City of Mount Holly
Mount Holly City Council Meeting
Monday, June 13, 2011
Council Chambers
7:00 pm

Call to Order
Mayor Bryan Hough called the meeting to order at 7:00 pm. The following were present:

Mayor Bryan Hough	Danny Jackson, City Manager
Mayor Pro Tem Carolyn Breyare	Jamie Guffey, Assistant City Manager
Councilman Jerry Bishop	Greg Beal, Senior Planner
Councilman Bennie Brookshire	James Friday, Director of Utilities
Councilman Jim Hope	Dale Oplinger, Fire Chief
Councilman David Moore	David Belk, Chief of Police
Councilman Perry Toomey	Mike Santmire, Streets and Solid Waste Director
Kemp Michael, City Attorney	Ed Smith, Recreation Director

Call to Order by Mayor Hough

Mayor Hough called the Mount Holly City Council meeting to order at 7:00 p.m. Mayor Hough called for a moment of silence to honor the memory of Lance Corporal Nicholas O'Brien. Lance Corporal O'Brien was stationed in Afghanistan and gave his life serving our country.

Invocation

Pastor Scott Anderson from the Lutheran Church of Good Shepherd gave the invocation.

Pledge of Allegiance

Boy Scout Troop 59 of the First United Methodist Church in Mount Holly led attendees in the Pledge of Allegiance.

Set Agenda

Mayor Hough asked for any changes to the agenda. With no changes Councilman Moore made a motion to approve the agenda as presented. Councilman Toomey seconded the motion. All Council members present voted in favor. (Motion carried)

CONSENT AGENDA

1. Approval of the Autumn on Main Festival
2. Approval of Contract Merrick Inc. for the Ferstl Avenue Improvement
3. Approval of Statesville Housing Authority as Deputy Finance Officers
4. Acceptance of Infrastructure in Rhyne's Trace, Phase I for Maintenance
5. Approval of the minutes for the May 9, 2011 business meeting
6. Approval of the minutes for the May 12, 2011 budget meeting
7. Approval of the minutes for the May 23, 2011 work session meeting

Councilman Toomey made a motion to approve the consent agenda. Councilman Moore seconded the motion. All Council Members present voted in favor. (Motion carried)

PRESENTATIONS

1. Presentation of the Springfest Committee to the CRO .

Before Mayor Hough introduced Ms. Oplinger he thanked her and the Springfest Committee for a job well done. Ms Oplinger took this opportunity to thank everyone that volunteered their time and helped with Springfest. She commented on what a huge success all the activities were. She added that the Movie in the Park drew a huge crowd of approximately 300 people as did the Senior Dinner. At this time, Ms. Oplinger presented the Community Relief Organization with a check in the amount of $10,300 and the Donna Ladue Foundation with check for $1,200.

2. Presentation from the Wesley Chapel Holiness Church regarding a Community Outreach Block Party

Pastor Charles McCorkle and Crystal Wayman from the Wesley Chapel Holiness Church came before the Council requesting to block part of North Lee Street in order to have a block party. Pastor McCorkle advised that the purpose of this block party is to encourage the young people of the community to get out and get involved. Mayor Hough advised that Council would make a final decision at the June work session and get back with them.

3. Presentation regarding the Gaston County Nutrition Program

No one was available to attend the meeting to speak on this item.

PUBLIC HEARING

1. Public Hearing on a Conditional Use Re-Zoning for 128.7 acre parcel for Crescent Industries.

Mr. Beal explained that Crescent Industries is coming back before Council to request consideration of rezoning from R-1 Gaston County to Conditional District.

At this time, Councilman Bishop made a motion to enter into the public hearing. Councilman Toomey seconded the motion. All council members present voted in favor. (Motion carried)

Bryan Hartney
1409 Riverside Drive
Charlotte, NC

Mr. Hartney commented that it is great that Crescent Industries is willing to work with the property owners regarding this property. He advised that he would like to ask Council to consider the impervious limit at 30% and also add a 100’ buffer from the right of way of the utility.

David Merryman
421 Minnet Lane
Charlotte, NC

Mr. Merryman introduced himself as the Riverkeeper. He shared concerns regarding the possibility of waste running into Lake Wylie from the property. Therefore he is asking Council to support a 100’ buffer from the right of way and a 30% impervious limit.

Ted Hendrix

2351 Leroy Avenue
Gastonia, NC 28054

Mr. Hendrix advised that he has lived in Gaston County all his life and has always been impressed with how the river draws people to the area. He advised that if an Industrial Park is allowed in the area that the river will no longer have the appeal it does now.

Dale Stewart
4130 Mountain Cove Drive
Charlotte, NC

Mr. Stewart advised that from what he has heard tonight, most people are not opposed to the conditional use rezoning. This is a better way to handle things rather than deed restrictions. He appreciates the process and that the process is available. He fills this property will pull in some high tech industry.

Phil Hayes
200 South Trade Street
Charlotte, NC

Mr. Hayes commented that he would like to thank the City Staff for working with them in a way that it does not handcuff the economic development. He further commented that issues will continue but will be addressed as needed. Mr. Hayes added that the 40% impervious surface rule is needed to maintain flexibility but will be happy to commit to the 100 foot buffer.

