

## TOWN OF BAILEY

The Regular Meeting of the Bailey Town Board was held in the Bailey Town Hall on September 17, 2018 at 7:00 pm.

The following members of the Bailey Town Board were present: Mayor Thomas Richards, Mayor Pro Temp Shelley Bullard, Commissioners Allen Daniels, Dwan Finch, Jerry Bissette and Town Administrator Timothy Johnson.

### **Called the meeting to order:**

Mayor Richards called the meeting to order and opened the meeting and welcomed all guests who were attending the meeting.

### **Approval of minutes and financial statement:**

The financial statement for August 20, 2018 and the minutes for the Regular Board Meeting of August 20, 2018 were unanimously approved upon a motion by Commissioner Bullard and seconded by Commissioner Daniels. (4 affirm); (0 nays)

### **Agenda items:**

**Walter Wells, Bailey Planning Board Chairman** – Planning Board Chairman stated that the Planning Board had received a variance application for the Museum Overlay district. Since there was not enough information at the original meeting the Board of Adjustments asked for additional information from the applicant. During this meeting it was discussed that there had been additional request regarding this district that caused for the request to be denied from the Zoning Administrator for modification requests to their homes. The Board of Adjustments asked for Zoning Administrator Johnson to send information out to the residents that lived in the Museum Overlay district to attend the next Planning Board meeting so that they could discuss issues with the residents about the overlay district. Due to the constraints of the overlay district which is to keep the appearance of rural homes around the Museum the discussion quickly turned by residents asking why they were not invited to make the concerns know at the time that the Zoning Ordinances were being changed at that time. So after the discussion the citizens agreed with a proposal from the Planning Board to see if a Citizen Advisory Committee could be formed to advise the Planning Board on what modifications could be made to the Museum Overlay district to make it more compatible and still have the rural characteristic that is trying to be maintained. Chairman Wells stated that he was there to facilitate the request to form the Citizen Advisory Board with Planning Board and existing residents within the overlay. Commissioner Finch asked what the goals of this Advisory Board are. Chairman Wells stated that goals would be with input from the Country Doctor Museum so that we can keep the characteristic but not be so overbearing on the residents within the district. The main issue is that what is grandfathered today if sold would have to be brought up to code so it limits the residents and places an undue hardship in trying to maintain the characteristic of the district. Zoning Administrator Johnson stated that things that could be done to shed by everyone within the district does not translate to the principle dwelling like metal roofs and vinyl siding. Chairman Wells stated that this also included the Museum itself because they have issues that if they were to come back and need to replace a metal shed on the property they would not be able to do this. This was covered with the Museum in the last Planning Board meeting so they are aware we are requesting this from the Town Board to form the Advisory Board with residents within the district, the Museum itself and the Planning Board.

**Bailey Chamber of Commerce:** Cecil Hawley, President of the Bailey Chamber of Commerce stated that he did not have anything new for the Chamber. Town Administrator Johnson then asked Mr. Hawley if there was any change in the Miss Bailey Pageant and the Christmas Parade and Mr. Hawley said no.

**Envirolink:** No representative was available for the meeting.

### **Public Comment:**

Mayor Richards opened the public comment section. Since no one wanted to speak Mayor Richards closed the public comment section.

**Old Business:**

**Status with Mr. Cox and Mr. Deal on new sewer tap for 6689 Elm St Work Authorization Request from Envirolink** – No representative was available for comment.

**Status of Effluent Pump #2 with Charles Underwood** – No representative was available for comment.

**Status of Effluent Pump #1 Quotes**– No representative was available for comment.

**New Business:**

**Board to consider creation of Citizen Advisory Board for Museum Overlay zoning district** – Mayor Richards asked the Board about creating this Citizen Advisory Board. Town Administrator Johnson then asked the Board if there were any conditions that the Board wanted to impose on this Advisory Board. Commissioner Daniels then asked who would be on this Board. Administrator Johnson stated that Mr. Wells as Chairman of the Planning Board, the Zoning Administrator, Planning Board members, the Museum and residents within the district. Administrator Johnson advised against having any Town of Bailey Council Member on the Board since this formed board would be providing back an ordinance for the Town of Bailey Board of Commissioners to vote on. The Board of Commissioners would need to have an unbiased opinion when voting on this matter. This did not keep them from attending any meetings but that they should not have input into the issue at hand but allow this to be handled directly by the Planning Board. Commissioner Finch asked why a Board of Commissioner would not be objective to this because this was affecting the ordinance and that it would benefit the whole town. Administrator Johnson stated that the purpose of the Advisory Board is to make the recommendation on the ordinance changes that will be brought back to the Board of Commissioners for them to agree that it complies with the Statement of Consistency and that it the Board of Commissioners have read and brought back any questions that they have regarding the ordinance before voting on it. Commissioner Daniels then asked if there was anything that they did not like in the ordinance that they could bring it back to the Advisory Board and Administrator Johnson stated yes they could. Commissioner Daniels then stated he was okay with that but just wanted to know when the meetings would be held. Commissioner Finch stated that she would also because this is what happened before that these citizens were not notified and this got passed anyway. Administrator Johnson then stated that the Planning Board in this four year endeavor did everything that it was supposed to do in regards of notifying citizens to voice their opinion on the updated Zoning Ordinances. They held open meetings which no citizens attended. They held Public Hearings which no citizens attended. They did everything that they were required to do by statute to let the public know of what was happening but unless people to the time to be proactive then they have done their diligence in trying to inform the public without any response. A motion was made to create the Citizen Advisory Board for the Museum Overlay District by Commissioner Finch and seconded by Commissioner Bullard and was passed unanimously. (4 affirm); (0 nays)

**Commissioner's remarks:**

Commissioner Bissette stated that he was very appreciative of the efforts of the police department for the coverage and assistance during Hurricane Florence. He also stated that he knew that they had incurred some expenses during this time and wanted to have them reimbursed back to the officers. Mayor Richards stated that he also was appreciative because they had done check-ups on our elderly citizens and that they had delivered water and snacks to these residents during the storm.

