



**SEDALIA TOWN COUNCIL MEETING**  
**SEDALIA TOWN HALL**  
**NOVEMBER 6, 2017**  
**7PM**  
**MINUTES**

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- **OPENING:** The regular scheduled meeting for the Town of Sedalia was called to order at 7:00 pm at the Sedalia Town Hall by Mayor Morgan.
- **PRAYER:** Time was allotted for silent prayer and meditation.
- **PLEDGE:** Time was allotted for pledge to the U.S. Flag.
- **ROLL CALL:** Councilwomen Wrenwick, Councilman Meachem, Councilwoman O. Jones, Mayor Morgan and Mayor Pro Tem V. Jones were present at roll call.

**A. MOTION** to approve the agenda was made by Councilwoman Wrenwick and seconded by Mayor Pro Tem V. Jones. Motion carried.

**B. MOTION** to approve minutes from the previous meeting was made by Mayor Pro Tem V. Jones and seconded by Councilwomen Wrenwick. Motion carried.

**C. DISCUSSIONS/REPORTS/GUEST**

**I. Public Hearing Subdivision Case # 17-09-SEPL-04599**

Paul Lowe and Matthew Talbott, with Guilford County Planning, attended the hearing regarding the subdivision case. Mr. Robert Lee Morrison was proposing to create a four-lot subdivision on Sedalia Road and a two-acre tract from the property would be combined with another parcel on Morgan Summers Road. The recombination resulted in a width waiver request according to the Guilford County Planning Dept., since the lot would be four times longer than it is wide. Mr. Lowe read through the description of the case and the request at hand. He also included the county staff comments and stated there were no appeals submitted, which would have had to be put in writing before the deadline. The county staff recommendation was favorable for the preliminary plat and approval of the waiver request.

Robert Jones, Chairman of the Sedalia Planning Board reported that on Oct. 19<sup>th</sup> the Sedalia Planning Board held a meeting on this case and the board voted to approve the minor subdivision site plan and the width waiver request made by Robert Lee Morrison, and recommended the subdivision plat also be considered by the Town Council for approval.

**MOTION** to approve the Case# 17-09-SEPL-04599 was made by Mayor Pro Tem V. Jones and Councilman Meachem stated a second. Motion carried

**II. Sedalia Candidate Speeches**

The Sedalia Town Council had 3 seats open on the board and the 3 members below were running for re-election.

**Ophelia Jones-** Mrs. Jones greeted the citizens, the council and the one present planning board representative, and thanked everyone for coming out. A few things mentioned during her speech was that she has served on the council since 2002. She holds opinions of senior citizens and younger citizens in high regard. Residents are kept informed of meetings and events by emails, post cards, fliers and robocalls. She and the other board members attend council meetings and use this time to keep the Sedalia citizens updated on matters. She will continue to keep public safety a concern and she will support and value citizens' interest. She will be at the voting polls, and she would appreciate everyone's support when they vote on Election Day.

**Clarence Meachem-** Mr. Meachem stated that this makes his third term serving on the council and he started out at the beginning when the town was being incorporated. There was a period when he wasn't on the council while he was working and raising his children. He has lived in Sedalia for about 50 years and his children even attended the Sedalia Elementary School. Years ago, he would help with school events, and he soon became known as the "cotton candy man". He's served as the Chairmen of the Trustee Board at his church for 25 years, and he's part of several masonic organizations. He's a member of Lodge #12 out of Greensboro and was a past Commanding Chief. He asked for everyone's vote on Election Day, but announced that his name will not be on the ballot. He had been in the hospital and he missed the deadline to file with the Board of Elections. This means his name will need to be added as a write-in at the voting polls. He said that a lot has been done in Sedalia and he knows there is still a lot more to be done. He thinks Sedalia is on the right track and has the right people, so he would appreciate everyone's vote to work on these improvements.

**Shinita Wrenwick-** Ms. Wrenwick greeted everyone and said that she is a relatively new resident of Sedalia. She moved to Sedalia in 2005 and has one daughter (Sydney) and one granddaughter (Sienna). She works a full-time job in the Dept. of Health and Human Services in Durham. She is a member of Elon First Baptist Church and serves as the Trustee. Just recently, she was appointed as the Assistant Treasurer of her church. She is also a tax representative at H&R Block and she holds her insurance license. She stays very busy between work and family, but she does love the Sedalia community. She not only is on the Town Council, but she also serves as the Finance Officer and she does that with transparency, giving monthly finance reports. In her immediate area of the town where she lives, she petitioned to get her road considered as a State Maintained Road. She participates in the town events, including Founder's Day and Litter Sweep. She welcomes everyone's vote and she will continue to work as hard as she always has.

Jessie Walker, 665 Sedalia Road, asked all three candidates if they would spearhead the efforts of getting the speed limit lowered on Sedalia Road. He stated that he has contacted the Sherriff's Dept. about putting up a speed monitor. He was told that as soon as it's freed up, they said we could get it in the Sedalia community soon. He's also contacted DOT and asked for a study to be done based on the amount of traffic that comes along that road. He

asked if the Council would take the ball and run with it and really take this matter into consideration.

Robert Jones, 6508 Rolling Acres Drive, added that you don't have to be a council member to put in a call or a request. He said you would be amazed at some of the things you can get accomplished. He was speaking with Mr. Stephen Brown, and Mr. brown was able to get some work done around Rockhurst Drive and Rolling Acres Drive just by contacting DOT as a concerned citizen. He would like to commend Mr. Walker for taking this on about the speed limit because it shows that everyone can play a part in the community.

