

**AGENDA
REGULAR MEETING
CITY COUNCIL, CITY OF ASHEBORO
THURSDAY, FEBRUARY 6, 2025, 6:00PM**

1. Call to Order
2. Silent Prayer and Pledge of Allegiance
3. Public Comment Period
4. Mayor Smith will introduce Cam Mills, Field Director with the Office of Congressman Richard Hudson.
5. Melody Varner, who is Tourism Marketing Coordinator with the Heart of North Carolina Visitors Bureau, will present the 2023 Annual Report.
6. Angi Polito, who is a Randolph County Public Library Community Navigator, will address the council regarding the Homeless Persons Point in Time Count.
7. Code Enforcement Officer II Chuck Garner will present the annual report on code enforcement office activities.
8. Consent Agenda
 - (a) Approval of the meeting minutes for the special city council meeting held on December 18, 2024.
 - (b) Approval of the minutes and general account of the closed session held during the special city council meeting on December 18, 2024.
 - (c) Approval of a resolution sealing the general account of the closed session held during the special city council meeting on December 18, 2024.
 - (d) Approval of the meeting minutes for the regular city council meeting held on January 9, 2025.
 - (e) Acknowledgment of the receipt of the meeting minutes for the Asheboro ABC Board meeting held on December 3, 2024.
 - (f) Approval of the Community Development Division's request to schedule hearings to be held during the city council meeting on March 6, 2025,

and to provide the requisite notice, for the following applications for the described land use approvals:

- (i) Case No. RZ-25-02 (Legislative Hearing) – An application to rezone property (Randolph County Parcel Identification Number 7762740259), located approximately 100 feet east of Ridgewood Circle, from RA6 (CZ) High Density Residential Conditional Zoning to an amended RA6 (CZ) High-Density Residential Conditional Zoning to allow a Residential Planned Unit development;
- (ii) Case No. RZ-25-03 (Legislative Hearing) – An application to rezone property located at 467 and 471 East Dorsett Avenue (Randolph County Parcel Identification Numbers 7750973085 and 7750975005) to an amended B2 (CZ) district for manufacturing, processing, and assembly – light;
- (iii) Case No. RZ-25-04 (Legislative Hearing) – An application to rezone property located at 131 and 137 N. Randolph Avenue (Randolph County Parcel Identification Numbers 7761028920 and 7761027972) from R7.5 and R10 Medium-Density Residential and B2 (CZ) General Commercial Conditional Zoning for Rental/Sales of Domestic Vehicles and Open Storage land uses;
- (iv) Case No. RZ-25-05 (Legislative Hearing) – An application to rezone property located at 4512 N. Fayetteville Street (Randolph County Parcel Identification Number 7763080833) from B2 General Commercial to I1 (CZ) Light Industrial Conditional Zoning for vehicle towing operation and storage with motor vehicle repair – major; and
- (v) Case No. SUP-25-01 (Quasi-Judicial Hearing) – An application for a special use permit for property located at 1730 South Fayetteville Street, totaling approximately 0.16 acres +/- and more specifically identified by Randolph County Parcel Identification Number 7750742451, to authorize a new land use classified as “Signs, Off premise Billboard & Poster Panel, etc.”
- (g) Acknowledgment of the receipt of the monthly report detailing major subdivisions administratively approved. (There have been none approved).

9. Community Development Director John Evans will present the initial testimony for each of the hearings listed below.

- (a) Legislative Hearing (Case No. RZ-25-01): An application to rezone from R10 Medium – Density Residential to O&I (CZ) Office & Institutional Conditional Zoning for a public use facility at 138 Southway Road and 349 and 353 North McCrary Street (Randolph County Parcel Identification Numbers (7751347980, 7751359117, and 7751354017).

[The applicant has requested a continuance of this item to the regular city council meeting on March 6, 2025.]

- (b) Quasi – Judicial Hearing (Case No. SUP-24-02): An application for a special use permit for property located at 727 Jaeco Caudill Drive (totaling approximately 9.5 acres +/- and more specifically identified by Randolph County Parcel Identification Number 7740511663) to authorize a new land use classified as “Signs, Off premise Billboard & Poster Panel, etc.”

[This case has been continued from regular city council meetings held on December 5, 2024, and January 9, 2025.]

10. City Engineer Michael Leonard, PE will report on the recommendations received for filling a vacancy on the Asheboro Airport Authority.
11. Water Resources Director Michael Rhoney, PE will request council action on a proposed amendment to the professional services agreement with HDR Engineering, Inc. of the Carolinas, who is the owner advisor for the city on the Wolfsped Water Main Extension Project.
12. Public Works Director David Hutchins will provide a progress report on the public infrastructure improvements authorized as part of the Trade Street Project.
13. City Attorney Jeff Sugg will request authorization to publish notice of the governing board’s intent to approve, during the regular meeting in April, a lease agreement authorizing the placement of electronic communications equipment on an elevated water tank.
14. Mayor Smith will lead a discussion of items not on the agenda and upcoming events.

15. Mayor Smith will request a motion for the city council to go into closed session to consult with the city attorney about a matter that falls within the attorney-client privilege.
16. Return to Open Session and Adjournment

**SPECIAL MEETING NOTICE
CITY COUNCIL OF THE CITY OF ASHEBORO**

MEETING DATE: WEDNESDAY, DECEMBER 18, 2024

MEETING TIME: 6:00 PM

MEETING LOCATION: ASHEBORO RECREATION CENTER
CONFERENCE ROOM,
148 NORTH STREET,
ASHEBORO, NORTH CAROLINA 27203

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At 6:00 p.m. on Wednesday, December 18, 2024, the Asheboro City Council will convene for a special meeting in the conference room located on the second floor of the Asheboro Recreation Center, 148 North Street, Asheboro, North Carolina 27203. The purpose of the meeting is to enable the city council to consider applicant qualifications as well as initial appointment/employment conditions for city manager applicants who have progressed to this stage of the recruitment and evaluation process. In compliance with Section 143-318.11(a)(6) of the North Carolina General Statutes, these topics will be considered in closed session.

The Piedmont Triad Regional Council (“PTRC”) has been contractually engaged to assist with the recruitment and evaluation process. During the special city council meeting, PTRC representatives will serve as a resource for the governing board’s consideration of the candidates for appointment.

No final appointment decision will be made during the special meeting. The only open session meeting agenda items will be calling the meeting to order and acting on motions to go into closed session and adjourn.

This special meeting notice has been issued on December 13, 2024.

_____/s/David H. Smith
David H. Smith, Mayor
City of Asheboro, North Carolina

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**SPECIAL MEETING
ASHEBORO CITY COUNCIL
WEDNESDAY, DECEMBER 18, 2024
ASHEBORO RECREATION CENTER CONFERENCE ROOM
148 NORTH STREET
ASHEBORO, NORTH CAROLINA
6:00 P.M.**

This being the time and place for a special meeting of the Asheboro City Council, a meeting was held with the following elected officials and city management team members present:

- | | |
|------------------------|----------------------------|
| David H. Smith |) – Mayor Presiding |
| Clark R. Bell |) |
| Edward J. Burks |) |
| Kelly L. Heath |) |
| William N. McCaskill |) – Council Members Presnt |
| Walker B. Moffitt |) |
| Charles A. Swiers |) |
| W. Joseph Trogdon, Jr. |) |

Holly H. Doerr, CMC, NCCMC, City Clerk/Paralegal
Jeffrey C. Sugg, City Attorney

1. Call to Order

Mayor Smith called the meeting to order for the transaction of business, and business was transacted as follows.

2. Entry Into Closed Session

In addition to the above-listed city officials, Matt Reece, who is the Assistant Director of the Piedmont Triad Regional Council (“PTRC”) was present. Council Member Moffitt moved, and Council Member Burks seconded the motion to go into closed session pursuant to Section 143-318.11(a)(6) of the North Carolina General Statutes in order to consider qualifications of candidates to serve as the next city manager. Council Members Bell, Burks, Heath, McCaskill, Moffitt, Swiers, and Trogon voted aye. There were no dissenting votes.

After the adoption of the closed session motion, the city attorney left the room. Upon his departure, deliberations in closed session began.

3. Return to Open Session and Adjournment

At approximately 7:58 p.m., the council returned to open session. Council Member Bell moved, and Council Member Moffitt seconded the motion to adjourn the meeting. Council Members Bell, Burks, Heath, McCaskill, Moffitt, Swiers, and Trogon voted aye. There were no dissenting votes.

There being no further business, the meeting was adjourned at 7:59 p.m.

Holly H. Doerr, CMC, NCCMC, City Clerk

David H. Smith, Mayor

Minutes of the meeting of the Asheboro Alcoholic Beverage Control Board held on December 3, 2024

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The Asheboro ABC Board met on Tuesday, December 3, 2024, at 5:30 PM, in the Board office, 700 South Fayetteville Street, Asheboro, NC. Present at the meeting were Chairman Steve Knight, Board Member Bob Morrison, Board Member Curtis Shipley, General Manager Rodney Johnson (GM) and Store Manager Amy Welch. A quorum being present, the Chair called the meeting to order for the transaction of business and business transacted as follows:

The Chair inquired as to any known conflict of interest, appearance of a conflict of interest, or objections concerning agenda items before the Board; after Board member(s) voiced having no conflict, and there being no objection, the agenda was adopted.

Board Minutes from the regular November 5, 2024, meeting were reviewed and approved by the Board.

Steve Knight and the GM reviewed Board finances and reported all finances remain consistent (sales and expenses).

The Board discussed financial balances held by the Asheboro ABC Board. Upon motion by Bob Morrison, the Board approved making an additional \$40,000.00 distribution to the City of Asheboro.

The Board discussed the need to find a replacement for the GM who will be retiring during the coming year. Store Manager Amy Welch was asked about her interest in the position and interviewed about her qualifications. Upon motion by Bob Morrison, pursuant to § 143-318.11(a)(6), the Board agreed to go into closed session to discuss the issue further.

After coming out of closed session, the Chair offered Amy Welch the GM position after the current GM retires. The Chair advised he did not know the exact compensation package except to say it will be a fair package based on GM salaries from other Boards and other sources. Store Manager Welch accepted the offer. The Chair directed the current GM to survey other boards and sources and report back to the Board about compensation.

The Board heard reports from the General Manager concerning the following issues:

1. Asheboro ABC sales statistics comparing:
 - November 2024 sales with the previous month indicate:
 - An overall +14.3% change (all sales and tax collections)
 - November 2024 sales with sales from the same month last year indicate:
 - Retail Sales +8.4%
 - Mixed Beverage Sales +5.6%
 - Sales Tax Collections: +8.4%
 - Overall Collections: +8.08%

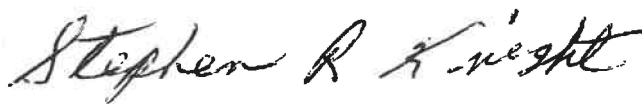
- November 2024 bottle sales with bottle sales from the same month last year indicate:
 - Retail Bottle Sales: +9.5%
 - Mixed Beverage Bottle Sales: +12.1%
 - Overall Bottle Sales% +9.7%

The next regular Asheboro ABC Board meeting will be held Tuesday, January 7, 2025, at 5:30 p.m.

