



PLANNING COMMISSION
REGULAR MEETING
AGENDA

April 7, 2026
6:00 PM

Council Chambers, Rocky Mount Municipal Building
345 Donald Avenue, Rocky Mount, Virginia

When speaking before Planning Commission, please come to the podium and give your name and address for the record. Please address the Planning Commission and not the audience. If you provide Planning Commission with any documentation, please also give a copy to the clerk prior to speaking.

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1. Roll Call
 2. Hearing of Citizens
 3. Approval of Agenda
 4. Approval of Draft Minutes
 - 4.1. March 3, 2026 - Regular Meeting Minutes
 5. Public Hearing
 - 5.1. Zoning Map Amendment - Official zoning classifications for 278 new Town parcels from the Boundary Line Adjustment with Franklin County.
 - Staff Comment
 - Public Comment
 6. Report of the Planning & Zoning Administrator
 7. Committee Reports (None)
 8. Old Business
 9. New Business
 10. Adjournment

**TOWN OF ROCKY MOUNT
PLANNING COMMISSION
REGULAR MEETING MINUTES
March 3, 2026
6:00 P.M.**

The Planning Commission of the Town of Rocky Mount, Virginia met in the Council Chambers of the Rocky Mount Municipal Building, located at 345 Donald Avenue, Rocky Mount, Virginia, at 6:00 p.m. on March 3, 2026, for its regular monthly meeting with Chair Bud Blanchard presiding.

Commission Members Present:

- Chair Bud Blanchard
- Vice Chair Bobby Thompson
- Bill Ball
- Will Waller
- John Tiggle
- Janet Stockton
- Ina Clements

Commission Members Absent:

- None

Staff Members Present:

- Planning & Zoning Administrator Jessica Angle
- Planning Commission Secretary Cherie Compton

HEARING OF CITIZENS

None at this time

APPROVAL OF AGENDA

Additions or Corrections: None

Motion: To approve the agenda as presented

Motion By: Member Janet Stockton

Second: Member Ina Clements

Action: Approved by a unanimous vote of members present

REVIEW AND CONSIDERATION OF MINUTES

Let the record show that prior to the meeting, the Planning Commission received the following draft minutes for review and consideration of approval:

February 3, 2026 - Regular Meeting Minutes

Additions or Corrections: None

Motion: To approve minutes as presented

Motion By: Member John Tiggle

Second: Vice Chair Bobby Thompson

Action: Approved by unanimous vote of members present

PUBLIC HEARINGS

5 Year Capital Improvement Plan

Finance Director Vincent Copenhaver presented the Capital Improvement Plan and an open discussion ensued. Let the record show there were no comments from the public.

Motion: Recommend Town Council approve the Capital Improvement Plan as presented by staff for July 1, 2026 and concluding on June 30, 2031

Motion By: Member John Tiggle

Second: Member Janet Stockton

Action: Approved by unanimous vote of members present

REPORT OF PLANNING & ZONING ADMINISTRATOR

Zoning Administrator Jessica Angle presented several Planning & Zoning updates

OLD BUSINESS

None at this time

NEW BUSINESS

None at this time

Hearing no further comments, Chair Blanchard asked for a motion to adjourn.

ADJOURNMENT

Motion to Adjourn By: Member Janet Stockton

Second: Member Ina Clements

Action: Approved by a unanimous vote of members present

Time of Adjournment: 6:17 p.m.

Bud Blanchard, Chair

ATTEST:

Cherie Compton, Secretary

Draft



STAFF REPORT

PURPOSE: Official Zoning Map Amendment – Boundary Adjustment Areas

HEARING DATES: Planning Commission, April 7, 2026
Town Council, April 13, 2026

BACKGROUND:

On December 22, 2025, a boundary adjustment between Franklin County and the Town of Rocky Mount became effective. As a result of this action 278 parcels were incorporated in the Town Limits.

Pursuant to the Code of Virginia and the Rocky Mount Zoning and Subdivision Ordinance, all parcels within the Town must be assigned a zoning classification and included on the Official Zoning Map. At the time of incorporation, parcels are assigned temporary zoning classifications until the formal rezoning process is completed; in this case, 277 previously non-zoned parcels were designated R-1, and one parcel was designated RA (Agricultural).

APPLICABLE REGULATIONS:

RA, Residential Agricultural. This District is comprised of very low-density, single-unit homes and agricultural uses. The regulations of this District are designed to stabilize and protect the basic characteristics of the District, and to prohibit all intensive commercial activities. Development and permitted uses are limited to dwellings providing homes for residents and agricultural uses on larger tracts of land.

R1, Residential – Low Density. This District is comprised of low-density, single-unit dwelling neighborhoods. The regulations for this District are designed to stabilize and protect the essential characteristics of the District, and to prohibit all intensive commercial activities. Development and permitted uses are limited to residential dwellings plus certain additional uses such as schools, parks, churches, and certain public facilities that serve the residents of the District.

