

REGULAR MEETING

A Regular Meeting of the Mayor and Board of Commissioners of the Town of North Wilkesboro was held in the Commissioners Room at Town Hall on Tuesday February 5, 2019.

THERE WERE PRESENT: Robert L. Johnson, Mayor
Debbie Ferguson, Commissioner
Junior Goforth, Commissioner
Bert Hall, Commissioner
Joe Johnston, Commissioner

ABSENT: Angela Day, Commissioner

COMPRISING THE ENTIRE BOARD, ALSO:
Larry South, Town Manager
Debra Pearson, Town Clerk
Gary Vannoy, Town Attorney

Mayor Robert Johnson called the meeting to order at 5:30 p.m. and delivered the Invocation. The Pledge of Allegiance was led by North Wilkesboro Police Chief Joe Rankin.

The consent agenda items were as follows:

- a. Approve minutes of the January 8, 2019 regular board meeting, the January 8, 2019 Special Meeting, the January 24, 2019 Board Work Session minutes, approve and seal the January 24, 2019 closed session minutes.
- b. Approve the Amendment to Budget Ordinance Budget Amendment #6 Water/Sewer Fund Mulberry Elementary School Sewer Project.

Commissioner Ferguson pointed out one typographical error and one need to add wordage. The word minutes was changed to meeting, and close and seal wordage was added to closed session minutes approval. Motion to change wordage and approve the consent agenda was made by Commissioner Goforth, seconded by Commissioner Ferguson. Motion unanimously carries.

TOWN OF NORTH WILKESBORO
AMENDMENT TO CAPITAL PROJECT ORDINANCE
MEMORIAL PARK TO MULBERRY FIELDS
AMENDMENT #2

TOWN OF NORTH WILKESBORO
AMENDMENT TO BUDGET ORDINANCE
FISCAL YEAR ENDING 6/30/2019
BUDGET AMENDMENT #6

BE IT ORDAINED by the Governing Board for the Town of North Wilkesboro, North Carolina, that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2019:

SECTION 1. To amend the Water/Sewer Fund budget as follows:

Water/Sewer Maintenance

	<u>Debit</u>	<u>Credit</u>
30-8110-4500 Contracted Services	\$1,500	
30-3370-0100 Reimbursement from Wilkes County		\$1,500

For the planning phase of the Mulberry Elementary School Sewer project.

SECTION 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board and the Finance Officer for their direction.

Adopted this 5th day of February, 2019.

Robert Johnson, MAYOR

ATTEST:

Debra W. Pearson, Town Clerk

**** END CONSENT AGENDA ****

There were no deletions or additions to the agenda. Motion to approve the agenda was made by Commissioner Hall with Commissioner Goforth seconding the motion. Motion unanimously carries.

Before the agenda items began, Mayor Robert Johnson asked that he be allowed to recognize Mr. J. Gene Faile, out-going President of WFBH-WMC. Mr. Faile and his wife Peggy came up and received a clock/plaque engraved with appreciation from the Board of Commissioners and the Mayor for 10 years of service to the hospital and to the people of Wilkes County. Mayor Johnson read a list of many notable accomplishments realized during Mr. Faile's tenure. Mr. and Mrs. Faile were sincerely touched by this presentation and expressed their mixed feelings of leaving town yet looking forward to spending time with children and grandchildren. Mr. Faile said he loved Wilkes County and that the county had some wonderful folks and that he would miss them. He received a standing ovation from the entire board and the citizens attending the meeting.

Mayor Johnson opened the floor for public comments at this time. Mr. and Mrs. Jim Waddell opened the public comment portion of the meeting with concerns regarding the lack of businesses and available housing on the Highway 18 North section of town. Mrs. Marie Waddell began their comments by saying the (5) five lane highway was very impressive, but it wasn't enough to generate growth without business and housing. They asked the board what the town's abilities were to help. Mayor Johnson said he was in agreement with this and that he and the board would discuss recruiting business. Mr. Waddell said there is

property for sale on Highway 18 for development, and that he has property on Sparta Road, twenty-two acres with 600 feet of road frontage. This is on the left side of the highway, and Commissioner Hall mentioned there were limitations on that side of the highway. Mayor Johnson thanked the Waddells for coming in and for their comments. Manager South told the Waddells that the town would note the available property in order to refer for development opportunities.

