with the Town and NCDPS to ensure that the relevant data is provided to NCDPS via the appropriate means (up to and including an official appeal of the preliminary data).

Task 03 | Analyses & Mapping Attachment Development for Hendricks Creek LOMR

- A. FFE will obtain the effective model and other relevant flood risk data for Hendricks Creek from NC Department of Public Safety (NCDPS).
- B. FFE will acquire and evaluate existing conditions topographic and hydraulic structure data for areas within the proposed footprint of the revised data.
 - Request additional data as needed.
 - Process the existing conditions site data and other geospatial data needed for the modeling and mapping activities associated with the analyses. This data will be used for the development of any new geometric parameter estimates that are required, and to ultimately develop the necessary project mapping attachments.



- C. Using the available existing conditions data, FFE will develop appropriate modeling to compute revised BFEs and floodplain boundaries for use in the LOMR application.
 - Generate model runs for the duplicate effective conditions, corrected effective conditions (if necessary), and existing conditions to compute FEMA BFEs for Hendricks Creek.
 - Generate an encroachment analysis for the revised FEMA floodway for Hendricks Creek.
 - Generate revised floodplain boundary extents as needed for the LOMR mapping attachments.
- D. Develop and provide a project narrative report and relevant mapping attachments for inclusion in the LOMR application submittal based on the findings of the analyses conducted in the previous tasks.
 - Mapping attachments include a topographic workmap showing effective and revised floodplain limits, topographic contours, and model cross-sections; an annotated FIRM at the scale of the effective FIRM; FIS attachments including floodway data tables, flood hazard data tables, and water surface elevation profile panels.

Task 04 | LOMR Submittal & Processing

- A. FFE will prepare and submit finalized report, attachments, and LOMR application documentation to the Town of Tarboro before transmission to FEMA / NC NFIP.
- B. FFE will address comments from the NC NFIP, revising submitted materials and providing requested items as needed to resolve outstanding issues identified during the review.

Compensation

Based on the proposed scope of work described above, an itemized cost estimate is provided in the following table and discussed below:

Task / Sub-Task	Total Cost Estimate
Task 01: Project Initiation and Coordination	--
Task 02: Review and Examination of Preliminary Tar River Flood Risk Data	--
Task 03: Analyses & Mapping Attachment Development for Hendricks Creek LOMR	--
Task 04: LOMR Submittal & Processing	--
HOURLY BILLING RATE FOR ALL PROJECT TASKS	\$200/hr

Charges related to the execution of tasks 01 and 02 will be billed at an hourly rate of **\$200 per hour**. Hours associated with these tasks will not exceed **60 hours**. Charges related to the execution of tasks 03 and 04 will be billed at an hourly rate of **\$200 per hour**. Hours associated with these tasks will not exceed **120 hours**. Invoices associated with all tasks will be transmitted monthly.

Please note that the cost estimate included above **DOES NOT** include the **LOMR application and processing fees charged by FEMA** for reviewing and processing the LOMR application materials.

If you agree with the scope and fee proposal presented in this document, please sign below and return a signed copy of this document for record keeping purposes. Execution of the tasks described above will begin upon receipt of Notice to Proceed.



**Scope and Fee Proposal – Edgecombe County / Tar River Preliminary Data
Review and Appeal (with Hendricks Creek LOMR Submission)**

Thank You for this opportunity to be of service,



Jason R. Currie, P.E., CFM
President || FloodFocus Engineering, Inc.
704-286-6446

I agree with the scope and fee proposal presented in this document, and have signed below in accordance with this agreement.

Ms. Catherine W. Grimm:

_____ Printed Name of Authorized Representative

_____ Title

_____ Signature

_____ Date

DISCLAIMER

The purpose of this proposed effort is exclusively to examine the methods and input data used to compute the preliminary BFEs and special flood hazard area extents for the Tar River, and to develop updated flood risk data (FEMA flood elevations, floodway boundaries, and SFHA extents) for Hendricks Creek. The proposed study will show qualitative estimates of flooding associated with existing site conditions. It will not explore site conditions beyond those necessary to conduct hydrologic and hydraulic calculations related to flood risk evaluation. The study will not investigate causes or impacts of any existing flooding problems such as erosion, structure flooding, road flooding, or hydraulic structure overtopping. The study will not infer a warranty that the subject area is free of all flood/weather-based liabilities, or provide any determination that the project area is safe from flooding. The data and materials created for this agreement will only reflect flood elevations within the areas of interest utilizing information provided by the Town of Tarboro, state or federal agencies, or their representative(s), and will not take into consideration in-progress development or construction beyond limits of the identified project area.

This study will not address Clean Water Act requirements, Endangered Species Act requirements, or any other hazards, nor will this study negate additional regulatory requirements (such as flood insurance) or other permitting requirements beyond what is necessary to provide the proposed services.



BUDGET RESOLUTION

TOWN COUNCIL OF THE TOWN OF TARBORO

August 18, 2025

BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF TARBORO, NORTH CAROLINA, that the Fiscal Year 2025-2026 Budget be adjusted as follows:

<i>Account Number</i>	<i>Account Name</i>	<i>Current Budget</i>		<i>Amount of Change</i>		<i>Revised Budget</i>
REVENUES						
10-3991-0100	Fund Balance Appropriated	478,122	+	36,000	=	514,122
EXPENDITURES						
10-4900-4300	Professional Services	2,500	+	36,000	=	38,500

BE IT FURTHER RESOLVED that the Budget Officer is hereby authorized and directed to implement said budget as amended.



