



TOWN COUNCIL MEETING
SEDALIA TOWN HALL
6121 Burlington Road
October 7, 2024
7PM

Minutes

- **CALL TO ORDER:** The regular scheduled meeting for the Town of Sedalia was called to order at 7:01 pm at the Sedalia Town Hall by Mayor Morgan.
- **PRAYER & MEDITATION:** Time was allotted for silent prayer and meditation.
- **PLEDGE OF ALLEGIANCE:** Time was allotted for pledge to the U.S. flag.
- **ROLL CALL:** Mayor Morgan, Mayor Pro Tem Faison, Councilwoman Jones, Councilwoman Wrenwick, and Councilman Sharpe.

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

B. MOTION to approve the minutes from the September 9th Town Council meeting was made by Mayor Pro Tem Faison and Seconded by Councilwoman Jones. Motion carried.

C. REPORTS/DISCUSSIONS

I. Code Enforcement Report

6270 BURLINGTON RD Opened 11/13/23 • Opened in reference to Minimum Housing and tree/brush debris. Unable to reach the owner. • The Notice of Violation, Notice of Hearing, Hearing, Finding of Fact Order to Abate, and Final Notice have all been sent. The property is ready for Ordinance.

6124 BURLINGTON RD. Opened 12/11/23 • Owner is seeking financial assistance to restore the deteriorated and/or damaged structure which appears to be vacant. • The Notice of Violation, Notice of Hearing, Hearing, and Finding of Fact Order to Abate have all been sent. The property is ready for Ordinance.

6020 BLUE LANTERN RD. Opened 02/12/24 • Case was opened for Minimum Housing and junk pile. Some improvements were made in July, but they remain incomplete. • Notice of Violation, Notice of Hearing, Hearing, Finding of Fact Order to Abate, and Final Notice have all been completed.

204 MARTINGALE RD. Opened 07/01/24 • Case was opened for a vehicle and mopeds that appeared in disrepair as well as open storage of junk and debris. A Notice of Violation and Notice of Hearing were sent. Hearing was held. • Some improvement in the removal of the vehicle and mopeds has occurred but open storage/ junk pile has not been removed.

6279 BURLINGTON RD Opened 07/15/24 • Case was opened in reference to a previously fallen tree which was cut up but not removed from the property. Grass and weeds have now grown up around it. A notice of violation was sent. • A Hearing has been scheduled for October 22.

6124 BURLINGTON RD Opened 07/22/24 • Case was opened in reference to a previously fallen tree which was cut up but not removed from the property. Grass and weeds have now grown up around it. A notice of violation was sent. • A hearing has been scheduled for October 22.

5906 STEWART BEND RD Opened 07/29/24 • Notice of Violation was sent for an overgrown lot and open storage. • Hearing was held on September 24, but the property owner did not show. • The Finding of Fact Order to Abate is now being prepared.

6307 JENNIE DRIVE Opened 08/13/24 • Notice of Violation sent for an overgrown lot and two vehicles located near the wooded area, partially dismantled with no visible license plate. • Property has been mowed and one car has been removed. • Property owner plans to register and tag the second vehicle

6209 BURLINGTON ROAD Opened 08/21/24 • Notice of Violation sent due to nuisance complaints of a box truck located on the main roadway in a residential area. • Hearing scheduled for October 22.

6101 BLUE LANTERN ROAD Opened 08/27/24 • Case opened in reference to a junk pile located on the side yard of the property. A Notice of Violation was sent. • A Hearing has been scheduled for October 22.

6141 BLUE LANTERN ROAD Opened 08/27/24 • A Notice of Violation was prepared and sent in reference to an overgrown lot.

6146 BLUE LANTERN ROAD Opened 08/27/24 • A Notice of Violation was prepared and sent in reference to an overgrown lot.

6052 BURLINGTON ROAD Opened 09/10/24 • Case opened in reference to a junk pile on the property. • Upon reinspection, the junk pile has been removed from the property. Case is ABATED and CLOSED.

