

Town of Dallas Board of Aldermen Work Session
Dallas Historic Courthouse, 131 N. Gaston St. Dallas
Tuesday, September 23rd, 2025 5:00 PM

Hayley Beaty, Mayor
Frank Milton
Hoyle Withers

Sam Martin, Mayor Pro-Tem
Jerry Cearley
Alan Cloninger



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- 1. Invocation and Pledge of Allegiance to the Flag** *(Please stand for Invocation and remain standing for Pledge of Allegiance)*
 - 2. Motion to Approve Agenda with Additions or Deletions**
 - 3. New Business**
 - A. Bulk Trash Pickup 2
 - B. Primo Partners LLC Rezoning Z-2025-04 3
 - C. Chapter 72 STOPPING, STANDING AND PARKING, Chapter 76 PARKING SCHEDULES 12
 - D. Chapter 90 ANIMALS 90.99 Penalty; Section 90.01 Penalty 26
 - 4. Mayor's & Aldermen's Report**
 - 5. Manager's Report**
 - 6. Closed Session: Pursuant to NCGS §143-318.11(a)(5)** To establish, or to instruct the public body's staff or negotiating agents concerning the position to be taken by or on behalf of the public body in negotiating (i) the price and other material terms of a contract or proposed contract for the acquisition of real property by purchase, option, exchange, or lease; or (ii) the amount of compensation and other material terms of an employment contract or proposed employment contract.
 - 7. Adjourn**

TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Bulk Trash Pickup

AGENDA ITEM NO. 3A

MEETING DATE:9/23/25

BACKGROUND INFORMATION:

Staff was asked to bring the trash and bulk pick-up schedule to discuss recommendations and options to alleviate issues.

Items Not Collected

1. Tires
2. Electronics (including televisions, radios, computers, and similar equipment)
3. Paint or other flammable liquids
4. Debris generated by tree contractors
5. Debris generated by construction contractors

Trash and Bulk Pickup Schedule

- **Tuesday:** All areas north of Trade Street to Alray Tire Center, excluding Summey Knoll and Eden Glen Developments.
- **Wednesday:** Summey Knoll, Eden Glen, and all areas south of Trade Street to Gaston Avenue.
- **Thursday:** All areas east of Gaston Avenue, including Spencer Mountain Village, Alders Ridge, and Oak Grove Trailer Park.

MANAGER RECOMMENDATION:

BOARD ACTION TAKEN:

TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Primo Partners LLC Rezoning Z-2025-04

AGENDA ITEM NO. 3B

MEETING DATE:9/23/25

BACKGROUND INFORMATION:

Primos Partners LLC, representing the owners of parcels 170887, 170884, 170281, 170285, 170282, 170284 along Dallas Cherryville Highway, submitted a rezoning petition Z-2025-04 requesting to establish R-10 (Single-Family Residential).

This rezoning was submitted along with an annexation that has a public hearing set for October 14th. If annexation is approved on October 14th, staff will bring the rezoning back for a public hearing at the following meeting, date to be determined.

Applications, staff report, planning board minutes, and other documents attached.

MANAGER RECOMMENDATION:

BOARD ACTION TAKEN:

Town of Dallas Zoning Map Amendment (Rezoning) Application

Town of Dallas
Development Services Department
210 N. Holland Street
Dallas, NC 28034
Phone (704) 922-3176, Fax (704) 922-4701

This application must be filed at least thirty (30) days prior to the next scheduled Planning Board Meeting. The application may be submitted in-person, via mail, or digitally to the Town of Dallas Development Services Department at 210 N. Holland Street, Dallas, NC 28034, dallasplanning@dallasnc.net. Application shall not be deemed complete until the necessary fee, as defined in the Town of Dallas Fee Schedule, and all required documents are received.

Conventional Submittals:

- A. Completed application
- B. Fee as described in the Town of Dallas Fee Schedule
- C. Letter of intent – reason for map amendment
- D. Adjacent Property Owner List – provide a copy of addresses for all property owners within 500 feet of the site. The Town will use this list for Public Hearing Notices

Conditional Submittals:

- A. Completed application
- B. Fee as described in the Town of Dallas Fee Schedule
- C. Letter of intent – reason for map amendment
- D. Adjacent Property Owner List – provide a copy of addresses for all property owners within 500 feet of the site. The Town will use this list for Public Hearing Notices.
- E. 3 copies of Concept Plan along with digital submittal (drawn to scale by architect, landscape architect, professional surveyor, or engineer licensed in North Carolina).
 - a. Concept Plans shall not be accepted if they do not meet the requirements found in 153.072
- F. Traffic Impact Analysis, if required. Refer to Town of Dallas Street and Traffic Standards Policy
- G. Authorized agent verification letter, if applicant is different from the property owner

Town of Dallas Zoning Map Amendment (Rezoning) Application

Physical Property Address No Assigned Address

Tax Parcel Number 170887, 170884, 170281, 170285, 170282 Lot Size 16.18 Acres

Current Zoning I2 & R1 - Gaston County

Requested Zoning R-10

Conventional ☒ Conditional ☐

Property Owner(s) Mary Charles & James Patrick Murphy

Owners Address 580 Elk View Rd., Elk Creek, Virginia, 24236

Phone Number 276-744-4385 (Pat)
276-233-6569 (Mary Charles)

Email Address Pat@thistlerock.com
Chuck24326@gmail.com

(attach separate sheet if necessary)

If different than owner:

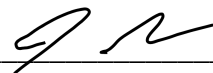
Applicant Name Primos Partners, LLC.



