

REGULAR MEETING CITY COUNCIL
September 6, 2016

The City Council of the City of Albemarle met in a regular session on Monday, September 6, 2016, at 7:00 p.m. in the Council Chambers of City Hall. Mayor G. R. Michael presided, and the following Councilmembers were present, to-wit: Mayor Pro Tem Martha Sue Hall, Bill Aldridge, Chris Bramlett, Benton Dry II, Martha E. Hughes, Dexter Townsend and Chris Whitley. Absent, none.

Mayor Michael gave the invocation.

Mayor Michael and Council presented the Accreditation Award to the Albemarle Police Department who was re-accredited by the Commission for Law Enforcement Agencies, Inc. in Baltimore, MD in July for the next four years.

Upon a motion by Councilmember Hall, seconded by Councilmember Bramlett, and unanimously carried, the minutes of the August 15 regular session was approved as submitted and August 15 closed session minutes were approved as amended.

Mr. Donald Swink, 1717 East Main Street, K&S Floorcovering came before Council to request a No Parking Zone on Berry Avenue.

Mr . Swink came forward and stated that his business is having issues when unloading trailers of merchandise off of Berry Street, due to a power pole on the left hand side and cars being parked on the right hand side of Berry Avenue during the school year. During school hours, it is very difficult and sometimes impossible for trucks to get back into the dock for unloading.

Council reviewed photos from Mr. Swink. He said he only needs about 100 feet between the two driveways going into the circle drive of East Albemarle School so the drivers are able to back into the dock without danger of hitting parked vehicles or the power pole between 10am-4pm weekdays. He said there are no parking spaces marked at the school zone or any parking or no parking

signs presently. He asked Council to help determine the best solution to aid in this issue.

Mayor Michael stated that we will need to speak with the Principal at East Albemarle School about this issue.

It was the consensus of Council that Street Superintendent Ross Holshouser visit the site and assess the parking issue and to speak with the Principal at East Albemarle School. Mr. Holshouser will bring back information before Council at a future meeting.

Mr. Jonathan Mills, President, Albemarle Rotary Club came before Council to propose a joint improvement project at the EE Waddell Center.

Upon a motion by Councilmember Dry, seconded by Councilmember Hall, and unanimously carried, the City Council approved excusing Councilmember Aldridge and Bramlett from discussion of this issue due to a potential conflict being members of the Albemarle Rotary Club.

Mr. Mills came before Council with a proposal to replace the tile floor at the EE Waddell Community Center gymnasium with a new floor if the City would be willing to split the cost. He also stated that they have 3 bids all within \$10,000 of each and estimating a total cost of \$65,000 for this project with the City paying only half. Parks and Recreation Director Toby Thorpe is proposing a rubberized floor which is within the cost. The City Manager noted that a \$65,000 cost is on the high end, and we hope that it will be much less. The only thing the Rotary Club is asking for in return is signage in the gym recognizing their contribution.

Upon a motion by Councilmember Hall, seconded by Councilmember Dry, and unanimously carried, the City Council approved a joint improvement project with the Rotary Club splitting the cost at the EE Waddell Center to replace the tile floor in the gymnasium with a City budget amendment to cover half the cost and also contingent upon asbestos testing. Also, placing signage in the gym recognizing the Albemarle Rotary Club's contribution.

Councilmembers Aldridge and Bramlett came back into the meeting at this time.

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 continued the discussion of the requests to rename Glenn Street to C.B. Crook Drive. At the previous meeting, the City Council received this request and expanded the request to include the possibility of renaming the entire length of Glenn Street to C.B. Crook Drive. The City Manager stated that he was asked to notify all property owners of this possibility and to advise them of the meeting on September 6. Letters were mailed to all property owners with property addressed off of Glenn Street.

Mayor Michael stated that Mr. Crooker with the YMCA is not present and asked Council if they would like to continue or go ahead and set a public hearing.

Dr. Pradeep Pilakel, 824 East Street, came before Council to speak against this request. He had sent a letter to Council and he reviewed his concerns. He has a duplex on Glenn Street and feels this would cause a lot of address changes for the residents involved. He asked that Council consider naming a new street or area in C.B. Crook's name or he stated that Franklin Street might be a good choice with only two property owners that would be affected

Mayor Michael stated that the City Manager had received two emails and he received a phone call from a lady that grew up on Glenn Street that had concerns with this issue.