There being no further business, the meeting was adjourned.

Prepared by Rodney Johnson, GM, and Approved by the Board 12-3-24


GM







Legislative Hearing (Case No. RZ-25-01): Request to rezone from R10 Medium-Density Residential to O&I (CZ) Office & Institutional Conditional Zoning for a public use facility at 138 Southway Road and 349 and 353 North McCrary Street, (Randolph County Parcel Identification Numbers 7751347980, 7751359117, and 7751354017). ***The applicant has requested a continuance of this item until the March 6, 2025 City Council Meeting.***

From: [Trevor Nuttall](#)
To: [Justin Luck](#); [John Evans](#)
Subject: City rezoning for McCrary Park
Date: Friday, January 17, 2025 2:43:24 PM
Attachments: [image002.png](#)

Good afternoon:

Please continue the city's McCrary Park conditional rezoning application to the March City Council meeting – city staff continues to investigate options for the city council to consider and does not expect to have final direction from the board prior to the February meeting.

Trevor L. Nuttall
Assistant City Manager
City of Asheboro
146 N. Church St.
Asheboro, NC 27203
PH: (336) 626-1201 ext. 2323

<http://www.asheboronc.gov>



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Quasi-Judicial Hearing (Case No. SUP-24-02) continued from December 5, 2024 and January 9, 2025: An application for a Special Use Permit for property located at 727 Jaeco Caudill Drive totaling approximately 9.5 acres +/- and more specifically identified by Randolph County Parcel Identification Number 7740511663, to authorize a new land use classified as "Signs, Off premise Billboard & Poster Panel, etc." continued from the December 5, 2024 City Council meeting.

Staff Report

SPECIAL USE PERMIT STAFF REPORT

SUP Case No. **SUP-24-02**

2/6/2025 City Council (continued from
12-9-24 and 1-9-25).

General Information

Applicant Jaeco General Contracting, LLC

Address 727 Jaeco Caudill Drive

City Asheboro NC 27205

Phone 336-633-1025

Location 727 Jaeco Caudill Drive (at intersection of NC 49 South)

Requested Action Special Use Permit for Billboard

Existing Zone I2

Size 9.51 acres +/-

Existing Land Use Manufacturing, Processing, and Assembly

Pin # 7740511663

Applicants Reason as stated on application

Request to install a 10' x 30' Digital LED Billboard sign on the Northwest Corner of the property. Sign is 30 ft. tall from grade to top of sign.

Surrounding Land Use

North Industrial/Single-Family Residential **East** Industrial

South Single-Family Residential **West** Undeveloped

Zoning History The existing structure was built in 2006 according to tax records.

Growth Strategy Map Primary Growth

Proposed LDP Map Industrial

Legal Description

The property of Jaeco General Contracting, located at 727 Jaeco Caudill Drive, totaling approximately 9.5 acres +/-, more specifically identified by Randolph County Parcel Identification Number 7740511663.

Analysis

1. The request is for a Billboard, classified by the zoning ordinance as "Signs, Off premise Billboard & Poster Panel, etc." The existing and principal land use of the property is "manufacturing, processing, and assembly."
2. The applicant has provided dimensions that include a height of 30' above grade, 30' x 10' dimensions, and the face being primarily a digital LED display.
3. The property is surrounded primarily by industrially zoned parcels, with some residential uses in the area.
4. NC 49 South is a state-maintained major thoroughfare. Jaeco Caudill Drive is a state-maintained road. The property is approximately 600 feet northeast of the interchange of US 64 Bypass.
5. Billboards are also subject to review and approval by NCDOT.
6. Billboards have certain locational and separation requirements described in Section 5.05(19) below. Staff has determined that these requirements have been met.
7. Staff initially returned comments to the applicant on November 6, 2024. Comments included specifying that the billboard must be located outside of the public right-of-way, information on finished grade, details on construction materials and method of construction, light intensity, frequency of changeable copy, and information on retention of vegetation. On Wednesday, January 22, 2025 staff received revisions to the plan related to these comments.
8. Permitting of the billboard is exclusive of permitting for other signs allowed in the I2 district that are subject to general ordinance requirements.

LDP Conformity Issues

One key LDP policy related to signs is: 3.2.3 The City will require signs that blend harmoniously with the surrounding streetscape and other architectural elements of a site, such as requiring monument style signs that match building architecture, landscaping around signs, and unified sign plans for large-scale developments.

SPECIAL USE PERMIT STAFF REPORT

SUP Case No. SUP-24-02

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Staff Comments

NOTE: If any Special Use is discontinued for a period of 180 days;or the permit is not initiated within 180 days;or replaced by a use otherwise permitted in the zoning district, it shall be deemed abandoned and the Special Use Permit shall be null and void and of no effect.

Suggested Conditions

Draft conditions as of January 28, 2025:

- (A) In addition to any use permitted by right in the I2 zoning district, the use approved shall be one off-premises billboard, classified as "Signs, Off premise Billboard & Poster Panel, etc." and consistent with the approved plan and the requirements of Section 5.05(19).
- (B) Prior to the issuance of a zoning compliance permit, the following must be completed:
 - (i) The applicant shall obtain any required NCDOT permits.
 - (ii) Final Decision Document authorizing the Special Use Permit must be approved by the City Council.
- (C) Electronic changeable copy shall operate on a five second minimum delay.
- (D) Maximum brightness levels shall not exceed 5,000 nits during daylight hours and shall not exceed 500 nits between dusk and dawn, as measured from the sign face.

SPECIAL USE PERMIT STAFF REPORT

SUP No. SUP-24-02

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For Special Use Permit Hearings:

The following tests shall be found in favor of the applicant by the City Council.

1. That the use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved.
2. That the use meets all required conditions and specifications of the Asheboro Zoning Ordinance.
3. That the use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity, and,
4. That the location and character of the use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the plan of development of Asheboro and its environs.

SUP Requirements

Section 5.05(19) Signs, Off Premise.

Off premise signs may be permitted in I1, I2, and I3 Districts in accordance with Chapter 7: Sign Regulations, provided the following additional regulations are met.

- (1) Off premise signs may only be located along existing major thoroughfares or freeways as identified by the adopted Asheboro Thoroughfare Plan.
- (2) The zoning district shall have at least 1,000 linear feet frontage along the major thoroughfare or freeway in question.
- (3) Off premise sign structures shall be located a minimum of 1,000 linear feet apart as measured along the center line of the major thoroughfare or freeway. Only one off premise sign structure may occur every 1,000 linear feet.
- (4) Off premise signs shall not exceed thirty-five (35) feet in height.
- (5) Off premise signs shall be rectangular in shape and no part of the advertising face or copy shall extend or protrude beyond the outer limits of the rectangle.
- (6) No portion of the off premise sign supporting structure shall be visible above the rectangular sign face.
- (7) Off premise signs shall be limited to freestanding ground signs, only.
- (8) No additional signs shall be permitted on any part of the supporting structure or bracing of an off premise sign.
- (9) A billboard sign face area shall not exceed three-hundred (300) square feet in size.
- (10) Off premise signs may only be single-faced, double-faced (back to back) or multi-faced provided that:
 - (a) The total sign faces in any one direction do not exceed size requirements set forth in (9) above.
 - (b) There is a definite distinction (such as a border or trim) between the individual sign faces to separate advertising copy.
 - (c) The backs of back-to-back/double-faced signs are not separated by more than thirty-six (36) inches.
 - (d) Double-faced or multi-faced signs when constructed in the form of a "V" when viewed from above or below, shall not exceed an angle (as measured at the apex) greater than forty-five (45) degrees.
 - (e) Double-faced or multi-faced signs shall be structurally tied together to be considered as one structure.
 - (f) Multi-faced signs shall not have more than two (2) sign faces per structure.
- (11) Landscaping and screening shall be provided subject to the approval of the Planning Department. No undue undercutting of existing vegetation shall be permitted.
- (12) No billboard shall be permitted within 100 linear feet of any residential district (R40, R15, R10, R7.5, and RA6).
- (13) Off premise signs as provided for under Chapter 7 shall not be required to comply with the provisions set forth in this Section.
- (14) Off premise signs must comply with regulations established by the N. C. Board of Transportation. However, the State or city requirement that is more stringent or restrictive shall apply. It is the responsibility of the sign owner to insure compliance with State and city regulations.
- (15) An application for a Special Use Permit as required under this Section shall be accompanied by plans showing the following information:
 - (a) Location of the proposed billboard, including setback from public right-of-way.
 - (b) Location of any existing buildings or structures within 100 feet of the proposed billboard.
 - (c) Location of proposed billboard in relation to any residential district (R40, R15, R10, R7.5 and RA6) to enable a determination of compliance with this Section.
 - (d) Size of the proposed billboard including the number of sign faces and their dimensions, as well as the proposed height of said billboard.
 - (e) Proposed method of landscaping and screening.
 - (f) Proposed removal of any existing vegetation.
 - (g) Type of construction material and method of construction.

PROPOSED SIGN

FOR

JAECO PRECISION INC.

