

TOWN OF BAILEY MEETING MINUTES

REGULAR MEETING – 05/16/2022

The Regular Meeting of the Bailey Town Board was held in the Bailey Town Hall on May 16, 2022, at 7:00 PM.

The following members of the Bailey Town Board were present: Commissioners Richard Wilson, Dillon Bissette, Ervin Powell and Allen Daniels. Also in attendance were Town Administrator Joel Killion, Shawn Lucas, Zoning Administrator/Code Enforcer, and Interim Police Chief Cathy Callahan.

Called the meeting to order:

Mayor Pro-Tem Daniels called the meeting to order and welcomed the guests.

Approval of financial statements and meeting minutes:

Minutes from February through April are unavailable

Agenda:

Bailey Chamber of Commerce: Tammy Bissette shared details of upcoming Sweetpotato Festival on May 21, 2022. She asked thanked the Board for cleaning up the vacant property on Main Street, asked for additional security for the festival and also asked if Envirolink could clean up debris around the bridge. Commissioner Daniels said he would see to it that the clean up was done.

Envirolink: John Nelson provided the monthly report and update to the Board.

Old Business:

No Old Business to discuss

New Business:

Swearing In of New Board Member: Walter Wells was sworn in to fill the vacant seat on the Board.

Arrangement of Departmental Positions: Commissioner Daniels brought up Commissioner duties and expressed the need for a Parks & Recreation Commissioner. Commissioner Wells agreed to make contact with Nash County regarding the park and Little League fields in town. There was discussion of other Commissioner responsibilities. Commissioner Powell moved that Commissioner Wells assume the responsibilities of Policy Commissioner, motion was seconded by Commissioner Bissette. Motion Carried

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bissette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Brandon Emory, Alliance Code Enforcement: Mr. Emory presented a list of services provided by Alliance Code Enforcement. He left information and contact with Board and expressed his interest in working with The Town of Bailey.

Public Comments:

Mr. Cecil Hawley: Mr. Hawley spoke about several issues he had discussed with office staff. He was assured he would receive answers from staff. He expressed concerns about limb and debris pickup. This issue was addressed during Mr. John Nelson's update from Envirolink.

Department Head Comments:

Interim Police Chief, Cathy Callahan: Chief Callahan provided her Summary Report to the Board.

Zoning Administrator/Code Enforcer, Shawn Lucas: Mr. Lucas informed the board that The Leaning Tree Italian Restaurant wishes to apply for a permit to serve mixed drinks. His staff recommendation was to have the town sign off on the application so that it can be submitted to the ABC board for approval. Commissioner Bissette moved that the town provide approval for the application. Motion was seconded by Commissioner Powell. Motion carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bissette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Mr. Lucas presented a rezone request for 6162 Pine Street. Staff recommendation and Planning recommendation is to rezone the 6162 Pine Street to Commercial to allow construction of the new Chubby's Pizza location. Commissioner Wells moved that the board accept the recommendation of the planning board and approve the rezone request. Motion was seconded by Commissioner Wilson. Motion Carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bissette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Mr. Lucas provided the Planning Board's recommendation for fines for open burning in town limits. The recommendation was to hold a public hearing in the month of June to amend the ordinance regarding burning in town limits. Commissioner Bissette moved that there be a public hearing in June to amend the ordinance for burning in town limits. Commissioner Wilson seconded the motion. Motion carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bissette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Mr. Lucas presented the Planning Board's recommendation to change side setbacks in Town Center District to 5 feet. The exception would be for abutting buildings. Commissioner Wells moved that there be a public hearing in the month of June for the text amendment to change setbacks for structures in Town Center District. Motion was seconded by Commissioner Wilson. Motion carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bisette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Town Administrator, Joel Killion: Mr. Killion explained that due to the Governmental Structure of Town of Bailey, his title must be amended from Town Manager to Town Administrator and the board must adopt a written roles and responsibilities for the new role.

He provided an update to the board regarding the matter of Samantha Jo Jackson versus Town of Bailey and Envirolink. The Town was represented by The NC League of Municipalities. The settlement amount of \$100,000.

Mr. Killion made the board aware that he will be required to attend upcoming training in the upcoming months. Mr. Killion also recommended that the Board hire Tammy Bisette to assist with the preparation of meeting minutes from past meetings. He also recommended that the town hire Tracy Sullivan to assist with budget preparations. Mr. Killion also made the board aware of unused ARPA funds of approximately \$179,000.

Mr. Killion brought up the billing of utilities and stated there needs to be a policy in place. He gave the example of customers who do not use town sewer and have a septic system but still pay a sewer fee. There are also customers who have a well but pay a water fee. As we move closer to being removed from the sewer moratorium we need to discuss policies and procedures.

Commissioner Comments:

Richard Wilson: Made a motion that the Town of Bailey purchase cemetery plots from Ms Lucas at a cost of \$800. Motion was seconded by Commissioner Wells. Motion Carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bisette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Ervin Powell: Presented three estimates to have trees removed on Vance Street and Jackson Street. Commissioner Wells moved that the board accept the lowest bid of \$1700 to have the trees removed. Commissioner Wilson seconded the motion. Motion carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bisette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Allen Daniels: Shared that the contract for GFL will be due for renewal. Administrator Killion asked to review the document and compare cost prior to contract being renewed.

Dillon Bisette: Presented the Resolution for Project CS-370696-02. Commissioner Bisette moved that the Town of Bailey accept this resolution. Motion was seconded by Commissioner Wells. Motion carried.

Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bisette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Mayor's Comments:

Mayor Richards not present

Closed Session: G.S. 143-381.11(a)(6) Personnel Matters

Commissioner Wells moved the Board go into Closed Session to address personnel matters, in accordance with G.S. 143-381.11(a)(6). Commissioner Bisette seconded. Motion carried.

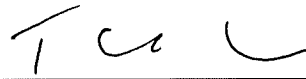
Vote: Richards: Not Present, Mayor Pro Tem Daniels: N/A, Bisette: Aye, Wells: Aye, Wilson: Aye, Powell: Aye

Motions were made to hire Tammy Bisette to assist with meeting minutes and to hire Tracy Sullivan to assist with budget preparations. Motions were seconded and passed.

Meeting adjourned.



Town Administrator, Joel Killian



Thomas Richards, Mayor