

## MINUTES FOR BOARD OF ALDERMEN MEETING

November 8, 2022

6:00 PM

The following elected officials were present: Mayor Coleman, Alderman Cearley, Alderwoman Morrow, Alderman Milton, Alderman Martin, and Alderman Withers.

The following staff members were present: Nolan Groce, Development Services Director; Earl Withers, Fire Chief; Sarah Hamrick, Town Clerk; Jonathan Newton, Finance Director; Robbie Walls, Police Chief; Bill Trudnak, Public Works Director; Tom Hunn, Town Attorney; Brandon Whitener, Recreation Director; and Brian Finnegan, Planner; Doug Huffman, Electric Director; Paul Gibson, Electric Supervisor; and Zack Foreman, Assistant Public Works Director.

Mayor Coleman called the meeting to order at 6:00pm.

Mayor Coleman opened with the Invocation and the Pledge of Allegiance to the Flag.

### **Approval of Agenda:**

Alderman Withers motioned to set the agenda with one addition, seconded by Alderwoman Morrow, and carried unanimously.

### **Approval of Minutes:**

Alderman Martin motioned to approve the corrected minutes from the September 13th regular Board Meeting and Alderwoman Morrow seconded this motion and it was carried unanimously.

Alderman Martin motioned to approve the minutes from the October 11<sup>th</sup> regular Board Meeting and the October 25<sup>th</sup> Work Session, seconded by Alderman Cearley and carried unanimously.

### **Recognition of Citizens:**

The Mayor opened the floor to the Recognition of Citizens.

Curtis Wilson of 438 S. Gaston Street prayed over the Board of Alderman meeting.

### **Consent Agenda:**

#### *Item 5A Historic Preservation Interlocal Agreement*

In an effort to clean up their processes and procedures, the Gaston County Historic Preservation Commission is asking each municipality to update their interlocal agreement with the example attached. This item was discussed at the October 25<sup>th</sup> Work Session and is being brought back for adoption (Exhibit 5A, 1-4).

#### *Item 5B Proclamation Recognizing Jasmine Celeste Walker Day of Caring*

Stacey Walker Thomas has asked for a proclamation recognizing December 5, 2022 as Jasmine Celeste Walker Day of Caring on what would have been Jasmine's 34<sup>th</sup> birthday. Ms. Thomas conducted the last Day of Caring on December 5, 2017. Ms. Thomas plans to present the Dallas

Rescue Squad with a monetary donation for their great work in taking care of her daughter, as well as a donation to the Dallas Christian Ministry. She also says she plans to conduct roadway cleanup on the roads that Jasmine and her grandmother resided. On Saturday, December 3, 2022, Ms. Thomas plans to set up her hot dog cart at her residence and invite all of Dallas Fire, Rescue, and Police personnel to stop by for a free plate. Her goal is to give back to the community and honor her daughter's legacy of giving. Attached is a proclamation recognizing December 5<sup>th</sup> as Jasmine Celeste Malter Day of Caring (Exhibit 5B-1).

#### *Item 5C Written Off Accounts*

For authorization, are uncollectable accounts from the months of March 2022 – July 2022. These accounts have been notified of their outstanding status in writing that if not paid within the notified timeframe that they would be forwarded to the NC Debt Setoff Program and that this debt would be taken from any State Income Tax Refund they are due, until the debt is satisfied. (The individual account listing that generates the total uncollectable amount due is considered by State statute to be confidential information, and therefore is not public record.) (Exhibit 5C, 1-2).

All three items on the Consent Agenda were approved with a motion by Alderman Milton seconded by Alderman Withers, and carried unanimously.

#### **Public Hearings:**

##### *Item 6A Fire Department Ordinance Update*

Alderman Martin made a motion to go into the Public Hearing, seconded by Alderman Cearley and carried unanimously.

At the October 25<sup>th</sup> Work Session, the Board reviewed proposed updates to the Fire Department Ordinance. This ordinance has not been updated in a number of years and needs to be updated to reflect the current structure at the Fire Department. Attached is the ordinance update as reviewed, along with a clean copy that includes the proposed changes. This public hearing has been duly advertised, as required (Exhibit 6A, 1-8).

Chief Withers gave a presentation of the Ordinance update. The Board, the Town Attorney, and Chief Withers discussed the updates.

Alderwoman Morrow made a motion to go out of the Public Hearing, seconded by Alderman Cearley and carried unanimously.

Alderman Cearley made a motion to approve the Ordinance update as presented, seconded by Alderman Martin and carried unanimously.

#### **Old Business:**

There was no old business at this time.

## **New Business:**

### *Item 8A Amended Budget Amendment-FD Grant*

At the October 11<sup>th</sup> Board Meeting a budget amendment was presented, and approved, accepting and allocating a \$35,000 2022 Supplemental Grant from the North Carolina Office of State Fire Marshal. This grant does not require a Town match. The Fire Department plans to use the funds to purchase a variety of items; sets of gear, boots, laptops, door locks, equipment, etc. This grant was not budgeted in the current budget and required a budget amendment to accept the funds and appropriate the purchases. After the budget amendment was approved, Fire Department personnel requested to modify the items they desire to purchase with the grant funds. Based on those modifications, attached is an amended budget amendment to allocate the grant funds accurately to the line items corresponding to the requested modifications (Exhibit 8A, 1-2).

Chief Withers gave a presentation on the Budget Amendment.

Alderman Cearley made a motion to approve the Amendment as presented, seconded by Alderman Milton and carried unanimously.

### *Item 8B Lower Dallas Hwy/Rosewood Drive Annexation Petition*

Annexation Petition 2022-01 was submitted September 29, 2022 by Lynn Clemmer Nix, Stephen Mac Clemmer, and Harold Dean Johnson for their properties located between Lower Dallas Hwy and Rosewood Drive, further identified as Gaston County Parcels 171929, 171930, 208606, 208607, and 222607. These parcels are considered non-contiguous. The five parcels total approximately 22.79 acres and are currently located in Gaston County. The petitioner seeks annexation into the Town of Dallas as part of a Conditional Zoning District, CD- R-5, for inclusion in a larger Single Family Attached (Townhome) development. In order to move forward, staff must be directed to investigate the sufficiency of the petition (Exhibit 8B, 1-12).

The Development Services Director gave a presentation for the Annexation Petition.

Alderman Withers made a motion to direct the Staff to investigate the Petition, seconded by Alderwoman Morrow and carried unanimously.

### *Item 8C Gaston County Toy Run for Kids Special Events Application*

Gary Buckner, on behalf of the Gaston County Toy Run for Kids Organization, is requesting to hold the annual Holiday charity motorcycle ride to provide toys for Christmas to underprivileged children in Gaston County. This year's event will be held on Saturday, December 3rd beginning at 11:45 p.m. and ending at approximately 1:15 p.m. The estimated attendance is 1000-1200 motorcycles and trucks. The ride will enter into Town on East Main St. and travel to the Ingles grocery store parking lot where they will hand out toys. The group will then leave the parking lot, turn left on West Trade St., travel to the Dallas Bessemer City Highway, proceed and out of Town. The group is requesting that 4 trash cans and 2 porta-jons be placed at the west end of the Ingles parking lot on the grass, along with 4 portable barricades (Exhibit 8C, 1-5).

Alderman Withers made a motion to approve the event, seconded by Alderman Cearley and carried unanimously.

The Mayor reminded the Board of upcoming events for the Town

Alderman Cearley made a motion to adjourn, seconded by Alderwoman Morrow and carried unanimously (6:21).

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Rick Coleman, Mayor

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Sarah Hamrick, Town Clerk

**AGREEMENT DESIGNATING A JOINT HISTORIC PRESERVATION COMMISSION  
AND REQUESTING THAT GASTON COUNTY ACT AS A CERTIFIED LOCAL  
GOVERNMENT**

This is an agreement between the County of Gaston (“County”) and the Town of Dallas (“Town/City”) requesting the Gaston County Historic Preservation Commission to exercise those powers and duties given to it by and under the North Carolina General Statutes 160D and the Gaston County Historic Preservation by-laws within the Town of Dallas planning jurisdiction, as well as to act on the Town’s behalf as a Certified Local Government.

**1. Designation of a Joint Historic Preservation Commission**

Pursuant to the authority provided in Section 160D of the North Carolina General Statutes, the County and Town hereby designate the Gaston County Historic Preservation Commission as a joint historic preservation commission to be governed by the statutory sections cited above and provisions set forth in the Gaston County Historic Preservation Commission Ordinance, as established in the Ordinance and Resolution creating the Historic Preservation Commission and its amendments, as found in Resolution 90-124, 91-26, and 93-308. The Commission shall have the authority to exercise, within the planning jurisdiction of the Town, all the powers and duties given to it by said statutes as well as the Gaston County Historic Preservation Commission By-Laws. These powers and duties shall include but are not limited to identification and designation of local historic districts and landmarks as provided in N.C. Gen. Stat. §160D, provided that any such designation be submitted to and approved by both the Town and the County. The Commission shall have the sole authority for issuing Certificates of Appropriateness for any designated landmark.

**2. County Amendments to the Gaston County Historic Preservation Commission Ordinance**

If the County proposes any amendment to the Gaston County Historic Preservation Commission Ordinance, it will provide the Town written notice of the proposed amendment and provide the Town reasonable opportunity to review and comment on the proposed amendment before the County holds a public hearing on the amendment.

