

MINUTES OF THE WHITSETT TOWN COUNCIL
May 8, 2018
Whitsett Town Hall Building

REGULAR COUNCIL MEETING

The regular meeting of the Whitsett Town Council was held on Tuesday, May 8, 2018 at the Whitsett Town Hall. The following members of the Town Council were present: Mayor Richard Fennell, Mayor Pro Tem Andy Brown, Council Members Jerry Rice, Cindy Wheeler, and Lee Greeson.

Also present were Town Administrator Ken Jacobs, *The Alamance News* reporter Tomas Murawski, and 7 area citizens. Absent was Planning Board Chairman Bob Maccia.

Mayor Fennell called the meeting to order at 7:00 p.m., noted that a quorum was present; and asked Council Member Jerry Rice to offer the invocation.

SPEAKERS FROM THE FLOOR

Mayor Fennell asked for any speakers from the floor, and Woodard Drive resident Pat Handwerk asked for an update on [the lack of] recycling service since her roll cart still remained unemptied going on three weeks. Town Administrator Ken Jacobs stated that he understood that the situation with Republic Services had been remedied, but evidently not; and he would follow up with Republic first thing in the morning.

Next, Reverend Plummer Bailor who, along with his wife Lorraine, pastor the Love and Grace Fellowship on Whitsett Park Road, came forward to introduce the pair and ask several questions: (1) availability of connection to the Town's public water supply, (2) zoning and likelihood of opening a preschool operation, and (3) erecting a directional sign for the church.

Mayor Fennell responded to the water supply inquiry, explaining that the origination of the small water supply system came by way of a grant to remediate conditions of contaminated wells caused by underground fuel tanks from former service stations. Fennell stated that unless future grant monies were awarded to the Town to extend lines, there were no plans to bring public water to the Whitsett Park area.

Town Administrator Jacobs addressed the other two issues, and invited Reverend Bailor to the Town Hall to discuss ordinances governing preschools and the posting of signs.

OLD BUSINESS

1. Adoption of the Minutes

Mayor Fennell asked for any changes to the minutes from the April 10, 2018 regular meeting; and hearing none, asked for a motion to adopt the minutes. Council Member Jerry Rice made a motion to accept the minutes as written; Council Member Cindy Wheeler seconded the motion. The motion to adopt the April minutes passed by unanimous vote.

2. Bids for Replacement of Ball Field Fence

Council Members had received, prior to the meeting, copies of three bids for removal of existing fencing, full replacement, and reinstallation of yellow cap on top rails. Town Administrator Ken Jacobs stated that he favored Ace Fence Builders, not only because they submitted the lowest bid; but, they did a fine job with replacement of the backstop project. Jacobs requested permission from Council to accept the lowest bid and sign the contract.

Mayor Fennell asked for a motion to that effect; and Council Member Jerry Rice made a motion to give Town Administrator Jacobs permission to award the contract to the lowest bidder. Motion seconded by Council Member Cindy Wheeler, and the motion passed by majority vote of four.

3. Any Other Old Business

Mayor Fennell asked if there were any other old business to be discussed; and there was none.

BOARD AND COMMITTEE REPORTS

1. Planning Board

In the absence of the Board Chairman Maccia and last week's regular meeting having been cancelled, Town Administrator Jacobs stated there was no report.

2. Enforcement Committee

Enforcement Officer Ken Jacobs reported that there had not been any committee activity this month; but, he had an eye on old appliances and stuff in a yard on NC 61 that he had been made aware of. Jacobs would send the NC 61 resident a letter of violation.

3. Enforcement Officer

Jacobs reported that since last month's meeting, no DCCs had been issued.

4. Town Administrator

Town Administrator Jacobs reported that the Town had now received approval for a blank, permanent encroachment agreement from NCDOT for future water/sewer taps, as opposed to submitting individual requests on a case-by-case basis as had been done for a water tap at 714 NC Hwy 61.

Jacobs and engineer Randy McNeill had met to finalize cost projections and scope descriptions relative to the proposed residential development at the east edge of Town. This data will be submitted to USDA for conducting the environmental assessment required prior to the grant and/or loan process. Also, the tap fee amounts of \$500 for a water tap and \$500 for a sewer tap, which would apply only for that project, were again discussed. Tap fee amounts for taps outside the proposed development would be evaluated later.

Jacobs reported that, with respect to the Town's water system, he had received notification from Mike Painter, P.E., of the Public Water Supply Section (PWSS), that the annual audit had been completed, and all was well. In addition, Jacobs reported that the annual Water Quality Report for calendar year ending 2017 was being worked on for completion and submission to PWSS no later than July 1 of each year. This report is made available to all water service customers in the June billing cycle.

Finally, Jacobs stated that Council Members had received copies of a proposed public information request policy, which to date, had been nonexistent for the Town. Jacobs read the contents of the document, which will become part of the official file for this meeting. In short (and to paraphrase), if a request is made for public information during or at the end of a public meeting, the document(s) would not be made available until after 12 noon the following business day. No records will be provided the day or evening of the meeting.

Jacobs asked for Council consideration and concurrence on the matter, and Mayor Fennell stated that the policy would be put to a vote under new business.

NEW BUSINESS

1. Proposed Public Information Request Policy

Mayor Fennell asked for action on the subject document presented by Town Administrator Jacobs at the end of his report above. Council Member Lee Greeson made a motion to institute the new policy; motion seconded by Council Member Jerry Rice. The motion passed by unanimous vote; and the new policy will take effect immediately.

2. Presentation of Proposed 2018-2019 Operating Budget

Just prior to the meeting, copies of the proposed 2018-2019 Town budget were given to Council Members to take to chambers, and Town Administrator Jacobs encouraged the Council to give documents a comprehensive review in preparation for the June public hearing, where the budget will be open to discussion and acted upon.

Jacobs elaborated that increases in both revenues and expenditures would be realized in 2018-2019, with primary outlays being for Town Hall building and grounds improvements and staff wages on water and sewer issues, attributable to the new Capital Project Fund. Increased revenues would involve ad valorem collections on three newly-constructed houses and the progress on the climate-controlled warehouse for the formerly Sasser-owned operation. The Guilford County tax department is reassessing current valuation of the latter.

3. Set Public Hearing Date for June 12, 2018

Mayor Fennell asked for a motion to set the public hearing date, and Council Member Jerry Rice made a motion to set the public hearing for Tuesday, June 12, 2018. Motion seconded by Council Member Lee Greeson; and the motion for the hearing carried by unanimous vote.

4. Any Items from Council Members

Mayor Fennell asked for any items from Council members; and Town Administrator Jacobs acknowledged the presence of NC legislative candidate Steven Buccini, who stated that he looked forward to attending future Council meetings and getting to know the community and its elected officials.

5. Announcements

Mayor Fennell asked for any announcements; and there were none.

5. Speakers from the Floor

Mayor Fennell asked for any speakers from the floor; and there were none.

ADJOURNMENT

With no further business before the Council, Mayor Fennell invited a motion to adjourn. Council Member Jerry Rice made the motion to adjourn; motion seconded by Major Pro Tem Andy Brown. Motion passed by unanimous vote; and the May 8 Town Council meeting was adjourned at approximately 7:28 p.m.

The next regular meeting of the Whitsett Town Council will follow the public hearing that is scheduled for 7:00 p.m., Tuesday, June 12, 2018 at the Whitsett Town Hall.

/s/

/s/

Jo Hesson, Town Clerk

Richard Fennell, Mayor

APPROVED: June 12, 2018