



**TOWN OF YADKINVILLE  
BOARD OF COMMISSIONERS MEETING  
MONDAY, SEPTEMBER 8TH, 2025  
6:00 P.M.**

**AGENDA**

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*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. APPROVAL OF MINUTES (Motion)
  - August 4<sup>th</sup>, 2025 (Regular Meeting Minutes) (Attachment #1)
5. PUBLIC HEARINGS
  - Public Hearing at 6:00 pm – Zoning Map Amendment (ZMA 2025-03)  
A request to rezone Parcel #153215, 1100 E Old US 421 Hwy from the Highway Business District (HB) to the Light Industrial District (LI)
  - Evidentiary Public Hearing at 6:05 pm- A request for a Major Special Use Permit (M SUP 2025-01), at 2001 W. Main Street for a retail use with sales outside a fully enclosed building (excluding automotive, bord, RV, manufactured or modular homes).
6. PUBLIC COMMENTS

**Next Scheduled Meeting Date**  
October 6<sup>th</sup>, 2025 at 6:00 P.M.

7. ACTION ON PUBLIC HEARINGS
  - ZMA 2025-03; Ordinance No. 2025-07 (motion)(attachment #2)
  - MSUP 2025-01 (motion)(attachment #3)
8. CONSENT AGENDA ITEM(S) #1, and #2 (Motion Needed to Approve Item) (Attachment #4)
  - 1) **TAX VOID(S)**
    - **Christopher Groce - \$555.26**
      - Per Yadkin County, property should have been exempt.
    - **Yadkin Arts Council - \$3,252.92**
      - Per Yadkin County, part of this property should have been exempt.
    - **Kenneth Reavis - \$13.63**
      - Per Yadkin County, personal property is not within Town Limits.
    - **Collide Church - \$913.53**
      - Property is exempt.
  - 2) **TAX DISCOVERY**
    - **Hardee's Restaurants - \$1,052.57**
      - Personal property should have been billed for a value of \$250,612.
9. FIRE CHIEF'S REPORT
10. POLICE CHIEF'S REPORT
11. PUBLIC SERVICES DIRECTOR REPORT
12. EVENT PLANNER REPORT
  - September 12, 2025 – Friday After Five: Dance Party with SoulJam
  - October 7<sup>th</sup>, 2025- National Night Out at Town Hall from 5:00 pm- 7:00 pm
  - October 31<sup>st</sup> -Halloween downtown from 3:00 pm- 5:00 pm
13. PLANNING DIRECTOR REPORT (Attachment #5)
  - MSUP 23-02 Yadkin Valley RV Park Update
  - Code Enforcement Properties update on abatement

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October 6<sup>th</sup>, 2025 at 6:00 P.M.

14. TOWN ATTORNEY REPORT

15. MANAGER'S REPORT

- Proclamation for Constitutional Week **(motion) (Attachment #6)**
- Fire Services Contract with Yadkinville Volunteer Fire Department, Inc. **(motion) (Attachment #7)**
- Yadkin Valley RV Park Pickleball Court Discussion
- Additional Leak Adjustment Request
- Pre-Regulatory Landfill (PRLF) Update Capital Project #75
- West Elm Street Drainage Improvement
- Courthouse Sally Port Discussion **(Attachment #8)**

16. COMMISSIONER COMMENTS

17. ADJOURNMENT

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October 6<sup>th</sup>, 2025 at 6:00 P.M.