**3. Funding Commission**

As established in the Ordinance creating the Historic Preservation Commission and subsequent amendments, the County will provide the staffing, materials, and funding it deems necessary to support the Commission's basic duties.

**4. Termination of Agreement**

The Town may terminate this agreement by providing the County a 90-day written notice of its intent to terminate. The County may terminate this Agreement by providing the

Town with a 90-day written notice of its intent to terminate. Any landmarks within the jurisdiction of the Town after withdrawal from the Agreement become the responsibility of the Town, provided that it has passed an ordinance to create a local preservation commission. Landmarks in the jurisdiction of the Town with no preservation commission will be de-designated by the Gaston County Historic Preservation Commission.

**5. Entire Agreement**

This Agreement constitutes the entire agreement between the Parties and it supersedes any and all prior representations and agreements, whether oral or written, between the Parties. No such prior representations or agreements may be offered or considered to vary the terms of this Agreement, or to determine the meaning of any of its provisions.

**6. Severability**

In the event that any provision of this Agreement is declared invalid for any reason by a court of competent jurisdiction, said finding will not affect the remaining provisions of this Agreement.

**7. No Third-Party Beneficiaries**

This Agreement is binding upon all Parties hereto, by and through their officials, agents, employees, and successors. This Agreement is enforceable only by the Parties. No person or entity is intended to be a third-party beneficiary of the provisions of the Agreement for purposes of any civil, criminal, or administrative action, and accordingly, no person or entity may assert any claim or fight as a beneficiary or protected class under the Agreement.

**8. Rights of Third-Parties**

This Agreement is not intended to impair or expand the rights of any person or organization seeking relief against the County or the Town, or any officer or employee thereof, for their conduct or the conduct of any officer or employee. Accordingly, it does not alter legal standards governing any such claims by third parties, including those arising under state or federal law.

**9. Effective Date**

This Agreement shall become effective between the County and the Town after adoption by both the County Board of Commissioners and the governing body of the Town of Dallas.

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Name

Mayor of Town of Dallas

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Date

ATTEST

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Name

Town Clerk of Town of Dallas

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Date

APPROVED AS TO FORM:

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Name

Town Attorney

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Date

\_\_\_\_\_  
Name, Chairman  
Gaston County Board of Commissioners

\_\_\_\_\_  
Date

ATTEST

\_\_\_\_\_  
Name  
County Clerk

\_\_\_\_\_  
Date

APPROVED AS TO FORM:

\_\_\_\_\_  
Name  
County Attorney

\_\_\_\_\_  
Date





Proclamation Recognizing Jasmine Celeste Malaker Day of Caring

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**WHEREAS**, on December 5, 2022, Jasmine Celeste Malaker would have celebrated her 34<sup>th</sup> birthday; and

**WHEREAS**, Jasmine battled a very rare bone disease since the age of 12, but lost her life to the disease on January 17, 2017; and

**WHEREAS**, Jasmine was an honor student all of her years in school and each school she attended presents a Jasmine Celeste Malaker award annually to a student with high academic achievement; and

**WHEREAS**, throughout her illness, Jasmine remained positive, faithful, and caring; and

**WHEREAS**, in her memory the Malaker family and friends, along with former coaches and friends from Highland School of Technology; plan to provide service to the Dallas community by cleaning up area streets, making donations to the Dallas Rescue Squad and Dallas Christian Ministry, and provide a free meal to public safety personnel.

**NOW THEREFORE BE IT RESOLVED, BY THE BOARD OF ALDERMEN OF THE TOWN OF DALLAS**, that the Town of Dallas recognizes the efforts of the Malaker family and others to provide a Day of Caring in the Dallas community in honor of Jasmine Celeste Malaker.

Adopted this the 8<sup>th</sup> of November, 2022 at Dallas, North Carolina.

Attested By:

\_\_\_\_\_  
Rick Coleman, Mayor

\_\_\_\_\_  
Sarah Hamrick, Town Clerk

(SEAL)

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## Write Off Listing

Cycle FB

Account Number	Account Name	Service Address	Cut Off Date	Balance Due
121000.0088	KELSY GRACE STUBBS	306 S HOLLAND ST # A	4/6/2022	\$223.06
139020.0096	LARRY JAMES SPIRLIN	321 S HOLLAND # B	5/26/2022	\$116.29
144000.0097	JBG REMODELING LLC	307 S HOLLAND	4/14/2022	\$60.77
168000.0088	TIMOTHY LEE KIRBY	410 W CARPENTER	4/1/2022	\$44.83
213000.0098	JERRY DENNIS GHORLEY	508 S MAPLE	7/26/2022	\$260.91
222000.0095	JOHN EDWARD HYATT	507 GROVES ST	6/30/2022	\$359.42
233000.0097	MELISSA MARIEANN GOINS	412 GROVES	6/15/2022	\$223.25
258000.0091	BELLE CHAYA SPANBAUER	202 W GIBBS ST.	5/16/2022	\$231.24
330000.0092	TOMMY SHONG VANG	704 W BORDER	4/11/2022	\$200.98
339020.0093	ALLEN GLENN LYLES	416 S. PINE ST.	3/9/2022	\$58.31
421000.0089	NATHAN A GREENBLATT	106 S PINE ST # A	2/24/2022	\$193.90
430000.0095	COURTNEY LYNN DAVIS	613 W MAIN ST	2/28/2022	\$120.17
456000.0097	BOBBY ERIC GOODE JR	308 NORTH	6/30/2022	\$192.15
521000.0098	MOLLY MELISSA GLANCE	611 NORTH	4/11/2022	\$484.83
605000.0084	CARLIE NICOLE CLAYTON	107 E TRADE ST	6/28/2022	\$271.39
668530.0091	DONALD WILSON HAMM	108 HOLLAND RIDGE LN APT B	7/18/2022	\$17.30
668590.0098	WILLIAM F SMALL	116 HOLLAND RIDGE LN APT A	7/11/2022	\$136.27
696000.0094	NICHOLAS JAMES WILKINSON	313 WILLIS RD	6/2/2022	\$121.31
814000.0093	BRANDY LYNN REED	401 N COLLEGE ST	4/25/2022	\$382.06
826000.0086	TONYA RENEE WALKER WEAVER	513 N HILL	3/1/2022	\$307.83
856000.0098	JOYCE K PICKLESIMER	210 N COLLEGE ST	4/11/2022	\$127.30
885040.0092	ASHLEY JO MCLAWHORN	202 #D E CHURCH ST.	4/25/2022	\$75.81
894000.0089	GERALDINE PATTERSON	302 E TRADE	5/16/2022	\$116.24
1055000.0091	ALFREDO CABRERA BARAJAS	306 E. MAIN APT 6	5/3/2022	\$157.24
1104000.0093	COURTNEY NAKIA FRANCES WOODS	216 S SPARGO ST	6/6/2022	\$174.53
1123000.0089	ABIGAIL LEA BROWN	515 E CARPENTER ST.	3/16/2022	\$82.25
1128000.0093	JESSICA SHONTAE BRIGHT	510 E CARPENTER ST # B	5/6/2022	\$414.39
1150070.0095	IVERY ANNETTA MOSS	306 S. DAVIS	3/23/2022	\$280.06
1161000.0085	GRACE LIERA KAYSER	306 S SUMMEY	3/1/2022	\$121.71
1183000.0077	MYND MANAGEMENT INC	305 S. SPARGO ST. APT. 3	4/21/2022	\$36.00
1222000.0096	JOHN EDWARD SCHNEIDER	315 S RHYNE ST.	6/2/2022	\$152.95
1269000.0088	CALANDRA DEMETRIA LANEY	518 E ROBINSON ST.	4/4/2022	\$482.51
1273000.0088	SABRINA RAE CUNNINGHAM	601 E ROBINSON ST	3/16/2022	\$1,059.17
1276000.0085	LANAE DEAJAH RICHARDSON	604 E ALEXANDER	3/30/2022	\$204.75
1345000.0092	Savary Chantay	423 HOYLE ST.	4/7/2022	\$54.61
1345000.0093	CHAROLET MICHELLE ELLIS	423 HOYLE ST.	3/7/2022	\$121.47
1446000.0083	JOSHUA SHANE GREENE	422 S COLLEGE	3/8/2022	\$56.71
1536050.0078	QUANTRIA MARIE ROSS	223 E WEBB ST	3/14/2022	\$44.92
1618000.0093	Carollna Alpine LLC	707 E CARPENTER ST.	4/1/2022	\$87.19
1979010.0098	DELORES T WRIGHT	1119 ROSEWOOD DR	6/17/2022	\$160.79
1989000.0094	TRINITY KATHRYN MCMILLAN	103 OAK FOREST LN APT B	11/29/2021	\$15.22
2084030.0094	ALICE WILLIAMS RICH	5004 BROAD LEAF CT.	7/8/2022	\$263.95
2084080.0090	PROGRESS RESIDENTIAL BORROWERS S LLC	5024 BROAD LEAF CT.	7/14/2022	\$224.73
2084190.0093	CAMILLE BRANDON	5041 BROAD LEAF CT.	7/15/2022	\$291.65
2084520.0094	FAITH DIANNA GARRISON	2020 RED LEAF CT.	3/8/2022	\$342.99
2084800.0094	DANA ELIZABETH WRIGHT FARLEY	4940 BROAD LEAF CT.	4/27/2022	\$182.45
2110000.0092	, ESTATE OF MAYBELLE HAYNES	317 ROBINSON-CLEMMER RD	6/15/2022	\$219.56
2110000.0093	ESTATE OF MAYBELLE HAYNES	317 ROBINSON-CLEMMER RD	3/16/2022	\$63.60
2137000.0086	WILMA WILSON	402 WOODDALE DR	6/27/2022	\$82.58
2149000.0081	RALONDA QUETRICE WATKINS	1008 BRIARWOOD DR	5/3/2022	\$91.04
2173020.0088	KATHLEEN PAGANO	600 ROBINSON-CLEMMER RD	2/15/2022	\$115.98
2459000.0095	HEATHER ANN RADFORD	157 DOWNEY LAKE RD	2/28/2022	\$4.77
2506000.0089	LAUREN MOODY BEER	220 ELIZABETH LN	4/21/2022	\$91.68
2533030.0091	JEREMY CHAD MELTON	211 MEADOWBROOK CR	4/6/2022	\$280.97
2545010.0098	PATRICIA LEE MYERS	0 134 DURKEE LANE	3/16/2022	\$640.65

