



**TOWN OF YADKINVILLE
BOARD OF COMMISSIONERS MEETING
MONDAY, DECEMBER 1, 2025
6:00 P.M.**

AGENDA

Please turn cell phones off or put them on silent mode as a courtesy to others.

Anyone wishing to speak during public comment must sign-up on the "Public Comment" sheet before the meeting starts. Each speaker is asked to conduct themselves in a respectful, courteous manner, both with the Board and fellow citizens. The time limit is three (3) minutes for any representative or individual addressing the Board.

1. CALL MEETING TO ORDER—MAYOR NORMAN
2. INVOCATION—MANAGER KOSER
3. ADOPTION OF AGENDA (**Motion**)
4. SWEARING IN MAYOR EDDIE NORMAN, COMMISSIONER CHRIS MATTHEWS, AND COMMISSIONER SCOTT WINEBARGER
5. APPROVAL OF MINUTES (**Motion**)
 - November 3, 2025 (Regular Meeting Minutes)
6. PUBLIC HEARING
 - **Public Hearing at 6:00 p.m. – Zoning Text Amendment 2025-04**: A request to amend the Town of Yadkinville Code of Ordinances, Title 9, Development Ordinance, 3.4.3 Permitted Uses Table to permit Body art establishments (tattoos, body piercing) to permitted by right in the Central Business District (CB) and Highway Business District (HB).
7. PUBLIC COMMENTS

Next Scheduled Meeting Date
January 5, 2026 at 6:00 P.M.

8. ACTION ON PUBLIC HEARING (Motion)(Attachment #1)
 - Zoning Text Amendment 2025-04 (ZTA 2025-04): Ordinance No. 2025-10

9. REQUEST TO SET PUBLIC HEARING
 - **January 5, 2026 at 6:00 p.m.**
Zoning Map Amendment 2025-04 (Ordinance No. 2025-08): A request by Ted Baity for rezoning a 0.49-acre property fronting Virginia Drive and rear facing E. Main Street identified as Parcel 133379, 329 Virginia Drive from the Residential Medium (RM) Density to Residential High (RH) Density.
January 5, 2025 at 6:05 p.m.
Zoning Map Amendment 2025-05 (Ordinance No. 2025-09): A request by Bob Loflin on behalf of James Roberson for rezoning a 1.01757-acre property identified as Parcel 130007 1508 Dobbins Mill Road from the Rural Residential (RR) District to Residential Manufactured Housing (RMH) District.
 - **January 5, 2025 at 6:10 p.m.**
Zoning Map Amendment 2025-06 (Ordinance No. 2025-11): A request by Rafel Trabelsi for a Conditional Rezoning of a 2.2-acre property, identified as 633 W. Main Street, Parcel No. 130821 from Office Institutional (OI) to Residential High Density Conditional Zoning District (RH CZD).
 - **January 5, 2025 at 6:15 p.m.**
Major Special Use Permit 2025-02: A request by Rafel Trabelsi for a Major Special Use Permit at 633 W. Main Street, Parcel No. 130821 for Multi-Family Residential Dwellings.

10. FIRE CHIEF'S REPORT

11. POLICE CHIEF'S REPORT

12. PUBLIC SERVICES DIRECTOR REPORT

13. EVENT PLANNER REPORT
 - Christmas Tree Lighting: Friday, December 5th at 6:00 p.m.
 - Christmas Parade: Saturday, December 6th at 10:00 a.m.

14. PLANNING DIRECTOR REPORT

Next Scheduled Meeting Date
January 5, 2026 at 6:00 P.M.

15. TOWN ATTORNEY REPORT

16. MANAGER'S REPORT

- Off-Duty Management Update
- Zirus Service Contract (**Attachment #2**)(**Motion**)
- Landworks Design Group Proposal for Yadkinville Park (**Attachment #3**)(**Motion**)
- Yadkin County Chamber Request to Paint Interior (**Attachment #4**)
- Board Appreciation Dinner: Friday, December 12th at 5:30 p.m. at Muddy River Tavern
- Employee Luncheon: Friday, December 19th at 12:00 p.m. at PWF
- Town Facilities will be closed on Wednesday, December 24th, Thursday, December 25th, and Friday, December 26th in Observance of Christmas.
- Town Facilities will be closed on Thursday, January 1st in Observance of the New Year.

17. COMMISSIONER COMMENTS

18. CLOSE SESSION

N.C.G.S. § 143-318.11 (a)(3) To consult with an attorney employed or retained by the public body in order to preserve the attorney-client privilege between the attorney and the public body.

N.C.G.S. § 143-318.11 (a)(5)(i) To establish, or to instruct the public body's staff or negotiating agents concerning the position to be taken by or on behalf of the public body in negotiating (i) the price and other material terms of a contract or proposed contract for the acquisition of real property by purchase, option, exchange, or lease.

19. ADJOURNMENT

Next Scheduled Meeting Date
January 5, 2026 at 6:00 P.M.