



**SEDALIA TOWN COUNCIL MEETING  
SEDALIA TOWN HALL  
6121 Burlington Road  
May 2, 2022  
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:** Mayor Morgan, Councilwoman O. Jones, and Councilwoman Wrenwick. Mayor Pro Tem Faison attended via Zoom.

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

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

**C. DISCUSSIONS/REPORTS/GUESTS**

**I. NC 24<sup>th</sup> District Attorney Candidate**

Mayor Morgan introduced Crystal Boyce, the wife of District Attorney candidate Brenton Boyce. Ms. Boyce introduced her husband. She stated he wants to bring change to the court system. He has over 15 years as a criminal and civil attorney, and degrees in economics and law. He worked in Mecklenburg County, started his own practice in Greensboro, and also teaches at N.C. A&T State University.

Mr. Boyce stated he is basing his campaign platform on fairness, efficiency, accountability, and transformation. For fairness, he stated everyone will be treated on a case-by-case basis, not treated as a file. For efficiency he will not waste time and will prioritize the right cases. There is currently a backlog of cases. Less serious cases have been prioritized and many of these cases should not go to trial. For accountability he plans to meet with people. If there is a problem, he wants to address it in person. He stated it is time to transform and think outside the box. He urged everyone to make "Boyce Their Choice" and vote for him. He answered a few questions relating to victim's rights and how victims have the right to be informed on cases that involve them. He spoke on policing and how it is helpful to have a cohesive community that looks out for each other.

**II. Code Enforcement Report**

Clerk Dungee provided the update in Chris Curry's (Alliance Code Enforcement) absence.

At **6259 Burlington Road**, the house caught fire and was being renovated. Renovation is almost complete, but Mr. Curry has not been able to contact anyone at the home. Mr. Curry is posting the property, but no one is seeing it and all the numbers have changed.

Clerk Dungee commented the owner has passed away. At **6117 Burlington Road**, case opened due to nuisance, junk, trash, debris, minimum housing violation and junk vehicle. There is still no progress. An ordinance to be voted on will be prepared for next month's meeting. There was an ordinance for demolition prepared in the past, but the owner started doing work and it was never followed through on.

At **6103 Gateway Drive**, case opened due to nuisance vehicle, trash, debris, and junk piles of trees. Progress has been slow, but abatement is happening. Monitoring will continue. Councilwoman O. Jones commented there are a lot of cars on the property. Also, there are a lot of trees on the ground. Clerk Dungee commented if the vehicles have current tags, it is not a violation. At **401 Sedalia Road**, case opened due to three inoperable vehicles. Two of the vehicles now have covers; the third vehicle remains to be covered or removed from the property. At **604 Rockhurst Drive**, case opened due to nuisance, fallen fence and junk stored in the yard. At **312 Grand Oaks Drive**, case opened due to a fallen fence. A hearing was held. The owners have a contract and repair work should start around May 12<sup>th</sup>.

At **6202 Riverview Drive**, case was opened, and a letter will be sent to the property owner regarding a loose dog that is being aggressive towards people walking in the neighborhood. At **6309 Rolling Acres Drive**, this is an old case that will be reopened. The home was being remodeled, but work has stopped. A new letter will be sent. Mayor Morgan suggested checking to see if the owner's building permit may have expired.

Cases at **606 Rockhurst Drive** (junk vehicle) and **6125 Burlington Road** (fallen tree) have both been abated and closed.

Note: The Town Clerk received complaints of loose dogs on Weddingbrook Drive, Riverview Drive, and Gateway Drive. These issues will be reported to the Code Enforcement Officer. Also, the Town Clerk has reported cases of high grass at 6124 Burlington Road and 6202 Creek Lane.

