



SEDALIA TOWN COUNCIL MEETING
SEDALIA TOWN HALL
April 3, 2017
7PM
MINUTES

- **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, Councilwoman O. Jones, Mayor Morgan and mayor Pro Tem V. Jones were present at roll call.
- **ABSENT:** Councilwoman Meachem. Town Clerk, Cam Dungee came in late

A. MOTION to approve the agenda was made by Councilwoman Wrenwick and seconded by Councilwoman O. Jones. Motion carried.

B. MOTION to approve minutes from the previous meeting was made by Councilwoman Wrenwick and seconded by Councilwoman O. Jones. Motion carried.

C. DISCUSSIONS/REPORTS/GUEST

I. Monthly Finance Report

Councilwoman Wrenwick gave a finance report from the month of February. The balance on the Powell Bill account was \$53,521.95. The savings account balance was \$317,383.32 and the checking account balance was \$4,992.89. There were four deposits made from property taxes, which was \$17,558.89, state sales tax at \$3,679.75, a Dev. Clearance Certificate fee of \$250 and an overpayment reimbursement of \$34.83. The list of unusual activities totaled to \$12,725.12. This list included, a storage shed, audit fees, public hearing notices, laptop repair and code enforcement expenses. The budget set for code enforcement was \$19,200, and as of date, the expenses now total \$8,586.10.

II. Code Enforcement Update

Mayor Morgan gave an update on the towns Code Enforcement status. As of the end of March, the active cases still in violation were 6104 Blue Lantern Road (accumulation of vehicles & equipment), 401 Sedalia Road (junk Vehicle), 1135 Palmer Farm Road (refuse pile), 6110 Blue Lantern Road (junk pile), 6270 Burlington Road (junk vehicle), and 1153 Palmer Farm Road (junk vehicles & refuse pile). The cases that have been abated and are no longer in violation are 1109 Palmer Farm Road (overgrown lot), 902 Rockhurst Drive (junk vehicle), and 911 Rockhurst Drive (overgrown lot). The Town Council met with the Code Enforcement Officer and decided for him to only inspect the properties that they direct him to do. They recognize the progress that has been made, but are now looking to

turn their focus and begin addressing the abandoned homes in the town. The town has at least 5 abandoned homes or trailers that are not up to building code or are uninhabitable. These property owners will begin to receive Notice of Violation letters concerning their properties. Hopefully, there will be some ongoing progress in these areas as well.

III. Planning Board Meeting Update

Chairman Jones gave a report on the Planning Board meeting that was held on March 16th. The board members reviewed regulations and procedures regarding public hearings. They discussed typical standards for legislative hearings as well as quasi-judicial hearings. They also discussed setting time limits for those wanting to speak in favor or against. The board members reviewed the by-laws and found no needed revisions. Lastly, they discussed the recent fire that took place in the town and they talked about the possibility of having additional fire hydrants placed in or around Sedalia. There were concerns about the length of time it took to put the fire out due to the lack of nearby fire hydrants to pull from. There were also concerns about the services the town is receiving verses the amount of taxes that are being paid.

Cam Dungee, Town Clerk, added that the town is planning a CERT Refresher Training soon with the County Fire Dept. After speaking with the Guilford County EMS Coordinator, this may be a good time to discuss the subject. She knows the Fire Dept. doesn't handle the infrastructure of additional fire hydrants, but they may be very well able to speak on the staff procedures and practices. As far as infrastructure, it was suggested that the town speak with County Commissioners with the City of Greensboro.

IV. Bike Ped Update

Cam Dungee, Town Clerk, gave an update on the Bicycle and Pedestrian Plan. She stated that a few months ago the town had an opportunity to apply for a grant called PeopleForBikes. Unfortunately, the town learned that Sedalia was not selected to move on to the next stages for the grant. The good news is the Metropolitan Planning Organization (MPO) has put out information about their grants, and one of the areas open for funding is for construction of a bike/ped plan. The town submitted the grant application on March 24th for Phase I. The minimum amount for this particular grant is \$100,000 and it is a local matching grant, where the town would put forth 20% and the MPO would handle the remaining 80%. The MPO will be analyzing applications from April through June, but the full process takes about a year before finding out if you'll be granted funds. Hopefully this opportunity will be more promising for the town. Cam Dungee stated that she will do her best to keep everyone posted as the process goes on. Also, the month of May is always dedicated as Bike Month. May 15-19 is Bike-To-Work Week, so there are several community events planned around this week. It appears that the website for the Greensboro Area events hasn't been updated yet, but for those interested, they can go to www.greensboro-nc.gov

V. Sedalia Community Yard Sale

Councilwoman O. Jones announced that the town is holding a yard sale for all Sedalia residents to participate in. The event will be held at the Sedalia Town Hall on April 22 from 8am until 2pm. If there is anyone interested in selling items, they should contact the Sedalia Town Hall to sign up and complete a town disclaimer form. The forms can be mailed, faxed or dropped off by Monday, April 17th.

VI. 2017 Spring Litter Sweep

Mayor Pro Tem V. Jones announced that the town will hold the 2017 Spring Litter Sweep event on April 29th, at 9:00am. Everyone will meet at the Sedalia Town Hall for coffee and donuts, and residents will go out together to collect trash from the sides of our roads. A dumpster will be available in the parking lot from 9-6 for residents to discard of unwanted items. Keep in mind that paint, electronics and household chemicals are not allowed.

CITIZENS COMMENTS

****Mr. Howard Whitsett, 6101 Blue Lantern Road, stated that his next door neighbor is building a fence that is very close to the road. He's concerned about his safety because it's hard for him to see around the fence when he's backing out of his driveway.**

Cam Dungee, Town Clerk, stated that she looked into that situation and had already sent Mr. Whitsett a letter on what she found. The county planning dept. said there are no building regulations when it comes to fences, other than a height regulation. All fences are required to be no more than 7ft tall. If a fence is built in the road right of way, then that would be a Dept. of Transportation (DOT) violation, and they can be contacted for an inspection to be done. She added that she would pull the DOT contact number for Mr. Whitsett if he thinks he will need it.

****Valerie Jones, 6101 Burnside Road, asked if someone knew anything about the yellow boxes along the roads that say Self-Healing. On a different topic, she also informed everyone that many of the NCLM buildings were damaged during the fire in Raleigh. Some of the buildings included were the Quorum Center, which are luxury condominiums, a Federal Credit Union, Coates, and Reynolds buildings. A lot of employee's were displaced and it was difficult to utilize their Continuity of Operations plan because some of the buildings they would have moved to were also damaged in the fire.**

Mayor Morgan said the yellow boxes that say Self-Healing are real time electrical systems. He also expounded on the damage that was done to many of the buildings in Raleigh. The NCBEMO Scholarship breakfast being held on Town Hall day was relocated to a different location because of the fire.

Marian Jeffries, 609 Sedalia Road, said the wires that sometime are hanging out from the green electrical boxes get tore up when the grass gets cut. This seems dangerous and it also adds to the litter along the roads.

Mayor Morgan stated that he believes the green electrical boxes are for Bellsouth, and sometimes those wires are left lose when they are being worked on. He hasn't heard of any instances, but it could be very well something to look in to.

Meeting adjourned

Submitted By:

Approved By:

Cam Dungee, Town Clerk

Howard Morgan, Mayor

Date

(SEAL)