

**Town of Stokesdale**  
**REGULAR TOWN COUNCIL MINUTES**

**January 11, 2018**

Council Members in Attendance: Mayor John Flynt, Thearon Hooks, Jr., Bill Jones, Frank Bruno, Tim Jones

Other Attendees: Oliver Bass of Guilford County, John Bain, Town Attorney, Alisa Houk, Deputy Clerk, Kim Hemric, Town Administrator/Town Clerk/Finance Officer, Philip Pulliam, Budget Officer

**Invocation:** Done by Frank Bruno.

**Pledge of Allegiance:** Completed by those in attendance.

**Review and Adopt Agenda:** The agenda was approved after a period of comments regarding Minutes being approved in chronological order and closed session minutes being presented together as one unit for Council review. It was agreed upon that catching up on Minutes would be a priority for February, 2018's regular meeting. Ms. Hemric, Town Administrator/Town Clerk noted that she had been coming in early and working on the weekends to work on drafting minutes, also reporting that it was a challenge for staff with the front desk deputy clerk position not being filled. Frank Bruno made the motion and John Flynt seconded it. Closed Session minutes from 11.15.17 were postponed for approval at the 2.18.18 Regular Town Council Meeting. Vote= All ayes.

**Public Safety Reports:** Sergeant Eric League from the Guilford County Sheriff's Office reported that 70 calls were received for the month of December, 2017, for the Town of Stokesdale. He stated 1062 calls came into the sheriff's office for Stokesdale for the 2017 calendar year, of which 76 calls were crime-related. Stokesdale Fire Department: Chief Todd Gauldin reported for December, 2017 the fire department had responded to 36 calls medically correlated for Stokesdale, and 28 of them being fire-related. Gauldin stated that with a 4% increase, the fire department is prepared to respond to approximately 900 calls in 2018. Chief Gauldin encouraged citizens to use the correct fuel for alternative heat sources.

**Monthly Financial Report:** Philip Pulliam, Budget Officer, reported the revenue for the General Fund was \$89,063.00, of which \$63,907 was from quarterly utilities franchise tax distribution received in December, 2017. Expenses were approximately \$117,804.00, with salaries being \$34,668.00 of that total expense. For the Water Enterprise, Mr. Pulliam reported income was \$254,841.00, being led by \$209,038.00 in water sales.

**Republic Waste/Trash Pickup:** Representatives from Republic Waste Services were at the regular town council meeting to address recent complaints from various citizens, regarding dissatisfaction in receipt of services. Republic Services rolled out that beginning February, 5<sup>th</sup>, 2018, all citizens would receive garbage service every Wednesday in an effort to improve services. Republic Services verbally acknowledged recent stress on their system beyond the inclement weather issues of recent occurrence, and that they are working on having multiple trucks in the same area as their long-term goal. A question was asked about Summerfield receiving services for \$10 as compared to a quote for \$100 recently given to a citizen. The representative from Republic Services



said that the information was incorrect. He stated the price of \$10 is the same across the board for both municipalities.

**Ordinance Violation Update with Town Attorney:** Brian Pearce gave an update on the ordinance violation with Northwest Meadows/the developer and the Town of Stokesdale. Pearce reported that a letter dated July 31, 2017 had not been responded to and was now considered final. Mr. Pearce stated that the developer's letter of response from August, 2017 did not include the word appeal or contain language referencing an appeal. He referenced ordinance 8.34 and 8.4. Mr. Oliver Bass, Planner, with Guilford County, reported the structure exceed the 6' requirement, and that the word "sign" was used on the permit application. Mr. Bass shared that a building permit had not been issued if it was not a sign, and that the developer did not go through the proper appeal process. In summary, Mr. Bass reported that a building permit should have been obtained first and that the structure did not show up on the site plan design. Motion was made by Frank Bruno to consider the response to Mr. Bass's letter on August 4<sup>th</sup>, 2017 as an appeal and send the case back to the Planning Board. John Flynt seconded the motion, adding to waive any penalties until that hearing takes place. Tim Jones said the developer should complete the Board of Adjustment Application, and pay the necessary \$200.00 fee. Vote = 3 Ayes (Thearon Hooks, Jr., Frank Bruno, John Flynt) 2 Nays (Bill Jones, Tim Jones)

