

MINUTES APRIL 14, 2014

REGULAR MEETING 7:00pm

Mayor Pardue and all Council Members present.

Mayor Pardue called the meeting to order and led the invocation followed by the Pledge of Allegiance.

APPROVAL OF MINUTES

Council Member Moore made the motion to approve the Minutes from the regular meeting March 10, 2014 and the Budget meeting March 31, 2014 Council Member Wall seconded the motion, unanimous 4-0.

PUBLIC HEARING – REZONING REQUEST

The Town Council of the Town of Jonesville will hold a public hearing on Monday, April 14, 2014 at 7:00 p.m. at the Jonesville Town Hall located at 1503 N.C. 67 Hwy. The purpose of the hearing is to receive public comment on a request for rezoning of property within the Town of Jonesville Planning Jurisdiction. The request is being made for the property located on the northwest corner of the intersection of Swan Creek Bypass and South Mineral Spring Drive, Jonesville N.C and being further identified as Yadkin County Tax Parcel # 123333. The owner is requesting that the property be rezoned from R-12 (Medium Density Residential) to B-2 (General Business). The Jonesville Planning / Zoning Board met on March 18, 2014 to hear the request. At the meeting the property owner stated that his intention is to place mini-warehouses on the property. Under the Town of Jonesville zoning regulations, mini-warehouses are allowed only in the B-2 (General Business) and M-1 (Manufacturing) Districts. The Planning / Zoning Board debated which of these districts would be most appropriate for the property in question. The Planning / Zoning Board ultimately decided to recommend that the property be rezoned to B-2 by a vote of 5 in favor and 1 opposed. The Town Council should consider the fact that the property owner is not legally obligated to any particular use of the property regardless of his testimony to the Planning / Zoning Board or the Town Council of his intention to place mini-warehouses on the site. In fact, if the property is rezoned to B-2 he (or any other future property owner) may place any use on the property that is allowed in the B-2 district.

Brenda Pearson addressed the Board and stated she was opposed to the rezoning of Mineral Springs Extension & Swan Creek Bypass.

Council Member Moore is opposed to the rezoning also.

Judy Wolfe addressed the Board, asking if the neighbors were notified about the rezoning request. The Town Manager, Scott Buffkin replied yes, the neighbors were notified and a sign was placed on property. Notices: G.S. 153A-343, 160A-384.

Eric Reinhardt addressed the Board and stated the self storage business would be fenced in, gated, lighted and a retirement plan for him and his wife.

The public hearing was closed with no one else to speak.

Following the public hearing the Council may grant or deny the rezoning request.

Council Member Moore made the motion to deny the rezoning request for Mineral Springs Extension & Swan Creek Bypass and Council Member Green seconded the motion, unanimous 4-0.

PUBLIC FORUM

Brenda Pearson of 532 Westbrook Street would like to address the Board concerning the bill boards that are being allowed inside Town limits on Hwy 67 and at Foothills Meat Center. She feels the bill boards are an eye soar and she is very disappointed that the Town would allow this.

Zoning B-2 in the Towns ordinance allows the bill boards to exist.

Council Member Wall made the motion to not allow anymore bill boards to be placed inside the Town limits until the Board can meet to revise restrictions/pending changes to the ordinance and Council Member Moore seconded the motion, unanimous 4-0.

Judy Wolfe addressed the Board with a brochure about the Brushy Mountain 5K race along with updates on the Jonesville Jubilee, May 3, 2014.

SURRY / YADKIN ELECTRICAL MEMERSHIP CORP. REQUEST

In your packet you had a request from Surry / Yadkin EMC for the Town to approve an ordinance to clarify that SYEMC has our consent to supply electricity to certain residents of Jonesville. Those would be in areas that are assigned to SYEMC by the Utilities Commission or in areas that are currently unassigned and adjacent to the SYEMC system. SYEMC does not currently have any customers within our municipal limits. However, the N. C. Statutes that covers Electric Cooperatives requires that they have our consent to provide service to any areas that we may annex in the future that is within their assigned area of service.

Duke Energy has been notified of this request and has stated that they have no objection, but feels that it's probably not necessary. The Towns of Dobson and Tobaccoville have recently adopted the same ordinance and the Town of Yadkinville will consider it at their next meeting.

Council Member Moore made the motion to adopt the ordinance that clarifies that SYEMC has our consent to supply electricity to certain residents of Jonesville and Council Member Wall, seconded the motion, unanimous 4-0.

AWARD OF SURPLUS PROPERTY BID – 208 CARR

The Town has solicited sealed bids for the property located at 208 Carr Street. The Town foreclosed on this property for unpaid taxes. The only bid that was received was from Mr. Eric Kelly for \$1,000. The written bid is included in your packet. The Council may award the bid to Mr. Kelly or order it to be re-bid. The sale of the property will produce tax revenue again for the Town.

Council Member Wall made the motion to approve the sale for \$1,000, but the house on the property must be demolished and Council Member Green, seconded the motion, unanimous 4-0.

NC 811 MEMBERSHIP APPLICATION

North Carolina 811 is a non-profit organization sponsored by utility systems that provides a network for anyone performing excavation work to be able to contact all of the underground utility service providers within the area. By joining NC 811 the Town will receive notification anytime someone proposes to do any excavation work near our water lines, thereby allowing us the opportunity to mark the location of our lines to help ensure that they are not damaged by the excavation work. Membership dues are based on a percentage of our utility revenues and are projected to be about \$500 - \$750 per year.

Council Member Green made the motion to join the NC 811, but first Town Manager, Scott Buffkin is to verify the start date for their membership calendar year and Council Member Darnell, seconded the motion, unanimous 4-0.

DEPARTMENTAL REPORTS

The departmental reports are included in your agenda packet. The Council will need to make a motion to approve the monthly financial report.

Arlington Fire Department, Chief Macemore reports 202 fire calls and 86 were in Town. Testing of fire hydrates will began May 1, 2014 and I hope to advertise. Report 8am – 4pm 105 calls, Jan. – March and 4pm – 8pm 101 calls.

Administration reports to the Board that the postal service had a problem with the Greensboro location and some of the water bills were lost and the citizens never received their bill. We are needing the Boards consent after receivable reports are ran on Wednesday to make a decision to waive or not waive the \$5.00 and \$50.00 fees for the month of March. There is a good chance the reports will look normal, but wanted to discuss this issue with you just in case.

The Board is unanimous with the Town Manager and Town Clerk making the decision

concerning the postal service and water bills fees.

Council Member Moore made the motion to approve the financial reports and Council Member Green, seconded the motion, unanimous 4-0.

With no pending business to discuss Council Moore made the motion to adjourn and Council Member Wall, seconded the motion, unanimous 4-0.

Mayor, Gene Pardue

Town Clerk, Lynn Trivette