



**TOWN OF GRANITE QUARRY
BOARD OF ALDERMEN
REGULAR MEETING MINUTES
Monday, June 14, 2021
7:00 p.m.**

Present: Mayor Bill Feather, Mayor Pro Tem John Linker, Alderman Jim Costantino, Alderman Kim Cress
Alderman Doug Shelton

Staff: Town Manager Larry Smith, Town Clerk Aubrey Smith, Town Attorney Chip Short, Fire Chief/ Public Works Director Jason Hord, Police Chief Mark Cook, Finance Officer Shelly Shockley, Town Planner Steve Blount, Police Sergeant Richard Tester, Police Officer Joshua Atkins

Call to Order: Mayor Feather called the meeting to order at 7:00 p.m.

Determination of Quorum: Mayor Feather determined there was a quorum present.

Moment of Silence: Mayor Feather led a moment of silence.

Pledge of Allegiance: The Pledge of Allegiance was led by Scout Tucker Fisher of Troop 379.

1. Approval of the Agenda

ACTION: Mayor Pro Tem Linker made a motion to approve the agenda with the addition of Item 6.5 Economic Development Agreement Grant Payments Discussion and Closed Session. Alderman Cress seconded the motion. The motion passed 4-0.

2. Approval of the Consent Agenda

A. Approval of the Minutes

- 1) Regular Meeting Minutes May 10, 2021
- 2) Budget Workshop Minutes May 21, 2021
- 3) Budget Workshop Minutes June 3, 2021

B. Departmental Reports (*Reports in Board packet*)

C. Financial Reports (*Reports in Board packet*)

D. Chamberlain Exterminators, LLC Annual Agreement for Termite Protection Services

ACTION: Alderman Shelton made a motion to approve the consent agenda. Alderman Costantino seconded the motion. The motion passed 4-0.

3. Citizen Comments - There were no citizen comments.

4. Guests and Presentations

A. Amy Smith, Rowan County Tobacco Use in Parks

Ms. Smith presented from a PowerPoint presentation on Tobacco Use in Parks that was included in the agenda packet and asked the Board to vote to put a Tobacco-Free or Smoke-Free policy in place.

Mayor Pro Tem Linker asked that this item be discussed in the future. Mayor Feather directed that it be placed back on the July agenda. Alderman Cress and Alderman Costantino voiced their support.

5. Town Events

• Parks Master Plan Community Input Session

Wednesday, June 16, 2021 Lake Park Shelter 5:00 p.m.

6. Town Manager's Update

Manager Smith reviewed highlights from the items on his report in the agenda packet. He then invited Chief Cook up for a police promotion. Chief Cook spoke about the sergeant role and responsibilities and introduced Richard Tester as the candidate that was chosen after the recent round of sergeant assessments that included a written exam and a research paper on police reform. Sergeant Tester was recognized by the Board.

Old Business

6.5 Economic Development Agreement Grant Payments Discussion

A. Closed Session

ACTION: Mayor Pro Tem Linker made a motion to go into closed session pursuant to N.C. General Statutes Section 143-318.11(a)(3) to consult with the Town Attorney. Alderman Shelton seconded the motion. The motion passed 4-0.

Closed session began at 7:42 p.m.

ACTION: Mayor Pro Tem Linker made a motion to return to open session. Alderman Costantino seconded the motion. The motion passed 4-0.

Closed session began at 7:58 p.m.

No action was taken in closed session.

B. Discussion and Board Action Budget Amendment #20

Staff handed out to the Board a Budget Amendment Request #20 to increase Fund Balance Appropriated (01-3991-99) and Governing Body – Special Projects (01-4110-60) in the amount of \$ 77,195.44 for grant payments to Easter Creek Rowan, LLC. As specified in the Economic Development Agreement Grant the Town entered into in October 2016, the amount is the equivalent of FY 19-20 and FY 20-21 ad valorem taxes assessed and paid to the Town.

ACTION: Mayor Pro Tem Linker made a motion to approve Budget Amendment #20. Alderman Costantino seconded the motion. The motion passed 4-0.

New Business

7. Public Hearing **FY 2021-2022 Proposed Budget**

Manager Smith reviewed highlights from the revised recommended budget for FY 2021-2022 that was posted after the June 3, 2021 Budget Workshop where the Board gave the Manager direction to develop a version with the tax rate at \$.4175. The revised recommended budget was posted in the same places as the original recommended budget produced from the direction given at the May 21, 2021 Budget Workshop that had a tax rate of \$.445.

Opened: Mayor Feather opened the public hearing at 8:05 p.m.

Comments of those in favor: None

Comments of those opposed: None

Closed: Mayor Feather closed the public hearing at 8:05 p.m.

ACTION: Mayor Pro Tem Linker made a motion to adopt the FY2021-2022 Budget as recommended. Alderman Costantino seconded the motion. The motion passed 4-0.

8. Public Hearing **UDO Text ZBA Membership**

Planner Blount reviewed his memo on the proposed text amendment that was included in the agenda packet.

