



SEDALIA TOWN COUNCIL MEETING
SEDALIA TOWN HALL
Aug. 6, 2018
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, Councilman Meachem, Councilwoman O. Jones, Mayor Morgan and Mayor Pro Tem V. Jones were all present at roll call.

It was noted that the Planning Board appointment for Marian Jeffries should be added to the agenda.

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

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

C. DISCUSSIONS/REPORTS/GUEST

I. NCDOT Road Repair Updates

Mayor Morgan gave a report on the updates from Mike Mills with NCDOT. During one of the previous Town Council meetings, Mr. Stephen Brown, who lives in Imperial Estates, mentioned his concern with the condition of the road repairs that were done in his surrounding neighbourhood. Mr. Sebastian King happened to be attending that meeting and he contacted Mike Mills regarding this matter. Mr Brown stated that the roads were repaired by placing several patches in all different areas of the road. The appearance is poor, which could possibly bring the property values down, and it seems as if DOT could have resurfaced the entire road instead of the many patches that were put in. During the 1st week of June, the town was informed that NCDOT would be providing an investigation on the repairs to the roads. After a follow up from the Town Clerk around the end of July, the Town Council learned that these roads had been patched out ahead of a retreatment contract for Guilford County, which has already been let and awarded, however, the contractor will not begin work on this contract until next April 2019. Therefore, they will be going back out to these roads, as well as to the other roads listed in the entire retreatment contract, to ensure that the patches are smooth and will not create any rideability issues when the contractor begins placing the retreatment surface next spring. Mr. Brown and the Council were thankful that this matter is being handled in a timely manner.

II. Planning Board Meeting Update / Appointment of Marian Jeffries

Chairman Robert Jones gave an update from the last Planning Board Meeting, held on July 19th. The board continued in their training from the School of Government and they were in Module 10, concerning Conditional Use and Special Use Permits. Mr. Jones gave some definitions on permitted uses and he gave reference to an article on ordinances and zoning, which was written by David Lawrence with the School of Government.

The Town Council acknowledged the great work that Marian Jeffries has done as an alternate member of the towns Planning Board and stated that they are honoured to appoint her as a regular member. Mrs. Jeffries has served as an alternate since 2014 and the town is very grateful for the true commitment and dedication that has been shown by her. The Council is looking forward to the many years to come.

MOTION to approve appointing Marian Jeffries to the Town of Sedalia Planning Board as a regular member, was made by Councilwomen Wrenwick. A seconded was made by Councilwomen O. Jones. Motion carried.

III. Code Enforcement Update

Brandon Emory, with Alliance Code Enforcement, was unable to attend the meeting. In his absence, Councilwomen Wrenwick gave a brief report on the towns open cases. The list of addresses included in the ongoing cases were: 6200 Rolling Acres Drive, 6270 Burlington Rd, 6117 Blue Lantern Rd, 401 Sedalia Rd, 6117 Burlington Rd, and 6309 Jennie Dr. The newer cases included: 6252 Burlington Rd, 6110 Blue Lantern Rd, 6260 Burlington Rd, 6212 Burlington Rd, and 607 Sedalia Rd and 6103 Blue Lantern Rd. The property owners for most of the older cases have been working to become compliant and are getting pretty close. There are a few who are not showing any progress and the town will continue moving forward with the necessary course of action. The Council also discussed the 3 submitted bids that came in regarding the needed asbestos inspection at 6200 Rolling Acres Drive. They decided on quote #1 from Abatemaster.

IV. Town of Sedalia Annual Reports

Councilman Meachem gave a report on the list of annual reports that are mostly state required. It was added that most people are not really aware of what all goes into operating a city or town and making sure it remains a viable and sound municipality. This list helps provide a better understanding of all that's required by the state of North Carolina.

Board Meetings (Council & Planning Board Meeting)

In addition to its being required or very necessary, municipalities are expected to hold regular board meetings and document minutes of those meetings. It is also required to provide at least 3 services to the residents of that particular jurisdiction. Finance Reports- Cities and towns are required to make sure budgets, audits, and finance reports are presented and are made available for public viewing within a timely manner. This information shows transactions of all revenues and expenditures. Solid Waste Annual

Report- All municipalities and counties in North Carolina are required to complete this annual report concerning solid waste management services and activities (G.S. 130A-309.09A). Failure to report could result in the community being excluded from receiving solid waste disposal tax distributions and state recycling grants. Workers Comp Self-Audit Report-The town pays a deposit premium based on the estimated payroll. At the end of the policy period, NCLM conducts an audit to compare those estimates against the actual payroll amount. Adjustments are made if the estimated payroll and the premium is different. LUCA Report- Local Update of Census Addresses is an opportunity offered to tribal, state, and local governments to review and comment on the U.S. Census Bureau's residential address list for their jurisdiction prior to the 2020 Census. The Census Bureau relies on a complete and accurate address list to reach every living quarters and associated population for inclusion in the census. Powell Bill Grant Application-Powell Bill allocations are made to incorporated municipalities which establish their eligibility and qualify per North Carolina General Statute 136-41.1 through 136-41.4. Each section is due three different times throughout the year. Certified Statement, Expenditure Report and the Municipal Street Fiscal Data Report. Jordan Lake Annual Report- The Jordan Rules require that the division develop a Nutrient Load Accounting Tool to estimate nutrient loads from new development, and changes in loads due to use of Stormwater Control Measures. The Jordan Rules required the division to create a New Development Model Program for use by local governments. Local governments are required to submit Annual Reports to the Division's Planning Branch staff by Oct. 31 of each year. Workers Comp Renewal Application- Insurance renewal of town coverage that provides compensation for employee's medical bills, lost wages, or rehabilitation, if they are injured on the job. Property & Liability Insurance Renewal Application- Insurance renewal of town coverage carried through the Property and Casualty Trust (aka the Interlocal Risk Financing Fund of North Carolina - IRFFNC) administered by NC League of Municipalities. Boundary & Annexation Report- The Boundary and Annexation Report is to help keep boundary records accurate for the Census Bureau. As of March of 2018, small town local governments in Guilford are no longer required to complete this report. The county will submit this information on the towns behalf.

