



BOARD OF ALDERMEN

Monday, March 16, 2026 at 6:00 PM

Landis Board Room

AGENDA

PLEASE SILENCE ALL CELL PHONES

1. INTRODUCTION:

- 1.1 Call Meeting to Order
- 1.2 Welcome
- 1.3 Moment of Silence and Pledge of Allegiance
- 1.4 Adoption of Agenda

2. CONSENT AGENDA:

- 2.1 **Consider Approval of Budget Amendment #20 To Reallocate Funds to Match Updated Capital Project Ordinance for the Mount Moriah Waterline Project (Project 25-04)**

Submitted By: Carly Loflin, Interim Finance Director

Details: This budget amendment will reallocate funds to match the Capital Project Ordinance for the Mount Moriah Waterline Project (Project 25-04) that is fully funded by State ARPA Grant dollars.

Recommended Action: Motion to approve Budget Amendment #20 to reallocate funds to match the updated Capital Project Ordinance for the Mount Moriah Waterline Project (Project 25-04).

3. PRESENTATIONS:

- 3.1 **Consider Approval of Request by the South Rowan Public Schools Bible Teaching Association to Assist with the "Run for the Word 5K" to be held on September 12, 2026**

Submitted By: Madison Stegall, HR Director/Town Clerk

Details: The South Rowan Public Schools Bible Teaching Association has once again contacted the Town Clerk's Office to request assistance from the Town of Landis Fire and Police Departments in planning and coordinating the upcoming "Run for the WORD" 5K fundraiser. The event will be held at Trinity Lutheran Church in Landis on Saturday morning, September 12, 2026, in support of the Bible Teaching Ministry in our local public schools. The 5K Race will begin at 9:00 a.m., followed shortly thereafter by the Half-Mile Fun Run and the Awards Ceremony. All event activities are expected to conclude by approximately 10:45 a.m.

Recommended Action: Motion to approve the use of Town of Landis resources to assist the South Rowan Public Schools Bible Teaching Association with their "Run for the Word 5K" fundraiser on September 12, 2026.

4. PUBLIC HEARINGS:

4.1 Consider Public Hearing for Ordinance #2026-03-16-01 Ordering the Closing and Vacating of a Non-Residential Structure Located at 2570 South US 29 Highway

Submitted By: Matthew Geelen, Police Chief

Details: On February 21, 2025, the Town of Landis Code Enforcement Officer conducted an inspection of the non-residential structure and determined it to be unfit due to unmaintained deterioration and hazardous conditions, including roof damage and decay, possible roof leaks, and multiple nuisance, junk, and rubbish violations on the property. Multiple notices were issued to the property owner with no response.

A formal complaint and notice of hearing were served on April 30, 2025, and a duly noticed hearing was held on May 14, 2025, at Landis Town Hall. Following the hearing, the Code Enforcement Officer issued an Order on July 10, 2025, determining the structure to be deteriorated and dilapidated and ordering the owner to repair or remove/demolish the structure within fifteen (15) days. The property owner has failed to comply with the Order.

Pursuant to Landis Code of Ordinances § 95 and § 96 and N.C.G.S. § 160D-1203 authorize the Code Enforcement Officer to proceed with the closing and vacating of the non-residential structure. The ordinance further authorizes the placement of a placard declaring the structure unfit for human habitation, the recording of the ordinance with the Rowan County Registry, the assessment of associated costs as a lien against the property as permitted by law, and the levy of applicable civil penalties.

Recommended Action: Motion to Approve Ordinance #2026-03-16-01 Ordering the Closing and Vacating of a Non-Residential Structure Located at 2570 South US 29 Highway

5. CITIZEN COMMENTS:

All citizen comments are limited to 3 minutes.