Opened: Mayor Feather opened the public hearing at 8:07 p.m.

Comments of those in favor: None

Comments of those opposed: None

Closed: Mayor Feather closed the public hearing at 8:07 p.m.

Statement of Consistency and Reasonableness:

In voting to adopt the proposed text amendment to the Unified Development Ordinance, the Granite Quarry Board of Aldermen does find this decision to be in the best interest of the public and to be consistent in general with policies stated in the Town's Comprehensive Plan.

ACTION: Alderman Cress made a motion to adopt Ordinance 2021-09 to amend the text of the Unified Development Ordinance by modifying the zoning board of adjustment membership numbers and approve the statement of consistency and reasonableness as written. Mayor Pro Tem Linker seconded the motion. The motion passed 4-0.

9. Public Hearing **Flood Damage Prevention Ordinance**

Planner Blount reviewed his memo on the proposed text amendment that was included in the agenda packet.

Opened: Mayor Feather opened the public hearing at 8:13 p.m.

Comments of those in favor: None

Comments of those opposed: None

Closed: Mayor Feather closed the public hearing at 8:13 p.m.

Statement of Consistency and Reasonableness:

In voting to adopt the proposed text amendment to the Unified Development Ordinance, the Granite Quarry Board of Aldermen does find this decision to be in the best interest of the public and to be consistent in general with policies stated in the Town's Comprehensive Plan.

ACTION: Mayor Pro Tem Linker made a motion to adopt Ordinance 2021-11 to amend the text of the Unified Development Ordinance by replacing the flood damage prevention ordinance and approve the statement of consistency and reasonableness as written. Alderman Costantino seconded the motion. The motion passed 4-0.

10. Public Hearing

Conflict of Interest

Planner Blount reviewed his memo on the proposed text amendment that was included in the agenda packet.

Opened: Mayor Feather opened the public hearing at 8:16 p.m.

Comments of those in favor: None

Comments of those opposed: None

Closed: Mayor Feather closed the public hearing at 8:17 p.m.

Statement of Consistency and Reasonableness:

In voting to adopt the proposed text amendment to the Unified Development Ordinance, the Granite Quarry Board of Aldermen does find this decision to be in the best interest of the public and to be consistent in general with policies stated in the Town's Comprehensive Plan.

ACTION: Mayor Pro Tem Linker made a motion to adopt Ordinance 2021-12 to amend the text of the Unified Development Ordinance by modifying the Conflict of Interest text and approve the statement of consistency and reasonableness as written. Alderman Shelton seconded the motion. The motion passed 4-0.

11. Reappointments

Planning Board

At their May 5, 2021 meeting, the Planning Board voted to recommend the Board of Aldermen reappoint Jerry Holshouser, Richard Luhrs, and Joe Hudson to Town resident Planning Board seats and Michelle Reid to an ETJ Planning Board seat with term expirations of 7/31/2024.

ACTION: Alderman Costantino made a motion to reappoint Jerry Holshouser, Richard Luhrs, and Joe Hudson to Town resident Planning Board seats and recommend to the County Board of Commissioners that Michelle Reid be reappointed to an ETJ Planning Board seat all with term expirations of 7/31/2024. Mayor Pro Tem Linker seconded the motion. The motion passed 4-0.

12. Reappointment

Community Appearance Commission

At their May 13, 2021 meeting, the Community Appearance Commission voted to recommend the Board of Aldermen reappoint Semone Brisson to ETJ Community Appearance Commission seat with a term expiration of 7/31/2024.

ACTION: Alderman Costantino made a motion to reappoint Semone Brisson to ETJ Community Appearance Commission seat with a term expiration of 7/31/2024. Mayor Pro Tem Linker seconded the motion. The motion passed 4-0.

13. Reappointments

Zoning Board of Adjustment

At their May 17, 2021 meeting, the Zoning Board of Adjustment voted to recommend the Board of Aldermen reappoint Doreen Luhrs to a Town resident seat and Greg Lowe to an ETJ seat, each with a term expiration of 7/31/2024.

ACTION: Alderman Costantino made a motion to reappoint Doreen Luhrs to a Town resident Zoning Board of Adjustment seat and recommend to the County Board of Commissioners that Greg Lowe be reappointed to an ETJ Zoning Board of Adjustment seat, each with a term expiration of 7/31/2024. Mayor Pro Tem Linker seconded the motion. The motion passed 3-0.

Alderman Shelton asked to be excused from the vote to avoid the appearance of a conflict of interest since he currently serves on the Zoning Board of Adjustment. Attorney Short advised that a vote on whether to excuse Alderman Shelton would be required.

ACTION: Alderman Costantino made a motion to recuse Alderman Shelton from voting. Alderman Cress seconded the motion. The motion passed 3-0.