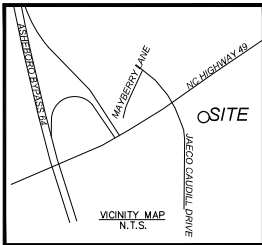
727 JAECO CAUDILL DRIVE.
RANDOLPH COUNTY - ASHEBORO - NORTH CAROLINA

PROJECT NO.: E-7284

NOVEMBER 2023

#	SHEET INDEX
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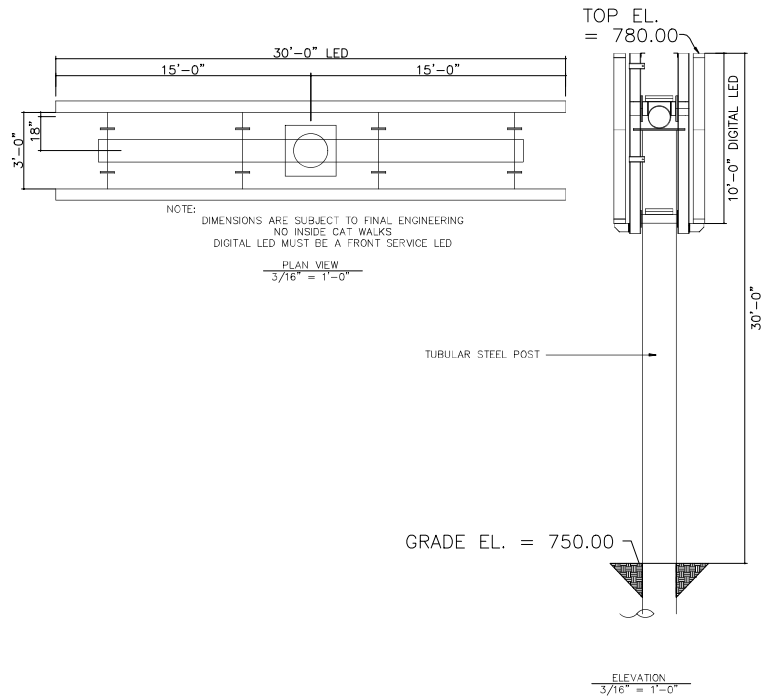
C-0	COVER SHEET
C-1	EXISTING CONDITIONS AND DEMO
C-2	BLOW UP OF PROP. SIGN LOCATIONS
C-3	SIGN DETAILS



Summey Engineering Associates, PLLC
Engineering - Surveying - Consulting

P.O. Box 968
Asheboro, NC 27204
ph: (336) 528-0902 fx: (336) 528-0922
email: info@summeyengineering.com

JAECO PRECISION
ASHEBORO, NC



Summey Engineering Associates, LLC
 Engineering - Surveying - Consulting
 10000
 Asheville, NC 28804
 Phone: 828-255-1000
 Fax: 828-255-1001
 Email: info@summeyengineering.com
 NC Professional Engineering Firm License No. 10000

Rev	Change	Date

SIGN DETAILS
PROPOSED SIGN - JACO PRECISION INC.
 1700 JACO PRECISION BLVD.
 RANDELBURG, NC 28385

Scale	AS SHOWN
Date	11/16/2023
Drawn By	PRC
Checked By	PRC
Sheet No.	E-2224

C-3

1. THE INFORMATION SHOWN HEREIN WAS TAKEN FROM BOUNDARY AND TOPOGRAPHIC SURVEY PROVIDED BY: SURVEY CAROLINA 154 S FAYETTEVILLE STREET, ASHEBORO, NC. PHONE: (336) 460-0216 AND NASH COUNTY GIS
2. THE LOCATIONS OF ALL UTILITIES SHOWN ON THESE CIVIL SITE DEVELOPMENT PLANS ARE BASED ON THE AVAILABLE RECORDS. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UTILITIES WITH THE UTILITY OWNERS PRIOR TO COMMENCEMENT OF CONSTRUCTION.
3. ALL HANDICAP SITE FEATURES SHALL BE CONSTRUCTED TO MEET ALL FEDERAL, STATE AND LOCAL CODES.
4. ANY DISCREPANCY IN THIS PLAN, ARCHITECTURAL, CIVIL SITE DEVELOPMENT PLANS, AND/OR ACTUAL FIELD CONDITIONS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY VERIFICATION OF ALL SETBACKS, EASEMENTS, AND DIMENSIONS SHOWN HEREIN BEFORE BEGINNING CONSTRUCTION.
5. THE CONTRACTOR SHALL CONTACT ALL OWNERS OF EASEMENTS, UTILITIES, AND R.O.W.'S PUBLIC OR PRIVATE, PRIOR TO WORKING IN THESE AREAS.
6. UTILITIES TO INCLUDE: FIRE HYDRANTS, STREET LIGHTING, ETC. SHALL REMAIN UNDISTURBED, UNLESS COORDINATED WITH RESPECTIVE UTILITY.
7. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
8. THE CONTRACTOR IS RESPONSIBLE FOR DAMAGE TO ANY EXISTING HIVE OR/AND MATERIAL, DUE TO CONSTRUCTION OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY DAMAGE TO ANY OTHER STRUCTURES THAT ARE DESTROYED OR DAMAGED IN ANY MANNER AS A RESULT OF CONSTRUCTION SHALL BE REPLACED OR REPAIRED IN ACCORDANCE WITH THE SPECIFICATIONS
9. ALL POWERS RELATIVE TO PROJECT MUST BE OBTAINED PRIOR TO CONSTRUCTION, ALL STATE, COUNTY, AND LOCAL CODES.
10. THE CONTRACTOR SHALL VERIFY LOCATION AND ELEVATION OF ALL UNDERGROUND UTILITIES. THE LOCATION OF ALL EXISTING UTILITIES IS NOT NECESSARILY SHOWN ON CIVIL SITE DEVELOPMENT PLANS AND WHERE SHOWN ARE ONLY APPROXIMATE LOCATIONS. IN NO MANNER SHALL THE CONTRACTOR BE HELD RESPONSIBLE FOR ANY DAMAGE TO ANY UNDERGROUND UTILITIES OR STRUCTURES AS NECESSARY NO CLAIMS FOR DAMAGES OR EXTRA COMPENSATION SHALL ACCORD TO THE CONTRACTOR FROM THE PRESENCE OF ITEMS SUCH AS PIPE OR OTHER OBSTRUCTIONS OR FROM ANY DELAY DUE TO REMOVAL OR REARRANGEMENT OF THE SAME. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE DUE TO UNDERGROUND UTILITIES OR STRUCTURES AS NECESSARY NO CLAIMS FOR DAMAGES OR EXTRA COMPENSATION SHALL ACCORD TO THE CONTRACTOR.
11. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES. THE CONTRACTOR SHALL CALL 811 FOR ASSISTANCE IN LOCATING EXISTING UTILITIES, CALL AT LEAST 48 HOURS PRIOR TO ANY DIGGING.
12. SETTING TO BE INSTALLED TO NEEDED REQUIREMENT & STANDARD PRACTICES.
13. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED FROM ALL APPLICABLE AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES. THE CONTRACTOR HAS RECEIVED ALL CIVIL SITE DEVELOPMENT PLANS AND ANY OTHER DOCUMENTATION FROM ALL OF THE PERMITTING AND ANY OTHER REGULATORY AUTHORITIES. FAILURE OF THE CONTRACTOR TO FOLLOW THIS PROCEDURE SHALL CAUSE THE CONTRACTOR TO ASSUME FULL RESPONSIBILITY FOR ANY SUBSEQUENT MODIFICATION OF THE WORK MANDATED BY ANY APPLICABLE AGENCY.
14. VISIT SITE AND BRING TO THE ENGINEER'S ATTENTION IN WRITING ANY PROBLEMS OR DISCREPANCIES WITH THE SITE OR PROJECT PRIOR TO CONSTRUCTION.
15. CHECK ALL "FUTURE" DIMENSIONS NOTED ON CIVIL SITE DEVELOPMENT PLANS, REPORT ANY DISCREPANCIES TO THE ENGINEER IN WRITING PRIOR TO ANY FURTHER CONSTRUCTION.
16. USE THE ARCHITECT'S DRAWINGS FOR BUILDING DIMENSIONS.

1. ALL DIMENSIONS AND RADII ARE OUTSIDE FACE OF BUILDING OR TO FACE OF CURB, OR TO THE CENTER OF STRUCTURES SUCH AS LINES, SIGN POSTS, ETC., UNLESS OTHERWISE NOTED.
2. CONTACT ENGINEER FOR OBSERVATION OF CONSTRUCTION REQUIRED TO REQUIRED FEDERAL, STATE, OR LOCAL CERTIFICATIONS INCLUDING BUT NOT LIMITED TO PROOF ROLL AND ASPHALT PLACEMENT, PROVIDE 24 HOUR NOTICE TO MANAGER FOR REQUIRED CONSTRUCTION OBSERVATION RELATED TO CERTIFICATION OF ROADWAY, WATER SYSTEM, PAVEMENT, ETC.
3. KEEP ALL PLANTING AND GRASS AREAS FREE OF DEBRIS, STONES, CONSTRUCTION MATERIALS, ETC., RESPONSIBLE FOR NOTIFICATION TO THE CITY OF ANY DAMAGE TO PLANTING.
4. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND AVOIDING ALL UNDERGROUND UTILITIES WHETHER SHOWN ON THE SITE PLAN OR NOT. THESE SHOWN ARE BASED ON THE SURVEY PROVIDED AND MAY NOT BE ALL INCLUSIVE. CONTACT THE CITY OF FORT WORTH FOR REVENUE DEPARTMENT FOR UTILITY IDENTIFICATION PRIOR TO ANY CONSTRUCTION WORK. CONTRACTOR TO PROTECT ALL UTILITIES TO REMAIN - TYPICAL. CONTACT ALL UTILITY COMPANIES TO INSURE THE UTILITIES ARE SHUT DOWN PRIOR TO THE START OF ANY DEMOLITION AND/ OR SITE WORK.
5. PATCH / REPAIR STREETS, STRUCTURES, ETC. AS NECESSARY AFTER CONNECTION OF PROPOSED UTILITIES.
6. SET PLAN FOR PROPOSED GRASSES AND PLANTING TO BE MAINTAINED THROUGHOUT CONSTRUCTION.
7. CIVIL/STATE CONTRACTOR SHALL FIELD VERIFY VERTICAL AND HORIZONTAL LOCATIONS OF ALL UTILITIES PRIOR TO CONSTRUCTION. CIVIL/STATE CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE LOCAL MUNICIPALITY AND ARCHITECT PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITY. CONTRACTOR SHALL CALL 811 AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITY.
8. CONTRACTOR SHALL NOTIFY THE LOCAL MUNICIPALITY PUBLIC WORKS PRIOR TO ANY CONSTRUCTION ON STREET RIGHTS-OF-WAY.
9. ANY CONSTRUCTION WITHIN THE LOCAL MUNICIPALITY RIGHTS-OF-WAY ARE TO BE IN ACCORDANCE WITH THE LOCAL MUNICIPALITY STANDARDS AND SPECIFICATIONS REGARDING MATERIALS, INSTALLATION, AND TESTING, UNLESS OTHERWISE IN THE CONTRACT DOCUMENTS. ANY CONSTRUCTION WITHIN THE RIGHT-OF-WAY SHALL BE:
10. PROTECTED WITH SIGNAGE AND TRAFFY SAFETY DEVICES IN ACCORDANCE WITH THE NORTH CAROLINA STANDARDS AND SPECIFICATIONS FOR CONSTRUCTION. CONTRACTOR SHALL HAVE "UTILITY WORK AHEAD" SIGNS LOCATED AT ALL LOCATIONS WHEN ENTERING THE RIGHTS-OF-WAY.

UTILITY INFORMATION SHOWN HEREON WAS OBTAINED FROM THE BEST AVAILABLE SOURCE AND MAY OR MAY NOT BE EITHER ACCURATE OR COMPLETE. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR VERIFYING EXACT LOCATIONS OF UTILITIES AND IS RESPONSIBLE FOR ANY DAMAGE TO ANY UTILITIES, EITHER PUBLIC OR PRIVATE, SHOWN HEREON OR NOT SHOWN HEREON, ANY REPAIRS SHALL BE DONE TO THE SATISFACTION OF THE APPROPRIATE UTILITY COMPANY.

