

**TOWN OF VALDESE
TOWN COUNCIL REGULAR MEETING
SEPTEMBER 8, 2020**

The Town of Valdese Town Council met on Tuesday, September 8, 2020, at 6:00 p.m., in the Town Council Chambers at Town Hall, 102 Massel Avenue SW, Valdese, North Carolina. The following were present: Mayor John F. "Chip" Black, Jr., Councilwoman Frances Hildebran, Councilwoman Susan Stevenson, and Councilman Roy F. Sweezy. Also present were: Town Attorney Marc Mitchell, Town Manager Seth Eckard, Deputy Town Clerk Jessica Lail, and various department heads.

Absent: Councilman Keith Ogle and Councilman J. Andrew Thompson

A quorum was present.

Mayor Black called the meeting to order at 6:00 p.m. He offered the invocation and led in the Pledge of Allegiance to the Flag.

OPEN FORUM/PUBLIC COMMENT: No comments

CONSENT AGENDA: (enacted by one motion)

APPROVED REGULAR MEETING MINUTES OF AUGUST 3, 2020

SET PUBLIC HEARING FOR RE-ZONING APPLICATION #2-8-20 – LAKE VISTA PHASE IV: The Town of Valdese has received a petition from Natural Land Alliance Incorporated requesting the property located on Valdese Park Road NE and adjacent to Draughn High School be re-zoned from R-12A Residential to R-8 Residential. A public hearing will be held on Monday, October 5, 2020.

APPROVED LEASE AGREEMENT AT OLD ROCK SCHOOL WITH P&W RAILROAD CLUB: Annual Lease Agreement at the Old Rock School with P & W Railroad Club in the amount of \$230 per month.

APPROVED LEASE AGREEMENT AT OLD ROCK SCHOOL WITH David Harmon Studios, LLC: Annual Lease Agreement at the Old Rock School with David Harmon Studios, LLC in the amount of \$305 per month.

Councilwoman Hildebran made a motion to approve the aforementioned items on the Consent Agenda, seconded by Councilwoman Stevenson. The vote was unanimous.

End Consent Agenda

ITEMS REMOVED FROM CONSENT AGENDA: None

NEW EMPLOYEE/PROMOTION – PUBLIC WORKS: Public Service Director Greg Padgett informed Council that due to a sewer back-up, Public Works employees could not attend the meeting for introductions and will attend next month.

ARCHITECT FIRM FOR PUBLIC SAFETY BUILDING PROJECT PRESENTATION & APPROVAL: Finance Director Bo Weichel presented on behalf of the Architectural Review Committee a letter of engagement and contract with CBSA Architects for the design and engineering services of the new Public Safety Building. Mr. Weichel explained the process of the selection of the Architect firm. The review committee that was established consisted of Councilman Ogle, Councilman Sweezy, Town Manager Seth Eckard, Police Chief Jack Moss, Fire Chief Greg Stafford, and Finance Director Bo Weichel. Mr. Weichel published and advertised a Request for Qualifications document for engineering and design of the Public Safety Building. The proposals were due in June 2020 and the Town received 29 proposals. Mr. Weichel shared that the committee spent several weeks reading through the qualification packets and narrowed the list down to three. On July 16th, 2020, the committee held three separate interviews at the Town Hall. Mr. Weichel shared that the committee discussed each interview and unanimously voted on CBSA Architects. Mr. Weichel explained that negotiations on the contract began with CBSA.

Mr. Weichel introduced Mr. Marty Beal, Partner and Principal Architect with CBSA. Mr. Beal welcomed Council and thanked them for the opportunity to be partnering with the Town of Valdese. Mr. Beal shared with Council the team that will be included on the project. Mayor Black asked Mr. Beal what other Public Safety projects he had worked on. Mr. Beal shared that he has recently completed the Maiden Police Department, the City of Statesville's two Fire Stations as well as other projects, and the City of Hickory's Fire Station.

Councilman Sweezy made a motion to approve the Letter of Engagement, seconded by Councilwoman Stevenson. The vote was unanimous.

Councilwoman Stevenson made a motion to approve the Contract with CBSA, seconded by Councilwoman Hildebran. The vote was unanimous.