6053 BURLINGTON ROAD Opened 09/10/24 • Case opened in reference to open storage of indoor furniture near the roadway. • Upon reinspection, the open storage has been removed from the property. Case is ABATED and CLOSED.

6210 RIVERVIEW DRIVE Opened 09/10/24 • Case opened in reference to a covered trailer located at the rear of the yard that has not moved for an extended period. Grass and weeds have begun to grow around the perimeter of the trailer. • A Notice of Violation was prepared and sent

6003 ROLLING ACRES Opened 09/10/24 • Case opened in reference to a junk pile located at the rear of the driveway. • A Notice of Violation was prepared and sent.

809 ROCKHURST DRIVE Opened 09/10/24 • Case opened in reference to a junk pile located in front of the garage. • A Notice of Violation was prepared and sent.

654 SEDALIA ROAD Opened 09/10/24 • Case opened in reference to a junk pile located at the rear of the property. • A Notice of Violation was prepared and sent.

400 SEDALIA ROAD Opened 09/10/24 • Case opened in reference to a junk pile located in the side yard. • A Notice of Violation was prepared and sent.

502 SEDALIA ROAD Opened 09/10/24 • Case opened in reference to a vehicle located beside the driveway that appears to be disabled with tree limbs on top of it, and a motor home partially covered by a tarp located in the rear yard. • A Notice of Violation was prepared and sent.

625 MORGAN SUMMERS ROAD Opened 09/10/24 • Case opened in reference to a utility trailer located at the end of Morgan Summers Road. • After contacting the owner, the trailer was removed. Case is ABATED and CLOSED.

623 MORGAN SUMMERS ROAD Opened 09/17/24 • Case opened in reference to an abundance of open storage of multiple items, located on and around the driveway. • A Notice of Violation was prepared and sent.

6143 BLUE LANTERN ROAD Opened 09/17/24 • Case opened in reference to a semi-trailer located in the front yard of a residential area. • A Notice of Violation was prepared and sent

6137 BLUE LANTERN ROAD Opened 09/17/24 • Case opened in reference to two Nuisance/junk vehicles located in the side yard that do not display a license plate. • A Notice of Violation was prepared and sent.

6117 BLUE LANTERN ROAD Opened 09/17/24 • Case opened in reference to a Nuisance/junk vehicle located beside the driveway with an outdated tag displayed. • A Notice of Violation was prepared and sent.

6102 BLUE LANTERN ROAD Opened 09/17/24 • Case opened in reference to a basketball goal near the roadway in the right of way area. • A Notice of Violation was prepared and sent

6023 BLUE LANTERN ROAD Opened 09/17/24 • Case opened in reference to a disabled vehicle located beside the driveway and is missing the front wheel. • A Notice of Violation was prepared and sent.

6021 BLUE LANTERN ROAD Opened 09/17/24 • Case was opened in reference to open storage of white goods, washer/dryer and refrigerator, stored in the carport. • A Notice of Violation was prepared and sent.

II. Park Engineering Proposal

The Town has consulted with Davis Martin Powell Engineers and Surveyors about plans for the Sedalia Park development. An official proposal for Civil Professional Services has been submitted to the Town for consideration. The proposed park is approximately 4.71 acres. The project involves planning, design and permitting for the proposed park and will include picnic shelters, exercise pavilion, octagonal pavilion, playground, memorial tower, 6ft wide gravel trails, 6ft wide concrete sidewalks, 4ft wide woodchip nature trails, floating dock for pond, parking and offsite road widening. The engineering project includes 4 needed tasks. Services, completed by Davis Martin Powell, are not to exceed the budget of \$40,000.

Councilwoman Wrenwick asked if the Town staff could obtain examples of prior specific park projects completed by DMP (Davis Martin Powell) to confirm the firm's proven track record with executing park related projects.

