

**TUESDAY, SEPTEMBER 19, 2017
TOWN OF SAWMILLS REGULAR COUNCIL MEETING
6:00 PM**

COUNCIL PRESENT

Mayor Joe Wesson
Gerelene Blevins
Keith Warren
Jeff Wilson
Joe Norman
Reed Lingerfelt

STAFF PRESENT

Christopher Todd
Terry Taylor
Julie A Good

CALL TO ORDER: Mayor Joe Wesson called the meeting to order.

INVOCATION: Pastor Ron Burgett gave the invocation.

PLEDGE OF ALLEGIANCE: Mayor Joe Wesson led the Pledge of Allegiance.

ADOPT AGENDA: Mayor Joe Wesson asked for a motion to adopt the September 19, 2017 Agenda.

Keith Warren made a motion, and Reed Lingerfelt seconded, to adopt the September 19, 2017 Agenda. All were in favor.

APPROVE AUGUST 15, 2017 REGULAR MEETING MINUTES: Mayor Joe Wesson asked for a motion to approve the August 15, 2017 regular meeting minutes.

Joe Norman made a motion, and Gerelene Blevins seconded, to approve the August 15, 2017 regular meeting minutes. All were in favor.

APPROVE AUGUST 15, 2017 CLOSED SESSION MEETING MINUTES: Mayor Joe Wesson asked for a motion to approve the August 15, 2017 closed session meeting minutes.

Reed Lingerfelt made a motion, and Keith Warren seconded, to approve the August 15, 2017 closed session meeting minutes. All were in favor.

APPROVE AUGUST 22, 2017 SPECIAL MEETING MINUTES: Mayor Joe Wesson asked for a motion to approve the August 22, 2017 Special Meeting Minutes.

Joe Norman made a motion, and Gerelene Blevins seconded, to approve the August 22, 2017 special meeting minutes. All were in favor.

APPROVE AUGUST 29, 2017 SPECIAL MEETING MINUTES: Mayor Joe Wesson asked for a motion to approve the August 29, 2017 special meeting minutes.

Keith Warren made a motion, and Joe Norman seconded, to approve the August 29, 2017 special meeting minutes. All were in favor.

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

No one wished to speak.

RECOGNITIONS:

RECYCLE REWARDS WINNER: Mayor Joe Wesson announced Mr. Mitchell Stamey as the September 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:

REQUEST FOR DONATION TO CALDWELL COUNTY SADDLE CLUB: Mayor Joe Wesson stated that the Town had received a donation request from the Caldwell County Saddle Club in the amount of two hundred dollars (\$200.00).

Gerelene Blevins made a motion, and Reed Lingerfelt seconded, to give a donation in the amount of two hundred dollars (\$200.00) to the Caldwell County Saddle Club. All were in favor.

REQUEST FOR DONATION TO SOUTH CALDWELL SPARTAN ATHLETIC CLUB: Mayor Joe Wesson stated that the Town had received a donation request from the South Caldwell Spartan Athletic Club in the amount of one hundred fifty dollars (\$150.00).

Joe Norman made a motion, and Keith Warren seconded, to give a donation in the amount of one hundred fifty dollars (\$150.00) to the South Caldwell Spartan Athletic Club. All were in favor.

REQUEST FOR DONATION TO GRANITE FALLS MIDDLE ATHLETIC CLUB: Mayor Joe Wesson stated that the Town had received a donation request from the Granite

Falls Middle Athletic Club in the amount of one hundred fifty dollars (\$150.00).

Joe Norman made a motion, and Keith Warren seconded, to give a donation in the amount of one hundred fifty dollars (\$150.00) to the Granite Falls Athletic Club. All were in favor.

DISCUSSION:

AIA GRANT PROJECT PROPOSAL: Town Administrator Christopher Todd stated that The Asset Inventory and Assessment (AIA) grants were created in Session Law 2015-241 in the changes made to NCGS 159G, to broaden the use of grant funds to encourage water and wastewater utilities to become viable and more proactive in the management and financing of their systems. Town staff is proposing to partner with the Western Piedmont Council of Governments (WPCOG) to apply for two (2) AIA grants to create a digital mapping interface and inventory. The systems would be comprised of data collected in the field, as-built surveys, and historic map records. WPCOG staff member, Tom Bell, gave a presentation on the software the would be used.

The public works department would be able to use this system to locate all of the features of both systems to a sub-meter accuracy. This would allow for public works employees to respond faster to water leaks and possible sewer problems. In addition to the use found by the public works department, this system could be used by office staff to track water leak locations, code enforcement cases, and other work being conducted around the Town, this system would allow the office to better access information that could be applied to grant applications, the annual budgeting process, and long range budgeting/planning.

