

**TUESDAY, JULY 17, 2018
TOWN OF SAWMILLS REGULAR COUNCIL MEETING
6:00 PM**

COUNCIL PRESENT

Mayor Johnnie Greene
Clay Wilson
Jeff Wilson
Rebecca Johnson
Joe Norman
Keith Warren

STAFF PRESENT

Christopher Todd
Terry Taylor
Julie A Good

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

INVOCATION: Pastor Rob Evans 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 July 17, 2018 Agenda.

Keith Warren made a motion, and Joe Norman seconded, to adopt the July 17, 2018 Agenda. All were in favor.

APPROVE JUNE 19, 2018 REGULAR MEETING MINUTES: Mayor Johnnie Greene asked for a motion to approve the June 19, 2018 regular meeting minutes.

Clay Wilson made a motion, and Joe Norman seconded, to approve the June 19, 2018 regular meeting minutes. All were in favor.

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

Courtney Wright, principal of Sawmills Elementary School, wanted to talk about the homeless people in Sawmills. There are squatters and homeless people at three (3) houses around the school. There have been some of those people trying to break in the school and surrounding businesses and properties. There are people trying to live in tents behind properties that no one is aware of.

Teresa Branch, citizen of Sawmills. Also wanted to talk about the squatters and homeless people in Sawmills. Ms. Branch stated that something needed to be done to get people living in tents and at the three (3) houses on Sawmills School Road out. These houses and the

squatters and homeless make the Town look bad. Something needs to be done.

Donnie Potter, Caldwell County Commissioner and citizen of Sawmills, also wanted to talk about the homeless people in Sawmills and the three (3) homes across from Grogan's Small World and Sawmills Elementary School.

RECOGNITIONS:

RECYCLE REWARDS WINNER: Mayor Johnnie Greene announced Mr. Teddy Wilson as the July Recycle Rewards winner. A credit of thirty-two dollars (\$32.00) will be added to his sanitation bill.

No Council action was required.

FINANCIAL MATTERS:

CALDWELL COUNTY DARE DONATION REQUEST: Mayor Johnnie Greene stated that the Caldwell County Dare had requested a donation in the amount of two hundred dollars (\$200.00).

Joe Norman made a motion, and Keith Warren seconded, to give a donation in the amount of two hundred dollars (\$200.00) to the Caldwell County Dare. All were in favor.

DISPOSAL OF UNSCHEDULED RECORDS: Mayor Johnnie Greene stated that the attached list shows all records that staff would like to destroy in accordance with the North Carolina General Statutes Municipal Records and Disposition Schedule.

Clay Wilson made a motion, and Rebecca Johnson seconded, for staff to destroy all records on the attached list. All were in favor.

PURCHASE OF SERVICE TRUCK: Mayor Johnnie Greene stated that during the budget process this year, Council approved the purchase of a new service truck. Public Works Director, Ronnie Coffey, received a quote from Asheville Ford Lincoln for a 2019 Ford F-350 XL in the amount of forty-one thousand nine hundred eighty-four dollars and twenty-nine cents (\$41,984.29), which includes a government discount. The package includes a Meyer LP-8 snow plow and tool box for the bed of the truck as well as a basic Ford warranty package: a three (3) year or up to thirty-six thousand (36,000) mile "Bumper to Bumper" warranty, and a five (5) year or up to sixty thousand (60,000) mile powertrain warranty. And a five (5) year or up to fifty thousand (50,000) miles Emissions warranty. The 2018/2019 fiscal year budget included forty-four thousand dollars (\$44,000.00) for the purchase of the truck.

Clay Wilson made a motion, and Joe Norman seconded, to purchase a new service truck from Asheville Ford Lincoln in the amount of forty-one thousand nine hundred eighty-four dollars and twenty-nine cents (\$41,984.29). All were in favor.