### **III. Vote on Town Sign Proposal**

Mayor Pro Tem Faison reported on the Town sign proposals from Innovative Signs & Graphics, Syntech Architectural Signage, and Gate City Signs and Graphics. She noted the Innovative Sign & Graphics quote is higher due to the addition of arms on the sign to hang plants; however, the quote is higher even without the arms. Councilwoman Wrenwick asked if the Town should get quotes for arms for the other two proposals. Clerk Dungee responded the longer the Town waits to accept a proposal the more likely the cost of the sign will change. It was noted the arms are for hanging floral baskets. Ms. Broadie commented the Town could consider planting around the signs rather than having arms for hanging floral baskets. Mayor Pro Tem Faison responded someone would need to plant and maintain any flowers around the sign. The Council agreed the proposal from Syntech Architectural Signs best met the Town's needs and budget. Councilwoman Wrenwick asked if the quote includes installation for both signs. It was noted that during the meeting Syntech Architectural Signage indicated the quote included installation of both signs.

**MOTION to accept the sign proposal from Syntech Architectural Signs for \$7,453 was made by Mayor Pro Tem Faison and seconded by Councilwoman Wrenwick. Motion carried.**

Mayor Pro Tem Faison will contact Syntech Architectural Signage to inform them the Town accepted the proposal, but the Town cannot move forward with payment until the new budget year starts on July 1. It was unclear if a new graphic of the Town's seal was needed so Councilwoman Wrenwick stated she will put \$8,000 in the budget for the signs.

#### **IV. Vote on Proposal from Timmons Group**

Mayor Morgan reported on the Timmons Group Water and Sewer Feasibility Request. The cost is \$500. The developers of the proposed Smith family property development informed the Town it needs to be the one to submit the water and sewer feasibility request to the City of Greensboro. It was noted the request for water and sewer is only for the business district and proposed future development, not for the entire town. Councilwoman Wrenwick commented this is considered an economic development project. The Town can consider the Town's needs outside of this area in the future. There were a couple of questions regarding the cost of the request and what was included. Mayor Morgan stated the cost covers the preparation of the water and sewer feasibility request. It is unclear whether there will be an additional fee when the request is submitted to the City of Greensboro. He added the Greensboro City Council will review the request and vote on it. This request does not include any costs associated with permitting or construction.

**MOTION to approve the payment of \$500 for the Timmons Group Water and Sewer Feasibility Request was made by Councilwoman Wrenwick and seconded by Councilwoman O. Jones. Motion carried.**

#### **V. Vote on Proposal from Carey Sound, AVL**

Clerk Dungee stated the Town would like to be able to hold hybrid meetings (meeting in person and virtually) and contacted Carey Sound, AVL to provide a proposal on the equipment needed. A representative from Carey Sound, AVL visited the Town Hall to determine the needs and room size and submitted a proposal with an estimated cost of \$11,568 to provide and install audio and video services.

The Council members expressed concerns regarding the cost. Also, there were questions regarding the need for all the equipment listed and would like a company representative to give a presentation regarding the equipment listed in the proposal. Clerk Dungee commented the funds would come from the ARP grant monies, not the general budget. If the grant monies are not used the Town will need to return the funds. During the previous meeting there were no concerns and they Town was ready to move forward. Due to the new concerns, Councilwoman Wrenwick suggested the Town get more estimates to compare cost from other companies. Mayor Morgan suggested contacting other small Towns to see what they are doing and which companies they use. Mayor Pro Tem Faison asked about the deadline for the ARP grant monies to be spent. Councilwoman Wrenwick responded the funds must be allocated by 2024 and spent by 2026.

#### **VI. Nominations for Filling Council Vacancy**

Mayor Morgan reported Councilwoman Valerie Jones resigned from the Sedalia Town Council on Tuesday, April 5, 2022. The Town and Board of Elections both received the

official notice. The Town Council needs to appoint, by resolution, someone to serve out her term until November 2023. The Town Council developed a list of potential candidates. Each will be contacted to see if anyone is interested in serving. The statute does not set a time frame for a replacement to be appointed. It was noted whatever method the Council uses to identify candidates for appointments, the Town may receive or create records of the names and qualifications of those candidates, and these materials are public record. The person appointed will serve until the next election even if the original term would extend beyond the next election. The person appointed may later run for the seat and be re-elected, otherwise the appointment will end when someone else is elected to that seat.

