



Boiling Springs Town Council

The Council will be participating remotely

Meeting Agenda Packet April 7, 2020

Town of Boiling Springs April 7, 2020 Town Council Meeting
Tue, Apr 7, 2020 6:30 PM - 8:30 PM (EDT)

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Town of Boiling Springs

PO Box 1014 | Boiling Springs, NC 28017
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TOWN COUNCIL MEETING AGENDA APRIL 7, 2020

ROUTINE BUSINESS

1. Mayor's Call to Order
2. Recognize Citizens Present & Public Comment
3. Minutes from March 10, 2020 Meeting 3
4. Minutes from March 10, 2020 Closed Session

REGULAR BUSINESS

5. Public Hearing | Zoning Text Amendment Petition 6
6. Zoning Text Amendment Request | Schedule of Area, Yard, and Height Requirements 7
7. Budget Ordinance Amendment | #BA200407.1 19
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REPORTS

9. Council/Manager Reports 23
10. Adjournment

The Town Council desires all citizens have an opportunity to address the Council in an open and productive manner. Individuals not on the agenda but wishing to speak should register with the Clerk prior to the start of the meeting. During the Public Comment portion of the meeting speakers have three (3) minutes unless otherwise approved by the Council. Groups are urged to appoint a spokesperson. If you require additional time, we ask you be placed on the agenda for the next regularly scheduled meeting of the Council. This policy allows the Council members adequate time to familiarize themselves with an issue.

**Town of Boiling Springs
Town Council
Regular Meeting Minutes
March 10, 2020**

The Boiling Springs Town Council met March 10, 2020 at the Boiling Springs Town Hall. Present were: Mayor Bill Ellis; Councilmembers Mary Ruth Dixon, Tommy Greene, Patrick Litton, Daniel Thomas, and Councilmember Marty Thomas. Town Attorney John Schweppe, III was also present. Staff members present: Town Manager Lucas Shires, Town Clerk Kimberly Greene, Finance Director Rhonda Allen, Officer Elliott Newton, Public Works Director Mike Gibert, Utilities Supervisor Joe Francis, and Wastewater Plant Supervisor Todd Humphries.

Others Present: See Sign-in Sheet

AGENDA ITEM II

Recognition of Citizens Present & Public Comment

Mayor Ellis recognized Barbara Fitch, Operations Director with the YMCA. Ms. Fitch was present to update the Council on the Ruby C. Hunt YMCA. She reported on YMCA activities. A Senior Dance night is now being planned after the success of their Family Date night in February. The YMCA is also preparing for summer camp. An average of 130 children attend each week. The YMCA partners with Cleveland County Schools for lunches. They have an average of 80 children attend the afterschool program. The YMCA will be partner with Gardner-Webb University for the All-Star Tournament being held at the LYCC. The YMCA has 176 participants signed up for baseball and 60 participants signed up for soccer. They also offer summer youth volleyball and basketball. The pool opens in May. They will hire 10 to 15 lifeguards and pool staff. Ms. Fitch reported on the Community Library. She thanked the volunteers that read during their weekly story time. Mr. Shires and Chief Phillips were two of the volunteers. The Annual Prayer Breakfast will be held on May 1, 2020. Ms. Fitch invited the Council to tour the Ruby C. Hunt YMCA.

The Council thanked Ms. Fitch for her informative presentation. The Council also thanked Mr. Alan McWhirter and Mr. Kevin Osborne for attending the meeting.

AGENDA ITEM III

Approval of Minutes

Councilmember Greene made the motion to approve the minutes of the February 4, 2020 regular meeting. Councilmember Dixon seconded and the vote was unanimous.

AGENDA ITEM IV

Ordinance | Road Closure Webstock Festival

Mr. Shires stated this ordinance request is to temporarily close a portion of South Main Street in Boiling Springs for the Webstock Festival on March 28, 2020 from 8:00 am until midnight. The road will be closed from the intersection to Decker Court. Councilmember Marty Thomas made the motion approve Ordinance #020200307.01 Declaring Road Closure for the Town of Boiling Springs Special Event on March 28, 2020. Councilmember Daniel Thomas seconded and the vote was unanimous. The ordinance is hereby incorporated into and made a part of the minutes of the meeting.

AGENDA ITEM V

Audit Contract

Mr. Shires reported this is the yearly audit contract with Darrell L. Keller, CPA. Councilmember Greene asked how Mr. Keller was selected to perform the audit. Ms. Allen reported there are not many CPA's that perform this type of audit and the larger companies do charge significantly more than Mr. Keller. Mr. Keller has provided this service for at least 30 years and Council has never decided to use anyone else.

Councilmember Daniel Thomas made the motion to approve the FY 19/20 Audit Contract with Darrell L. Keller, CPA. Councilmember Dixon seconded and the vote was unanimous. A copy of the contract is hereby incorporated into and made a part of the minutes of the meeting.

AGENDA ITEM VI

2ND Quarter Financials

Rhonda Allen reported on the 2nd Quarter Financials. No action was necessary.

