

**TUESDAY, MAY 17, 2022
TOWN OF SAWMILLS REGULAR COUNCIL MEETING
6:00 PM**

COUNCIL PRESENT

Mayor Pro Tem Clay Wilson
Melissa Curtis
Rebecca Johnson
Keith Warren
Joe Wesson

STAFF PRESENT

Chase Winebarger
Julie A Good
Terry Taylor

CALL TO ORDER: Mayor Pro Tem Clay Wilson called the meeting to order at approximately 6:00pm.

INVOCATION: Pastor Danny Wright gave the invocation.

PLEDGE OF ALLEGIANCE: Mayor Pro Tem Clay Wilson led the Pledge of Allegiance.

ADOPT AGENDA: Mayor Pro Tem Clay Wilson asked for a motion to adopt the May 17, 2022 Agenda.

Rebecca Johnson made a motion, and Joe Wesson seconded, to adopt the May 17, 2022 Agenda. All were in favor.

APPROVE APRIL 19, 2022 REGULAR MEETING MINUTES: Mayor Pro Tem Clay Wilson asked for a motion to approve the April 19, 2022 regular meeting minutes.

Joe Wesson made a motion, and Rebecca Johnson seconded, to approve the April 19, 2022 regular meeting minutes. All were in favor.

APPROVE APRIL 26, 2022 BUDGET WORKSHOP MINUTES: Mayor Pro Tem Clay Wilson asked for a motion to approve the April 16, 2022 budget workshop minutes.

Melissa Curtis made a motion, and Rebecca Johnson seconded, to approve the April 26, 2022 budget workshop minutes. All were in favor.

APPROVE APRIL 26, 2022 REGULAR MEETING MINUTES: Mayor Pro Tem Clay Wilson asked for a motion to approve the April 26, 2022 regular meeting Minutes.

Keith Warren made a motion, and Joe Wesson seconded, to approve the April 26, 2022 regular meeting minutes. All were in favor.

PUBLIC COMMENT: Mayor Pro Tem Clay Wilson asked if anyone had any questions or comments at this time.

No one wished to speak

PUBLIC HEARING: FY 2022/2023 BUDGET

OPEN PUBLIC HEARING: Mayor Pro Tem Clay Wilson asked for a motion to open the public hearing.

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

STAFF COMMENTS/RECOMMENDATIONS: Town Manager Chase Winebarger stated that the budget is balanced as required by the NC Local Government Budget and Fiscal Control Act. The Town's overall budget for FY 2022-2023 totals four million eight hundred sixty-nine thousand four hundred thirty dollars (\$4,869,431.00). A few highlights of the proposed budget include no property tax increase; two point five percent (2.5%) increase in water and sewer rates per FY 19-20 NCRWA Rate Study; no increase in sanitation fees; fund balance appropriations for capital projects in the amount of eight hundred three thousand seventeen dollars (\$803,017.000); maintains current levels of benefits for employees.

PUBLIC COMMENT: No one wished to speak.

CLOSE PUBLIC HEARING: Mayor Pro Tem Clay Wilson 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 FY 2022/2023 Budget, the FY 2022/2023 Budget Ordinance and the FY 2022/2023 Fee Schedule. All were in favor.

RECOGNITIONS:

RECYCLE REWARDS WINNER: Mayor Pro Tem Clay Wilson stated that after checking numerous accounts on the computer generated list, Public Works Director, Ronnie Coffey, could not find a recycle rewards winner for the month of May.

No Council action was required.

DISCUSSION:

CALDWELL COUNTY EMS RESTART PROGRAM PRESENTATION: Susan Wilson, RESTART Program Coordinator, for the Caldwell County EMS Restart Program, gave a presentation about the RESTART Program.

No Council action was required.

PUBLIC COMMENT: Mayor Pro Tem Clay Wilson asked if anyone had any questions or comments at this time.

No one wished to speak.

UPDATES:

MAY CODE ENFORCEMENT REPORT: Town Planner Dustin Millsaps stated that there are nine (9) code enforcement cases open:

- Larry & Dennie Griffin, 2165 Oak Tree Ln, Rubbish/Grass. Town Planner Dustin Millsaps stated that on May 3, 2022, a NOV letter was sent for rubbish and high grass with a deadline of June 3, 2022. Town Planner Dustin Millsaps stated that on May 9, 2022, the owner called and stated that he was in the middle of cleaning the property up;
- Larry & Dennie Griffin, 2172 Oak Tree Ln, Rubbish/Untagged Vehicle. Town Planner Dustin Millsaps stated that on May 3, 2022, a NOV letter was sent for rubbish and untagged vehicles with a deadline of June 3, 2022. Town Planner Dustin Millsaps stated that he has not spoken to the property owner yet;
- Gladys Greene, 2624 Mission Road, Rubbish. Town Planner Dustin Millsaps stated that on February 24, 2022, a NOV letter was sent for rubbish. Town Planner Dustin Millsaps stated that he went by the property on March 22, 2022 and the property has started to be cleaned up;
- 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., Town Planner Dustin Millsaps stated that on February 8, 2022 the trash has been picked up out of the yard but it is not completely finished. Town Planner Dustin Millsaps stated that a final letter will be issued. Town Planner Dustin Millsaps stated that he went by the property on March 8, 2022, and the property seems to be abandoned;
- 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. Town Planner Dustin Millsaps stated that the property has been cleaned a little, but not enough to make a difference. Town Planner Dustin Millsaps stated the a final letter will be issued. Town Planner Dustin Millsaps stated that he went by the property on March 8, 2022 and nothing has changed. Town Planner Dustin Millsaps stated that he went by the property on May 11, 2022 and the property is almost perfect;
 - Gary Hicks, 2520 Sigmon Dr, Rubbish. Town Planner Dustin Millsaps stated that on November 23, 2021, a NOV letter was sent fpr dilapidated amd structures on the property. Town Planner Dustin Millsaps stated that the NOV letter was returned to the Town on November 27, 2021. Town Planner Dustin Millsaps stated that he is trying to find different avenues to get the NOV letter to the right person. Town Planner Dustin Millsaps stated that he went by the property on March 8, 2022 and the property seems to be abandoned;
 - 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. Town Planner Dustin Millsaps stated that he went by the property on December 3, 2021, and the problem still persists, if not worse, and it sees that the newspapers have been covered with newspapers and leaves. Town Planner Dustin Millsaps stated that as of February 8, 2022 the newspapers have been moved to the back of the house and a pile at the street. Town Planner Dustin Millsaps that a final letter will be issued. Town Planner Dustin Millsaps stated that he went by the property on March 8, 2022 and there has been no change. Town Planner Dustin Millsaps stated that he went by the property on March 22, 2022 and the property owner has somewhat started cleaning the newspapers up. Town Planner Dustin Millsaps stated that he went by the property on May 11, 2022 and the property looks to be abandoned;
 - 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;

- Deborah Miller, 4434 Jess Dr, Rubbish. Town Planner Dustin Millsaps stated that on May 3, 2022, a NOV Letter was issued with a deadline of June 3, 2022. Town Planner Dustin Millsaps stated that the property was cleaned on May 9, 2022.

No Council action was required.

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

- Town Manager Chase Winebarger stated that all Council members should have a copy of the plans for the new Town Hall in front of them. Town Manager Chase Winebarger stated that if there was no changes that Council would like to make, then he would have the architect at the June meeting to talk and move forward with the project.
- Town Manager Chase Winebarger stated that the Spring in the Park went well. Town Manager Chase Winebarger stated that the number of people that came out was down a little from the Fall event because of the rain that was all around the Town. Town Manager Chase Winebarger stated that the fireworks were shot off from the knoll on the Town's Baird Park property and it went very well. Town Manager Chase Winebarger stated that the traffic went in and out of Baird Park at a very good pace.
- Town Manger Chase Winebarger and Councilman Joe Wesson discussed having a Memorial Day Program to honor the fallen veterans. There will be a Memorial Day celebration on May 30, 2022 at 11:00am at the Town of Sawmills Veterans Park.

COUNCIL COMMENTS:

Keith Warren wanted to thank Susie Wilson for coming out and giving the Council information regarding the drug crisis in Caldwell County.

Joe Wesson wanted to thank Pat Greene for coming. Joe Wesson wanted Pat Greene to know that the Council misses Mayor Johnnie Greene and hopes that Pat and the family is doing well.

CLOSED SESSION PURSUANT TO N.C.G.S. §143.318-11(A)(3): Mayor Pro Tem Clay Wilson asked for a motion to go into closed session.

Rebecca Johnson made a motion, and Joe Wesson seconded, to go into closed session pursuant to N.C.G.S. § 143.318-11(a)(3) at approximately 6:37pm. All were in favor.

Clay Wilson made a motion, and Joe Wesson seconded, to come out of closed session at approximately 7:05pm. All were in favor.

MISSION ROAD PROPERTIES: Town Manager Chase Winebarger stated that Casey Wallace, the owner of 2630, 2634, and 2636 Mission Road (NC PIN #s 2766658939 and 2766659938) came in the office and he spoke with him about the Town acquiring the properties. Town Manager Chase Winebarger stated that Mr. Wallace stated he would take one hundred one thousand dollars (\$101,000.00) for both properties plus the Town pay all closing costs.

Clay Wilson made a motion, and Keith Warren seconded, to purchase 2630 Mission Road (NC PIN # 2766658939) and 2364 and 2636 Mission Road (NC PIN # 2766659938) for one hundred five thousand dollars (\$105,000.00) which includes the purchase of both parcels and closing fees for the purchase. All were in favor.

COUNCIL ADJOURN: Mayor Pro Tem Clay Wilson asked for a motion to adjourn.

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

The meeting was adjourned at approximately 7:07pm.

Clay Wilson, Mayor Pro Tem

Julie A. Good, Town Clerk