



## BOARD OF ALDERMAN

Monday, August 14, 2023 at 6:00 PM

Landis Board Room

### AGENDA

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PLEASE SILENCE ALL CELL PHONES

**Present:** Mayor Meredith Smith, Mayor Pro-Tem Ashley Stewart, Alderman Darrell Overcash, Alderman Tony Corriher, Alderwoman Katie Sells

**Staff Present:** Town Manager Michael Ambrose, HR Director/Town Clerk Madison Stegall, Finance Director Jeneen McMillen, Town Attorney Rick Locklear

#### 1. INTRODUCTION:

##### 1.1 Call Meeting to Order

Mayor Smith called the meeting to order at 6:00 PM.

##### 1.2 Welcome

Mayor Smith welcomed those in attendance.

##### 1.3 Moment of Silence and Pledge of Allegiance

Mayor Smith led those present in a Moment of Silence and the Pledge of Allegiance.

##### 1.4 Adoption of Agenda

**ACTION:** A MOTION WAS MADE TO ADOPT THE AGENDA AS PRESENTED WITH THE FOLLOWING AMENDMENT: ADD ITEM 5.7 (CONSIDER AGREEMENT REGARDING THE SALE AND PURCHASE OF EXCESS PARTICIPANT'S SHARE OF PROJECT OUTPUT) INTO CONSIDERATIONS.

Moved by Ashley Stewart, seconded by Tony Corriher

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

**2. CONSENT AGENDA:**

*All items below are considered to be routine by the Board of Aldermen and will be enacted by one motion. There will be no separate discussion on these items unless an Aldermen member so requests, in which event, the item will be removed from the Consent Agenda and placed in the appropriate corresponding Agenda Section to then be considered.*

**ACTION: A MOTION WAS MADE TO ADOPT THE CONSENT AGENDA AS PRESENTED.**

Moved by Ashley Stewart, seconded by Darrell Overcash

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

- 2.1 Consider Approval of Work Session Meeting Minutes from July 6, 2023, and Regular Scheduled Meeting Minutes from July 10, 2023**
- 2.2 Consider Approval of 5K Road Closure Ordinance for the South Rowan Public School's Bible Teaching Associations "5-K Run/Walk for the Word"**
- 2.3 Consider Approval of FY24 Pay Grade**
- 2.4 Consider Approval of Temporary Closure of Portion of Rice Street for Infrastructure Construction**
- 2.5 Consider Approval of Reducing the Reserve amount to \$1500 for Surplusing the Police 2010 Dodge Charger on Gov Deals**

**3. PRESENTATIONS:**

**3.1 Swearing in of Fire Chief (Jason Smith)**

Mayor Smith swore in Fire Chief Jason Smith.

**3.2 Swearing in of Landis Police Officer (Austin Gribble)**

Mayor Smith swore in Police Officer Austin Gribble.

**3.3 Swearing in of Landis Police Officer (Corey Lowery)**

Mayor Smith swore in Police Office Corey Lowery.

**3.4 Employee Recognition-Life Saving Award Presentation (Todd Bittle, Ethan Yarborough, Rodney Wilhoit)**

Mayor Smith, along with Interim Police Chief Kevin Young and newly sworn in Fire Chief Jason Smith, presented Todd Bittle and Rodney Wilhoit (Ethan Yarborough was absent) with the Town of Landis Life Saving Award for their heroic actions.

#### 4. CITIZEN COMMENTS:

*All citizen comments are limited to 3 minutes.*

##### 4.1 Citizens' Comments

- Nadine Cherry- 410 W. Garden Street

Stated she was glad that things turned out ok with everything that happened at the pool the following week and hopes that the young lady affected does not have any long-lasting injuries. Ms. Cherry continued with stating that we have a little over two months until it's time for the election and she hopes that people search their hearts as to where they want to see this town go.

- Aaron Kincaid- 808 S. Zion Street

Stated that he lives in the curve on S. Zion Street, and people speed down the road daily resulting in his mailbox being demolished on multiple occasions. Mr. Kincaid stated that he and his wife feel unsafe for their daughter to even play in their own yard with how fast the vehicles take the curve, and that this street is being used as a cut through resulting in heavier traffic. Mr. Kincaid asked the Board to consider looking into lowering the speed limit, placing stop signs, putting in sidewalks, etc. to help make his street and home safer.

