

TOWN OF BAILEY

The Regular Meeting of the Bailey Town Board was held in the Bailey Town Hall on March 19, 2018 at 7:00 pm.

The following members of the Bailey Town Board were present: Mayor Thomas Richards, Commissioners Allen Daniels, Dwan Finch, Shelley Carrol, Troy Conner, Jerry Bisette 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 February 2018 and the minutes for the Regular Board Meeting of February 2018 were unanimously approved upon a motion by Commissioner Carroll and seconded by Commissioner Finch. (5 affirm); (0 nays)

Agenda items:

Braswell Memorial Library: Gloria Sutton asked that the remaining portion of the \$2500 for the Bailey Library be distributed for the 2017-2018 fiscal year.

Scott Hendricks (AP US History Teacher): Mr. Hendricks from Southern Nash Senior High introduced himself and two of his students; Zack Smith and Cici Adams. He came to ask for assistance from the Town in reference to a project he is working with the Country Doctor Museum. He is partnering with the Museum to create a local history archive as part of the Museum's permanent collection. He is asking for the Town to help with finding subjects that the class can meet with and interview. Administrator Johnson advised that he would be more than happy to setup a portal on the Town's website so that people can provide information for the class. He stated that the project would commence in May and that they are looking for the citizens in Bailey and southern Nash County as well. This is to provide a permanent collection of articles written by the students but to also provide a digital collection as well.

Bailey Chamber of Commerce: Cecil Hawley, President of the Bailey Chamber of Commerce stated that Benson St between C.A.R. Services and Bailey Laundry has a lot of divots. He wanted to know if the Town would fix those. He then inquired if Susan Phelps with Nash Co Retail Economic Development could see if she could do something with helping keep PNC. Administrator Johnson stated that she would need to work with Pittsburg Headquarters on that issue. He also brought to the attention of the Board that many are talking about the facades of the building on Main St and that something needed to be done about them. Administrator Johnson then stated that it also means that the people who own the buildings need to take pride in what they have as well. This then led into the issue with the condemned building on Main St. Administrator Johnson then stated that he had done some research and there are two grants that are available. The first grant available is the CDBG Demolition grant. It requires that the Town have ownership of the building that is being demolished and it requires that for every \$3 dollars awarded that the Town must contribute \$1. So if the Town was awarded \$150,000 then the Town would need to contribute \$50,000 towards the demolition. Also there would be a limitation on what could go into the location post demolition. No parking area, recreation area, housing or retail could go into that location. We could sell it but with limitations. Then there is the Rural Building Demolition Program much with the same rules but different in the award amounts based on the size of the demolition project. In any case no government use, parking area, recreation area, and housing are prohibited conditions three years from the award date. The Town must also put in a 25% cash match for the project as well. Commissioner Daniels then asked if we are required to take ownership and Administrator Johnson confirmed that yes the town must have ownership in order to apply and seek funding from these grants. Commissioner Bisette stated that the owner of the building has stated that he wanted to give it to the Town but could he give to anyone. Administrator Johnson stated that he could give it to anyone he wanted for at least \$1. Commissioner Daniel asked if he had

someone come in to do some testing would that be ok. Administrator Johnson advised that he could but that it would not count toward the required environmental tests.

Envirolink; JP McCann, representative of Envirolink, was present and had nothing additional to report other than to state that the board had the monthly report in front of them and that if they had any questions he would be more than happy to answer their questions.

He indicated the following:

1. That there were 56 works orders received.
2. That there were 338 meters read.
3. That there was 1.39 million gallons of water pumped.
4. That there was 1.30 million gallons of waste water processed.
5. That there were 307 water customers billed / 251 sewer customers billed.

He stated that the (12) trash cans were moved behind the PD. Commissioner Bissette then asked about the potholes that were by the Bailey Café that he inquired on a month ago. Administrator Johnson then stated that this was an issue he was going to bring up to Mr. McCann tonight because potholes are considered standard street maintenance. There should be no need for him to issue a work order to have this taken care of. Mr. McCann stated that he would look into this and get Ashley to start riding the Town to identify these issues. Commissioner Conner then stated there was the issue with the doors down at the WWTP. He stated that he talked with Mr. McCann before the meeting and that he would provide another person that could give him a quote on fiber glass doors. Mr. McCann stated that the roof at the WWTP needs some attention as well. He asked if Commissioner Daniels had seen that. Commissioner Daniels stated that he would look into it. Mr. McCann did bring pictures into show the Board effluent pump #1 from the WWTP is in the same condition as pump #2. Commissioner Daniels asked if Envirolink is taking care of the install of pump #2 and Mr. McCann stated yes they were taking care of the reinstall of pump #2.

Public Comment:

Mayor Richards opened the public comment section. Since no one wanted to speak during the public comment section Mayor Richards closed the public comment with no further discussion.