Applicant Address 1712 South Business Hwy 16, Stanley, NC 28164

Phone Number _____

Email Address _____

(attach separate sheet if necessary)

Signature of Applicant 

Signature of Owner <u></u>	dotloop verified 06/12/25 2:08 PM EDT CFPH-71WZ-0ECZ-SDDL	<u></u>	dotloop verified 06/12/25 1:57 PM EDT QOKV-H4BM-X176-CXMJ
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Sellers request copies of documents related to the rezoning process

Staff Only:

Date of completed application _____

Received by _____

Planning Board Meeting Date _____

Public Hearing Meeting Date _____

Town of Dallas Zoning Map Amendment (Rezoning) Application

Physical Property Address No Assigned Address

Tax Parcel Number 170284

Lot Size 8.5 Acres

Current Zoning I2 - Gaston County

Requested Zoning R-10

Conventional × Conditional

Property Owner(s) Ruby Featherston Wallace, Carey Wallace Bumgardner, & Clay Wallace

Owners Address 118 Meadowbrook Cir., Dallas, NC, 28034; 2555 Ranger Island Rd., Denver, NC 28037

Phone Number _____
(attach separate sheet if necessary)

Email Address careyb2012@gmail.com

If different than owner:

Applicant Name Primos Partners, LLC.

Applicant Address 1712 South Business Hwy 16, Stanley, NC 28164

Phone Number _____
(attach separate sheet if necessary)

Email Address

Signature of Applicant

Signature of Owner

Cory Byler Executor for Ruby Wallace

Staff Only:

Date of completed application

Received by

Planning Board Meeting Date

Public Hearing Meeting Date



MEMO

To: Planning Board
From: Stuart Valzonis, Planning Director
Date: 07/17/2025
Re: Z-2025-04 - Conventional Zoning Request for Primos Partners, LLC

1. Summary of Request

The petitioner requests to establish a zoning of approximately 24.68 acres located along Dallas Cherryville Highway to the R-10 (Single-Family Residential) Zoning District.

Parcel ID: 170887, 170884, 170281, 170285, 170282, 170284

Owner(s): Mary Charles & James Patrick Murphy, Ruby Wallace, Carey Bumgardner, & Clay Wallace

Petitioner: Primos Partners, LLC

2. Site Description

The site (denoted by a purple star) is located along the north side of Dallas Cherryville Highway, east of Durkee Lane. The site is currently an undeveloped wooded lot and is surrounded by a mix of light industrial and single-family residential uses.



3. Planning Staff Review

- **Proposed Request Details**

- o This is a conventional rezoning petition with no associated site plan.
- o Permits all uses allowed by right in the R-10 zoning district.

- **Existing Zoning**



- The properties are currently split zoned, R-1(Single-Family Limited) and I-2 (General Industrial) under the Gaston County UDO.
- **Future Land Use Map**
 - The 2030 *Future Land Use Map* recommends Multi-Family Residential for the entirety of the site. However, the site is located outside of the Towns Extraterritorial Jurisdiction (ETJ) and for the purposes of the 2030 *Comprehensive Land Use Plan* study area is categorized as “Planning Area”.
 - If approved the rezoning would amend the Future Land Use Map from Multi-Family Residential to Single-Family Residential.
 - The Gaston County 2035 *Comprehensive Land Use Map* recommends the Rural Community Future Land Use. “Rural communities are areas in the

largely Rural areas where there is a number of residential buildings on smaller lots, built closer to the roadway.”

5. Site History

The site is comprised of two zoning districts, R-1 & I-2. The vacant, wooded site is in unincorporated Gaston County and is not in Dallas’ ETJ. The petitioner is also requesting a voluntary annexation into the Town of Dallas.

7. Staff Observations

Plan Consistency

This rezoning is neither **consistent nor inconsistent** with the *2030 Comprehensive Land Use Plan* being that the site is located outside of the Towns ETJ.

Rationale

- The site is outside of the Towns zoning and planning jurisdiction.
- The petition would be consistent with the future land use assigned by Gaston County.
- R-10 zoning only permits single-family housing and could allow for a consistent development pattern with the surrounding community.
- The eastern boundary of the site is comprised of parcels zoned I-2 with light industrial uses along Wallace Lane. Single-family homes would typically be buffered from surrounding uses.

**Minutes
Town of Dallas
Planning Board
Meeting of July 17th, 2025**

The meeting was called to order by Chairman Wilson at 6:30pm.

Chairman Wilson led the invocation and Pledge of Allegiance.

Members Present: Curtis Wilson – Chairman; William Hairston; Bradley Goins; John O'Daly.

Also Present: Brittany Beam – Town Planner; Johnny Denton – Town Engineer; Bobby Poole; Tim Smithers; Dustin Smithers of 2304 Dallas Cherryville Hwy; Harold and Pamela Carter of 124 Venice Drive.

Announcements: Ms. Beam informed the board members that Carla Howell has been appointed the Alternate #1 spot.

A motion was made by O'Daly to approve the agenda with corrections to paragraphs one and two, having no additions or deletions, seconded by Hairston and passed unanimously.

