

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

COUNCIL PRESENT

Mayor Johnnie Greene
Clay Wilson
Keith Warren
Joe Wesson
Melissa Curtis

STAFF PRESENT

Chase Winebarger
Julie A Good
Terry Taylor

COUNCIL ABSENT

Rebecca Johnson

CALL TO ORDER: Mayor Johnny Greene called the meeting to order at approximately 6:07pm.

INVOCATION: Councilman Clay Wilson gave the invocation.

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

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

Joe Wesson made a motion, and Keith Warren seconded, to adopt the September 21, 2021 Agenda. All were in favor.

APPROVE AUGUST 17, 2021 REGULAR MEETING MINUTES: Mayor Johnny Greene asked for a motion to approve the August 17, 2021 regular meeting minutes.

Keith Warren made a motion, and Clay Wilson seconded, to approve the August 17, 2021 regular meeting minutes. All were in favor.

APPROVE AUGUST 17, 2021 CLOSED SESSION MEETING MINUTES: Mayor Johnnie Greene asked for a motion to approve the August 17, 2021 closed session meeting minutes.

Clay Wilson made a motion, and Keith Warren seconded, to approve the August 17, 2021 closed session meeting minutes. All were in favor.

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

No one wished to speak.

RECOGNITIONS:

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

No Council action was required.

DISCUSSION:

EMPLOYEE VACCINE INCENTIVE: Town Manager Chase Winebarger stated that he had been to several city/county manager meetings and the topic of incentives for employees that get the COVID vaccine has come up. Town Manager Chase Winebarger stated that the Town of Sawmills has double the employees that have gotten the vaccine then even Caldwell County employees, and he would like for Council to offer an incentive to the employees that have gotten the vaccine, to be paid out of CARES money.

Clay Wilson made a motion, and Joe Wesson seconded, to approve a two hundred and fifty dollar (\$250.00) incentive for Council, a two hundred and fifty dollar (\$250.00) incentive and two (2) vacation days for all full time employees, and a one hundred and fifty (\$150.00) incentive for part time employees that receive the COVID vaccine before December 31, 2021. All were in favor.

PLANNING MATTERS:

CALL FOR PUBLIC HEARING FOR TEXT AMENDMENT: Town Planner Dustin Millsaps stated that he recommends for the Town of Sawmills Zoning Ordinance Use Chart and Definitions be updated for more fluidity and more comprehensive interpretation for the Town Planner to make decisions and to ensure a more accurate and fair interpretation on the zoning uses for years to come.

Clay Wilson made a motion, and Joe Wesson seconded, to call for a public hearing during the October 19, 2021 regularly scheduled Sawmills Town Council meeting to approve the updated Town of Sawmills Use Chart and Definitions. All were in favor.

REAPPOINT PLANNING BOARD/BOA MEMBERS: Mayor Johnnie Greene stated that three (3) seats on the Planning Board/BOA that expire on October 1, 2021: Adam Wilson, Jack Keller and Walter Moore. Mayor Johnnie Greene stated that Town Planner

Dustin Millsaps had spoken to all three (3) members and they are all willing to serve another three (3) year term.

Joe Wesson made a motion, and Clay Wilson seconded, to reappoint Adam Wilson, Jack Keller and Walter Moore to the Planning Board/Board of Adjustments for three (3) year term. All were in favor.

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

No one wished to speak.

UPDATES:

SEPTEMBER CODE ENFORCEMENT REPORT: Town Planner Dustin Millsaps stated that there are four (4) code enforcement cases open:

- Thomas Charles Mann, 2228 Horseshoe Acres Dr. Rubbish. Town Planner Dustin Millsaps stated that a NOV letter was sent out on August 31, 2021, because there was a large pile of tree clippings and two (2) different trailers located within the right of way;
- 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;

