

**TUESDAY, SEPTEMBER 20, 2016  
TOWN OF SAWMILLS REGULAR COUNCIL MEETING  
6:00 PM**

**COUNCIL PRESENT**

Joe Wesson  
Gerelene Blevins  
Jeff Wilson  
Joe Norman  
Keith Warren  
Reed Lingerfelt

**STAFF PRESENT**

Christopher Todd  
Terry Taylor  
Julie A Good

**CALL TO ORDER:** Mayor Joe Wesson called the meeting to order.

**INVOCATION:** Pastor Allen Norrod gave the invocation.

**PLEDGE OF ALLEGIANCE:** Mayor Joe Wesson led the Pledge of Allegiance.

**ADOPT AGENDA:** Mayor Joe Wesson asked for a motion to adopt the September 20, 2016 Agenda.

Keith Warren made a motion, and Joe Norman seconded, to adopt the September 20, 2016 agenda.

**APPROVE AUGUST 16, 2016 REGULAR MEETING MINUTES:** Mayor Joe Wesson asked for a motion to approve the August 16, 2016 regular meeting minutes.

Reed Lingerfelt made a motion, and Joe Norman seconded, to approve the August 16, 2016 regular meeting minutes. All were in favor.

**APPROVE AUGUST 16, 2016 CLOSED SESSION MINUTES:** Mayor Joe Wesson asked for a motion to approve the August 16, 2016 closed session minutes.

Gerelene Blevins made a motion, and Keith Warren seconded, to approve the August 16, 2016 closed session minutes. All were in favor.

**PUBLIC COMMENT:** Mayor Joe Wesson asked if anyone had any questions or comments at this time.

Susan Holman wanted to speak about her complaint regarding 4008 Cloninger Way and 2823 Mission Road. Ms. Holman stated that she had spoken to Council before on this

matter. She stated that it is a combination of illegal dumping, but the more pressing issue that she has at the moment is where the trucks were pulling in to load. It is full of water and is a mosquito pit. Ms. Holman stated that she could not walk from her vehicle to her house without mosquito bites. Ms. Holman stated that this is a health hazard and would like something done.

Ms. Holman stated that with the dumping and the two (2) houses on Cloninger Way which have burned. One house fifteen (15) years ago and the other last winter. With nothing being boarded off, there are rats coming from all the properties. Ms. Holman stated that she has done everything that she knows to do to work on the properties. Ms. Holman stated that she had spoken with the Town Code Enforcement Officer Leslie M Meadows. As Town Council, there should be something that the members can do about the properties and health hazards. Ms. Holman also stated that this has been going on for four (4) years.

### **RECOGNITIONS:**

**RECYCLE REWARDS WINNER:** Mayor Joe Wesson announced Mr. Richard Williams, as the September Recycle Rewards winner. A credit of twenty-eight dollars (\$28.00) will be added to his sanitation bill.

No Council action was required.

### **PUBLIC HEARING: TEXT AMENDMENT FOR MINOR SUBDIVISIONS:**

**OPEN PUBLIC HEARING:** Mayor Joe Wesson asked for a motion to open the public hearing.

Joe Norman made a motion, Reed Lingerfelt seconded, to open the public hearing. All were in favor.

**STAFF COMMENTS/RECOMMENDATIONS:** Town Administrator Christopher Todd stated that the hearing is for a text amendment for part of the zoning ordinance. In most jurisdictions, minor subdivisions are reviewed and approved in-house since the applicant is not building a new road and there are not that many factors to consider, or outside agencies to consult, unlike major subdivisions. A majority of the plat submittals in Sawmills are one-lot splits and family subdivisions. The purpose of this amendment is to speed up the review process for those types of applications for plats consisting of five (5) or fewer lots.

The proposal is to drop the requirement that family splits and minor subdivisions must be reviewed by the Subdivision Review Board (SRB) and Council. This proposal does not change the procedures for major subdivisions in which the SRB reviews the preliminary plat and then SRB, Planning Board and Council review the final plat.

**PUBLIC COMMENT:** Mayor Joe Wesson asked if anyone wished to speak on the text amendment for minor subdivisions.

No one wished to speak.

**CLOSE PUBLIC HEARING:** Mayor Joe Wesson asked for a motion to close the public hearing.

Joe Norman made a motion, and Keith Warren seconded, to close the public hearing. All were in favor.