PURCHASE OF KNUCKLE BOOM LOADER: Mayor Johnnie Greene stated that during the budget process this year, Council approved the purchase of a knuckle boom attachment. Public Works Director, Ronnie Coffey, received a quote from Public Works Equipment and Supply, Inc., in the amount of sixty-eight thousand dollars (\$68,000.00), for a Nu Life “Brush Hawg” knuckle boom. The 2018/2019 fiscal year budget included seventy thousand dollars (\$70,000.00) for the purchase of the equipment.

Clay Wilson made a motion, and Keith Warren seconded, to purchase the knuckle boom from Public Works Equipment and Supply, Inc., in the amount of sixty-eight thousand dollars (\$68,000.00).

DISCUSSION:

WATER AND SEWER GIS DEVELOPMENT AGREEMENTS: Mayor Johnnie Greene stated that the Western Piedmont Council of Governments (WPCOG) has the ability to provide the professional assistance necessary to develop a geographic information system (GIS) for the Town’s water and sewer infrastructure. An agreement with the WPCOG would need to be signed to develop a GIS that would encompass both the water and sewer infrastructure. Per the agreement, the WPCOG would be responsible for the development of the system, housing the maintenance of the data, and the necessary training of Town of Sawmills staff to utilize the system.

The GIS system would be created during the 2018/2019 fiscal year, with a cost of eighty-one thousand nine hundred eighty-nine dollars and four cents (\$81,898.04) for the water infrastructure, and twenty-six thousand eight hundred thirty-six dollars and ninety-two cents (\$26,836.92) for the sewer infrastructure, for a total of one hundred eight thousand eight hundred twenty-five dollars and ninety-six cents (\$108,825.96). The necessary funds are available in the 2018/2019 fiscal year budget.

Joe Norman made and motion, and Keith Warren seconded, to approve both the Water and Sewer GIS Development Agreements in the combined amount of one hundred eight thousand eight hundred twenty-five dollars and ninety-six cents (\$108,825.96) and covering the period of July 2, 2018 to June 28, 2019. All were in favor.

NUISANCE ORDINANCE OVERVIEW: Mayor Johnnie Greene stated that the Town of Sawmills Nuisance and Nuisance Vehicle Ordinances (Chapters 91 and 92) outline and describe what constitutes a public nuisance along with the process and procedure to abate nuisances.

Due to the nature of recent complaints, staff would request that Council review these ordinances.

Additionally, staff would recommend to Council, that the Planning and Development Committee meet with staff over the coming months to bring possible recommendations and updates to Council.

No Council action was taken.

PUBLIC COMMENT:

No one wished to speak.

JULY CODE ENFORCEMENT REPORT: There are thirteen (13) code enforcement cases open:

- Teresa Annas Compton is the owner of a dilapidated house located at 4476 Sawmills School Road. The Town can move forward with contracting out abatement efforts (demo and removal) and require reimbursement in the form of a lien on the property;
- Carolyn Bray/Robyn Brittan, owner of 2570 Baker Cir. Abandoned mobile home. Town Planner Becca Bleich stated in order to move forward a final Notice of Violation packet from the Town Attorney's office to set a hearing date will be needed before the Town can contract out the abatement efforts (demo and removal) and require reimbursement in the form of a lien on the property;
- John "Jody" McRary and neighbors, Jody Drive. Outdoor storage/junk vehicles in ROW/freight container. This is a non-conforming use, Impressive Auto, encroaching on neighborhood and blocking street for Fire & Rescue/Trash Pick-up. Town Planner Becca Bleich stated that she believes that Town Administrator Christopher Todd and Mr. McRary have agreed on a place for relocating the shipping container. The Town has determined which transport service will be utilized. Town Administrator Christopher Todd will have timeframe for the relocation;
- Jose Montes, owner 4321 Cherokee Court. High grass/junk vehicles. Town Planner Becca Bleich stated that she spot checked property on June 14, 2018. Still no proper driveway has ever been installed. Town Planner Becca Bleich stated that a letter was sent giving the owner thirty (30) days to install a driveway. The thirty (30) days are up on July 14, 2018, and homeowner will start to accrue fines if not complaint from that date;
- Janice Griffin, Trustee of Iona Griffin, 2148 Oaktree Ln. Abandoned, partially burned apartment building. Town Planner Becca Bleich stated that the former Town Planner Leslie M. Meadows spoke with lead contractor Lewis Miller, of Lewis Miller Construction on March 8, 2018. Mr. Miller stated that he is still waiting for the report from the structural engineer to determine what's salvageable of what remains of the burnt structure. Once cleared to begin reconstruction, Mr. Miller anticipates six (6) to eight (8) months for completion. Town Planner Becca Bleich will continue to monitor;
- Midland IRA, owner of 5711 Dream View Point. Nonconforming accessory structure. Town Planner Becca Bleich stated that she spot checked property in April. An accessory structure has been placed on the property before the principal structure has been constructed. Letter was sent on May 23, 2018 with a deadline to remove structure by June 7, 2018;
- Jane Greene, owner of 4446 Villa Ln. Outdoor storage encroaching on neighbor. Town Planner Becca Bleich stated that she spot checked the property on April 18, 2018. The brush pile in the rear yard needs to be removed and tarp in the carport needs