R3, Residential - High Density. This district is comprised of medium to high density, single- and two-unit dwellings, multiple-unit dwellings, and townhouses located between or adjacent to other residential and commercial uses.

Public/Open Space. The intent of this District is to preserve specific areas from private development due to natural conditions of soil, slope, susceptibility to flooding or erosion, geological condition, vegetation, or a combination of these conditions which makes such lands unsuitable for development. This district also includes lands which are publicly owned and therefore would not support private development.

PURPOSE

The purpose of the public hearing is to assign zoning classifications to the affected parcels in a manner that:

- Reflects existing land use patterns
- Maintains consistency with surrounding zoning districts
- Aligns with the Town’s Comprehensive Plan
- Prevents the creation of nonconforming uses where possible

PROPOSED ZONING

Staff reviewed each parcel included in the boundary adjustment area and is recommending zoning designations based on current use and neighborhood characteristics as well as the best future use of the parcels.

The majority (211) of the parcels are proposed to be zoned RA – Residential Agricultural, sixty-three parcels are proposed to be R1, Residential Low Density, three parcels are proposed to be zoned R3, Residential High Density, and one parcel is proposed to be zoned POS, Public/Open Space. A detailed list of parcels and their corresponding proposed zoning classification and maps are included in the attached exhibits.

These designations are intended to reflect the existing character of the areas and maintain compatibility with surrounding neighborhoods.

STAFF ANALYSIS:

Conformance with Comprehensive Plan:

The proposed zoning classifications are consistent with the goals of the Town’s Comprehensive Plan, which supports increasing opportunities for affordable housing, preventing non-conformities, and preserving existing neighborhood characteristics.

Compatibility with Surrounding Uses:

The recommended zoning aligns with adjacent properties and minimizes potential land use conflicts.

Nonconformities:

Staff made efforts to assign zoning that reduces or eliminates nonconforming situations. However, any existing uses that do not conform to the assigned zoning will be subject to the provisions of the Town’s zoning ordinance regarding nonconforming uses.

Staff Recommendation:

Staff recommends that the Planning Commission recommend approval to Town Council for the adoption of the zoning map amendment as presented.

POSSIBLE MOTIONS:

Approval:

I move to recommend Town Council approve the zoning classifications for the 278 parcels within the boundary adjustment area as listed on the parcel list and accompanying maps.

Denial:

I move to recommend Town Council deny the zoning classifications for the 278 parcels within the boundary adjustment area as listed on the parcel list and accompanying maps (on the following grounds, if needed): _____

PREPARED BY: Jessica L. Angle, Planning & Zoning Administrator

TOWN OF ROCKY MOUNT AFFIDAVIT OF MAILING

I, Cherie Compton, Clerk for the Town of Rocky Mount Planning Commission, do hereby certify that on March 12, 2026, I mailed by **first-class mail, postage prepaid**, a true and correct copy of the following notice:

(Brief description of notice – e.g., “Notice of Public Hearing before the Town Council and Planning Commission regarding [case name/number]”)

to the property owners and/or parties of interest as required by the Town Code of Rocky Mount and the Code of Virginia. A list of those to whom notice was mailed is attached hereto and incorporated as **Exhibit A**.

Said notices were placed in the United States Mail at Rocky Mount, Virginia, with proper postage affixed.

This certification is made in compliance with the notice requirements of the Town Code of Rocky Mount and the Code of Virginia.

****Certified this 12 day of March, 2026.****

Signature

Name: Cherie Compton
Title: Planning Commission Clerk
Town of Rocky Mount, Virginia