John Flynt	Aye
Thearon Hooks, Jr.	Aye
Bill Jones	Nay
Frank Bruno	Aye
Tim Jones	Nay

### **Public Hearings:**

CASE 17-11-STPL-05762: Easement Closing Application. A request for easement closing across 8616 to 8622 Belews Creek Road, Guilford County, Tax Parcels 0223694, 0223393, 0167187, and 0224661 in Oak Ridge Township, Applicant Billy Moore. Mr. Oliver Bass, Planner with Guilford County, commented on NCGS 152(a) - 143 and the four lots noted on the plat map provided. Mr. Billy Moore spoke, saying that he is trying to obtain a septic tank permit, that the septic tank is the reason for the easement closing. Speaking in opposition was Jimmy Williams (spouse, Cybil) saying they are not opposed to what Mr. Moore is doing, but their concern is if the lot sales, for example of lot #4 sales, people could ride horses or all-terrain vehicles on it. The public hearing closed at 8:37p.m. Motion made by Frank Bruno. Thearon Hooks, Jr. seconded the motion. Vote = All ayes.

John Flynt	Aye
Thearon Hooks, Jr.	Aye
Bill Jones	Aye
Frank Bruno	Aye
Tim Jones	Aye

Special Use Permit:



Case 17-12-STPL-06345: The public hearing was for a request for a special use permit to establish a landscape and horticultural business in an AG (agricultural) business in an AG zoning district. The proposed site consists of approximately four acres, of about nine acres purchased on Cogan Lane by Mr. Leonard Kerns. Mr. Oliver Bass, Planner for Guilford County, stated that the business would be allowed in the AG district with a special use permit and that if Mr. Kerns sold the property at a future date, the special use permit would remain with the actual property. Kerns said he has owned a small landscaping business for 20 years and plans to have no retail sales on the property. Seven of nine citizens sworn in for the public hearing said they had further questions. James Burkhead said they considered the special use permit as spot zoning. Doris Dimaria said she was concerned about the nose and damage to the road. Robert Burkhead III asked if neighbors had been notified about the public hearing. At Mayor Flynt's request, Mr. Kerns agreed to ask for a continuance until February 8, 2018, and in the interim meet with his neighbors to discuss their concerns. All of on Council voted Aye to continue to next month's regular town council meeting.

**Website/Web Hosting:** Tim Jones stated he had contacted a web hosting company about the town's website and email problems, but before any decisions could be made, they, the council, should have a written report or assessment from Tech Authority, the current IT vendor. John Flynt motioned to have Tim Jones and Frank Bruno reach out directly to Tech Authority and request an assessment. Frank Bruno seconded the motion. Vote = All Ayes.

John Flynt	Aye
Thearon Hooks, Jr.	Aye
Bill Jones	Aye
Frank Bruno	Aye
Tim Jones	Aye

**Job Description/Town Administrator:** Frank Bruno stated that he and Ms. Hemric (Town Administrator/Town Clerk/Finance Officer) are working on a job description and task report for the town's administrator position. It was noted that Ms. Hemric was promoted to the town administrator position in August, 2016, but although it has been frequently brought up at town council meetings, she does not yet have a job description outlining her responsibilities and level of authority. No further action or votes occurred.

**Insurance Bonding:** Frank Bruno stated that by the next town council meeting he would confirm and expects to know if the town has the insurance and bonding coverage it should have. (The North Carolina League of Municipalities coverage documents are in the Administrator/Town Clerk's office)

**Public Records:** Vicki White-Lawrence has been working on completing a project she started over a year prior. Mr. Thearon Hooks, Jr. said after she completes the public records project, that he and she will get together and decide what needs to be done next. No further action or votes occurred.

