

TOWN OF YADKINVILLE
BOARD OF COMMISSIONERS
MONTHLY MEETING MINUTES
LOCATION: COMMISSIONERS CHAMBERS
213 VAN BUREN STREET
YADKINVILLE, NC
MONDAY, JUNE 3, 2024

OFFICIALS PRESENT:

Mayor Eddie Norman

Commissioners:

 Tony Hall

 Monta Davis-Oliver

 Chris Matthews

 Scott Winebarger

 Richie Parker

Town Attorney Ben Harding

Quorum requirements met – meeting proceeded.

STAFF PRESENT:

Town Manager: Mike Koser

Town Clerk: Alex Potts

Finance Director: Hunter Gooden

Event Planner: Lauren Willard

Public Works Director: Jacob Swaim

Police Chief: Randy Dimmette

Commander: Cleatus Shores

1. CALL TO ORDER

The regular meeting was called to order by Mayor Eddie Norman at 5:59 p.m.

2. INVOCATION

Mayor Norman offered the invocation.

3. ADOPTION OF AGENDA (MOTION)

Commissioner Chris Matthews made a motion to adopt the agenda as presented.

Commissioner Tony Hall seconded the motion, and the motion passed unanimously.

Vote: 5/0

4. PUBLIC HEARING(S)

○ **Special Appropriation Request for FY 2024-2025:**

➤ YMCA - \$41,500

➤ Yadkin County Public Library - \$4,615

➤ Yadkin Arts Council - \$7,500

➤ Hands of Hope - \$10,000

➤ YVEDDI - \$4,500

○ **FY 2024-2025 Budget:**

Manager Mike Koser presented his recommended FY 2024-2025 Budget and requested approval.

○ **Zoning Text Amendment 2024-02:**

A request to amend the Town of Yadkinville Code of Ordinance, Title 9, Development Ordinance, Article 3, Section 2.2.10 Map Amendments, Step 4, pertaining to providing notice of Planning Board Meetings.

Manager Koser presented Zoning Text Amendment 2024-02, to revise the process of advertising Zoning Map Amendments. This amendment will require signage and adjacent property owner notice prior to the Planning Board meeting, which will allow the Planning Board the opportunity to hear neighbor concerns and make an informed decision to present to the Board of Commissioners.

- **Zoning Text Amendment 2024-01:**
A request to amend Section 3.4.3 Permitted Uses Table 3.1, Religious Institutions and Related Uses, and Section 3.5 Special Requirements for Certain Uses.

Mayor Norman opened Public Hearing #4 and closed it due to the delay of the Planning Board meeting.

5. PUBLIC COMMENTS

No one signed up for this section of the meeting.

6. APPROVAL OF MINUTES (MOTION)

Commissioner Tony Hall made a motion to approve the following minutes as presented. Commissioner Chris Matthews seconded the motion, and the motion passed unanimously.

Vote: 5/0

- April 26, 2024 (Budget Workshop Meeting Minutes)
- May 6, 2026 (Regular Meeting Minutes)
- May 6, 2024 (Close Session Minutes)

7. ACTION ON PUBLIC HEARING(S)

- **FY 2024-2025 Special Appropriations**

Commissioner Monta Davis-Oliver made a motion to approve the 2024-2025 Special Appropriations as presented. Commissioner Chris Matthews seconded the motion, and the motion passed unanimously.

Vote: 5/0

- **FY 2024-2025 Recommended Budget**

Commissioner Tony Hall made a motion to approve the Fiscal Year 2024-2025 Recommended Budget. Commissioner Monta Davis-Oliver seconded the motion, and the motion passed unanimously.

Vote: 5/0

- **Zoning Text Amendment 2024-02 (ZTA 2024-02)- Ordinance No. 2024-04**

Commissioner Chris Matthews made a motion to approve ZTA 2024-02, Ordinance No. 2024-04. This recommendation is reasonable and in the public interest because this amendment will allow for the Planning Board's recommendation to the Board of Commissioners to be more informed. Commissioner Tony Hall seconded the motion, and the motion passed unanimously.

Vote: 5/0

8. SET PUBLIC HEARING(S)

Mayor Norman set the following Public Hearings:

- **July 8, 2024, at 6:00 p.m.**
Zoning Map Amendment 2024-04: A request by Habco LLC. to rezone parcel #132737, located on Service Road from Highway Business (HB) District to Light Industrial (LI) District.

9. CONSENT AGENDA ITEM (Attachment #1)

Town Manager Mike Koser presented the Consent Agenda item for the Board's consideration.

- Approval of Annual Pre-audit Contract with Charles Scott, CPA.

Commissioner Monta Davis-Oliver made a motion to approve the consent agenda item as presented. Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.