Administrator Dungee stated that she would reach out to DMP and get more examples for the board to review. She also spoke about the amount of work that Paul has put into assisting the Town with locating a reputable engineering firm to take on the Sedalia Park project over the last several months.

It was suggested that the Town Council postpone approval for the Sedalia Park Project Proposal made by DMP until more proof of prior park projects can be provided.

Administrator Dungee added that the Town Council can consider adopting a resolution to exempt from having to request RFP or RFQ for the engineering services on the park project. The G.S.143-64.31 is only for architectural, engineering, surveying, construction

management at risk services, design-build services, and public-private partnership construction services.

The motion to approve the Resolution to make the engineering services for the Sedalia Park Project exempt from the NC Declaration of Public Policy G.S.143-64.31 was set forth by Mayor Pro Tem Faison, the motion was seconded by Councilwoman Jones. Motion carried.

III. G.C State of the County Address

Mayor Morgan presented the G.C State of the County Address. Guilford County Board of Commissioners Chair Melvin "Skip" Alston will deliver the 2024 State of the County Address on Wednesday October 9th at 5pm at the Union Square Campus in Greensboro. Chairman Alston's remarks will focus on the theme of "Ready, Set, Go!" highlighting the county's commitment and proactive efforts in enhancing renewed energy and purpose. Chairman Alston will also reflect on the County's recent successes and outline key initiatives launched over the past year. The public is welcome to watch the 2024 State of the County Address online through Guilford County's Facebook page and via Zoom.

IV. Storm Helene Assistance

Councilman Sharpe delivered the update on Assistance for Storm Helene. This information comes from Guilford County Emergency Management. Following the devastation from Tropical Storm Helene in Western North Carolina, Emergency Management wants to ensure Guilford County resources can deploy and provide aid as needed. Guilford County Emergency Management is tracking all resource rostering and deployments from Guilford County, including emergency response assets, municipal water assets, shelter staffing, and incident management team personnel. All contributions must be made under a mission number. Any donations not associated with an approved mission number will not be accepted. For more information everyone is encouraged to their local Emergency Management Service.

V. Official Appointment of Planning Board Members

Marian Jeffries, Planning Board Vice-Chair on behalf of the Planning Board has officially recommended the promotion of sitting member Jay Riehle to fill the vacant Chair position. Jay has served on the Planning Board since July 2023 and brings great knowledge and insight to the Planning Board. Jay graciously accepted the nomination, and the Town Council officially appointed Jay as the new Planning Board Chair.

Tyler Thomas, a new Sedalia Resident, was also recommended to the Town Council as a new Planning Board member. Tyler has a vast background in Commercial Project Management, and he is excited to join the Planning Board. The Town Council officially appointed Tyler Thomas as a new member of the Planning Board. Tyler was sworn in by Clerk Shaw.

D. CITIZENS COMMENTS

Annie Holt 6007 Stewart Bend Rd - "Wires/lines are being dug in the area, and they are leaving piles of dirt sitting. Who is doing this? Will they come back and fix this?"

It was confirmed by the Town Council that Lumos is the company in the area doing work to run ground wire for future internet use. There is sometimes a day or so between when they dig up the dirt and when the site is approved to replace the dirt once inspected by site managers.

It was asked if the Town will have large dumpsters set up this fall for community dumping like what was done in the Spring.

There was confirmation from Administrator Dungee that the Town would not have community dumpsters available this fall but would consider doing so next year.

E. ANNOUNCEMENTS

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

- Fall Litter Sweep Saturday October 12th at 9am.
- The next Planning Board meeting will be held on October 17th.
- The next Town Council Agenda meeting will be held on October 28th.
- The next Town Council meeting will be held on November 4th.
- Senior Luncheon December 4th, RSVP no later than November 25th.

Meeting adjourned at 7:49pm


Submitted By:


Brittany Shaw, Town Clerk

Date

11/04/2024

Approved By:


Howard Morgan, Mayor

(SEAL)



