

The regular meeting of the Board of Aldermen was held Tuesday, November 6, 2018 at 7:00 p.m. in the Assembly Room of the Municipal Building.

The following members of the Governing Body were present:

Mayor: Danny Ritchie
Alderman: Terry Yount
Alderman: Dennis Anthony
Alderman: Matt Johnson

The following members of the Governing Body were absent:

Alderman: Benny Orders

Others present:

Town Manager: Sherri Bradshaw
Town Clerk: Sherry Dula
Attorney: Rod Willcox

Mayor Ritchie opened the meeting and asked Alderman Johnson to lead in the Pledge of Allegiance followed by a moment of silence.

Approval of Minutes: The Council voted unanimously to approve the October minutes by a motion from Alderman Anthony, seconded by Alderman Yount.

Ordinance Adoption for Appointment of Alderman to Vacant Seat – The proposed ordinance outlines the process for appointing an alderman to a vacant seat. Once approved this ordinance will be included in the Drexel Code of Ordinances as Section 2-1005. A motion was made by Alderman Johnson, seconded by Alderman Anthony to adopt the ordinance for Appointment of Alderman to Vacant Seat and the vote was unanimous. A copy of the ordinance is attached as part of the minutes.

2018 Project Raise Authorizing Resolution – BDI has a developer interested in building a spec building at the Burke Business Park and this is an authorizing resolution in support of BDI and the developer moving forward with negotiations for development of the spec building. A motion was made by Alderman Yount, seconded by Alderman Anthony to adopt the resolution authorizing 2018 Project Raise and the vote was unanimous. A copy of the resolution is attached as part of the minutes.

Rural Economic Development Grant Agreement – This contract agreement is for the \$41,500 grant monies awarded for updating the exterior doors, gym windows and lobby area of the R.O. Huffman Center. The NC Department of Commerce awarded these monies and once the Department of Commerce receives the signed copy of the agreement, the funds will be disbursed. A motion was made by Alderman Anthony, seconded by Alderman Johnson to approve the Rural Economic Development Grant agreement and the vote is unanimous. A copy of the agreement is attached as part of the minutes.

Capital Project Budget Ordinance and WPCOG Grant Management Agreement – The Capital Project Budget Ordinance covers the grant awarded to the Town in May for the demolition and cleanup project of Drexel Properties. Two items were omitted when the other documents were presented and signed in May. This project is established to finance the demolition and clean-up of the Drexel Heritage Plant 1 site. Also, the Board will need to approve the agreement between the WPCOG and the Town for the provision of Grant Management Assistance for the CDBG Grant. The expense for this agreement with WPCOG is included in the grant budget. A motion was made by Alderman Yount, seconded by Alderman Johnson to approve the Capital Project Budget

Ordinance and the WPCOG Grant Management Agreement and the vote was unanimous. A copy of the ordinance and agreement is attached as part of the minutes.

Drexel Properties Update – Manager Bradshaw gave an update from Brian Kvam with CARDNO concerning the Phase II analysis. Mr. Kvam said the results did not show any significant contaminants. The preliminary opinion is that no further assessment is needed at this time. The Brownfield Agreement application is in process. Manager Bradshaw stated that it is favorable that we may receive the \$500,000 grant from EPA and because of our match with the last funding project, we may get a match waiver for these monies.

She also stated that the survey and deed work for dividing clean property from the property which contains debris on the Drexel Properties site is almost complete. Also, it has been suggested that we think about reworking Reid Street to come into the property a different way. The Reid Street entrance to the Drexel Property at the present time is not located on town property.

NCMPA1 Nominations - The nominations have been submitted for the seats that expire in December for the NCMPA1 Board of Directors. The Board of Commissioners will vote on these nominations at the November 13th Electricities meeting. Manager Bradshaw recommends that Drexel support both nominations of Randy E. McCaslin, High Point and Steve Peeler, Lincolnton. A motion was made by Alderman Anthony, seconded by Alderman Johnson to approve both nominations and the vote was unanimous.

Code Enforcement Section – The Draft Copy of the proposed Property Maintenance Code was presented to the Town. Code Enforcement is part of our agreement with WPCOG and they have updated our Town's Code. The Property Maintenance Code covers nuisance, junk and abandoned vehicles, minimum residential housing code, non-residential minimum code and abandoned mobile homes. This update is needed to help our office have a more forceful way to enforce these issues. Manager Bradshaw said the Board needed to call for a public hearing for the next meeting. Mayor Ritchie called for a public hearing on December 4th to repeal and replace Chapters 3 and 4 of Section 8 of Drexel's Code of Ordinances with the proposed code enforcement property maintenance code. A motion was made by Alderman Yount, seconded by Alderman Anthony to approve the call for public hearing and the vote was unanimous.

Planning and Zoning Board Vacancies – Two members of the Planning and Zoning Board have moved out of Drexel and out of the ETJ leaving us with a vacancy for an inside town member and an outside ETJ member. Renee Baird and Eric Clarke are the members that have moved. Manager Bradshaw asked if the Board could help with some recommendations for these vacancies.

Flex Bus Route Update – Manager Bradshaw presented again the need to get the word out about the new Flex Bus Route which now has several stops in Drexel. The office staff spent a day riding the bus routes and found it to be a very good public service for our residents. Route schedules are available in the office and the bus fare will be free until March 31st.

Supplemental Contract – Manager Bradshaw presented a contract from Southeastern Power Administration. The contract is asking if we will agree to add 103 kw of hydroelectric power and in return this could save us \$1,319 annually on our power bill. A motion was made by Alderman Anthony, seconded by Alderman Yount to approve the contract with Southeastern Power Administration and the vote was unanimous.

Departmental Reports – The Council reviewed the Police, Financial and Tax reports for the month of October, 2018. A copy of each report is attached as part of the minutes.

Recreation Department – Manager Bradshaw gave an update on recreation department activities. Basketball sign ups are in the process. At the present time, there may only be 4 teams but that could change after all other signups in the area are completed.

Attorney Report – Attorney Willcox suggests if the Board chooses to sell the small parking lot at 104 Oakland Avenue that the town should get an offer to purchase from the prospective buyer and then advertise for upset bids. He did state that we needed to be sure we wanted to sell because once it's sold then we lose control of the property. Alderman Yount said he doesn't think we need to sell. Mayor Ritchie would like for us to speak to the interested party before making a decision and bring it back to the next meeting.

Miscellaneous –

- Burke Theater Guild will be presenting a musical-dinner program, Something Wonderful on November 16th at 7 pm at the Morganton Community House.
- NCLM Advocacy Goals – The league will be narrowing down the advocacy goals from 33 goals to 15 goals on November 29th. These are goals they will be lobbying for in the legislation. If the Board has any comments on these before the approaching date, please let the Manager know.
- Mayor Ritchie talked with Scout Leaders and they would like to change the name of the Scout Hut to honor Don Bumgarner for his years of service with the Scouts and his help in securing finances for the scouts along with all the time he spent with construction on the building. Mayor Ritchie asked the Board to be thinking about names and he will speak again with the Scout Leaders to see if they have any suggestions. The Board was in approval of changing the name to honor Don Bumgarner.
- Manager Bradshaw asked if the Board would be in favor of changing the meeting time each month from 7 pm to 6 pm and the Board was in agreement.
- Next meeting December 4th, 2018

Adjournment – A motion was made by Alderman Yount, seconded by Alderman Anthony to adjourn the regular meeting at 7:45 p.m. and the vote was unanimous.

TOWN CLERK _____

MAYOR _____

ALDERMAN _____

ALDERMAN _____

ALDERMAN _____

ALDERMAN _____

