

MINUTES OF
CITY OF CREEDMOOR
BOARD OF COMMISSIONERS MEETING
DECEMBER 11, 2019
6 P.M.

Present

Mayor Bobby Wheeler, Mayor Pro Tem Ernie Anderson, Commissioner Del Mims, Commissioner Neena Nowell, Commissioner Herman Wilkerson, Commissioner Kechia Brustmeyer-Brown, Commissioner Georgana Kicinski, and Commissioner Ed Mims. Also present were City Manager Korena Weichel, City Clerk Terry Hobgood, City Attorney T.C. Morphis, Jr., Community Development Director Michael Frangos, Planning Technician Michael Malecek, and Finance Director Reuben Carden.

Absent

Commissioner Archer Wilkins

Call to Order

Mayor Wheeler called the meeting to order at 6:00 p.m. Mayor Pro Tem Anderson offered the invocation, and Commissioner Del Mims led the Pledge of Allegiance.

Roll Call

Roll call by the City Clerk determined a quorum was present.

Approval of Agenda

Commissioner Del Mims requested that the discussion item for the Lake Rogers Capital Project funding update be moved to the January 7 meeting, and City Manager Weichel requested that an Employee Recognition and Request to Address the Board be added to the agenda.

Commissioner Nowell moved to approve the agenda as amended; seconded by Commissioner Wilkerson. Motion approved 4-0.

Consent Agenda

Mayor Pro Tem Anderson moved to approve the Consent Agenda: November 4, 2019 Meeting Minutes, November 8, 2019 Meeting Minutes, Operations and Maintenance Agreement for Holly Creek Apartments, and Duke Energy Community Center Easement; seconded by Commissioner Nowell. Motion approved 4-0.

Employee Recognition // Silver Bullet Award

Police Chief King, Mayor Wheeler, and Commissioner Del Mims presented the 2019 Silver Bullet Award to Officer Lauren Guida.

Request to Address the Board // Jennifer Wilkerson

Jennifer Wilkerson presented homemade candy to the Board of Commissioners.

Public Comment

Ed Gleason, 1973 Bowles Avenue

Gleason thanked the outgoing Commissioners for their service, and wished the new Commissioners well. Gleason also spoke about the Mayor's position in Creedmoor, and asked the new Board to consider his recommendations as they move forward.

Zoning Map Amendment 2019-01 // 911 North Durham Avenue

Planning Technician Michael Malecek presented Zoning Map Amendment 2019-01 for property at 911 North Durham Avenue. Malecek showed photos of the property's current condition, and its relation to adjoining properties. The applicant is requesting a change from Single-Family Residential to U.S. Highway 15 Commercial.

Public Hearing

Mayor Wheeler opened the public hearing for Zoning Map Amendment 2019-01 at 6:20 p.m.

Chad Abbott, 3080 Blackley Road, Oxford

Abbott (applicant and property owner) spoke about the property at 911 North Durham Avenue. He stated that he has not yet determined what he will use the property for; but that it will be a commercial application.

Mayor Wheeler closed the public hearing at 6:22 p.m.

Resolution 2019-R-10 // Statement of Consistency

Mayor Pro Tem Anderson moved to approve Resolution 2019-R-10 Statement of Consistency for ZMA-2019-01 as proposed by staff; seconded by Commissioner Nowell. Motion approved 4-0.

Ordinance 2019-O-10 // Amending the Official Zoning Map

Commissioner Nowell moved to approve Ordinance 2019-O-10 Amending the Official Zoning Map; seconded by Mayor Pro Tem Anderson. Motion approved 4-0.

NC DEQ Notice of Residual Petroleum for 111 Masonic Street

Community Development Director Frangos presented the history of the underground petroleum storage tank discovered during the construction of City Hall. Groundwater samples have confirmed that oil leaked from the tank, and contaminated the soil. The NC Department of Environmental Quality requires that this notice be filed, which will mandate that the property remain commercial or industrial in perpetuity.

Commissioner Del Mims moved that the Notice of Residual Petroleum be filed for 111 Masonic Street Creedmoor, NC as submitted; seconded by Mayor Pro Tem Anderson. Motion approved 4-0.

Ordinance 2019-O-11 // Adjust Funding Sources for CMAQ and US-15 Sidewalk Projects

Finance Director Carden presented Ordinance 2019-O-11 for the Cross City Trail sidewalk project. This ordinance would reallocate \$150,000 from the Powell Bill fund to the Cross City Trail Project, and move \$150,000 from the Cross City Trail Project to the Capital Reserve Fund.

Commissioner Del Mims moved to approve Ordinance 2019-O-11 Adjust Funding Sources for CMAQ and US-15 Sidewalk Projects; seconded by Mayor Pro Tem Anderson. Motion approved 4-0.