### **III. Resolution in Opposition to the Proposed Rock Quarry in Pleasant Garden, NC**

Mayor Morgan stated that he would give some information on the resolution, but he won't read through it because at this point there's no need to submit it now. There is a rock quarry in Pleasant Garden and the owners submitted an application to do blasting out there. The initial permit from many years ago, didn't allow blasting, so they were trying to reverse that. Pleasant Garden Town Council was in opposition because it would have a negative impact on the town, so in support, the Sedalia Town Council wanted to help by standing with them. Sedalia Town Council one by one, contacted the county commissioners stating their concerns and the council had a resolution ready for a vote. He said he learned a few days after that when the county commissioners meet and voted, the request was voted down 8 to 1. One of the commissioners had to abstain from voting because of a conflict of interest, since he owned a trucking company that would be contracted to help. Mayor Morgan added that he was glad that things worked out because this would have affected the residents water supply, which would also affect the nearby farmers. There would be about 270 trucks going through the town every day and all this was not far away from an elementary school.

### **IV. Code Enforcement Update**

Mayor Morgan reported that Brandon Emory, with Alliance Code Enforcement, touched base again with the council and he is interested in getting the towns business as it relates to code enforcement. During the last meeting there were discussions about how to move forward and what would be in the towns best interest. Mr. Emory has shown good results in code enforcement for abandoned houses, and that's what Sedalia is working on right now. It was noted that he has had a total of 9 homes either demolished, abated or taken down by a controlled burn with the fire dept.

Cam Dungee, Town Clerk, added that the total number of homes abated now is 11 this year. As of the last council meeting, it was decided that the town would consider waiting until December to make a final decision and to also give time to contact the town Attorney about next steps. She was able to speak briefly with the Attorney, but she hasn't yet had time to relay the next step information to the board.

Councilwoman O. Jones stated that even though the towns contract doesn't require a 30-day notice, she thinks the town should still do that as a courtesy if we move on. The board agreed and will give a 30-day notice when/if needed.

Mayor Morgan continued the update on the cases, which included the ones that are still active and the cases that have been abated. The Council discussed the status of each case and any updates received. This included 5902 Blue Lantern Road (abated), 6270 Burlington Road (no change), 6277 Burlington Road (no change), 911 Rockhurst Drive (controlled burn, but debris remains), 6200 Rolling Acres Drive (no change) and 6104 Blue Lantern Road (the report states a re-inspection is needed, but council knows it's been abated).

Councilwoman O. Jones added that the council may need to look into the house again on Blue Lantern Road that was completing an add-on. It was being bricked in, but no building permit was issued. It appears that they are still working on the house, but it was reported that the county inspected the property and had to order them to stop work.

#### **V. Stormwater Management**

Mayor Pro Tem V. Jones gave an educational report on how the Environmental Protection Agency (EPA) works to reduce stormwater runoff and improve water quality by implementing stormwater management. She followed up with information on stormwater, what it is and how it can be polluted. She also read about ways to prevent downstream flooding, erosion, habitat destruction and how to prevent contaminated streams and rivers. The "Soak up the Rain" public outreach campaign raises awareness about polluted stormwater runoff and how to encourage citizens to take action and help reduce run-off. For more information, citizens can view [www.epa.gov/green-infrastructure](http://www.epa.gov/green-infrastructure)

#### **VI. Fall Craft Day/ Fall Litter Sweep**

Cam Dungee reported that the town held the 2017 Fall Craft Day on Oct. 14<sup>th</sup> at the Sedalia Town Hall at 10am. The numbers were very small, so we are still trying to get more people involved. This was a time were Sedalia residents could come out and learn to make Thanksgiving and Christmas holiday wreaths. Some are already crafty in nature, and those who aren't, learned along the way as we watched a few YouTube videos. On Oct. 21<sup>st</sup> the town participated in the Fall Litter Sweep event, which started out at the Sedalia Town Hall at 9am. We grabbed coffee, trash bags, gloves, vest and pickers, and went out together to collect trash from along the roads of the Sedalia community. This time we all collected about 7 full bags of trash and they were all placed on the Burlington Road corner for pick up. The town does this twice a year to play our part in helping to keep Sedalia clean, so we would love to have even more people to come out and get involved.

**D. CITIZENS COMMENTS**

Mayor Pro Tem V. Jones announced that the CHB Museum now has two new people on staff and they are young, very bright and energetic. One is the Assistant Site Manager and one is the Historical Interpreter. She stated that she asked them about possibly redoing the landscape if needed since NCDOT may be rerouting US70 in the far future. They seemed interested in doing that so, maybe the town can look into getting folks to help donate materials and workers, this would be helpful. On another note, when Mayor Morgan mentioned having loose dogs in the neighborhood, she thinks she’s found out where the pit bulls are coming from. She believes the owners have a house on Blue Lantern Road, but it sits way back off the road.

Jesse Walker mentioned that NCDOT is putting up a stoplight on us 70 near Brightwood Farms. This may be due to the apartment complex that’s being built behind the Lebauerer doctor’s offices.

**E. ANNOUNCEMENTS**

All regular scheduled meetings are held at the Sedalia Town Hall at 7pm.

- Remember to vote on Nov. 7<sup>th</sup>. Voting polls are open from 6:30am to 7:30pm. The voting precinct for the Sedalia area is at Eastern Guilford Middle School.
- The next Planning Board meeting will be on Nov. 16<sup>th</sup>.
- There will be a bike/ped advisory committee meeting on Nov. 18<sup>th</sup> at 10am
- The Town Hall will be closed for Thanksgiving on Nov. 23<sup>rd</sup> & 24<sup>th</sup>
- The next Town Council Agenda meeting will be on Nov. 27<sup>th</sup>

Meeting adjourned

Submitted By:

\_\_\_\_\_  
Cam Dungee, Town Clerk

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Howard Morgan, Mayor

\_\_\_\_\_  
Date

(SEAL)