

TOWN OF MCADENVILLE MINUTES AUGUST 10, 2021

The McAdenville Town Council met in Regular Session on Tuesday, August 10, 2021, at 6:00 PM in the Council Chambers of Town Hall located at 163 Main Street, McAdenville N.C.

PRESENT:

Mayor Jim Robinette and Mayor Pro-tem Jay McCosh; Council Members: Reid Washam, Carrie Bailey, Greg Richardson, and Joe Rankin. Also, present: Town Attorney Chris Whelchel, Police Chief Adams, and Town Administrator/Clerk Lesley Dellinger.

CALL TO ORDER:

Mayor Robinette called the meeting to order at 6:00 PM and led in the Pledge of Allegiance. Pastor Walter Griggs, First Baptist Church, opened the meeting with prayer.

ADJUSTMENT & APPROVAL OF AGENDA:

The August Agenda was approved as submitted by motion of Mayor Pro-tem McCosh, second by Joe Rankin with unanimous vote.

CONSENT AGENDA:

The items of the Consent Agenda were unanimously approved by motion of Joe Rankin, second by Reid Washam with unanimous vote:

- a) **Approval of Minutes:** Regular Meeting of July 13, 2021.
- b) **Interlocal Agreement for Enforcement of State Fire Codes:** Council approved the interlocal agreement renewal which provides transfer of jurisdiction to the Gaston County Office of Emergency Management and Fire Services for inspections, fee collection, and enforcement of State Fire Codes.

REQUEST TO SPEAK – CAROLINA TREAD TRAIL:

Carolina Thread Trail (CTT) representatives Bart Landess and Ashton Lamb were present to speak with Council about partnership opportunities in their trail signage campaign. A slide deck was viewed which highlighted the 200 miles of greenway planned for completion during the next 5 years. One of the top priority trail projects is the McAdenville Riverlink trail which will connect the South Fork Trailhead to downtown and then extend to Cramerton's Goat Island Park. Bart Landess stressed the economic impact that trails can have on local economies. He stated that popular trail destinations increase visitors & tourism, fuel revitalization and community expansions, and often leverage additional transportation funding options. The CTT plans to add 5,473 new signs to approximately 600 miles of trail. The total cost of the signage/branding campaign is \$3.1 million. The CTT is hoping to share 50% of this cost with the 15 counties that make up the strategic regional corridors slated for expansion. Gaston County's portion of signage totals \$162,824 of which McAdenville is being asked to contribute \$6,000 payable over 5 years. Following Council discussion, the Mayor directed Town Staff to prepare a payment recommendation for the \$6K for review and consideration at the September 14th meeting.

POLICE DEPARTMENT REPORT:

Chief Adams reported that the newly added officer position has been filled bringing the department back to full staff. He added that the monthly report was included with the agenda

packet, but citation totals were still absent due to software issues. He is hopeful that this issue will soon be resolved. He then offered to answer questions and address concerns of Council. Mayor Robinette asked for details on the two-car accident on Wesleyan Drive. Chief Adams replied that the accident was speed related but that there were no serious injuries. Carrie Bailey asked if the house near the intersection of Main Street and Dickson with tarps on the front porch and overgrown bushes could be improved through code enforcement. The Chief stated that the house in question has been reviewed by the Code Enforcement Officer at the request of the Town Administrator and no enforceable violations were noted. He added that requiring a home to maintain curb appeal that is aesthetically pleasing is not enforceable in the absence of an HOA.

GREENWAY PARKING DESIGN PROPOSALS:

Two proposals were presented to Council for consideration of civil engineering & landscape design for the parking area of the McAdenville Greenway Park. The first proposal was from Bloc Design for \$21,500 and the second was from J. David Ledford Design for \$6,000. Lesley Dellinger stated that both proposals would require the Town supply a topography survey of the area which is estimated to cost \$1,500. Mayor Robinette confirmed with staff that the references on the lower bid were checked and had been favorable. Greg Richardson stated that Bloc Design has a good reputation but may be better suited to a more complicated project with a larger budget than the redesign of the parking lot at the greenway. Mayor Pro-tem McCosh added that the Town did not need a repeat of the Stewart plans which were overengineered for the proposed budget. Councilman Washam asked if the lower bid could commit to working on the project in the timeframe the Town wanted. Staff replied that the timeframe had been discussed, and that Ledford Design committed to beginning work within 60 days of acceptance of the proposal. Greg Richardson motioned to accept the lower bid proposal of \$6,000 from J. David Ledford Design for civil engineering & landscape design for the parking area of the McAdenville Greenway Park. The motion was seconded by Reid Washam and passed with unanimous vote.

COUNCIL GENERAL DISCUSSION:

Reid Washam stated that he attended the July 22nd GCLMPO meeting. During the meeting, a representative from the NCDOT reported that the ROW purchase plan has been completed for the South Fork bridge replacement/widening project. Washam added that the utility work along HWY 29/74 by Duke Energy was to reroute power to their new sub-station on Lakewood Road and was not related to the planned road widening project.

Mayor Pro-tem McCosh stated that he would be meeting with US Senator, Tom Tillis during the CCOG Executive Board meeting on August 11th, to discuss the Infrastructure Bill. He asked Lesley Dellinger to pull together information on the Town's current CIP project list and estimated regionalization costs.

Attorney Whelchel stated that the text amendments for Chapter 6 and 15 of the Town Code will need to be reviewed with Town staff prior to being presented for adoption at the September meeting. These revisions are required for congruity with the recently adopted Motor Vehicle Policy for the greenway.

OPPORTUNITY FOR PUBLIC COMMENT:

Mayor Robinette opened the floor for public comment. No comments were received.

CLOSED SESSION:

A Closed Session was held to discuss matters relating to the location and expansion of industries or business as allowed under **GS 143-318-11(a)(4)** by motion of Joe Rankin, second by Greg Richardson with unanimous vote at 6:43 PM.

Upon return from Closed Session at 7:49 PM, Mayor Robinette reported that the Board discussed redevelopment options of the vacant industrial properties on parcel 304221 (Willow Drive).

ADJOURN:

There being no further business to come before the board, the meeting adjourned at 7:51 PM upon motion of Mayor Pro-tem McCosh, second by Greg Richardson and unanimous vote.

Jim Robinette, Mayor

Lesley Dellinger, Town Clerk