14. Reappointment

Parks, Events, and Recreation Committee

At their May 24, 2021 meeting, the Parks, Events, and Recreation Committee voted to recommend the Board of Aldermen reappoint Melinda Hege to a Parks, Events, and Recreation Committee seat with a term expiration of 7/31/2024.

ACTION: Alderman Costantino made a motion to reappoint Melinda Hege to a Parks, Events, and Recreation Committee seat with a term expiration of 7/31/2024. Alderman Cress seconded the motion. The motion passed 4-0.

15. Social Media / Website

Updates and Recommendations

Clerk Smith presented a summary, recommendation, and requested direction from the Board on how to proceed. Mayor Feather asked that staff follow-up with the business owner and bring the item back at the July meeting. There were no objections from the Board members to getting definitive examples and prices for the website and presenting at next year's Planning Retreat.

16. Ordinance Adoption Follow-up

Purchasing Policy, Resolution 2021-12

Manager Smith provided a brief overview of the drafted purchasing policy. He stated that it provides guidance for contracts and purchasing and was built from best practices provided by the School of Government. It is meant to bring the Town into compliance with all requirements and regulations.

Alderman Shelton stated that there were some areas that he had concerns about, specifically changing practices. He requested that purchases and contracts with amounts smaller than required by statute, but over an amount to be determined, be brought before the Board. Alderman Costantino asked for clarification on what other types of changes were being made. Mayor Feather stated that Board members would no longer need to sign purchase orders for certain items. Alderman Shelton stated that he was interested in signing purchase orders so that he would know when funds had been encumbered. Manager Smith pointed out the new practice would bring the town into line with the Council-Manager form of government. As part of the internal controls the town has professional, bonded staff in place to review the financial items as well as checks and balances in place. The Board would still review capital expenditures in the budget and could place restrictions. The purchasing policy will be followed up with internal finance policies moving forward.

Mayor Feather suggested that the Board take a better look at the policy and bring it back next month. Mayor Pro Tem Linker stated that no large purchases would be made that had not already been brought to the Board and approved. Alderman Shelton stated that he would like the Board to consider the amount at which items were declared surplus. Alderman Cress reiterated that checks and balances were in place and made a motion to adopt. Alderman Costantino stated he believed the town had a good staff in place that could be trusted to do the right things and that the Board was not being closed out.

ACTION: Alderman Cress made a motion to adopt Resolution 2021-12 adopting the new Town Purchasing Policy. Mayor Pro Tem Linker seconded the motion. The motion passed 3-1 with Mayor Pro Tem Linker, Alderman Costantino, and Alderman Cress in favor and Alderman Shelton opposed.

17. Clyde Adams Plaque

Chief Cook presented the mock-up of the design for the Clyde Adams memorial plaque. The plaque could be placed indoors or outdoors, but his recommendation is the Town Hall lobby for highest visibility. Mayor Feather recommended that the name be in all caps so that it would stand out.

ACTION: Alderman Costantino made a motion to proceed with the purchase of plaque as presented. Alderman Cress seconded the motion. The motion passed 4-0.

18. Annexation Ratification **2016-09-06**

Attorney Short spoke about the necessity of the ratification and pointed out that it would not make any changes to the annexation, just meet the filing requirements for the Secretary of State. This is a Town-owned property.

ACTION: Mayor Pro Tem Linker made a motion to adopt the proposed ratification as presented. Alderman Costantino seconded the motion. The motion passed 4-0.

19. Agreement Amendment **Civitan's / Legion Hut Agreement**

The revised Civitan's / Legion Hut Agreement handout was reviewed.

ACTION: Alderman Costantino made a motion to approve the revised Agreement with the Civitan Club for use of the Legion Building as presented. Alderman Shelton seconded the motion. The motion passed 4-0.

20. Proclamation **Harry Drury 100th Birthday**

Mayor Feather read the proclamation for resident Harry Drury's 100th birthday.

21. Board Comments - There were no Board Comments.

22. Mayor's Notes

Announcements and Date Reminders

A.	Wednesday	June 9	5:00 p.m.	Centralina Executive Board Meeting
B.	Thursday	June 10	6:00 p.m.	Community Appearance Commission
C.	Tuesday	June 15	3:30 p.m.	Revitalization Team
D.	Wednesday	June 16	5:00 p.m.	Parks Community Input Session Lake Shelter
E.	Monday	June 21	5:00 p.m.	Parks, Events, and Recreation Committee
F.	Wednesday	June 23	5:30 p.m.	Cabarrus-Rowan County MPO TAC
G.	Monday	July 5		Independence Day Observed
H.	Tuesday	July 6	6:00 p.m.	Planning Board
I.	Monday	July 12	5:00 p.m.	Rowan Chamber Business After Hours
J.	Saturday	July 24	9:00 a.m.	Rowan Chamber Dragon Boat Festival

Adjourn

ACTION: Alderman Costantino made a motion to adjourn. Alderman Cress seconded the motion.
The meeting ended at 8:55 p.m.

Respectfully Submitted,

Aubrey Smith

Town Clerk