A motion was made by Hairston to approve the June 12th, 2025 minutes, seconded by O'Daly and passed unanimously.

New Business:

10A. Chapter 153.113 Text Amendment T-2025-01

Ms. Beam presented that Staff had submitted a Text Amendment to allow for legally established, non-conforming, single-family homes to be remodeled, repaired, or rebuilt regardless of the cost. The current Zoning Ordinance only allows for non-conforming. Single-family structures to be remodeled, repaired or rebuilt, so long as the cost of such actions do not exceed 50% of the reproduction value of the structure. Staff believes this ordinance is overly restrictive, does not allow for a consistent pattern of development in the Town and is not in step with the spirit and intent of the Zoning Ordinance. Staff Report was presented with the text amendment to Chapter 153.113 as follows: c) Any legally established single-family use that became non-confirming due to a subsequent change in zoning that is damaged, regardless of the extent may be repaired to continue its non-confirming use. d) Any legally established single-family use that became non-confirming due to a subsequent change in zoning may be voluntarily demolished and rebuilt to continue its non-confirming use, provided that the new structure is constructed within the same footprint as the original structure. Ms. Beam informed the board members that we have homes that have been unable to be rebuilt due to their parcel not being located in a residential district and the home being damaged greater than the 50% value, some even being a total loss. This text amendment would allow these owners to not have to go through the rezoning request and would eliminate spot zoning throughout the Town.

A motion was made by Hairston to send the recommendation to the Board of Alderman for approval, seconded by O'Daly and passed unanimously.

10B. Dallas Cherryville Highway Rezoning – Z-2025-04

Ms. Beam presented the rezoning item and memo. Primos Partners, LLC, representing the owners of parcels 170887, 170884, 170281, 170285, 170282 and 170284 (approximately 24.68 acres) along the North side of Dallas-Cherryville Highway are requesting to establish the R-10 (Single-Family Residential) for the sites that are currently located outside of the Towns Extraterritorial Jurisdiction (ETJ.) The site is currently an undeveloped wooded lot and is surrounded by industrial and single-family residential uses. The properties are currently split zoned General Industrial I-2 and Single-Family Limited R-1 under the Gaston County UDO. Ms. Beam advised that the rezoning is neither consistent nor inconsistent being that the site is located outside of the ETJ. Staff has reviewed the request and requests the Planning Board make a recommendation to the Board of Aldermen.

Mrs. Carter of 124 Venice Drive asked for more explanation on the plans for the property. She informed that we currently only have a proposal, and a full construction plan will be released at a later date. O'Daly mentioned that comparisons can be made with lot sizes surrounding in Summey Knolls that are also R-10 zoning district. Staff advised that the only properties being annexed in would be the requested 6 parcels listed on the application. Concerns were made about multi-family and apartments, staff advised that this zoning district does not allow for that, it is strictly single-family residential, along with the requirements of having at minimum a landscaping buffer to adjacent property owners.

A motion was made by Hairston to send recommendation of approval to the Board of Aldermen, in that the petition was found to be either consistent nor inconsistent with the 2030 Future Land Use Map based on the information from the staff analysis because the site is outside of the Towns ETF, however; the petition was found to be reasonable and in the public interest, based on the information of the staff analysis because the proposed development is similar to an adjacent development with the same R-10 zoning and the proposed development will have buffering to the adjacent church and businesses. This motion was seconded by Goins and passed unanimously.

10C. Gaston Fence Preliminary Plat

Ms. Beam presented that Robert Cearley has submitted a preliminary plat application for the Gaston Fence Subdivision. Staff has reviewed the application and determines it meets subdivision requirements as described in Chapter 152: Subdivision Regulations.

The Planning Board asked for any suggestions from Staff and the Town Engineer. Mr. Denton said that he would recommend the plat showing a 20-foot minimum private access easement from the cul-de-sac, through all the lots to lot number 1. Additionally, push together the lot lines of the access road that extends from the cul-de-sac, and this will give more area in lots 3 and 4, while maintaining the waterline easement.

Ms. Beam asked the Planning Board if they would allow staff approval of a final plat with corrections so that the final plat would not need to come back as an action item. The Planning Board approved staff approval of the final subdivision plat as long as revisions were met.

A motion was made by O'Daly to allow staff to approve the final plat with corrections in office, seconded by Goins and passed unanimously.

A motion was made to adjourn by O'Daly, seconded by Goins and passed unanimously. (7:16 pm)

TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Chapter 72 STOPPING, STANDING AND PARKING, Chapter 76 PARKING SCHEDULES

AGENDA ITEM NO. 3C

MEETING DATE:9/23/25

BACKGROUND INFORMATION:

Staff was asked to review street parking and the current parking schedule. Staff have proposed streets with a width of 20 feet or less to have parking prohibited. Streets with a width of 21 to 24 feet to allow parking on the right side of streets. Streets with widths of 25 feet or more to allow parking on both sides.

Attached is the proposed changes to Chapter 72 and Chapter 76 to be reviewed and discussed.