The projected cost for the water section is estimated to be eighty-four thousand two hundred nine dollars (\$84,209.00) and the wastewater section being fifty-one thousand one hundred seventy-two thousand dollars (\$51,172.00). However, if the Town is to receive both grants there will be a cost savings due to some overlapping in the projects, which moves the cost closer to one hundred thousand dollars (\$100,000.00). The AIA match is five percent (5%) for the Town.

The annual cost to the Town to maintain, operate, and update the system would be approximately five thousand dollars (\$5,000.00), which would include a contract with the WPCOG to host the data, the necessary telephone data services for field works, and licenses to operate the software needed to update and view the system. The grant would cover the first year of these costs.

Reed Lingerfelt made a motion, and Keith Warren seconded, to apply for the AIA water grant. All were in favor.

Joe Norman made a motion, and Reed Lingerfelt seconded, to apply for the AIA wastewater grant. All were in favor.

PARKING AND TRAFFIC TOWN ORDINANCE PROPOSAL: Town Administrator Christopher Todd stated that town staff has been made aware of areas around the Town, including, but not limited to Cherokee Court, where the use of public right of way for parking has encumbered the use of the right of way. Town Administrator Christopher Todd worked with Town Attorney Terry Taylor to draft a proposed ordinance which is believed to better define the most appropriate use of public right of ways.

Joe Norman made a motion, and Keith Warren seconded, to adopt the Parking and Town Ordinance Policy. All were in favor.

UPDATES:

SEPTEMBER CODE ENFORCEMENT REPORT: Town Planner Leslie M. Meadows stated that there are nineteen (19) code enforcement cases open:

- Teresa Annas Compton is the owner of a dilapidated house located at 4476 Sawmills School Road. A letter to initiate a hearing and possible demolition to be sent from Town Attorney Terry Taylor's office. Town Attorney Terry Taylor found that this property is currently tied up in possible foreclosure. The foreclosure has now been lifted. House will need to be reinspected;
- WNC Properties, LLC owner of 4209 Creekview Pl. Minimum housing complaint. Town Planner Leslie M. Meadows stated that she needs to verify complaint before arranging site visit with Caldwell County Building Inspector Mark Annas and current resident;
- David Graham (Landlord) owner of 4176 US Highway 321A. Minimum housing complaint. Town Planner Leslie M. Meadows stated that she needs to verify complaint before arranging site visit with Caldwell County Building Inspector Mark Annas and current resident;
- Casey Lynn Wallace, owner of 3950-1 Walters MHP Drive. Minimum housing complaint. Town Planner Leslie M. Meadows stated that she needs to verify complaint before arranging site visit with Caldwell County Building Inspector Mark Annas and current resident;
- Dwayne and Bridget Mann, owner of 4353 Eli Lane/Fancy Place. Garbage, trash, refuse complaint. Town Planner Leslie M. Meadows stated that she spot checked the site on August 24, 2017 and no further progress had been made. Town Planner Leslie M. Meadows stated the dilapidated single-wide still needs to be removed and front yard has some solid waste still that needs to be removed. Sent follow-up NOV letter with a deadline of September 15, 2017;
- Carolyn Bray, owner of 2570 Baker Cir. Abandoned mobile home. Town Planner Leslie M. Meadows spoke with complainant on August 31, 2017. Complainant

- stated that suspicious activity has been occurring in the dilapidated mobile home and they have called law enforcement. Complainant suggested that Town Planner Leslie M. Meadows call neighbors about location the owner of the mobile home;
- Andrew Dehart, owner 4036 US Highway 321A. High grass and junked vehicles. High grass/weeds still need to be tended. Town Planner Leslie M. Meadows spot checked the site on August 10, 2017, and all the trailers have been removed, but the saplings and vines are still there. Town Planner Leslie M. Meadows will continue to monitor;
 - Cheney Carter, owner of 4361 Sawmills School Road. Abandoned/dilapidated home. Town Planner Leslie M. Meadows stated that she spot checked this property on August 31, 2017 and this property has been cleaned up and has been posted for sale. Case Closed;
 - Randolph Mitchell, owner Dream View Point Edgewater Lot #59. Unpermitted accessory structure. Sent NOV letter on August 21, 2017, with deadline of September 20, 2017, to wrong landowner. Town Planner Leslie M. Meadows stated that she spot checked on August 24, 2017, and discovered beginnings of a floating dock in addition to the storage shed. Town Planner Leslie M. Meadows stated that she contacted correct landowner, who came on August 31, 2017, for principal structure permit. Accessory structure allowed in conjunction with beginning construction right away. Town Planner Leslie M. Meadows stated that she will monitor to verify compliance, otherwise, case closed;
 - 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. Need to remove/replace non-conforming storage container. Town Planner Leslie M. Meadows stated that she sent NOV letter for storage container removal on July 1, 2017, with a deadline of October 1, 2017. Town Planner Leslie M. Meadows stated that she will send second round of letters to neighbors on Jody Dr. Town Planner Leslie M. Meadows stated she spot checked this site on August 24, 2017. Town Planner Leslie M. Meadows stated she would be sending a second letter for removal of items from cul-de-sac, and use of other properties. Clean up of Jody Dr. NOV letters to all surrounding landowners (5 total) sent August 31, 2017. Deadline for all is September 15, 2017;
 - Casey Adams and Crystal Smith, owners of 4297 US Highway 321A. Pig and chickens. Sent NOV letter on August 21, 2017 with a deadline of September 11, 2017. Owners came to September Council meeting and stated that the pig had been relocated off the property and that the chickens were moved into a fence and some other animal got in and killed them all. Town Planner Leslie M. Meadows stated that she would go out and check property;
 - Carolina Insurance & Realty Company, Inc, owners of 3406 N. Bay Dr. and 5300 Moore Acres Dr. High grass on two (2) vacant lots. Town Planner Leslie M. Meadows stated that she sent NOV letter on August 22, 2017 with a deadline of September 7, 2017. Mowing was arranged by landowner. Mowed on September 1, 2017. Case closed;

