

TOWN OF YADKINVILLE
BOARD OF COMMISSIONERS
MONTHLY MEETING MINUTES
LOCATION: COMMISSIONERS CHAMBERS
213 VAN BUREN STREET
YADKINVILLE, NC
MONDAY, JUNE 6, 2016

OFFICIALS PRESENT:

Mayor Eddie Norman

Commissioners:

Betty Driver

Tony Hall

Monta Davis-Oliver

Scott Winebarger

STAFF PRESENT:

Town Manager: Perry Williams

Public Works Director: Perry Williams

Town Clerk: Shelia Weathers

Chief of Police: Tim Parks-ABSENT

Finance Officer: Dina Reavis

Planning Advisors: Richard Smith &

Will Linville

Town Attorney Ben Harding

Quorum requirements met – meeting proceeded.

PUBLIC HEARING(S)

Mayor Norman opened the public hearings at 5:40 p.m. The purposes of the hearings were to consider special fund allocation requests by Surry Community College and Hospice Home (Yadkin), the 2016-2017 fiscal year budget and a zoning map amendment (ZMA) request to rezone property from R-10 to R-O (PIN #581600097005) located on the corner of Lee Avenue and Van Buren Street.

5:40 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 with the construction of the new industrial center on the Yadkin campus. No one spoke during the public hearing.

5:45 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 with the construction of a Hospice Home located on N. Lee Avenue. No one spoke during the public hearing.

5:55 p.m.: Manager's Recommended Budget for Fiscal Year 2016-2017 – Town Manager Perry Williams presented the recommended budget for Fiscal Year 2016-2017. No one spoke during the public hearing.

5:55 p.m.: Zoning Map Amendment Request (ZMA) – Planning Advisor Richard Smith presented the Board with an overview of the ZMA. He reported that the Planning

Board heard the request on April 25, 2016, and was recommended unanimously for approval. No one spoke during the public hearing.

Mayor Norman closed the public hearing at 6:00 p.m.

1. CALL TO ORDER

The regular meeting was called to order by Mayor Norman at 6:00 p.m.

2. INVOCATION

Mayor Norman asks Reverend Jimmy Lancaster to offer the invocation.

3. PUBLIC COMMENT

Reverend Jimmy Lancaster sign up to speak during the public comment portion. Reverend Lancaster addressed the Commissioners on the recent Board of Adjustment decision to deny Companion Ministries a Conditional Use Permit (CUP) to develop a Planned Unit Development in the R-10 Zoning District. He expressed his concerns and disappointment in the Board's decision. Reverend Lancaster referred to page 31 and 41 of the Yadkinville Land Development Plan and the inconsistency with the decision. He thanked the Board of Commissioners for allowing him to speak and express his disapproval.

4. APPROVAL OF MINUTES

Commissioner Monta Davis-Oliver made a motion to approve the minutes listed below. Commissioner Betty Driver seconded the motion and passed unanimously.

Vote: 4/0

- May 2, 2016 (Regular Meeting Minutes)

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

- **5:40 p.m.: Surry Community College Special Fund Allocation:**
Commissioner Betty Driver made a motion to approve the special fund allocation of \$25,000 for Fiscal Year 2015-16 and Fiscal Year 2016-17 and future allocations will be reviewed at each fiscal year's budget work session. Commissioner Tony Hall seconded the motion and passed unanimously.
Vote: 4/0
- **5:45 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 2015-16 and Fiscal Year 2016-17 and future allocations will be reviewed at each fiscal year's budget work session. Commissioner Betty Driver seconded the motion and passed unanimously.
Vote: 4/0
- **5:50 p.m.: 2016-2017 Fiscal Year Budget Approval:**
Commissioner Monta Davis-Oliver made a motion to approve the Fiscal Year 2016-17 Budget with the additional line item in Section 9: Enterprises Fees and Rates – Yadkin County Water/Sewer Line Utility Fee (Monthly Percentage of Revenues). Commissioner Betty Driver seconded the motion and passed unanimously.
Vote: 4/0

- **5:55 p.m.: Zoning Map Amendment Request:**
Commissioner Tony Hall made a motion to approve the zoning amendment request to rezone property located at the corner of Van Buren Street and Lee Avenue from R-10 to R-O and to include the Statement of Consistency presented by Mr. Richard Smith. Commissioner Monta Davis-Oliver seconded the motion and passed unanimously.
Vote: 4/0

Mr. Smith introduced Mr. Will Linville to the Board of Commissioners as he will be working on future zoning and planning projects for the Town.