VALDESE ABC STORE PRESENTATION: Valdese ABC Store Manager, Karen Caruso, presented Council on behalf of the ABC Board and store employees with a \$25,000.00 distribution check. Ms. Caruso thanked her staff and volunteer Board for making the Valdese ABC store a success. Ms. Caruso projects that future distribution checks will be in the amount of \$100,000 yearly providing the continued growth of the store. Ms. Caruso shared that this year has been a great year for sales and also went over challenges they have faced. Ms. Caruso shared that the Valdese ABC store should be paid off in November 2021. Councilwoman Hildebran thanked Ms. Caruso for the wonderful job she has done with the store and asked where the distribution money was going. Town Manager Seth Eckard explained that it was going to go into the new Public Safety building. Town Manager Seth Eckard thanked Ms. Caruso for her leadership and success of the store. Ms. Caruso thanked Council for their continued support.

ANNUAL PROPERTY TAX COLLECTION REPORT: Tax Collector Kimberly Cline presented the following report:

Tax Year 2019	
Property Tax Statement Annual Settlement	
Property Valuations	
Real Estate	300,768,451
Personal	82,815,169
Senior Citizen Exemptions	(4,483,960)
Total Property Valuation Subject to Tax Rate	379,099,660
Levy	2,001,740
Discoveries	65,301
Late List Penalties	469
Total Levy	2,067,510
Less Collected as of 6/30/2019	2,016,898
Releases	11,722
Uncollected 2019	48,594
Ratio of Taxes Collected to Total Levy	98.12%
Motor Vehicle	
Levy	191,701
2019 Collection by Burke County	190,583
Collection Costs	7,843

Councilwoman Hildebran and Mayor Black thanked Ms. Cline for her hard work.

CHANGE OF OFFICIAL DEPOSITORY: Finance Director Bo Weichel presented the following Resolution:
TOWN of VALDESE
RESOLUTION
Designating First Citizens Bank an Official Depository

WHEREAS, G.S. 159-31(a) states that the governing board shall designate as its official depositories one or more banks or other financial institutions as authorized by that statute; and

WHEREAS, it is the desire of the Town Council that all public funds of the Town of Valdese, North Carolina (hereafter the "Town") be deposited in a secure, efficient and effective manner; and

WHEREAS, Wells Fargo was designated as an official depository for the town, and the town council desires to annul Wells Fargo's selection as an official depository for town funds; and

WHEREAS, it is the responsibility of the Finance Director, who is appointed by and serves at the pleasure of the Town Manager, to supervise the receipt, custody and disbursement of the public funds of the Town; and

WHEREAS, the Finance Director has evaluated proposals for Banking Services and has reviewed the financial soundness of the proposing financial institutions; and

WHEREAS, First Citizens Bank is qualified to be an official depository for the Town pursuant to G.S. 159-31 and has selected to secure its uninsured public deposits under the "Pooling Method", which is a collateral pool under which each public depositor's uninsured deposits are secured with securities held by the State Treasurer's agent in the name of the State Treasurer;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the Town of Valdese, North Carolina that:

Section 1. First Citizens Bank (hereafter the "Official Depository") is hereby designated as the official depository of the Town. The Finance Director of the Town shall be and is hereby authorized and directed to deposit funds of the Town in the Official Depository in the name and to the credit of the Town of Valdese, North Carolina.

Section 2. As required by G.S. 159-25(b), all checks, drafts, or orders of the Town drawn against said funds shall be authorized and signed as appropriate by the following (hereinafter the "Authorized Signers"):

- a. One of the following officers: Finance Officer, Tax Collector and countersigned by
- b. One of the following officers: Town Manager, Mayor, Mayor Pro Tempore, Treasurer

The names and signatures of the Authorized Signers shall be duly certified by the Clerk to the Town Council to the Official Depository as from time to time may be necessary and no check, draft, or order drawn against the Official Depository shall be valid unless so signed or authorized.

Section 3. Upon opening an account with the Official Depository, the Finance Officer must:

- a. Give written instructions that the proceeds from all checks payable to the order of the Town shall be deposited to the credit of the Town of Valdese, North Carolina and that under no circumstance may such an item be converted into cash.
- b. Verify the method currently used by the depository to collateralize the public deposits and stay informed of any change in methods as the result of conversions to a different method or as the result of merger of depositories;
- c. Execute such other forms and documentation with provisions consistent with this resolution as may be reasonably required by the Official Depository to establish the account;
- d. Report the amount of deposits and investments and such other information as may be required on the semi-annual reports on form LGC 203 required to be filed with the Local Government Commission pursuant to G.S. 159-33; and
- e. Comply with other requirements of law, regulation or sound banking practice and with any requirements described in the State Treasurer's publication, The Collateralization of Public Deposits in North Carolina.