Old Business:

Effluent pump quote update on Charles R. Underwood quote number 313181-ZS – Mayor Richards asked for an update on this quote. Administrator Johnson advised that the Board had voted on the original quote value of \$4255 which was sight unseen from Underwood. A new quote with the new price based on inspection and what actually needed to be done has been submitted. A motion was made to approve the new quote amount by Charles Underwood of \$4984 by Commissioner Daniels and seconded by Commissioner Conner and the motion was unanimously approved.
(5 affirm); (0 nays)

Green St Fire Hydrant – Town Administrator Johnson stated that this had already been provided by Mr. McCann but that after discussion with him it would be more prudent for the Town to get quotes on the effluent pump #1 at the WWTP instead of these hydrants because we have a redundant system of hydrants but not for the effluent pumps. He advised that we get quotes just like we did for pump #2 and start the process to correct the issues at the WWTP first before looking at taking care of the hydrants. Commissioner Daniels then stated that if the hydrants could repair with a kit then go ahead but if not he agreed that we need to take care of pump #1. Mr. McCann stated that he would start the quote process all over again for pump #1 at the WWTP. Commissioner Daniels then asked if we needed to rescind the previous motion. Administrator Johnson stated that was not necessary since we had not enacted on it.

New Business:

New sewer tap for 6689 Elm St Work Authorization Request from Envirolink – Administrator Johnson asked Mr. McCann if they had met with Cox and Deal in reference to this request. Mr. McCann stated that they only got information but had not met with them recently. Administrator Johnson stated that his only concern with that was if we put in a new tap no one has advised him that he is going to need to get a plumber out here to hookup to it. Mr. McCann stated that if we gave him the ok that he would go out and talk to them. Commissioner Daniels stated that it would not do any good because he had talked with Mr. Cox about this issue

because he believes that he is still on septic rather than sewer. Mr. McCann stated that he did prove that water was going to the manhole but that he did not disprove that it was going to a septic tank first. Administrator Johnson stated he would like both present so that this could all be figured out and not have to have meeting after meeting with each separately. Mr. McCann stated that what would probably need to be done is to have it smoke tested. Commissioner Daniels stated that yes you should smoke test it and have him there.

Inez Blount property update on Tax Foreclosure – Administrator Johnson advised that Fields & Cooper has been notified that they will be receiving the payoff for this property before March 26th in the amount of \$5779.51. If this does not happen then the property will go through the foreclosure process.

Issue with 6052 Reid St with no recorded easement – Administrator Johnson stated that parcel 000951 is land locked. He stated he questioned the sale because he did not see or show a recorded easement for the drive that went across parcel 000205 which is owned by the Town of Bailey. So Administrator Johnson spoke with our attorney and was advised that we could charge for an easement, sell a portion of the property to the landowner, or provide some legal document allowing them access without a recorded easement in place. Commissioner Carroll asked how far the parcel was and Administrator Johnson advised that it was from the parcel in question down the rest of the street. Commissioner Daniels asked if there was a reason for the Town to own the property. Administrator Johnson advised that he was not aware of any reason. Administrator Johnson stated that they are only looking to get road frontage for the parcel not the entire parcel. Commissioner Conner and Daniels both said to sell the whole parcel owned by the Town. Administrator Johnson then stated that he had already spoken to the owners and they stated that they did not want another parcel of land they just wanted a recorded easement. Commissioner Bisette stated that he had to pay \$7000 for 7 foot by 150 foot so it would be cheaper to buy the parcel then get an easement. Commissioner Bisette and Commissioner Conner said that they would like to table this and go out to see the property for themselves before the Town moved or made any recommendations on this parcel.

Bailey Public Library request for final distribution for 2017-2018 FY - A motion was made to approve the final distribution amount of \$2500 by Commissioner Carroll and seconded by Commissioner Finch and the motion was unanimously approved. (5 affirm); (0 nays) Commissioner Daniel did ask that they get a copy of the budget and also to see when someone was going to be invited to the advisory committee.

Donation acceptance or rejection of \$150.00 from David Evans towards replacement of body camera – Administrator Johnson stated that under NCGS you are required to accept or reject any donation that is given to the Town. Commissioner Carroll asked what made him decide to do it. Administrator Johnson he did not know because he did not talk to him. Commissioner Carroll then asked Chief Bullock. Chief Bullock said that he went to his house in reference to a family member and while he was there he hand Chief Bullock a check for \$150.00 because he was aware of the incident where an office lost a body camera. Chief Bullock then stated that they have since replaced that body camera with (2) upgraded and that the cost of these cameras was covered by the insurance of the owner of the vehicle. A motion was made to return the check in the amount of \$150.00 donated by David Evans back to him by Commissioner Bisette and seconded by Commissioner Conner and the motion was unanimously approved. (5 affirm); (0 nays)

Discuss changing start time for Street project before April 15th – Commissioner Conner made a motion to rescind the previous motion to have McGill & Assoc start on the Street Project no earlier than April 15th and to make a new motion for McGill & Assoc to start on the Street Project as soon as possible and seconded by Commissioner Bisette and the motion was unanimously approved. (5 affirm); (0 nays)

Commissioner's remarks:

Commissioners Conner had no remarks

Commissioner Bisette asked if Walmart was coming to Bailey. Someone said they saw it in the paper and he was trying to determine the validity of the subject. Administrator Johnson stated that no one has approached him as Zoning Administrator for any permitting on a Walmart coming to Bailey.