THE GENERAL CONTRACTOR SHALL CONFIRM ALL NEW UTILITY TAP LOCATIONS WITH THE UTILITY OWNERS. ALL FEES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR OR GENERAL CONTRACTOR.

SEE ELECTRICAL ENGINEERING SITE PLAN FOR LOCATION OF ALL SITE LIGHTING AND REQUIREMENTS

4. ALL NEW LOT LOTS AND THE MAIN IDENTIFICATION SIGN SHALL HAVE A MINIMUM 1' FEET CLEARANCE FROM ALL OVERHEAD UTILITIES.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO ANY UTILITIES, EITHER PUBLIC OR PRIVATE, SHOWN HEREON OR NOT SHOWN HEREON, ANY REPAIRS SHALL BE DONE TO THE SATISFACTION OF THE APPROPRIATE UTILITY COMPANY.

6. MINIMUM COVER FOR CONDUITS SHALL BE 36" UNLESS OTHERWISE SHOWN OR NOTED IN THESE CIVIL SITE DEVELOPMENT PLANS .

7. ALL MANHOLES, VALVES, AND MONUMENT FEATURES SHALL BE SET TO FINISH GRADE AFTER PAYING.

8. THE CONTRACTOR SHALL COMPLY WITH THE RULES AND REGULATIONS OF THE STATE CONSTRUCTION SAFETY ORDINANCES. TRENCHESES SHALL BE SHORDED IN ACCORDANCE WITH OSHA.

9. THE MINIMUM SLOPE FOR SANITARY SEWER LINES SHALL BE AS FOLLOWS: 1")/4"/FT. FOR 4" LINES AND 2")/8"/FT. FOR 6" LINES. GLENDOWNS SHALL BE PLACED AT 7% INTERVALS. 1" CLENDOWNS SHALL BE PLACED AT 5% INTERVALS

10. ALL NEWLY SLOPED SHALL HAVE A MINIMUM SLOPE DEPTH OF 4" IN NON-TRAFFIC AREAS AND 5'-0" MINIMUM IN TRAFFIC AREAS UNLESS SPECIFICALLY NOTED OTHERWISE ON THE CIVIL SITE DEVELOPMENT PLANS

11. CABLE TV SERVICE ROUTING IS NOT PART OF THIS PLAN, CONTRACTOR TO COORDINATE WITH CABLE COMPANY.

12. EXISTING MANHOLES SHOULD BE FIELD VERIFIED FOR RINGS AND INVERTS.

13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL INSPECTIONS, CERTIFICATIONS, EQUIPMENT, ETC. THAT MAY BE REQUIRED.

14. THE ENGINEER AND/OR OWNER DISCLAIM ANY ROLE IN THIS CONSTRUCTION METHODS/PROCEDURES ASSOCIATED WITH THE PROJECT AS SET FORTH IN THESE CIVIL SITE DEVELOPMENT PLANS .

15. OCCUPATIONAL HEALTH AND SAFETY ADMINISTRATION (OSHA) STANDARDS FOR EXCAVATIONS, FINAL RULE 290R PART 1926, SUBPART "N" APPLIES TO ALL EXCAVATIONS EXCEEDING 5' FEET IN DEPTH.

16. EXCAVATION EXCEEDING TWENTY (20) FEET IN DEPTH REQUIRES THE DESIGN OF A TRENCH SHIELD SYSTEM BY A REGISTERED PROFESSIONAL ENGINEER.

17. CONTRACTOR SHALL MAINTAIN AN "AS BUILT" SET OF DRAWINGS TO RECORD THE EXACT LOCATION OF ALL PIPING RUN TO CONCEALMENT. DRAWINGS SHALL BE GIVEN TO THE CITY OF CHANDLER WITH THE CIVIL SITE DEVELOPMENT PLANS.

18. WATER PIPING SHALL BE CONNECTED TO BUILDING STUBS, VERIFY LOCATIONS PRIOR TO BEGINNING WATER PIPE INSTALLATION.

19. WASTE PIPING SHALL BE CONNECTED TO BUILDING STUBS, VERIFY LOCATIONS AND INVERTS PRIOR TO BEGINNING ANY WASTE PIPE INSTALLATION.

20. UTILITY CONTRIBUTION SHALL BE IN ACCORDANCE WITH THE LOCAL MUNICIPALITY PUBLIC WORKS AND CROSS CONNECTION CONTROL, REGULATIONS AND STANDARDS.

21. SITE UTILITY CONTRACTOR TO PROVIDE WATER AND SANITARY SEWER TO WITHIN 5' FEET OF THE BUILDING. CONTRACTOR SHALL COORDINATE SITE DEVELOPMENT PLANS WITH THE CITY OF CHANDLER.

22. SANITARY CLENDOWNS SHALL BE PLACED MORE THAN 75 FEET APART. CLEAN OUT LOCATED IN PAVEMENT AREAS SHALL HAVE A HEAVY DUTY TRAFFIC RATED PROTECTION.

23. CONTRACTOR SHALL PROVIDE SERVICE TO AN EXISTING MANHOLE SHALL COMPLY WITH THE LOCAL MUNICIPALITY PUBLIC WORKS STANDARDS, INCLUDING CORE DRILL FOR OPENING INTO MANHOLE AND INSTALL WITH FLEXIBLE BOOT. IF PAYMENT C/U IS REQUIRED, CONTRACTOR SHALL PATCH PAVEMENT WITH A SECTION TO MATCH EXISTING PAVEMENT.

24. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING LATEST EDITIONS OF THE STATE MECHANICAL, PLUMBING, ELECTRICAL, FIRE PROTECTION, BUILDING CODE, ENERGY CONSERVATION, HANDICAPPED ACCESSIBILITY, NATIONAL ELECTRICAL CODES, AND NATIONAL FIRE PROTECTION ASSOCIATION CODES AS APPLICABLE AND AS ADOPTED BY THE AUTHORITIES HAVING JURISDICTION AND LATEST VERSION OF NC DOT POLICES & PROCEDURES FOR ACCOMMODATING UTILITIES ON HIGHWAY RIGHT-OF-WAY.

25. LOCATIONS OF EXISTING UTILITIES SHOWN ON THESE CIVIL SITE DEVELOPMENT PLANS ARE APPROXIMATE OR SCHEMATIC. THE LOCATIONS ARE BASED ON AERIAL, FIELD SURVEYS AND AVAILABLE RECORDS. CONTRACTOR SHALL FIELD VERIFY LOCATION OF ALL EXISTING UNDERGROUND UTILITIES AND UNDERGROUND STRUCTURES AND CONDUITS. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING LATEST EDITIONS OF THE STATE MECHANICAL, PLUMBING, ELECTRICAL, FIRE PROTECTION, BUILDING CODE, ENERGY CONSERVATION, HANDICAPPED ACCESSIBILITY, NATIONAL ELECTRICAL CODES, AND NATIONAL FIRE PROTECTION ASSOCIATION CODES AS APPLICABLE AND AS ADOPTED BY THE AUTHORITIES HAVING JURISDICTION AND LATEST VERSION OF NC DOT POLICES & PROCEDURES FOR ACCOMMODATING UTILITIES ON HIGHWAY RIGHT-OF-WAY.

26. CONTRACT SHALL CALL 811 AT LEAST 48 HOURS PRIOR TO BEGINNING CONSTRUCTION OR EXCAVATION TO HAVE UTILITIES LOCATED. CONTRACTOR SHALL CONTACT ANY LOCAL UTILITIES THAT PROVIDE THEIR OWN LOCATION SERVICES INDEPENDENTLY.

27. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION AND/OR RELOCATION OF ALL EXISTING UTILITIES AND PROPOSED UTILITIES WITH THE APPROPRIATE UTILITY OR UTILITY COMPANY.

28. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE ACTUAL LOCATION AND AVAILABILITY OF ALL EXISTING AND PROPOSED UTILITIES IN THE FIELD PRIOR TO GROUND BREAKING.

29. ALL UTILITIES MUST BE LOCATED UNDERGROUND AND COORDINATED WITH THE LOCAL MUNICIPALITY OR LOCAL UTILITY COMPANY.



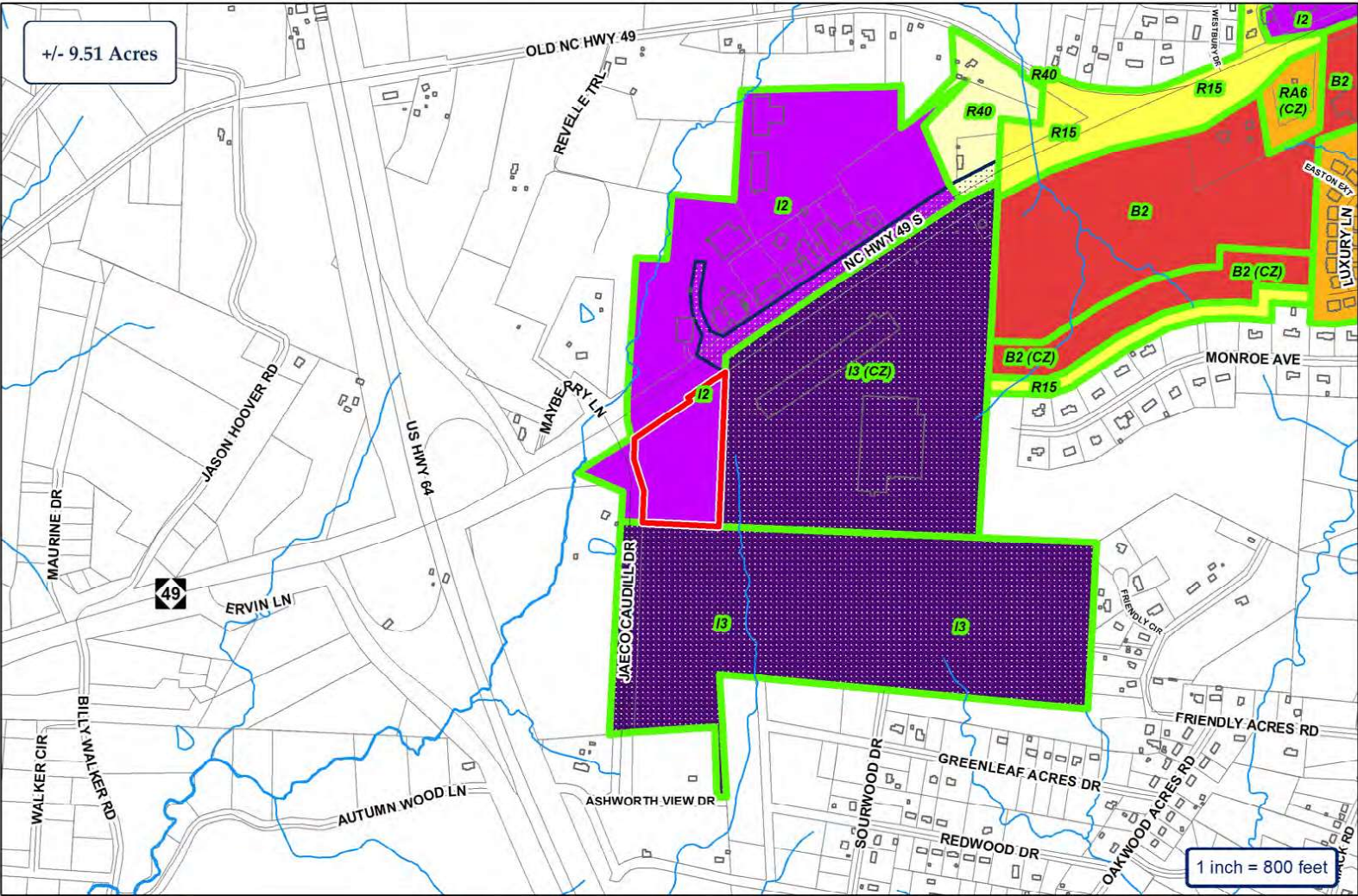
Summey Engineering Associates, PLLC
Engineering - Surveying - Consulting
PO Box 944
Asheboro, NC 27209
Phone: 316-326-2002 / Fax: 316-326-0922
E-mail: info@summeyengineering.com

