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TOWN OF YADKINVILLE
BOARD OF COMMISSIONERS
MONTHLY MEETING MINUTES
LOCATION: COMMISSIONERS CHAMBERS
213 VAN BUREN STREET
YADKINVILLE, NC
MONDAY, JUNE 5, 2017

OFFICIALS PRESENT:

Mayor Eddie Norman

Commissioners:

Betty Driver

Tony Hall

Monta Davis-Oliver

Chris Matthews

Scott Winebarger

STAFF PRESENT:

Town Manager: Perry Williams

Public Works Director: Perry Williams

Town Clerk: Shelia Weathers

Chief of Police: Tim Parks

Finance Officer: Dina Reavis

Planning Advisors: Will Linville

Town Attorney Ben Harding

Quorum requirements met – meeting proceeded.

PUBLIC HEARING(S)

Mayor Norman opened the public hearings at 5:35 p.m. The purposes of the hearings were to consider special fund allocation requests by Surry Community College and Hospice Home (Yadkin), the 2017-2018 fiscal year budget, Comprehensive Plan, and a zoning map amendment (ZMA) request to rezone property from R-10 to R-O (PIN #58060888972) located on the southwest corner of Carolina and W. Lee Avenue.

5:35 p.m.: Special Fund Allocation for SCC (Yadkin) – Town Manager Perry Williams explained that the community college requested the Town to contribute \$25,000 each year for four years to assist in the construction of the new industrial center on the Yadkin campus. This is the Town's second contribution towards the project. No one spoke during the public hearing.

5:40 p.m.: Special Fund Allocation for Hospice Home (Yadkin) – Town Manager Perry Williams explicated that the Hospice Home fund allocation of \$20,000 each year for five years to assist in the construction of a Hospice Home located on N. Lee Avenue. This is the Town's second contribution towards the project. No one spoke during the public hearing.

5:45 p.m.: Manager's Recommended Budget for Fiscal Year 2017-2018 – Town Manager Perry Williams presented the recommended budget for Fiscal Year 2017-2018. No one spoke during the public hearing.

5:50 p.m.: Comprehensive Plan Adoption – Mrs. Erin Burris from Benchmark Planning gave a short overview of the Town’s Comprehensive Plan. She noted that the plan was presented to the public, Planning Board and Board of Commissions members.

5:55 p.m.: Zoning Map Amendment Request (ZMA) – Planning Advisor Will Linville presented the Board with an overview of the ZMA. He reported that the Planning Board heard the request on April 17, 2017, and was recommended unanimously for approval. No one spoke during the public hearing.

Mayor Norman closed the public hearing at 5:45 p.m.

1. CALL TO ORDER

The regular meeting was called to order by Mayor Norman at 5:45 p.m.

2. INVOCATION

Mayor Norman offered the invocation.

3. PUBLIC COMMENT

No one present wished to speak, the public comments portion of the meeting was closed.

4. APPROVAL OF MINUTES

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

Vote: 5/0

- May 1, 2017 (Regular Meeting Minutes)
- May 2, 2017 (Closed Session Meeting Minutes)
- May 10, 2017 (Special Called Meeting Minutes)

5. REQUEST TO SET PUBLIC HEARING(S)

A public hearing was set for *July 20, 2017 at 5:55 p.m.* for a zoning map amendment (ZMA-2017-03) to rezone PIN #580719513963 from B-1 to R-O CD located at 729 W. Main Street for the purpose to relocate Head Start Center from U.S. Highway 601 South.

6. ACTION ON PUBLIC HEARING(S) (*Attachment #1*)

- **5:35 p.m.: Surry Community College Special Fund Allocation:**
Commissioner Chris Matthew made a motion to approve the special fund allocation of \$25,000 for Fiscal Year 2017-18 and future allocations will be reviewed at each fiscal year’s budget work session. Commissioner Tony Hall seconded the motion and passed unanimously.
Vote: 5/0
- **5:40 p.m.: Hospice Home Special Fund Allocation:**
Commissioner Tony Hall made a motion to approve the special fund allocation of \$20,000 for Fiscal Year 2017-18 and future allocations will be reviewed at each fiscal year’s budget work session. Commissioner Betty Driver seconded the motion and passed unanimously.
Vote: 5/0
- **5:45 p.m.: 2017-2018 Fiscal Year Budget Approval:**

Commissioner Monta Davis-Oliver made a motion to approve the Fiscal Year 2016-17 Budget with the additional line entitled "Peddlers License."

Commissioner Betty Driver seconded the motion and passed unanimously.

Vote: 5/0

- **5:50 p.m.: Comprehensive Plan Adoption:**

Commissioner Monta Davis- Oliver made a motion to adopt the Comprehensive Plan as presented. Commissioner Scott Winebarger seconded the motion and passed unanimously.

Vote: 5/0

- **5:55 p.m.: Zoning Map Amendment Request:**

Commissioner Monta Davis-Oliver made a motion to approve the zoning map amendment request (ZMA-2017-02) to rezone property located at the southwest corner of Carolina and W. Lee Avenue from R-10 to R-O to include the Statement of Consistency and Reasonableness presented by Mr. Will Linville.

Commissioner Betty Driver seconded the motion and passed unanimously.

Vote: 5/0

7. CAPITAL PROJECT ORDINANCE ADOPTION – YADKINVILLE REFUSE DISPOSAL PROJECT *(Attachment #2)*

Commissioner Chris Matthews made a motion to adopt the Capital Project Ordinance for the Yadkinville Refuse Disposal Project and borrow \$150,000 from the General Fund.