Section 4. Certified copies of this resolution shall be provided to the Official Depository herein designated.

THE FOREGOING RESOLUTION IS ADOPTED THIS 8th DAY OF SEPTEMBER, 2020.

/s/ John F. Black, Jr., Mayor

ATTEST: /s/ Town Clerk

Councilwoman Hildebran made a motion to adopt the aforementioned resolution, seconded by Councilwoman Stevenson. The vote was unanimous.

AMENDED OFFER AND ACCEPTANCE FOR BLEACH CONVERSION: Public Services Director Greg Padgett presented an amended offer and acceptance from the State to cover the funds for the Bleach Conversion project. This project was originally brought before Council in June 2020. Mr. Padgett shared that the additional loan amount is \$224,673 which brings the total to \$882,973. Councilwoman Stevenson asked if this would cause any problems to our CIP. Mr. Padgett said that adjustments would have to be made.

**STATE OF NORTH CAROLINA
DEPARTMENT OF ENVIRONMENTAL QUALITY
DIVISION OF WATER INFRASTRUCTURE**

Funding Offer and Acceptance

Legal Name and Address of Award Recipient

Town of Valdese
P.O. Box 339
Valdese, North Carolina 28690

Project Number: H-SRP-D-18-0163

Drinking Water	<input checked="" type="checkbox"/>	Additional Amount for Funding Increases	Previous Total	Total Offered
Wastewater	<input type="checkbox"/>			
State Revolving Fund (SRF)	<input type="checkbox"/>			
State Reserve Loan (SRP)	<input checked="" type="checkbox"/>	\$224,673	\$493,725	\$718,398
State Reserve Grant (SRP)	<input checked="" type="checkbox"/>		\$164,575	\$164,575
State Emergency Loan (SEL)	<input type="checkbox"/>			
Asset Inventory & Assessment Grant (AIA)	<input type="checkbox"/>			
Merger/Regionalization Feasibility Grant (MRF)	<input type="checkbox"/>			

Project Description:

Removal of the existing gaseous chlorine disinfection equipment and replacement with sodium hypochlorite ('bleach') disinfection equipment including: a chemical storage building with overhead door, a fill station, bulk storage tanks and day tanks with appropriate secondary containment, transfer and metered-dose chemical feed pumps and related HVAC, instrumentation and control equipment.

Total Financial Assistance Offer: **\$ 882,973**
Total Project Cost: **\$ 882,973**
Estimated Closing Fee*: **\$ 16,837**
For Loans
Principal Forgiveness: \$ _____
Interest Rate: 0% Per Annum
Maximum Loan Term: 20 Years

*Estimate closing fee calculated based on grant and loan amount.

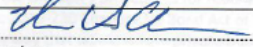
Pursuant to North Carolina General Statute 159G:

- The applicant is eligible under Federal and State law,
- The project is eligible under Federal and State law, and
- The project has been approved by the Department of Environmental Quality as having sufficient priority to receive financial assistance,

The Department of Environmental Quality, acting on behalf of the State of North Carolina, hereby offers the financial assistance described in this document.

For The State of North Carolina:

**Kim H. Colson, P.E., Director, Division of Water Infrastructure
North Carolina Department of Environmental Quality**

Signature:  Date: 9/5/2020

On Behalf of:

Town of Valdese

Name of Representative in Resolution:

Title (Type or Print):

I, the undersigned, being duly authorized to take such action, as evidenced by the attached CERTIFIED COPY OF AUTHORIZATION BY THE APPLICANT'S GOVERNING BODY, do hereby accept this Financial Award Offer and will comply with the Assurances and the Standard Conditions.

Signature: _____ Date: _____

Councilwoman Stevenson made a motion to approve the amended the offer and acceptance for the Bleach Conversion project, seconded by Councilwoman Hildebran. The vote was unanimous.