EXHIBIT A

List of Property Owners and/or Parties of Interest Notified

See attached parcel list

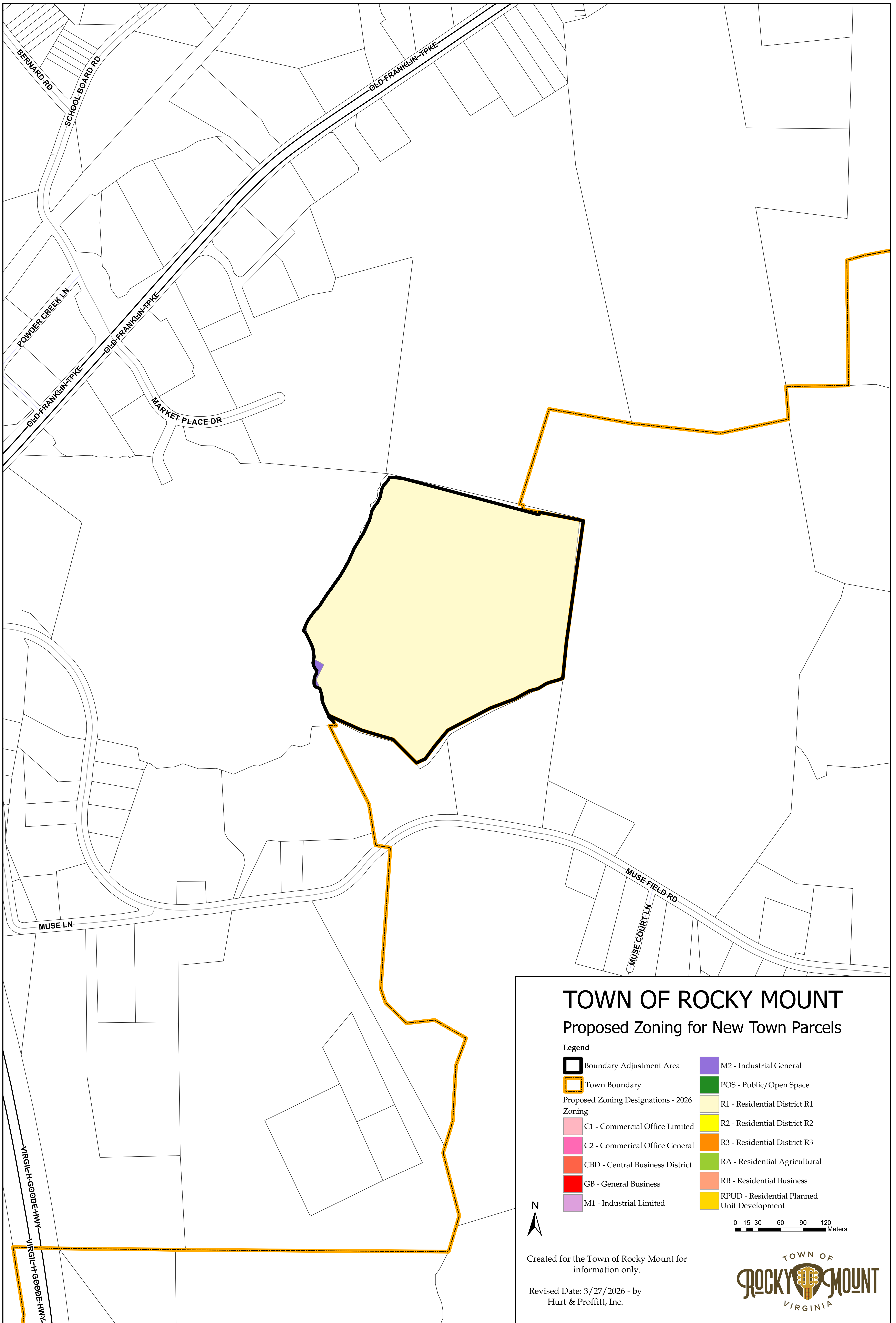
Parcel PIN	911 House #	911 Street Name	Proposed Zoning
0630014400	1654	SCUFFLING HILL RD	POS, Public/Open Space
0630107300	70	BELMONT DR	R1, Residential - Low Density
0630107400	60	BELMONT DR	R1, Residential - Low Density
0630107600	20	BELMONT DR	R1, Residential - Low Density
0630107700	15	BELMONT DR	R1, Residential - Low Density
0630107701	45	BELMONT DR	R1, Residential - Low Density
0630113200	115	BELMONT DR	R1, Residential - Low Density
0630114500	152	CREEKWOOD DR	R1, Residential - Low Density
0630017900	15	DILLARD LN	R1, Residential - Low Density
0630017902	115	DILLARD LN	R1, Residential - Low Density
0630106100	104	DILLARD LN	R1, Residential - Low Density
0630106200	120	DILLARD LN	R1, Residential - Low Density
0630113001	145	DILLARD LN	R1, Residential - Low Density
0630113800	185	DILLARD LN	R1, Residential - Low Density
0630114000	225	DILLARD LN	R1, Residential - Low Density
0630114100	245	DILLARD LN	R1, Residential - Low Density
0630106300	105	FOREST HILL LN	R1, Residential - Low Density
0630106400	120	FOREST HILL LN	R1, Residential - Low Density
0630106500	114	FOREST HILL LN	R1, Residential - Low Density
0630106600	60	FOREST HILL LN	R1, Residential - Low Density
0630106700	52	FOREST HILL LN	R1, Residential - Low Density
0630106900	25	FOREST HILL LN	R1, Residential - Low Density
0630107100	45	FOREST HILL LN	R1, Residential - Low Density
0630107200	85	FOREST HILL LN	R1, Residential - Low Density
0630106800	245	GREENVIEW DR	R1, Residential - Low Density
0630107000	195	GREENVIEW DR	R1, Residential - Low Density
0630107500	165	GREENVIEW DR	R1, Residential - Low Density
0630107800	75	GREENVIEW DR	R1, Residential - Low Density
0630108200	220	GREENVIEW DR	R1, Residential - Low Density
0630108300	200	GREENVIEW DR	R1, Residential - Low Density
0630108500	140	GREENVIEW DR	R1, Residential - Low Density
0630108600	130	GREENVIEW DR	R1, Residential - Low Density
0630108700	100	GREENVIEW DR	R1, Residential - Low Density
0630108800	80	GREENVIEW DR	R1, Residential - Low Density
0630108900	50	GREENVIEW DR	R1, Residential - Low Density
0720006001	3336	RAKES RD	R1, Residential - Low Density
0630109200	1570	SCUFFLING HILL RD	R1, Residential - Low Density
0630109302	1630	SCUFFLING HILL RD	R1, Residential - Low Density
0630017901	Vacant	BELMONT DR	R1, Residential - Low Density
0630025400	Vacant	MARKETPLACE DR	R1, Residential - Low Density
0630106000	Vacant	DILLARD LN	R1, Residential - Low Density
0630107900	Vacant	GREENVIEW DR	R1, Residential - Low Density
0630108000	Vacant	GREENVIEW DR	R1, Residential - Low Density
0630109000	Vacant	GREENVIEW DR	R1, Residential - Low Density
0630109100	Vacant	GREENVIEW DR	R1, Residential - Low Density
0630109301	Vacant	SCUFFLING HILL RD	R1, Residential - Low Density
0630113002	Vacant	DILLARD LN	R1, Residential - Low Density
0630113300	Vacant	DILLARD LN	R1, Residential - Low Density
0630113400	Vacant	DILLARD LN	R1, Residential - Low Density
0630113500	Vacant	DILLARD LN	R1, Residential - Low Density
0630113600	Vacant	DILLARD LN	R1, Residential - Low Density
0630113700	Vacant	DILLARD LN	R1, Residential - Low Density
0630114200	Vacant	CREEKWOOD DR	R1, Residential - Low Density
0630114300	Vacant	CREEKWOOD DR	R1, Residential - Low Density
0630114400	Vacant	CREEKWOOD DR	R1, Residential - Low Density
0720006000	Vacant	RAKES RD	R1, Residential - Low Density
2110000300	Vacant	GREENVIEW DR	R1, Residential - Low Density