**Town Hall Usage:** Frank Bruno said he did research on surrounding policies of approximately 7 or 8 surrounding towns. Some towns do not rent out their town hall and others may limit it to non-profit organizations. Bruno reported the average rental fee of those contacted was approximately \$75.00 for four hours. No further action occurred, as this item was continued.

**Closed Session:** The council voted 5 – 0 to enter into closed session at 9:43p.m. under NCGS 143-318.11 (5) to discuss an employment contract.

**Attorney Resignation:** Upon reconvening at 10:36p.m., Mayor Flynt said the council had accepted Brian Pearce's resignation. Mr. Pearce agreed to stay on with the town until a new contract with someone else was in place.

**Security System:** The council voted unanimously (all ayes) to continue this discussion to the January 25<sup>th</sup>, 2018 special meeting regarding the water system. They hope to have a formal contract before that meeting. Mayor Flynt noted Sentry Watch currently handles the town's security system in response to Bill Jones saying council did not get competing bids as was long-term practice. General discussion took place that the council may consider installing new cameras and audio in phases. The continuous loop they anticipate would last two to three months.

**New Attorney:** Thearon Hooks, Jr. made motion to have the Town and Wolfe & Associates (John Bain) accept a contract for services. He noted the proposal had already been sent. This item was added to the January 25, 2018 special meeting of water.

**Access to Attorney:** Frank Bruno motioned to carry this item over the January 25, 2018 special meeting for water. John Flynt seconded the motion. Council voted = All ayes.

John Flynt	Aye
Thearon Hooks, Jr.	Aye
Bill Jones	Aye
Frank Bruno	Aye
Tim Jones	Aye

### **Committee/Admin Reports:**

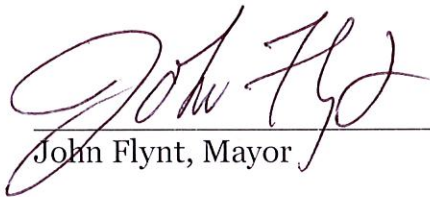
Bill Jones reported that he had winterized the irrigation systems at the town park and the soccer fields. Bill Jones reported there had been some miscommunication regarding the additional shelter for the town park. He said he thought the council wanted a wooden structure, so he had obtained estimated for one that costs \$15,000 for the materials and approximately another \$10,000 to install. He noted the structure does not need to be that big, however, one similar to the size of a gazebo would work. The council appropriated \$50,000 in the budget for fiscal year 2017-18.

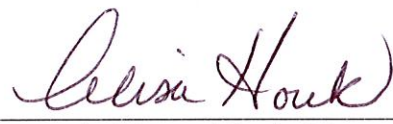



Ms. Hemric reported the average daily water cost for the most recent billing was \$533.03 which was down from \$678.54 the previous cycle. The town purchased 2,546,042 gallons from Winston-Salem last month. She said there were 43 NC811 locates. Ms. Hemric noted that NCDOT had not authorized repair, yet, for the sink hole found in Dawn Acres Phase 2, that it has been too cold for paving. She noted by also saying it would be nice if the council meetings could be uploaded to the town's website, which would allow staff to streamline the meeting coverage and for citizens unable to attend, to stay in the loop.

Council Comments: Tim Jones thanked the two citizens who remained after the closed session, and thanked Brian Pearce for his service. Frank Bruno said officials from other small towns had said they're amazed that Stokesdale can operate without a sales tax. "It's easy," he stated. "Don't spend money on stuff you don't need." Bill Jones thanked Brian Pearce for stepping in after the prior attorney exited in October. He stated he was disappointed Mr. Pearce was leaving, but even more disappointed to be paying more for legal advice. "I hope we can continue to be a town without a tax," noted Bill Jones. Mayor Flynt said each of the two public hearings earlier in the meeting were unusual.

Meeting adjourned at 10:55p.m.

  
John Flynt, Mayor

  
 K. Hemric, Town Admin/Town Clerk  
Alisa Houk Interim