

**TUESDAY, DECEMBER 21, 2021
TOWN OF SAWMILLS REGULAR COUNCIL MEETING
6:00 PM**

COUNCIL PRESENT

Mayor Johnnie Greene
Keith Warren
Joe Wesson
Melissa Curtis
Rebecca Johnson

STAFF PRESENT

Chase Winebarger
Julie A Good
Terry Taylor

COUNCIL ABSENT

Clay Wilson

CALL TO ORDER: Mayor Johnnie Greene called the meeting to order at approximately 6:00pm.

INVOCATION: Mayor Johnnie Greene gave the invocation.

PLEDGE OF ALLEGIANCE: Mayor Johnnie Greene led the Pledge of Allegiance.

ADOPT AGENDA: Mayor Johnnie Greene asked for a motion to adopt the December 21, 2021 Agenda.

Keith Warren made a motion, and Rebecca Johnson seconded, to adopt the December 21, 2021 Agenda. All were in favor.

MOVE FY 2020-2021 AUDIT PRESENTATION: Mayor Johnnie Greene asked for a motion to move the FY 2020-2021 Audit Presentation from Agenda Item 15B to Agenda Item 7.

Rebecca Johnson made a motion, and Joe Wesson seconded, to move the FY 2020-2021 Audit Presentation from Agenda Item 15B to Agenda Item 7. All were in favor.

APPROVE NOVEMBER 16, 2021 REGULAR MEETING MINUTES: Mayor Johnnie Greene asked for a motion to approve the November 16, 2021 regular meeting minutes.

Rebecca Johnson made a motion, and Keith Warren seconded, to approve the November 16, 2021 regular meeting minutes. All were in favor.

APPROVE NOVEMBER 16, 2021 CLOSED SESSION MINUTES: Mayor Johnnie Greene asked for a motion to approve the November 16, 2021 Closed Session Minutes.

Melissa Curtis made a motion, and Joe Wesson seconded, to approve the November 16, 2021 closed session minutes. All were in favor.

PUBLIC COMMENT: Mayor Johnnie Greene asked if anyone had any questions or comments at this time.

No one wished to speak

FINANCIAL MATTERS:

FY 2020-2021 AUDIT PRESENTATION: James Lowdermilk and Rick Hammer, with Lowdermilk, Church & Co., L.L.P., presented the Towns FY 2020-2021 audit to Council.

Mr. Lowdermilk and Mr. Hammer stated that the Town received an unqualified audit and commended staff and Council on their efforts to maintain a strong fund balance.

Joe Wesson made a motion, and Rebecca Johnson seconded, to accept the FY 2020-2021 Audit Report. All were in favor.

PUBLIC HEARING: VOLUNTARY ANNEXATION

OPEN PUBLIC HEARING: Mayor Johnnie Greene asked for a motion to open the public hearing.

Keith Warren made a motion, and Joe Wesson seconded, to open the public hearing. All were in favor.

STAFF COMMENTS/RECOMMENDATIONS: Interim Town Planner Alison Adams stated that the town had received a petition for Voluntary Annexation from Ebenezer Christian Children's Home for one (1) parcel (NCPIN 2756 51 4168).

PUBLIC COMMENT: No one wished to speak.

CLOSE PUBLIC HEARING: Mayor Johnnie Greene asked for a motion to close the public hearing.

Rebecca Johnson made a motion, and Joe Wesson seconded, to close the public hearing. All

were in favor.

COUNCIL ACTION: Joe Wesson made a motion, and Melissa Curtis seconded, to adopt the Annexation Ordinance for Ebenezer Christian Children's Home for one (1) parcel (NCPIN 2756 51 4168) to be effective December 21, 2021. All were in favor.

RECOGNITIONS:

RECYCLE REWARDS WINNER: Mayor Johnnie Greene announced Terry Wallace, as the December Recycle Rewards winner. A credit of thirty-two dollars (\$32.00) will be added to the current sanitation bill.

No Council action was required.

COUNCIL ADJOURN: Mayor Johnnie Greene asked for a motion to adjourn.

Joe Wesson made a motion, and Keith Warren seconded, to adjourn the meeting. All were in favor.

OATH OF OFFICE FOR NEW COUNCIL MEMBERS: Town Clerk Julie A. Good administered the Oath of Office to incoming Mayor, Johnnie Green and incoming Council Members, Clay Wilson and Rebecca Johnson.

