

REGULAR MEETING CITY COUNCIL

November 4, 2013

The City Council of the City of Albemarle met in a regular session on Monday, November 4, 2013, at 6:00 p.m. in the City Hall. Mayor Elbert L. “Whit” Whitley presided, and the following Councilmembers were present to-wit: Troy E. Alexander, Martha Sue Hall, Judy U. Holcomb, Ronnie Michael, Jack F. Neel, Dexter Townsend, and T. Ed Underwood. Absent, none.

Mayor Whitley called the meeting to order.

Upon a motion by Councilmember Holcomb, seconded by Councilmember Townsend and unanimously carried, the minutes of the October 21 regular session and October 21 closed session minutes were approved as submitted.

Mr. Andy Fusco, ElectriCities of North Carolina came before City Council to discuss solar photovoltaic interconnection and payment options. It was noted that due to recent increased interest in solar projects the staff at ElectriCities has been working to develop information regarding interconnection standards for solar power, payment structures, and options that cities can consider in allowing solar interconnection.

Mr. Fusco gave a PowerPoint presentation covering net metering and issues to consider and answered any questions that Council had.

Mr. Tom Hearne came before Council and stated that Duke Energy and Union Power offer this to every customer in Stanly County and he asked that Council research this and he will come back to a later meeting and present his information and concerns.

Mayor Whitley thanked Mr. Fusco with ElectriCities for coming this evening.

Ms. June Lowder came before City Council to request signs for the tennis courts at Chuck Morehead Park. Council reviewed an email that Ms. Lowder sent to City Clerk Paulette Bowers on Friday, October 18. The City Manager noted that there are currently signs at the tennis courts regarding bicycles and skateboards and as a result of this request Toby Thorpe is adding signs prohibiting dogs on the tennis courts.

Ms. Lowder asked that Council also consider the same requests at Rock Creek Park. She stated there is a group of around 30 ladies that play tennis and there are pets on the tennis courts and children riding bicycles and skateboards on the courts. She stated that she will attend the public input meeting on improvements that Parks and Recreation Director Toby Thorpe is having on November 25. This will be held at the Niven Center at 6:30 pm.

Councilmember Holcomb suggested that cameras be placed at the entrance to all the parks.

Ms. Lowder asked that a police officer walk and check the tennis courts at Chuck Morehead Park.

The Mayor stated that Council had a copy of the municipal calendar in their agenda packets and asked if anyone had any questions.

The Mayor and City Council considered approval of Bid 14-02 for the foundation installation for Electric Delivery Point III. It was noted that this is for the City's new delivery point at NC 24-27 and Central Avenue. The City is in the process of constructing this on property the City owns on NC 24-27. This new delivery point will help the City accommodate growth for new business and industry, and will make the City's electric system even more reliable than it currently is since it will provide redundancy in the system that all of the City's load can be switched to two delivery points if there is a failure in any one of the three.

Upon a motion by Councilmember Hall, seconded by Councilmember Underwood, and unanimously carried, the City Council approved bid tabulation 14-02 for Sumter Utilities, Inc. from Sumter, SC in the amount of \$270,801.42 for the new Electric Delivery Point III.

The Mayor and City Council considered setting a public hearing for a conditional use permit to allow an outdoor flea market for the Southbound Antique Mall at 200 NC 740 Highway. The property is zoned GHBD/General Highway Business District. On October 22, 2013, the Planning Board voted three in favor and two opposed to recommend approval of a conditional use permit to allow this outdoor flea market on the side and in the rear of the building located at 200 740 Highway. Owners of one business across Hilco Street came to express opposition.

Upon a motion by Councilmember Holcomb, seconded by Councilmember Townsend, and unanimously carried, the City Council approved setting a public hearing for December 16 to consider a conditional use permit to allow an outdoor flea market for the Southbound Antique Mall at 200 NC 740 Highway.

The Mayor and City Council considered setting a public hearing for map amendment for rezoning 2817 U.S. Highway 52 North (Tax Record 13582) from GHBD/General Highway Business District to R-O/Residential-Office. On October 22, 2013, the Planning Board unanimously recommended approval of a map amendment requested by James F. Goins to rezone 2817 U.S. Highway 52 North (Tax Record 13582) from GHBD/General Highway Business District to R-O/Residential-Office. It was noted that Mr. Goins wants to rezone the lower lot so that he can have a residence in the building on that lot. If the property is changed to a Residential-Office Zone, outside storage of materials related to business would not be allowed.

Upon a motion by Councilmember Holcomb, seconded by Councilmember Alexander, the City Council approved setting public hearing for December 16 to consider a map amendment for rezoning 2817 U.S. Highway 52 North (Tax Record 13582) from GHBD/General Highway Business District to R-O/Residential-Office. Voting in favor of the motion were Councilmembers Alexander, Holcomb, Michael, Neel, Townsend and Underwood. Voting in opposition to the motion was Councilmember Hall.

The Mayor and City Council considered approval of a renewal for an Indefinite Quantity Contract with Stogner Architecture, PA for an additional 12 months thru November 2014.

Upon a motion by Councilmember Hall, seconded by Councilmember Underwood, and unanimously carried, the City Council approved a renewal for an Indefinite Quantity Contract with Stogner Architecture, PA for an additional 12 months thru November 2014.

