



YADKIN COUNTY PLANNING BOARD

Meeting Minutes
July 13, 2020

Members Present

Dean Swaim, Chairman
Jerry Hutchens, Vice Chairman
Steve Brown
Resha Peregrino-Brimah
Sam Wagoner (Alternate)

Members Not Present

Teresa Swain
Ercel Carter (Alternate)

Staff Present:

Dawn Vallieres, Planner

Guests

Lester Carl Phillips

Call To Order

Chairman Swaim called the July 13, 2020 Meeting to order promptly at 7:00 PM. The attendance and quorum were noted. Sam Wagoner was made a voting member for tonight's meeting.

Minutes Approved

Chairman Swaim asked if everyone had a chance to review the two sets of minutes from March 9, 2020 and April 27, 2020. No changes to the minutes were requested. Resha Peregrino-Brimah made a motion to approve the minutes. Jerry Hutchens seconded. The Board voted 5 - 0 to approve the minutes.

Public Comments

There were no public comments. The guest present was here for the rezoning application.

Old Business

Staff reported that the County Commissioners had approved the last rezoning petition on Union Hill Road and that the Board of Adjustment had approved the gentleman's application for a conditional use permit for a motor vehicle business.

A Board member asked about the update of the zoning ordinance.

New Business- Carl Phillips Rezoning Request

Staff gave a presentation on the application for rezoning. The surrounding land uses are residential. The land use plan calls for that area to be rural agricultural. The applicant has a buyer and the prospective owners would like to build a house.

The Board discussed the application. There are adjacent properties that are zoned highway business but are used for residential purposes.



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Sam Wagoner made a motion to recommend approval and adoption of the consistency statement. Resha Peregrino-Brimah seconded. The Board voted 5 - 0 to recommend favorably and adoption of the statement of zoning consistency and that both be submitted to the County Commissioners.

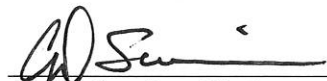
Board Member Comments

There were no Board member comments.

Adjournment

Chairman Swaim called for a motion to adjourn. A motion to adjourn was made and seconded. The Board voted 5 - 0 to adjourn. There being no further business, the meeting was adjourned at approximately 7:22 pm.

Respectfully Submitted,
Dawn Vallieres, Secretary to the Planning Board


Dean Swaim, Chair

Approved on 9 Nov 20