## Write Off Listing

2622000.0093	TOMMY JOEL TUCKER	604 HESTER DR	3/28/2022	\$398.49
2806000.0092	HANNA GRAE COURTEMANCHE	1201 DEAN DR	6/1/2022	\$93.11
3030620.0092	ASHLEY JO MCLAWHORN	202 STE E CHURCH A	4/25/2022	\$359.70
3106360.0094	CHARLES WILLIS STILES	617 SUMMEY FARM DR	4/12/2022	\$415.65
3106610.0096	NRT PROPERTY MANAGEMENT NC	920 CAROLE SUMMEY DR	6/8/2022	\$85.60
3107630.0095	KRISTI DAWN WYKLE	721 SUMMEY FARM DR	4/27/2022	\$232.92
3326000.0067	STACEY MCQUEEN	504 CHAPMAN PT. CR APT F	7/1/2022	\$276.11
3398000.0074	JETTA DIVINE HYNDAUAI BROWN	512 CHAPMAN PT. CR APT G	3/1/2022	\$12.14
3571000.0087	CAROLINA REALTY LLC	6101 DANE DR	6/1/2022	\$120.75
3599140.0089	ADRIANA BROWN	6024 BRADFORD CT	6/8/2022	\$93.83
3627000.0092	JESSICA LEIGH CLEVELAND	3049 HEREFORD LN.	4/21/2022	\$284.88
3721010.0089	DEMONTRAI KEWAAN EVANS	2824 MEADOW CREEK DR	2/28/2022	\$432.61
3901120.0095	KIMBERLY DENEAN LYNCH	1130 MILLINGTON CR. APT 304	5/6/2022	\$44.58
3901330.0093	BIANCA LASHAY TATE	1110 MILLINGTON CR. APT 202	3/1/2022	\$55.75
3901420.0095	VICKIE A PERRY	1100 MILLINGTON CR. APT 101	3/31/2022	\$259.54
3902370.0097	TAMIKA DANELLE JOHNSON	910 SEAN MICHAEL DR. APT 101	7/29/2022	\$150.99
3902630.0095	TRALYN LANIYA CARR	930 SEAN MICHAEL DR. APT 202	6/2/2022	\$113.06
3902790.0097	REBEKA SARAI FLORES	931 SEAN MICHAEL DR. APT 303	5/9/2022	\$33.29

**Total Due for Cycle FB \$14,391.69**

**Total Due For All Cycles \$14,391.69**

## CHAPTER 35: FIRE DEPARTMENT

### Section

#### *General Provisions*

- 35.01 Organization
- 35.02 Duties of Chief
- 35.03 General authority
- 35.04 Following fire equipment
- 35.05 Interfering with firefighters or fire apparatus
- 35.06 Only firefighters may ride on trucks without permission
- 35.07 Interfering with fire alarm apparatus
- 35.08 Giving false alarm of fire forbidden
- 35.09 Protection of fire hose
- 35.10 No burning of garbage, rubbish or leaves; items of exception by permit

#### *Fire Limits*

- 35.25 Description
- 35.26 Regulations within fire limits

### GENERAL PROVISIONS

#### § 35.01 ORGANIZATION.

- (A) The Fire Department shall be a volunteer organization, and shall consist of a Chief and a sufficient number of firefighters to maintain and operate the Department.

A-The Fire Department shall be a combination department consisting of volunteers and part time paid personnel, and shall consist of a Chief and a sufficient number of firefighters to maintain and operate the department.

- (B) The Department may, from time to time, adopt its own rules and regulations governing the Department, subject to the approval of the Board of Aldermen.

(Prior Code, § C-I-1)

#### § 35.02 DUTIES OF CHIEF.

The duties of the Chief, subject to supervision by the Board of Aldermen, shall be as follows:

- (A) General control of the Department, the personnel, apparatus and fire alarm systems;

(B) To command the Department and supervise the firefighting and extinguishing of all fires and to have the authority to keep away from the vicinity of all fires, any and all idle, disorderly or suspicious persons;

(C) He or she shall inspect or cause to be inspected all trucks and other equipment of the Fire Department each and every week to ascertain that the equipment is being kept in proper condition. He or she shall, when asked, report annually to the Board of Aldermen the condition of all equipment;

(D) He or she shall inspect or cause to be inspected annually, all fire hydrants and fire alarm systems at least once every three months and shall make a report of the inspection to the Board of Aldermen; and

(E) Fire Inspector: (note: because of state regulations, the Board of Aldermen signed an agreement with the county to handle most of the function of Fire Inspector).

(1) The Chief is to assume the functions of Fire Inspector. As such, he or she or his or her designated agent shall have authority to enter any and all premises, at a reasonable time, for purposes of inspection.

(2) He or she shall make annual inspections of all structures greater than 5,000 square feet, all educational facilities, all financial institutions, and any structure that contains hazardous materials, located within the fire limits.

(3) He or she shall, upon receipt of a complaint, forthwith investigate.

(4) He or she, or their designee, shall investigate the causes of fires and shall keep records of his or her findings as to origin, location owner, extent of damage and amount of insurance carried. The findings must be reported to the State Insurance Commissioner at regular intervals.

(5) He or she shall cause the removal of fire hazards by serving proper order to owner or agent of premises in question, the order to state a reasonable time limit. Failure to comply with the order shall be considered a misdemeanor.

(Prior Code, § C-1-2)

### § 35.03 GENERAL AUTHORITY.

(A) The officer in command shall have authority to summon aid and no citizen so summoned may refuse to help in extinguishing the fire or in protecting exposed property.

(B) During the continuance of a fire, the Fire Chief, his or her assistant, or the Mayor shall have authority to call upon any citizen to render assistance in pulling down or demolishing any building or in removing goods or furniture from a building on fire or in danger of fire, but not without the consent of the officer of the Fire Department. ~~or the Police Department which may be in charge.~~

(C) It shall be unlawful to congregate on the streets or alleys near a fire in a manner which would interfere with the activities of the Fire Department.

(D) In the event of an alarm of fire, the apparatus of the Fire Department responding to it, shall have the right-of-way in and upon all streets, lanes, alleys and other public ways.

(E) The drivers of vehicles, upon the approach of fire apparatus, shall immediately bring their vehicle to a stop on the right-hand side of the street in the direction in which they are facing and shall not move their vehicle until the apparatus has passed.

(Prior Code, § C-I-3) Penalty, see § 10.99

**§ 35.04 FOLLOWING FIRE EQUIPMENT.**

It shall be unlawful to follow any fire apparatus which is responding to a call by automobile or any other vehicle, unless it is used for transporting firefighters to the scene of fire, at a distance closer than one city block, or to pass the apparatus or to park within the same block in which fire is in progress.

(Prior Code, § C-I-4) Penalty, see § 10.99

**§ 35.05 INTERFERING WITH FIREFIGHTERS OR FIRE APPARATUS.**

No person shall interfere with a firefighter in the discharge of his or her duty, or hinder him or her in the performance of the duty; nor shall any person other than members of the Fire Department loiter about any fire station, or change, handle or meddle in any manner with any fire engine or any other fire apparatus.

(Prior Code, § C-I-5) Penalty, see § 10.99

**§ 35.06 ONLY FIREFIGHTERS MAY RIDE ON TRUCKS WITHOUT PERMISSION.**

No person other than a bona fide member of the Fire Department shall mount any fire engine, wagon or apparatus before it leaves the station or while on its way to or from a fire, or at any other time, unless by permission of the driver or officer in command of the engine, wagon or other apparatus.

(Prior Code, § C-I-6) Penalty, see § 10.99

**§ 35.07 INTERFERING WITH FIRE ALARM APPARATUS.**

No person shall interfere carelessly or willfully with the fire alarm system, or injure the poles, wires, boxes or other apparatus connected therewith.

(Prior Code, § C-I-7) Penalty, see § 10.99

**§ 35.08 GIVING FALSE ALARM OF FIRE FORBIDDEN.**

No person shall give or cause to be given any false alarm of fire by means of the fire alarm system or otherwise.