AGENDA ITEM VII

Schedule Council Budget Workshop #1

Mayor Ellis reviewed the proposed budget schedule:

- March 10 – Regular Council Meeting
- April 7 – Following the Regular Council Meeting, conduct Budget Workshop #1
- April 30 – Deadline for Department Heads to submit requests to Manager
- May 5 – Regular Council Meeting
- Manager will work during this period to compile an outline sent via email to Council
- Manager will work to compile a Budget and Budget Message
- May 26 – Budget Workshop #2 where Budget and Budget Message is officially submitted to Council
- June 2 – Regular Council Meeting
- June 30 – Public Hearing and Adoption of Budget

Councilmember Marty Thomas made the motion to set Budget Workshop #1 meeting on April 7, 2020 after the regular Council meeting. Councilmember Litton seconded and the vote was unanimous.

AGENDA ITEM VIII

Boiling Springs WWTP – Building Addition

Mr. Shires reported two bids were received on March 6, 2020 at 2:00 p.m. for the rebid of the new building addition to the wastewater treatment plant. Odom Engineering, PLLC recommended rejecting the bids received from Morrison Construction, Inc. and T.C. Strickland.

The following bids were received:

Morrison Construction Inc.	\$167,700.
T.C. Strickland	\$196,000.

Todd Humphries, the Wastewater Plant Supervisor, is currently researching other options. The engineer had estimated the addition would cost \$80,000.

Councilmember Greene made the motion to reject the current bids due to budget constraints. Councilmember Marty Thomas seconded and the vote was unanimous.

AGENDA ITEM IX

Council/Manager Reports

Mr. Shires, Town Manager, reported the following:

- Reported on COVID-19. Staff attended educational events offered by Cleveland County.
- The bollards have been moved from N. Main Street to their new home at the park. The same company that made the bollards also makes planters for shrubs or a small tree. It will cost approximately \$1,600 to replace the bollards.

Council Reports

Councilmember Tommy Greene reported the following:

- Beginning to hear about Webbstock in the community. Asked if parking will be visible? Mr. Shires stated Gardner-Webb University is ordering signs. There will also be handicap parking on the Gardner-Webb side at the LYCC and the Tucker Center. Mr. Shires reported there will be extra lighting after dark.

Councilmember Dixon reported the following:

- Attended the B.S. Fire & Rescue meeting. They discussed adding the GWU Bulldog on the trucks.
- Reported Boiling Springs native Chief Master Sargent Gerald R. Murry of the Air Force served 29 years before retiring. The Town Council declared November 2, 2002 Gerald R. Murray Day. On July 1, 2002, Chief Murray was appointed by the Air Force Chief of Staff to the position of Chief Master Sergeant of the Air Force, which represents the highest enlisted level of leadership in the United States Air Force.

Councilmember Marty Thomas reported the following:

- The YMCA Agreement Committee is making progress.
- Thanked the YMCA for attending the meeting.
- The Boiling Springs Fire & Rescue Department recently did an active burn.
- Excited about the zoning accomplishments and new projects that are happening in Town.

Councilmember Litton reported the following:

- Inquired about The Vintage Dog. Mr. Shires reported the Board of Adjustment approved their Conditional Use Permit at the February 18, 2020 meeting.

Mayor Bill Ellis reported the following

- Expressed his appreciation to Mr. Shires and staff.
- Thanked the YMCA for their update.
- Thanked the Public Works Department for coming in one evening to fill a hole on North Main Street with gravel. The asphalt paving company could not be there until the next day.

AGENDA ITEM X

Closed Session

Councilmember Greene made the motion to enter into executive session pursuant to N.C.G.S. 143.318.1(a)(6) to discuss personnel at 7:10 p.m. Councilmember Daniel Thomas seconded and the vote was unanimous. The meeting reconvened at 8:41 p.m.

Executive session minutes are on file in the office of the Clerk.

Adjournment

There being no further business, Councilmember Daniel Thomas made the motion to declare the meeting adjourned at 8:43 p.m. Councilmember Marty Thomas seconded and the vote was unanimous.

Bill Ellis, Mayor

Kimberly Greene, Town Clerk

DRAFT



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TOWN COUNCIL

AGENDA ITEM 5

APRIL 7, 2020

PUBLIC HEARING

The Town has received a petition for a zoning text amendment. The petitioner, Adam Smith, has requested two (2) amendments to the R-15TH (Townhomes) Zoning Classification. State law requires a public hearing prior to any zoning text amendments.

Please See Agenda Item 6 for additional information and materials.

SUMMARY

Action needed: Mayor to open and close Public Hearing.

MATERIALS PROVIDED

- See Agenda Item 6.



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TOWN COUNCIL

AGENDA ITEM 6

APRIL 7, 2020

TEXT AMENDMENT | SCHEDULE OF AREA, YARD, AND HEIGHT REQUIREMENTS

There are two proposed zoning text amendments:

1. Amending 151.074 Schedule of Area, Yard, and Height Requirements for the R-15TH Zoning Classification regarding minimum lot area square feet.
2. Amending 151.074 Schedule of Area, Yard, and Height Requirements for the R-15TH Zoning Classification regarding square feet per dwelling unit.

SUMMARY

Motion needed: (1) Motion to approve/deny the text amendment request.

(2) Motion to adopt a Certified Statement.

MATERIALS PROVIDED

- Zoning Text Amendment Petition
- Staff Report
- Public Hearing Notice
- Text Amendment Ordinance #TA20200407.01