

**CITY OF MOUNT HOLLY
MOUNT HOLLY CITY COUNCIL MEETING
MONDAY, September 13, 2021
COUNCIL CHAMBERS
7:00 PM**

Call to Order

In the absence of Mayor Bryan Hough, Mayor Pro Tem Shoemaker called the meeting to order at 7:00 pm. The following were present:

Mayor Bryan Hough	Miles Braswell, City Manager
Mayor Pro Tem Lauren Shoemaker	Michelle Wood, Finance Director
Councilman David Moore	Don Roper, Police Chief
Councilman Jeff Meadows	Brian Reagan, Deputy Police Chief
Councilwoman Phyllis Harris	Ryan Baker, Fire Chief
Councilman Charles McCorkle	Tony Walker, Streets and Solid Waste Director
Councilwoman Christina Pawlish	David Johnson, City Engineer/Director of Utilities
Marie M. Anders, City Attorney	Mark Jusko, Recreation Supervisor
Kemp Michael, Assistant City Attorney	Greg Beal, Planning Director

Invocation

Dr. Kendall Cameron, Pastor at First Baptist Church in Mount Holly led the Council, staff and attendees in prayer.

Pledge of Allegiance

Councilman Jeff Meadows led the Council, staff and attendees in the Pledge of Allegiance.

SET THE AGENDA

With no changes to the agenda Mayor Hough entertained a motion to approve the September 13, 2021 Council Meeting agenda as presented. Councilman Moore made the motion to approve the agenda. Councilwoman Pawlish seconded the motion. All Council Members voted in favor. (Motion carried)

CONSENT AGENDA

1. Approval of Budget Amendment
 - Police/Appropriate Funds for the MHPD Memorial Plaza Sculptures
2. Approval of Liens for Weeds and Grass
 - 325 Highland Street
 - 331 North River Street
 - Lot tax parcel #123454
 - Lot tax parcel #123456
3. Approval of a Resolution Directing the City Attorney's Office to Pursue Foreclosure Actions for Nuisance Abatement Collections
4. Appointment of Alberto Gonzalez to the Planning Commission.
5. Approval of a Bid Waiver for a 900 ECO Combination Truck—Utilities
6. Approval of Fire House Subs Grant Application Process
7. Approval of a Bid Waiver for a Refuse Collection Truck—Streets and Solid Waste
8. Approval of a Resolution Declaring Surplus Property
9. Call for public hearing, regarding a request by Lehigh Holdings LLC, for a rezoning of 7.88-acre tracts of land at 300 Woodlawn Avenue, Tax Parcel #123116, 402 Meller Street, Tax Parcel #123107, and Tax Parcel #123118 from Light Industrial (L-1) to Conditional District Mixed Use.
10. Approval of Minutes of the August 23, 2021 Council Work Session Meeting

Councilwoman Harris made a motion to approve the consent agenda. Councilwoman Pawlish seconded the motion. All Council Members present voted in favor. (Motion Carried)

PUBLIC HEARING

1. Public hearing, regarding a request by Penler LLC, for a rezoning of 32.389-acre tracts of land at 55 Caldwell Drive, Tax Parcel ID 226178, ID 226181, and ID 226182 from B-3 General Business to Conditional District, comprising 315 apartment units including amenities for those units and a commercial restaurant

Mr. DuPont advised that the applicant is requesting rezoning for 315 multifamily units and a 3500 square foot restaurant. The applicant proposes architectural elements that will meet the intent of the South Gateway. He further advised that 7 people showed up at the Public Involvement Meeting with no concerns stated. The Planning Commission voted unanimously to recommend approval.

Mr. Jeff Brown a representative for Penler came before the Council and presented their 315 multifamily unit development. He advised that this is the second of this type development that Penler has bought and developed, the first being in Dawson Georgia. He further advised that Caldwell Drive will be the south gateway connector and road improvements will be made as well as curb and guttering.

