

TOWN OF YADKINVILLE  
BOARD OF COMMISSIONERS  
BOARD OF ADJUSTMENT  
PLANNING BOARD  
CALLED MEETING MINUTES  
LOCATION: COMMISSIONERS CHAMBERS  
213 VAN BUREN STREET  
YADKINVILLE, NC 27055  
MARCH 16, 2015

**OFFICIALS PRESENT:**

Mayor Hubert Gregory

Commissioners:

Betty Driver  
Tony Hall  
Eddie Norman  
Kelly Oliver  
Monta Davis-Oliver

Planning Board:

Leonard Brown  
Mary Driver Reavis  
Bobby Sutton  
Scott Winebarger  
Carl Shore – Absent  
Tony Snow – Absent  
R.J. Speaks – Absent  
Charles Stone – Absent

Board of Adjustment Members:

Ryne Dowell  
Virgil Dodson  
Steve Brown  
Chris Matthews  
Mary Driver Reavis  
Dale Wilhelm  
H. L. Wooten

STAFF PRESENT:

Interim Town Manager: Perry Williams  
Interim Town Clerk: Shelia Weathers

Town Attorney Benjamin Harding

Quorum (4) is met for each Board represented – Meeting proceeded

**1. CALL TO ORDER**

Mayor Hubert Gregory called the Board of Commissioners meeting to order at 6: 05 p.m.  
Ryne Dowell, Chairman called the Board of Adjustment meeting to order.  
Bobby Sutton called the Planning Board meeting to order.

**2. INVOCATION**

Mayor Hubert Gregory offered the invocation.

**3. FUTURISTIC PLANNING DISCUSSION**

Mayor Hubert Gregory opened the forum to voice concerns, suggestions and comments.

- ❖ Commissioner Eddie Norman expressed that it was important to get the town boards together to discuss future growth and recent rezoning requests. To address questions such as, does the location of that property meet the infrastructure required for the

project? Commissioner Norman made the suggestion that the boards take the zoning map and identify the areas in which they believe the Town could grow.

- ❖ Mayor Gregory requested that the following two properties be considered for annexation in the Town soon.
  - Baity Tire located off the Service Road
  - 1016 Speaks Street off Tennessee Road (Marvin Speaks Estate)
- ❖ Commissioner Eddie Norman suggested that a committee be appointed to research the areas that need rezoning.

The scope of this committee would be to:

- Identify areas in Town that have potential growth and establish correct zoning jurisdictions.
  - Identify areas that need to be annexed into the Town.
  - Identify areas for growth outside the Town's Corporate Limits within the ETJ.
- ❖ Virgil Dodson, Board of Adjustment member agreed with Commission Norman on forming a committee. He suggested that we identified the long-term expansion areas and ensure that the Town's Ordinances along with the approval of the Town Manager are met. Mr. Dodson stated that we must plan for the future.
  - ❖ Other board members expressed their concerns about the Town's growth and zoning and that Yadkinville was in need of a facelift.

Commissioner Eddie Norman suggested that the individual boards select two appointees to serve on the committee (total of six members) and report back to the Board of Commissioners at the next Board of Commissioners meeting scheduled for Monday, April 6, 2015. Everyone was in agreement.

Overall, the consensus was that everyone be on the same page moving forward with the Town's best interest at heart.

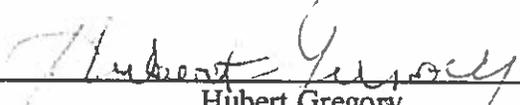
With no further business to be discussed, Mr. Leonard Brown moved that the meeting be adjourned. Commissioner Monta Davis-Oliver seconded the motion, and the motion was approved unanimously. The Board of Commissioners and Planning Board meeting adjourned at approximately 6:40 p.m.

The Board of Adjustment elected to stay in open session to select their two appointees.

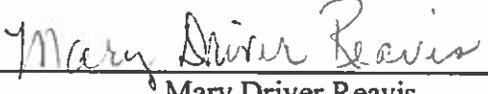
Motion was made by Mary Driver Reavis to appoint Chris Matthews and Virgil Dodson to the committee. Steve Brown seconded the motion, and the motion passed unanimously.

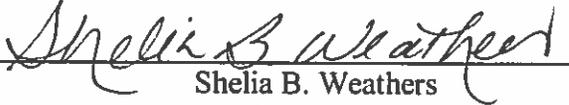
Vote: 5/0

With no further business, Virgil Dodson moved that the Board of Adjustment meeting be adjourned. Steve Brown seconded the motion, and the motion was approved unanimously. The meeting adjourned at approximately 6:50 p.m.

  
Hubert Gregory  
Mayor

  
Ryne Dowell  
Chairman Board of Adjustment

  
Mary Driver Reavis  
Vice Chairwoman, Planning Board

  
Shelia B. Weathers  
Interim Town Clerk