

MAYOR
Jessie Bellflowers

MAYOR PRO TEM
Hope Page

TOWN MANAGER
Chancer McLaughlin



TOWN BOARD
Cynthia Hamilton
Grilley Mitchell
Bryan Marley
Lisa Tremmel

TOWN CLERK
Ashley Wyatt

TOWN OF HOPE MILLS BOARD OF COMMISSIONERS
Meeting Agenda –January 5, 2026
5:30 p.m. Special Meeting

Mayor Bellflowers called the meeting to order at 5:30 PM and welcomed those in attendance.

ABSENT: Commissioners Bryan Marley and Lisa Tremmel

STAFF PRESENT

Town Manager Chancer McLaughlin, Town Clerk Ashley Wyatt, Deputy Town Clerk Coronda Regan, Police Chief Stephen Dollinger, Director of Planning Emily Weidner, Town Planner Xavier Robinson, Code Enforcement Officers Clara Hines and Jeff Guyton, Chief Building Inspector Kenny Tatum, Building Inspector Chris Wike, and Permitting Specialist Vonda Johnson.

PLEDGE OF ALLEGIANCE

Mayor Bellflowers led the Pledge of Allegiance.

APPROVAL OF AGENDA – ADDITIONS OR DELETIONS

The agenda was approved by unanimous vote of the board.

PRESENTATIONS

Overview Of Municipal Planning/ Zoning And Code Enforcement

Emily Weidner, Planning Director, provided an introduction to the presentation and noted that Xavier Robinson, Town Planner, Jeff Guyton and Clara Hines, Code Enforcement Officers were present to support the presentation.

Xavier Robinson gave a detailed presentation on code enforcement, explaining that it was a municipal service ensuring local laws were followed to maintain health, safety, quality of life, and property values in the community. He outlined the code enforcement process: receiving complaints, inspecting properties, issuing violation notices, allowing compliance periods, and taking enforcement actions if issues remained unresolved. Mr. Robinson emphasized that voluntary compliance was their goal, with most cases resolved without fines, and that education and communication were their most effective tools.

The presentation included information about common violations such as tall grass, trash accumulation, inoperable vehicles, dilapidated structures, and illegal home businesses. Mr.

Robinson also covered abandoned structures, minimum housing standards, and showed examples of properties before and after code enforcement action.

Board members engaged in discussion about several enforcement issues:

Commissioner Hamilton inquired about a burned house with yellow tape around it.

Commissioner Mitchell praised the code enforcement team for their work with his HOA neighborhood and noted that they notified both property owners and residents of violations before taking action.

Mayor Bellflowers raised concerns about the hill beside Walgreens that had been a continual problem with litter. Clara Hines, Code Enforcement Officer, explained they have contacted Walgreens corporate office who regularly cleaned the area, but people continue to throw trash there.

Mayor Pro Tem Page suggested placing "No Littering" signs as a potential deterrent.

Mr. Robinson then transitioned on to zoning, explaining it as a police power measure that divided the town into districts with specific regulations for development. He described how zoning separated incompatible land uses, preserves community character, protects property values, and guides urban development. He outlined the legal notice requirements for zoning changes and the approval process for rezoning and annexation cases.

Emily Weidner covered the development and site plan approval process, explaining that it ensured plans met town ordinances and protect community standards, property values, and public safety. She described how the planning department worked with other departments to review applications and provide feedback to developers.

OVERVIEW OF MUNICIPAL INSPECTIONS

Kenny Tatum, Chief Building Official, introduced his department staff including Chris Wike, Building Official, and Vonda Johnson, Permit Specialist. He explained that the permitting and inspection department ensures safe, healthy, and well-constructed buildings by enforcing North Carolina state building codes.

Mr. Tatum described the technical complexity of their work as multi-trade inspectors covering mechanical, plumbing, electrical, and building trades, requiring knowledge of 12 different codes with approximately 100,000-200,000 code references. He explained that building code officials were sworn public officials who must demonstrate trustworthiness and integrity.

He detailed the extensive training required—48,000 to 52,000 hours of field training, college courses, studying, and state exams to earn all certifications across the four trades.

Commissioner Hamilton asked about inspection fees, and Mr. Tatum confirmed that different trades had different fees approved by Town Council, and were designed to be competitive with surrounding jurisdictions.

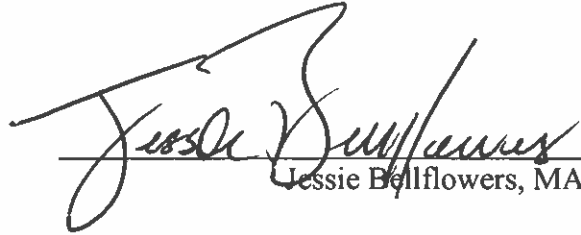
Mayor Bellflowers inquired about an average day in the department, to which Mr. Tatum explained it involved plan reviews (which could take weeks for large projects), issuing permit applications, answering questions about codes and processes, and conducting inspections.

ADJOURNMENT

Seeing no additional business to come before the board, the meeting was adjourned at 6:42 pm.

Motion by Commissioner Mitchell, seconded by Commissioner Hamilton, and carried unanimously to adjourn the meeting.

ADOPTED this 20th Day of January 2026.



Jessie Bellflowers, MAYOR

ATTEST:



Ashley Wyatt, MMC Town Clerk