- Wayne A and Melissa Austin, 2699 Mission Road. Rubbish. Town Planner Dustin Millsaps stated that a NOV letter was sent on August 31, 2021, because of three (3) massive school buses located on the property that are unsightly and untagged;
- Carolyn Bray/Robyn Brittan, 2570 Baker Cir. Abandoned Mobile Home/Garbage and Rubbish. Town Planner Dustin Millsaps stated that he was working with Town Attorney Terry Taylor to abate this property. Town Planner Dustin Millsaps also stated that he will treat this as a Junk and Debris and not minimum housing. If so, the Town can proceed to abate after thirty (30) days of notice. Town Planner Dustin Millsaps stated that he got a quote that will demo entire trailer and haul off all debris including our equipment, labor and fees. Town Planner Dustin Millsaps stated that the quote is four thousand one hundred dollars (\$4,100.00). Town Planner Dustin Millsaps stated that on September 10, 2020, the house was still in the same condition and the Town needed to discuss abatement. Town Planner Dustin Millsaps stated that on November 30, 2020, he had been in contact with Town Attorney Terry Taylor to get all evidence for this property done with previous Town Planner. Town Planner Dustin Millsaps stated that on February 12, 2021, Council instructed Town Planner to table this case until the May 18, 2021, meeting to see where the property ends up. Town Planner Dustin Millsaps stated that on May 7, 2021, he spoke with Attorney Bruce Vanderbloemen, the estate attorney for Carolyn Bray, and was informed that the house has had all the paperwork finished for the property to be sold in a tax sale at the end of May. Town Planner Dustin Millsaps stated that on July 2, 2021 Attorney Bruce Vanderbloeman had assumed rights over the property. Town Planner Dustin Millsaps stated that he went by the property on July 9, 2021 and the property looked to be vacant. Town Planner Dustin Millsaps stated that on August 4, 2021 he received two (2) new complaints on the property. Town Planner Dustin Millsaps stated that he went by the property on August 31, 2021, and the property looks to be cleaned up from debris and mowed.

No Council action was required.

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

- Town Manager Chase Winebarger stated that he met with the architect last week to look at maps and relay information that was discussed at the last council meeting regarding a site plan for the Town property located at 4077 Baird Dr. Town Manager Chase Winebarger stated that he was waiting on a timeline to show when tasks will be completed and hopes to have that for Council at the next meeting.
- Town Manager Chase Winebarger stated that Republic Services are continuing to switch out trash carts to all Town residents. Town Manager Chase Winebarger stated

- that because of staffing issues and workload it is taking Republic Services a little longer than expected and Republic Services cannot give a definite date for completion.
- Town Manager Chase Winebarger stated that the DOT has decided that the LPR Cameras cannot be placed on a Flock Safety Pole in their right of way so town staff and representatives with Flock Safety have identified places on light poles and outside of the DOT right of way to place the cameras. Town Manager Chase Winebarger stated that this shouldn't cause too many problems because the cameras will work up to approximately fifteen feet (15') off the right of way. Town Manager Chase Winebarger stated that all of the new locations as just a few feet from where it was initially planned for the cameras to be placed.
 - Town Manager Chase Winebarger stated that fall ball is underway, and there are six (6) teams that are in an interleague with three (3) teams from Lenoir. Town Manager Chase Winebarger stated that this is the second week of the Town operating the concession stand and, so far, everything is going extremely well. Town Manager Chase Winebarger stated that there was a part time person hired to work in the concession stand.
 - Town Manager Chase Winebarger stated that the Farmers Market concluded on Tuesday, September 21, 2021. Town Manager Chase Winebarger stated that the market was scheduled to run another week, but the vendors decided to go ahead and end because the produce was gone and foot traffic had dropped significantly.

COUNCIL COMMENT:

Melissa Curtis stated that Council had talked about fall decorations and she would like to have them put up in the coming week in front of Town Hall and at the Farmers Market filed.

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

Clay Wilson 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 6:57pm. All were in favor.

Clay Wilson made a motion, and Joe Wesson seconded, to come out of closed session at approximately 7:13pm. All were in favor.

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

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

The meeting was adjourned at approximately 7:13pm.

Johnnie Greene, Mayor

Julie A. Good, Town Clerk