**COUNCIL ACTION:** Joe Norman made a motion, and Gerelene Blevins seconded, that the text amendment for minor subdivision be adopted. All were in favor.

#### **DISCUSSION:**

**CDBG SEWER GRANT:** Town Administrator Christopher Todd stated that the public hearing scheduled for the CDBG Sewer Grant for September 20, 2016 Council meeting had been cancelled. After town staff and WPCOG staff surveyed the project area, there was an inability at this time to find any septic failures in the proposed area. Town staff, along with WPCOG, have decided to hold this application until a later grant cycle.

No Council action was needed.

**TOWN HALL BOLLARD PROPOSAL:** Town Administrator Christopher Todd stated that due to concerns of safety related to the proposed bollard design that staff brought to Council during the August meeting, staff would like to propose an alternate design. The new bollard proposal would be bollards that are flexible in nature and would still deter parking in front of the building. A bike rack would still be installed behind the bollards to insure vehicles could not park between the bollards and the building. The project is still estimated to cost less than fifteen hundred dollars (\$1,500.00).

Reed Lingerfelt made a motion, and Gerelene Blevins seconded, to approve the proposed bollard plans. All were in favor.

#### **FINANCIAL MATTERS:**

**GRANITE FALLS MIDDLE BLUE DEMON CLUB DONATION REQUEST:** Mayor Joe Wesson stated that the Granite Falls Middle Blue Demon Club had requested a donation in the amount of one hundred fifty dollars (\$150.00).

Gerelene Blevins made a motion, and Joe Norman seconded, to give a donation in the amount of one hundred fifty dollars (\$150.00) to Granite Falls Middle Blue Demons Club.

All were in favor.

**SOUTH CALDWELL SPARTAN ATHLETIC CLUB DONATION REQUEST:** Mayor Joe Wesson stated that the South Caldwell Spartan Athletic Club had requested a donation in the amount of one hundred fifty dollars (\$150.00).

Joe Norman made a motion, and Gerelene Blevins seconded, to give a donation in the amount of one hundred fifty dollars (\$150.00) to South Caldwell Spartan Athletic Club. All were in favor.

#### **PLANNING MATTERS:**

**DISSOLUTION OF STEERING COMMITTEE:** Mayor Joe Wesson stated that the last meeting of the steering committee was on June 6, 2016. The committee has served its purpose and is no longer needed. Town Administrator Christopher Todd stated that the steering committee was formed to help with the Comprehensive Plan.

Joe Norman made a motion, and Reed Lingerfelt seconded, to resolve the steering committee. All were in favor.

**APPOINTMENT FOR ETJ BOARD OF ADJUSTMENT MEMBER:** Town Administrator Christopher Todd stated that the Board of Adjustment has a vacant seat for a ETJ member.

Mayor Joe Wesson stated that Council should table this matter until the October 18, 2016 meeting.

#### **UPDATES:**

**SEPTEMBER CODE ENFORCEMENT REPORT:** Town Planner Elinor Hiltz stated that there are fourteen (14) code enforcement cases open:

- Caldwell Ready Mix Concrete is the owner of an abandoned mobile home and abandoned concrete factory. Town Planner spoke with Wes Triplett. Mr. Triplett will call EPA, who mandated the catch basin, to see if they will allow him to pump the water out (which is a temporary solution) or fill it with dirt (which is a permanent solution but a disadvantage if the next buyer wants to operate a concrete plant);
- Teresa Annas Compton is the owner of a dilapidated house located at 4476 Sawmills School Road. Town Planner sent letter on June 21, 2016 with an August 21, 2016 deadline to rebuild walls, repair holes and fix roofline using the nuisance code with a fifty dollar (\$50.00) per day punishment;
- Charles Hagaman, owner of 1940 Leah Drive #4. Tim Hart asked for a ninety day (90) extension. Town Planner will check back on October 7, 2016;