File	Date	Description	By

GENERAL NOTES
727 JAECO CAUDILL DRIVE
BANDOLINI COUNTY, ASHEBORO, NORTH CAROLINA
PROPOSED SIGN - JAECO PRECISION INC.

Sealer	AS1101101D
Date	NOV. 2029
Drawn By	PBC
Checked By	HANS

SECRET NO. C-1



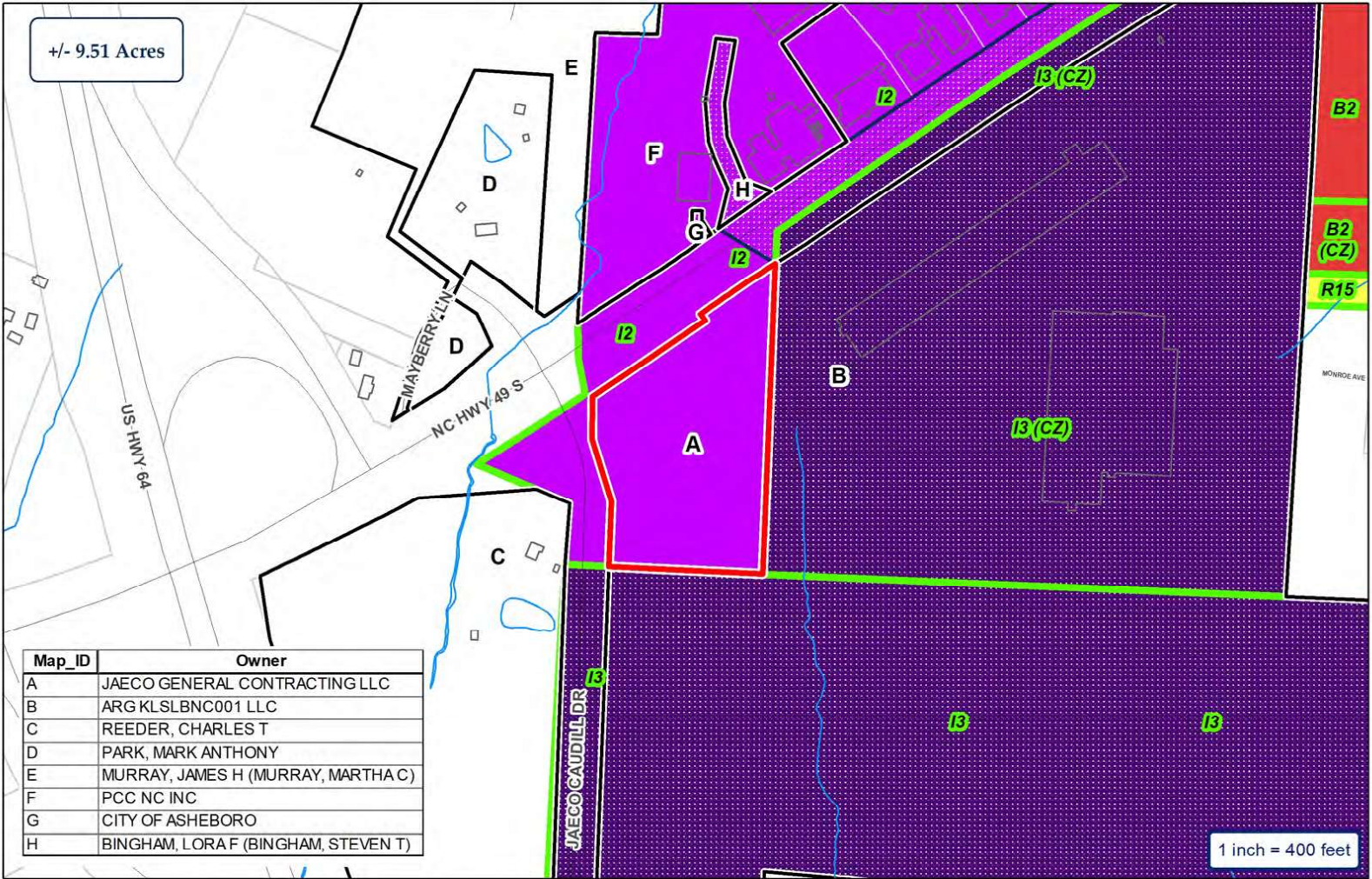
City of Asheboro Planning & Zoning Department

Special Use Permit: SUP-24-02

Parcels: 7740511663



+/- 9.51 Acres



Map_ID	Owner
A	JAECO GENERAL CONTRACTING LLC
B	ARG KLSLBN001 LLC
C	REEDER, CHARLES T
D	PARK, MARK ANTHONY
E	MURRAY, JAMES H (MURRAY, MARTHA C)
F	PCC NC INC
G	CITY OF ASHEBORO
H	BINGHAM, LORA F (BINGHAM, STEVEN T)

