



**SEDALIA TOWN COUNCIL SPECIAL MEETING
SEDALIA TOWN HALL
6121 Burlington Road
August 31, 2022
7PM**

Minutes

- **OPENING:** The special Town Council meeting for the Town of Sedalia was called to order at 7:00 pm at the Sedalia Town Hall by Mayor Pro Tem Faison.
- **PRAYER:** Time was allotted for silent prayer and meditation.
- **PLEDGE:** Time was allotted for pledge to the U.S. Flag.
- **ROLL CALL:** Mayor Pro Tem Faison, Councilwoman O. Jones, Councilwoman Wrenwick, and Councilman Sharpe
- **ABSENT:** Mayor Morgan

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

B. Edit minutes from the previous meeting - none.

C. DISCUSSIONS/REPORTS/GUESTS

I. Guilford County ARP Project Funding Request

Mayor Pro Tem Faison stated the Town has an opportunity to receive American Rescue Plan (ARP) funding. The Council needs to vote whether to pursue the funding and decide on project options. The special meeting was scheduled due to the need to submit the fund applications as soon as possible; the next Town Council meeting is not until September 12th.

Clerk Dungee stated Guilford County established a project list for towns to receive ARPA funding. Sedalia learned about the funds later than other county cities and towns. Sedalia contacted Guilford County and was told to develop a request list. The funds are limited at this point, and the county may not be able to provide any funds to the town. However, if the Towns want to submit a request for funds, they must develop a list, have it approved by the Town Council, and forward the request to Guilford County.

The Town Council must approve the project list at a public meeting. Therefore, due to the urgency, a special meeting was called rather than wait until the September 12th Town Council meeting. Concerning a separate request, several months ago, a developer presented a potential Town Center/mixed-use development to the Town that cannot be constructed without water and sewer service. Therefore, the Council has been considering water and sewer infrastructure since the cost would be significant. These projects were highlighted on the screen. Other highlighted projects to be considered include administrative expenses, broadband, stormwater projects, education assistance, and personal protection equipment (e.g., masks, gloves, etc.). Mayor Pro Tem Faison suggested including walking trails and street repairs. Clerk Dungee responded the Town has Powell Bill funds for street repairs. Councilwoman Wrenwick added the Town should not use ARP funds for street repairs

because there is another bill that is proposed for road and bridge infrastructure. If the Town uses ARP funds, it will not be able to use the funds from the road and bridge infrastructure bill when it is approved.

Guilford County requested collaborative ideas or project proposals to assist the community with near-term and long-term growth and recovery, response to COVID-19, and its negative economic impacts. A collaborative proposal may be defined as one that involves a partnership with the County and/or other community stakeholders such as non-profit service providers, private industry, foundations, educational institutions, or other county municipalities. Proposals must clearly demonstrate eligibility under ARPA guidelines.

Planning Board Vice-Chair Jeffries suggested medication assistance (medical expenses) for residents.

Helen Quick-Brooks, 212 Grand Oaks Dr suggested requesting funds for additional streetlights (i.e., safety). She also asked about the status of the sidewalk project. It was noted ARP funds are used to address COVID-19 so sidewalks probably would not qualify; however, funds from the Powell Bill grant could possibly be used for sidewalks. Also, the sidewalk project was delayed when the U.S. 70 widening project was proposed. The Town did not want to construct sidewalks, then have them removed when the road was widened. Lillie Menseh, 6112 Gateway Drive, agreed with additional streetlights noting it is very dark in her area. She commented several streetlights do not work and police have arrested people that were hiding in the woods near that area. Councilwoman Wrenwick commented if she provides the Town with an address where lights aren't working, then the streetlights can be reported to Duke Energy for repair.

Stephen Brown, 707 Wedding Brook Drive, commented that he was informed Spectrum service was being installed in the Imperial Estates subdivision. It was noted this is not a Town project. Randy Boles, 6202 Riverview Drive, stated reliable broadband service is important because a lot of people now work from home. Councilwoman Wrenwick commented North State informed the Town they are working to install broadband for \$39.99/month for those interested. It is a state initiative and probably funded through ARP. The focus is on small communities, and it was supposed to start in the fourth quarter. There have been some delays, but plans are still in the works.

Debbie Drewyor, 6204 Burlington Road, stated she was assured water and sewer service was for the Town Center and new development only and asked if stipulations in the grant would require all Sedalia residents to connect to water and sewer. She also suggested the Town consider affordable housing. Clerk Dungee responded she reviewed some of the questions and the request application includes very specific information on how the funds will be used, the purpose, and how funds are managed. It appears it would be difficult to request funds for a specific request, but use the funds awarded for something different, as documentation would need to be provided to verify use. It was noted the Town still does not know if it will receive water and sewer service from Greensboro related to the Town Center. Dana Sykes, 6207 Riverview Drive, and many others commented they do not want city water and sewer services. Clerk Dungee clarified the Town is pursuing water and sewer services for the new development only and additional meetings will be held if the Town ever plans to extend water and sewer services to existing development. Al Rucker, 904

Rockhurst Drive, suggested drinking water treatment for wells be included. He has filters, but good drinking water is an investment, and it is important to ensure wells are safe.

Mayor Pro Tem Faison explained the reason the Town was taking names and addresses was to have an updated contact list for residents. She encouraged everyone in the community to participate in the Town's meetings, so they receive correct information. She was happy to see everyone attending the meeting.