WATER AIA CONTRACT: Public Services Director Greg Padgett presented to Council a Water Asset Inventory and Assessment (AIA) grant project contract. This grant is in the amount of \$150,000. Mr. Padgett explained that this project will help staff identify any issues with our water system and help staff take care of the system. Town Attorney Marc Mitchell shared concerns with paragraph nine of the Consulting Services Agreement. Paragraph nine says McGill Associates will have a limitation liability of \$50,000 and if they are negligent in any way, they can't be responsible for damages over \$50,000. In the past, this has not been in the agreement. Mr. Mitchell suggested voting on the contract if Council recommends contingent upon the removal of paragraph nine.

Councilwoman Hildebran made a motion to approve the Water AIA contract contingent upon the removal of paragraph nine, seconded by Councilman Sweezy. The vote was unanimous.

RESOLUTION FOR OFFER TO PURCHASE TOWN-OWNED PROPERTY LOCATED AT 1492 DREXEL RD.: Planning Director Larry Johnson updated Council on the Offer to Purchase, 1492 Drexel Rd. Staff advertised the property on Facebook and other forms of media to see if there was any interest. Mr. Johnson shared that a few people went to see the property but only one person presented an official offer. Mr. Johnson explained that if Council voted to approve this resolution we would proceed in advertising for upset bids. The deed of trust is in the amount of \$259,000. Planning Director Larry Johnson presented the following resolution:

**RESOLUTION AUTHORIZING UPSET BID PROCESS
(Sale of Triple Community property)**

WHEREAS, the Town of Valdese owns certain property located at 1492 Drexel Road in Valdese, NC, which is described as follows:

BEGINNING on an iron pipe on the east side of the High Peak Road, the most northern corner of the Lloyd Settlemire lot, and runs thence North 13°27' East with the road 169.75 feet to an iron pipe on the east edge of the road; thence South 76° 19' East 263.69 feet to an iron pipe; thence South 8°50' East 453.21 feet to an iron pipe at the branch; thence up the branch South 74° 53' West 146.96 feet to a rock, an old corner of the M.L. Stamey land; thence North 84° West with the old line 52 feet to an iron pipe at the Settlemire corner; thence with the Settlemire line North 62° West 124 feet to the BEGINNING, containing 2.65 acres, more or less, as surveyed and platted by E.A. Mallonee on April 10, 1965; and

BACK REFERENCE: Parcel 1, Tract 1 of Book 1735, page 641, Burke County Registry.

REID NO.: 38526, PIN NO.: 2723623951

WHEREAS, North Carolina General Statute §160A-269 permits the town to sell property by upset bid, after receipt of an offer for the property; and

WHEREAS, the town has received an offer to purchase the property described above, in the amount of \$325,000, submitted by Brandon Settlemire and Michelle Settlemire; and

WHEREAS, Brandon Settlemire and Michelle Settlemire have paid the required five percent (5%) deposit of their offer;

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF VALDESE RESOLVES THAT:

1. The town council authorizes sale of the property described above through the upset bid procedure of North Carolina General Statute §160A-269.

2. The town clerk shall cause a notice of the proposed sale to be published. The notice shall describe the property and the amount of the offer and shall state the terms under which the offer may be upset.

3. Persons wishing to upset the offer that has been received shall submit a sealed bid with their offer to the office of the town clerk within ten (10) days after the notice of sale is published. At the conclusion of the 10-day period, the town clerk shall open the bids, if any, and the highest such bid will become the new offer. If there is more than one bid in the highest amount, the first such bid received will become the new offer.

4. If a qualifying higher bid is received, the town clerk shall cause a new notice of upset bid to be published and shall continue to do so until a 10-day period has passed without any qualifying upset bid having been received. At that time, the amount of the final high bid shall be reported to the town council.

5. A qualifying higher bid is one that raises the existing offer by not less than ten percent (10%) of the first \$1,000 of that offer and five percent (5%) of the remainder of that offer.

6. A qualifying higher bid must also be accompanied by a deposit in the amount of five percent (5%) of the bid. The deposit may be made by cashier's check or by certified check. The town will return the deposit on any bid not accepted and will return the deposit on an offer subject to upset if a qualifying higher bid is received. The town will return the deposit of the final high bidder at closing.

7. The terms of the final sale are that:

(a) the town council must approve the final high offer before the sale is closed, which it will do within thirty (30) days after the final upset bid period has passed, and

(b) the buyer must pay the purchase price in certified funds at the time of closing; and

(c) the property shall be sold subject to all existing easements.