MANAGER RECOMMENDATION:

BOARD ACTION TAKEN:

CHAPTER 72: STOPPING, STANDING AND PARKING

Section

- 72.01 Vehicles not to stop in streets; exceptions
- 72.02 Vehicles not to obstruct passing in designated places
- 72.03 Parking prohibited at all times in designated places
- 72.04 ~~Parking prohibited during certain hours in designated places~~ **PARKING PROHIBITED ON OPPOSITE SIDE**
- 72.05 ~~Parking time limited to two hours in designated places~~ **PARKING PROHIBITED AT CERTAIN TIMES**
- 72.06 ~~One hour limit in designated places~~ **RESERVED**
- 72.07 ~~Parking time limited to ten minutes in designated places~~ **RESERVED**
- 72.08 ~~Bus, taxicab, automobile or public drays for hire; law enforcement stands~~ **RESERVED**
- 72.09 ~~Parking of taxicabs within the same block~~ **HANDICAP PARKING**
- 72.10 Parking parallel to curb
- 72.11 Vehicles backed up to curb
- 72.12 Left side to curb not permitted on streets with parallel parking
- 72.13 Parking within lines where provided
- 72.14 Parking at 45-degree angle
- 72.15 Unlawful parking
- 72.16 ~~Standing or parking vehicles for primary purpose of advertising prohibited~~ **PARKING IN FIRE LANE**
- 72.17 Stopping, standing or parking prohibited in specified places
- 72.18 Moving of vehicles of other operators into restricted areas prohibited
- 72.99 Penalty

§ 72.01 VEHICLES NOT TO STOP IN STREETS; EXCEPTIONS.

No vehicle shall stop in any streets except for the purpose of parking as prescribed in this title, unless the stop is made necessary by the approach of fire apparatus, by the approaching of a funeral or other procession which is given the right-of-way, by the

stopping of a public conveyance by the lowering of railway gates, by the giving of traffic signals, by the passing of some other vehicle or a pedestrian or by some emergency; and in any case, covered by these exceptions the vehicles shall stop so as not to obstruct any footway, pedestrian aisle, safety zone, crossing or street intersection if such can be avoided.

(Prior Code, § H-IV-1) Penalty, see § 72.99

§ 72.02 VEHICLES NOT TO OBSTRUCT PASSING IN DESIGNATED PLACES.

No vehicle shall so stand on any street as to interrupt, or interfere with, the passage of public conveyance or other vehicles.

(Prior Code, § H-IV-2) Penalty, see § 72.99

§ 72.03 PARKING PROHIBITED AT ALL TIMES IN DESIGNATED PLACES.

When signs are placed, erected or installed, giving notice thereof, or the curbing has been painted yellow in lieu of the signs, no person shall park a vehicle at any time upon any of the streets or portions of streets described in Chapter 76, Schedule I, attached to and made a part of this title.

(Prior Code, § H-IV-3) Penalty, see § 72.99

§ 72.04 ~~PARKING PROHIBITED DURING CERTAIN HOURS IN DESIGNATED PLACES.~~ **PARKING PROHIBITED ON OPPOSITE SIDE**

When signs are placed, erected or installed ~~in each block~~, giving notice thereof, no person shall park a vehicle ~~on the side of the street with signs displaying 'No Parking This Side'.~~ **Parking shall be permitted only on the designated side of the following streets with a width of 21 feet to 24 feet, or as determined by Town's discretion as** ~~between the hours of 1:00 a.m. and 6:00 a.m., upon any of the streets or portions of street described in Chapter 76, Schedule II, attached to and made a part of this title. unless other hours are designated in the schedule, provided that this section shall not apply to automobiles, other vehicles, parked on the streets between the hours of 1:00 a.m. and 6:00 a.m., when the owners thereof are at work in the building or on the premises, in front, or near, which the automobiles, or other vehicles, are parked.~~

(Prior Code, § H-IV-4) Penalty, see § 72.99

§ 72.05 PARKING TIME LIMITED TO TWO HOURS IN DESIGNATED PLACES. **PARKING PROHIBITED AT CERTAIN TIMES**

When signs are placed, erected or installed in each block, giving notice thereof, no person shall park a vehicle for longer than time posted or displayed. ~~two hours at any time between the hours of 6:00 a.m. and 6:30 p.m., on any day, except Sunday and public holidays, upon any of the streets or portions of streets described in Chapter 76, Schedule III, attached to and made a part of this title, and the changing of the position of a vehicle from one point directly to another point within the same block, shall be deemed one continuous parking period.~~ **A change of position of vehicle from one point directly to another point within the same block or parking lot shall be deemed one continuous parking period. The parking period shall be as designated on traffic signs erected within the same block or parking lot regulating the parking time limit.**

(Prior Code, § H-IV-5) Penalty, see § 72.99

~~§ 72.06 ONE HOUR LIMIT IN DESIGNATED PLACES.~~

~~—When signs are placed, erected or installed in each block, giving notice thereof, no person shall park a vehicle for longer than one hour at any time between the hours of 6:00 a.m. and 6:30 p.m., on any day, except Sunday and public holidays, upon any of the streets or portions of streets described in Chapter 76, Schedule IV, attached to and made a part of this title, and the changing of the position of a vehicle from one point directly to another point, within the same block, shall be deemed one continuous parking period.~~

(Prior Code, § H IV 6) Penalty, see § 72.99

~~§ 72.07 PARKING TIME LIMITED TO TEN MINUTES IN DESIGNATED PLACES.~~

~~—When signs are placed, erected or installed in each block, giving notice thereof, no person shall park a vehicle for longer than ten minutes at any time between the hours of 6:00 a.m. and 6:30 p.m., on any days except Sunday and public holidays, upon any of the streets or portions of streets described in Chapter 76, Schedule V, attached to and made a part of this title, and the changing of the position of a vehicle from one point directly to another point, within the same block, shall be deemed as one continuous parking period.~~

