



SEDALIA TOWN COUNCIL MEETING
Virtual
May 3, 2021
7PM

Minutes

- **OPENING:** The regular scheduled meeting for the Town of Sedalia was called to order at 7:00 pm via Zoom 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:** Mayor Morgan, Mayor Pro Tem V. Jones, Councilwoman Wrenwick, and Councilwoman O. Jones
- **ABSENT:** Councilman Meachem

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 the minutes from the previous meeting was made by Mayor Pro Tem V. Jones and seconded by Councilwoman O. Jones. Motion carried.

C. DISCUSSIONS/REPORTS/GUESTS

I. Code Enforcement Report

Ms. Ruth Emory with ACE provided an update. At **5904-5910 Blue Lantern Road**, the case was opened due to minimum housing violations on a deteriorated mobile home and a stick-built structure. A hearing was scheduled for April 15th, but the owner did not appear. A Finding of Fact has been sent; the owner has 30 days to renovate or demolish the structures.

At **401 Sedalia Road**, one disabled/junked vehicle remains. The owner is unable to remove the vehicle due to wet ground. Officer walked the property with the owner. Additional time has been given for grounds to dry out well enough for the owner to remove the vehicle. At **6252 Burlington Road** a hearing has been scheduled for May 20th regarding multiple disabled vehicles located on the property. At **204 Martingale Drive**, a complaint was received regarding multiple untagged and disabled vehicles on the property. Three of the vehicles were to be moved. Also, open storage of tires, vehicle parts, and other items in the driveway. A Notice of Violation/Notice of Hearing was sent because this is a repeat violation. Hearing is scheduled for May 13th.

At **6259 Burlington Road**, demolition and renovation of the house is progressing. There were delays in getting building permits and electrical connection. The front porch was demolished and rebuilt to meet current building codes. It is anticipated renovation will be completed by July 2021. At **6117 Blue Lantern Road**, case opened for discarded garbage bags and open storage. A hearing was scheduled, but the owner did not appear. A Finding of Fact was sent; the owner has 15 days to remove the open storage.

At **6021 Blue Lantern Road**, a Notice of Violation was sent for an overgrown lot. At **6141 Blue Lantern Road**, a Notice of Violation was sent for an overgrown lot. It was noted part of lot has been mowed.

Case abated and closed at **304 Martingale Drive** (open storage of discarded items), **6117 Blue Lantern Road** (overgrown lot), and **6119 Blue Lantern Road** (overgrown lot).

There was a question about the vehicle parked in the road right-of-way at **304 Martingale Drive**. There is no violation for parking a licensed vehicle in the right-of-way. The owner has plans to move the vehicle to the driveway. Ms. Emory will follow up with the owner.

II. Adoption Proclamation for Municipal Clerks Week

Mayor Pro Tem V. Jones read the Proclamation for the Annual Professional Municipal Clerks Week held May 2 to May 8, 2021. Appreciation is extended to the Town's Professional Municipal Clerk, Cam Dungee, and to all Professional Municipal Clerks for the vital services they perform and their exemplary dedication to the communities they represent. Clerk Dungee added the proclamation had been revised since the Council's agenda meeting to state it as an annual recognition during the first week in May. Therefore, the Council would not need to vote to adopt a proclamation each year.

MOTION to adopt the Proclamation for Municipal Clerks Week was made by Mayor Pro Tem V. Jones and seconded by Councilwoman O. Jones. Motion carried.

Clerk Dungee will frame the Proclamation and display it at the Town Hall.

III. Adopt Resolution for Juneteenth Day

Mayor Morgan read the Resolution Adopting Juneteenth Day as an Official Holiday. He stated it was an honor to be reading this resolution. The Town of Sedalia proclaimed on the 19th of June, the Town will remember our great history of culture, courage, and triumph. Juneteenth is a day the Town will celebrate family, friends, community, and life.

MOTION to adopt the Resolution for Juneteenth Day was made by Mayor Pro Tem V. Jones and seconded by Councilwoman Wrenwick. Motion carried.

Clerk Dungee will frame the Resolution and display it at the Town Hall.

IV. Review Adoption of Development Ordinance Revisions

Clerk Dungee reviewed the remaining revisions in the development ordinance. She noted the development ordinance will need to go to public hearing with the Planning Board later this month.