8. The town reserves the right to withdraw the property from sale at any time before the final high bid is accepted and the right to reject all bids at any time.

THIS RESOLUTION IS ADOPTED SEPTEMBER 8, 2020.

TOWN OF VALDESE

/s/ John F. Black, Jr., Mayor

ATTEST: /s/ Town Clerk

Councilman Sweezy made a motion to adopt the aforementioned resolution, seconded by Councilwoman Hildebran. The vote was unanimous.

SUB-DIVISION HOUSING UPDATES: Planning Director Larry Johnson presented the following presentation on sub-division housing in Valdese:

**Cottian Way
(Year 2005)**

16 lots
14 lots Sold
7 Permits Issued (\$ 1,436,000.00)
6 home occupied
1 New Construction for Sale

**Lake Rhodhiss Estates
(The Settings)
Year 2008**

210 Lots
187 Lots Sold
4 Permits Issued (\$ 1,366,040.00)
2 Homes Occupied
2 Home Under Construction

**Lake Vistas Phase I & II
(Year 2012)**

72 Lots
63 Lots Sold
8 Permits Issued (\$ 2,724,000.00)
8 Homes Occupied

**Waterside
(Year 2013)**

124 Lots
119 Lots Sold
16 Permits Issued
(\$5,365,000.00)
14 Homes Occupied
2 Homes Under Construction

**McGalliard Pointe
(Year 2015)**

5 Lots
3 lots sold
1 Permit Issued (\$490,000.00)
1 House Under Construction

**Island Pointe Shores at
Lake Vistas Phase III**

48 Lots
45 Lots Sold
4 Permits Issued (\$1,612,000.00)
49 Lots in all phases
2 Homes Occupied
2 Homes Under Construction

Edelweiss (Year 2020)

15 Lot Subdivision

Final Plat Approval – August 2020

TOTALS

494 Subdivision Lots

431 Lots Sold

40 Permits Issued

Permit Value
\$12,993,040.00

32 Homes Occupied

7 Under Construction

1 New Construction for Sale

CAPITAL PROJECT ORDINANCE AMENDMENTS: Finance Director Bo Weichel presented the following Capital Project Ordinance Amendments:

Valdese Town Council Meeting

Tuesday, September 8, 2020

Capital Project Ordinance Amendment # 2-35

Subject: Public Safety building

Description: To amend capital project ordinance Fund 35
This recognizes a \$25,000 revenue distribution from the ABC Board net profits from FY 19-20. These funds will be saved to the Public Safety building project to help cover upfront costs such as architect fees.

Proposed Action:

BE IT ORDAINED by the Council of the Town of Valdese that, pursuant to Section 13.2 of Chapter 159 of the General Statutes of North Carolina, the capital project ordinance for various capital projects funded from a variety of sources is hereby amended as follows.

Section I:

Revenues available to the Town to complete the projects are hereby amended as follows:

Account	Description	Decrease/ Debit	Increase/ Credit
35.3480.001	Distributions		25,000
	Total	\$0	\$25,000

Amounts appropriated for capital projects are hereby amended as follows:

Account	Description	Increase/ Debit	Decrease/ Credit
35.5300.040	Professional Services	25,000	
	Total	\$25,000	\$0

Section II:

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

Valdese Town Council Meeting

Tuesday, September 8, 2020

Capital Project Ordinance Amendment # 1-56

Subject: Water Meter Replacement project

Description: To amend capital project ordinance Fund 56
The original CPO was approved at the August 6, 2018 meeting
This is to account for change order #1 (detailed below) approved by the Division of Water Infrastructure. The amount will increase the overall approved reimbursable portion of the loan amount.

- Additional 5/8" and 1" meters to accommodate additional service points needed in the Triple service territory.
- Additional 1" meters required for Project due to unanticipated number of 1" meters in the Triple service territory.
- Additional Meter Radios (MiNodes) and Through-the-Lid antennas (TLTA) to install the additional meters from above.
- Purchase of 2" Solid State meter for specific customer Icard Water Corporation, due to usage history and analysis.
- Additional 5/8", 1", 1.5", and 2" meters, associated equipment, and labor cost to finish project meter deployment. Additional meters needed due to miscalculation on material needs at the beginning of the project.
- Additional/miscellaneous parts and materials need to complete non-standard large meter installations. Parts needed to accommodate meters with different lay lengths or damaged infrastructure not accounted for as a standard like-for-like installation.