(Prior Code, § C-I-8) Penalty, see § 10.99

**§ 35.09 PROTECTION OF FIRE HOSE.**

It shall be unlawful for any person, firm or corporation to drive over, or in any way damage or mutilate any fire hose while in use at a fire or otherwise.

(Prior Code, § C-I-9) Penalty, see § 10.99

**§ 35.10 NO BURNING OF GARBAGE, RUBBISH OR LEAVES; ITEMS OF EXCEPTION BY PERMIT.**

No person shall burn any garbage, rubbish or leaves within the corporate limits of the town. Permit may be issued by the Fire Chief ~~Town Clerk~~, under controlled conditions, to burn off gardens and vacant lots.

(Prior Code, § C-I-10) Penalty, see § 10.99

**FIRE LIMITS**

**§ 35.25 DESCRIPTION.**

The fire limits for the town shall include that section of the town known as the Public Square, Courthouse Square and all property facing the Public Square for 150 feet from the sidewalk.

(Prior Code, § C-II-1)

**§ 35.26 REGULATIONS WITHIN FIRE LIMITS.**

No construction or alterations of any kind or description shall be made in the above set out fire limits without a building permit and without full compliance with ordinances governing construction in the town.

(Prior Code, § C-II-2) Penalty, see § 10.99

## CHAPTER 35: FIRE DEPARTMENT

### Section

#### *General Provisions*

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- 35.06 Only firefighters may ride on trucks without permission
- 35.07 Interfering with fire alarm apparatus
- 35.08 Giving false alarm of fire forbidden
- 35.09 Protection of fire hose
- 35.10 No burning of garbage, rubbish or leaves; items of exception by permit

#### *Fire Limits*

- 35.25 Description
- 35.26 Regulations within fire limits

## GENERAL PROVISIONS

### § 35.01 ORGANIZATION.

- (A) The Fire Department shall be a combination department consisting of volunteers and part time paid personnel, and shall consist of a Chief and a sufficient number of firefighters to maintain and operate the department.
- (B) The Department may, from time to time, adopt its own rules and regulations governing the Department, subject to the approval of the Board of Aldermen.

(Prior Code, § C-1-1)

### § 35.02 DUTIES OF CHIEF.

The duties of the Chief, subject to supervision by the Board of Aldermen, shall be as follows:

- (A) General control of the Department, the personnel, apparatus and fire alarm systems;



(B) To command the Department and supervise the firefighting and extinguishing of all fires and to have the authority to keep away from the vicinity of all fires, any and all idle, disorderly or suspicious persons;

(C) He or she shall inspect or cause to be inspected all trucks and other equipment of the Fire Department each and every week to ascertain that the equipment is being kept in proper condition. He or she shall, when asked, report annually to the Board of Aldermen the condition of all equipment;

(D) He or she shall inspect or cause all fire hydrants to be inspected annually;

(E) Fire Inspector: (note: because of state regulations, the Board of Aldermen signed an agreement with the county to handle most of the function of Fire Inspector).

(1) The Chief is to assume the functions of Fire Inspector. As such, he or she, or his or her designated agent, shall have authority to enter any and all premises, at a reasonable time, for purposes of inspection.

(2) He or she shall make annual inspections of all structures greater than 5,000 square feet, all educational facilities, all financial institutions, and any structure that contains hazardous materials, located within the fire limits.

(3) He or she shall, upon receipt of a complaint, forthwith investigate.

(4) He or she, or their designee, shall investigate the causes of fires and shall keep records of his or her findings as to origin, location owner, extent of damage and amount of insurance carried. The findings must be reported to the State Insurance Commissioner at regular intervals.

(Prior Code, § C-I-2)

### **§ 35.03 GENERAL AUTHORITY.**

(A) The officer in command shall have authority to summon aid and no citizen so summoned may refuse to help in extinguishing the fire or in protecting exposed property.

(B) During the continuance of a fire, the Fire Chief, his or her assistant, or the Mayor shall have authority to call upon any citizen to render assistance in pulling down or demolishing any building or in removing goods or furniture from a building on fire or in danger of fire, but not without the consent of the officer of the Fire Department.

(C) It shall be unlawful to congregate on the streets or alleys near a fire in a manner which would interfere with the activities of the Fire Department.

(D) In the event of an alarm of fire, the apparatus of the Fire Department responding to it, shall have the right-of-way in and upon all streets, lanes, alleys and other public ways.

(E) The drivers of vehicles, upon the approach of fire apparatus, shall immediately bring their vehicle to a stop on the right-hand side of the street in the direction in which they are facing and shall not move their vehicle until the apparatus has passed.

(Prior Code, § C-I-3) Penalty, see § 10.99

**§ 35.04 FOLLOWING FIRE EQUIPMENT.**

It shall be unlawful to follow any fire apparatus which is responding to a call by automobile or any other vehicle, unless it is used for transporting firefighters to the scene of fire, at a distance closer than one city block, or to pass the apparatus or to park within the same block in which fire is in progress.

(Prior Code, § C-I-4) Penalty, see § 10.99

**§ 35.05 INTERFERING WITH FIREFIGHTERS OR FIRE APPARATUS.**

No person shall interfere with a firefighter in the discharge of his or her duty, or hinder him or her in the performance of the duty; nor shall any person other than members of the Fire Department loiter about any fire station, or change, handle or meddle in any manner with any fire engine or any other fire apparatus.

(Prior Code, § C-I-5) Penalty, see § 10.99

**§ 35.06 ONLY FIREFIGHTERS MAY RIDE ON TRUCKS WITHOUT PERMISSION.**

No person other than a bona fide member of the Fire Department shall mount any fire engine, wagon or apparatus before it leaves the station or while on its way to or from a fire, or at any other time, unless by permission of the driver or officer in command of the engine, wagon or other apparatus.

(Prior Code, § C-I-6) Penalty, see § 10.99

**§ 35.07 INTERFERING WITH FIRE ALARM APPARATUS.**

No person shall interfere carelessly or willfully with the fire alarm system, or injure the poles, wires, boxes or other apparatus connected therewith.

(Prior Code, § C-I-7) Penalty, see § 10.99

**§ 35.08 GIVING FALSE ALARM OF FIRE FORBIDDEN.**

No person shall give or cause to be given any false alarm of fire by means of the fire alarm system or otherwise.

(Prior Code, § C-I-8) Penalty, see § 10.99

**§ 35.09 PROTECTION OF FIRE HOSE.**

It shall be unlawful for any person, firm or corporation to drive over, or in any way damage or mutilate any fire hose while in use at a fire or otherwise.

(Prior Code, § C-I-9) Penalty, see § 10.99

**§ 35.10 NO BURNING OF GARBAGE, RUBBISH OR LEAVES; ITEMS OF EXCEPTION BY PERMIT.**

No person shall burn any garbage, rubbish or leaves within the corporate limits of the town. Permit may be issued by the Fire Chief, under controlled conditions, to burn off gardens and vacant lots.

(Prior Code, § C-I-10) Penalty, see § 10.99

**FIRE LIMITS**

**§ 35.25 DESCRIPTION.**

The fire limits for the town shall include that section of the town known as the Public Square, Courthouse Square and all property facing the Public Square for 150 feet from the sidewalk.

(Prior Code, § C-II-1)

**§ 35.26 REGULATIONS WITHIN FIRE LIMITS.**

No construction or alterations of any kind or description shall be made in the above set out fire limits without a building permit and without full compliance with ordinances governing construction in the town.

(Prior Code, § C-II-2) Penalty, see § 10.99

**Town of Dallas**  
Budget Amendment

Date: November 8, 2022

Action: General Fund Amendment

Purpose: To Amend Budget Amendment FD-001 for Modifications Requested by the Fire Department for Purchases Associated with Receipt of the 2022 Supplemental Fire Grant

Number: FD-001A

Fund	Dept	Line Item	Item Description	Original Amount	Amended Amount	Difference
10	5200	3601	Bunker Gear	\$31,690	\$32,710	\$1,020
10	5200	3300	Departmental Supplies	\$12,700	\$9,922	(\$2,778)
10	5200	3400	Equipment	\$24,111	\$25,859	\$1,748

---

Approval Signature  
(Town Manager)

Quantity	Description	Cost each	total	Line item
6	sets of gear (jacket, pants)	3035.00 each	18,210.00	3601
6	pairs of boots	400.00 each	2,400.00	3601
8	pairs of gloves	112.50 each	900.00	3601
1	Rescue bumper for E-630	7,757.51	7,757.51	3400
2	laptops for offices	600.00 each	1,200.00	3400
20	SCBA identifiers	70.00 each	1,400.00	3400
1	set of door locks for front and back door	3,122.10	3,122.10	3300
			34,989.61	

Line item 3601	21,510.00
Line item 3400	10,357.51
Line item 3300	3,122.10
34,989.61	

TOWN OF DALLAS, NORTH CAROLINA

PETITION FOR ANNEXATION

PETITION NUMBER: 2022-01

Contiguous

Non-Contiguous

DATE: 7/29/2022

FEE: \$500.00

Current Property Use: Residential Requested Zoning: CD-R-5

Planned Property Use: Residential

To the Board of Aldermen of the Town of Dallas:

We, the undersigned owners of real property, respectfully request that the area described as

1805 Lower Dallas, 1125 Rosewood Drive, DALLAS, NC 28034, further

identified as parcel ID # 208606, 171930, 208607, 171929,

222607, be annexed to the Town of Dallas.