Mayor Morgan asked the meeting attendees if anyone is interested or knew of anyone interested in serving on the Town Council to contact Clerk Dungee. One meeting attendee asked if two members of the same family can serve on the Town Council. It was noted that it is not common but has happened in other areas.

## **VII. 2022 Spring Litter Sweep Update**

Councilwoman O. Jones provided a report on the litter sweep event held on April 23<sup>rd</sup>. She stated several volunteers picked up trash along the roadside. Iron Mountain provided shred services and the Charlotte Hawkins Brown Museum provided space for the shred truck. The Town made arrangements with Republic Services for a dumpster for the Town's resident to dispose of unwanted items. The dumpster was monitored by volunteers, and it was filled up around 5 pm. Councilwoman O. Jones thanked all volunteers for their participation in the event. She stated nothing is possible without the help of community. Mayor Morgan also thanked all volunteers. Clerk Dungee commented this was the first time three activities took place during the event at the same time. She also noted the dumpster was not as full as it has been in the past.

## **D. CITIZENS COMMENTS**

\*Clarence Meachem, 201 Dansby Drive, stated even though he is no longer on the Town Council, he plans to be involved and wants to continue working to get his road paved. He commented he tried to have the County assess the property owners, but the County no longer does this. He hoped the property owners would be assessed a small amount and have it spread throughout 10 years. The two NCDOT staff members he had spoken with are retired now. He learned from NCDOT the Town can use a portion of the Powell Bill grant money to bring the road up to standard, and then they would take it over. Mayor Morgan responded the Town provided a survey and later had the road graveled. The road was opened up so the garbage trucks and other vehicles could get through. Mr. Meachem responded the road is a mess now with potholes, and instead of gravel he would like to see it paved. Mayor Morgan responded the Town will investigate it. Councilwoman Wrenwick commented when she petitioned NCDOT to take over her road there had to be at least six residences on the road for the NCDOT to consider it.

\*Teresa Austin, 210 Cushman Road, stated that she has been in the nursing field for over 30 years, and has noticed in the past few weeks very few are wearing masks. She stated she was grateful to see those at the meeting were wearing masks. She wanted to remind

everyone that COVID-19 is still out there, and even if you do not get very sick, sometimes the aftereffects can be horrible.

\*Stephen Brown, 707 Weddingbrook Drive shared information of what he did to help get his road paved years ago. The property owners paid a small amount of the cost to get the work done. He added he is now 90 years old and wants everyone to know that he did something while he was here.

\*Shinita Wrenwick, 6201 Bogues Way, commented she attended a seminar regarding the ARP funds. The Town can recruit non-profit organizations that have abilities that the Town does not have. She suggested sponsoring youths at academic camps, not sports camps. Academic camps can be funded with ARP funds. This could be a way for the Town to use the funds to help students. She added she can contact the principals or guidance counselors at Sedalia Elementary, Eastern Middle and Eastern High Schools. She noted the form must be filled out by the non-profit organization. Mayor Pro Tem Faison supported the idea. Ms. Austin suggested the Town consider developing an internship program for high school or college students to help prepare the next generation.

#### **E. ANNOUNCEMENTS**

All regular scheduled meetings are held at the Sedalia Town Hall. Each meeting will begin at 7:00 pm.

- The next Planning Board meeting will be held on May 19<sup>th</sup>
- The next Town Council Agenda meeting will be held on May 23<sup>rd</sup>
- The Town Hall will be closed on May 30<sup>th</sup> for Memorial Day
- The next Town Council meeting will be held on June 6<sup>th</sup>

Meeting adjourned.

Submitted By:

Approved By:

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

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Howard Morgan, Mayor

\_\_\_\_\_  
Date

(SEAL)