Proposed Action:

BE IT ORDAINED by the Council of the Town of Valdese that, pursuant to Section 13.2 of Chapter 159 of the General Statutes of North Carolina, the capital project ordinance for various capital projects funded from a variety of sources is hereby amended as follows.

Section I:

Revenues available to the Town to complete the projects are hereby amended as follows:

Account	Description	Decrease/ Debit	Increase/ Credit
56.3480.002	SRP Loan		165,000
56.3480.000	Loan Closing Fee		44,358
Total		\$0	\$209,358

Amounts appropriated for capital projects are hereby amended as follows:

Account	Description	Increase/ Debit	Decrease/ Credit
56.8120.041	Administration	88,358	
56.8120.760	Construction	121,000	
Total		\$209,358	\$0

Section II:

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

Valdese Town Council Meeting

Tuesday, September 8, 2020

Capital Project Ordinance Amendment # 1-58

Subject: Water Plant Bleach Conversion

Description: To amend capital project ordinance Fund 58
The original CPO was approved at the January 7, 2019 meeting.
In accordance with the amended funding offer and acceptance from the Division of Water Infrastructure, this will increase the loan amount \$224,823 and the loan fee \$4,494. The interest rate remains at 0% for this loan. This amendment is necessary due to the lowest bid coming in higher than projected for this project.

Proposed Action:

BE IT ORDAINED by the Council of the Town of Valdese that, pursuant to Section 13.2 of Chapter 159 of the General Statutes of North Carolina, the capital project ordinance for various capital projects funded from a variety of sources is hereby amended as follows.

Section I:

Revenues available to the Town to complete the projects are hereby amended as follows:

Account	Description	Decrease/ Debit	Increase/ Credit
58.3970.000	Valdese Utility Fund		4,494
58.3480.001	State Reserve Loan		224,823
Total		\$0	\$229,317

Amounts appropriated for capital projects are hereby amended as follows:

Account	Description	Increase/ Debit	Decrease/ Credit
58.8100.760	Construction	224,823	
58.8100.042	Loan Admin Fee	4,494	
Total		\$229,317	\$0

Section II:

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

Mayor Black asked Mr. Weichel why the Water Meter Replacement Project was more than we expected. Mr. Padgett shared that the extra meters that we have to purchase are partially due to the installers installing approx. 170 units in vacant lots. The installers will remove them and we will have those meters to use in the future. Mr. Padgett informed Council that we have had a few issues with the Water Meter Replacement Project but staff is working through them.

Councilman Sweezy made a motion to approve the aforementioned capital project ordinance amendments, seconded by Councilwoman Stevenson. The vote was unanimous.

CODE ENFORCEMENT ABATEMENT: WPCOG Code Enforcement Officer Todd Justice updated Council on 708 Church Street. A notice of violation was sent and the property owner had until September 7th, 2020 to get the power turned on to the building behind their home. Town Manager Seth Eckard said that they did get the power turned on but there are other violations to address. Mr. Eckard shared that we have two paths to go down, one being a daily fine and the other is abatement. Mr. Justice feels that the owners of 708 Church Street are able to clean up the property and recommends a daily fine for 15 days at \$50.00 a day. If the property owner does become compliant, the town can waive the fines. Town Attorney Marc Mitchell suggested giving the property owner a time and date before the fines would occur.

Councilwoman Hildebran asked the status of 909 Main Street. Mr. Justice shared that the situation has not changed much because the property is in probate. Mr. Justice explained that it will be a while before the Town can do anything about it due to the death of the property owner.

Councilwoman Stevenson asked about the status of 520 Walnut Ave. Planning Director Larry Johnson shared that notices have been sent and the Town is working on getting the owner's help using CDBG program funds. Code Enforcement will be handling the overgrown grass issue.