Print owner name(s) and information:

Name Lynn Clemmer Nix

Phone 704-678-2893

Address 501 Robinson Clemmer Road Dallas, NC 28034

Name Stephen Mac Clemmer

Phone 704-678-2893

Address 501 Robinson Clemmer Road Dallas, NC 28034

Name Harold Dean Johnson

Phone 704-861-3258

Address 1125 Rosewood Drive Dallas, NC 28034

Attachments included with Petition:

1. Legal description (as noted in property deed)
2. Letter outlining reasons for annexation request
3. List of Abutting Property Owners
4. Survey or Plat suitable for recordation
5. \$500 Fee

Owner's Signature: Lynn Clemmer Nix Date: 8/3/2022

Owner's Signature: Stephen Mac Clemmer Date: 8-3-2022

Owner's Signature: Harold Dean Johnson Date: 8-7-2022

Received By: Nolan Stone Date: 9-29-2022

All those certain parcels of land, situated, lying and being in the Dallas Township, Gaston County, State of North Carolina, and more particularly described as follows:

Rosewood Tract:

Parcel #208607; 5.372 acres.

Beginning at (POINT OF BEGINNING) a nail found in a pipe being the northeast corner of land owned now or formerly by the Linda Kay Myers Life Estate as recorded in deed book 4174, page 2267 of the Gaston County Register of Deeds, said point being also located S66-51-31E 23.50' from a found concrete monument, thence with the southern line of land owned now or formerly by Long Creek Memorial Baptist Church as recorded in deed book 88, page 277 in the Gaston County Register of Deeds S68-36-37E 553.77' to a 3/4" rebar found, thence with the western line of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds for (2) calls and distances to points, 1) S04-43-17W 252.97' to a #4 rebar found with a 3/4" rebar witness, 2) S14-29-01W 138.16' to a #4 rebar found with a 3/4" rebar witness, thence with the northern line of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds for (2) calls and distances to points, 1) N75-28-47W 69.20' to a 1/2" iron pipe found, 2) N78-16-52W 501.50' to a point, said point being further located S78-16-52E 4.58' from a 1" rebar found on the Northwest corner of the Lynn Nix and Stephen Mac Clemmer property, thence with the margin of Rosewood Drive, also known as State Road #2271 for (2) calls and distances to points, 1) N02-37-56W 51.28' to a point, 2) N14-27-30W 135.50' to a 1.5" pipe found on the southwest corner of land owned now or formerly by Kare Lambert and Crystal Lambert as recorded in deed 5345, page 461 in the Gaston County Register of Deeds, thence with the Lambert property for (2) calls and distances to points, 1) S87-39-09E 181.55' to the base of a bent 1.5" pipe found, 2) N09-08-56W 147.82' to a 2" pipe found, thence with the eastern line of land owned now or formerly by the Linda Kay Myers Life Estate as recorded in deed book 4174, page 2267 of the Gaston County Register of Deeds N09-12-00W 149.62' to the POINT AND PLACE OF BEGINNING.

Tract 1:

Parcel #171930; 0.624 acres.

Beginning at (POINT OF BEGINNING) a point in the centerline of State Road #279, also known as Lower Dallas Highway, said point also being the southeast corner of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds, thence with the centerline of State Road #279 S10-35-00W 123.73' to a point, thence with the northern line of the

Lynn Nix and Stephen mac Clemmer property N70-03-00W 226.50', passing a #4 rebar set at 30.04' to a 3/4" rebar found, thence with the Lynn Nix and Stephen mac Clemmer property for (2) calls and distances to points, 1) N14-26-00E 122.84' to a #4 rebar set, 2) S70-00-00E 218.17' passing a #5 rebar found at 188.12' to the centerline of State Road #279 being the POINT AND PLACE OF BEGINNING.

Tract 2:

Parcel #171929; 0.839 acres.

Beginning at (POINT AND PLACE OF BEGINNING) a point in the centerline of State Road #279, also known as Lower Dallas Highway, said point also being the southeast corner of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds, thence with the centerline of State Road #279 S10-35-00W 126.84' to a point, thence with the northern line of land owned now or formerly by Jackson B. and Melinda E. Beard as recorded in the Gaston County Register of Deeds N67-38-42W 284.62', passing a 1" square pipe found at 27.25', to a 1/2" iron rod found, thence with the Lynn Nix and Steven Mac Clemmer property for (3) calls and distances to points, 1) N14-40-08W 127.46' to a #4 rebar found, 2) S74-23-17E 109.96' to a 3/4" rebar found, 3) S70-03-00E 226.50', passing a #4 rebar set at 196.46' to a point in the centerline of State Road #279 being the POINT AND PLACE OF BEGINNING.

Tract 3:

Parcel #222607; 13.082 acres.

Beginning at (POINT OF BEGINNING) a 1" rebar found on the eastern margin of Rosewood Drive, also known as State Road #2271, thence with the southern line of land owned now or formerly by Harold Dean Johnson as recorded in deed 4115, page 2342 of the Gaston County Register of Deeds for (2) calls and distances to points, 1) S78-16-52E 506.08' to a 1/2" iron pipe found, 2) S75-28-47E 69.20' to a #4 rebar found with a 3/4" rebar witness, said point also being the southwest corner of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds, thence with the southern line of the Lynn Nix and Steven Mac Clemmer property S72-10-28E 90.13' to a #4 rebar found, thence with the western line of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds S14-40-08E 127.46' to a 1/2" iron rod found, thence with the western line of the Southwest Dallas neighborhood block 2C for (4) calls and distances to points, 1) S24-27-43W 291.97' to the base of a 1/2" pipe found, 2) S23-46-23W 204.71' to the base of a flat bar, 3) S41-23-16W 168.56' to a #4 rebar found, 4) S17-10-34W 30.45' to an iron pin found being the northeast corner of land owned now or formerly by Fe C. Michalak



as recorded in deed 4747, page 614 in the Gaston County Register of Deeds, thence with the Northern line of the Michalak property S89-09-30W 511.93' to a point in the centerline of State Road 2271, also known as Rosewood Drive, passing an iron pin found at 481.41', thence with State Road 2271 for (6) calls and distances to points, 1) N09-02-05W 122.88', 2) N00-32-24W 201.07', 3) N06-39-45E 149.34', 4) N29-24-29E 47.71', 5) N24-32-26E 99.10', 6) N18-20-36E 300.00' to the POINT AND PLACE OF BEGINNING.

Tract 4:

Parcel # 208606; 2.869 acres.

Beginning at (POINT OF BEGINNING) a 3/4" rebar found on the southern line of land owned now or formerly by Long Creek Memorial Baptist Church as recorded in deed book 88, page 277 in the Gaston County Register of Deeds, thence with said line S68-40-50E 100.07' to a concrete monument found, thence with the southern line of land owned now or formerly by Terri Herring Falls and Anita Herring McCall as recorded in deed 015E, page 1652 of the Gaston County Register of Deeds S70-26-39E 315.85' to a #5 rebar found on the western right of way of State Road #279, also known as Lower Dallas Highway, thence with the right of way of State Road #279 S10-49-47W 250.80' to a #5 rebar at the northeast corner of land owned now or formerly by Lynn Nix and Steven Mac Clemmer as recorded in deed 5224, page 1813 in the Gaston County Register of Deeds, thence with the Lynn Nix and Steven Mac Clemmer line for (4) calls and distances to points, 1) N70-00-00W 188.12' to a #4 rebar set, 2) S14-26-00W 122.84' to a 3/4" rebar found, 3) N74-23-17W 109.96' to a #4 rebar found, 4) N72-10-28W 90.13' to a #4 rebar found with a 3/4" rebar witness, said point also being the southeast corner of land owned now or formerly by Harold Dean Johnson as recorded in deed 4115, page 2342 and map book 70, page 34 in the Gaston County Register of Deeds, thence with the eastern line of the Harold Dean Johnson property (2) calls and distances to points, 1) N14-29-01E 138.16' to a #4 rebar found with a 3/4" rebar witness, 2) N04-43-17E 252.97' to a 3/4" rebar found, being the POINT AND PLACE OF BEGINNING.



August 1, 2022

**RE: TOWN OF DALLAS VOLUNTARY ANNEXATIONS PARCELS #171929, 171930, 208606, 208607, 222607**

Dear Town of Dallas Staff.

DR Horton (applicant) and the underlying property owners request annexation of parcels **Pin #171929, 171930, 208606, 208607, 222607** into the Town of Dallas corporate limits. Our request for annexation is based on the desire for city provided services (Police, Fire, Sanitation, Power, Sewer and Water). These parcels lie in the Town of Dallas Annexation interlocal agreement area and are non-contiguous.

Thank you,

A handwritten signature in black ink, appearing to read "Logan Creech", is written over a horizontal line.

