



# TOWN OF YADKINVILLE

"A TOWN IN PROGRESS"

## PLANNING BOARD MEETING MONTHLY MEETING MINUTES OCTOBER 21, 2019

5:30 P.M.

YADKINVILLE TOWN HALL – COMMISSIONERS CHAMBERS  
213 VAN BUREN STREET, YADKINVILLE, NC 27055

### PLANNING BOARD MEMBERS (PRESENT/ABSENT):

Steve Brown – Chair - Present  
Virgil Dodson - Present  
Anna Howe – Vice Chair - Absent  
Mary Reavis - Absent  
Tony Snow - Absent  
R.J. Speaks - Present  
Chip Thomas - Present

### TOWN OFFICIALS PRESENT:

Shelia Weathers – Assistant Town  
Manager  
Abigaile Pittman, Planning Director

A quorum was met, and the meeting proceeded.

#### 1. CALL MEETING TO ORDER

Mr. Steve Brown called the meeting to order at 5:30 p.m.

#### 2. APPROVAL OF MINUTES

*Mr. Virgil Dodson moved to approve the August 19, 2019 Planning Board meeting Minutes. Mr. R.J. Speaks seconded the motion and the motion passed unanimously.*

*Vote: 4/0*

#### 3. NEW BUSINESS

- Tier 1 Façade Grant Application review
  - Applicant: Gray Garrison
  - Location: 105-107 Jackson Street (PIN 581717011768)
  - Grant Tier: Tier 1 Major Façade Upfit, 50% match, up to \$10,000

Planning Director Abigaile Pittman reviewed the Tier 1 Façade Grant Application for 105-107 Jackson Street, and reviewed the planning report provided in the agenda packet. Ms. Pittman stated that the proposed renovations for the awning and doors comply with the Façade Improvement Program guidelines; however, the vinyl material proposed for the two upper single double-hung windows with mullions, which are required to be wooden in compliance with the Secretary of the Interior's Standards for



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Rehabilitation (SISR). There was a brief conversation with Assistant Manager Shelia Weathers and the Planning Board about the SISR requirements. Planning Director Abigaile Pittman also stated that she would need to see and approve the LED lighting the applicant proposes to use prior to installation. The staff recommended that the applicant's requested Tier 1 Major Façade Upfit be approved subject to the following conditions:

1. The material for the proposed two upped single double-hung windows shall be wood rather than vinyl; and
2. If the applicant is proposing an unfunded replacement of the existing 4x3 pane mullioned window on the first floor, then the window pattern of the two upper single double-hung windows should be consistent. That is, either both with mullions, or both without mullions. Either pattern would be appropriate for the building.
3. Staff approval of the LED lighting under the soffit prior to purchase and installation.

*Mr. Virgil Dodson moved to approve the Tier 1 Façade Grant Application by Gray Garrison, subject to staff recommendations. Mr. R.J. Speaks seconded the motion and the motion passed unanimously.  
Vote: 4/0*

#### **4. PUBLIC COMMENTS**

*There were no public comments.*

#### **5. OTHER BUSINESS**

*The Planning Board reviewed the 2020 meeting schedule.  
Mr. R.J. Speaks made a motion to approve the 2020 meeting schedule for the Board of Adjustment. Mr. Chip Thomas seconded the motion. The motion was adopted unanimously.  
Vote: 4/0*

*Mr. Chip Thomas announced that this would be his last meeting as his property has sold and he and his wife are moving to the Raleigh area soon. Staff noted that Mr. Thomas' position would need to be filled.*

*Shelia Weathers informed the Planning Board that Friday, December 13, 2019 will be Board Appreciation Day at the Tractor Museum.*

#### **6. ADJOURNMENT**

*Chip Thomas made a motion for the Planning Board to adjourn and the motion passed unanimously.  
Vote: 4/0*



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*It was noted that the next regularly scheduled Planning Board meeting will be November 18, 2019.*

## **7. BOARD OF ADJUSTMENT MEETING SCHEDULE**

*After adjourning the Planning Board, the Board reconvened as the Board of Adjustment to review the 2020 meeting schedule.*

*Mr. R.J. Speaks made a motion to approve the 2020 meeting schedule for the Board of Adjustment. Mr. Virgil Dodson seconded the motion. The motion was adopted unanimously.*

*Vote: 4/0*

Steve Brown  
Chair