6. N.C. RURAL ECONOMIC CENTER'S 10 STRATEGIES FOR RURAL NORTH CAROLINA'S FUTURE RESOLUTION *(Attachment #2)*

Commissioner Scott Winebarger made a motion to approve the resolution as presented in the May 2, 2016 Board Meeting. The motion was seconded by Commissioner Monta Davis-Oliver and passed unanimously.

Vote: 4/0

7. CAPITAL PROJECT ORDINANCE ADOPTION-MAIN STREET SIDEWALK *(Attachment #3)*

Commissioner Tony Hall made a motion to adopt the Capital Project Ordinance for the Main Street Sidewalk Project for \$123,230. The motion was seconded by Commissioner Betty Driver and passed unanimously.

Vote: 4/0

8. CONSENT AGENDA (ITEM(S) 1-2) *(Attachment #4)*

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

Commissioner Monta Davis-Oliver made a motion to approve all items as submitted on the consent agenda. The motion was seconded by Commissioner Scott Winebarger and passed unanimously.

Vote: 4/0

Town Manager Perry Williams requested payment to Surry Community College for the Special Fund Allocation of \$25,000 for Fiscal Year 2015-2016.

Commissioner Scott Winebarger made a motion to approve the payment to Surry Community College. Commissioner Betty Driver seconded the motion and passed unanimously.

Vote: 4/0

9. N. LEE AVENUE SIDEWALK PROJECT – Presenter Mr. Mike Koser, Engineer, Withers & Ravenel

Mr. Mike Koser updated the Board of Commissioners regarding the second bid opening for the N. Lee Sidewalk Project held on May 26, 2016. He advised that the bids were \$600,000 over the estimated funding by the NCDOT. He further explained that no

additional funding was available. Mr. Koser presented the Town Board with possible options:

- 1) Remove the curb and gutter to reduce costs, which would require more property acquisitions.
- 2) Move forward and pay the overage amount.
- 3) Rebid the project.
- 4) Abandon the project altogether.

After much discussion, the Town Board directed Mr. Williams to contact NCDOT and inquire about possible options with the most probable option to rebid the project.

10. FIRE CHIEF'S REPORT

Fire Chief Jody Doss presented the Town Board with the Fire Departments monthly statistical report. Mr. Bryan Southard announced that Mr. Jody Doss would assume the responsibilities of Fire Chief. He thanked the Mayor and Board of Commissioners for their support during his 13-year tenure as Chief.

Commissioner Tony Hall made a motion to accept the appointment of Mr. Jody Doss as the new Fire Chief of the Yadkinville Fire Department. Commissioner Betty Driver seconded the motion and passed unanimously.

Vote: 4/0

Mayor Eddie Norman requested that a member of the Town Board be appointed to the Fire Department Board to act on behalf of the Town. In the past, Commissioner Gene Brannon was the Town representative.

Mr. Southard gave a brief overview of the 4th of July parade route and proceedings.

11. POLICE CHIEF'S REPORT

Chief Tim Parks submitted his monthly statistical report to the Board of Commissioners.

12. PUBLIC WORKS DIRECTOR'S REPORT

- **Storm Drain Repair:**

Town Manager Perry Williams presented the Town Board with a letter from Ms. Margaret Hauser asking for assistance with the repair of the broken storm drain located between Doug Lawrence and Lee Zachary property. It was the recommendation of Mr. Williams for the Town to do the repairs. The cost of material will be at the expense of the property owners as agreed upon.

It was the consensus of the Board to proceed with Mr. Williams recommendation.

13. MANAGER'S REPORT

- **Individually Assigned Vehicle Policy: (Attachment #5)**

Mr. Williams presented the Individually Assigned Vehicle Policy. After a short discussion, Commissioner Monta Davis-Oliver made a motion to approve the policy. Commissioner Betty Driver seconded the motion and passed unanimously.