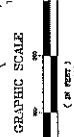
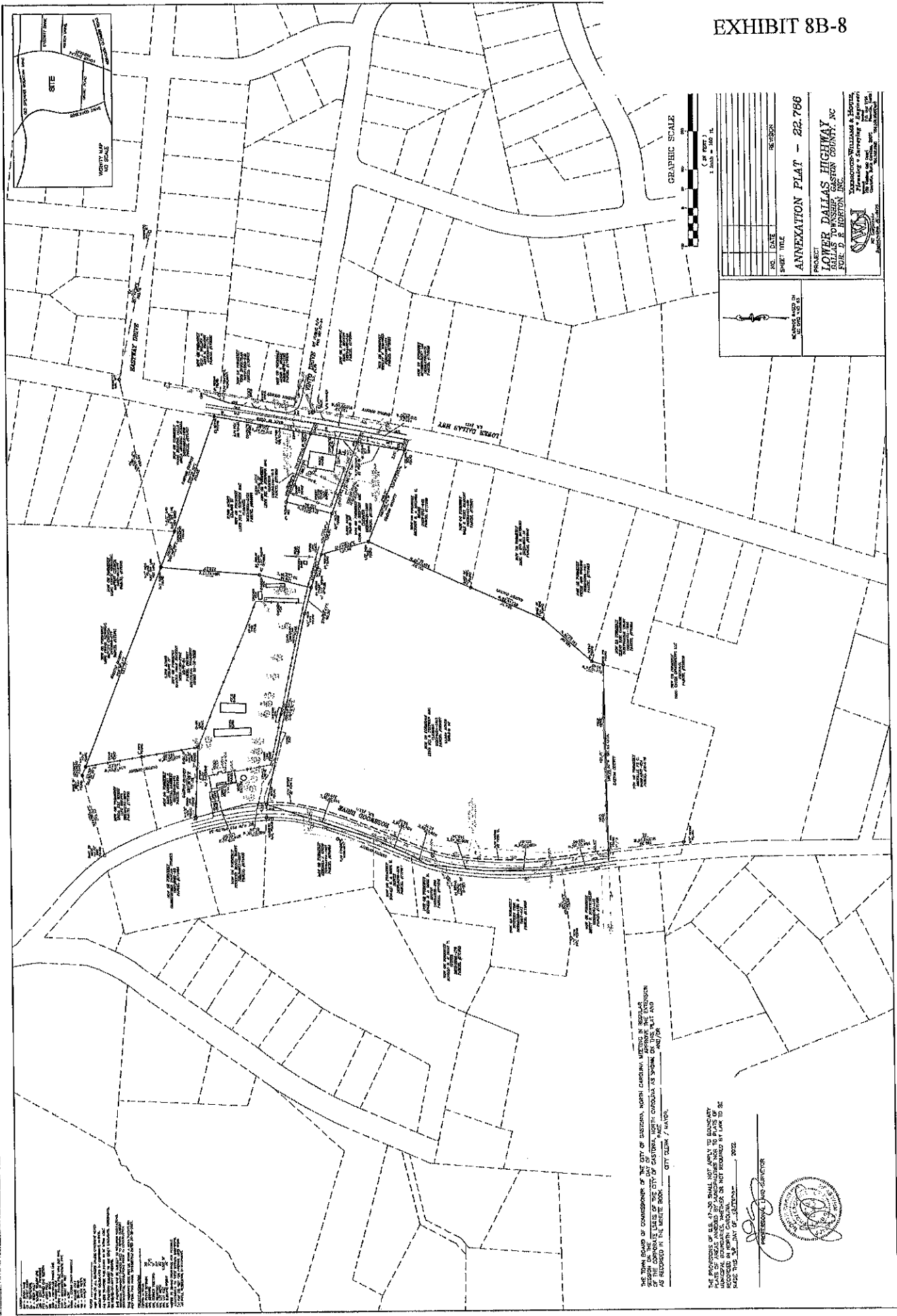
Logan Creech  
Land Entitlement Project Manager  
D.R. HORTON  
8025 Arrowridge Boulevard  
Charlotte, NC 28273  
lfecreech@drhorton.com  
Cell: 704-470-7073

## EXHIBIT 8B-6

PIN	Subject Property	Property Owner
3557439321	514 Buckle Bee Rd	Betty M Huffstetler
3557543306	1116 Rosewood Dr	Christopher Duncan Stokes
3557632547	1321 Lower Dallas Hwy	Dale Barkley & Vicky Barkley
3557631493	1327 Lower Dallas Hwy	Earl Baynard & Ava S Baynard
3557637817	1302 Lower Dallas Hwy	Earl J Benton
3557630141	1413 Rosewood Dr	Eric Glenn Clemmer Irrevocable Trust
3557525569	1165 Rosewood Dr	Fe C Michalak
3557548206	1125 Rosewood Dr	Harold Dean Johnson
3557632770	1313 Lower Dallas Hwy	Jackson B Beard & Melinda E Beard
3557646024	1216 Lower Dallas Hwy	Jason S Meeks
3557543138	1126 Rosewood Dr	Jennifer Renee Darby
3557532152	1168 Rosewood Dr	John Aaron Berryhill & Tina Duncan Berryhill
3557545343	1119 Rosewood Dr	Kare Lambert & Crystal Lambert
3557533967	1136 Rosewood Dr	Kendell Jonathan Cribb
3557545427	1115 Rosewood Dr	Linda Kay Myers Life Estate
3557546774	210 Long Creek Church Rd	Long Creek Memorial Baptist
3557646284	1208 Lower Dallas Hwy	Otis J Holder & Jane M Holder
3557532686	NO ASSIGNED ADDRESS	Ronald Ray Shives & Dixie H Shives
3557533715	NO ASSIGNED ADDRESS	Ronald Ray Shives & Dixie H Shives
3557532413	1160 Rosewood Dr	Stephen Fine
3557643382	1209 Lower Dallas Hwy	Terri Herring Falls & Anita Herring McCall
3557631206	1407 Lower Dallas Hwy	Vickie Ann Wiggins
3557646144	1212 Lower Dallas Hwy	Vinh Syboutlan

Mailing Address	Mailing City	Mailing State	Mailing ZIP
P O BOX 766	Dallas	NC	28034
1116 ROSEWOOD DR	Dallas	NC	28034
316 E CONGRESS ST	Lincolnton	NC	28092
1327 LOWER DALLAS HWY	Dallas	NC	28034
1302 LOWER DALLAS RD	Dallas	NC	28034
PO BOX 111	Casar	NC	28020
1124 EAST PARK DR	Gastonia	NC	28054
1125 ROSEWOOD DR	Dallas	NC	28034
13 REDNECK RDG	Dallas	NC	28034
1216 LOWER DALLAS HWY	Dallas	NC	28034
1126 ROSEWOOD DR	Dallas	NC	28034
1168 ROSEWOOD DR	Dallas	NC	28034
1119 ROSEWOOD DRIVE	Dallas	NC	28034
1136 ROSEWOOD DR	Dallas	NC	28034
1115 ROSEWOOD DR	Dallas	NC	28034
PO BOX 484	Dallas	NC	28034
1600 UPPER TUSKEEGEE RD	Robbinsville	NC	28771
312 ROSEWOOD DR EXT	Dallas	NC	28034
312 ROSEWOOD EXT	Dallas	NC	28034
1160 ROSEWOOD DR	Dallas	NC	28034
312 E WASHINGTON AVE	Bessemer City	NC	28016
1407 LOWER DALLAS HWY	Dallas	NC	28034
1212 LOWER DALLAS HWY	Dallas	NC	28034

# EXHIBIT 8B-8



NO.	DATE	REVISION

PROJECT: **ANNEXATION PLAT - 22,786**  
**LOWER DALLAS HIGHWAY**  
 DALLAS, TARRANT COUNTY, TEXAS  
 FOR: D. E. HORTON, INC.  
 ENGINEER: *[Signature]*  
 PLANNING & SURVEYING & ENGINEERING  
 1000 WEST END AVENUE, SUITE 100  
 DALLAS, TEXAS 75201

THE TOWN BOARD OF COMMISSIONERS OF THE CITY OF DALLAS, NORTH CAROLINA, METTING IN REGULAR  
 SESSION ON THE 15TH DAY OF OCTOBER, NORTH CAROLINA, AS SHOWN ON THE MAP AND  
 AS RECORDED IN THE WHITE BOOK PAGE 487/708  
 CITY CLERK / WARDEN

THE PLANESMAN OF THIS MAP SHALL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS  
 WHICH MAY BE MADE BY ANY PERSON OR PERSONS WHO MAY BE EMPLOYED BY HIM OR BY  
 ANY OTHER PERSON OR PERSONS IN CONNECTION WITH THIS PROJECT OR WHO MAY BE  
 EMPLOYED BY HIM OR BY ANY OTHER PERSON OR PERSONS IN CONNECTION WITH THIS PROJECT  
 MADE THIS 15th DAY OF SEPTEMBER, 1962