Councilmember Hall stated that she had received a phone call in favor of this but they are not here tonight.

Upon questioning, City Attorney David Beaver stated that a public hearing for Monday, October 3 will be enough time to post notices.

Councilmember Bramlett stated that he would like to go ahead and rename the street tonight without having a public hearing.

The City Manager stated that staff can send another letter to the five homeowners on Glenn Street and continue discussion at the next meeting on September 19 or set a public hearing for Monday, October 3 meeting.

Councilmember Dry agreed on having a public hearing on Monday, October 3, to allow more feedback and then making a decision at that time.

Councilmember Dry moved to continue discussion without a public hearing and receive more comments at the next meeting on Monday, September 19. Councilmember Hall seconded the motion. Voting for the motion were Councilmembers Aldridge, Dry, Hall, Hughes, Townsend and Whitley. Voting against the motion was Councilmember Bramlett. The motion carried with a 6-1 vote.

Upon a motion by Councilmember Bramlett, seconded by Councilmember Dry, and unanimously carried, the City Council approved the following Ordinance with the following changes:

- 1) Section 1. Title VI: Licensing and Regulation Chapter 65.18 (A1) to amend permit fee from \$100 to \$50.
- 2) Section 1. Title VI: Licensing and Regulation Chapter 65.19 (2) to remove barricade requirement.

(Ordinance 16-29. To approve the Special Events, Parade Regulations, and Sidewalk Café Permit process.)

The Mayor and City Council discussed streetscape additions to the downtown. Assistant City Manager Christina Alphin presented findings of additional expenses to include the themed accent square and stamping; stamped crosswalks; way-finding signage; and pole banners which totals approximately \$95,000. She noted that there are a few minor variables in the formal contractor estimates and this estimated total is on the higher end. She said that if funds above the \$94,340 additional appropriation from the NC Department of Commerce is needed, staff will use the already budgeted \$20,000 to supplement.

Council discussed approval of additional expenses which included a stamped crosswalk at the cost of \$30,000 (and removed the themed accent decal for (\$17,000) at the intersection of Main Street and Second Street), way-finding signs of \$8,000, pole banners for \$6,500, and crosswalks for the square, City Hall, and the Courthouse. Crosswalks were approved at Second Street and Main Street Square, the Courthouse, and in front of City Hall for approximately \$34,000.

Council decided not to construct the crosswalk at Market Station which lowered this cost from \$34,000 to \$29,000. With the decision to remove the themed accent decal at Second Street and Main Street and to not proceed at the current time with the crosswalk at the Market Station, the City Council added stamped crosswalks at the First Street and Main Street intersection for an additional \$20,000

It was the consensus of Council to approve the first phase of the implementation of the Streetscape Downtown Plan with the minor changes discussed.

Ms. Alphin discussed information gathered from the merchant input session on August 2 regarding the removal of angled parking on Second Street and bike lane options. She stated that the majority of attendees were against the removal of angled parking and staff is requesting direction from Council on these issues. Some of their concerns included decrease in parking availability and options, safety of bicyclist at intersections and traveling beside parallel parking, and ability for patrons to parallel park.

Ms. Alphin stated that all feedback received included 11 businesses represented with 6 proponents/8 opponents. Council reviewed a handout from Ms. Alphin showing the votes with comments, a letter from Marvin Smith Driving School, and signatures for those preferring angled parking over parallel parking on Second Street. Ms. Alphin proposed 4 options for Council to consider concerning angled parking and bike options.

It was the consensus of City Council to keep the angled parking on 2nd Street due to the majority of merchants not agreeing and to not mark any bike lanes or sharrows on this section of Second Street.

The Mayor and City Council considered a partnership with CGI Communications to develop community video tours and to authorize City Manager to execute agreement.

Assistant City Manager Christina Alphin stated that CGI is a professional production company that partners with municipalities across the nation to develop an array of community videos focused to attract newcomers and highlight existing community benefits for current business owners and citizens. City Council and staff were introduced to this company at the National League of Cities Conference and we wanted to wait until after our branding initiative was implemented before further exploring. If Council desires

to pursue this agreement, CGI staff will schedule a few days in Albemarle to film areas we wish to highlight in the development of four (4) separate videos.

Ms. Alphin stated there are no costs to implement the agreement or production of any videos; their business model is focused on soliciting area businesses for advertisements that will be inserted in the perimeter of the community videos. City Council reviewed an agreement, FAQs, and a welcome letter. Ms. Alphin stated that we would be required to have these videos on our website for three (3) years.