Aimee James, our new Wilkes County Librarian came to the meeting to introduce herself. She commented she was glad to be here and that the library has many projects in the works. Currently the library is offering many events, one being "Hot Winter Nights", March 8, 2019 from 7 to 10 p.m. This event has music entertainment with Steve and Chuck (of Big Bang, Boom fame), drinks and food provided by Elsewhere on 10th, with proceeds going to the "Imagination Café", a summer food program available at the library to children all summer long, June through August. Admission to this event is \$35.00. Mrs. James expressed excitement with the upcoming projects offered by the library and thanked the town for offering free fishing equipment, and other equipment for public use. She is working on a project collecting musical instruments for free music lessons for the children in Wilkes.

Matt Crook with UNCSOG-DFI presented findings and recommendations on the Elks Club and Water Plant properties. He pointed out both positive and negative aspect of both properties. He said it would depend on finding an interested party wishing to purchase these properties. It then would depend on what the town wanted to commit to financially. In order to facilitate access from West D Street through town owned property the town would need better road access to the Water Plant property. This property would require extensive repair as well as removing adjoining structures. The property is also restricted due to being in a flood plain. The Elks Club property has topography constraints meaning a large part of the property is sloped leaving only approximately two acres buildable. The value of the land with slope is minimal. It might be possible to construct 15-17 town homes with detached garages, patio homes or apartments. Commissioner Ferguson commented DFI had mentioned having relationships with developers and they could possibly connect us with those developers. Mr. Crook said this would be a second phase program- create solicitation (public) for money to assist development. Asked which property Mr. Crook thought to be more developable, he stated the properties were completely different and depending on what you had in mind to do with it would decide which property to develop. Mr. Crook said with the business surroundings and the historic nature of the building his personal preference would be the Water Plant.

Craig Hopkins with Gibson and Company presented the 2017-2018 Town Audit. Mr. Hopkins guided the board through the audit noting no non-compliance and no issues with the audit. Mr. Hopkins, Finance Officer Connie Bauguess and Town Manager Larry South met earlier in the day with each Commissioner individually or two at a time to go over the audit making it clearer and more understood in order to make covering the audit findings less time consuming at the town board meeting. The town audit results are positive with good and careful use of funds.

Town Manager gave his monthly activities report starting with the Kimley-Horn project. It is moving forward and we are checking on financial aid funding. We should know more in March. There is positive news from EDC, with possible funding for the elevated tank at the Industrial Park location and grant funding for job creation. The 6th and Main Street project is being looked at by Mike Norris with some new ideas for a nice enhancement possibly for less money than initially quoted. N-focus interim enforcement officer John Ganus is doing a great job, and enforcements are going well. There are three interviews scheduled in February for the Planning/Zoning Director position, with more resumes being received.

Frontier Energy are running gas lines, and have promised to look at running gas lines to residential properties.

The 912 Main Street property was discussed with options being voiced on how to handle selling the property. It was agreed the town needs to advertise the property for sale, accept a bid and start the bidding process. Once the bid is accepted and advertised an upset bid would have to be presented within a 10 day window with the upset bid being 10% on the first \$1000.00 and 5% on the balance above the previous bid. Attorney Gary Vannoy will put a notice in the paper and a newspaper ad will run with each bid accepted. Commissioners Hall and Johnston agree there should be a cut off for bidding, with that cutoff date being around 30 days. The board agreed on an "hard date" of March 5, 2019, which is the date of the next Town Board Meeting. Town Manager will retain all bids until then and at that time one will possibly be accepted.

There being no further business, Commissioner Hall made a motion to adjourn. Mayor Johnson declared the meeting adjourned at 7:20 p.m.

_____ TOWN CLERK _____ MAYOR

APPROVED: _____