(Prior Code, § H IV 7) Penalty, see § 72.99

~~§ 72.08 BUS, TAXICAB, AUTOMOBILE OR PUBLIC DRAYS FOR HIRE; LAW ENFORCEMENT STANDS.~~

~~—Those streets, or portions of streets, described in Chapter 76, Schedule VI, attached to and made a part of this title, shall be reserved as stands for the specific purpose and at the exact location named therein, and no automobile or other vehicle shall park therein, except those for which the space or stand has been designated.~~

(Prior Code, § H IV 8) Penalty, see § 72.99

~~§ 72.09 PARKING OF TAXICABS WITHIN THE SAME BLOCK.~~

~~—Not more than two taxicabs owned by the same company shall be parked in one block at the same time, except the taxicabs as may be parked in established taxi stands, as set in § 72.08.~~

~~(Prior Code, § H-IV-9) Penalty, see § 72.99~~

§ 72.09 HANDICAP PARKING

It shall be unlawful for any person to park any motor vehicle in a parking space within the corporate limits of the Town designated for parking by handicapped persons, unless the motor vehicle is displaying a removable windshield placard, a temporary removable windshield placard, or a license plate issued by the state, or any other state, designating the owner or operator as a handicapped person or disabled veteran. The designation of such parking place shall be by painting a handicapped symbol on the pavement or by the erection of a sign bearing a handicapped parking symbol.

Penalty, see § 72.99

§ 72.10 PARKING PARALLEL TO CURB.

Where not otherwise indicated by this title, and where the street is not marked to show how vehicles shall park, all vehicles shall park parallel to the curb and not more than 12 inches therefrom.

(Prior Code, § H-IV-10) Penalty, see § 72.99

§ 72.11 VEHICLES BACKED UP TO CURB.

In no case shall a vehicle remain backed up to curb, except when actually loading or unloading. If the vehicle be horse-drawn, the horse, or horses, shall stand parallel to the curb and face the direction of traffic.

(Prior Code, § H-IV-11) Penalty, see § 72.99

§ 72.12 LEFT SIDE TO CURB NOT PERMITTED ON STREETS WITH PARALLEL PARKING.

No vehicle shall stop or park facing against the flow of traffic with its left side to the curb on any street or roadway that has marked parallel parking spaces designated for single vehicle parking, except on those streets designated as one-way traffic only.

(Prior Code, § H-IV-12) (Am. Ord. passed 3-8-2016) Penalty, see § 72.99

§ 72.13 PARKING WITHIN LINES WHERE PROVIDED.

On any street which is marked off with lines indicating the parking spaces for cars, the same shall be parked between the lines.

(Prior Code, § H-IV-13) Penalty, see § 72.99

§ 72.14 PARKING AT 45-DEGREE ANGLE.

Automobiles and other vehicles shall be parked at an angle of approximately 45 degrees with the curb upon the streets, or portions of streets, **marked off with lines indicating the parking spaces for cars.** ~~described in Chapter 76, Schedule VI, attached to and made a part of this title.~~

(Prior Code, § H-IV-14) Penalty, see § 72.99

§ 72.15 UNLAWFUL PARKING.

No person shall stand, or park a vehicle upon any street for the principal purpose of:

- (A) Displaying it for sale; **advertising.**
- (B) Washing, greasing or repairing the vehicle, except repairs necessitated by an emergency;
- (C) Storage thereof by garages, dealers or other persons when the storage is not incident to the bona fide use and operation of the automobile or other vehicles;
- (D) Storage of any detached trailer, or van, when the towing unit has been disconnected or for the purpose of transferring merchandise or freight, from one vehicle to another;
- (E) Tractor/trailers or the tractor, except for the purpose of loading or unloading merchandise or freight at a place of business; or
- (F) It shall be unlawful for any vehicle, except the owner of the property, to block any residential or business driveway.
- (G) Box trucks or box trailers, except for the purpose of loading or unloading merchandise or freight.

(Prior Code, § H-IV-15) (Ord. passed 1-11-1997; Ord. passed 3-13-2001; Am. Ord. passed 12-14- 2021) Penalty, see § 72.99

~~§ 72.16 STANDING OR PARKING VEHICLES FOR PRIMARY PURPOSE OF ADVERTISING- PROHIBITED.~~

~~No person shall stand or park, on any street any vehicle for the primary purpose of advertising.~~

~~(Prior Code, § H-IV-16) Penalty, see § 72.99~~

§ 72.16 PARKING IN FIRE LANE.

No person shall park a vehicle or permit it to stand, whether attended or unattended, upon any public vehicular area, street, highway or roadway in any area designated as a fire lane. This prohibition includes designated fire lanes in shopping center or mall parking lots and all other public vehicular areas. Provided, however, persons loading or unloading supplies or merchandise may park temporarily in a fire lane located in a shopping center or mall parking lot as long as the vehicle is not left unattended.

Penalty, see § 72.99

§ 72.17 STOPPING, STANDING OR PARKING PROHIBITED IN SPECIFIED PLACES.

