

TOWN OF MCADENVILLE MINUTES
JUNE 13, 2017

The McAdenville Town Council met in Regular Session on June 13, 2017 at 5:00 PM in the Council Chambers of Town Hall, 125 Main Street.

PRESENT:

Mayor Jim Robinette; Council Members: Carrie Bailey, Jay McCosh, Greg Richardson. Also present: Attorney Jim Windham and Town Clerk Lesley Dellinger. Council Member Joe Rankin was absent. Council Member Eric Jacobs arrived at 5:15 PM.

CALL TO ORDER & PLEDGE OF ALLEGIANCE:

Mayor Robinette called the meeting to order and led in the Pledge of Allegiance.

INVOCATION:

Pastor Walter Griggs of McAdenville Baptist Church gave the invocation.

ADJUSTMENT & APPROVAL OF JUNE AGENDA:

Upon motion by Jay McCosh, second by Carrie Bailey and unanimous vote the June Agenda was approved with the following changes: Item #11 – Adoption of Water/Sewer Rates and Fee schedule for FY17-18 was moved to Item 11(a); A Resolution Authorizing the Collection of a Motor Vehicle Tag Tax was added as Item 11; and the wording on Item #12 – Approval of Historical Plaque was changed to “The First United Methodist Church has requested permission to place a Historical Site Plaque at 163 Main Street once purchased by the Town for use as Town Hall.”

APPROVAL OF MINUTES:

Upon motion of Jay McCosh and second of Carrie Bailey the minutes of the Regular Meeting of May 9, 2017 and Special Meeting (Budget Workshop) of May 18, 2017 were approved unanimously.

BUTLER & STOWE – CONTRACT TO AUDIT ACCOUNTS:

Upon motion by Greg Richardson and second by Carrie Bailey and unanimous vote, the proposed contract with Butler & Stowe, CPA's to conduct a governmental audit (\$14,790.00) for fiscal year ending June 30, 2017 and preparation of the Town's annual financial statement (\$4,810.00) was approved.

CAPITAL PROJECT ORDINANCE – MCADENVILLE PARK / RIVERFRONT GREENWAY & TRAIL SYSTEM:

Upon motion by Greg Richardson and second by Jay McCosh and unanimous vote the Capital Project Ordinance for the McAdenville Park / Riverfront Greenway & Trail System was adopted. The project authorized is the construction of a greenway trail system to be financed by a North Carolina PARTF Grant, private donation from Pharr and Town reserves. The projected land and construction expenses are estimated to be \$700,000. Upon completion the Park/Greenway system will be the property of the Town along with the financial responsibilities associated with general maintenance and upkeep.

The following revenues are anticipated to be available to complete this project:

| | |
|---|------------------|
| Proceeds from PARTF Grant | \$350,000 |
| Private Donation – Pharr | \$250,000 |
| Capital Reserve Funds – Town of McAdenville | <u>\$100,000</u> |
| Total Estimated Revenues | \$700,000 |

Council Member Erik Jacobs joined the meeting at 5:15 PM.

RESOLUTION TO DECLARE PROPERTY SURPLUS:

Under GS §160A-226 a municipality is permitted to dispose of property once it is deemed surplus by any means allowable including private sale or by donation. Upon motion by Jay McCosh and second by Erik Jacobs and unanimous vote the Town Council determined that approximately thirty old water meters and two signs displaying “Rules” and their post removed from Legacy Park have little or no value to the Town and should be declared surplus. The Town Clerk was authorized to dispose of the aforementioned property as specified by the NC General Statutes.

LINE ITEM ADJUSTMENT FOR 2016-2017 BUDGET:

Upon motion by Jay McCosh, second by Greg Richardson and unanimous vote, an Ordinance Amending the Budget for the Fiscal Year Beginning July 1, 2016 was adopted as follows:

Section I: To amend the General Fund, the appropriations are to be changed as follows:

| | | |
|-----------------------------------|----------|---------|
| 10-420-23 – Supplies | Decrease | \$1050 |
| 10-420-35 – Group Insurance | Increase | \$1,000 |
| 10-420-48 – Merit Increase | Increase | \$ 50 |
| | | |
| 10-420-18 – Bldg. Maintenance | Decrease | \$3,600 |
| 10-510-04 – Professional Services | Increase | \$3,600 |

The Ordinance amended the General Fund by reallocation of expense accounts which resulted in no increase or decrease in the net appropriations for the fund.

PUBLIC HEARING OR PROPOSED 2017-2018 BUDGET:

Upon motion by Carrie Bailey and second by Erik Jacobs the Public Hearing on the proposed budget was opened. The Mayor, Jim Robinette, stated that the Ad Valorem Tax Rate was being increased to \$0.33 on each one hundred dollars (\$100.00) valuation of taxable property as listed for taxes as of January 1, 2017. The purpose of this increase is to raise the general fund revenues to a level to finance the foregoing applicable general fund appropriations. There will also be a \$5.00 Vehicle Tag Tax as permitted by GS §160A-213 levied upon any vehicle resident in the Town of McAdenville. The Mayor stated that this was the first tax increase for McAdenville in over 27 years and the additional revenues

will be used to finance the Greenway, a Town Hall facility and future sidewalk improvements. Council Member Richardson stated that McAdenville is still well below the average tax rate of neighboring municipalities even with the \$0.03 tax increase. The Mayor opened the floor and invited public comment. No public comment was received. Upon motion by Erik Jacobs and second by Greg Richardson the public hearing period was closed.