*[Signature]*  
 PROFESSIONAL ENGINEER



ALL DIMENSIONS ARE IN FEET AND INCHES  
 ALL ANGLES ARE IN DEGREES  
 ALL DISTANCES ARE MEASURED ALONG THE CENTERLINE OF THE ROAD  
 ALL PROPERTY LINES ARE SHOWN BY DASHED LINES  
 ALL LOT CORNERS ARE SHOWN BY SMALL CIRCLES  
 ALL ROAD CORNERS ARE SHOWN BY SMALL SQUARES  
 ALL ROAD WIDTHS ARE SHOWN BY DOUBLE LINES  
 ALL ROAD RIGHT-OF-WAY LINES ARE SHOWN BY DOTTED LINES  
 ALL ROAD EASEMENTS ARE SHOWN BY DASHED LINES  
 ALL ROAD INTERSECTIONS ARE SHOWN BY SMALL TRIANGLES  
 ALL ROAD CLOSURES ARE SHOWN BY SMALL CIRCLES  
 ALL ROAD OPENINGS ARE SHOWN BY SMALL SQUARES  
 ALL ROAD BRIDGES ARE SHOWN BY SMALL RECTANGLES  
 ALL ROAD TUNNELS ARE SHOWN BY SMALL CIRCLES  
 ALL ROAD CULVERTS ARE SHOWN BY SMALL RECTANGLES  
 ALL ROAD DRAINAGE SYSTEMS ARE SHOWN BY SMALL LINES  
 ALL ROAD LIGHTING SYSTEMS ARE SHOWN BY SMALL CIRCLES  
 ALL ROAD SIGNAGE SYSTEMS ARE SHOWN BY SMALL RECTANGLES  
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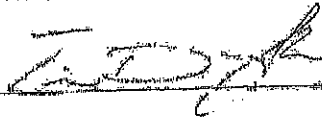
REZONING PETITION SIGNATURE SHEET

Rezoning Attachment

Petitioner: DR Horton

The undersigned, as the petitioner for the rezoning of the parcels of land that are designated as Parcel #s 171929, 171930, 208606, 208607, and 222607 in Gaston County, North Carolina, requests the rezoning as more particularly described in the associated Rezoning Application.

Petitioner: DR Horton

Signature:  \_\_\_\_\_

Name (Printed): TIM DERILAK \_\_\_\_\_

Title: LAND ENTITLEMENT MANAGER \_\_\_\_\_

Date: 7/29/22 \_\_\_\_\_

REZONING PETITION JOINDER AGREEMENT

Petitioner: DR. Horton

The undersigned, as the petitioner for the rezoning of the parcels of land that are designated as Parcel #s 171929, 171930, 208606, and 222607 in Gaston County, North Carolina and which is subject of the attached Rezoning Application, hereby joins in this Rezoning Application. If the application is a conditional rezoning, hereby agrees to the rezoning as more particularly depicted on the related Rezoning Site Plan and to subsequent changes to the rezoning site plan as part of this Rezoning Application.

LYNN CLEMMER NIX  
STEPHEN MAC CLEMMER  
501 ROBINSON CLEMMER ROAD  
DALLAS, NORTH CAROLINA 28034

LYNN CLEMMER NIX

Signature: Lynn Clemmer Nix

Name (Printed): Lynn Clemmer Nix

Title: \_\_\_\_\_

Date: 8/3/2022

STEPHEN MAC CLEMMER

Signature: Stephen Mac Clemmer

Name (Printed): STEPHEN MAC CLEMMER

Title: \_\_\_\_\_

Date: 8/3/2022

REZONING PETITION JOINDER AGREEMENT

Petitioner: DR Horton

The undersigned, as the petitioner for the rezoning of the parcels of land that are designated as Parcel # 208607 in Gaston County, North Carolina and which is subject of the attached Rezoning Application, hereby joins in this Rezoning Application. If the application is a conditional rezoning, hereby agrees to the rezoning as more particularly depicted on the related Rezoning Site Plan and to subsequent changes to the rezoning site plan as part of this Rezoning Application.

HAROLD DEAN JOHNSON  
1125 ROSEWOOD DRIVE  
DALLAS, NORTH CAROLINA 28084

Signature: Harold Dean Johnson

Name (Printed): Harold Dean Johnson

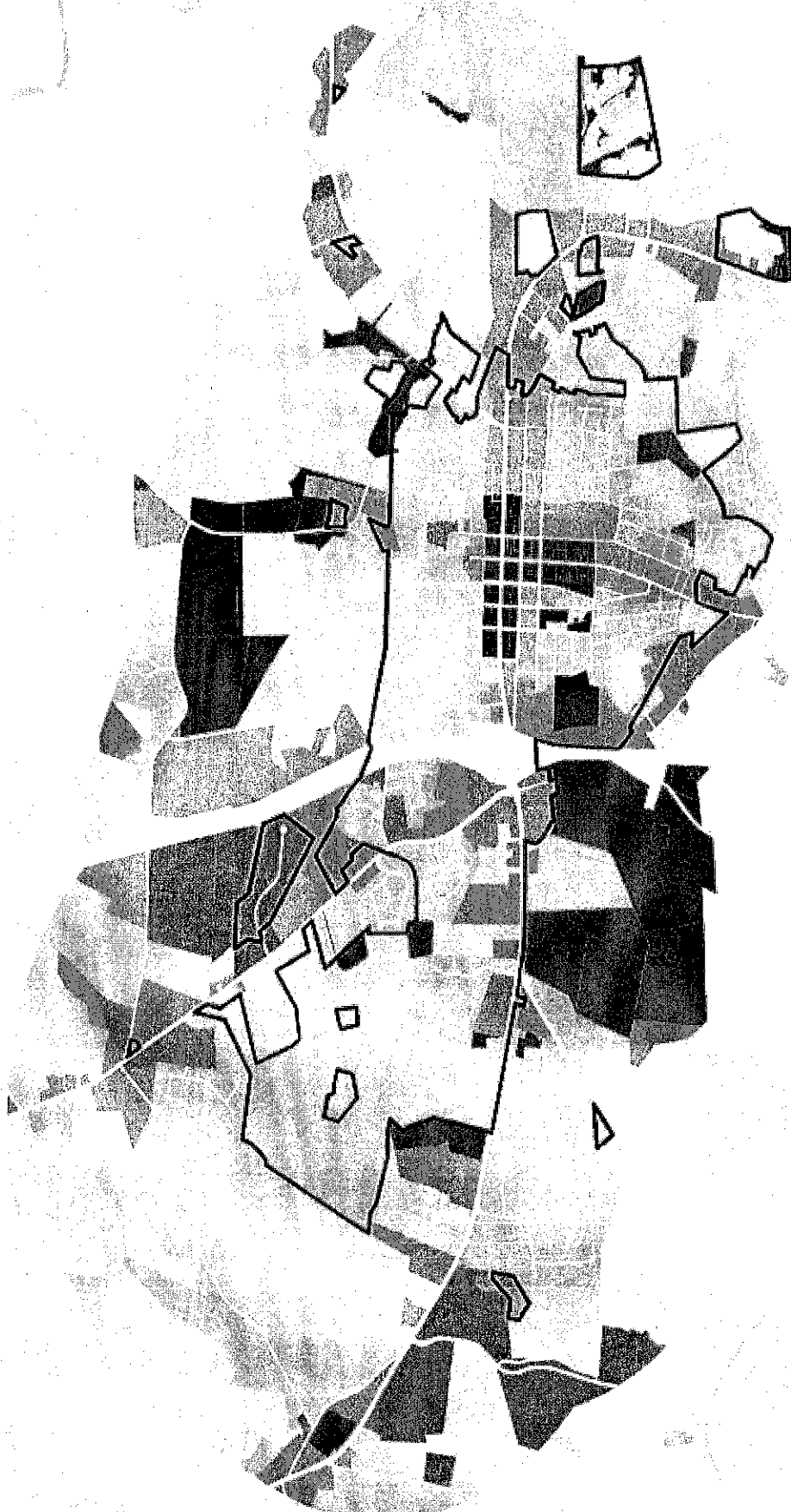
Title: \_\_\_\_\_

Date: 7-8-22



# Future Land Use Map

EXHIBIT 8B-12



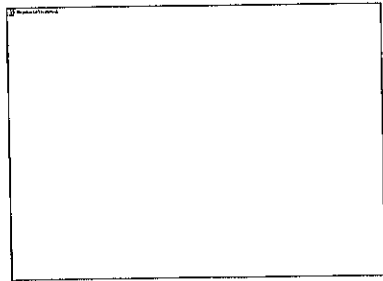
Education campus	Rural living
Government facility	Single-family
Health care campus	Suburban mix
Industrial	Town center
Mixed-use neighborhood	Urban neighb
Multifamily residential	Municipal Lim
Recreational open space	



Map created by  
Centralina Regional Council 2022



1 Mile County of Gaston, State of North Carolina



## Special Events/ Activities Application

Town of Dallas  
 210 North Holland Street  
 Dallas, NC 28034-1625  
 (704) 922-3176  
 Fax: (704) 922-4701

The purpose of this application is to provide information about your event or activity in order for the Town of Dallas to best assist you. Refer to the Special Events Policy and Town of Dallas Fee Schedule for all Special Events requirements. Applicants are responsible for providing complete and accurate information on the application. The applicant is responsible for notifying the Town of Dallas of any changes. **A COMPLETE application must be submitted by no later than the first Tuesday of the month for consideration at the next Board of Aldermen meeting. Events must be approved at least 14 days in advance of the event.**  
**INCOMPLETE APPLICATIONS WILL BE RETURNED.**

### APPLICATION INFORMATION

Name of Event:	Gaston County Toy Run for Kids		
Facility Requested:	Main Street and West Trade St.		
Applicant Name:	Gary Buckner		
Organization:	Gaston County Toy Run for Kids		
Mailing Address:	122 Dallas Bessemer Cith Hwy.		
City / State / Zip:	Dallas N.C. 28032		
Daytime Phone:	704-913-7181	Cell:	
		E-Mail:	
Description of the Event:	Motorcycle Toy Run		
Does the event have a Facebook, Twitter, or other social networking page:	yes		
If yes, please list URL(s):			
Date (s) Requested for Event:	Dec # 2022		
Event Start Time:	11:45 AM	Event End Time:	1:15 PM
Road Closure Time Begins (if applicable):	11:45: AM	Road Closure Time Ends:	12:15 PM
Set Up Begins:	NA	Set Up Ends:	NA
Preferred Date & Time of Inspection (if required):			
Estimated Attendance:	1600		
The Event is:	<input type="checkbox"/> Private (by invitation only)	or	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> Open to General Public
Describe the procedures to be used for selecting vendors and exhibitors for this event:			
NA			

Applicant's Signature: \_\_\_\_\_ Date: Nov 5 2022

A pre-event meeting may be required and will be scheduled to include appropriate staff. The event applicant must attend the meeting.