COUNCIL PRESENT

Mayor Johnnie Greene
Clay Wilson
Keith Warren
Rebecca Johnson
Joe Wesson
Melissa Curtis

STAFF PRESENT

Chase Winebarger
Julie Good
Terry Taylor

CALL TO ORDER: Mayor Johnnie Greene called the meeting to order.

ADOPT AGENDA: Mayor Johnnie Greene asked for a motion to adopt the December 21, 2021 Agenda.

Joe Wesson made a motion, and Rebecca Johnson seconded, to adopt the December 21, 2021 agenda. All were in favor.

PUBLIC COMMENT: Mayor Johnnie Greene asked if anyone had any questions or

comments at this time.

No one wished to speak.

ORGANIZATIONAL MATTERS:

SEATING ARRANGEMENTS: Mayor Johnnie Greene asked Council to be seated as follows:

- Melissa Curtis
- Keith Warren
- Rebecca Johnson
- Town Attorney
- Mayor
- Town Manager
- Joe Wesson
- Clay Wilson
- Town Clerk

ELECTION OF MAYOR PRO TEM: Mayor Johnnie Greene stated that as a result of the November 2021 election, Council would need to elect a new Mayor Pro Tem.

Rebecca Johnson made a motion, and Joe Wesson seconded, to appoint Clay Wilson as Mayor Pro Tem. All were in favor.

COUNCIL ETHICS AND CODE OF CONDUCT: Mayor Johnnie Greene stated that every Council member should have a copy of the Code of Ethics prepared by Town Attorney Terry Taylor and adopted by Town Council on August 17, 2010.

Mayor Johnnie Greene also stated that every Council member should also have the Standard of Conduct prepared by Town Attorney Terry Taylor. Mayor Johnnie Greene asked that each Council member read the form. Each Council member should be prepared to sign the Standard of Conduct form and return it to the Clerk.

No Council action was required.

STANDING COUNCIL COMMITTEE ASSIGNMENTS: Mayor Johnnie Greene announced the attached new Standing Council Committees.

No Council action was required.

FINANCIAL:

ADOPT BUDGET WORKSHOP SCHEDULE: Mayor Johnnie Greene asked for a motion to adopt the proposed FY 2022-2023 budget workshop schedule.

Joe Wesson made a motion, and Rebecca Johnson seconded, to adopt the proposed FY 2022-2023 budget workshop schedule. All were in favor.

APPOINT DEPUTY FINANCE OFFICERS: Mayor Johnnie Greene stated that in the event that the Finance Officer, Karen Clontz, is not available the Town will need alternate Deputy Finance Officers to fulfill her duties pursuant to NCGS § 159-25(b).

Rebecca Johnson made a motion, and Keith Warren seconded to appoint Town Manager Chase Winebarger and Assistant Public Works Director Steve Coonse as Deputy Finance Officers. All were in favor.

BENDED KNEE OUTDOORS DONATION REQUEST: Mayor Johnnie Greene stated that Bended Knee Outdoors, requested a donation in the amount of two hundred dollars (\$200.00).

Joe Wesson made a motion, and Keith Warren seconded, to give a donation in the amount of two hundred dollars (\$200.00) to Bended Knee Outdoors. All were in favor.

UPDATES:

DECEMBER CODE ENFORCEMENT REPORT: Interim Town Planner Alison Adams stated that there are seventeen (17) code enforcement cases open:

- Edith Shatley, 2512 Crest Ln, Rubbish and Zoning Violation. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter was sent for rubbish and unpermitted accessory buildings, also of people living in a tent in the front yard. Town Planner Dustin Millsaps stated that as of December 3, 2021, there had been no progress on the issues;
- Wiley Fletcher, 2502 Crest Ln, Rubbish and Zoning Violation. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter was sent for rubbish being located sporadically on the property, as well as a zoning violation for the accessory buildings located on the property. Town Planner Dustin Millsaps stated that as of December 3, 2021, there had been no progress;