Mayor Smith thanked Mr. Kincaid for speaking and informed him that his issue was on tonight's Agenda as Item 5.4. She invited him to stay and listen to the Boards discussion on the topic.

#### 5. CONSIDERATIONS:

##### 5.1 Consider Approval of Unfreezing the Current Frozen Police Patrol Position

Manager Ambrose expressed to the Board that we have hired a Police Officer who will begin active Military Duty beginning October 1<sup>st</sup> and will be deployed for one full year. By allowing the Police Department to unfreeze the current frozen patrol position, and place this officer into that position, the department will be able to hire another officer in the meantime for the same costs that have already been budgeted for this fiscal year. Additionally, no budget amendment is required.

**ACTION: A MOTION WAS MADE TO UNFREEZE THE CURRENT FROZEN POLICE PATROL POSITION.**

Moved by Ashley Stewart, seconded by Tony Corriher

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

##### 5.2 Consider Approval of Police Explorer Upfit

Manager Ambrose stated that the quotes attached in the Board packet were for materials for upfitting the two Police Explorers that were purchased in June. Mr. Ambrose recommended to the Board using the Dana Safety Supply, Inc.

**ACTION: A MOTION WAS MADE TO APPROVE THE POLICE EXPLORER UPFIT USING THE VENDOR DANA SAFETY SUPPLY, INC FOR MATERIALS.**

Moved by Ashley Stewart, seconded by Darrell Overcash

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

### **5.3 Consider Approval of Police Upfit Labor**

Manager Ambrose presented to the Board three different quotes for installation of materials for upfitting the two Police Explorers purchased in June. Mr. Ambrose expressed that there is no urgency in needing these Explorers upfitted, and his recommendation to the Board was to use Campbell-Brown based off costs.

Interim Police Chief Kevin Young disagreed and explained to the Board that a neighboring agency had trouble with using Campbell-Brown in the past. His recommendation was to use Hilbish Ford.

Board members discussed if there were any previous relationships with any of the vendors, and approximate time frames for vendors to complete the upfitting.

**ACTION: A MOTION WAS MADE TO APPROVE THE POLICE EXPLORER UPFIT INSTALLATION USING CAMPBELL-BROWN.**

Moved by Tony Corriher, seconded by Ashley Stewart

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

### **5.4 Consider Discussion of Speed Reduction Measures on South Zion Street**

Manager Ambrose explained to the Board that included in their Board packet are quotes for stop signs, speed bumps, and speed limit signs. Mr. Ambrose recommends to the Board that the speed limit be reduced to 25 mph and at least three speed bumps be installed.

Board members discussed this issue, dating back to early 2021 when the Board voted to add a stop sign at the end of 3<sup>rd</sup> Street to try to help the issue then. Alderman Overcash stated that he does not believe that stop signs would work, and there needs to be a way to slow people down before they reach the curve. Mayor Pro-Tem Stewart mentioned getting the concrete speed bump mold and placing several speed bumps before the curve to force people to slow down.

**ACTION: A MOTION WAS MADE TO APPROVE SPEED REDUCTION MEASURES USING SPEED BUMPS AT THE APPROPRIATE PLACEMENTS BEFORE AND AFTER THE CURVE ON SOUTH ZION STREET ALONG WITH THE APPROPRIATE WARNING SIGNS FOR SPEED BUMPS AND TO APPROVE TO REDUCE THE SPEED LIMIT THROUGH THE ENTIRETY OF SOUTH ZION STREET TO 25 MPH.**

Moved by Ashley Stewart, seconded by Katie Sells

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

### **5.5 Consider Approval of Appointing Michael D. Ambrose as the 1st Alternate Position on the NCMPA1 BOC**

Manager Ambrose explained to the Board that currently Joe Halyburton and Rebecca Powell serve on this Board for the NCMPA1 and with Rebeccas departure from the town, Mr. Ambrose would like to fill the position as the 1<sup>st</sup> Alternate on the NCMPA1 BOC.

