

MINUTES OF THE WHITSETT TOWN COUNCIL
July 12, 2016
Whitsett Town Hall Building

REGULAR COUNCIL MEETING

The regular meeting of the Whitsett Town Council was held on Tuesday, July 12, 2016 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 Gary Deal, Planning Board Chairman Bob Maccia, *Creekside Chronicle* reporter Tomas Murawski, and three area residents.

Mayor Fennell called the meeting to order, and asked Council Member Jerry Rice to offer the invocation.

SPEAKERS FROM THE FLOOR

Mayor Fennell asked for any speakers from the floor; and Sarah Berrier, Whitsett property owner of 7042 Kivette House Road rose and petitioned Council's help in the matter of a new accessory building on the property that did not meet Town setback requirements of 10 feet from property line. Ms. Berrier, who became enlightened by Town Administrator Gary Deal of the 10-foot setback in addition to the need for a development clearance certificate to be issued for any structure over 100 square feet, apologized for her unawareness of Town requirements and procedures.

Although Ms. Berrier assured Council members that she intends to move the outbuilding so that it is in compliance, she could not foresee getting it done quickly because it is chocked full of furniture and other household belongings until she can relocate permanently to the Kivette House Road property and construct a new house. Her presence tonight was to appeal to Council for granting an extended period of time to have the noncompliant structure resituated while she puts her building plans in motion.

Mayor Fennell explained that the Town is bound by its ordinances, which require enforcement so that the Town is not put in jeopardy with respect to other cases. This case, in particular, cannot warrant a variance, the Mayor stated because it involves human error and is not based on property terrain or conditions. Perhaps, however, a

period of “X” number of days could be granted for conformance to the property line setback and the issuance of the clearance certificate; and with that in mind, the Mayor directed Town Administrator Deal to consult the Town attorney on the latitude of a timeframe. Recommendations will be forwarded to Council members for final action.

OLD BUSINESS

1. Adoption of the Minutes

Mayor Fennell asked for any changes to the minutes from the June 14, 2016 public hearing; and hearing none, asked for a motion to adopt the minutes as written. Council Member Jerry Rice made a motion to adopt the public hearing minutes as written. The motion was seconded by Mayor Pro Tem Andy Brown; and by unanimous vote, the June hearing minutes were approved.

Mayor Fennell then asked for any changes to the minutes from the June 14, 2016 regular monthly meeting; and hearing none, asked for a motion to adopt the minutes as written. A motion to adopt the regular meeting minutes was made by Council Member Lee Greeson; motion seconded by Council Member Cindy Wheeler. The motion to adopt the June regular meeting minutes carried by unanimous vote.

2. Any Other Old Business

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

BOARD AND COMMITTEE REPORTS

1. Planning Board

Planning Board Chairman Bob Maccia had nothing to report at this time.

2. Enforcement Committee

3. Enforcement Officer

Enforcement Officer Gary Deal reported that since last Council meeting, two Development Clearance Permit Certificates had been issued to: (1) Clint Littleton of 6783 Kelsey Court to install above-ground swimming pool and extend decking from existing deck to pool, and (2) Oakwood Homes on behalf of prospective buyer of property at 7201 Whitsett Park Road to conduct perk test only.

4. Town Administrator

Town Administrator Deal stated that he had nothing to report for administration.

NEW BUSINESS

1. Approve Contract for Annual Financial Audit of Town Accounts for FY 2015-2016

Council members were provided a copy of a cover letter for the proposed contract submitted by Bobby Massey to conduct the Town financial audit for the fiscal year ending June 30, 2016. The fee remained the same as last year's contract at \$7,650. Mayor Fennell asked for any discussion or questions with respect to the contract or the auditing firm; hearing none, he asked for a motion to approve the contract.

Motion made by Council Member/Finance Officer Jerry Rice to accept the contract as presented; motion seconded by Council Member Lee Greeson. By unanimous vote, the contract submitted by Bobby Massey was approved. The contract will now be forwarded to the Local Government Commission for state approval.

2. Any Items from Council Members

Mayor Fennell asked for any items from Council members; and Council Member Lee Greeson aired his dissatisfaction with the Church League's inadequate upkeep of the ball field, primarily with the grass that is cropping up in the infield. Town Administrator Deal stated that he had asked the Town Hall's lawn care provider to spray surrounding grounds, e.g., playground, basketball court area, etc., and could add the infield. In the League's contract, however, it is clearly defined as its responsibility.

The hold up in spraying Town responsibility areas was, in fact, an inability to determine when the Church League had played its last round of games for the spring season. The League Director had been remiss in keeping the Town informed of playing schedules and in schedule changes even though the office continually asked for the last game to be confirmed. The original final game had been planned for mid-June; and from all accounts, the League is still in session at almost mid-July.

The entire process of ball field management with the current League Director has been much less than smooth since he assumed the role over two years ago. Reimbursable electricity costs for ball field lights and the concession stand continue to soar with little indication from the Director of trying to conserve for savings. Even establishing the thought-to-be-workable method of advancing funds to the Town to cover electricity charges has proven to be rocky for the long haul; and has required extra work on the part of the Town.

Mayor Fennell asked Town Administrator Deal to contact the League Director and notify him that the last game has been played for the spring season to allow time for the Town to condition recreational areas should the contract—still in effect according to terms—continue to its November 1 termination.

3. Announcements

Mayor Fennell asked for any announcements and no one had any.

3. Speakers from the Floor

Mayor Fennell asked for any speakers from the floor; and no one asked to be acknowledged.

ADJOURNMENT

With no further business before the Council, Mayor Fennell invited a motion to adjourn. Council Member Lee Greeson made the motion to adjourn; motion seconded by Council Member Jerry Rice. Motion passed by unanimous vote; and the July 12, 2016 Town Council meeting was adjourned at approximately 7:25 p.m.

The next regular meeting of the Whitsett Town Council is scheduled for 7:00 p.m., Tuesday, August 9, 2016 at the Whitsett Town Hall.

/s/

Jo Hesson, Town Clerk

/s/

Richard Fennell, Mayor

APPROVED: August 9, 2016