V. Reported Complaints

Cam Dungee, Town Clerk, gave an update of some of the complaints that came in and how they were reported. An incident was reported regarding someone who drove near Gateway Drive and dumped trash out of their vehicle. The act of dumping is against the law and the town tries to make sure people understand that its not taken lightly. This individual was being watched by someone and that person was able to take down their license tag, get a description of him and the car. That information was turned into the Sheriff's Office and an Officer was able to track them down. In another incident, several times throughout the year, residents contact the town hall about different individuals who choose to ride dirt bikes and 4-wheelers on the road in the community. These type bikes are designed to be ridden off-road, and this is also against the law. They are loud, dangerous and disturbing to

the neighbors. One family resides on the corner of Rockhurst Dr. & Rolling Acres Dr, and they have been contacted many times. The Sheriff was also informed of this as well. All neighbors who witness this are instructed to take footage (pictures and videos) and make sure it's reported to the Sheriff's Office every time it happens. The Town of Sedalia does not appreciate folks who deliberately disobey the law.

VI. Additional Streetlight Updates

Councilwomen O. Jones gave an update on the status of the additional streetlights the Council is planning to add in the town. The Town Clerk was able to speak with Deborah Oakley, the Engineering Technologist, and she sent lighting contracts to be signed for Rockhurst Dr, Simmons Lake Dr, Dansby Drive and Bethel Church Rd. Duke Energy is still waiting to get approval on the NCDOT encroachments for each road except Dansby Dr. They were still working on Burlington Road, trying to get a better map. The first four contracts have now been sent. The Clerk advised that the county mapping dept. usually does a good job providing maps of certain areas, so she could ask them to help. The county did prepare maps for the town; they printed a 16 x 24 map that identifies each power pole on Burlington Road. Also, they printed several aerial photographs that allows us to see the power poles. The Clerk went by to pick those up. In the meantime, she emailed Deborah Oakley a copy of the map that, which identifies each pole. Once Duke Energy is able to complete the measuring process and determine where the lights are needed so that things are uniform, they should be following up again with the lighting contract for Burlington Road.

VII. Car Show & Food Truck Rodeo

Mayor Pro Tem V. Jones gave a final update on things concerning the upcoming car show. Regarding advertisement, the Town Council will be using a banner, 4-yard signs, well over 600 fliers have been passed out at other car shows, and letters & emails have been sent to business owners to drum up sponsor participation. In sponsorship so far, the town has donations from Weaver Investment, Paul Lowe (County Planner), and McDonalds. We're hoping to have more sponsors the closer we get. The trophies have been ordered and the classes are as follows: 1954 and older, 1955 to 1965, 1966 to 1976, 1977 to 1987, 1988 and up, Best of Show, Best Original and Best Modified. Most people who are planning to attend usually show up to register the day of, so we'll need to get started early. Right now, only one food truck has signed up and one non-food vendor. For music, we plan to use a playlist or Spotify with the town amplifier. There will be an area set up with some kid activities. Areas where volunteers are needed are: Parking, registration, collecting donations, kid's area and judges. This event will be the towns 1st car show, so everyone is excited and hoping for a great turn out.

D. CITIZENS COMMENTS

Please state your name and address before any comment or question

* Marian Jeffries, 607 Sedalia Road, asked about the Evolis Radar Speed Sign and when it should be delivered.

Cam Dungee, Town Clerk, answered that she couldn't remember how many weeks it would take to be delivered, but she would look into it. She feels like it has been a while.

* Stephen Brown, 707 Wedding Brook Dr, stated that as he was watching the news about the wildfire and how fast it was spreading, it caused him to start thinking about the area he lives in. Most everyone knows that there is only one way in and one way out of the Imperial Estates subdivision. He said he was thinking how if there was some type of emergency like a large fire, he and the other residents would struggle getting out, while emergency vehicles are trying to come in. This was concerning to him and he was wondering if the Council would consider putting in an alternate exit.

The Council discussed some of the alternate options that could possibly work, which included paths running off Rolling Acres Drive (west), Rockhurst Drive or Gateway Drive. They also discussed how agreements from property owners would need to be put in place, how wide these paths would need to be and how they would be maintained over time.

Mayor Pro Tem V. Jones reminded everyone that Sept. 7th is National Night Out. It's always on the first Tuesday in August. She's wanted Sedalia to be involved, but this time around it snuck up on her and there wasn't much time to plan anything. However, if anyone is interested, Greensboro holds gatherings for this event and it would be nice to get more people to participate.

Mayor Morgan thanked everyone for coming out.

Meeting adjourned

Submitted By:

Approved By:

Date

(SEAL)