- Arnold Wilson, owner of 1769 Cajah Mountain Road. Outdoor storage and junk vehicles. Town Planner Leslie M. Meadows stated that she spot checked this property on August 24, 2017 and the camper and food/produce truck had been removed, there was less junked vehicles, more cleared open space within yard and yard was mowed and maintained. Case closed;
- Sasser Family, LLC, owner 2526 Meadows Park Lane. Minimum housing complaint. Town Planner Leslie M. Meadows stated that she needs to verify complaint before arranging site visit with Caldwell County Building Inspector Mark Annas and current resident;
- Jose Montes, owner 4321 Cherokee Court. High grass/junk vehicles. Town Planner Leslie M. Meadows stated that she spot checked property on August 24, 2017 and spoke with landowner onsite. Landowner stated that he is on a traveling work crew and is rarely home. Landowner agreed to mow and work on putting in a proper driveway over the next two (2) weeks. Town Planner Leslie M. Meadows stated that she again spot checked property on September 5, 2017 and landowner had mowed yard and removed junked vehicle in cul-de-sac so far;
- Brittany Noelle Dills, owner of 4680 Sawmills School Road. High Grass. Town Planner Leslie M. Meadows verified complaint on July 20, 2017 and sent a NOV letter on July 25, 2017 with a deadline of August 9, 2017. Landowner mowed yard. Case closed;
- Timberline Lumber Co., Inc., 4233 US Highway 321A. Overgrown, high grass/weeds. Town Planner Leslie M. Meadows verified complaint on July 20, 2017 and sent a NOV letter on July 25, 2017 with a deadline of August 9, 2017. Town Planner Leslie M. Meadows stated that the lender, Summit Investments, contacted her on August 1, 2017. Town Planner Leslie M. Meadows spot checked property again on September 5, 2017 and the grass and weeds had been maintained. Case closed;
- Jesse Smith, owner of 4215 Trojan Ln. High grass. Town Planner Leslie M. Meadows stated that she verified the complaint on August 24, 2017 and sent a NOV letter on August 31, 2017 with a deadline of September 15, 2017. Town Planner Leslie M. Meadows stated that she spot checked the property on September 5, 2017 and one or two strips along road front had been mowed. Town Planner Leslie M. Meadows stated that she would continue to monitor;
- Charlies Hagaman/Tim Hart, owners of 1940 Leah Dr #19. Town Planner Leslie M. Meadows stated that she contacted Caldwell County Building Inspections on August 29, 2017 and met Inspector Mark Annas onsite for inspection on September 5, 2017. Town Planner Leslie M. Meadows stated that she is waiting on the Inspector's letter of violations.

No Council action was required.

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

Joe Norman wanted to thank everyone for coming and hoped everyone had a safe trip home.

Keith Warren stated that he appreciated everyone coming out and hoped everyone had a safe trip home.

Gerelene Blevins wanted to thank everyone for coming out. Gerelene Blevins also stated that if the public does not come to Council with problems then the problems cannot get fixed.

Jeff Wilson wanted to thank everyone for coming out.

Reed Lingerfelt wanted to thank everyone for coming out and hoped everyone had a safe trip home. Reed Lingerfelt also stated that he thought that Council had a very productive meeting.

Mayor Joe Wesson wanted to thank everyone for coming out. Mayor Joe Wesson also stated that Council always appreciated citizen input. Mayor Joe Wesson also stated that Council worked great together and they would continue to move the Town they were so proud of forward.

Mayor Joe Wesson wanted to remind everyone of the Sawmills Fall Festival on Saturday, September 23, 2017 from 11:00am to 3:00pm.

COUNCIL ADJOURN: Mayor Joe Wesson asked for a motion to adjourn.

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

Joe Wesson, Mayor

Julie A. Good, Town Clerk