

September 5, 2006

The regular meeting of the Town of Franklin Board of Aldermen was held on Tuesday, September 5, 2006 at 7:00 P.M. in the Town Hall Board Room. Mayor Joe Collins presided. Aldermen Verlin Curtis, Jerry Evans, Billy Mashburn, Carolyn Pattillo, Charles Roper and Bob Scott were present.

Approval of the minutes

Motion was made by Curtis, seconded by Evans to approve the minutes for the August 1, 2006 and August 30, 2006 meetings as presented. Motion carried. Vote: 6 to 0.

Bid opening on Maple Street improvements

Mike Decker opened the following bids:

Sidewalk –

Rhodes	\$284,140.00
WNC	\$169,000.00
APAC	No Bid

Resurfacing –

Rhodes	\$49,720.00
WNC	\$43,740.00
APAC	\$37,670.20

Mr. Decker said Jay Gibson and I need time to compare the bids. Mayor Collins said you can poll the Board after you compare the bids. Copies of the bids are attached.

Persons to be heard

John Lee said I live on Janelle Street. He said we have been trying to get Janelle Street paved. He said we have been told the street is not wide enough. Mayor Collins said the Town does not own all the streets inside the town limits. He said there are private developments. He said for the Town to be able to use Powell Bill funds, the street must meet certain criteria. He said this street is too narrow. Alderman Pattillo said the street needs to be at least sixteen feet wide. Alderman Scott said how many houses are there on this street? Mr. Lee said eight to ten houses. He said why can we only maintain streets with Powell Bill funds? Alderman Evans said if it is a private street or driveway we cannot pave it. The Board took no action.

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Kathy Childers said I am requesting that the discussion of the Childers heirs' property rezoning petition be reopened. Mike Decker said in the Town's zoning ordinance the petitioner has to wait at least twelve months before bringing a rezoning petition back to the Board. Alderman Pattillo said we met with Bruce Childers and he told us his father had given permission to the Town to put a sewer line across his property. She said Alderman Scott and I will rescind our vote if we can. Alderman Scott said all the information was not brought to us by the zoning board. Alderman Mashburn said why have any rules in the zoning ordinance if we are going to change them? He said the twelve months is the time period indicated in the zoning ordinance. **Motion was made by Scott, seconded by Pattillo to allow the Childers heirs to bring the petition again. Motion failed. Voting yes: Pattillo and Scott. Voting no: Curtis, Evans, Mashburn and Roper.** Barbara Childers said this business was not handled well. She said when the adjoining property was rezoned business we were not notified.

Departmental reports

Fire Chief Pete Haithcock gave the fire department report. A copy of the report is attached. He said the department is looking at buying a new truck.

Public Works Director Jay Gibson said Danny Breedlove has applied for disability retirement. He said we need to increase the cost of the 1 ½" and 2" tap fees. Mayor Collins said please get with the Water/Sewer Committee and bring back a recommendation. Mr. Gibson said I am recommending that James Rowland receive a \$1.00 per hour raise. **Motion was made by Evans, seconded by Mashburn to give James Rowland a \$1.00 per hour raise. Motion carried. Vote: 6 to 0.**

Police Chief Terry Bradley gave the police department report. A copy of the report is attached. Alderman Evans said we need to appoint one officer to serve as the alcohol enforcement officer. Chief Bradley said at this time the whole department does the work. Alderman Evans said we need to look into having one individual. Alderman Scott said there is not enough justification to have one officer since there are not enough businesses. He said enforcement is usually compliant driven. Chief Bradley said there will be three meetings at the Burrell Building about licensing for serving mixed drinks on September 19, 2006. He said the times are 11:30 A.M., 1:30 P.M. and 3:30 P.M.

Town Planner Rebecca Crawford said in August I had a total of one hundred fifteen walk-in visits or phone calls. Copies of the report are attached. She said the Principles of Growth should be finished. She said I am trying to leave everything in good order.

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Recess

Mayor Collins recessed the meeting at 7:54 P.M.

Mayor Collins called the meeting back to order at 8:00 P.M.

Preliminary discussion regarding The Sanctuary Village – Tim Ryan

Tim Ryan said The Sanctuary Village will be a neighborhood center. He said there will be mixed use. He said the main entrance will be off Iotla Street. He said the development is twenty-three acres with one hundred sixty units. He said there is a stream through the property with an open park. Mr. Ryan said there will be different types of houses. He said there will be a chapel, a gazebo and a mail center. He said we want to build per our master plan. He said it will require rezoning of the area. He said we will be asking for no lot size restrictions and to be able to market lots without plat plans on file. Rebecca Crawford said Mr. Ryan will prepare what he needs. She said his plans should fit in the Principles of Growth. Information copies are attached.