- Peter Rowe, owner of 4016 and 4017 Cloninger Way. Owner will board up barn and remove two (2) houses by September 2, 2016;
- Randall Hamby at 3632 Coble Dairy Road. Town Planner visited the site on September 8, 2016 and is working with the landowner and contractor. The deadline for planting more trees will be this fall and Town Planner is trying to dissuade owner from removing all mature trees and just replace the dead trees;
- WNC Properties, LLC owner of 4209 Creekview Pl. Minimum housing complaint. Sent petition to complainant to collect five (5) signatures on July 21, 2016;
- David Hoyle at 2465 Granville Dr. Bushes blocking view of road, high grass and solid waste. Sent citation letter on September 6, 2016. Will check back after September 21, 2016;
- David and Amy Dula at 2303 O J Lane. High grass. Need to contact mower for quote;
- John Wilcox, owner of Lot #6 on Ellen Street. High grass. Need to contact mower for quote;
- Chaney Carter (Houston, TX address) at 4361 Sawmills School Rd. high grass. Sent citation letter on September 6, 2016. Will recheck after September 21, 2016;
- Casey Lynn Wallace, owner of 3950-1 Walters MHP Drive. Minimum housing complaint. Complainant was to pick petition up at Town Hall to collect five (5) signatures;
- Jones and Barbara Shoe at 4380 Sawmills School Rd. High grass. Sent citation letter on September 6, 2016. Will recheck after September 21, 2016;
- Tasco Properties owner of 2155 White Pine Dr #13. Emailed petition to complainant to collect five (5) signatures;
- Carolyn Bray, owner of 2570 Baker Cir. Abandoned mobile home. Need code enforcement committee meeting.

No Council action was required.

**COUNCIL COMMENT:**

Mayor Joe Wesson asked if anyone on the Council had any questions or comments at this time.

Joe Norman wanted to thank everyone for coming. Mr. Norman stated that he thought it was a very productive meeting and, hopefully, the Council can continue making progress for the Town.

Keith Warren stated that he appreciated everyone coming out. Mr. Warren stated that he and his wife went to the skating rink Saturday night and everyone in the Town needs to check it out. Mr. Warren stated that the new owners had really made the skating rink nice. Mr. Warren stated that he appreciated everyone coming out and have a safe trip home.

Gerelene Blevins stated she was glad to see everyone out tonight and she wanted to let Nancy and Reed Lingerfelt know they are in her prayers and if there is anything she can do for them to please let her know.

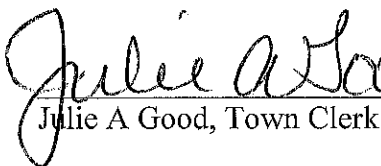
Jeff Wilson thanked everyone for coming out and Mr. Wilson stated he would like to congratulate Town Attorney Terry Taylor for her niece being a silver medalist in the summer Olympics for pole vaulting.

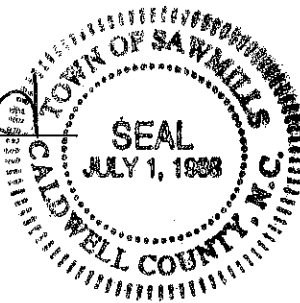
Reed Lingerfelt wanted to thank everyone for coming out. The Council had a good meeting. Mr. Lingerfelt stated that him and Nancy appreciate everyone's prayers and they are going to need them. They are both facing an uphill battle right now. Mr. Lingerfelt stated that God is a mighty physician and He is with them and He will be with them and he just needs everyone's prayers and if they need anyone they will call and ask for help. Mr. Lingerfelt stated he hoped everyone was safe going home and again thanked everyone for coming.

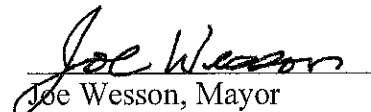
Mayor Joe Wesson stated that the Town needed to have a Parks and Rec committee meeting possibly next week. Parks and Rec Committee will meet Wednesday, September 28, 2016 at 4:30 pm at Town Hall. Mayor Wesson also stated that the Sawmills Fall Festival will be this Saturday, September 24, 2016 from 11:00 am to 3:00 pm and anticipate a good turnout. The Town has a good turn out every year for the fall festival. The Town takes pride in the festivities that the Town does each year and people look forward to coming to them and enjoy them. Mayor Wesson also told Reed and Nancy Lingerfelt that their prayers at home will be continued for them. Mayor Wesson wanted to thank anyone for coming out. Mayor Joe Wesson also stated that the Council gets their best ideas from the citizens. Mayor Wesson stated he hoped everyone had a blessed evening.

**COUNCIL ADJOURN:** Mayor Joe Wesson asked for a motion to adjourn.

Reed Lingerfelt made a motion, and Jeff Wilson seconded, to adjourn the meeting. All were in favor.

  
Julie A Good, Town Clerk



  
Joe Wesson, Mayor