

TOWN OF YADKINVILLE
BOARD OF COMMISSIONERS
MONTHLY MEETING MINUTES
LOCATION: COMMISSIONERS CHAMBERS
213 VAN BUREN STREET
YADKINVILLE, NC
MONDAY, JANUARY 7, 2019

OFFICIALS PRESENT:

Mayor Eddie Norman

Commissioners:

Tony Hall

Monta Davis-Oliver

Richie Parker – Absent

Chris Matthews – Absent

Scott Winebarger

STAFF PRESENT:

Town Manager: Perry Williams

Planner/Assistant Town Manger: Nick Smith

Town Clerk: Shelia Weathers

Finance Officer: Dina Reavis

Police Chief: Dawn Pardue

Town Attorney Ben Harding – Absent

Quorum requirements met – meeting proceeded.

PUBLIC HEARING(S)

Mayor Norman opened the public hearings at 5:54 p.m. The purpose of the hearing to consider the annexation of parcels #15539, #155398, #129880, #155724, #130080, and #130075 located in US 601 Highway and Agricultural Way totaling 48.11+/- acres.

5:55 p.m.: Annexation 2019-ANX-01 – Request for Annexation by Surry Community College, Yadkin County, and Carolina Farm Credit:

Town Manager Perry Williams gave an overview of the annexation and stated that all required documents were satisfied and investigated.

Mayor Norman opened the floor for public comment.

- Mr. Tim Wishon expressed his concern about the future annexation of his property into the town limits since it abuts Surry Community College. Town Manager Perry Williams stated that he would need to request the annexation. Mr. Wishon expressed he did not desire to be within Town's limits.
- Mr. Joseph Pierce inquired about the future plans of Surry Community College to expand and requirements on buffering. Town Manager Perry Williams explained that the Town's development ordinance required a buffer between properties.

With no further comments or questions, Mayor Norman closed the hearing at 6:00 p.m.

1. CALL TO ORDER

The regular meeting was called to order by Mayor Eddie Norman at 6:00 p.m.

2. INVOCATION

Mayor Eddie Norman offered the invocation.

3. PUBLIC COMMENT

With no citizens requesting to address the Town Board, Mayor Norman closed the public comments.

4. APPROVAL OF MINUTES

Commissioner Scott Winebarger made a motion to approve the minutes as presented. Commissioner Tony Hall seconded the motion, and the motion passed unanimously.
Vote: 3/0

- December 3, 2018 (Regular Meeting Minutes)
- December 3, 2018 (Close Session Meeting Minutes)

5. ACTION ON PUBLIC HEARING(S) *(Attachment #1)*

- Annexation of Surry Community College, Yadkin County (Agricultural and Education Building) and Carolina Farm Credit).

Commissioner Monta Davis-Oliver made a motion to approve the annexation of Surry Community College, Yadkin County Agricultural and Education Building and Carolina Farm Credit located on US 601 Highway in conjunction with "An Ordinance to Extend the Corporate Limits of the Town of Yadkinville, North Carolina." Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.
Vote: 3/0

6. CONSENT AGENDA (ITEM(S) #1) *(Attachment #2)*

Town Manager Perry Williams presented the consent agenda item for the Board's consideration.

- Item #1: Invoices (3) – \$54,813.12 (FY 2018-19 Budgeted Item). Two (2) additional invoices were added to the agenda.

