

**TOWN OF TROUTMAN
400 NORTH EASTWAY DRIVE
TROUTMAN, NORTH CAROLINA**

TOWN COUNCIL AGENDA BRIEFING MEETING MINUTES

February 08, 2021 – 4:00 P.M. – Troutman Town Hall

Presiding: Mayor Teross W. Young, Jr.

Council Members Present: W. Paul Henkel; Sally P. Williams; George W. Harris; Edward R. Nau; Felina L. Harris

Council Members Absent: None

Staff Present: Ronald Wyatt, Town Manager; Kimberly Davis, Town Clerk; Steve Shealy, Finance Director; Emily Watson, Parks and Recreation Director; Jonathan Wells, Interim Planning Director; Gary Thomas, Town Attorney

Press Present: None

Others: See attached Sign-In sheet

I. MAYOR YOUNG CALLED THE FEBRUARY 08, 2021 AGENDA BRIEFING MEETING TO ORDER

• Adjustment(s) to the Agenda Briefing Agenda

None

Town Manager Wyatt recognized February as Black History Month; Teross Young as Troutman's first Mayor of African American Decent; Felina Harris as Troutman first African American female to serve on Town Council; and JC Walker (deceased) as the first African American to serve as Police Chief in Iredell County. Manager Wyatt stated that he would like to formally recognize all of above at Town Council's regularly scheduled meeting on Thursday, February 11th. The Walker family will be in attendance.

• Adoption of the Agenda Briefing Agenda

*Upon motion by Councilmember Paul Henkel, seconded by Councilmember Sally Williams, and unanimously carried, approved Agenda Briefing Agenda as presented.

II. GENERAL BUSINESS *sited*

A. Mayor and Council Items

Councilmember Felina Harris

- Expressed appreciation to the Town for recognizing Black History Month on the website.
- Inquired if Troutman has stump dumps. If so, what is their status and are they legal.

Manager Wyatt responded that they are illegal; the Unified Development Ordinance (UDO) does not allow stump dumps. The Town recently notified the property owners that they are in violation and fines have incurred. He stated that there is a stump dump located in the county (outside the Town's ETJ) of which the Town has received numerous complaints.

Councilmember Nau

- Requested an update regarding the South Iredell High School (SIHS) Greenway.

Manager Wyatt responded that Town Attorney Gary Thomas has notified Kessler Engineering of the Town's intentions and there have been communications regarding negotiations. At this point the Town is waiting for confirmation whether NCDOT will accept the most recent testing. Town Attorney Thomas stated that he also sent a letter to Country Boy, but as discussed at the last meeting the Town was going to wait and see what amount NCDOT pays once the application is submitted. Finance Director Steve Shealy advised that he has submitted the request.

Mayor Young

- Expressed appreciation to Manager Wyatt for his previous comments regarding Black History Month.
- Commented that the ballfields look good. He thanked Parks & Rec. Director Emily Watson and team for their hard work in making it come to light.

B. Staff Comments/Business

1. COVID-19 Expenditures and Revenue Update, (Steve Shealy, Finance Director)

Finance Director Steve Shealy stated that the COVID-19 portion of the report could be eliminated from future reports since funding allocations ended December 31st. The Town has spent and been reimbursed for all funds. He continued by presenting the following update to Council regarding 2020 revenue comparisons over previous year:

- . January sales tax is up approximately \$10,000 over previous year.
- . Property tax is up approximately \$80,000 over previous year.
- . Water & Sewer billing for January is down \$2,000 over previous year which could be from fluctuations in billing cycles, etc., but overall the Town continues to be in a very good financial position compared to a year ago.

In regards to water/sewer, Mayor Young asked why some months there is an anomaly in billing. Finance Director Shealy stated that no specific issue can be pin pointed, but in the sewer billing it could be connected to continuing I & I issues.

(Copied in full, report is filed on CD titled: Town Council Supporting Documents” dated February 8th and 11th, 2021 in CD Book #1 titled: “Town Council Supporting Documents”)

2. General Statutes 160D Update, (Jonathan Wells, Interim Planning Director)

Interim Planning Director Jonathan Wells presented a brief background regarding State Statues requiring county and local governments to realign their Planning and Zoning ordinances with the new state statutes. Deadline in completing this task is July 31, 2021. The Town has contracted with the Centralina Council of Governments (CCOG) to provide professional consulting services to the Town to review and evaluate the Town Unified Development Ordinance (UDO) to bring it in compliance with G.S. 160D. He stated that he would like to present CCOG’s recommended changes to the Planning and Zoning Board in March for a recommendation then to Council in April for consideration of approval. Mr. Wells commented that he feels that due to the efforts CCOG has made the Town is in good shape.