Upon a motion by Councilmember Hall, seconded by Councilmember Townsend, and unanimously carried, the following Ordinance was duly adopted:

(Ordinance 13- 46. To designate two passenger loading zones on West Main Street.)

Upon a motion by Councilmember Underwood, seconded by Councilmember Holcomb, and unanimously carried, the following Ordinance was duly adopted:

(Ordinance 13-47 - To designate three handicapped parking spaces on Short Street.)

The Mayor and City Council considered a fee schedule for usage of Parks and Recreation facilities by private and non-Albemarle based schools.

It was noted that a number of schools not based in Albemarle, and/or who are not public schools, have begun to request use of Albemarle Parks and Recreation facilities in recent years. Our current (unwritten) policy is that we do not charge schools to reserve facilities. However, as these requests increases, it decreases the open availability of the faculties to the general public and we have received complaints about this, especially regarding the City's tennis courts. Facilities used include tennis courts, baseball and softball fields, and cross-country course (which closes off the Morehead Disc Golf Course). There is a proposed modest fee structure for these non public and out of City organizations for Council

to consider.

Parks and Recreation Director Toby Thorpe answered any questions that Council had.

Upon a motion by Councilmember Alexander, seconded by Councilmember Hall, and unanimously carried, the City Council approved a fee schedule for usage of Parks and Recreation facilities by private and non-Albemarle based schools.

The Mayor and City Council considered a proposed financing agreement for technology needs. Director of Information Systems Owen Squires stated that he has researched and is proposing the City enter a financing agreement which would allow the City to not only finance capital technology purchases, but also the support / maintenance as well as smaller items needed to make the technology infrastructure work. This is something that other technology operations are beginning to pursue. The financing rate has been found to be in line with bank financing. Even with financing, the City saves money in the long run due to providing a multi-year commitment on service and maintenance rather than going year to year.

Upon a motion by Councilmember Hall, seconded by Councilmember Underwood, and unanimously carried, the City Council approved a financing agreement with CreekrIDGE Capital, LLC with a 59 month term and a 1.992% rate for technology needs which would allow the City to not only finance capital technology purchases, but also the support / maintenance as well as smaller items needed to make the technology infrastructure work.

The Mayor and City Council reviewed information on the Alfred Street right of way. The City Manager noted that it has been confirmed that there is no street right of way for the dirt path that has been used to access Alfred Street from Lundix Street. The only right of way for Alfred Street is from Colston Street ending in the cul de sac that the City constructed as part of the Alfred Street CDBG project. As Councilmember Townsend has indicated, there is a tree or trees that have fallen across this path. In addition, it is also grown up with small trees and does not appear to have been used any time recently.

The Public Works Department has confirmed they do not remember having performed any maintenance on this. This is private property and appears to be owned by the Mack family and the Henry Morgan heirs. Fire Chief Oke has confirmed that this is not needed (or suitable) for fire truck access. Council reviewed some photos of this area that Chief Oke took, as well as a map showing the current right of way for Alfred Street.

Councilmember Townsend stated that he will work with the residents there and get this path opened back up.

The Mayor and City Council considered personal sponsorship in Hospice Festival of Trees. It was noted that for the past few years the Mayor and City Council have sponsored at their personal expense a tree in the Hospice Festival of Trees. Information regarding this fund raiser is attached in the event you wish to consider doing this again. If so, the cost is \$300.00, which would be a cost of \$37.50 each.

Upon a motion by Councilmember Alexander, seconded by Councilmember Hall, and unanimously carried, the City Council approved sponsorship in Hospice Festival of Trees in the amount of \$37.50 for each Councilmember.

The Mayor and City Council confirmed the date for the 2013 Employee Christmas Luncheon. This year's event is planned for Thursday, December 19th from 11:30 am to 1:30 pm at the EE Waddell Community Center.

The Mayor and City Council considered attendance at the Stanly County Council of Governments which will take place at 6:30 pm on Tuesday, November 26 in Richfield. Mayor Whitley and Councilmembers Alexander, Hall, Holcomb, Michael, Neel, Townsend, and Underwood all affirmed their attendance.

The Mayor and City Council were reminded of the Veterans Day parade which will take place in downtown Albemarle on Saturday, November 9 at 11:00 am.

Councilmember Townsend asked if anyone had an update on when Ryan's would be reopening. Councilmember Neel stated that he had heard it would be January 2014. The City Manager stated that they will be reopening but they had suffered some cash flow issues.

Councilmember Townsend asked Assistant City Manager Michael Ferris about the status of upgrading the City website with mobile apps.

Mr. Ferris came before Council and stated that Council had asked staff to draft a RFP. We are looking at a comprehensive website provider to do all things requested under City services. We are in the final stages of preparing the RFP to send out.

Councilmember Hall thanked Finance Director Colleen Conroy and the Uwharrie Players for a fantastic performance in The Codgerella.

Councilmember Neel apologized for being late this evening and that he had battled shingles for the past six weeks.

Upon a motion by Councilmember Underwood, seconded by Councilmember Holcomb and unanimously carried, the meeting was adjourned.