No person shall stop, stand or park a vehicle except when necessary to avoid conflict with other traffic, or in compliance with the directions of a police officer or traffic control device in any of the following places:

- (A) On the sidewalk;
- (B) ~~On a crosswalk;~~ Within an intersection or on a marked crosswalk;
- (C) Within 30 feet of any flashing beacon, stop sign or traffic control signal located at the side of a street or roadway;
- (D) Alongside or opposite any street excavation or obstruction, when the stopping, standing or parking would obstruct traffic;
- (E) Upon any bridge or other elevated structure or within any underpass structure;
- (F) Within 15 feet in either direction of the entrance to a hotel, theater, hospital sanitarium or any public building; or
- (G) On the roadway side of any vehicle stopped, standing or parking at the edge or curb of a street.
- (H) On streets 18 feet or less in width. For this purpose, street includes entire right-of-way.
- (I) Within intersection sight triangle.
- (J) ~~In front of a fire hydrant.~~ As provided in G.S. § 20-162, within 15 feet of either direction of a fire hydrant (whether or not located in a public right-of-way) or the entrance to a fire station.
- (K) Within five feet of a trash cart.

(Prior Code, § H-IV-17; Am. Ord. passed - -)

§ 72.18 MOVING OF VEHICLES OF OTHER OPERATORS INTO RESTRICTED AREAS PROHIBITED.

No person shall move a vehicle not owned by the person into any prohibited area, or sufficiently away from curb to make the distance unlawful.

(Prior Code, § H-IV-18) Penalty, see § 72.99

§ 72.99 PENALTY. (New Ord. Passed 9-9-25 Changes not reflected yet.)

(A) If any person shall violate an ordinance regulating the operation or parking of vehicles, he or she shall be responsible for an infraction and shall be required to pay a penalty of not more than fifty dollars \$50.00. (G.S. § 14-4(b))

~~§ 72.99 PENALTY.~~

~~—(A) Generally. Any person violating any of the restriction on stopping, standing or parking of motor vehicles imposed by ordinance of the town may, within 15 days of the time that a written notice for the violation was attached to his or her vehicle, pay to the official designated as a penalty for and in full satisfaction of the violation the sum of \$2. Upon failure to make the payment heretofore designated, a written notice shall be mailed to the person, and if payment not be made within 48 hours after the time of mailing of the notice, the person shall be subject to a fine not to exceed \$50. Each day past the 48 hour window payment to satisfy the penalty is not received shall be considered a separate and distinct offense subject to the above penalty.~~

~~(Prior Code, § H IV 19)~~

~~—(B) Prima facie proof. In any prosecution charging violation of any ordinance of the town governing the stopping, standing or parking of a motor vehicle, without a driver, proof that the particular vehicle was parked in violation of the ordinance, together with the proof that the defendant was at the time of the parking the registered owner of the vehicle, shall be prima facie proof of the fact that the registered owner of the vehicle was the person who parked or placed the vehicle at the point where, and for the time during which, the violation occurred.~~

~~(Prior Code, § H IV 20)~~

~~(Ord. passed 7-11-1978; Am. Ord. passed 8-9-2022)~~

CHAPTER 76: PARKING SCHEDULES

Schedule

I. Parking prohibited

~~II. Parking limited; two hours~~ **PARKING PROHIBITED ON OPPOSITE SIDE.**

~~III. Parking limited; one hour~~ **PARKING PERMITTED ON BOTH SIDES.**

~~IV. Parking limited; ten minutes~~

~~V. Reserved parking~~

~~VI. Diagonal parking~~

~~VII. Handicapped parking~~

SCHEDULE I: PARKING PROHIBITED.

(A) Parking prohibited at all times upon any of the streets or portions of streets as follows (see § 72.03):

On Street	Side	From	To	Added/ Amend
Alexander	Both	S. Davis	Dead end	10-13-1998
W. Church	North	Approx. 105 feet from Holland	Approx. 195 feet from Holland	3-14-2000
N. College	Both	E. Trade	End of N. College	7-8-1997
N. Davis	Both	E. Main St.	E. Trade St.	11-13-2012
S. Davis	West	E. Alexander	E. Holly	-
S. Davis	Both	E. Main Street	E. Church	3-9-1999
E. Gibbs	Both	S. Willow	S. Legion	1-8-1974
N. Hoffman	East	W. Trade	South side of first driveway entrance	12-29-1989
N. Hoffman	West	W. Trade	W. Main	12-29-1989
N. Hoffman	Both	W. Trade	W. Wilkins (except during church)	10-8-1996
N. Hoffman	Both	W. Wilkins	McSwain	10-8-1996
E. Holly	Both	S. Davis	End of E. Holly	-
Johnson	Both	Hoyle	S. Rhyne	4-17-2001
Lee	Both	Pine	150 feet from Pine to Ridge	10-9-1990