Parcel PIN	911 House #	911 Street Name	Proposed Zoning
2110000400	1490	SCUFFLING HILL RD	R1, Residential - Low Density
2110000500	1460	SCUFFLING HILL RD	R1, Residential - Low Density
2110000600	1450	SCUFFLING HILL RD	R1, Residential - Low Density
2110000700	1420	SCUFFLING HILL RD	R1, Residential - Low Density
2110004400	Vacant	CREEKWOOD DR	R1, Residential - Low Density
2110004300	Vacant	CREEKWOOD DR	R1, Residential - Low Density
2110004200	236	DILLARD LANE	R1, Residential - Low Density
0630004901	36	SHAMEKA LN	R3, Residential High Density
2010000900	1545	NORTH MAIN ST	R3, Residential High Density
0630002700	Vacant	DIAMOND AVE	R3, Residential High Density
0630010000	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630100100	661	CIRCLE VIEW ST	RA, Residential Agricultural
0630100500	57	CIRCLE VIEW ST	RA, Residential Agricultural
0630100600	75	CIRCLE VIEW ST	RA, Residential Agricultural
0630100700	93	CIRCLE VIEW ST	RA, Residential Agricultural
0630100800	111	CIRCLE VIEW ST	RA, Residential Agricultural
0630101000	139	CIRCLE VIEW ST	RA, Residential Agricultural
0630101300	209	CIRCLE VIEW ST	RA, Residential Agricultural
0630101400	257	CIRCLE VIEW ST	RA, Residential Agricultural
0630101500	339	CIRCLE VIEW ST	RA, Residential Agricultural
0630101600	359	CIRCLE VIEW ST	RA, Residential Agricultural
0630101700	369	CIRCLE VIEW ST	RA, Residential Agricultural
0630101800	385	CIRCLE VIEW ST	RA, Residential Agricultural
0630102000	439	CIRCLE VIEW ST	RA, Residential Agricultural
0630102100	449	CIRCLE VIEW ST	RA, Residential Agricultural
0630102200	479	CIRCLE VIEW ST	RA, Residential Agricultural
0630102300	505	CIRCLE VIEW ST	RA, Residential Agricultural
0630102400	513	CIRCLE VIEW ST	RA, Residential Agricultural
0630102500	525	CIRCLE VIEW ST	RA, Residential Agricultural
0630102600	545	CIRCLE VIEW ST	RA, Residential Agricultural
0630102800	574	CIRCLE VIEW ST	RA, Residential Agricultural
0630103100	510	CIRCLE VIEW ST	RA, Residential Agricultural
0630103200	490	CIRCLE VIEW ST	RA, Residential Agricultural
0630103300	468	CIRCLE VIEW ST	RA, Residential Agricultural
0630103400	450	CIRCLE VIEW ST	RA, Residential Agricultural
0630103500	444	CIRCLE VIEW ST	RA, Residential Agricultural
0630103600	426	CIRCLE VIEW ST	RA, Residential Agricultural
0630103700	404	CIRCLE VIEW ST	RA, Residential Agricultural
0630103800	386	CIRCLE VIEW ST	RA, Residential Agricultural
0630103900	356	CIRCLE VIEW ST	RA, Residential Agricultural
0630104000	336	CIRCLE VIEW ST	RA, Residential Agricultural
0630104100	318	CIRCLE VIEW ST	RA, Residential Agricultural
0630104200	320	CIRCLE VIEW ST	RA, Residential Agricultural
0630104500	300	CIRCLE VIEW ST	RA, Residential Agricultural
0630104600	280	CIRCLE VIEW ST	RA, Residential Agricultural
0630104900	220	CIRCLE VIEW ST	RA, Residential Agricultural
0630105100	160	CIRCLE VIEW ST	RA, Residential Agricultural
0630105200	150	CIRCLE VIEW ST	RA, Residential Agricultural
0630105300	140	CIRCLE VIEW ST	RA, Residential Agricultural
0630105400	122	CIRCLE VIEW ST	RA, Residential Agricultural
0630105500	94	CIRCLE VIEW ST	RA, Residential Agricultural
0630105600	74	CIRCLE VIEW ST	RA, Residential Agricultural
0630105700	60	CIRCLE VIEW ST	RA, Residential Agricultural
0630105800	36	CIRCLE VIEW ST	RA, Residential Agricultural
0550010000	Vacant	COMPTON ST	RA, Residential Agricultural
0550010100	250	COMPTON ST	RA, Residential Agricultural
0550010300	160	COMPTON ST	RA, Residential Agricultural