Councilmember Hall moved to authorize the City Manager to execute an agreement with CGI Production Company to develop an array of community videos in the spring at no charge to the City. Councilmember Hughes seconded the motion. Voting for the motion were Councilmembers Aldridge, Bramlett, Dry, Hall, Hughes, and Whitley. Voting against the motion was Councilmember Townsend. The motion carried with a 6-1 vote.

Upon a motion by Councilmember Hall, seconded by Councilmember Dry, and unanimously carried, the following reappointments were made to the Planning and Zoning Board:

Re-Appointment

Kent Harkey (3 yr. expiring term, July 2019)

Upon a motion by Councilmember Townsend, seconded by Councilmember Hall, the following appointments were made to the Zoning Board of Adjustment:

Reappointment

Rev Harold McDonald (3 yr. expiring term, July 2019)

Terry Blue (3 yr. expiring term, July 2019)

Randy Shank (1st Alternate) (3 yr. expiring term, July 2019)

Upon a motion by Councilmember Bramlett, seconded by Councilmember Hughes, and unanimously carried, the following appointments were made to the Albemarle Historic Resource Commission.

Reappointments:

Christy Stoner (3 yr. term expiring July 2019)
Zelma Eudy (3 yr. term expiring July 2019)
John Williams (3 yr. term expiring July 2019)

Upon a motion by Councilmember Hall, seconded by Councilmember Hughes, and unanimously carried, the following appointments were made to the Tree Commission.

Reappointments
Dr. R.V. Liles, Jr. - (3 yr. term expiring July 2019)

The Mayor and City Council considered bids received for surplus scrap metals received from the bid opening on August 29, 2016 for seven (7) various scrap metal categories previously declared as surplus. The successful bidder was Foil's, Inc. for all categories. It was noted that the City has worked with Foil's in the past on similar surplus sales with satisfactory results and cooperation. The Public Utilities Department recommends the award of the sale of the scrap metal to Foil's, Inc. for all categories. The Finance Department has also reviewed the bids and concurs with this recommendation.

Upon a motion by Councilmember Dry, seconded by Councilmember Bramlett, and unanimously carried, the City Council approved awarding the sale of the scrap metal to Foil's, Inc. for all categories.

The Mayor and City Council considered a Memorandum of Understanding for membership in the Yadkin - Pee Dee Water Management Group.

It was noted that in the beginning in 2015, the Albemarle Public Utilities Department participated in a collaborative workgroup currently comprised of thirteen (13) public water utilities and reservoir operators within the Yadkin - Pee Dee River Basin. It was noted that the workgroup has evolved to the point of becoming a formal entity with a mission and is ready to proceed with the establishment of work plans to address the concerns of a sustainable water supply from the Yadkin - Pee Dee River Basin. The Memorandum of Understanding

formalizes the City of Albemarle's participation in the Yadkin - Pee Dee Water Management Group.

Upon a motion by Councilmember Bramlett, seconded by Councilmember Hughes, and unanimously carried, the City Council approved a Memorandum of Understanding for membership in the Yadkin - Pee Dee Water Management Group.

The Mayor and City Council considered a street closing request for the Downtown Christmas Event. The event will be held this year on Friday, November 18. The November 18 date was selected to allow downtown businesses a chance to showcase their products prior to Black Friday.

Upon a motion by Councilmember Bramlett, seconded by Councilmember Hall, and unanimously carried, the City Council approved a street closing for the Downtown Christmas Event on Friday, November 18, 2016. The closing will include 1st Street (from the Old Kimbrells to King Street) and Main Street (from 3rd Street to Depot Street; and 2nd Street (from Alamada to King Street).

Upon a motion by Councilmember Townsend, seconded by Councilmember Hughes, and unanimously carried, the City Council approved a street closing for the Albemarle Christmas Parade on Monday, December 12 beginning at 5:30 pm. Closing 1st and 2nd Streets between Franklin Street and South Street.

The Mayor and Council were informed of the Stanly County Sports Hall of Fame Induction Ceremony on September 19 that will be held at 6:00 pm on Monday, September 19 at CHS-Stanly Magnolia Room.

Upon a motion by Councilmember Hall, seconded by Councilmember Dry, and unanimously carried, the City Council approved beginning the Monday, September 19 meeting at 8 pm instead of 7 pm due to a conflict with the Stanly County Sports Hall of Fame Induction Ceremony.