City of Asheboro Planning & Zoning Department

Special Use Permit: SUP-24-02

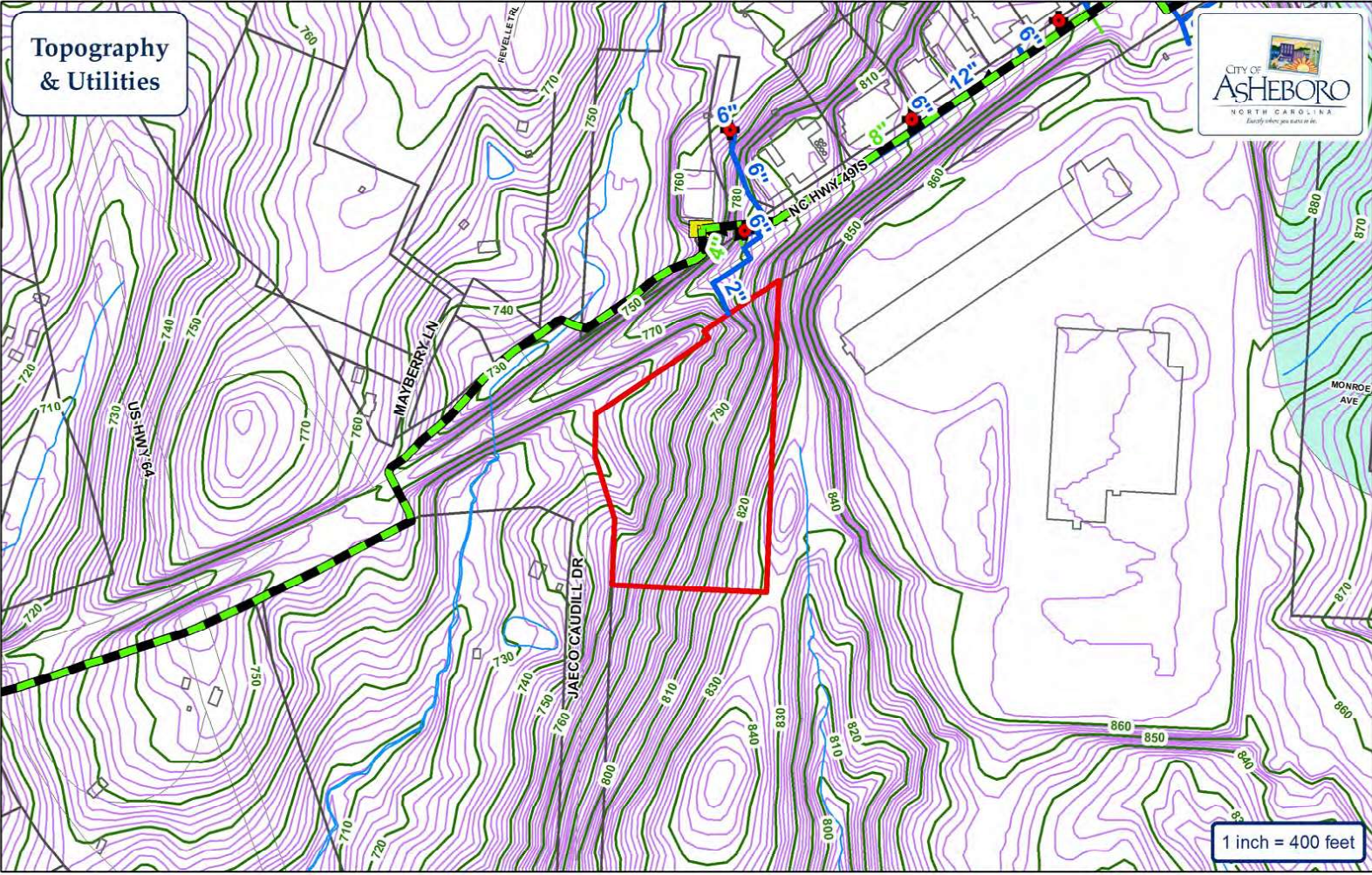
Parcels: 7740511663



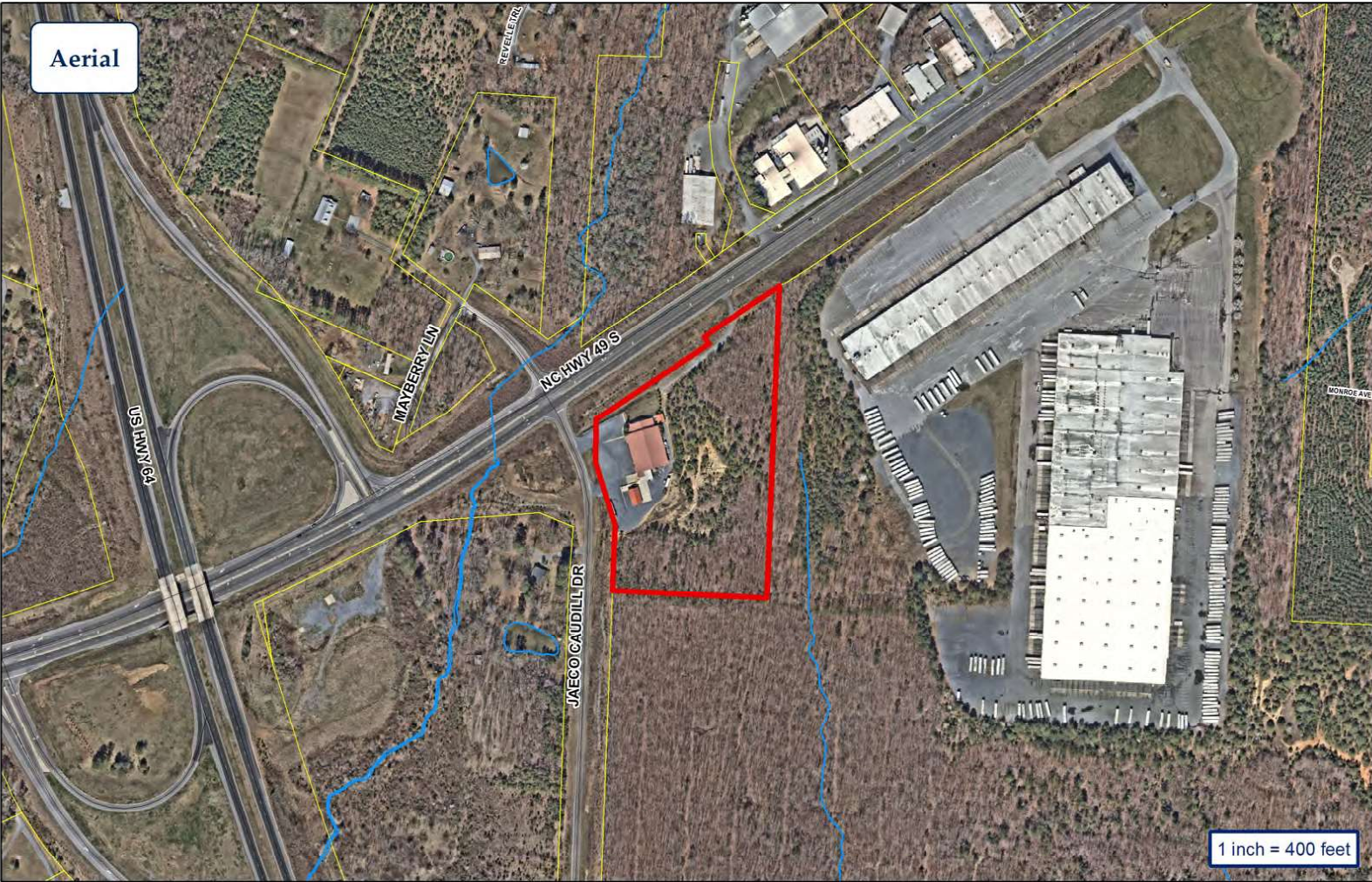
ETJ

- Subject Property
- Adjoining Properties
- City Zoning





 Water Main	 Fire Hydrant	City of Asheboro Planning & Zoning Department Special Use Permit: SUP-24-02 Parcels: 7740511663	 Subject Property	
 Sewer Main	 PS Pump Station			
 Force Main	 Watershed			



City of Asheboro Planning & Zoning Department

Special Use Permit: SUP-24-02

Parcels: 7740511663

 Subject Property



APPLICANT INFORMATION

Applicant Jaeco General Contracting, LLC *Applicant's Phone #* 336-633-1025

Applicant's Address 727 Jaeco Caudill Drive
Asheboro, NC 27205

Applicant email address eric@jaecoprecision.com

PROPERTY INFORMATION

Property Owner's Name Jaeco General Contracting, LLC

Location of Property 727 Jaeco Caudill Dr Asheboro *Property Size (ac. or s.f.)* 9.5 Ac

Randolph County Property Identification Number(s) (PIN#) 7740511663

Current Zoning District I2/CZ I2

Date Property Title Acquired 12-21-2004 *Deed Book* 2366 *Page* 284

Subdivision N/A *Section* _____ *Lot #* _____

Plat Book _____ *Page* _____

SPECIAL USE PERMIT INFORMATION

Application is hereby made to the City of Asheboro for a Special Use Permit for the following purpose:

Request to install a 10' x 30' Digital LED Bill Board Sign on the Northwest
Corner of our Property. Sign is 30 ft tall from grade to top of sign.

SPECIAL USE PERMIT REQUIRED SITE PLAN INFORMATION

The application for a Special Use Permit shall include a site plan, which must be drawn to scale, with supporting information and text that specifies the actual use or uses intended for the Zoning Lot and any rules, regulations, and conditions that, in addition to all predetermined Ordinance requirements, will govern the development and use of the Zoning Lot. The following information must be provided, if applicable. In addition to sections of the zoning ordinance referenced below, there may be other provisions listed in Table 5-1 (Table of Permitted Uses) and Section 5.05. The checklist below is intended for general reference, however, there may be other provisions that apply to the specific request.

- 1) The actual shape, location, dimensions, and total acreage of the Zoning Lot; its zoning classification; the general location of the Zoning Lot in relation to major streets, railroads, and/or waterways; a north arrow; and, if the Zoning Lot is not of record, sufficient data to locate the lot on the ground;
- 2) All existing rights-of-way, easements, and reservations;
- 3) In addition to providing the shape, size, and location of any structure(s) already located on the Zoning Lot, the site plan must show the shape, size, and location of all structures to be erected, altered, or moved on the Zoning Lot;
- 4) Building elevations of all exterior facades at a minimum scale of 1/8" = 1'; (Section 6.11)
- 5) The existing and intended use(s) of the Zoning Lot, specifically including the number of residential units and the total square footage of any nonresidential development;
- 6) The location and size of all yards, buffers, screening, and landscaping, including by way of illustration and not limitation front yard and parking lot landscaping, required by the Ordinance's predetermined standards for the general zoning classification applicable to the Zoning Lot or as otherwise proposed by the applicant (Section 6.06);
- 7) All existing and proposed points of access to public streets;
- 8) Proposed phasing, if any;
- 9) The location and type of screening used to screen mechanical equipment (Section 6.07);
- 10) The location, access to, and screening of a central solid waste area (Section 6.08);
- 11) Traffic, parking, and circulation plans, specifically including the location and dimensions of off-street parking areas and loading spaces;
- 12) The grade separation of structure(s) and parking areas (Section 6.13);
- 13) The paving material for parking areas (Section 6.13);
- 14) Curb cuts;
- 15) The compliance of the proposed development with the Ordinance's predetermined sign regulations (Chapter 7);

- 16) The level of compliance of the land use(s) proposed for the Zoning Lot with the Ordinance's predetermined performance standards for the general zoning classification assigned to the Zoning Lot, including by way of illustration and not limitation performance standards pertaining to light, noise, and vibration (Chapter 6);
- 17) If applicable, the location of any flood zones;
- 18) The location of existing and proposed storm drainage patterns and facilities intended to serve the proposed development;
- 19) If applicable, the location of the watershed and information pertaining to compliance with Watershed Regulations (Chapter 10);
- 20) When required by the Ordinance's predetermined specifications, sidewalks (Section 6.12); and
- 21) Information addressing the applicable permitting requirements of other local governmental agencies as well as federal and state agencies, including by way of illustration and not limitation, the North Carolina Department of Transportation and the North Carolina Department of Environmental Quality.

APPLICATION SIGNATURES

It is understood by the undersigned that while this application will be carefully reviewed and considered, the burden of proving the need for a Special Use Permit rests with the applicant.

No application for a Special Use Permit will be advertised for public hearing until the Planning and Zoning Department has received the required materials. If all required materials are not received prior to the specified deadlines, this will result in delays in the case being heard.

If any Special Use Permit is discontinued for a period of 12 months; or the permit is not initiated within 12 months; or replaced by a use otherwise permitted in the zoning district, it shall be deemed abandoned and the Special Use Permit shall be null and void and of no effect.

Applicant Signature

x Jaeco General Contracting, LLC

Printed Name of Authorized Signatory (if different from Applicant)

Eric Lambeth

Position/Relationship of Authorized Signatory to Applicant

manager

Owner Signature (if different than Applicant)

Eric Lambeth

Owner Address

727 Jaeco Caudill Drive

Asheboro, NC 27205

Telephone Number

336-633-1025

Printed Name of Authorized Signatory (if different from Owner)

Position/Relationship of Authorized Signatory to Owner

STAFF USE

Received by: John Evans Date: 10-11-24 Case Number: SUP-24-02

SPECIAL USE PERMIT PROCEDURE INFORMATION

The granting of a Special Use Permit is a quasi-judicial process requiring sworn testimony. The testimony given should be directed at providing evidence that supports the application. Such evidence shall address the following four items. Failure to address these items will result in the delay or denial of your request.

- 1) That the use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved.
- 2) That the use meets all required conditions and specifications.
- 3) That the use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity, and
- 4) That the location and character of the use, if developed according to the plan ~~as submitted and approved, will be in harmony with the area in which it is to~~ be located and in general conformity with the plan of development of Asheboro and its environs.

The City Council shall make these general findings based upon substantial evidence contained in the proceedings. It shall be the responsibility of the applicant to present evidence in the form of testimony, exhibits, documents, models, plans, and the like to support the application for approval of a Special Use Permit.

I have read and received a copy of the above information regarding the testimony and the evidence required at the public hearing for the Special Use Permit for which I have made an application. I understand my responsibilities in this matter. I have also received the opinion of the North Carolina Bar Association regarding legal representation in quasi-judicial proceedings.

Applicant x Jallo General Contracting, LLC

Date 9-16-2024

Received by staff: _____

**CITY OF ASHEBORO
NOTICE OF SPECIAL USE PERMIT HEARING**

This is to notify you that I (we), Jaeco General Contracting, LLC
have filed an application with the City of Asheboro for a Special Use Permit for the
property located 727 Jaeco Caudill Road Asheboro NC
for the purpose of Installing a 10'x30' Digital LED Billboard that is 30ft tall from Grade
to top of sign.