At this time, Councilwoman Harris made a motion to open the public hearing on the regarding a request by Penler LLC, for a rezoning of 32.389-acre tracts of land at 55 Caldwell Drive, Tax Parcel ID 226178, ID 226181, and ID 226182 from B-3 General Business to Conditional District, comprising 315 apartment units including amenities for those units and a commercial restaurant. Councilman Moore seconded the motion. All Council Members present voted in favor. (Motion Carried) With no one signed up to speak Councilwoman Harris made a motion to come out of the public hearing. Councilman Meadows seconded the motion. All Council Members present voted in favor. (Motion Carried)

Mayor Hough asked about the greenway trail and the funding. The Developer advised that there will be a 10-foot-wide sidewalk and a pedestrian path leading to the YMCA.

Councilman Meadows made a motion to approve the request by Penler LLC, for a rezoning of 32.389-acre tracts of land at 55 Caldwell Drive, Tax Parcel ID 226178, ID 226181, and ID 226182 from B-3 General Business to Conditional District, comprising 315 apartment units including amenities for those units and a commercial restaurant. Councilman Moore seconded the motion. All Council Members voted in favor. (Motion carried)

PUBLIC COMMENT – Three (3) Minute Limit

Harper Johnson-203 North Hawthorne Street, Mount Holly. Mr. Johnson came before Council to request a lower speed on Hawthorne Street. He advised that cars speed through the area all the time and would like the speed limit to be lowered or some sort of speed reducing mechanism be installed in the area.

Megan Mims-201 North Hawthorne Street, Mount Holly. Ms. Mims advised that she is a resident that grew up in Mount Holly and moved away but came back 2 years ago. She concurred that North Hawthorne has a number of families with small children and with the number of cars that speed down the road parents are afraid to let their kids play in the yard. She requested some speed calming measures be put in place in the area. She also reported an additional issue of a grass buffer that impedes the line of site.

NEW BUSINESS

1. Consideration and Approval of Revisions to the Sewer Use Ordinance

Mr. Shoutd presented the proposed changes to the Sewer Use Ordinance. Mayor Pro Tem Shoemaker made a motion to approve the revisions to the Sewer Use Ordinance as presented. Councilman McCorkle seconded the motion. All Council Members voted in favor. (Motion carried)

2. Consideration and Approval of Revisions to the Fats, Oils and Greases Ordinance

Mr. Shoutd presented the changes to the FOG Ordinance. Councilman Moore made a motion to approve the revisions to the FOG Ordinance. Councilman McCorkle seconded the motion. All Council Members voted in favor. (Motion carried)

3. Discussion of the 2022 Special Events

Mr. Braswell advised that the Special Events Committee met and has started the planning process for next summer concert season. He advised that mainly everything would stay the same as far as road closings, timing and the market lighting. There will be 12 total concerts all with food trucks. Ms. Harris advised that there will be 6 concerts featuring top 40 bands and 6 concerts with tribute bands. Mr. Braswell also added that the committee is looking to come up with a catchy new name for the concert series. Mayor Hough advised that he believes that Cheri Love and Staff has a good handle on the planning portion of the summer concerts and the committee is no longer needed. Therefore, being that the committee is a Mayoral committee is he disbanding the committee and handing it over to staff to manage moving forward.

CLOSED SESSION

1. Closed Session Pursuant to N.C.G.S 143-318.11 (a) (3 and 5)

Mayor Pro Tem Shoemaker made the motion to enter into Closed Session Pursuant to N.C.G.S 143-318.11 (a)(3 and 5) at 8:12 pm. Councilman Moore seconded the motion. All Council Members present voted in favor. (Motion Carried)

Councilwoman Pawlish made a motion to come out of closed session and back into regular session at 8:48 pm. Councilman Moore seconded the motion. All Council Members present voted in favor. (Motion Carried)

ADJOURN

With no additional items for discussion, Mayor Hough entertained a motion to adjourn. Councilwoman Pawlish made the motion to adjourn the September 13, 2021 Council Meeting. Councilman Moore seconded the motion. All Council Members present voted in favor. (Motion Carried)

The meeting adjourned at 8:49 pm.