Commissioner Monta Davis-Oliver made a motion to approve the consent agenda with the additional invoices as presented by the Town Manager. Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.
Vote: 3/0

7. PROPOSED DEVELOPMENT – 609 CAROLINA AVENUE - MR. GARY MILLER, CAPE FEAR REGIONAL TRANSPORT

Town Manager Perry Williams presented an overview of the proposed development at

609 Carolina Avenue owned by Mr. Gary Miller and the conflicts with the newly adopted ordinance. Mr. Williams stated that the Board of Commissioner approved the rezoning of the property on June 5, 2017 from R-10 (Neighborhood Residential) to R-O (Residential Office) under the old ordinance (Title 9). A zoning permit was not acquired by Mr. Miller after the rezoning. On October 1, 2018, the Board of Commissioner voted to repealed Chapters 1, 3, 4, and 5 of Title 9 and adopted the revised development ordinance that went into effect October 2, 2018. Mr. Miller applied for a zoning permit November 20, 2018. After review of the project site plans, Town Planner Nick Smith concluded that the plans did not meet many of the new building design standards (wall materials, windows and primary entrance features, etc.). Several meetings occurred between the parties to find an acceptable solution. Town Manager Perry Williams suggested that Mr. Miller attend the January board meeting to express his concerns.

The facts were presented to the Board and after some discussion, the Town Board authorized Mr. Williams to negotiate an acceptable site plan with the assistance of Mr. Smith and Mr. Miller. Mr. Miller was willing to compromise to meet certain parts of the development ordinance. He thanked the Town Board and Mr. Smith for their help.

8. FIRE CHIEF'S REPORT

Fire Chief Jody Doss was not present to give the Fire Department's monthly report.

9. POLICE CHIEF'S REPORT

Police Chief Dawn Pardue presented the Town Board with the monthly report.

10. PLANNING REPORT

The Town Planner/Assistant Town Manager Nick Smith presented the Town Board with an update on the current projects in Town.

11. MANAGER'S/PUBLIC WORKS DIRECTOR'S REPORT

- **EB-5809 Utility Construction Agreement (Betterment cost estimates to adjust and relocate water and sewer lines down State Street):**
Town Manager Perry Williams reviewed the projected costs for water and sewer line relocation and upgrades with the Town Board. He noted that an attachment was inserted in the Commissioners board packet outlining the comments from Town Attorney Ben Harding on the NCDOT contract. He emphasized February 15, 2019 to sign the agreement.
- **Planning Board/Board of Adjustment Combined Board Members (Attachment #3):**
Town Manager Perry Williams presented the members to represent the Planning Board and Board of Adjustment as a combined board for approval. The Yadkin County Board of Commissioners voted to appoint Mr. Virgil Dodson and Mr. R. J. Speaks to the board as the ETJ members.

Commissioner Scott Winebarger made a motion to approve the board members to represent the Planning Board and Board of Adjustment. Commissioner Tony Hall seconded the motion, and the motion passed unanimously.

Vote: 3/0

- **Personnel Policy Updates** (*Attachment #4*):
Town Manager Perry Williams summarized the recent revisions made to the personnel policy that took effect January 1, 2019.
- **Yadkin Chamber of Commerce Annual Meeting – January 22, 2019:**
Town Manager Perry Williams noted that the annual dinner and meeting would be held January 22nd at 6:00 p.m. at Yadkin County’s Agricultural and Education Building. RSVP by January 16, 2019.
- **Upcoming Events for December Reminder:**
Town Manager reminded the Town Board of the upcoming holiday closing in observance of Martin Luther King, Jr. Day.

12. COMMISSIONER COMMENTS

- **Mayor Norman:**
Mayor Norman expressed the need to increase budgetary funds for Friday night events in downtown Yadkinville.
- **Commissioner Tony Hall:**
Commissioner Hall expressed concerns of broken pavement on Main Street close to the Arts Council. Mr. Williams noted he would investigate the issue.

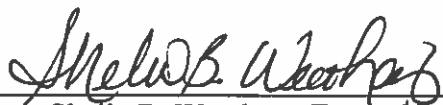
13. ADJOURNMENT

With no further business to discuss, Commissioner Tony Hall moved the meeting be adjourned. Commissioner Scott Winebarger seconded the motion, and the motion was approved unanimously. The meeting adjourned at approximately 6:58 p.m.

Vote: 5/0



Eddie Norman, Mayor



Shelia B. Weathers, Town Clerk