On Thursday, _____, 2024 at 7:00 pm the City Council will hold a
public hearing on the Special Use Permit request. The meeting will be held in the City
Council Chambers, 146 North Church Street, Asheboro, NC. The Council, after
considering the information/testimony presented during the public hearing and reviewing
the report of the Planning and Zoning Department, will take action on the application.
Such action may include approval of the request, denial of the request, or approval of a
modified version of the request on the basis of the Council's determination that such
action is reasonably necessary to promote the public health, safety, or general welfare
and to achieve the purposes of the adopted Land Development Plan. The meeting is
open to the public and your participation is encouraged. If you have any questions,
please contact the Planning and Zoning Department at 336-626-1201 Ext. 2325. In
addition, you may contact me (or my representative Mack Summey, Jr., PE at
336-633-1025 or 336-328-0902.



Quasi-Judicial Hearing (Case No. SUP-24-02) continued from December 5, 2024 and January 9, 2025: An application for a Special Use Permit for property located at 727 Jaeco Caudill Drive totaling approximately 9.5 acres +/- and more specifically identified by Randolph County Parcel Identification Number 7740511663, to authorize a new land use classified as "Signs, Off premise Billboard & Poster Panel, etc." continued from the December 5, 2024 City Council meeting.

The following additional information was provided by the applicant.



Digital Billboard Quote

CUSTOMER CONTACT INFORMATION

Jaeco Precision Inc.
727 Jaeco Caudill Drive
Asheboro, NC 27205
(336) 633-1025

WATCHFIRE DIGITAL BILLBOARD SALES AGREEMENT

Quote Number: 2319555 - rev. 1
Model Number: OA16.M
Sign ID: 1832625
Quote Date: 10/26/2023
Quote Valid: 15 Days
Customer Number: 9129068

DESIGNED TO STAND OUT

LEDs per Pixel: Three (one red, one green, one blue)
Pixel/LED Density: 324/972 per square foot
Single-Bin LEDs: For color accuracy
Color Calibration: Whole sign at factory - color and brightness
Brightness: 7,500 nits; 5,000 nits at year 10
Contrast: Matte louver
Color Capability: Min. 18.0 Quadrillion; Calibrated True White

ENGINEERED TO STAND UP

Moisture Protection: Complete silicone encapsulation
Connections: Just two per module
Construction: All aluminum, mitered corners
Weight: 9lbs per square foot (see eng. drawing for more detail)
Signal: Patent-pending multi-channel data

PROVEN TO PERFORM

Software: Ignite® OA - Includes advertiser access
Personalized Service: Includes project management & sales training
Diagnostics: Included for life - To individual LED Level
POP Reports: Included for life
Help Desk: Included for life
Operator Tool Kit: Included



Buyer acknowledges that prior to executing this Agreement Buyer has read or has had the opportunity and means to review the TERMS OF SALE and Seller's LIMITED WARRANTY, SOFTWARE LICENSE, AND LIMITATION OF LIABILITIES AND REMEDIES at <http://watchfiresigns.com/terms-and-conditions-of-sale> or in the alternative, a hard copy has been provided to Buyer and its receipt is acknowledged. This quote/offer is expressly limited to the acceptance by the buyer of its exact terms, including the terms of the sales and seller's limited warranty, software license, and limitation of liabilities and remedies, all of which are a part of agreement. Any purchase order or related documents buyer issues to seller (even if it contains terms in addition to or inconsistent with the terms of this agreement) for this transaction shall constitute buyer's unconditional agreement to be bound exclusively by the seller's terms and conditions of this agreement, and buyer hereby agrees that such additional or inconsistent terms shall not apply nor become a part of this agreement.

ORDER ACCEPTANCE | Please Sign and Return

Job Site
(2) 10X30 (16mm & 19mm)
727 Jaeco Caudill Drive
Asheboro, NC 27205

Shipping Address
Jaeco Precision Inc.
727 Jaeco Caudill Drive
Asheboro, NC 27205

Sign Price:

a. Shipping:
b. Estimated Sales Tax (6.922%):

OA Freight

PRODUCT SPECIFICATIONS - M Class

Cabinet Size | Style: 10ft x 30ft x 8in D | Front/Rear Service
Pixel Pitch | Matrix: True 16mm | 162 X 522
Compliance Information: Verified up to IBC 2021 and ASCE7-16, UL48, CUL48, UL Energy Efficiency Verified
Wind Load Capacity: 180 mph
Electrical Service: 240 Volts, Single Phase
Mfg. Lead Time: 6+ weeks

INCLUDED OPTIONS

Communications: Broadband Wireless (Internal), Including Set-Up
Software: Ignite OA®
Software Training: Web Based Software Training
Power Requirements: Standard As Quoted
Temperature Sensor: w/100-Step Photocell w/50 ft Cable
Sign Mounting Kit: 1-Beam Clamps
Web Camera: Sign View BBW
Technician On-Site: During Installation
Warranty: 10-Year Parts Warranty/750302 Field Labor Warranty - 1 year Monitor, Diag, Dispatch, Labor
Spare Parts Kit: 16mm WDO Standard
Spare Parts Storage: Weatherproof Box

PROMOTIONS

The Watchfire Advertising Plan

Watchfire's Advertising Plan incentive reduces the upfront price of your display.

Save on your purchase and have advertising in place when your billboard leaves the factory. Contact your Watchfire rep for more information.

NOTES

Customer Name/Title: _____

Customer PO#: _____

Signature: _____

Date: _____

SALES CONTRACT AND SECURITY AGREEMENT

OUTDOOR SPECIALIST, INC.

P.O. BOX 729

AUGUSTA, GA 30903

PH #(706) 823-0075 ** FAX #(706) 823-9987

(Seller)

PROPOSAL

BUYER	JOB INFORMATION
Jaeco Precision	Job # 11756
	Location:
	City Asheboro State NC
Property Owner or Contact Mr. Jeff Callicutt	Phone # 336/240-3211 Date October 26, 2023

The above named "Seller" and "Buyer" hereby agree as follows: Seller has sold to Buyer upon the terms herein stated including the conditions printed on the reverse side of this page the following (hereinafter the "Structure"):

One monopole sign structure designed to support and display two 10'x30' LED units supplied by customer, 30' To the Top, Center Pole, Back/Back. (Structure designed to support two LED units.) (No aprons)

PRICE INCLUDES: -Certified engineering to local requirements.
 -Extra pipe for embedment.
 -NO outside platforms; 2' wide upper & lower inside catwalks.
 -LED hanging attachments.
 -Safety package and flex ready.
 -Ladder access to upper inside catwalks beginning 12' off grade.
 -Primed and painted per customer's specifications.
 -Nuts and bolts for assembly.
 -Delivery to Asheboro, NC. (*Freight subject to increase @ invoicing due to rising fuel cost.*)
 -Installation assuming (see reverse for additional terms):
 a) Good soil conditions. b) Space at the site to work. c) Not responsible for underground obstructions. d) Complete unhindered access to site. e) No union connected costs.

NOTES: -Price does not include any state or local taxes, prevailing wages, licenses, permits or fees.
 -Installation includes augured footing with 6 yards of concrete and removal of non-contaminated soils with customer providing dump site within 5 miles of jobsite. If contamination, special testing requirements exists or if cost exceeds \$200 per load, extra charges may apply.
 -If an alternate footing is required (rock or wet drill), extra charges will apply.
 -Price includes installation of two clamps on LED units supplied by customer at the time of structure install.
 -Contractor license is extra if needed.
 -For DBI fall protection ADD \$650 per ladder: Yes___, No___, Qty.___.
 -With the prices of concrete becoming so volatile, our price includes the number of yards @ \$175.00 per yard. Any deviance to be billed once job is completed. -Contract price subject to review after two weeks from proposal date and at time of confirmation due to unstable steel prices.

THANK YOU FOR THE OPPORTUNITY TO QUOTE....WE HOPE TO RECEIVE YOUR ORDER!

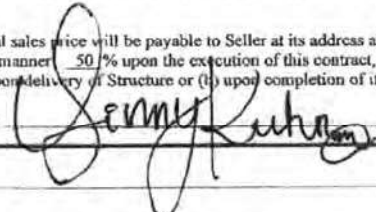
All charges at law, building permit fees, license fees, taxes and any extra charges as further outlined in this contract shall be paid by Buyer promptly upon receipt of an invoice therefore.

Our invoices are due and payable upon receipt of invoice. A late payment charge of 1 1/2% per month (an ANNUAL PERCENTAGE OF 18%) will be made on any balance more than 30 days after invoice date. If the amount due Seller is collected by or through an attorney after maturity, Buyer agrees to pay Seller's reasonable attorney's fees.

Until full payment is received by the Seller, the Structure shall remain the property of Seller and Buyer hereby grants to Seller a security interest in the Structure erected on the premises by the Seller. Further, until full payment is received by the Seller, including all interest accrued under this Agreement, the Buyer agrees to and shall, upon written notice from the Seller to the Buyer, assign any and all leases which may be in existence for the Structure, including the proceeds there from, to the Seller. In the event any payment is more than 60 days past due, such failure to pay shall constitute a default on the part of the Buyer and the Seller shall have the option to exercise all remedies given to it by the Uniform Commercial Code of Georgia to remove from the site the Structure erected by the Seller, and the Buyer hereby waives all claim or right of action or trespass or damage resulting from or connected with such repossession or suspension of work.

Buyer hereby agrees to pay to Seller for said Structure and installation, if provided for, the sum of \$ _____ (subject to the terms and conditions of this contract) which price does not include any licenses, taxes, permits, or fees which may be levied or imposed by any state, county, municipal or other local governmental body upon or in connection with the sale or installation of any of the materials listed herein. Notwithstanding any statute, regulation or ruling to the contrary, any such items shall be charged to and paid by Buyer. Where required or permissible sales tax will be paid directly to local government by Buyer.

The total sales price will be payable to Seller at its address above in the following manner: 50% upon the execution of this contract, with balance due: (a) upon delivery of Structure or (b) upon completion of its installation.

Signature:  Seller

Acceptance of Proposal - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date Accepted _____

Signature _____

Signature _____

SIGN AND RETURN TO CONFIRM ORDER



Helping you find a
place to call "HOME".

MIKE DENNIS
336-465-1260

allen
tab
Realtor



Helping you find a
place to call "HOME"

MIKE DENNIS
336-465-1260

tate
Realtors



AMENDMENT 1 - FOR PROFESSIONAL SERVICES AGREEMENT

CITY OF ASHEBORO OWNER ADVISOR - WOLFSPEED WATER MAIN EXTENSION PROJECT JANUARY 2025

Background

The City of Asheboro (Asheboro) has agreed to provide up to 3 MG of treated water to support the Wolfspeed Chatham Advanced Manufacturing (CAM) site. This will require the construction of a new 12-mile-long water main located between the eastern most limits of Asheboro and the western part of Siler City. The new main will primarily be located within the US Hwy 64 corridor and pass-through Franklinville, Ramseur, unincorporated areas of Randolph County and Chatham County, and possibly into Siler City. Asheboro has received a direct allocation of \$55 million from the North Carolina Legislature in to construct the new main and support the new Wolfspeed water main extension project.