- Greene Properties, LLC, 4811 Helton Rd, Rubbish. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter, along with a copy of the Town's trash pick up policy, was sent for rubbish sitting at the road. Town Planner Dustin Millsaps stated that as of December 3, 2021, the issue has been resolved;
- Steven Killian, 4801 Helton Rd, Rubbish. Town Planner Dustin Millsaps stated that a NOV letter, along with a copy of the Town's trash pick up policy, was sent for rubbish sitting at the road. Town Planner Dustin Millsaps stated that as of December 3, 2021, rubbish had not been picked up but it seems that the rubbish has been covered with a tarp;
- David and Ashley Hoyle, 2465 Granville Dr, Rubbish. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter was sent. Town Planner Dustin Millsaps stated that as of December 3, 2021, it looks like there has been more rubbish added;
- Parker Cox, 2527 Sigmon Dr, Rubbish. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter was sent. Town Planner Dustin Millsaps stated that as of December 3, 2021, the it has started to be cleaned, but there is still a substantial amount of rubbish remaining;
- Gary Hicks, 2520 Sigmon Dr, Rubbish. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter was sent for dilapidated and structures on the property. Town Planner Dustin Millsaps stated that the NOV letter was returned to the Town on November 27, 2021;
- Charles J. and Candis S. Hagaman, 1910 Leah Dr. #13, Rubbish. Town Planner Dustin Millsaps stated that on October 29, 2021, he received a complaint from Public Works regarding various different properties on Leah Drive, some of which encroach on Town property. Town Planner Dustin Millsaps stated that there was a NOV letter sent out. Town Planner Dustin Millsaps stated that he went by the property on November 9, 2021 and there has been no progress on the issue. Interim Town Planner Alison Adams stated that she spoke to someone on December 15, 2021 and was informed that they were hauling a trailer load off on December 16, 2021 and the remaining debris will be taken care of shortly;
- Charles J. and Candis S. Hagaman, 1910 Leah Dr. #12, Rubbish. Town Planner Dustin Millsaps stated that on October 29, 2021, he received a complaint from Public Works regarding various different properties on Leah Drive, some of which encroach on Town property. Town Planner Dustin Millsaps stated that there was a NOV letter sent out. Town Planner Dustin Millsaps stated that he went by the property on November 9, 2021 and there has been some progress on the issue;
- Linda G. Wartko, 5299 Lakewood Dr., Rubbish. Town Planner Dustin Millsaps stated that on October 29, 2021, he received a complaint for stacks of newspapers and junk piled up around the yard. Town Planner Dustin Millsaps stated that he went by the home and observed numerous debris from the road in front, on the sides and all around the home and sent a NOV letter out. Town Planner Dustin Millsaps stated that he went to the address on November 9, 2021 and there has been no progress on the issues;
- Jose A Montes and Ana C Robles, 4321 Cherokee Ct. Rubbish. Town Planner Dustin Millsaps stated that he received a complaint and a NOV letter was sent out on October

- 5, 2021 for overgrown grass as well as rubbish all around the yard. Town Planner Dustin Millsaps stated that he went by the property on October 12, 2021, and November 9, 2021 and the problem still exists. Town Planner Dustin Millsaps stated that he recently learned that the property is in foreclosure;
- Ronald B and Cynthia H Herman, 4126 Shoun Dr. Rubbish. Town Planner Dustin Millsaps stated that he received a complaint and a NOV letter was sent out on September 28, 2021 for many different rubbish items in the yard (lawn mowers, appliances, etc.). Town Planner Dustin Millsaps stated that he went by the property on October 12, 2021 and the problem has started to be addressed, however, not completely. Town Planner Dustin Millsaps stated that he went by the property on November 9, 2021, and it looks that the property is almost completely clean. Town Planner Dustin Millsaps stated that he went by the property on December 3, 2021, and the tenants seem to have accumulated more rubbish in the yard again;
 - Teresa Annas Compton, 4486 Sawmills School Road. Abandoned Mobile Home/Garbage and Rubbish. Town Planner Dustin Millsaps stated he received a complaint on January 13, 2020. Town Planner Dustin Millsaps stated that a NOV letter was sent out on January 23, 2020 with a deadline of February 10, 2020. Town Planner Dustin Millsaps stated that the trailer is not finished and located on the same property as the Compton house that the Town abated in 2018. Town Planner Dustin Millsaps stated that staff will investigate and work with attorney for possible courses of abatement. Town Planner Dustin Millsaps stated that one (1) of Ms. Compton's sons is scheduled to meet with staff in late February to work towards getting the property in his name and get the property cleaned up. Town Planner Dustin Millsaps stated that staff has is waiting for Ms. Compton's son to schedule a time to come in and speak with staff regarding this property. Town Planner Dustin Millsaps stated that he went by the property on September 10, 2020 and the property is still in same condition with extremely high grass and would recommend demolition. Town Planner Dustin Millsaps stated that he has been in contact with Town Attorney Terry Taylor and former Town Planner to get all the evidence for this property. Town Planner Dustin Millsaps stated that on February 19, 2021, the title search process had been started with Town Attorney Terry Taylor. Town Planner Dustin Millsaps stated that on March 11, 2021, there were three (3) heirs found from the title search process and letters had been sent out to all three (3) heirs. Town Planner Dustin Millsaps stated that as of May 11, 2021, fines have started to occur on this property. Town Planner Dustin Millsaps stated that as of June 10, 2021, all information on this case has been handed over to Town Attorney Terry Taylor to explore all options that are left to close this case. Town Planner Dustin Millsaps stated that as of October 12, 2021 Town Attorney Terry Taylor is still engaged in the legal process of trying to find heirs to the property;
 - Thomas Charles Mann, 2228 Horseshoe Acres Dr., Rubbish. Town Planner Dustin Millsaps stated that he received a complaint and a NOV letter was sent out on August 31, 2021 regarding observation that the property has very large tree clippings and two (2) different trailers located within the right of way. Town Planner Dustin Millsaps stated that he went by the property on October 12, 2021, and that the trailers have been