W. Lee	Both	S. Pine	Ridge	1-8-1974
S. Maple	Both	W. Robinson	200 feet south of intersection	8-13-1991
E. Peachtree St.	Both	S. Spargo St.	S. Davis St.	2-9-2021
S. Pine St.	Both	Lee St.	W. Border St.	11-10-2020
Poplar	North and east	N. Davis	End of Poplar	12-3-1974
S. Rhyne	East	Driveway at First Baptist	End of brick wall in front of church	-
S. Ridge	Both	W. Carpenter	W. Lee	1-8-1974
E. Robinson St.	Both	S. Spargo St.	S. Davis St.	2-9-2021
W. Robinson	Both	S. Maple Street	Maple	11-9-1981
S. Spargo	West	E. Carpenter	Holly	9-9-1986
S. Spargo	Both	E. Robinson	Holly	12-12-1989
E. Trade	South	Southeast corner of Gaston Trade	Entrance to tire service	1-13-1987
S. Willow	Both	E. Church	End of pavement on S. Willow	3-5-1975
W. Main	South	Pine	20 feet west of Pine	4-14-1998
E. Wilkins	Both	N. Gaston	Dead end	6-9-1998
S. Davis	Both	E. Church	E. Alexander	4-8-2008
E. Carpenter	Both	S. Spargo	S. Summey	4-8-2008
E. Jenkins	Both	S. Gaston	S. College	5-11-2010
S. Oakland	Both	W. Church	W. Robinson	12-13-2011
W. Robinson	Both	S. Ridge	S. Pine	12-11-2017
Park Rd.		Dallas High Shoal Highway	Town limits	8-10-2021
North St.	Both	W. Wilkins	Park Rd.	3-14-2023

(B) For above: parking permitted in marked spaces on east side of S. Oakland at Rescue Squad/Civic Building.

(Prior Code, § H-Sch-II)

*** SCHEDULE I: PARKING PROHIBITED.**

(A) Parking prohibited at all times upon any of the streets or portions of streets as follows (see § 72.03):

1. Parking shall be prohibited on streets with a width of 20 feet or less, or as determined by Town's discretion, as follows: (see § 72.03):

Streets		
Alexander St.	Ingle St.	E. and W. Robinson St.
Balthis St.	E. Jenkins St.	Smith St.
Ben Rich St.	Jersey Blvd.	N. and S. Spargo St.
Border St.	Johnson St.	Springhill Ct.
Brookgreen Dr.	Lawrance St.	Starr St.
Carlton St.	Lay St.	S. Summey St.
E. and W. Caroline St.	Lee St.	Summey Barker Dr.
E. Carpenter St.	Legion St.	Sunnyfield Ct.
Cedar St.	Lewis St.	Sunset Cr.
Chadwick Cr.	Long Creek Church Rd	Terry St.
Chestnut St.	Loraine St.	N. Walnut St.
E. Church St.	N. and S. Maple St.	(E.) Webb St.
Cloninger St.	McSwain Rd.	E. and W. Wilkins St.
N. and S. Davis St.	North St.	Willow St.
Dogwood Dr.	Pasour St.	Worth St.
E. and W. Gibb St.	Peachtree St.	
Groves St.	Pine St.	
Hill St.	Poplar St.	
Hoffman St.	Puett St.	
N. and S. Holland St.	Queens Dr.	
Holly St.	N. and S. Rhyne St.	
Holstein Dr.	Richard Stevens Dr.	
Hoyle St.	Ridge St.	

SCHEDULE II: PARKING LIMITED; TWO HOURS.

~~—Parking limited to two hours between the hours of 6:00 a.m. and 6:30 p.m. on any day except Sunday and public holidays upon any of the streets or portions of streets as follows (see § 72.05):~~

On Street	Side	From	To
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N- Gaston	Both	Trade	Wilkins
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(Prior Code, § H-Sch-IV)

*** SCHEDULE II: PARKING PROHIBITED ON OPPOSITE SIDE.**

Parking shall be permitted only on the side of the street with signs displaying 'No Parking This Side'. Parking shall be permitted only on the designated side of the following streets with a width of 21 feet to 24 feet, or as determined by Town's discretion, as follows: (see § 72.04):

Streets		
Alder Ridge Ln.	Fields St.	Summey Farm Dr.
Aldershot Ct.	Guernsey Ct.	Tall Oaks Dr.
Ayrshire Ln.	Heather Ridge Rd.	Village Center Dr.
Boardwalk Ct.	Katherine Ct.	Westbury Ct.
Bradford Ct.	Maxwell Ct.	
Britt Ln.	Meadow Creek Dr.	
Branham Ct.	Overland Dr.	
Broad Leaf Ct.	Park Place Dr.	
Carol Summey Dr.	Red Leaf Ct.	
W. Carpenter St.	Saint Charles Dr.	
Davis Hills Dr.	Sam Rhyne Ct.	
Eden Glenn Dr.	Spencer Springs Dr.	

SCHEDULE III: PARKING LIMITED; ONE HOUR.

~~—Parking limited to one hour between the hours of 6:00 a.m. and 6:30 p.m. on any day except Sunday and public holidays upon any of the streets or portions of streets as follows (see § 72.06):~~

On Street	Side	From	To
Trade	Both	N. Oakland	N. College
N- Gaston	East	Directly in front of building now occupied by Shelton Dry Cleaners	

(Prior Code, § H-Sch-V)

*** SCHEDULE III: PARKING PERMITTED ON BOTH SIDES.**

Parking shall be permitted on **BOTH** sides of the following streets as follows, unless otherwise marked:

Streets		
Alder Ridge Way	Gaston St.	
W. Church St.	E. and W. Main St.	
N. and S. College St.	N. and S. Oakland St.	
Eastway Dr.		

SCHEDULE IV: PARKING LIMITED; TEN MINUTES.