The motion was seconded by Commissioner Tony Hall and passed unanimously.

Vote: 5/0

Note: The State of North Carolina will reimburse the Town after completion of the project.

8. CONSENT AGENDA (ITEM(S) 1-3) *(Attachment #3)*

Mr. Williams presented the consent agenda items for the Board's consideration.

- Invoices
- Tax Voids
- Charles E. Scott Pre-Audit Agreement

Commissioner Chris Matthews made a motion to approve all items as submitted on the consent agenda. The motion was seconded by Commissioner Betty Driver and passed unanimously.

Vote: 5/0

9. FIRE CHIEF'S REPORT

Fire Chief Jody Doss presented the Town Board with the Fire Departments monthly statistical report. He apprised the Board that the Fire Department would be graded by the State soon. Mayor Norman noted that Yadkinville Volunteer Fire Department included two departments, Yadkinville and North Liberty. Chief Doss advised that a new contract with the Town of Yadkinville is being composed and will be submitted for review by the Board.

10. POLICE CHIEF'S REPORT

Chief Tim Parks submitted his monthly statistical report to the Board of Commissioners. He asked the Town Board for advice on repair or purchasing new air-conditioning units for the Police Department. He noted that the current unit was fifteen years old. The consensus of the Board was to acquire quotes on repair and replacing the unit and present at the next board meeting.

11. PUBLIC WORKS DIRECTOR'S REPORT

Town Manger Perry Williams did not have anything to report.

12. MANAGER'S REPORT

- **Resolution Declaring Real Property as Surplus and Conveying Title of Said Property: (Attachment #5)**

Mr. Williams presented a new resolution from Yadkin County to include all three properties to surplus. The properties included are, two properties on Sycamore Circle and Polk Street and noted the taxable value. The monies received from the sale will be split between the Town and County. Attorney Ben Harding asked Mr. Williams several questions about the method of sale. Mr. Williams suggested bidding on the property and that the Board could set a minimal bid or reserve the right to refuse a bid (advertisement must note, "the right to refuse a bid"). It was the consensus of the Board to reserve the right to refuse a bid. Mr. Williams noted that the Town Board would vote on the bid once it concluded the bid process.

Commissioner Monta Davis-Oliver made a motion to adopt Yadkin County's resolution to include the Polk Street property as surplus property. Commissioner Chris Matthews seconded the motion and passed unanimously.

Vote: 5/0

- **Yadkinville TDA Ordinance for Fiscal Year 2017-2018:**
Mr. Williams apprised the Town Board on the Yadkinville Tourism Development Authority Board for Fiscal Year 2017-2018. Finance Officer Dina Reavis created a budget to review and adopt by the TDA Board for the June 13, 2017 meeting.
- **Main Street Sidewalk Project Update:**
Mr. Williams updated the Board on the Main Street Project bidding. He stated that one bid was received, and that five contractors were extended the offer to bid. Several asked for more time to present their bids. After the extension, both bids were above the engineers' project estimation. Mr. Williams noted he would negotiate the quote with the current bidders and present to the Board on June 30th recessed meeting.
- **Planning Board Vacancies:**
Mr. Williams asked if the Board had any candidates for the two Planning Board vacancies. Mayor Norman submitted Michelle Corcoran, and Commissioner Chris Matthews submitted John Matthews as possible candidates if it posed no conflict. Mr. Williams suggested that Planning Advisor Richard Smith address the Board on combining the Planning Board and Board of Adjustment. The Mayor and Town Board have mixed emotions on combining the two boards. The

Board asked that Mr. Smith attend the July 30th meeting to discuss the board and TDA topics. Commissioner Scott Winebarger will conference in.

- **Fourth of July Holiday Closing:**
Town Hall will close on Tuesday, July 4th in observance of Independence Day.

13. COMMISSIONER COMMENTS

Commissioner Tony Hall:

Inquired about brush/limbs in the yard house behind Williams and Gentry. Commissioner Tony Hall would like the Town to assist with chipping/pickup after a storm. Mayor Norman requested that the Town Manager research the trash and limb pick up policy and report back to the Board. Mr. William briefly explained the current policy.

Commissioner Betty Driver:

Advised that all trailers were removed from the trailer park located on W. Lee Avenue.

14. CLOSED SESSION

Commissioner Monta Davis-Oliver made a motion to go into "Closed Session" at 6:16 p.m. under 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, which privilege is hereby acknowledged and N.C.G.S. 143-318.11(a)(5)(i) to discuss the price and other material terms of a contract or proposed contract for the acquisition of real property by purchase, option, exchange or lease.

Commissioner Tony Hall seconded the motion.

Vote: 5/0

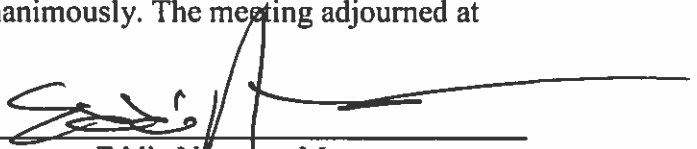
Commissioner Monta Davis-Oliver made a motion to come out of "Closed Session" and Commissioner Scott Winebarger seconded the motion. The Board came out of "Closed Session" at approximately 7:16 p.m.

Vote: 5/0

15. RECESSED

With no further business to discuss, Commissioner Chris Matthews moved the meeting recess until Friday, June 30, 2017 at 9:00 a.m. Commissioner Tony Hall seconded the motion, and the motion was approved unanimously. The meeting adjourned at approximately 7:16 p.m.

Vote: 5/0



Eddie Norman, Mayor



Shelia B. Weathers, Town Clerk