Ordinance 2019-O-12 // Recognize Revenue Earned by the Capital Reserve Fund

Finance Director Carden presented Ordinance 2019-O-12 to recognize revenue earned by the Capital Reserve Fund. This ordinance will recognize \$25,553 of interest revenue and the \$150,000 transferred out of the Cross City Trail project by Ordinance 2019-O-11 for use on other capital projects. Furthermore, pending approval of all requested ordinances, an additional \$106,599 will be available to be allocated in the future from the Capital Reserve Fund.

Mayor Pro Tem Anderson moved to approve Ordinance 2019-O-12 Recognize Revenue Earned by the Capital Reserve Fund; seconded by Commissioner Nowell. Motion approved 4-0.

Ordinance 2019-O-13 // Fund Additional Construction Costs for the Community Center

Finance Director Carden presented Ordinance 2019-O-13, which will allow the reallocated funding already approved to be used for additional construction costs on the Community Center Project, including \$74,854 of funding for the contractor's change order. An additional change order and ordinance may be necessary to account for future costs still being calculated. Carden also presented a request to approve funding for new ceiling insulation and windows for the Senior Center.

Commissioner Wilkerson moved to approve Ordinance 2019-O-13 Fund Additional Construction Costs for the Community Center Project; seconded by Mayor Pro Tem Anderson. Motion approved 4-0.

Commissioner Del Mims moved to authorize the addition of insulation and new windows for the senior center and inclusion of costs estimated at \$13,100 in a future change order; seconded by Commissioner Nowell. Motion approved 4-0.

FY 20 Budget Amendment #2

Finance Director Carden presented Budget Amendment #2 for fiscal year 2020. This amendment allocates \$12,531 for the purchase of the 122 Pecan Street property, and \$270,000 for the property at 109 Park Avenue.

Commissioner Del Mims moved to approve FY 20 Budget Amendment #2; seconded by Mayor Pro Anderson. Motion approved 4-0.

Recognition of Outgoing Board Members

Commissioner Ernie Anderson

Commissioner Anderson thanked the community and spoke about his service on the Board. Mayor Wheeler presented a certificate and nameplate recognizing Anderson's service as a Commissioner.

Commissioner Herman Wilkerson

Commissioner Wilkerson thanked the community, and Mayor Wheeler presented a certificate and nameplate recognizing Wilkerson's service as a Commissioner.

Commissioner Archer Wilkins

Commissioner Wilkins was absent from the meeting, but submitted a written statement, which was read by Mayor Wheeler.

Oaths of Office

Mayor Bobby Wheeler

Mayor Wheeler introduced Senator Mike Woodard who administered the oath of office to Mayor Wheeler.

Commissioner Kechia Brustmeyer-Brown

Senator Mike Woodard administered the oath of office to Commissioner Brustmeyer-Brown.

Commissioner Georgana Kicinski

Mayor Wheeler introduced Judge J. Hoyte Stultz, III who administered the oath of office to Commissioner Kicinski.

Commissioner Ed Mims

Mayor Wheeler administered the oath of office to Commissioner Ed Mims.

Mayor Wheeler called for a recess at 7:02 p.m., and the meeting reconvened at 7:18 p.m.

Election of Mayor Pro Tempore

Mayor Wheeler nominated Commissioner Del Mims as Mayor Pro Tempore for 2020, and Commissioner Nowell as Mayor Pro Tempore for 2021.

Commissioner Ed Mims moved to approve the nomination of Commissioner Del Mims as Mayor Pro Tempore for 2020 and Commissioner Nowell as Mayor Pro Tempore for 2021; seconded by Commissioner Brustmeyer-Brown. Motion approved 5-0.

Oath of Office

Mayor Wheeler administered the oath of office to Mayor Pro Tempore Del Mims.

Board and Committee Appointments

SGWASA (South Granville Water and Sewer Authority)

Mayor Wheeler nominated Commissioner Kicinski for a SGWASA term expiring November 30, 2020 and Commissioner Ed Mims for a SGWASA term expiring November 30, 2022.

Commissioner Nowell moved to appoint Commissioner Kicinski to the SGWASA seat (term expiring November 30, 2020) and Commissioner Ed Mims to the SGWASA seat (term expiring November 30, 2022); seconded by Commissioner Brustmeyer-Brown. Motion approved 5-0.

UNRBA (Upper Neuse River Basin Association)

Mayor Wheeler nominated Commissioner Nowell to be reappointed as the UNRBA delegate, and nominated Commissioner Del Mims as the alternate.

Commissioner Ed Mims moved to approve the reappointment of Commissioner Nowell as the UNRBA delegate and Commissioner Del Mims as the alternate delegate; seconded by Commissioner Kicinski. Motion approved 5-0.

Kerr-Tar Regional Council of Governments Board of Directors

Mayor Wheeler nominated Commissioner Brustmeyer-Brown to serve on the Kerr-Tar Board of Directors.

Commissioner Del Mims moved to approve the appointment of Commissioner Brustmeyer-Brown to serve as the delegate to the Kerr-Tar Regional Council of Governments Board of Directors; seconded by Commissioner Ed Mims. Motion approved 5-0.

