



MINUTES
REGULAR MEETING OF THE TOWN
OF WALKERTOWN TOWN COUNCIL
MAY 23, 2019
@ 7:00 P.M. @ WALKERTOWN PUBLIC LIBRARY

Mayor Doc Davis **called the meeting to order** at 7:00 p.m. Present were the Mayor, Council Members Peggy Leight, Marilyn Martin, Wesley Hutchins, Town Manager Scott Snow and Town Clerk Rusty Sawyer.

Also in attendance, from Winston-Salem/Forsyth County Planning, Project Planner Gary Robert.

The Invocation was given by Mayor Davis and the **Pledge of Allegiance** was led by Peggy Leight.

THE AGENDA WAS APPROVED AS WRITTEN WITH THE ADDITION OF #5 "SET WORKSHOP DATE" BY MAYOR DAVIS BY MOTION MADE BY PEGGY LEIGHT AND SECONDED BY MARILYN MARTIN. THE VOTE WAS UNANIMOUS. (LEIGHT, MARTIN, HUTCHINS)

APPROVAL OF MINUTES

- **APRIL 25, 2019**

THE MINUTES WERE APPROVED UNANIMOUSLY BY MOTION MADE BY PEGGY LEIGHT AND SECONDED BY WESLEY HUTCHINS. (LEIGHT, MARTIN, HUTCHINS)

PUBLIC SESSION

THIS SESSION IS FOR NON-AGENDA ITEMS ONLY AND IS LIMITED TO 3 MINUTES PER SPEAKER. WHEN SPEAKING TO ANY ITEM, PLEASE RESTRICT YOUR REMARKS TO THE SUBJECT AT HAND.

Mayor Davis opens the **Public Session @ 7:03.**

Daren, Walkertown's new Fire Chief, you are first up.

My name is Daren Ziglar and I live at 6658 Pine Hall Road. I have come to share the Good News! We have paid off the balance of the loan on the fire dept. A little over \$213K. We have paid the loan off 3 years early and we are now debt free. The past administrations have paved the way for us. A huge thank you to Wesley Hutchins who just stepped down as Fire Chief.

We just finished putting on a new roof, so we are in great shape.

Doc: Thanks for the great news Daren.

Next up is Caroline Jones.

My name is Caroline Jones and I live on Friendly Road here in Walkertown. I am representing the Walkertown Area Historical Society.

The steering committee will hold DEPOT DAY on 8/17/19. We will take a trolley

starting at Union Station. There may be 2 trolleys if they sell enough tickets. The first stop would be Kernersville Depot, then Walkertown and the last stop will be in Rural Hall. Rusty reserved a shelter in Town Center Park. We will have historical pictures of the depot and a guest speaker, maybe light refreshments.

Also, the Grand Opening of the Union Station is targeted for 9/07/19. The City of Winston-Salem is partnering with Winston-Salem State University to gather your memories by July 12, 2019.

(Contact Tom Flynn, assistant director of archives and special collections for Winston-Salem State, at flynnt5h@wssu.edu or by phone at 336-750-2426 to make arrangements to record your memories and copy your photos of Union Station)

Peggy: Give us an expense report. I'm sure we would agree to help with costs.

Doc: Thank you Caroline.

Our third speaker is Bipin Patel. Welcome.

Bipin: My name is Bipin Patel and I own the gas station at 4998 Reidsville Road across the street from Mari-lu. I have questions about Reidsville Road widening. When will they start?

Doc: 2021

Bipin: How long to complete? Will they be taking any ROW on my side?

Doc: We don't know. Contact DOT Division 9.

Scott: You need to speak with Brett Abernathy. (Scott gives Brett's phone #)

With no other speakers coming forward the Mayor closes the **Public Session @ 7:11.**

BUSINESS FOR DISCUSSION AND/OR ACTION:

1. PUBLIC HEARING:WA-059 SPECIAL USE REZONING FROM IP-S TO LO-S: MARI-LU INVESTMENTS, LLC - 4991 REIDSVILLE ROAD

Mayor Davis introduces from Winston-Salem/Forsyth County Planning, Project Planner Gary Roberts.

Gary: Today is the Public Hearing for WA-059, Special Use rezoning from IP-S to LO-S: Mari-Lu Investments, LLC – 4991 Reidsville Road (Gary projects maps; Growth Management Areas, Activity Centers, Zoning, Area Plan, Aerial views, street views and building Site Plan)
The subject property is 1.6 acres located at 4991 Reidsville Road. In the '80's, the site was zoned industrial. It was purchased by the Walkertown Civic Club in 2012 and rezoned Institutional. It has been vacant for several years. Public water is available to the site. The site currently utilizes a private septic system. Because no building expansion is proposed, no sidewalks are required. The subject request should generate a relatively small amount of additional traffic. The petitioner will be required to obtain an updated driveway permit from DOT. Due to the forthcoming (2021) median-divided widening of Reidsville Road, future access to the site will be

right-in, right-out only. Some existing gravel areas may need to be removed to accommodate the required 15 foot Type 2 bufferyard and streetyard plantings. The site is located within the Salem Lake Watershed; however the site is in compliance with watershed requirements therefore, no Special Intense Development Allocation (SIDA) is required. The site is within the Suburban Neighborhoods GMA3 and within a generally residential area. The site has 33 parking spaces.
No outside runs. Everything will be indoors.
The site has been non-residential since 1990.
The Planning Board recommended approval on May 7th.