5.1 Citizens' Comments

6. ORDINANCES/RESOLUTIONS:

6.1 Consider Approval of Setting a Public Hearing for April 13, 2026, for Zoning Map Amendment ZMA-2026-04-13 -Parcel ID 130 053 - 525 Kimball Rd - SFR-2 - MU-2

Submitted By: Phil Collins, Planning Director

Details: Consider Zoning Map Amendment ZMA-2026-04-13 - Parcel #130 053 - 525 Kimball Road - SFR-3 to MU-2

Recommended Action: Motion to approve setting a public hearing for April 13, 2026, for Zoning Map Amendment ZMA-2026-04-13 -Parcel ID 130 053 - 525 Kimball Rd - SFR-2 - MU-2

6.2 Consider Approval of the Amended CIP for the Mt. Moriah Waterline Project and Corresponding Resolution #2026-03-16-01 (Project 25-04)

Submitted By: Michael D. Ambrose, Town Manager

Details: The updated Water Distribution System 10-year Capital Improvement Plan is up for review, and the only change made from the original plan is two additional water tanks for the East Landis area, and the south end of Town. The Town is applying for a NC Division of Water Infrastructure Grant to receive state funds for the projects.

Recommended Action: Motion to approve the amended CIP for the Mt. Moriah Waterline Project and corresponding Resolution #2026-03-16-01.

6.3 Consider Approval of Resolution #2026-03-16-02 Authorizing the Town of Landis to Apply for State Loan and/or Grant Funding for the Mt. Moriah Waterline Project Revisions and Two (2) New Water Tanks (Project 25-04)

Submitted By: Michael D. Ambrose, Town Manager

Details: Resolution #2026-03-16-02 provides authorization to apply for State Loan and/or Grant Funding for the Mount Moriah Church Road waterline revisions and the construction of two new water tanks, and authorizes my office to execute and submit the necessary application and documentation on behalf of the Town.

Requested Action: Approve Resolution #2026-03-16-02 authorizing the Town of Landis to submit the application for State loan and/or grant

funding and designate the Town Manager as the Authorized Representative.

7. CONSIDERATIONS:

7.1 **Consider Approval of the Purchase of One (1) 2026 Ford F-250 4x4 Super Duty Regular Cab 8' Box (F2B) with a Service Bed for Use by the Water Department in the Amount of \$57,445.01 from Parks Ford**

Submitted By: Sean Taggart, Public Works Director

Details: This vehicle is equipped with a 6.8L V8 gas engine, 10-speed automatic transmission, heavy-service suspension package, 250-amp alternator, upfitter switches, 360-degree LED warning strobes, and a service bed to support daily water system operations, field repairs, emergency response, and infrastructure maintenance. Approval of this purchase will ensure the Water Department has reliable and properly equipped transportation necessary to maintain service delivery and respond to water-related issues efficiently.

Recommended Action: Motion to approve the purchase of the 2026 Ford F-250 4x4 Super Duty Regular Cab with service bed for the Water Department from Parks Ford in the amount of \$57,445.01.

7.2 **Consider the Approval of Installing the Automatic Entrance Gate to the Campsites at Lake Corriher Wilderness Park in the Amount of \$9,904.05 from 3M Gates & Access Control**

Submitted By: Jessica St. Martin, Parks & Recreation Director

Details: The automatic gate will replace the current utility gate located at the service road on Tranquil Lake Drive. This road serves as the access to Lake Corriher along with the cabins and campsites. The automatic gate with keypad will allow park staff, police and fire to enter easily with their employee badges without the worry of keys with the current padlock. Authorized campers can receive gate codes to avoid their vehicles being locked in or out after hours. Quotes were received from 3M Gates & Access Control in the amount of \$9,904.05 and from Allison Fencing in the amount of 17,842.00. I recommend 3M Gates & Access Control due to cost efficiency and their timeline of completion.

Recommended Action: Motion to approve installing the automatic entrance gate to the campsites at Lake Corriher Wilderness Park in the amount of \$9,904.05 from 3M Gates & Access Control.

