

# City of High Point

*Municipal Office Building  
211 S. Hamilton Street  
High Point, NC 27260*



## Minutes

**Wednesday, May 5, 2021**

**5:30 PM**

**City Council Chambers**

## **Recessed Meeting of City Council**

*Jay W. Wagner, Mayor*

*Britt W. Moore (At Large), Mayor Pro Tem*

*Tyrone Johnson (At Large), Cyril Jefferson (Ward 1), Christopher Williams (Ward 2),  
Monica L. Peters (Ward 3), S. Wesley Hudson (Ward 4), Victor Jones (Ward 5), and  
Michael Holmes (Ward 6)*

As part of the City of High Point's on-going COVID-19 mitigation efforts, in-person attendance was not allowed at this meeting. Instead, the meeting was live-streamed and the public was provided a link to listen to the meeting as it was being live-streamed.  
[www.HighPointNC.gov/VirtualPublicMeeting](http://www.HighPointNC.gov/VirtualPublicMeeting).

## **CALL TO ORDER and ROLL CALL**

Mayor Wagner called the meeting to order at 5:30 p.m.

Following a virtual roll call for attendance by Mayor Wagner, the following council members were physically present:

Mayor Jay W. Wagner  
 Council Member Monica L. Peters- Ward 3  
 Council Member Michael Holmes- Ward 6

The following council members participated virtually:

Council Member Tyrone Johnson- At Large  
 Council Member Cyril Jefferson- Ward 1  
 Council Member Wesley Hudson- Ward 4  
 Council Member Victor Jones- Ward 5

The following council members were absent:

Mayor Pro Tem Britt W. Moore- At Large  
 Council Member Christopher Williams- Ward 2

The following staff members were physically present:

Randy McCaslin, Interim City Manager; Greg Ferguson, Assistant City Manager; Eric Olmedo, Assistant City Manager; Michael McNair, Director of Community Development & Housing; Herb Shannon, Senior Planner- Planning and Development Department; Mary S. Brooks, Deputy City Clerk; and Lisa Vierling, City Clerk

The following staff members participated remotely:

JoAnne Carlyle, City Attorney; Lee Burnette, Director of Planning and Development; and Michelle McNair, Community Resource Manager

**Present** 7 - Mayor Jay Wagner, Mayor Pro Tem Britt Moore, Council Member Tyrone Johnson, Council Member Cyril Jefferson, Council Member Wesley Hudson, Council Member Victor Jones, and Council Member Michael Holmes  
**Absent** 2 - Council Member Christopher Williams, and Council Member Monica Peters

**COMMUNITY DEVELOPMENT COMMITTEE - Council Member Williams,  
Chair****Committee Members: Williams, Jefferson, Hudson, and Johnson****[2021-176](#)      Community Development and Housing Department (CD&H) - 2021-2022 Annual  
Action Plan**

The Community Development and Housing Department recommends approval of the 2021-22 Annual

Action Plan after the public hearing is held and authorize the appropriate City official and/or employee to execute all necessary documents.

**Attachments:**    [FINAL 2021-22 Annual Action Plan-PUBLIC HEARING](#)  
[2021 Annual Action Plan Presentation final.pdf](#)

Due to recently adopted legislation regarding remote meetings, the public hearing remained open to allow for the required 24-hour period for receipt of any additional comments prior to any action being taken by the City Council on this matter. Mayor Wagner asked the city clerk if any additional comments were received; the city clerk replied that no comments were received. The public hearing was closed.

**A motion was made by Mayor Wagner, seconded by Mayor Pro Tem Moore, that the 2021-2022 Annual Action Plan be approved and to authorize the appropriate City Official and/or employee to execute all necessary documents. Following a roll call vote by Mayor Wagner, the motion carried by the following unanimous 7-0 vote:**

**Aye:**    7 -    Mayor Wagner, Mayor Pro Tem Moore, Council Member Johnson, Council Member Jefferson, Council Member Hudson, Council Member Jones, and Council Member Holmes

**Absent:**    2 -    Council Member Williams, and Council Member Peters

**PLANNING & DEVELOPMENT - Mayor Jay Wagner****[2021-178](#)      City of High Point - Zoning Map Amendment 21-04**

A request by the High Point City Council to rezone 583 properties, totaling approximately 322 acres, as part of the Comprehensive Zoning Map Amendment Project.