STAFF RECOMMENDS APPROVAL

(For more information visit www.cityofws.org/planning)

Gary: Any questions from the council?

Doc: Do the impervious surface rules apply?

Gary: No.

Peggy: Will they have to meet our Lighting requirements?

Gary: New construction would. You could make it a requirement if they added additional lighting.

Wesley: Will the property to the east stay RS9?

Gary: Yes.

Jerry: We own that lot too.

Doc: What do you have planned for the house?

Jerry: Something must be done. It's a rental now.

Peggy: The site plan shows the driveway width reduced to 36 feet.

Gary: Yes. Probably a concrete apron. DOT's call.

Wesley: Will they be required to add curb & gutter?

Gary: No. New construction requirement.

Wesley: Is the special use limited to the listed uses?

Gary: Yes, unless there is a change in use.

With no more questions from council, Mayor Davis opens the **Public Hearing** for those wishing to speak for or against WA-059 at 7:29.

With no speakers coming forward Mayor Davis closes the **Public Hearing** at 7:30.

MOTION: TO APPROVE WA-059, SPECIAL USE REZONING FROM IP-S TO LO-S: MARI-LU INVESTMENTS, LLC – 4991 REIDSVILLE ROAD

BY: WESLEY HUTCHINS

SECOND: MARILYN MARTIN

VOTE: UNANIMOUS

(HUTCHINS, LEIGHT, MARTIN)

2. RESOLUTION TO SET PUBLIC HEARING DATE FOR TOWN OF WALKERTOWN FY 2019-2020 BUDGET

Council agreed to set budget hearing date as: June 27th.

3. COMMITTEE UPDATES: COUNCIL OF GOVERNMENTS / TAC

COUNCIL OF GOVERNMENTS UPDATES

Doc: Our COG representative is Peggy Leight.

Peggy: We meet next week with guest speaker from the Kate Reynolds Trust. They are giving ~\$300K for Medicare reform to make NC a sample state for non-medical use.

Scott: The recreation proposal will be in July.

TAC UPDATE

Scott: Dot schedule stays the same this month.

Doc: ROW acquisition for 66 still 2/21/20.

Wesley: They will be doing a study on truck traffic.

4. FINANCIAL STATEMENTS

May, 2019

Doc: We haven't completed our eleventh month of the year yet, which puts us at ~ 91 %. Property tax collection at 101%. Most departments are in line or under. Revenue "in" up at 71%%.

Peggy: Why misc. up at 1322%.

Scott: Flag pole reimbursement from the insurance co.

Doc: Powell Bill?

Scott: Contracts in June to do this summer. We get two more allocations of sales tax.

Doc: Expenditures "out" is at 58%.

Unrestricted Funds @ \$3,616,473.94 and Restricted Funds @ \$1,082,693.78 for a Grand Total Fund Balance of \$4,699,167.72.

Our new year starts July 1.

MOTION: TO APPROVE FINANCIAL STATEMENTS FOR MAY, 2019 AS PRESENTED

BY: PEGGY LEIGHT

SECOND: WESLEY HUTCHINS

VOTE: UNANIMOUS

(HUTCHINS, LEIGHT, MARTIN)

5. SET WORKSHOP DATE FOR JUNE, 2019

Council agrees to set the workshop date for June 5th.

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Mayor Davis opens the **PUBLIC SESSION** at 7:46.

With no speaker coming forward the Mayor closes the **PUBLIC SESSION @ 7:47.**

ADJOURNMENT:

MOTION: TO ADJOURN REGULAR MEETING AT 7:47 P.M.

BY: PEGGY LEIGHT

SECOND: MARILYN MARTIN

VOTE: UNANIMOUS
(LEIGHT, HUTCHINS, MARTIN)

ANOUNCEMENTS:

Planning Board Meeting – June - Cancelled

Fall Festival Meeting – June 10th – 4:00pm – Town Hall

Town Council meeting – June 27 – 7:00 pm – Booe House

Town Hall will be closed MAY 27th. Trash & Recycling services delayed one day.

RECYCLING SCHEDULE - every other week

JUNE – 2019

ROUTE A – 10th & 24th

ROUTE B – 3rd & 17th

Submitted by:

Rusty Sawyer

Town Clerk

Visit the Town's website at:
www.townofwalkertown.us