Parcel PIN	911 House #	911 Street Name	Proposed Zoning
0630001500	1936	DIAMOND AVE	RA, Residential Agricultural
0630001802	950	DIAMOND AVE	RA, Residential Agricultural
0630001900	1745	DIAMOND AVE	RA, Residential Agricultural
0630002000	1665	DIAMOND AVE	RA, Residential Agricultural
0630002100	1665	DIAMOND AVE	RA, Residential Agricultural
0630002200	1620	DIAMOND AVE	RA, Residential Agricultural
0630002400	1445	DIAMOND AVE	RA, Residential Agricultural
0630002500	1405	DIAMOND AVE	RA, Residential Agricultural
0630002702	1313	DIAMOND AVE	RA, Residential Agricultural
0630002800	1235	DIAMOND AVE	RA, Residential Agricultural
0630003600	1205	DIAMOND AVE	RA, Residential Agricultural
0630003700	1107	DIAMOND AVE	RA, Residential Agricultural
0630003701	1177	DIAMOND AVE	RA, Residential Agricultural
0630003800	1160	DIAMOND AVE	RA, Residential Agricultural
0630004000	1055	DIAMOND AVE	RA, Residential Agricultural
0630004300	990	DIAMOND AVE	RA, Residential Agricultural
0630004400	970	DIAMOND AVE	RA, Residential Agricultural
0630004500	930	DIAMOND AVE	RA, Residential Agricultural
0630004600	910	DIAMOND AVE	RA, Residential Agricultural
0630005000	975	DIAMOND AVE	RA, Residential Agricultural
0630005100	965	DIAMOND AVE	RA, Residential Agricultural
0630005300	935	DIAMOND AVE	RA, Residential Agricultural
0630005400	895	DIAMOND AVE	RA, Residential Agricultural
0630005500	865	DIAMOND AVE	RA, Residential Agricultural
0630005600	855	DIAMOND AVE	RA, Residential Agricultural
0630005700	845	DIAMOND AVE	RA, Residential Agricultural
0630005800	805	DIAMOND AVE	RA, Residential Agricultural
0630006200	765	DIAMOND AVE	RA, Residential Agricultural
0630006300	735	DIAMOND AVE	RA, Residential Agricultural
0630006400	725	DIAMOND AVE	RA, Residential Agricultural
0630112700	1260	DIAMOND AVE	RA, Residential Agricultural
0630112800	1230	DIAMOND AVE	RA, Residential Agricultural
0630112900	1206	DIAMOND AVE	RA, Residential Agricultural
0630200100	1036	DIAMOND AVE	RA, Residential Agricultural
0630200200	1020	DIAMOND AVE	RA, Residential Agricultural
0630200300	1030	DIAMOND AVE	RA, Residential Agricultural
0630200400	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630200800	1015	DIAMOND AVE	RA, Residential Agricultural
0630200900	1005	DIAMOND AVE	RA, Residential Agricultural
0630400900	886	DIAMOND AVE	RA, Residential Agricultural
0630006000	90	EMERALD LN	RA, Residential Agricultural
0630006100	55	EMERALD LN	RA, Residential Agricultural
0630004200	30	FRIENDLY ST	RA, Residential Agricultural
0630201000	55	FRIENDLY ST	RA, Residential Agricultural
0630201100	75	FRIENDLY ST	RA, Residential Agricultural
0630201200	85	FRIENDLY ST	RA, Residential Agricultural
0630201300	105	FRIENDLY ST	RA, Residential Agricultural
0630201400	135	FRIENDLY ST	RA, Residential Agricultural
0630002300	10	GREERS PARK DR	RA, Residential Agricultural
0630002302	125	GREERS PARK DR	RA, Residential Agricultural
0630006700	40	HIGHLAND HILLS RD	RA, Residential Agricultural
0630006800	92	HIGHLAND HILLS RD	RA, Residential Agricultural
0630006900	110	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007500	370	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007600	402	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007700	412	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007800	434	HIGHLAND HILLS RD	RA, Residential Agricultural