- a) To rezone 576 properties, totaling approximately 313 acres, from a Conditional Use Residential Single Family - 5 (CU R-5) District and a Conditional Use Residential Single Family -3 (CU R-3) District to the Residential Single Family - 5 (R-5) District and the Residential Single Family -3 (R-3) District. The properties are within the Barrington Place subdivision, James Landing subdivision, Peninsula at James Landing subdivision, Akela Cove at James Landing subdivision, Jameswood subdivision and the Jamesford Meadows subdivision. These subdivisions are located south of W. Wendover Avenue/Piedmont Parkway, west of the intersection of Guilford College Road and Akela Trail and west of the intersection of Guilford College Road and Jamesford Drive.

b) To rezone 7 properties, totaling approximately 9.025 acres, from a Conditional Use Central Business (CU-CB) District to the Central Business (CB) District. The parcels are lying along the east side of N. Hamilton/S. Hamilton Street and along both sides of S. Centennial Street at the intersection of S. Centennial Street and Leonard Avenue. The properties area addressed as 122 and 520 N. Hamilton Street; 311 S. Hamilton Street; 300 E. Green Drive; 121 and 126 S. Centennial Street and 105 Depot Place.

**Attachments:** [Staff Report ZA-20-04](#)  
[ZMA 21-04](#)

The public hearing for this matter was held on Monday, May 3, 2021 at 5:30 p.m. as duly advertised.

Due to recently adopted legislation regarding remote meetings, the public hearing remained open to allow for the required 24-hour period for receipt of any additional comments prior to any action being taken by the City Council on this matter. Mayor Wagner asked the city clerk if any additional comments were received; the city clerk replied that no comments were received. The public hearing was closed.

**A motion was made by Mayor Wagner, seconded by Council Member Holmes, to adopt an Ordinance approving Zoning Map Amendment 21-04 to rezone the following 583 properties, totaling approximately 322 as outlined in the staff report and based on the following consistency and Reasonableness Statements:**

**a) Rezone 576 properties, totaling approximately 313 acres, from a Conditional Use Residential Single Family - 5 (CU R-5) District and a Conditional Use Residential Single Family -3 (CU R-3) District to the Residential Single Family - 5 (R-5) District and the Residential Single Family -3 (R-3) District. The properties are within the Barrington Place subdivision, James Landing subdivision, Peninsula at James Landing subdivision, Akela Cove at James Landing subdivision, Jameswood subdivision and the Jamesford Meadows subdivision. These subdivisions are located south of W. Wendover Avenue/Piedmont Parkway, west of the intersection of Guilford College Road and Akela Trail and west of the intersection of Guilford College Road and Jamesford Drive.**

**b) Rezone 7 properties, totaling approximately 9.025 acres, from a Conditional Use Central Business (CU-CB) District to the Central Business (CB) District. The parcels are lying along the east side of N. Hamilton/S. Hamilton Street and along both sides of S. Centennial Street at the intersection of S. Centennial Street and Leonard Avenue. The properties area addressed as 122 and 520 N. Hamilton Street; 311 S. Hamilton Street; 300 E. Green Drive; 121 and 126 S. Centennial Street and 105 Depot Place.**

**Consistency and Reasonableness Statements:**

**That Zoning Map Amendment 21-04 is consistent with the City's adopted policy guidance because the zoning map amendments are supported by the Land Use Plan Low-Density Residential and Community/Regional Commercial land use classifications for these respective areas. Furthermore, the amendments are needed to remove unneeded restrictions on the properties and to remove the conditional use zoning districts, which cannot be amended.**

Following a roll call vote by Mayor Wagner, the motion carried by a 7-0 unanimous vote as follows:

**Ordinance No. 7710/21-27**

**Ordinance Book, Volume XXII, Page 27**

**Aye:** 7 - Mayor Wagner, Mayor Pro Tem Moore, Council Member Johnson, Council Member Jefferson, Council Member Hudson, Council Member Jones, and Council Member Holmes

**Absent:** 2 - Council Member Williams, and Council Member Peters

## **ADJOURNMENT**

There being no further business to come before Council, the Mayor entertained a motion for adjournment. Council Member Jefferson moved to adjourn the meeting at 5:35 p.m with a second by Council Member Johnson. Mayor Wagner asked if there were any objections. Hearing none, he declared the meeting adjourned at 5:35 p.m.

Respectfully Submitted

Jay W. Wagner, Mayor

Attest:

Lisa B. Vierling, City Clerk