moved, but the tree trimmings still remain. Town Planner Dustin Millsaps stated that he went by the property on November 5, 2021, and all issues are resolved. Interim Town Planner Alison Adams stated that another complaint was received on December 15, 2021, regarding a trailer with a 4-wheeler on it parked in the right of way;

- Charles J. and Candis S. Hagaman, 1910 Leah Dr. #19, Rubbish. Town Planner Dustin Millsaps stated that on October 29, 2021, he received a complaint from Public Works regarding various different properties on Leah Drive, some of which encroach on Town property. Town Planner Dustin Millsaps stated that there was a NOV letter sent out. Town Planner Dustin Millsaps stated that he went by the property on November 9, 2021 and the issue has been resolved.
- Gloria Brown, 4333 Coble Ln, Brush and Carpet. Interim Town Planner Alison Adams stated that a complaint was received on December 15, 2021 and will send a NOV letter, along with a copy of the Town's trash pick up policy, to owner.

No Council action was required.

TOWN MANAGER UPDATES: Town Manager Chase Winebarger had the following updates:

- Town Manager Chase Winebarger stated that the scoreboard at Baird Park is now working and he will have pictures up on Facebook soon.
- Town Manager Chase Winebarger stated that he has spoken to ALE regarding the Ardmore property and they are moving forward with the lawsuit as the Town moves forward with the tax lien.
- Town Manager Chase Winebarger stated that he is working to get the new site plans for Council to look at and should have something at the Budget Retreat. Town Manager Chase Winebarger stated that Parks and Recreation Director Tanner Greene was working with the WPCOG for grants for the first phase of the plan.
- Town Manager Chase Winebarger stated that WPCOG was working with the Town for a grant from FMEA for the South Caldwell Pump Station.
- Town Manager Chase Winebarger stated that all the policies have been sent to David Hill and Mr. Hill will be coming to Town Hall in February or March.
- Town Manager Chase Winebarger stated that the head shots of Council and Staff are back and he will be sending them out soon.
- Town Manager Chase Winebarger stated that the Christmas lunch for Staff would be Wednesday, December 22, 2021 at 11:30am at Tumbleweeds in Lenoir if any Council member would like to attend.

COUNCIL COMMENTS:

Rebecca Johnson wanted to thank everyone for coming to the meeting and wanted to wish everyone a Merry Christmas.

Keith Warren wanted to wish everyone a Merry Christmas.

Joe Wesson wanted to wish everyone a Merry Christmas and a Happy and Prosperous New Year.

COUNCIL ADJOURN: Mayor Johnnie Greene asked for a motion to adjourn.

Rebecca Johnson made a motion, and Joe Wesson seconded, to adjourn the meeting. All were in favor.

The meeting was adjourned at approximately 6:45pm.

Johnnie Greene, Mayor

Julie A. Good, Town Clerk