CAMPO (Capitol Area Metropolitan Planning Organization)

Mayor Wheeler nominated Commissioner Nowell to be reappointed to CAMPO, and nominated himself as the alternate.

Commissioner Del Mims moved to approve the reappointment of Commissioner Nowell to the CAMPO Board, and Mayor Wheeler as the alternate; seconded by Commissioner Kicinski. Motion approved 5-0.

Energy, Environment, and Natural Resources Committee

Mayor Wheeler appointed Commissioner Ed Mims and Commissioner Kicinski to the Energy, Environment, and Natural Resources Committee. Wheeler also stated that he would like this committee to permanently be comprised of the two SGWASA representatives.

Public Safety Committee

Mayor Wheeler appointed himself and Mayor Pro Tem Del Mims to the Public Safety Committee. Wheeler also stated that he would like this committee to permanently consist of the Mayor and Mayor Pro Tem.

Resolution 2019-R-11 // Requesting Monthly Mobile DMV Hours in Creedmoor

City Manager Weichel presented Resolution 2019-R-11, which requested that NC DMV maintain monthly Mobile DMV hours in Creedmoor. This Resolution was drafted in response to a recent notification from the DMV indicating visits would be reduced to twice per year in 2020.

The Board discussed if it would be prudent to offer additional options such as quarterly or bi-monthly as a compromise to DMV, and requested that they receive the list of contacts this Resolution would be sent to.

Commissioner Nowell moved to approve Resolution 2019-R-11 Requesting NC DMV Maintain Monthly Mobile DMV Hours in the City of Creedmoor; seconded by Commissioner Kicinski. Motion approved 5-0.

Adoption of 2020 Meeting Schedule

City Manager Weichel highlighted the deviations from the standard meeting schedule proposed by staff.

Commissioner Kicinski moved to approve the 2020 meeting schedule as presented; seconded by Commissioner Ed Mims. Motion approved 5-0.

City Manager's Report

City Manager Weichel updated the Board on several projects, including the boardwalk construction leading to the Robertson Creek pedestrian bridge on the Cross City Trail. Weichel also noted that Fred Smith Company would shut down construction from December 21 through January 1, so there will be no construction related lane closures during that time. Weichel reported that NC DOT has approved the speed limit reduction on NC Highway 56, and the signs will be installed soon. The Police Department plans to post additional notifications as motorists enter Creedmoor to warn about the new speed limit. The City will conduct a PSA campaign to promote the lowered speed limit as well as crosswalk safety. Weichel also stated that Public Works would begin work on the sidewalk repairs near Creedmoor Elementary in the next week. Finally, Weichel promoted the recent publication of an article on the NCLM Here We Grow website promoting Lake Rogers.

Commissioner Reports

Commissioner Brustmeyer-Brown thanked the citizens of Creedmoor and her fellow Board members for the opportunity to serve.

Commissioner Kicinski thanked the citizens of Creedmoor and her fellow Board members for the opportunity to serve.

Commissioner Ed Mims thanked the voters, and stated that he looks forward to serving the citizens of Creedmoor. Ed Mims also stated that citizens could expect a great deal of cooperation among the Board moving forward.

Commissioner Nowell congratulated the new Board members, and stated that she was excited to work with everyone. Nowell also reported on several recent meetings and events she attended, including the Oxford and Butner Veterans Day parades, the Lake Rogers ribbon cutting, as well as the most recent CAMPO and UNRBA meetings.

Commissioner Del Mims congratulated the new Board members, and thanked the outgoing members for their service. Del Mims also reported on several recent meeting and events she attended, including Coffee with a Cop, Oxford and Butner Veterans Day parades, Lake Rogers ribbon cutting, Christmas Tree lighting, and Christmas parade.

Mayor's Report

Mayor Wheeler congratulated the newly elected Commissioners, and reported on attending the Granville County Chamber of Commerce Thanksgiving breakfast.

Closed Session // NC GS 143-318.11 (a) (3) & (5) Attorney-Client Privilege & Property Acquisition

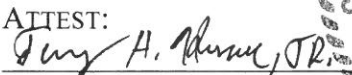
Commissioner Kicinski moved to enter closed session at 7:53 p.m. pursuant to NC GS 143-318.11 (a) (3) & (5); seconded by Commissioner Ed Mims. Motion approved 5-0.

Commissioner Brustmeyer-Brown moved to leave closed session at 9:01 p.m.; seconded by Commissioner Ed Mims. Motion approved 5-0.

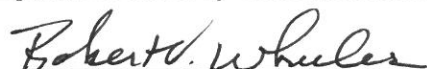
Adjourn

Commissioner Del Mims moved to adjourn the meeting at 9:02 p.m.; seconded by Commissioner Kicinski. Motion approved 5-0.

ATTEST:


Terry A. Hobgood, Jr., City Clerk




Robert V. Wheeler, Mayor