SEP 2020 - CODE ENFORCEMENT ACTIONS TRACKER
CEO Todd Justice, 828-485-4264, todd.justice@wpcog.org

	Address	Status	Mailed NOV/Cit/Order	Category	Violation	Current Status	Latest Activity/Date	Next Suspense
1	832 Cline Ave		Y/N/N	Nuisance	Junk and Debris	Resolved		
2	330 Sterling St		Y/N/N	Min Housing	Min Housing	On hold per order of TM		
3	808 Colonial St		Y/Y/N	Nuisance, AJNMV	Junk and Debris, Junk Veh	On hold per order of TM		
4	161 Laurel Ave		Y/N/N	Non-Res Min	Min Standards for roof	Resolved		
5	401 Bass St		Y/N/Y	Nuisance, AJNVM	Junk and Debris, Junk Veh	Resolved		
6	708 Church St		Y/N/N	Nuisance	Junk and Debris	Resolved		
7	708 Church St		Y/N/N	AJNVM	2 Junk Vehicles	Resolved		
8	909 Main St		Y/N/Y	Nuisance	Overgrown	Resolved		
9	909 Main St		Y/N/Y	Min Housing	Min Housing	Waiting to determine new		
10	804 Carolina St		Y/N/N	Nuisance, AJNVM	Junk and Debris, Junk Veh	Resolved		
11	1300 Carolina St		Y/N/N	Nuisance	Junk and Debris	Resolved		
12	1436 Main St		Y/N/N	Nuisance	Junk and Debris	NOV Issued	26 MAY, still requires sig clean up	Deadline 3 APR 2020
13	1436 Main St		Y/N/N	AJNMV	Junk Vehicle	Resolved		
14	725 Tron Ave		Y/N/N	AJNMV	2 Junk Vehicles	Resolved		
15	1017 Praley St SW		Y/N/N	Nuisance	Junk and Debris	Resolved		
16	805 Carolina St		Y/N/N	Non-Res Min	Dilapidated outbuildings	Pending demolish	Waiting on COVID restrictions	
17	520 Walnut Ave		Y/N/N	Min Res	Needs roof/paint	NOV mailed	Town will handle	
18	102 Meytre Ave		Y/N/N	Nuisance	Overgrowth	Resolved		
19	321 Becker St		Y/N/N	Nuisance	Overgrowth	Resolved		
20	3305 Holly Hill		Y/N/N	Nuisance	Junk and Debris	Resolved		

SEP 2020 - CODE ENFORCEMENT ACTIONS TRACKER

CEO Todd Justice, 828-485-4264, todd.justice@wpcog.org

21	216 Columbo St		Y/N/N	Nuisance	Junk and Debris	NOV Issued	Extended	31AUG2020
22	216 Columbo St		Y/N/N	AJNMV	Junk Vehicles	NOV Issued	Extended	31AUG2020
23	708 Church St		Y/N/N	Nuisance	Junk and Debris	NOV Issued		20AUG2020
24	708 Church St		Y/N/N	Res Min Housing	No Power	Resolved		
25	630 Perkins Rd		Y/N/N	Nuisance	Junk and Debris	Resolved		
26	616 Lincoln St		Y/N/N	AJNMV	Junk Vehicle	Resolved		
27	814 Cline Ave		Y/N/N	Nuisance	Overgrowth	NOV Issued		20AUG2020
28	1326 Carolina Ave		Y/N/N	Nuisance	Junk and Debris	NOV Issued		18SEP 2020
29	408 Pineburr Ave		Y/N/N	Nuisance	Overgrowth	Resolved		
30	3386 Holly Hills		Y/N/N	Nuisance	Overgrowth	Resolved		
31	5388 Montoya View Ct		Y/N/N	Nuisance	Overgrowth	NOV Issued		11SEP 2020
32	719 Hickory Ave		Y/N/N	AJNMV	Junk Vehicle	NOV Issued		18SEP 2020
Key								
				Resolved/Abated	NOV = Notice of Violation			
				Owner Notified, proceeding	Clt = Citation, usually \$50 a day for 15 days			
				New violation	Order = Order to Remove, Repair or Demolish			

MANAGER'S REPORT: Town Manager Seth Eckard made the following announcements:

A reminder to the community to complete 2020 Census – Deadline is September 30, 2020.

MAYOR AND COUNCIL COMMENTS: No comments

ADJOURNMENT: At 7:14 p.m., there being no further business to come before Council, Councilwoman Hildebran made a motion to adjourn, seconded by Councilwoman Stevenson. The vote was unanimous.

The next regular Council meeting is scheduled for Monday, October 5, 2020, at 6:00 p.m.

Town Clerk

Mayor

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