**TENTS / CANOPIES / MEMBRANE STRUCTURE**

EXHIBIT 8C-2

Will tents/canopies/membrane structures be used? (Circle one)		No
# of Canopies	<input type="text"/>	(fabric structure that is open without sidewalls on 75% or more of perimeter)
# of Tents	<input type="text"/>	(fabric structure that is enclosed with sidewalls on more than 25% of perimeter)
# of Membrane structures	<input type="text"/>	(air supported or air inflated structure)
Other type of structure (provide description) <input type="text"/>		

\*Notes\*

**VOICE / MUSIC AMPLIFICATION**

Will amplified sound be used during the event? (Circle one)		No	(if no, proceed to next section)
If yes, state the number of stages, number of bands and type of music:			
Number of stages:	<input type="text" value="0"/>	Number of Bands:	<input type="text" value="0"/>
Type(s) of music:	<input type="text"/>		
Indicate times of amplified sound.	Start Time: <input type="text"/>	Finish Time: <input type="text"/>	
Will sound checks be conducted prior to the event?	<input type="text"/>	Yes	<input type="text"/>
			No
If yes, please indicate times:	Start Time: <input type="text"/>	Finish Time: <input type="text"/>	

\* Must comply with Town of Dallas general entertainment and noise ordinance.

**HAZARDOUS MATERIALS (helium, propane, butane, gasoline, etc.)**

Will hazardous materials in tanks/cylinders be used? (Circle one)		No	(if no, proceed to next section)
If yes, all tanks must be secured in a manner to prevent accidentally being knocked over. All helium tanks not being used shall have their caps in place.			
Will there be any portable heaters?	<input type="text"/>	Yes	<input type="text"/>
			No
Will there be any deep fat fryers?	<input type="text"/>	Yes	<input type="text"/>
			No
Will there be any fireworks, lasers, torches, candles or pyrotechnics?	<input type="text"/>	Yes	<input type="text"/>
			No
Will generators be used?	<input type="text"/>	Yes	<input type="text"/>
Electric Connections requested?	<input type="text"/>	Yes	<input type="text"/>
			No
*If yes, provide load/location.			
In the case of extraordinary use or hookups, extra fees may apply.			

**RIDES / ATTRACTIONS**

Will mechanical rides or similar attractions be used? (Circle one)		No	(if no, proceed to next section)
If yes, company name?	<input type="text"/>		
Company address:	<input type="text"/>		
List details, if any:	<input type="text"/>		
**Applicants contracting with amusement ride companies are required to provide the Town of Dallas with a certificate of insurance, naming applicant and the Town of Dallas as additional insured on general liability.			
ALL rides must be inspected and approved by The Department of Labor.			

**VENDORS**

A vendor is anyone who is serving, selling, sampling, or displaying food, beverages, merchandise or services

Will the event include any vendors? (Circle one)		No	(if no, proceed to next section)
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If the event will have food vendors, please check the following that apply:  Served  Sold  Catered

Does the event include food concession and/or cooking areas?  Yes  No

If yes, please list each food vendor and specify cooking method (Gas, Electric, Charcoal, etc.)  
*(Use additional sheet if necessary)*

Vendor Name	Address	Phone Number	Cooking Method	Food Item

Food and beverages shall not be sold at an event unless approved and licensed, if necessary by the Gaston County Health Department  
**Event organizers are responsible for arranging health inspections for their event.**

*List all other vendors who will be present during the event (serving, selling, sampling, or displaying).*

VENDOR NAME	ADDRESS	PHONE NUMBER (S)

**EVENT SCHEDULE**

Provide a detailed schedule of the event including dates and times for entertainment, activities, hours of event, start time, finish time, etc. If the event requires an extended time frame for set-up, include details with a timeline listing the times and locations where streets or public property will be impacted and when dismantling will be complete  
**(Use additional sheet of paper if necessary)**

DATE	TIME	ACTION	ADDITIONAL NOTES
12/3/2022	11:45 AM	Give Away Toys	

**SITE PLAN**

Provide a detailed Site-Plan sketch of the event. Include maps, outline or diagram of the entire event venue including the names of all streets and the surrounding area. The plan should include the following information:

- Location of the event/activity on the property with approximate distances from roads, fire hydrants, existing buildings, etc.
- Location of temporary structures that will be used during the event. Must indicate size of temporary structures, distances between temporary structures and existing buildings.
- Identify how each temporary structure will be used. Example: type of vendor, food preparation, etc.
- Identify location of all cooking devices and open flames; generators and fuel storage.
- Location of all fencing, barricades, or other restrictions that will impair access to and from the event or property.
- Identify all designated parking areas.

**SERVICES**

EXHIBIT 8C-4

The Town of Dallas does not provide amenities such as portable toilets, sound system, or other equipment. The applicant is responsible for arranging and providing services such as clean up, utility control, etc.

**TRASH CONTAINERS**

no

Will the event be serving/selling/distributing beverages?  Yes  No

If yes, in what containers will they come packaged in?

aluminum cans  glass bottles/jars  plastic bottles/jugs/jars

How many trash cans are you requesting for trash?

Delivery Location?

Date and Time for trash cans to be picked up?

**\*\*Applicants are responsible for cleaning and restoring the site after the event.**

**Clean-up fees may be incurred due to applicant's failure to clean and/or restore the site following the event.**

**PUBLIC PROPERTY CLEAN-UP**

Contracted personnel or volunteers may be used if indicated below. What is the clean-up plan for the event?

Volunteers

**SAFETY AND SECURITY (CHECK ALL TYPES OF SECURITY USED)**

Stage Security  Event Area Security  Road Closure Security

Other

Overnight Security From  To

Dates & Times security will be on site:

Security provided by:  Number of Security Personnel:

**ROUTE AND TRAFFIC PLAN**

PARADE (Includes floats, vehicles, and persons)

BICYCLES

MARCH OR WALK (persons only)

FOOT RACE

VEHICLES ONLY (Includes motorcycles)

OTHER (Description: )

Number of Persons:  % Children:

Number of Vehicles:  Vehicle Types:

Number of Animals:  Kinds:

**DESCRIBE BELOW THE EVENT ROUTE. IF THERE IS MORE THAN ONE SEGMENT TO AN EVENT, INCLUDE START AND FINISH TIMES FOR EACH SEGMENT. (Ex: A "RUN" may include a 5k, a 10k, and a Fun Run).**

arrive 11:45 part at Ingles give out toys. Depart about 1:00 PM roads clear by 1:35 PM

# ROAD CLOSURES

If your event involves road closures, a parade, a foot or bike race, any type of procession, or more than one location, attach a Route and Traffic Plan. Include the required information (listed below) and any additional information you believe applies to your event. When planning a moving route, the Dallas Police Dept. is available to assist you.

- NC and US roadways will also require approval from the NCDOT.
- The proposed route to be traveled including the requested starting and termination point. Please also clarify the directions of movement of your event.
- Routing plans for traffic. Illustrate a plan to include roads that you are requesting to be closed to vehicular or other traffic for your event. Include planned arrangements to resolve conflicts with people trying to reach businesses, their own residences, places of worship and public facilities including public transportation.
- Whether the event will occupy all or a portion of the street(s) requested for use.
- Proposed locations for barricades, signs and police/volunteers.
- The provision of twenty foot (20') minimum emergency access lanes throughout the event site.
- White temporary water base paint can be used to mark the route on the street pavement (May be purchased at common hardware stores such as Lowes Home, Home Depot, etc.).

**Please Note:** All road closure requests will be strictly reviewed by the Town of Dallas. Approval, denial, or modification of all road closure requests are at the sole discretion of the Town of Dallas. The Town has final discretion over your Route and Traffic Plan including, but not limited to the route, placement and number of all barricades, signs, and police/volunteer locations.

**DO NOT ASSUME, ADVERTISE, OR PROMOTE YOUR EVENT UNTIL YOU HAVE A SIGNED PERMIT FROM THE TOWN OF DALLAS. CONFLICTS DO ARISE AND CHANGES TO THE REQUEST MAY BE NECESSARY.**

Applicant's Signature: \_\_\_\_\_ Date: \_\_\_\_\_

\*Once approved, a Special Event Fee will be assessed based on the current Town of Dallas Fee Schedule. The event fee is due and payable NO LATER THAN five (5) business days prior to the event. Events will be cancelled if fees are not paid when due.