3. Update Regarding 117 Trackside Road (Dallas Norman Property), (Wells)

Interim Planning Director Wells advised Council that the property owner, Dallas Norman has completed his perimeter landscaping plan. Approximately two weeks ago he received the site plan of which he feels is in compliance with the Town’s Unified Development Ordinance (UDO). Mr. Wells sent a letter to Mr. Norman and his engineer approving the site on behalf of the Town and granting relief from the Zoning Administrators Determination 2 years ago. Although he feels the property owner is on the right path, the project will bear further monitoring.

Councilmember Sally Williams questioned the type of trees planted. Mr. Wells stated that Mr. Norman planted an excess of 300(+) trees of which were in compliance.

4. Potential Goat Ordinance Update, (Wells)

Interim Planning Director Wells stated that in November or December, Council directed him to present to the Planning and Zoning Board the topic of “allowing the use of goats for grazing of invasive vegetation species within the Town limits”. Since the Planning and Zoning Board did not meet in November or December the topic was not discussed until their January meeting. He explained that the scope of the topic to allow goats for temporary use for control of invasive vegetation has expanded to a request to allow goats as pets and the keeping of horses within Town limits. In researching, Mr. Wells discovered that there is contradiction between the UDO and Code of Ordinances in regards to the keeping of horses. Planning and Zoning held a round-table discussion and a synopsis of the Planning and Zoning Boards discussion is included in Council’s packets for consideration. Mr. Wells briefly reviewed Planning and Zoning’s suggested requirements/standards such as fencing, setbacks, acreage of open land per horse, the number of times goats may graze per calendar year, etc. The Planning Board discussed that there should be consequences for unsanitary and inhumane conditions. He stated that surrounding local ordinances are relatively quiet to the keeping of animals within their Town limits. The county Animal Control Ordinance deals more with issues of sanitation and health of animals rather than the number of animals. Manager Wyatt advised that the City of Statesville restricts hooved animals within their City limits. Councilmember Henkel asked what Planning Boards input was in allowing livestock as pets. Mr. Wells responded that they were in agreement to focus on goats and horses before

discussing other animal species. Several Councilmembers voiced that they do not agree with allowing livestock in Town limits as domestic pets. The Mayor and Council were in consensus that anything related to livestock in the UDO be referred back to the Code of Ordinances as to not be contradictory and that staff review the language in the old UDO to bring back a recommendation for amending the Town's Code of Ordinance regarding grazing of goats and keeping of horses. Town Attorney Gary Thomas suggested that an ordinance could be drafted to amend the Code of Ordinances not allowing livestock of any kind with the exception of goats for grazing, etc.

(Copied in full, expenditures/revenue report and goat ordinance update is filed on CD titled: "Town Council Supporting Documents" dated February 8th and 11th, 2021 in CD Book #1 titled: "Town Council Supporting Documents")

5. Overview of the Upcoming Regular February 11, 2021 Meeting Agenda Items Scheduled to be Presented, (Ronald Wyatt, Town Manager)

Revisions to the February 11, 2021 Agenda:

- Additions under Recognitions:
 - . Teross W. Young, Jr., Mayor
 - . Felina L. Harris, Councilmember
 - . The Late Johnny Cavin (JC) Walker, Police Chief

- Moved Item 15 from New Business – "Consider Capital Outlay Budget Amendment for Public Works" to the Consent Agenda.

Councilmember Henkel asked Town Manager Wyatt to explain the proposed Budget Amendment for Public Works vehicles in the amount of \$49,614. Manager Wyatt stated that one of the vehicles has received several repairs and is registering over 130,000 miles. It will be replaced with a 4 wheel drive Dodge Ram (tow package included). There is approximately 360,000 miles on the second vehicle which is a liability/safety factor to the Town also to be replaced with a 4 wheel drive Dodge Ram (plain). Cost per vehicle is approximately \$24,000 each. Manager Wyatt advised that the vehicles being replaced along with other items will be posted on Gov. Deals for sale. Mayor Young requested staff to provide an inventory of all town vehicles.

New Business:

Item 11. Consider Policy #57 titled "Town of Troutman Naming Rights Policy".

Parks & Rec. Director Emily Watson stated that the proposed policy is mainly a process consideration and is not just for Parks and Rec. facilities, but all Town facilities.

Mayor Young asked if there is an agreement between the Town and applicant other than the application. Parks and Rec. Director Watson to draft an agreement by Council's Thursday meeting.