7.3 **Consider Approval to Award Five (5) Year Contract Renewal to Axon Body-Worn Camera Program in the Amount of \$178,926.30**

Submitted By: Matthew Geelen, Police Chief

Details: This renewal provides for continued body-worn camera deployment, unlimited Axon Evidence storage, Evidence.com licensing, extended warranties, and full hardware refresh throughout the 60-month term under the Technology Assurance Plan. The total contract amount for the 60-month term is \$178,926.30.

Payments are structured over the five-year term as follows: \$1,237.71 due in June 2026; \$34,101.85 due in July 2026; \$35,896.69 due in July 2027; \$35,896.69 due in July 2028; \$35,896.69 due in July 2029; and \$35,896.67 due in July 2030

This contract renewal ensures continued compliance with body-worn camera best practices, maintains secure unlimited digital evidence storage, provides predictable annual budgeting, and guarantees equipment replacement and refresh during the contract period.

Recommended Action: Motion to approve the five-year Axon Body-Worn Camera contract renewal in the total amount of \$178,926.30.

7.4 **Consider Approval of Appointing Two (2) Members to the Fire Relief Board**

Submitted By: Michael D. Ambrose, Town Manager

Details: The Fire Department Relief fund requires two members, who are appointed by the Board of Aldermen, to serve on the Firefighter's Relief Board of Trustees. These members are typically elected officials, but can be anyone the board nominates.

Recommended Action: Motion to appoint _____ and _____ to service on the Firefighter's Relief Board of Trustees.

7.5 **Consider Approval of the Usage of Passive Park Funds to South Rowan's Masonry Program for the Brickwork of the New DCFL Signs**

Submitted By: Jessica St. Martin, Parks & Recreation Director

Details: During the March DCFL Park meeting, the committee discussed the usage of South Rowan's Masonry students to build the new brick DCFL signs. After discussing the cost of materials and considering the costs associated with traveling and entering State Competitions, the committee is requesting to spend \$3,239.00 from the passive park fund. \$889.00 will be designated for materials needed for the sign and \$2,350.00 will be a donation to the program. This portion of the donation will go towards the student's entry fees to NC Skills USA Masonry Competition in Greensboro, additional tools and materials, and help with travel expenses related to the events. Winners from the State, then advance to Nationals in Atlanta Georgia.

Recommended Action: Motion to approve a donation to South Rowan High School's Masonry Program in the amount of \$_____.

7.6 **Consider Approval of Budget Amendment #21 to Reallocate Funds from DCFL Secured Funding to Pay for the Sign Project and Donation to South Rowan High School Masonry Program**

Submitted By: Carly Blackmon, Interim Finance Director

Details: Budget Amendment #21 to Reallocate Funds from DCFL Secured Funding to Pay for the Sign Project and Donation to South Rowan High School Masonry Program

Recommended Action: Motion to approve Budget Amendment #21.

7.7 **Consider Discussion of 125 Event Details**

Submitted By: Jessica St. Martin, Parks & Recreation Director

Details: Update on 125 event.

7.8 **Consider Motion to Enter Closed Session Pursuant to N.C.G.S.143-318.11(a)(3) For Attorney Client Privilege Regarding Legal Claims of Case 25CVS000947-790**

Submitted By: Rick Locklear, Town Attorney

8. DEPARTMENT REPORTS:

- 8.1 Code Enforcement Report
- 8.2 Customer Service Report
- 8.3 Fire Report
- 8.4 Parks & Recreation Report
- 8.5 Planning and Zoning Reports
- 8.6 Police Report
- 8.7 Public Works Report
- 8.8 Fleet Report

9. REPORTS:

- 9.1 Finance Report
- 9.2 Manager Report

10. UPCOMING EVENTS:

10.1 Upcoming Events (Included in the Board packet)

11. CLOSING:

11.1 Board Comments

11.2 Motion to Adjourn