Parcel PIN	911 House #	911 Street Name	Proposed Zoning
0630008000	510	HIGHLAND HILLS RD	RA, Residential Agricultural
0630008100	524	HIGHLAND HILLS RD	RA, Residential Agricultural
0630008200	538	HIGHLAND HILLS RD	RA, Residential Agricultural
0630008300	542	HIGHLAND HILLS RD	RA, Residential Agricultural
0630008900	435	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009000	413	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009001	421	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009200	221	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009300	135	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009400	45	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009601	325	HIGHLAND HILLS RD	RA, Residential Agricultural
0630100200	599	HIGHLAND HILLS RD	RA, Residential Agricultural
0630100300	619	HIGHLAND HILLS RD	RA, Residential Agricultural
0630100400	631	HIGHLAND HILLS RD	RA, Residential Agricultural
0630109300	547	HIGHLAND HILLS RD	RA, Residential Agricultural
0630109400	541	HIGHLAND HILLS RD	RA, Residential Agricultural
0630109500	533	HIGHLAND HILLS RD	RA, Residential Agricultural
0630109600	521	HIGHLAND HILLS RD	RA, Residential Agricultural
0630109700	483	HIGHLAND HILLS RD	RA, Residential Agricultural
0630002701	46	POWER LINE RD	RA, Residential Agricultural
0630002701	50	POWER LINE RD	RA, Residential Agricultural
0630002900	75	POWER LINE RD	RA, Residential Agricultural
0630003000	114	POWER LINE RD	RA, Residential Agricultural
0630003400	103	POWER LINE RD	RA, Residential Agricultural
0630003500	101	POWER LINE RD	RA, Residential Agricultural
0630003900	27	RUBY LN	RA, Residential Agricultural
0630004100	45	RUBY LN	RA, Residential Agricultural
0630004101	90	RUBY LN	RA, Residential Agricultural
0630000100	830	SYCAMORE ST	RA, Residential Agricultural
0630000400	488	SYCAMORE ST	RA, Residential Agricultural
0630000500	355	SYCAMORE ST	RA, Residential Agricultural
0630000700	435	SYCAMORE ST	RA, Residential Agricultural
0630000800	755	SYCAMORE ST	RA, Residential Agricultural
0630000900	805	SYCAMORE ST	RA, Residential Agricultural
0630001000	825	SYCAMORE ST	RA, Residential Agricultural
0630001100	835	SYCAMORE ST	RA, Residential Agricultural
0630001200	785	SYCAMORE ST	RA, Residential Agricultural
0630001400	795	SYCAMORE ST	RA, Residential Agricultural
0630002301	700	SYCAMORE ST	RA, Residential Agricultural
0630200500	460	SYCAMORE ST	RA, Residential Agricultural
0630200600	440	SYCAMORE ST	RA, Residential Agricultural
0630200700	420	SYCAMORE ST	RA, Residential Agricultural
0630500500	740	SYCAMORE ST	RA, Residential Agricultural
0630500600	760	SYCAMORE ST	RA, Residential Agricultural
0630500700	786	SYCAMORE ST	RA, Residential Agricultural
0630008700	81	THIMBLE LN	RA, Residential Agricultural
0630008800	61	THIMBLE LN	RA, Residential Agricultural
0630008801	15	THIMBLE LN	RA, Residential Agricultural
0550010200	Vacant	COMPTON ST	RA, Residential Agricultural
0630000300	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630000501	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630001300	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630001700	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630001800	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630001801	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630002000	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630002703	Vacant	DIAMOND AVE	RA, Residential Agricultural

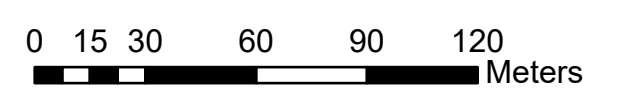
Parcel PIN	911 House #	911 Street Name	Proposed Zoning
0630003100	Vacant	POWER LINE RD	RA, Residential Agricultural
0630003901	Vacant	RUBY LN	RA, Residential Agricultural
0630004601	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630004700	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630004900	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630005200	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630005900	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630006500	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630006600	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630007000	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007100	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007200	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007300	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007400	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630007900	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630008400	Vacant	POWER LINE RD	RA, Residential Agricultural
0630009100	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009500	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630009600	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural
0630100900	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630101100	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630101200	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630101900	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630102700	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630102900	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630103000	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630104300	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630104400	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630104700	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630104800	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630105000	Vacant	CIRCLE VIEW ST	RA, Residential Agricultural
0630112500	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630112600	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400100	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400200	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400300	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400400	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400500	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400600	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400700	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630400800	Vacant	DIAMOND AVE	RA, Residential Agricultural
0630500100	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500200	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500300	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500400	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500800	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500700	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500600	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630500500	Vacant	SYCAMORE ST	RA, Residential Agricultural
0630008600	Vacant	HIGHLAND HILLS RD	RA, Residential Agricultural