All Councilmembers and Mayor except Councilmember Townsend affirmed their attendance.

The Mayor and City Council considered rescheduling the January 2 & 16 City Council Meetings Due to Conflicts with the New Year Holiday and the Reverend Dr. Martin Luther King, Jr. Holiday.

Upon a motion by Councilmember Hall, seconded by Councilmember Townsend, and unanimously carried, the City Council approved rescheduling the Monday, January 2 & Monday, January 16, 2017 City Council Meetings to Tuesday, January 3 and Tuesday, January 17, 2017 at 7 pm respectively.

IS Director Owen Squires came before Council to inform them that the City's new website platform went live as of today. Mr. Squires opened the website and demonstrated a couple of options and the new look of the City website.

Councilmember Hall inquired about the Central School apartments. Mayor Michael stated that there are 10 apartments still open for rent. Ms. Hall stated that they need more amenities downtown within walking distance.

Councilmember Hall stated that she was in Mocksville this past weekend. They are a small town with a population of 6,000 but they have no downtown store front that is empty. She spoke with one of the owners that has an ice cream shop downtown. She said they have 2nd story residents downtown there also.

Councilmember Hall stated that the Stanly News and Press printed that Pfeiffer University has hired new staff for their graduate programs.

Councilmember Hall stated that the 5th annual Stanly County Dancing with the Stars fundraiser will be this coming up this Saturday, September 10 at the Agri-Civic Center.

Councilmember Dry stated that the business at 503 Old Charlotte Road is now crushing cars and should have all cars removed by the December 31, 2016 deadline given them by City Council.

Councilmember Whitley stated that on August 23, the On the Table event at the EE Waddell Community Center gave the community a chance to meet Police officers and voice any concerns between Police and the community. He congratulated the Albemarle Police Department and stated that Mayor Michael, Councilmember Townsend and Councilmember Hall also attended this event.

Councilmember Bramlett introduced Shana Reyes, a prospective new business owner to the Albemarle downtown.

Councilmember Bramlett stated that the Stanly County Museum has applied to the Smithsonian Institute to be a part of the tour schedule for the traveling exhibit "The Way We Worked." A decision will be made sometime this month.

Mayor Michael stated that Public Power Week will be October 2-8 this year.

Upon a motion by Councilmember Dry, seconded by Councilmember Hughes, and unanimously carried, the Mayor and City Council adjourned to a Closed Session Pursuant to NCGS 143-318.11(a)(3),(4),(5) & (6) to consult with the City Attorney, to discuss Economic Development, Real Estate and Personnel.

Upon a motion by Councilmember Hall, seconded by Councilmember Townsend, and unanimously carried, the Mayor and City Council reconvened to open session. Mayor Michael announced that a closed session was held pursuant to NCGS 143-318.11(a)(3),(4),(5) & (6) to consult with the City Attorney, to discuss Economic Development, Real Estate and Personnel and there was nothing to report at this time.

Mayor Michael stated that last week Councilmember Dry along with staff took samples in the two buildings at Wiscasset Mill to test for asbestos and lead and we just received the test results today. The samples were from both

buildings and asbestos appears minimal. We are still waiting on results from both buildings for lead based paint. We will be moving forward but at a step by step process.

Mayor Michael asked Council if they would be in agreement of allowing staff to start the paperwork to have formal bids on demolition of the large building after asbestos result. The abatement will be separate from the demolition.

Upon a motion by Councilmember Bramlett, seconded by Councilmember Whitley, and unanimously carried, the City Council approved staff moving forward with drafting an RFQ for formal bids on the demolition of the large building.

Mayor Michael stated that some time after the September 12 meeting with the financial advisors, we need to set a date to meet with the Wiscassett Ball Field Committee to establish guidelines for the Park.

Upon discussion, Council decided on a committee consisting of Councilmembers Bramlett and Dry, Mayor Michael and the City Manager to meet with the Wiscassett Ball Field Committee on Wednesday, September 14 at 6:30 pm at the Niven Center. This committee will report back to Council at the September 19 meeting of the results.

Upon a motion by Councilmember Dry, seconded by Councilmember Hall, and unanimously carried, the meeting was adjourned until Monday, September 12, 2016 at 6 pm in the Executive Conference Room for a meeting with the City's financial advisors.