Vote: 4/0

Mr. Williams asked the Town Board to review the amended motion on May 2, regarding the April 22, 2016 minutes regarding the motion on the "Vehicle Policy." The wording did not account for on-call employees. After a brief discussion, Commissioner Monta Davis-Oliver made a motion to amend the motion to reflect the change "*that the employees who currently drive Town vehicles be grandfathered in, but the vehicle must remain within Yadkin County limits. Any person(s) hired from this point forward and are authorized to drive a Town vehicle to and from work, the vehicle must remain within a fifteen-mile radius of the Town of Yadkinville limits providing it remains in Yadkin County.*" Commissioner Betty Driver seconded the motion and passed unanimously.
Vote: 4/0

- **Utilities for Water and Sewer:**

Mr. Williams addressed the County billing and charges incurred by the customer for utility billing (power and phone) as discussed in the May 2, 2016 board meeting. He presented the Board of Commissioners with different scenarios on a utility billing charge that would be fair to all County customers. Mr. Williams concluded that a flat-rate charge would be the equitable way to bill. Each month a percentage of the charges would be calculated and distributed to all customers. He further explained that the Town's water treatment plant utility cost will be absorbed by the Town.

Commissioner Scott Winebarger made a motion to charge a flat rate on the percentage of monthly revenue and utility bills. Commissioner Tony Hall seconded the motion and passed unanimously.
Vote: 4/0

- **Performance Management and Appraisal:**

Mayor Eddie Norman and the Board of Commissioners proposed a future work session to determine the guidelines for a performance management and appraisal evaluation.

- **Ethics Training Date:**

Mayor Eddie Norman directed the Town Clerk to present the Board with possible dates to conduct the Ethics Training preferably August and September. The training must be completed by October 2016.

- **Fourth of July Holiday Closing:**

Town Hall will close on Monday, July 4th in observance of Independence Day.

- **Widening U.S. 601 from U.S. 421 to Hoots Road:**

Mr. Williams advised the Town Board on the NCDOT proposed project for widening U.S. 601 from U.S. 421 to Hoots Road. He asked if the Town would be interested in pursuing this project. The consensus of the Town Board was to pursue widening of U.S. 601 northward to Surry Community College.

14. COMMISSIONER COMMENTS

Commissioner Tony Hall:

Inquired about tile at Hurley Johnson's driveway and Billy Reynolds Road. Mr. Williams will investigate.

Commissioner Scott Winebarger:

Advised that Mr. Richie Parker would be interested in serving on the Planning Board.

Commissioner Scott Winebarger made a motion to appoint Mr. Richie Parker to the Planning Board. Commissioner Monta Davis-Oliver seconded the motion and passed unanimously.

Vote: 4/0

15. CLOSED SESSION

Commissioner Tony Hall made a motion to go into "Closed Session" at 7:07 p.m. under NC GS 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 Monta Davis- Oliver seconded the motion.

Vote: 4/0

Commissioner Tony Hall made a motion to come out of "Closed Session" and Commissioner Betty Driver seconded the motion. The Board came out of "Closed Session" at approximately 7:50 p.m.

Vote: 4/0

Commissioner Monta Davis-Oliver made a motion to authorize the Town Attorney Ben Harding to draft an offer to purchase and contract for real property. Commissioner Betty Driver seconded the motion and passed unanimously.

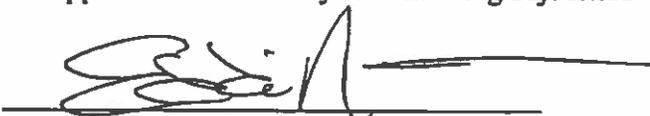
Vote: 4/0

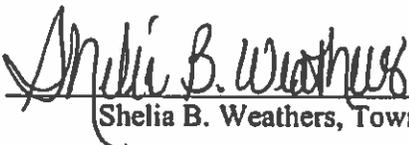
Mayor Eddie Norman entertained a motion for the voluntary annexation request from Yadkin County for the properties located on Tennessee Avenue and U.S. 601 that adjoins Northwood Baptist Church Road. For lack of motion, no action was taken.

16. RECESSED

With no further business to discuss, Commissioner Monta Davis-Oliver moved the meeting recessed until Thursday, June 30, 2016 at 9:00 a.m. Commissioner Tony Hall seconded the motion, and the motion was approved unanimously. The meeting adjourned at approximately 7:54 p.m.

Vote: 4/0


Eddie Norman, Mayor


Shelia B. Weathers, Town Clerk