TOWN OF ROCKY MOUNT

Proposed Zoning for New Town Parcels

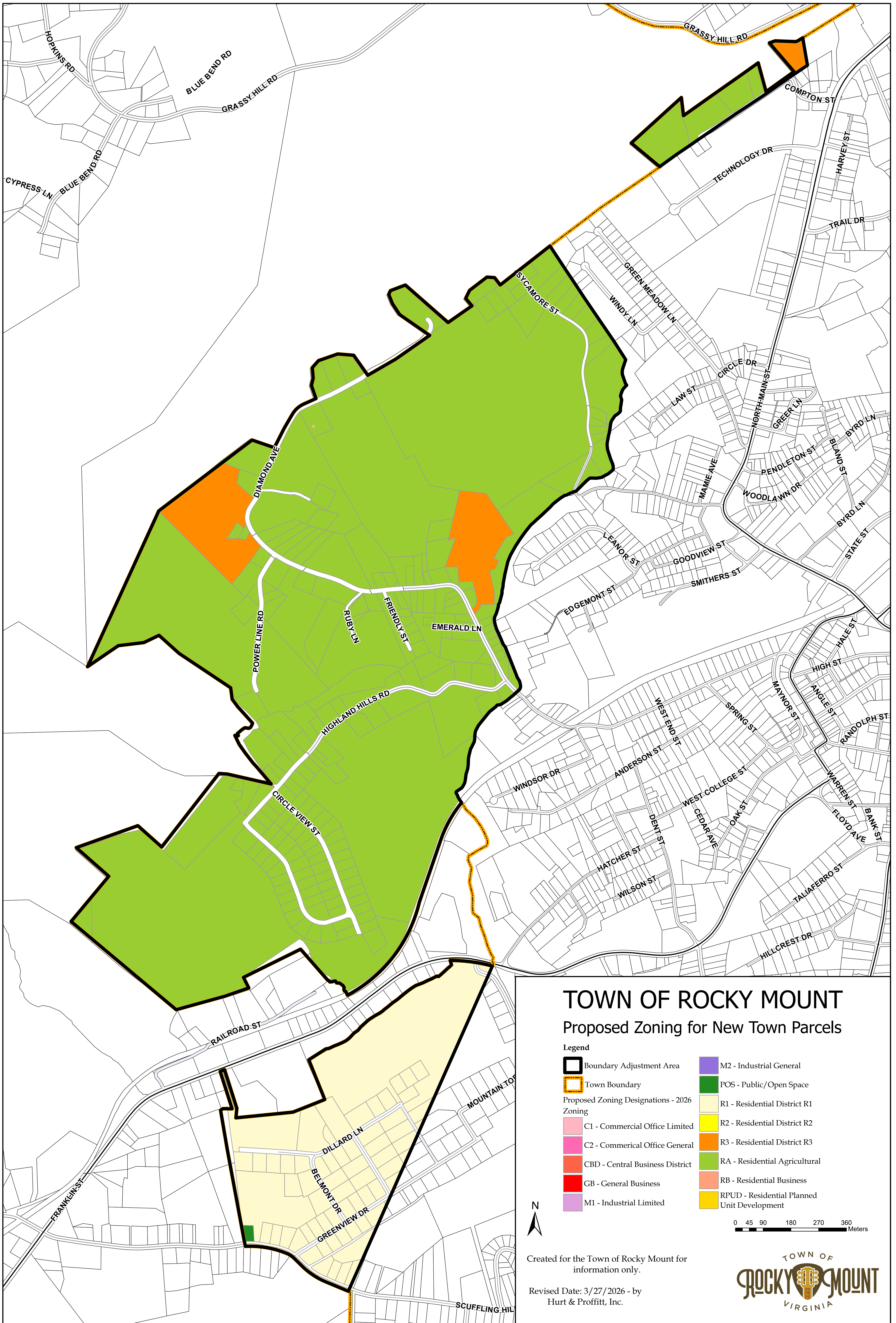
- Legend**
- Boundary Adjustment Area
 - Town Boundary
- Proposed Zoning Designations - 2026 Zoning**
- C1 - Commercial Office Limited
 - C2 - Commercial Office General
 - CBD - Central Business District
 - GB - General Business
 - M1 - Industrial Limited
 - M2 - Industrial General
 - POS - Public/Open Space
 - R1 - Residential District R1
 - R2 - Residential District R2
 - R3 - Residential District R3
 - RA - Residential Agricultural
 - RB - Residential Business
 - RPUD - Residential Planned Unit Development



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Revised Date: 3/27/2026 - by Hurt & Proffitt, Inc.