Vote: 5/0

10. FIRE CHIEF'S REPORT

Fire Chief Jody Doss presented his monthly report to the Board.

11. POLICE CHIEF'S REPORT

During his monthly report to the board, Police Chief Randy Dimmette informed the board about an incident involving a Teacher Assistant at Yadkinville Elementary School.

Chief Dimmette mentioned that he had issued a warrant for Mr. Andrew Hill. Mr. Hill was hired to modify the Yadkinville Police Department's vehicles but closed his business before completing the paid job.

12. PUBLIC SERVICES DIRECTOR REPORT

Public Services Director Jacob Swaim presented his monthly report. He noted that he is proceeding with solar-powered lights for the downtown trees.

Mr. Swaim introduced Water Plant ORC, Nathan Eddleman. He explained that the Water Plant consists of three filters and one of them is inadequate due to forming a sinkhole. Mr. Swaim noted that 34 out of 66 grout lines were failing. He explained the substantial cost, which could exceed \$100,000. The larger businesses have been asked to manage their water usage. Director Swaim recommended replacing two of the three filters.

13. PLANNING REPORT

Manager Koser had nothing else to report.

14. EVENT PLANNING REPORT

Event Planner Lauren Willard presented an invoice for Mobile Stages for \$17,000, as well as Budget Amendment #5. It was the consensus of the Board to approve both. Ms. Willard updated the Board on the first Friday After Five event that was held on May 17th. The next one is scheduled for June 14th featuring Camel City Yacht Club. Ms. Willard

stated that she had been assisting Cooperative Extension with planning Financial Wellness classes.

Commissioner Monta Davis-Oliver made a motion to approve the invoice for Mobile Stages, in the amount of \$17,000. Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.

Vote: 5/0

Commissioner Monta Davis-Oliver made a motion to approve Budget Amendment #5 for Recreation. Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.

Vote: 5/0

15. TOWN ATTORNEY BEN HARDING

Town Attorney Ben Harding had nothing to report.

16. MANAGER'S REPORT

- **South Oak Ridge Baptist Church Annexation Update:**

Manager Koser noted that the Town has not received all the necessary paperwork to move on with South Oak Ridge Baptist Church's request to annex, therefore it will be postponed until next month.

- **Proposal #3 for the Town Logo (Attachment #4):**

Town Clerk Alex Potts presented proposal #3 for the Town logo. She stated that the Town could copyright "Gateway to the Yadkin Valley" either on the state or federal level.

After some discussion, it was the consensus of the Board to approve proposal #3 as the new Town of Yadkinville logo.

- **Yadkin County Chamber of Commerce Lease Agreement (Attachment #5)(Motion):**

Manager Koser presented the 2024 Yadkin County Chamber of Commerce Lease Agreement.

Commissioner Chris Matthews made a motion to approve the Yadkin County Chamber of Commerce Lease Agreement, as presented. Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.

Vote: 5/0

- **Streetlight Request for Progress Lane & North Lee Avenue:**

Mr. Koser reminded the Board that at the last meeting Ms. Marty Driver requested a streetlight be placed at Progress Lane and Virginia Drive. He noted that he met with someone from Duke Energy and was informed that a streetlight could not be erected due to the distance between existing poles. Mr. Koser recommended reflectors at the turn. Commissioner Davis-Oliver also recommended cutting back the trees at the corner.

- **Crescentview Drive Trash Collection:**

- Manager Koser reminded the Board that Lakeside Baptist Church is not allowing trash trucks or school buses to use their parking lot as a turnaround. He stated that he spoke with a representative from the church to see if it would be possible for

trash trucks to back into the north entrance. The church agreed. Mr. Koser presented another option to request an easement on the vacant Mullis property. Commissioner Parker inquired about constructing a cul-de-sac. After more discussion, Manager Koser agreed to explore those three options further.

- **Senior Administrative Support Specialist Position – Resolution No. 2024-04**

(Attachment #6)(Motion):

Commissioner Chris Matthews made a motion to approve Resolution No. 2024-04 to add the Senior Administrative Support Specialist position. Commissioner Scott Winebarger seconded the motion, and the motion passed unanimously.

Vote: 5/0

- **Planning Director Vacancy:**

Mr. Koser presented the current Planning Director job description and asked the Board if they would like to make any changes before advertising the vacancy. They requested changing the degree requirement to preferred.

- **Town Facilities closed in observance of Independence Day:**

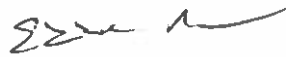
Town facilities will be closed on Thursday, July 4th, in observance of Independence Day.

17. COMMISSIONER COMMENTS

The Board had no comments.

18. RECESSED

The meeting will resume on Friday, June 28th at 9:00 a.m., located at Town Hall.



Eddie T. Norman, Mayor



Alex Potts, Town Clerk