~~—Parking limited to ten minutes between the hours of 6:00 a.m. and 6:30 p.m. on any day except Sunday and public holidays upon any of the streets or portions of streets as follows (see § 72.07):~~

-

On-Street	Side	Location
N. Holland	East	Directly in from the building now occupied by post office

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~~(Prior Code, § H Sch VI)~~

SCHEDULE V: RESERVED PARKING.

~~—The following streets or portions of streets shall be reserved as stands for the specific purpose and at the exact location as follows (see § 72.08):~~

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On-Street	Side	Location
W. Main	South	Three parking spaces in front of First United Methodist Church are reserved for church use only

~~(Prior Code, § H Sch VII) (Ord. passed 4-8-1986)~~

SCHEDULE VI: DIAGONAL PARKING.

~~—All vehicles shall be parked at an angle of approximately 45 degrees with the curb upon the streets or portions of streets or portions of streets as follows (see § 72.14):~~

On Street	Side	From	To
W. Church	South	S. Holland	S. Gaston
N. Holland	East	W. Trade	W. Wilkins
N. Gaston	East	Main	End of curbing between trade and Wilkins
N. Gaston	West	Trade	End of curbing between trade and Wilkins
W. Main	South	Maple	Gaston
S. Oakland	West	W. Main	Rear of First United Methodist Church
W. Trade	North	N. Maple	West side of Dallas Baptist Church
W. Trade	South	N. Holland	N. Gaston

(Prior Code, § H Sch VIII)

~~SCHEDULE VII: HANDICAPPED PARKING.~~

~~Pursuant to this schedule, the town shall designate one space within so allocated public parking spaces on the following streets as handicapped parking only. The spaces shall be marked and visible according to applicable state and federal law.~~

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On Street	Side	From	To
N. Gaston St.	East	E. Trade St.	E. Main St.
N. Gaston St.	West	W. Trade St.	W. Wilkins St.
N. Holland St.	East	W. Trade St.	W. Wilkins St.

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(Ord. passed 8-13-2013)

TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Chapter 90 ANIMALS 90.99 Penalty; Section 90.01 Penalty

AGENDA ITEM NO. 3D

MEETING DATE:9/23/25

BACKGROUND INFORMATION:

Staff is proposing to update the penalty in Chapter 90 (Animals) to align with the penalty in Chapter 92 (Nuisances) since animal-related violations under Chapter 90 frequently overlap with nuisance-related concerns addressed in Chapter 92, including noise, sanitation, and public safety. This change would improve enforceability and administrative processes. Section 90.01 would be changed to reference the penalty 90.99 instead of 10.99 to be more uniform with enforcement standards.

MANAGER RECOMMENDATION: Direct staff to bring proposed changes to meeting for vote.

BOARD ACTION TAKEN:

§ 90.01 CERTAIN ANIMALS PROHIBITED.

Penalty, see § ~~10.99~~ **90.99**

~~§ 90.99 PENALTY.~~

~~—(A) Any person violating any provision of this chapter for which no specific penalty is prescribed shall be subject to § 10.99.~~

~~—(B) (1) Failure to comply with the provisions of § 90.02 may result in the revocation of a beekeeping permit in addition to the imposition of prescribed civil penalties.~~

~~—(2) Violations of any of the provisions of § 90.02 shall subject the offender to a civil penalty in the amount of \$150. In the event there is more than one violation in any 30-day period, then the civil penalties shall be increased for each additional violation over one during the period as follows: \$300 for a second offense; \$500 for a third and subsequent offenses during a 30-day period. Each day any provision of this chapter is in violation shall be a separate and distinct offense subject to the above penalty. The date of the initial violation shall serve as the beginning for the initial 30-day period. The Town Attorney or designee may initiate litigation on behalf of the town to collect any unpaid citations including but not limited to interest, court costs and attorney's fees. Appeals of any citation issued under § 90.02 may be appealed in writing to the Town Manager or designee within 72 hours of the citation.~~

~~—(3) Section 90.02 may also be enforced through equitable remedies, including but not limited to nuisance abatement procedures as issued by a court of competent jurisdiction.~~

~~{Ord. passed 7-9-2013}~~

§ 90.99 PENALTY. (Using § 92.99 PENALTY Language)

(A) Any person, firm or corporation violating any of the provisions of this section, including both property owner and/or tenant, for which no other penalty is provided, or failing or neglecting or refusing to comply with same, shall be subject to a civil penalty in the amount of \$100 after the given time to correct expires, or after the first ten calendar days following the notice of violation where not otherwise specified.

(B) Each day that a violation continues after a person has been notified that such a violation exists, and that he or she is subject to the penalty specified in division (A), shall constitute a separate offense once the time to correct has expired.

(C) The violator shall contact Town Hall **Code Enforcement** for a re-inspection once the violation is remedied in order to stop the accrual of civil penalties. This penalty may be recovered by the town in a civil action in the nature of debt if the violation persists 30 days after the violator(s) have been cited for violation of the ordinance, or if a balance remains unpaid after a final invoice is mailed.

(D) This chapter may also be enforced by any appropriate equitable action, including but not limited to injunctions or orders of abatement.

(E) The town may enforce this chapter by any one or any combination of the foregoing remedies.

(F) Violations of the provisions of this section shall not be considered a misdemeanor pursuant to G.S. § 14-4.