

**MINUTES OF THE WHITSETT TOWN COUNCIL**  
**October 10, 2017**  
**Whitsett Town Hall Building**

**REGULAR COUNCIL MEETING**

The regular meeting of the Whitsett Town Council was held on Tuesday, October 10, 2017 at the Whitsett Town Hall. The following members of the Town Council were present: Mayor Richard Fennell, Council Members Jerry Rice, Cindy Wheeler, and Lee Greeson. Absent was Mayor Pro Tem Andy Brown.

Also present were Town Administrator Ken Jacobs, Planning Board Chairman Bob Maccia, *The Alamance News* reporter Tomas Murawski, and three additional residents.

Following the public hearing, Mayor Fennell called the Council meeting to order at 7:09 p.m., and noted that a quorum was present.

**SPEAKERS FROM THE FLOOR**

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

**OLD BUSINESS**

**1. Adoption of the Minutes**

Mayor Fennell asked for any changes to the minutes from the September 12, 2017 regular monthly meeting; and hearing none, asked for a motion to adopt the minutes as written. Council Member Jerry Rice made a motion to adopt the minutes as written; motion seconded by Council Member Lee Greeson. By unanimous vote of those present, the September minutes were approved.

**2. Variance for 6605 Burlington Road Self-Storage Facility**

Mayor Fennell asked for any further comments on the variance being requested; and hearing none, asked for a motion for action. Council Member Jerry Rice made a motion to approve the retroactive variance; motion was seconded by Council Member Lee Greeson. The motion passed by a unanimous vote of Council members present.

### **3. Proposed Modifications to Development Fees and Violation Penalties**

Mayor Fennell asked for any further discussion on proposed fees and penalties; and with none, asked for a motion. A motion was made by Council Member Lee Greeson to adopt the new fee schedule; motion seconded by Council Member Jerry Rice. Motion to adopt the proposed modifications carried by unanimous vote of those present.

### **4. Progress on Capital Improvements for Town Hall Building and Grounds**

Mayor Fennell asked Town Administrator Jacobs for input, who stated that the two priority projects are replacement of the ball field backstop and paving and widening of the building's driveway.

Three bids had been received for the new backstop installation: (1) \$11,122 from Seegars Fence Company, (2) \$5,850 from T.J. Cole of Ace Fence Builders, and (3) \$4,938.65 from Atlas Fence Company. Jacobs recommended selecting T.J. Cole because of superior quality materials and labor, even though Atlas Fence submitted the lower bid. As a referral, Jacobs added that T.J. Cole had also been the contractor for Burlington's Springwood Sports Complex. Motion made by Council Member Jerry Rice to accept the T.J. Cole proposal; motion seconded by Council Member Lee Greeson. Motion passed unanimously.

Jacobs reported that, so far, only one bid had been received from Triangle Paving, which to some Council members seemed high; but, Jacobs explained the project was more complex than simply paving over what exists. Plans were to expand the driveway apron to fan from side to side, to widen the paving in front of the Town Hall for a seamless look, and to extend paving over to the well house and as far towards the Fire Company property as possible to provide a parking area for a line of vehicles, primarily to accommodate Ruritan meeting nights and activities. At least two more bids will be forthcoming.

### **5. 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 reported that the Board had been very productive lately, mostly with future development aspects, e.g., a prospective housing community, attracting businesses and industry to Town, etc.

Town Administrator Ken Jacobs added that developer Paul Milam who is proposing an active senior adult neighborhood at the eastern-most edge of Town is scheduled to attend the November Planning Board meeting, and extended an invitation to Council members as well.

## **2. Enforcement Committee**

Enforcement Officer Ken Jacobs stated that there had been no committee activity this month.

## **3. Enforcement Officer**

Jacobs reported that since last Council meeting, one Development Clearance Permit Certificate had been issued to contractor Payne Oil to install an above-ground 2,000 gallon fuel tank at Hardwoods Unlimited, Inc. at 6909 Burlington Road.

## **4. Town Administrator**

Town Administrator Jacobs reported on his meeting with Gibsonville, where parties dived into options for co-authoring water/sewer connections, due to Burlington's granting of sewer capacity to Whitsett. Initially, it appears that various arrangements could prove beneficial for all and that a \$600,000 savings could be realized. Negotiation exchanges will continue toward final agreements being reached for a win-win outcome.

## **NEW BUSINESS**

### **1. Any Items from Council Members**

Mayor Fennell asked for any items from Council Members. Council Member Lee Greeson again raised the dire need for a stoplight at Brightwood Church Road and U.S. Highway 70; and asked what could be done to apply pressure for the immediate installation of a traffic signal. Town Administrator Jacobs assured Council Member Greeson that the non-activity is certainly not due to the lack of asking; and offered that two factors are the cause, that being (1) the widening of U.S. 70, and (2) money. Nonetheless, Jacobs would continue to regularly follow up with NCDOT Highway Division Director Mike Mills on the matter.

### **2. Announcements**

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

### **3. Speakers from the Floor**

Mayor Fennell asked if there were any speakers from the floor; 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 Council Member Lee Greeson. Motion passed by unanimous vote; and the October 10, 2017 Town Council meeting was adjourned at approximately 7:32 p.m.

The next regular meeting of the Whitsett Town Council is scheduled for 7:00 p.m., Tuesday, November 14, 2017 at the Whitsett Town Hall.

/s/

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Jo Hesson, Town Clerk

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Richard Fennell, Mayor

**APPROVED:** November 14, 2017