Town of Tarboro, North Carolina Mayor and Council Communication

Subject: Special Event - OkTarborofest

Date: 8/18/2025

Memo Number: 25-51

Tarboro Brewing Company (TBC) will hold its 4th Annual OkTarborofest event on October 12, 2025 from 1:00 pm to 5:00 pm. The event will feature lively performances, singing, dancing by Little German Band, food trucks, and beer from local breweries.

TBC is requesting that the Town of Tarboro co-sponsor this event by providing the stage, tables, trash cans, trash pickup afterwards, portable toilets, handwashing stations, security, and the closure of St John Street.

It is recommended that Council agree to co-sponsor the 4th Annual OkTarborofest Event scheduled for October 12, 2025 from 1:00 pm to 5:00 pm by providing in-kind services and equipment as listed above.



Town of Tarboro, North Carolina Mayor and Council Communication

Subject: NCDOT - Tarboro "Hometown Homecoming" Event

Date: 8/18/2025

Memo Number: 25-52

In order to receive approval from the North Carolina Department of Transportation (NCDOT) to close Main Street for the Tarboro "Hometown Homecoming" event being held on Saturday, October 11, 2025 from 12 p.m. to 6 p.m., it is necessary to adopt an ordinance declaring the road closure.

It is recommended that Council adopt the attached Ordinance declaring the closure of the 400 block of N. Main Street from St. James Street to the 700 block of N. Main Street at Park Avenue and Wilson Street between Trade Street and St. Andrew Street for the purpose of holding the 2025 "Hometown Homecoming" event.

ATTACHMENTS:

Description	Upload Date	Type
Hometown Homecoming Ordinance	8/11/2025	Cover Memo

ORDINANCE NO. _____

**AN ORDINANCE DECLARING A ROAD CLOSURE FOR A
“HOMETOWN HOMECOMING” EVENT**

THE TOWN COUNCIL OF THE TOWN OF TARBORO ORDAINS:

WHEREAS, the Town Council of the Town of Tarboro acknowledges a long tradition of co-sponsoring events for the pleasure of its citizens; and

WHEREAS, the Town Council of the Town of Tarboro acknowledges its citizens realize a financial benefit from holding a special “Hometown Homecoming” event; and

WHEREAS, the Town Council of the Town of Tarboro acknowledges an event requires approximately two (2) hours to include installing traffic control and removing traffic control and litter after the event is over;

NOW THEREFORE BE IT ORDAINED by the Town Council of the Town of Tarboro pursuant to the authority granted by N.C.G.S. 20-169 that they do hereby declare a temporary road closure during the day and time set forth below on the following described portion of a State Highway System route:

Date: Saturday, October 11, 2025

Time: 9:30 AM – 7:00 PM

Route Description: 400 Block of N. Main Street (NC 33) starting at St. James Street to the 700 Block of N. Main Street at Park Avenue & Wilson Street (NC 111) between Trade Street and St. Andrew Street

This ordinance to become effective when signs are erected giving notice of the limits and times of the closure, and implementation of adequate traffic control to guide through-vehicles around the road closure.

Adopted this 18th day of August, 2025.

Tate Mayo, Mayor

Attest:

Leslie M. Lunsford, Town Clerk



Town of Tarboro, North Carolina Mayor and Council Communication

Subject: NCDOT - Christmas Parade

Date: 8/18/2025

Memo Number: 25-53

In order to receive approval from the North Carolina Department of Transportation (NCDOT) to close Main Street for the Tarboro Christmas Parade held on Sunday, December 14, 2025 at 2 p.m., it is necessary to adopt an ordinance declaring the road closure.

It is recommended that Council adopt the attached ordinance declaring the closure of N. Main Street (NC33) from Granville Street to Hope Lodge Street for the purpose of holding the 2025 Tarboro Christmas Parade.

ATTACHMENTS:

Description	Upload Date	Type
Christmas Parade Ordinance	8/4/2025	Cover Memo

ORDINANCE NO. _____

**AN ORDINANCE DECLARING A ROAD CLOSURE FOR A
CHRISTMAS PARADE**

THE TOWN COUNCIL OF THE TOWN OF TARBORO ORDAINS:

WHEREAS, the Town Council of the Town of Tarboro acknowledges a long tradition of co-sponsoring an annual Christmas parade for the pleasure of its citizens; and

WHEREAS, the Town Council of the Town of Tarboro acknowledges its citizens realize a financial benefit from holding an annual Christmas parade; and

WHEREAS, the Town Council of the Town of Tarboro acknowledges a parade requires approximately two (2) hours to install traffic control, and also requires approximately two (2) hours for removing traffic control and litter.

NOW THEREFORE BE IT ORDAINED by the Town Council of the Town of Tarboro pursuant to the authority granted by N.C.G.S. 20-169 that they do hereby declare a temporary road closure during the day and time set forth below on the following described portion of a State Highway System route:

Date: Sunday, December 14, 2025

Time: 12:00 PM – 4:00 PM (Parade at 2:00 PM)

Route Description: N. Main Street (NC 33) between Granville Street and Hope Lodge Street (SR 1213)

This ordinance to become effective when signs are erected giving notice of the limits and times of the closure, and implementation of adequate traffic control to guide through vehicles around the parade route.

Adopted this 18th day of August, 2025

Tate Mayo, Mayor

Attest:

Leslie M. Lunsford, Town Clerk