Commissioner Daniels wanted to know about the Ethics class that was due before their 1<sup>st</sup> year was completed. Administrator Johnson advised that since both Middlesex and Bailey partnered on this he was waiting on dates from Middlesex to know when to set this up. Commissioner Daniels stated that he had not heard anything and was not sure on what was going on. Commissioner Daniels then stated that he had talked to Commissioner Conner before he left and he was going to stick by what he stated in the last meeting about Joel Killion and he stated that if Commissioner Conner were still on the Board that would be who he would have nominated to fill his position so I am going to make a nomination and I know that we had a couple of name or two that Thomas called and never got any response back so I want to go ahead and make a nomination that we nominate Joel to take Troy's job as a appointee as a Town Commissioner. Commissioner Daniels continued to state that he got a highly recommendation from somebody from Wilson who was on the Board of Elections with him and they gave a very good recommendation for Joel. I feel comfortable and I would like to see somebody else on the Board. Just have the Board full and then not have four people. Commissioner Finch then asked if she could make a motion to second that. Commissioner Finch made a motion that we accept that nomination of Joel Killion to fill in the spot. Mayor Richards asked all in favor. Commissioner Daniels and Finch both stated

affirm. Commissioner Bullard and Bissette both stated nay. Administrator Johnson then stated it was a tie. Mayor Richards stated that he would break it. Mayor Richards stated affirm for Joel Killion.

Commissioner Finch stated that she had a follow up from last month. She stated that she sent an email to the horticulture teacher at Southern Nash but that she had not heard back from him but would follow up for the next meeting. She also stated that the guy her brother knows, Bobby Joyner, who has considerable knowledge of grants would follow up to see what grants we could apply for the Town of Bailey. Last month Mr. Hawley gave us a pre-bid packet and she wanted to know if the Board had reviewed it. She thought that it was concise and had time lines and information about insurance. Mr. Hawley then stated that you could go ahead and get contractors to bid on this project without any cost from them. Commissioner Daniels and Bissette both stated that they did not want to begin anything until the money had been received. Commissioner Daniels then stated to at least go ahead and get a contractor to bid on it so that we could at least see what was going to be the cost for the project. Mr. Hawley stated that he would get this contractor to go ahead and get the bid in so that the Town could at least get an estimate on the cost. Administrator Johnson then stated that whatever is submitted would not be an official bid because there are other documents that are not showing that need to be included. Commissioner Finch gave an update from David Honeycutt. She stated that from the email received that they had all of the information needed to generate the report but that it was not completed at this time for this meeting. She also stated that she gave the Board members the personnel policy and wanted to know if they had looked at it. Commissioner Bullard then asked if the Board wanted to do a workshop in reference to going over the policy before going further. Everyone agreed so the Board stated that they would hold a workshop on the Municipal Personnel Policy workshop on 10-09-2018 at 6pm. She also stated that she would like the website updated with pictures of the Board Members and the current police officers. Commissioner Finch also asked if there was any way that we could get in contact with David Hartigan on if there were any grants that we could get money for the Town of Bailey.

Commissioner Bullard stated that she was going to speak with Mr. McCann but since he is not here she wanted the Board to know that she had asked for Administrator Johnson to setup a meeting where she, Commissioner Bissette and members from Envirolink (Heather Adams, JP McCann, and Mike Meyers) could meet to discuss the issues with the contract due to the dead line set in our letter to them. Commissioner Bissette then stated that for this meeting he would like to see the "Boss Man" be present. Commissioner Bullard then stated oh he came the very next day after our meeting not to speak to us but he was here in Bailey. Commissioner Daniels that it was unfair since everyone had something to say that they could not meet with Envirolink representatives. Commissioner Bissette then stated he has been asked to come but he does not. He continued to state that if Commissioner Daniels could get him to come and make it happen he had no problem with having an opening meeting at any time that they wanted. Commissioner Bullard then stated that was the reason that they were handling the meeting this way because he may not even show up at this meeting. Commissioner Bullard said that to proceed with this we are doing it this way so that it does not fall by the wayside.

**Mayor's remarks:**

Mayor Richards stated that we dodged a bullet and thank you to everyone who worked overtime when you could have been somewhere else. He also thanked the Town Administrator for getting the leg work done to have the two trees taken down on Williams St.

**Department Heads Remarks:**

Chief Bullock stated that he did not have any items to discuss  
Administrator Johnson that he did not have any items to discuss

**Closed Session:**

A motion was made to go into closed session as permitted by NCGS 143-318 (a) (6) to consider the qualification competence and performance of an employee. A motion was made by Commissioner Bullard and seconded by Commissioner Bissette and was passed unanimously. (4 affirm); (0 nays)

A motion was made to go back into open session by Commissioner Bullard and seconded by Commissioner Bissette and was passed unanimously. (4 affirm); (0 nays)


**Open Session:**

Commissioner Bullard made a motion to hire Steven Boraski as a part-time police officer for the Town of Bailey starting at \$11.00/hour and seconded by Commissioner Finch. The motion was unanimously passed. (4 affirm); (0 nays)

**Adjournment:**

There being no further business, Commissioner Bullard made a motion to adjourn. Commissioner Daniels seconded the motion and the motion unanimously passed. (4 affirm); (0 nays)

  
Clerk

  
Mayor Richards