Approach

HDR Engineering, Inc. of the Carolinas (Owner Advisor or OA) will continue to serve as an extension of Asheboro's staff and work to align the project team their priorities through Phase 2 of the project. Under this Amendment - 1, the OA can provide, but is not limited to, the following services:

- project administration and support
- general advisory services
- funding assistance
- DB contract review and negotiation support
- project design reviews
- cost estimating
- technical support services
- construction support services
- start-up support services for the project

The scope of services presented herein is the continuation of the previously split two phases:

- Phase 2 – Construction OA Services: This Amendment -1 will cover construction activities following completion of the 60% design and GMP approval.

General Tasks and Activities

Unless noted otherwise, the following assumptions are used for all tasks:

- Phase 2 is anticipated to last approximately 16 months.
- Meetings will be held at Asheboro's offices, unless otherwise noted.
- Unless otherwise noted, DB contractor will be responsible for arranging meeting times, handling meeting agendas, notes, and materials.
- OA will support Asheboro's decision-making processes throughout the Project, but Asheboro holds the sole decision-making authority, not the OA.
- OA will not perform geotechnical or field investigation studies. These studies will be performed by the DB team.

- DB team is responsible for addressing Asheboro/OA comments; OA has no responsibility for updates or modifications to design documents or other DB team deliverables.
- By performing these services, the OA shall not have authority or responsibility to supervise, direct, or control the DB team's work, means, methods, techniques, sequences, safety, or procedures of construction.
- Services provided under this Amendment -1 agreement are calculated as an assumed number of days per week of support that will be required based on the scope of services and Project requirements.

Deliverables will follow OA standards for memoranda and cost estimating.

- Asheboro is responsible for communication with all other governmental agencies and community groups not otherwise noted below.
- Asheboro is responsible to provide access to all properties that need to be accessed during the duration of this project.
- Asheboro to pay for all permitting and agency review fees.

Phase 2 - Scope of Services

Task 1 – Project and DB Contract Administration

The purpose of this task is to monitor, control and adjust scope, schedule, and budget for the OA, as well as provide monthly status reporting, accounting, and invoicing. This task has been amended to cover construction administration services and support through Phase 2.

OA Services

1. Project Administration Services
 - a. Provide a monthly progress report that summarizes work completed, work expected to occur, DB and OA invoicing status, total Project budget status, status by Project component, approved contract amendments, potential change orders, and other relevant Project information.
 - b. Prepare a Construction Management Plan (Project Guide) outlining scope of construction, team organization, schedule, and communication information.
 - c. Prepare monthly invoices provide in the OA's invoicing format.
 - d. Coordinate with the OA project team and manage the DB project team.
 - e. Review and provide comments on DB monthly pay requests.
2. Project Meetings
 - a. Attend monthly project progress meetings with Asheboro and DB team.
 - b. Attend weekly DB team update meetings. No weekly update meeting is expected to occur the week monthly progress meetings are held.
3. Risk Management
 - a. Develop overall Asheboro's project risk register (DB will keep and maintain their own risk register).
 - b. Review schedule and identify changes and potential impacts.
 - c. Monthly review of schedule and cost risks and update risk register
 - d. Support the management of the mitigation actions for each critical Project risk.
 - e. Develop value engineering recommendations about how to mitigate and/or avoid risks.

- f. Provide various recommendations for new value engineering opportunities.
- 4. Project Controls and Schedule
 - a. Develop and maintain the Master Project Schedule (MPS) on a bi-weekly basis and as required with the completion of significant construction milestones.
 - b. Develop a plan for project cost control and monitor project costs.
 - c. Document Management
 - i. Serve as the record keeper on behalf of Asheboro for documents associated with the project development from construction through start-up.
 - ii. Utilize ProjectWise or SharePoint to organize and store final records. Asheboro will be provided access through the duration of the Project. At the end of the Project, Asheboro will be provided a digital record of Project files.

Asheboro Responsibilities

1. Participate in all project management meetings.
2. Timely processing and payment of invoices.
3. Review and process contract change requests and amendments, if needed.

Assumptions

1. The Phase 2 task is scheduled to last 16 months and be in alignment with the DB's Phase 1 – Preconstruction Services contract.
2. It is assumed that 16 monthly project meetings will be held with Asheboro. Monthly progress meetings are expected to be up to two (2) hours in duration and will include up to two (2) OA representatives.
3. It is assumed up to 53 weekly DB update meetings will be held. No weekly update meeting will be held during weeks when monthly progress meetings are scheduled. Weekly update meetings are expected to be 30 minutes or less.

Deliverables

1. Monthly reports and invoices (one copy with invoice will be emailed as a PDF file).
2. Monthly project schedule and budget updates.
3. Risk register.

Task 2 – Permitting Management

There are no proposed changes to Task 2 as part of this Amendment for Phase 2 services.

Task 3 – DB Contract Development, RFQ Advertisement and Procurement

There are no proposed changes to Task 3 as part of this Amendment for Phase 2 services.

Task 4 – Project Criteria Development

There are no proposed changes to Task 4 as part of this Amendment for Phase 2 services.

Task 5 – Funding Assistance

There are no proposed changes to Task 5 as part of this Amendment for Phase 2 services.

Task 6 – Cost Estimating Review

There are no proposed changes to Task 6 as part of this Amendment for Phase 2 services.

Task 7 – 30%, 60% Design Reviews, Quality Assurance (QA), and Value Engineering (VE)
There are no proposed changes to Task 7 as part of this Amendment for Phase 2 services.

Task 8 – Early Work Package / Early Procurement Support

There are no proposed changes to Task 8 as part of this Amendment for Phase 2 services.

Task 9 – GMP Review and Negotiations

There are no proposed changes to Task 9 as part of this Amendment for Phase 2 services.

Task 10 – As-Needed Support

Task 11 – Construction Administration and Observations

The purpose of this task is to provide construction administration and observation support to Asheboro during Project construction.

OA Services

1. Review DB's key equipment and material construction submittals for quality assurance.
2. Review and distribute DB's requests for information (RFIs) for quality assurance.
3. Review and distribute DB's submittals and scope for quality assurance.
4. Perform site visits and quality assurance observations to verify DB compliance.
 - a. Site observations and liaison with Owner and DB Contractor.
 - b. Monitor site conditions.
 - c. Review onsite material testing and special inspection reports.
 - d. Observe field tests.
 - e. Support substantial and final completion documentation.
 - f. Resident Project Representative (RPR) - Monitor, record and maintain rock quantities encountered by DB Contractor.
 - i. Daily logbook
 - ii. Progress reports
 - g. Attend monthly and weekly progress meetings.
5. Liaison between Owner and BD Contractor.
6. Support substantial and final completion document preparation.
7. Attend weekly and monthly construction progress meetings.
8. Review DB contractor payment applications.

Assumptions

1. It is anticipated that up to 20 submittals will be reviewed.
2. It is anticipated that there will be up to 20 RFIs.
3. It is anticipated that there will be up to five (5) change orders.
4. 64 non-RPR site visits are anticipated with up to 2 OA staff in attendance.

Deliverables

1. Review comments on submittals, change orders, and RFIs.
2. Progress reports.

Schedule

The term for the Phase 2 scope of services is approximately 16 months from notice to proceed (NTP) and assumes a NTP in January 2025.

Compensation

Compensation to the OA for Phase 2 (Amendment-1) scope of services will be on a time and materials basis with a not to exceed basis for an amount of \$465,857. The table below provides compensation by task based on the attached rate schedule (Attachment B). Hours may be shifted around tasks as the project develops. Total fee will not be exceeded without written approval by Asheboro.

Phase 2 Tasks	Hourly Not to Exceed Original Budget	Amendment No. 1 Labor Hours	Amendment No. 1 Labor Costs	Hourly Not to Exceed Total Budget
Task 1 – Project and DB Contract Administration	\$155,476	368	\$65,592	\$221,068
Task 2 – Permitting Management	\$5,280	N/A	(\$2,557)	\$2,723
Task 3 – DB Contract Development, RFQ Advertisement and Procurement	\$40,300	N/A	N/A	\$40,300
Task 4 – Project Criteria Development	\$14,440	N/A	N/A	\$14,440
Task 5 – Funding Assistance	\$22,560	N/A	(\$9,163)	\$13,397
Task 6 – Independent Cost Estimating	\$40,860	N/A	(\$9,499)	\$31,361
Task 7 – 30%, 60% Design Reviews, QA and VE	\$28,040	N/A	N/A	\$28,040
Task 8 – Early Work Package/Early Procurement Support	\$11,020	N/A	(\$4,270)	\$6,750
Task 9 – GMP Review and Negotiations	\$12,000	N/A	N/A	\$12,000
Task 10 – As-Needed Support	\$25,000	N/A	N/A	\$25,000
Task 11A – Construction Administration	N/A	460	\$112,414	\$112,414
Task 11B – Construction Observations	N/A	1492	\$313,340	\$313,340
TOTAL	\$354,976	2,320	\$465,857	\$820,833

Terms and Conditions of Agreement

We propose to furnish our services as described herein in accordance with Attachment A, “Terms and Conditions of Agreement”.

If you are in agreement with the services described herein and wish for HDR to proceed as the OA for this project, please sign below and return one copy of the agreement for our files.

HDR Engineering, Inc. of the Carolinas

By: _____

Jonathan Henderson, PE

Print Name

City of Asheboro, North Carolina

By: _____

John N. Ogburn, III

Print Name

Title: _____

Title: City Manager

Date: _____

Date: _____

Print Name: _____

Date: _____

PRE-AUDIT STATEMENT:

This instrument has been pre-audited in the manner required by the Local Government Budget and Fiscal Control Act.

Finance Officer

Date

Attachment B – Hourly Rates Schedule

Services will be performed on an hourly rate basis using the rates shown in the table below.

Job Title/Classification	2025 Hourly Rate*
Principal in Charge / Senior Management Consultant	\$341.80
Senior Project Manager	\$309.25
Senior Technical Specialist	\$271.27
Project Engineer	\$189.89
Engineering Intern	\$135.64
Senior Estimator	\$320.09
Estimator	\$179.04
Accounting / Project Coordinator	\$146.49
Administrative	\$98.8

Additional codes and classifications may be utilized in the implementation of the services if authorized by Asheboro.

*Hourly rates will escalate 4% on an annual basis, based on calendar year, but will be held constant for the first 11 months from the date of this agreement.