Commissioner Daniels asked if there was any further information that Cecil Hawley knew about the PNC Bank building. Mr. Hawley stated that they came to a chamber meeting and it was told that the building would be donated to the Town and that they were going to ask about a free standing location for an ATM.

Commissioner Finch stated that she would more than happy to serve on the advisory board with Braswell Memorial Library and that we should request a copy of the financials from them as well. She wanted to know if

there was anyone in the county who did this type of testing. Commissioner Daniels stated that yes there is a guy who does this for the country before they do any fire training on old buildings. Administrator Johnson stated that if the bill is under \$500 he can approve.

Commissioners Carroll stated that she has a problem at the cemetery. If you are looking at the cemetery the drive that is in between Section E1 and Section E2 people are driving all over the area that is at the end of Section E1 going towards Mrs. Glovers and turning back towards Hwy 581. Her proposal would be that the first row of graves be made to extend the driveway. Commissioner Conner made a motion to eliminate the 1st row of graves in Section E2 to extend drive by an additional 15 ft. and to possibly extend drive on right hand side going towards 581 by 10 ft. and seconded by Commissioner Carroll and the motion was unanimously approved. (5 affirm); (0 nays)

Mayor's remarks:

Mayor Richards had no remarks.

Department Heads Remarks:

Chief Bullock advised updates on cases that were being handled by the department. Commissioner Bissette asked if Chief could do something about the issue with cars blocking the roadway on Vance St. Chief Bullock stated that he was aware of the issue and would make an effort on getting over to the area to clear traffic issues on Vance St but that he really needed something on that street such as a no parking sign that would allow for them to issue citations.

Administrator Johnson asked for the Board to approve a donation for the History Alive! Event in the amount of \$300. Commissioner Daniels made a motion to approve a donation of \$300 for the History Alive! Event and Commissioner Carroll seconded the motion and the motion pass unanimously. (5 affirm); (0 nays)

Administrator Johnson asked the Board about a tree on O'Neal St. He advised that he made an update on the tree list and that a tree was added to the list as #20 that was on O'Neal St. The same people who provided the info on the original list looked at this particular tree also. They stated in all of the trees labeled type 2 except for tree #1 and #20 would need pruning. Tree #1 and #20 would need to be taken monitored and taken down because of dieback. He stated that it would be his recommendation to get it cut down. Commissioner Bissette said we needed to get bids on several trees rather than just that one. He recommended that we get #20 and #1 looked at. Commissioner Daniels then stated that on #7 there was a dead limb that needed to be looked at as well. After discussion bids for #20, #1, and limb and or #7 would be gotten for the Board to review.

Administrator Johnson provided the Board with a 2017 tax collection update.

Administrator Johnson asked the Board if the Town would move from paper time cards to the electronic time keeping software of XPunch. This would mean that there would be no more time clocks to deal with. No more paper time cards and it is restricted by IP address. This also means reduction in paper for the Town of Bailey. Since there was no cost associated with this move it was agreed by all members of the Board that we could begin using XPunch as our time keeping system.

Administrator Johnson provided the Board with an E-Cig Policy. In NC the general statutes that govern smoking in a public building, public property and or a vehicle owned by the Town of Bailey is only good for items that have to be lit. If you want to apply "smoking" to everything you have to make a policy in order for it to become effective. Commissioner Bissette made a motion to approve the E-Cig Policy as written and Commissioner Conner seconded the motion and the motion pass unanimously. (5 affirm); (0 nays)

Administrator Johnson wanted to know what the Board wanted to do with the PD truck. He advised that a notice had been sent from the NC DOT that if that truck was not inspected before the end of May that the Town would be assessed a civil penalty. Administrator Johnson also stated that we could not insure the vehicle under Comprehensive or Collision but only Bodily Injury because we had accepted the money from the League to salvage the vehicle. Commissioner Bissette said get it inspected. Commissioner Daniels asked if there was any coverage on it currently. Administrator Johnson stated no because it was dropped as a salvage vehicle. Commissioner Bissette said if we cannot get any coverage other than liability then we need to sell it and he asked for Commissioner Daniels not to give it away.

Closed Session:

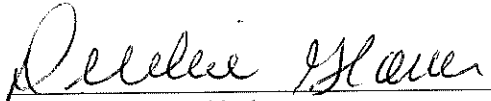
Commissioner Conner made a motion to go in to closed session as permitted by NCGS 143-318 (a) (1) to prevent the disclosure of information that is privileged or confidential pursuant to the law of this State or of the

United States, or not considered a public record within the meaning of Chapter 132 of the General Statutes and seconded by Commissioner Conner and the motion passed unanimously. (5 affirm); (0 nays)

Commissioner Carroll made a motion to return to the regular session meeting and Commissioner Conner seconded the motion and the motion pass unanimously. (5 affirm); (0 nays)

Adjournment:

There being no further business, Commissioner Carroll made a motion to adjourn. Commissioner Conner seconded the motion and the motion unanimously passed. (5 affirm); (0 nays)


Clerk


Mayor Richards