V. PCC Site Visit/Scope of Work/NRPA Grant Application

Clerk Dungee reported on activities related to the proposed walking trail on Dansby Drive. The Town and Piedmont Conservation Council (PCC) conducted a site visit and PCC prepared a Scope of Work. It was noted the maximum length of trail would be one-half mile; a longer trail would require additional property. Although the property is four acres there are site restrictions that limit the trail length. There was discussion about crossing the trail over to another town owned lot on Simmons Lake Drive, but that property is not

suitable for trails. The Town will look at possible property exchanges to acquire additional property to build a longer trail. A District Conservation Manager with Guilford County Soil and Water Conservation provided an evaluation of the pond located on the property.

PCC's Proposed Scope of Services include three phases that address planning, construction, and maintenance of the trail. It is estimated it could take one year to complete the project. A grant application has been submitted for the project requesting \$300,000 to \$500,000. Clerk Dungee and PCC worked hard on getting everything in by the April 23 deadline. Mayor Morgan asked when grants will be awarded. Clerk Dungee responded decisions regarding the grants will be made around May 20th.

VI. Duke Energy Additional Streetlighting Report

Councilwoman O. Jones provided an update on the streetlighting project. The Council approved a service agreement with Duke Energy to install 16 new streetlights on existing poles, and upgrade three streetlights to 150-watt bulbs. All streetlights will be located along U.S. Highway 70/Burlington Road. Clerk Dungee noted three additional streetlights are needed. One is needed just west of Zaxby's, another between the old Town Hall and the Sedalia Road intersection, and another between the Sedalia Post Office and Charlotte Hawkins Brown Museum Visitor Center. Two streetlights have been requested by residents on Simmons Lake Road, and there is a damaged streetlight that needs to be repaired or replaced on Dansby Drive. The cost for the new streetlights is unknown but was estimated to be an additional \$206/month or \$7,435 over the next three years.

There was a brief discussion about construction of a "Welcome to Sedalia" sign. Since the railcar has been removed, this may be a good location for the sign, as the Council has discussed many times over the years. The cost for construction of a sign unknown. Also, permission from the property owners is needed, and there may be expenses related to site preparation. Mayor Morgan suggested following up on the idea and contacting the property owner.

VII. Mayor's Water & Sewer Follow-up Meeting

Mayor Morgan reported over the past couple of weeks there have been discussions about the American Rescue Plan (ARP) and funds that will be available for Cities and Towns. The Guilford County manager held a meeting with the Town mayors to discuss projects of interest. The top item on the list from all Towns was water and sewer. During the meeting, one particular board member with the City of Greensboro was more open to providing water and sewer to Sedalia, when in the past they had not been in agreement.

Mayor Morgan indicated towns also will be able to get grants through the ARP Act. These are long-term grants with low interest rates. However, the County still is not sure what projects the money provided through this act can be used for, and there is a need to determine if there will be any restrictions. In addition to water and sewer, many of the Towns want to use the money for trails, affordable housing, and broadband. Councilwoman Wrenwick added she contacted the City of Greensboro IT Department to discuss getting reliable broadband connections for Sedalia. She was informed broadband may be installed along U.S. Highway 70 from Greensboro to Burlington. She plans to attend a meeting on the project.

D. CITIZENS COMMENTS

*Howard Morgan, 6208 Blue Lantern Road, expressed concerns about several target shooting incidents within the Town. In one incident, the sheriff told the residents they were within the legal limits of shooting an automatic rifle. This is not true for Sedalia, so we need to find out why the county seems unaware of the Towns firearm ordinance. On the second incident, the sheriff met with those shooting, which the location was the same address as the first incident. It was a small group of young people in a backyard close to a house. Mayor Morgan asked Clerk Dungee to send the property owner a notice and a copy of the firearms ordinance, so they are aware that target shooting within the Town limits is prohibited.

E. ANNOUNCEMENTS

All regular scheduled meetings will continue virtually on the Zoom platform until further notice. Each meeting will begin at 7:00 pm.

- The next Planning Board meeting will be held on May 20th, which will also be a public hearing to consider adoption of development ordinance revisions.
- The next Town Council Agenda meeting will be held on May 24th
- The Town Hall will be closed on May 31st to observe Memorial Day.
- The next Town Council meeting will be on June 7th, which will be the second public hearing to consider adoption of the development ordinance revisions.

Meeting adjourned.

Submitted By:

Approved By:

Cam Dungee, Town Clerk

Howard Morgan, Mayor

Date

(SEAL)