ADOPTION OF BUDGET ORDINANCE FOR FISCAL YEAR 2017-2018:

Upon motion by Greg Richardson and second by Jay McCosh and unanimous vote, the Budget Ordinance for Fiscal Year 2017-2018 for the Town of McAdenville was approved and adopted in the amount of \$1,533,000. The ad valorem tax rate of \$0.33 cents per \$100 assessed valuation was established along with a Vehicle Tax of \$5.00 per year on any vehicle resident of the Town.

RESOLUTION AUTHORIZING THE COLLECTION OF A MOTOR VEHICLE TAG TAX:

Upon motion by Erik Jacobs and second by Jay McCosh and unanimous vote, Resolution No. 2017-004 was passed. The Resolution authorizes the Gaston County Tax Administrator to assess an annual tag tax of \$5.00 upon all motor vehicles resident within the Municipal Boundaries of the Town of McAdenville pursuant to North Carolina GS §160A-213, effective the 2017-2018 budget year.

ADOPTION OF WATER/SEWER RATES AND FEE SCHEDULES FOR FISCAL YEAR 2017-2018:

Upon motion by Greg Richardson and second by Erik Jacobs and unanimous vote, the Water/Sewer Rates and Fee Schedules for fiscal year 2017-2018 were approved with no changes from the previous FY and adopted as part of the budget.

APPROVAL OF HISTORICAL PLAQUE FOR 163 MAIN STREET:

The Town is negotiating the purchase of the United Methodist Church located at 163 Main Street as a future site for Town Hall. The UMC Board has requested that a plaque be place on the outside of the renovated Town Hall facility designating the location as the Historic Site where the Methodist Episcopal Church of McAdenville was originally established in 1882. Upon motion by Jay McCosh and second by Erik Jacobs and unanimous vote, the placement of a Historical Site Plaque at 163 Main Street was approved. Said plaque will be purchased by the UMC Board and prior approval of size, design and content must be received from Town Council. The placement of the plaque will be decided once the renovations and relocation of Town Hall are completed.

POLICE DEPARTMENT REPORT:

Deputy Chief Brad Adams, Cramerton PD, presented the council with an updated monthly report detailing the type and number of responses the CPD had addressed in McAdenville for the month of May, 2017.

OPPORTUNITY FOR PUBLIC COMMENT:

Mrs. Laura Stewart, 504 Lakeview Drive, stated that people were moving the barrier and using "Rainbow Bridge" as a detour around the bridge construction, but that traffic has been greatly reduced. Mr. Skip Fredricksen, 508 Lakeview Drive, commented that the bridge contractor and construction crew were still using "Rainbow Bridge" but not the general population. Mr. Robert Pressley, 118 Hickory Grove Road, asked if the South Fork Sewer Project would extend sewer service to

the east side of the Carstarphen Bridge. The Mayor replied that it would not, but that a CDBG project may be considered in the future to extend sewer service across the South Fork River. Mrs. Fredricksen, 508 Lakeview Drive, asked if the South Fork Sewer Project would eliminate the smell from the McAdenville Waste Water Treatment Facility. Council Member Richardson replied that yes the odor would be eliminated once the pump station is in place. He also added that the pump station will be housed under a shingled roof structure with natural screening so that it blends into the landscape and will be more aesthetically pleasing.

COUNCIL GENERAL DISCUSSION:

The Mayor reported that the National Trails Day event was a success with attendance estimated at 1000 visitors. Councilman Richardson added that the Carolina Thread Trail staff was very pleased with the level of support for the event and planned on hosting in McAdenville next year.

Mayor Robinette reported that he attended an informational meeting hosted by the developers of the newly rezoned River District in Mecklenburg County. He was surprised to hear that the developers were not in support of the Catawba Crossing Bridge Project that would create additional regional east-west connectivity for Gaston County residents.

The preliminary drawings for the layout of the future Town Hall facility were presented for review. Jay McCosh reported that the outside elevations should be available soon. The Town Clerk was directed to set up a meeting between the Town's Design Committee and Labella before the end of June.

Town Attorney, Jim Windham, reviewed the process of selling real property for an unincorporated church. He advised Council to postpone closing on the property located at 163 Main Street until the Western Conference of the UMC meeting of June 23, 2017 to ensure a clean title.

Council Member Bailey requested clarification on the Noise Ordinance revision from 2016. The Town Clerk agreed to forward a copy to her for review and to follow up with the CPD to ensure they had the most current revision. Council Member Bailey then addressed parking concerns along Belvie Lane and Lakeview Drive in the Village neighborhood. Deputy Chief Adams said he would review the Town's ordinances for street parking and see if the areas in question were in violation.

Councilman Richardson stated that a resident of Wesleyan Drive is researching electronic speed limit signs and has plans to address Council at the July 2017 meeting.

ADJOURN:

With no further business to come before the Board, motion to adjourn at 5:50 PM was made by Carrie Bailey, seconded by Greg Richardson with unanimous vote.

Jim Robinette, Mayor

Lesley Dellinger, Town Clerk