Preliminary discussion regarding Green Street subdivision – Ricky Parks

Ricky Parks said I want to subdivide my property on Green Street into six lots. Rebecca Crawford said no action is required tonight. Information copies are attached.

Update on Lamar Sprinkle's offer to purchase property

Mike Decker said Lamar Sprinkle has made an offer to purchase two pieces of property owned by the Town located on Jones Ridge Road. He said this property was purchased for a water tank site. He said Mr. Sprinkle offered to purchase the properties for \$3,500.00. Mr. Decker said the county tax records indicate the value of the properties to be \$10,250.00 and the Town's fixed assets records indicate the value as \$10,000.00. Mayor Collins said we would need to declare the properties as surplus. **Motion was made by Evans, seconded by Scott to return Mr. Sprinkle's check and decline his offer. Motion carried. Vote: 6 to 0.**

Consideration of reallocation of water and sewer for the VanderWoude project

Mike Decker said James VanderWoude has requested an extension of his water and sewer allocations. A copy of the letter is attached. Janet Anderson presented the Board an Allocations Report. A copy is attached. Alderman Curtis said in the future the person requesting the allocation needs to come to the meeting. Alderman Mashburn said he is trying to work with the state. He said I don't think he will start building in a year. **Motion was made by Scott, seconded by Pattillo to extend the allocations to James VanderWoude for one year. Motion carried. Vote: 6 to 0. Motion was made by Mashburn, seconded by Scott to notify everybody on the allocations list their allocation will be gone if no work has been done. Motion carried. Vote: 6 to 0.**

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Update of collection system inspection

Mike Decker said the collection system inspection on August 31, 2006 with the state Division of Water Quality went well. He said we are going to have to educate the public about household grease. He the state wants our Capital Improvement Plan to be in a three to five year format. He said they are recommending the Town raise water and sewer rates each year. He said we will have to start doing a simple checklist each time we inspect the pump stations.

Consideration of Alcoholic Beverage Control Board appointment

Motion was made by Mashburn, seconded by Scott to reappoint Pat Pattillo to the Alcoholic Beverage Control Board for a three year term. Motion carried. Vote: 6 to 0.

Designation of voting delegate and alternate for NCLM conference

Motion was made by Roper, seconded by Evans to designate Alderman Scott as the voting delegate and Alderman Curtis as the alternate voting delegate for the NCLM conference. Motion carried. Vote: 6 to 0.

Approval of the 2007 town holiday schedule

Mike Decker said the 2007 proposed town holiday schedule needs to be approved. A copy is attached. Alderman Mashburn said the state has a policy if Christmas falls on Tuesday, Wednesday or Thursday the employees get three days and if Christmas falls on Monday or Friday they get two days. **Motion was made by Mashburn, seconded by Scott to add December 26, 2007 to the 2007 holiday schedule. Motion carried. Vote: 6 to 0.**

Additional departmental and committee reports

Alderman Mashburn said the Water/Sewer Committee and Alderman Curtis met with James VanderWoude about the \$50,000.00 contribution he made to the Siler Road sewer project. He said the sewer taps were installed by the contractor. He said we are recommending that the tap fees be waived. He said the availability fees will not be waived. **Motion was made by Mashburn, seconded by Evans to waive four sewer tap fees to James VanderWoude. Motion carried. Vote: 6 to 0.**

Alderman Evans said Howell Derrick asked me to relate to the Board that the police are not doing enough about the loud noise from boom boxes.

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Mike Decker said we may want to do some sort of agreement with the county to do the sign ordinance enforcement until the new person is hired. Alderman Evans said there shouldn't be a lot to do after three years. Mayor Collins said the best chance may be to hire a person to do the enforcement on a part time basis. The Board agreed to wait and see how the enforcement goes during the interim period.

Mike Decker said John Welch with NAPA Auto Care Center wants to enter into an agreement to do the Town's fleet maintenance. Alderman Evans said we would need to take bids. Alderman Scott said we need to spread our business around. The Board agreed to take no action at this time.

Water adjustments, tax releases/discoveries and payment of the bills

Water adjustments for August, tax releases and discoveries and payment of the bills were approved on motion made by Mashburn, seconded by Curtis. Motion carried. Vote: 6 to 0.

Adjournment

Mayor Collins adjourned the meeting at 9:30 P.M.

Joe Collins, Mayor

Janet A. Anderson, Town Clerk