Councilwoman Wrenwick commented property on Dansby Drive was donated to the Town and there are plans to develop a walking trail on it. However, delays have occurred due to the proposed new development and the need to update the Town's Land Use Plan. Hunter Boles, 6202 Riverview Drive, is interested in the walking trail and willing to help. She also supported the Town's proposed application for administrative expenses. Dana Sykes, 6207 Riverview Drive, also is willing to help with the walking trail.

Helen Quick-Brooks, 212 Grand Oaks Drive, asked about the funding source. It was noted there is \$45,000,000 available and other county cities and towns are applying for funds. Since the Town was late learning about this and is late in applying, it is unclear whether the Town will get any funds, but the Town will submit request regardless. Clerk Dungee commented the Town has also been working other projects such as the walking trail. There was a preliminary evaluation. The cost for the proposed trail is \$200,000. The Town planned to get volunteers and contractors, but work has been delayed by the need to address the proposed new development and update the Town's Land Use Plan.

Eugene Roddy, 627 Morgan Summers Road, asked about getting streets cleared during snow events. Clerk Dungee responded NCDOT is responsible and clears the main streets first, then the secondary roads. The Town pays for clearing the Town Hall parking lot and Blue Lantern Road at its intersection with Sedalia Road. Mr. Roddy added maybe residents could help or funds could be used to purchase salt. Mayor Pro Tem Faison suggested a committee to investigate the options.

Christina Purvis, 804 Rockhurst Drive, commented she is on the Town's email list, but has not been receiving information. Clerk Dungee will update her contact information and stated information is also posted at the Town Hall and the post office. Mayor Pro Tem Faison encouraged her to attend the meetings to keep updated. Ms. Purvis added that she doesn't go to the post office, and why should she have to go out of her way to find to get updates from the Town.

Lenore Gasiorowski, 809 Rockhurst Drive, suggested installing speed bumps or additional stop signs on Rockhurst Drive. Clerk Dungee responded the Town tried to install speed bumps on Sedalia Road, but NCDOT would not allow it. Mayor Pro-Tem Faison noted it is unclear if ARP funds can be used for this type of project. Councilwoman Wrenwick commented the Town can inform the sheriff and NCDOT about issue. Hunter Boles, 6202 Riverview Drive, commented if speed bumps cannot be used if there is another type of installation that can be used. Clerk Dungee commented the Town investigated rubber speed bumps nailed to the ground. However, NCDOT has several road regulations and also traffic studies that would be needed. The Town can contact NCDOT again since traffic has been increasing over the years. Councilwoman Wrenwick asked if painted speed bumps would work. It was unclear since after people got used to it, it may no longer be effective.

Jesse Walker, 665 Sedalia Road, contacted the highway patrol regarding speeding on Sedalia Road and was told someone would investigate it. He noted as the Town grows, there needs to be something to control speed. The radar speed sign helps, but it is not totally effective. He tried to get the speed limit lowered from 45 mph to 35 mph, but NCDOT could not lower the speed limit. He will ask NCDOT again since it is a rural road, but now it is more heavily populated.

Councilman Sharpe commented the Town needs additional storage and suggested including it under administrative expenses. Clerk Dungee responded it is probably not eligible since projects must be related to impacts from COVID-19 and added it is likely streetlights, street signs, and speed bumps do not qualify either. For streetlights, possibly Powell Bill grant funds or the Town's general funds may be used.

Councilman Sharpe commented the Town's survey of existing wastewater structures found 70% were at least 30 years old; therefore, wells and septic systems are at the end of their life. He noted having funds available for older citizens to repair their septic systems would be wise. Also, several lots are too small for a repair field, and this could be a serious issue. He added broadband and childcare could be on the list. Some felt there were other projects that take priority over providing assistance for sewer infrastructure.

Sherron Whitesell, 202 Martingale Drive, commented streetlights, speed bumps, and salt for roads are safety issues, and he questioned whether these could be submitted under one category – safety.

Mayor Pro Tem Faison stated the discussion had included several types for projects and the Town should limit the request to the four projects deemed most important. Clerk Dungee noted the Town also must include who will benefit, how it will benefit them, how much it will cost, etc. After a lengthy discussion, it was decided the proposed projects to submit would include:

1. Drinking water treatment
2. Administrative expenses
3. Existing sewer infrastructure
4. Broadband

Motion to submit requests for ARP funding from Guilford County for drinking water treatment, administrative expenses, existing sewer infrastructure and broadband was made by Councilwoman Wrenwick and seconded by Councilwoman O. Jones. Motion carried.

D. CITIZENS COMMENTS

*Christina Purvis, 804 Rockhurst Drive, commented she appreciated the open discussion.

*Mayor Pro Tem Faison stated it is everyone's town, and it is important to take care of and look out for each other.

*Councilwoman Jones stated the Town is planning a Christmas tree lighting ceremony on December 10th. The Town will need help setting up on the morning of Saturday, December 3rd. If anyone can make it, please join us.

*Clerk Dungee stated two other events held by the Town include Fall Litter Sweep on Saturday, October 15th, and the Senior Luncheon on Wednesday, December 7th.

E. ANNOUNCEMENTS

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

- Town Hall will be closed on September 5th in observance of Labor Day
- The next Town Council meeting will be held on September 12th.
- The next Planning Board meeting will be held on September 15th
- The next Town Council Agenda meeting will be held on September 26th

Meeting adjourned.

Submitted By:

Approved By:

Cam Dungee, Town Clerk

Howard Morgan, Mayor

Date

(SEAL)