Item 12. Consider Policy #58 titled Troutman ESC Park Softball/Baseball Fields Rules and Regulations".

Discussed language and consistency for signage in the park.

Item 13. Consider Policy #59 titled "Troutman Farmer's Market Rules and Guidelines"

Parks & Rec. Director Watson explained the following updates to Policy #59:

- . Added: The product must be grown, not purchased and resold.
- . Added: Information regarding communications (i.e. phone numbers and emails and how communications will be held with vendors).
- . Added: Products allowed and not allowed for sale.

Item 14. Consider Ordinance 01-21 titled "Ordinance TO Amend chapter 18, Section 18-1 of the Town of Troutman Municipal Code Regulating Use of Town of Troutman ESC Park, Troutman Depot, and Troutman Greenway System"

Parks & Rec. Director Watson stated that the modifications amending the Ordinance addresses removing the restrictions of how many officers are required for an event leaving the amount open ended and the addition of a section regulating aviation.

Other:

Councilmember Henkel inquired as to the fencing status of the ballfields. Town Manager Wyatt explained there have been many conversations with Lowes regarding the projects timeline and the quality of work. He commented that the Town's relationship with Lowes has been great, but this project was bided out to a non-local company.

Item 16. Consider Appointment and Nomination to the Board of Adjustment, and Item 17. Consider Appointment to the ABC Board.

Applicant Kim Cavin, ABC Board nominee; Lee Geiger, Board of Adjustment ETJ applicant; and Jerry Oxsher, applicant for Board of Adjustment inside alternate position were in attendance to provide Council with a personal and professional background and to answer any questions may have in respect to the position applied for.

(Copied in full, applications and resumes are filed on CD titled: Town Council Supporting Documents" dated February 8th and 11th, 2021 in CD Book #1 titled: "Town Council Supporting Documents")

III. HOLD CLOSED SESSION PURSUANT TO NCGS 143-318.11(a)(6) FOR A PERSONNEL MATTER AND PURSUANT TO NCGS 143-318.11(a)(5) FOR ACQUISITION OF PROPERTY

Mayor Young called for a Closed Session pursuant to North Carolina General Statutes (NCGS) 143-318.11(a)(6) to discuss a personnel matter; and pursuant to NCGS 143-318.11(a)(5) to discuss acquisition of property.

Along with Mayor Young and Town Council, Town Manager Ronald Wyatt, Town Clerk Kimberly Davis; Town Attorney Gary Thomas; Mike Todd, Royal Properties joined the Closed Session.

*Upon motion by Councilmember George Harris, seconded by Councilmember Paul Henkel, and unanimously carried, approved to hold a Closed Session pursuant to NCGS 143-318.11(a)(6) to discuss a personnel matter: and pursuant to NCGS 143-318.11(a)(5) to discuss acquisition of property.

Mayor Young Opened the Closed Session.

****MINUTES OF CLOSED SESSION HAVE BEEN SEALED UNTIL SUCH TIME PUBLIC INSPECTION WILL NO LONGER FRUSTRATE THE PURPOSE OF THE CLOSED SESSION****

Closing of Closed Session and Reconvene Open Session

*Upon motion by Councilmember Paul Henkel, seconded by Councilmember Eddie Nau, and unanimously carried, approved to reconvene open session.

Action taken as a result of the Closed Session - None

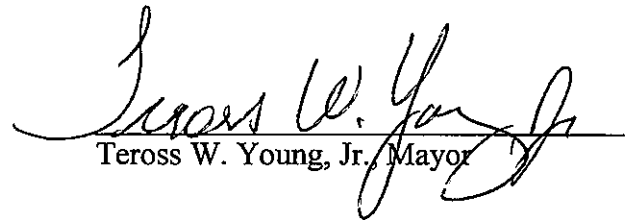
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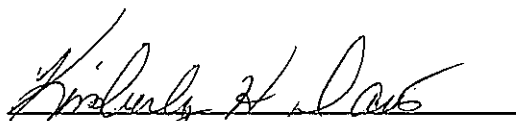
Mayor Young requested an adjustment to Council's February 11, 2021 Agenda adding a Proclamation for Super Market Employee Day.

IV. ADJOURNMENT

*Upon motion by Councilmember Paul Henkel, seconded by Councilmember Sally Williams, and unanimously carried, approved to adjourn the Agenda Briefing of February 08, 2021.

Time of adjournment: 7:18 p.m.


Teross W. Young, Jr. Mayor


Kimberly H. Davis, Town Clerk

(*) Motion(s)

(**) Adjustments to the Agenda