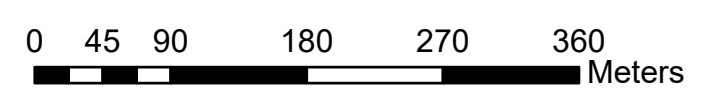




TOWN OF ROCKY MOUNT

Proposed Zoning for New Town Parcels

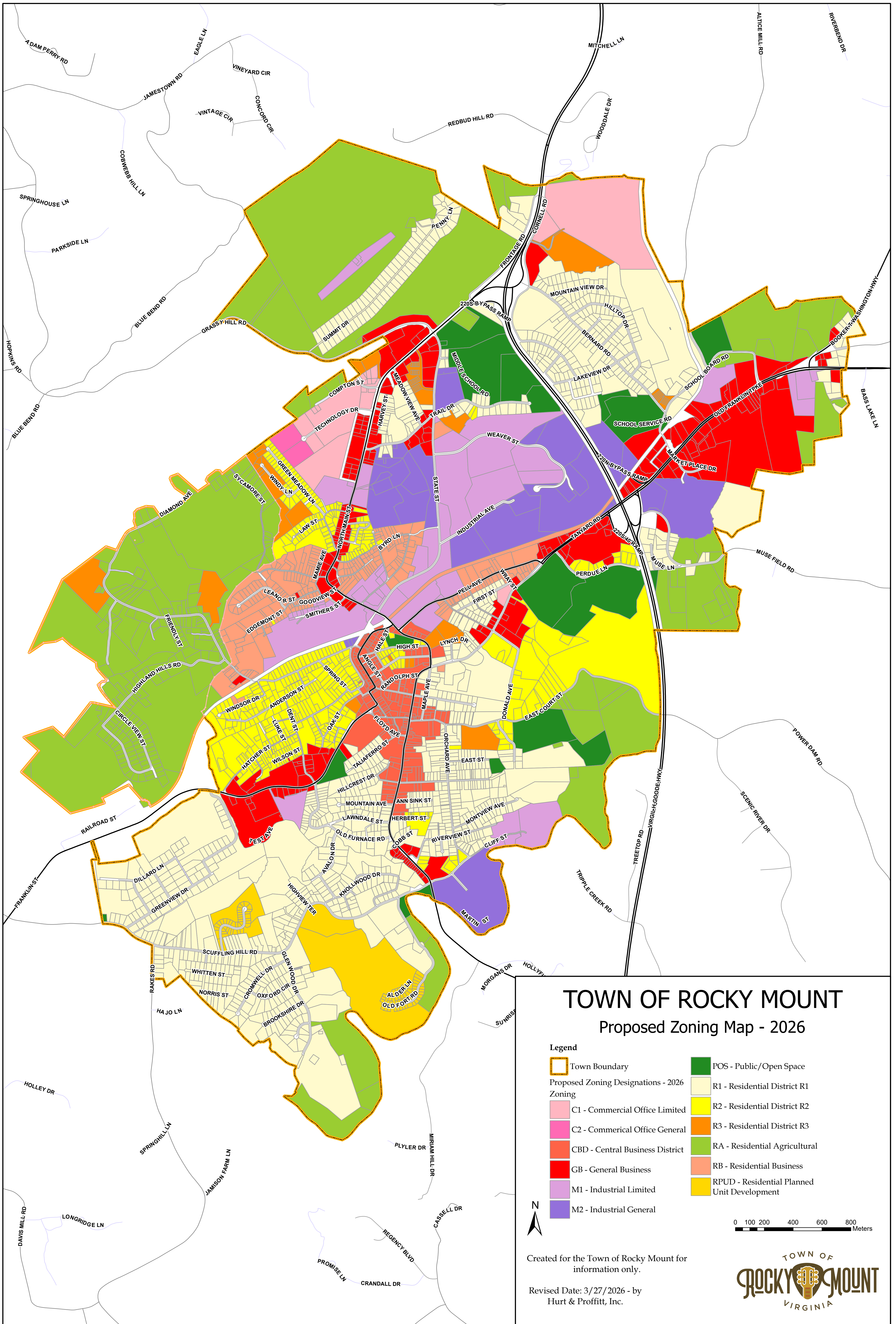
- Legend**
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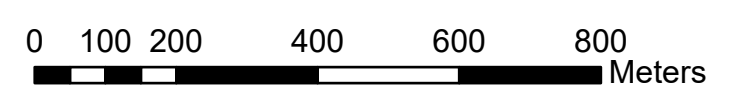


TOWN OF ROCKY MOUNT

Proposed Zoning Map - 2026

Legend

- Town Boundary
- Proposed Zoning Designations - 2026
- Zoning
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