**ACTION: A MOTION WAS MADE TO APPOINT MICHAEL AMBROSE AS THE 1<sup>ST</sup> ALTERNATE POSITION ON THE NCMPA1 BOC.**

Moved by Ashley Stewart, seconded by Katie Sells

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

**5.6 Consider Approval of Public Works Electric Materials**

Manager Ambrose expressed to the Board that due to the severe storm on Monday, August 7, it caused the town to expend large amounts of materials in order to restore power to its citizens. Mr. Ambrose expressed that there are more material costs associated with this storm, and a budget amendment will be presented to the Board when all total costs are ready. However, the town urgently needs to order the electric materials included in the Board Packet from Border States in order to replenish the supply. All efforts to acquire State assistance from this storms impact are being made to help cover the costs.

**ACTION: A MOTION WAS MADE TO APPROVE THE PURCHASE OF THE ADDITIONAL PUBLIC WORKS ITEMS NEEDED FROM BORDER STATES.**

Moved by Ashley Stewart, seconded by Tony Corriher

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

**5.7 Consider Approval of NCMPA1 Agreement Regarding the Sale and Purchase of Excess Participant's Share of Project Output**

Manager Ambrose explained to the Board that North Carolina Municipal Power Agency Number 1 (NCMPA1) and Central Electric Power Cooperative, Inc. have reached a Purchase Power Agreement enabling Central to purchase nuclear capacity and energy associated with a portion of NCMPA1's ownership interest in the Catawba Nuclear Station. If completed, the agreement would diversify NCMPA1's energy resource portfolio and provide wholesale electric rate savings to NCMPA1's 19 member communities. The term of the deal is the life of the Catawba Nuclear Station which is currently licensed through 2043. The Electricities Board of Directors and NCMPA1 Board of Commissioners have already approved the deal. Should all conditions be met, the sale would be effective January 1, 2024. Manager Ambrose referenced to the Board their packet containing the proposed Power Purchase Agreement between Power Agency and Central Electric Power Cooperative, Inc. (the "PPA"), Resolutions BDR-4-23, BDR-5-23, BDR-9-23 adopted by the Power Agency's Board of Directors, executed Amendment Agreement No. 3, executed Excess Participant's Share Agreement, An Economic Analysis of Proposed 150MW Sale from Catawba to Central, Letter of Intent, Ordinance ##2023-08-24, a Clerk's Certificate, and the Attorney Opinion. Mr. Ambrose further expressed that this would not interfere with the town's capacity needs.

**ACTION: A MOTION WAS MADE TO APPROVE THE NCMPA1 AGREEMENT REGARDING THE SALE AND PURCHASE OF EXCESS PARTICIPANT'S SHARE OF PROJECT OUTPUT.**

Moved by Ashley Stewart, seconded by Tony Corriher

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

**6. REPORTS:**

**6.1 Departmental Reports (Included in the Board packet)**

**6.2 Financial Report (Included in the Board packet)**

**6.3 Town Manager Report (Included in the Board packet)**

## 7. UPCOMING EVENTS:

- 7.1 - **Friday, September 1st: Classic Car Cruise-In 5-9 PM: Downtown Landis**
- **Thursday, September 7th: Board of Aldermen Work Session 5:30 PM: Landis Board Room**
- **Saturday, September 9th: Run for the Word 5K**
- **Monday, September 11th: Board of Aldermen Regular Meeting 6:00 PM: Landis Board Room**
- **Tuesday, September 12th: Planning Board Meeting 6:00 PM: Landis Board Room**
- **Friday, September 22nd: Touch A Truck Event 5-7 PM: Future D.C & Frances Linn Park N. Central Ave**

## 8. CLOSING:

### 8.1 Board Comments

- **Alderman Tony Corriher:** No Comment
- **Alderwoman Katie Sells:** Thanked Staff for all they did during the storm.
- **Mayor Pro-Tem Ashley Stewart:** No Comment
- **Alderman Darrell Overcash:** No Comment
- **Mayor Meredith Smith:** Thanked Staff for working hard during the storm and thanked the citizens for their understanding.

### 8.2 Motion to Adjourn

**ACTION: A MOTION WAS MADE ADJOURN THE MEETING.**

Moved by Ashley Stewart, seconded by Tony Corriher

Motion Passed: 4-0

Voting For: Ashley Stewart, Darrell Overcash, Tony Corriher Katie Sells

Respectfully Submitted,

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Madison T. Stegall, Town Clerk