With no one else signed up to speak, Councilman Bishop made a motion to return to regular session. Councilman Moore seconded the motion. All Council Members present voted in favor. (Motion carried)

There was discussion among the Council regarding the buffer zone and impervious surface rule. Council directed staff to look further into these two (2) items and at the July Work session Council will be ready to make a final decision regarding the rezoning.

2. Public Hearing on the 2011-2012 Proposed Budget

Mr. Jackson advised that it is his pleasure to present the Council with a balanced budget. He advised that the budget this year is a $9 million. There is no tax increase or water and sewer rate increase. There is a 2% COLOA increase for employees but no merit. Dependent healthcare coverage will remain at 25%. Debt service includes the funds for a new HVAC unit at the Old City Hall. Mr. Jackson thanked the Department Heads and gave a special thanks to Ms. Otis and Mr. Guffey.

At this time, Mayor Pro Tem Breyare made a motion to enter into the public hearing. Councilman Moore seconded the motion. All council members present voted in favor. (Motion carried)

Barbara Lawrence
121 Southgate Lane
Mount Holly, NC 28120

Ms. Lawrence thanked the Council for their interest in Economic Development and for allocating fund for a incentive grant program. She added that Council should consider holding a community economic forum and continue to work on the downtown parking issues.

With no one else signed up to speak, Councilman Bishop made a motion to return to regular session. Mayor Pro Tem Breyare seconded the motion. All Council Members present voted in favor. (Motion carried)

PUBLIC COMMENT – Three (3) Minute Limit
Chris Driggs
11810 Riverhaven Drive
Charlotte, NC

Mr. Driggs came to represent the North West Community in regard to the Reventure Park Project. He gave a status update on the project.

Glenda Aiken
215 Hill Street
Mount Holly, NC 28120

Ms. Aiken came before Council on behalf of herself and her neighbors. She advised that the Mount Holly Police have been called to her neighbors house at 219 Hill Street numerous times and nothing is never done. She advised that the house is a rental home and there is constant drug traffic in and out. There has also been 2 gun incidents at that residents. She asked Council to please help her street feel safe again.

OLD BUSINESS

1. Update on Solution for the Public Works Facility Site

Councilman Hope thanked the Construction Committee for meeting 4 of the 5 days last week. Councilman Hope advised that the informal bidding process can go up to $500,000. At his best estimation, the bids for the grading portion of this project will not exceed that limit. Therefore he would like permission from Council to move forward with bidding process for the grading portion of this project. He advised that he would get at least three (3) bids to ensure competitive bids. Councilman Bishop made a motion to move forward with the informal bidding process for the grading portion of the new public works facility site. Councilman Toomey seconded the motion. All Council members present voted in favor (Motion carried)

2. Discussion of Economic Development Incentive Program

Mr. Beal presented the Economic Development Incentive Program based on the joint meeting that was held between the Council and the EDC. He advised that part of the application procees would be to detail what the proposed recipient would be doing with the funds. There was discussion regarding the five (5) member committee that would be formed to review the applications with a least one (1) Staff member serving on that committee. There was further discussion regarding the time frame a business has to apply for additional grant funds. After the discussion to cap the funds at $15,000 per application, Councilman Bishop made a motion to approve the Economic Development Incentive Program. Councilman Moore seconded the motion. All Council members present voted in favor. (Motion carried)

3. Update on Downtown Parking Lots

Councilman Hope gave an update regarding the Downtown Parking situation that the Construction Committee has been directed to look into. He advised that one of the owners has offered to sell the property for a very reasonable price but Mr. Hope advised that he would like to Council's "OK" regarding the direction the Construction Committee is going. It was the consensus of the Council to continue forward with this proposed project and work with the Staff on some hard numbers for the development of the parking areas.

NEW BUSINESS

1. Consideration and Approval of the 2011-2012 Budget Ordinance and Fee Schedule

Mr. Guffey explained that there are two separate documents before Council for approval. The budget ordinance and the fee schedule. Councilman Moore made a motion to approve the budget ordinance (#06132011A). Councilman Bishop seconded the motion. All Council Members present voted in favor. Motion carried.

Councilman Bishop made a motion to approve the fee schedule (#06132011B). Mayor Pro Tem Breyare seconded the motion. All Council Members present voted in favor. Motion carried.

At this time Mr. Jackson thanked the Council and Staff for the hard work put into the budget.

CLOSED SESSION

At this time, Councilman Bishop made a motion to enter into closed session pursuant to NCGS 143-318.11 (a) (5)). Councilman Moore seconded the motion. All Council members present voted in favor. (Motion carried)

Councilman Moore made a motion to come out of closed session. Councilman Bishop seconded the motion. All Council members voted in favor. **(Motion carried)**

Mayor Hough advised that no action was taken during closed session.

REPORTS

Councilman Moore asked if there is a bench somewhere that can be moved to the triangle downtown.

Councilman Bishop asked for a report in the weekly update on the easements for Sandy Ford Road.

Councilman Bishop commented that Council needs to start thinking about what the City is going to do with the Annex at the Old City Hall.

ADJOURN

With no additional items for discussion, Mayor Hough entertained a motion to adjourn. Councilman Moore made the motion to adjourn the June 13, 2011 Council meeting. Councilman Bishop seconded the motion. All members present voted in favor. (Motion carried)

The meeting adjourned at 10:47 p.m.