



September 2, 2025

## **GATE CITY PLANNING COMMISSION**

The regular monthly meeting of the Gate City Planning Commission was held Tuesday, September 2, 2025 at Gate City Town Hall.

### **CALL TO ORDER:**

In the absence of the Chairman, the Vice-Chairman, Vickie Roberts, called the meeting to order at 6:04 pm and asked the secretary to call the roll.

### **ROLL CALL:**

MEMBERS PRESENT: Jo Ann Castle, Margaret Falin, Vickie Roberts, Kevin Barnett.

MEMBERS ABSENT: Delaney Herron.

ALSO PRESENT: Greg Jones, Gate City Town Manager.

Gate City Town Attorney Michele Brooks was absent.

GUESTS PRESENT: None

### **DETERMINATION OF A QUORUM:**

With four (4) voting members present, the requirements for a quorum are met.

### **PUBLIC EXPRESSION:**

**REVIEW AND ADOPTION OF MINUTES:** The minutes from the last regular meeting held August 5, 2025 were presented.

Motion made by Margaret Falin and seconded by Kevin Barnett to adopt the minutes, as presented, from August 5, 2025

VOTING AYE: Jo Ann Castle, Margaret Falin, Vickie Roberts, and Kevin Barnett.

VOTING NAY: None

ABSENT: Delaney Herron.

ABSTAINING: None

MOTION CARRIED

### **REPORTS:**

(A) SECRETARY. Nothing to Report

(B) COMMITTEES:

- 1) Comprehensive Plan: Nothing to report.
- 2) Land Use: Nothing to report
- 3) Subdivision: Nothing to report.
- 4) Zoning: Nothing to report.
- 5) Capital Improvements: Nothing to report.

(C) ZONING ADMINISTRATOR:

- 1) Defer to unfinished and new business.

(D) TOWN COUNCIL REPRESENTATIVE MEMBER:

- 1) Mr. Barnett reported that construction on the proposed town park on Water Street has begun. He also asked if more of the decorative street lights on Jackson Street will be removed. Mr. Jones replied that yes, they will as time and available personnel permits.

(E) GATE CITY TOWN ATTORNEY:

- 1) Nothing to report.

UNFINISHED BUSINESS:

- 1) Mr. Jones reported that the home rehabilitation project on Park Street has been completed and it is time to begin looking for other areas in Town that could be improved in the same manner if funding becomes available.
- 2) Mr. Jones also informed the Commission that the last house on the west end of Wolfe Street, presently under an NOV for trash and abandoned vehicles, had been occupied by squatters. The deeded owner has taken repossession of the property and it is being cleaned up.
- 3) Vickie Roberts says that Mr. Sam Dockery, the property owner at Sam's Auto, has refused to sign the application for a Special Exception and Use Permit for the application of painted panels on the concrete block wall on the south side of his property facing Water Street. Mrs. Roberts stated that she did explain the process to Mr. Dockery for obtaining a Special Exception and Use permit for any activity that lies outside of the town's Zoning Ordinance and that adjoining property owners would have to be notified by certified mail of the planned use. Mr. Dockery implied that his negative feelings toward the town would prevent his agreement to the permit or his payment of

the certified letter fees. Jo Ann Castle asked if the painted panels would be easy to remove. Mrs. Roberts stated that she did not know.

- 4) New signage for The Bark Park has been ordered. Mrs. Roberts will finalize the list of rules for use of the dog park and Mr. Jones will arrange the purchase and installation of the final sign.

**NEW BUSINESS:**

- 1) Greg Jones reported that he has not received a permit application from the Virginia National Guard for the new sign placement on their property below Gate City High School.

**ITEMS NOT ON AGENDA:**

- 1) Mr. Jones has learned that the building east of First Community Bank is for sale and an offer has been made. It is currently waiting on acceptance or refusal of the offer.

**ADJOURNMENT:**

With nothing further to discuss, a motion for adjournment was made by Margaret Falin and seconded by Jo Ann Castle.

VOTING AYE: Jo Ann Castle, Margaret Falin, Vickie Roberts, and Kevin Barnette.

VOTING NAY: None


ABSENT: Delaney Herron.

ABSTAINING: None

MOTION CARRIED

Meeting adjourned at 6:37 pm.

  
Jo Ann Castle, Secretary

  
Vickie Roberts, Vice Chairman