- to be replaced. Town Planner Becca Bleich stated that a letter was sent on April 18, 2018 with a deadline of May 3, 2018. Town Planner Becca Bleich stated that the issues have been resolved and case is closed temporarily;
- Grant and Jamie Morte, renters of 4515 Betts St. Livestock (goats) in platted subdivision. Town Planner Becca Bleich stated that the complaint was verified and a NOV letter sent to landowner of rental property with a deadline of April 5, 2018. Town Planner Becca Bleich stated that the Town received another complaint on May 29, 2018. Town Planner Becca Bleich stated that another letter was sent on May 29, 2018 with a deadline of June 14, 2018;
 - Chun Walker, owner of 4125 Shoun Dr. Overgrown vegetation. Town Planner Becca Bleich stated that she spot checked property on May 23, 2018. A NOV letter was sent on May 23, 2018 with a deadline of June 7, 2018;
 - Deborah Murphy, owner of 5538 Land Harbour Dr. Nonconforming accessory structure. Town Planner Becca Bleich stated that she spot checked the property on May 22, 2018. Town Planner Becca Bleich stated that there is no issue with the accessory structure in question. There is, however, a port-a-potty on the property from construction being done on the house. Town Planner Becca Bleich stated she will continue to monitor the property;
 - Charlie Triplett, owner of 6090 Spartan Dr. Discharging firearms. Town Planner Becca Bleich stated that a cease and desist letter was sent on May 30, 2018;
 - Marty Rierson, owner of mobile home at 4095 Gatewood Dr. Overgrown vegetation and trash. Town Planner Becca Bleich stated that she spot checked the property and sent first NOV letter out on June 14, 2018. Town Planner Becca Bleich stated that she received more complaints on June 27, 2018. Town Planner Becca Bleich stated that she spot checked the property again on July 3, 2017 and that the property was still in violation. Staff became aware that the property is under new ownership so letters weren't being received. Town Planner Becca Bleich spoke with new owner on July 12, 2018, and new owner stated that the property will be cleaned up within ten (10) days. Case will be closed if property is cleaned up by July 23, 2018;
 - Bank of NC, owner of 6005 Spartan Dr. Overgrown vegetation. Town Planner Becca Bleich stated that a NOV letter sent July 3, 2018.

No Council action was required.

COUNCIL COMMENT: Mayor Johnnie Greene asked if anyone on the Council had any questions or comments at this time.

Joe Norman wanted to thank everyone for coming out. Joe Norman also stated that staff was working with the Caldwell County Sheriff's Department and homeowners about the squatting and homeless issues and hoped that things will get resolved soon. Joe Norman also stated that he hoped everyone would come back to next month's Council meeting.

Mayor Johnnie Greene wanted to thank everyone for coming out and hoped everyone would come back.

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

Jeff Wilson made a motion, and Joe Norman seconded, to adjourn the meeting. All were in favor.

Johnnie Greene, Mayor

Julie A. Good, Town Clerk