CITY OF MOUNT HOLLY
MOUNT HOLLY CITY COUNCIL WORK SESSION
Location: Council Chambers

City of Mount Holly
Mount Holly City Council Work Session Meeting
Monday, April 24, 2017
Council Chambers
6:30 pm

Call to Order

Mayor Hough called the meeting to order at 6:30 pm. The following were present:

Mayor Bryan Hough	Danny Jackson, City Manager
Mayor Pro Tem David Moore	Miles Braswell, Assistant City Manager
Councilman Jerry Bishop	David Johnson, City Engineer/ Director of Utilities
Councilman Jim Hope	Ryan Baker, Fire Chief
Councilman Perry Toomey	Mark Jusko, Recreation Supervisor
Councilman Jeff Meadows	
Councilwoman Carolyn Breyare	Don Roper, Police Chief
Attorney Kemp Michael	Greg Beal, Planning Director
	Africa Otis, Finance Officer

Invocation

Mayor Pro Tem David Moore led the Council, staff and attendees in prayer.

SET THE AGENDA

With no changes to the agenda, Councilman Hope made a motion to approve the agenda as presented. Councilwoman Breyare seconded the motion. All Council Members voted in favor. (Motion carried)

1. Public Hearing on Amendments to the Subdivision and Land Development Ordinance the establishment of a Capital Recovery Fee Assessment for connections to the municipal water and sewer systems

Mr. Michael advised that the proposed Capital Recovery Fee Ordinance would be in addition and separate from the tap fee. Under the NCGS, the city has the authority to charge the Capital Recovery Fee. The fee would be required by all new water and sewer customers at the time their meter is set. Mr. Michael further advised that if this ordinance is adopted the fee schedule would also have to be revised.

At this time, Councilman Toomey made a motion to enter into the public hearing on Amendments to the Subdivision and Land Development Ordinance the establishment of a Capital Recovery Fee Assessment for connections to the municipal water and sewer systems. Mayor Pro Tem Moore seconded the motion. All Council Members voted in favor. (Motion carried) With no one signed up to speak, Councilwoman Breyare made a motion to close the public hearing and return to open session. Councilman Toomey seconded the motion. All Council Members voted in favor. (Motion carried)

Councilman Meadows made a motion to approve the Amendments to the Subdivision and Land Development Ordinance the establishment of a Capital Recovery Fee Assessment for connections to the municipal water and sewer systems. (Resolution #042417A) Councilman Toomey seconded the motion. All Council Members voted in favor. (Motion carried)

2. Public Hearing on Amendments to the Subdivision and Land Development Ordinance the establishment of an allocation period for municipal water and sewer capacity for lots in subdivisions with plat approval

Ms. Anders advised that the proposed Allocation Ordinance would establish an allocation of water and sewer capacity for lots within subdivisions with plat approval effective upon recordation of the plat. If sufficient water or sewer capacity is not available, then Council will have the right to deny plat approval. Ms. Anders advised that although not part of the proposed ordinance, staff plans to negotiate a limited period of reservation of water and sewer capacity for lots within newly annexed tracts to be a part of the annexation agreements with developers. Such developers would have in their contracts a stated number of years from the effective date of annexation in which to receive plat approval and record plats within the newly annexed land and claim the reserved water and sewer capacity. After that time has expired, subdivisions in newly annexed areas will go through the same process as described in the proposed ordinance where the City will analyze the capacity to serve the new development with water and sewer before granting plat approval.

At this time, Mayor Pro Tem Moore made a motion to enter into the public hearing on Amendments to the Subdivision and Land Development Ordinance the establishment of an allocation period for municipal water and sewer capacity for lots in subdivisions with plat approval. Councilman toomey seconded the motion. All Council Members voted in favor. (Motion carried) With no one signed up to speak, Councilman Meadows made a motion to close the public hearing and return to open session. Councilman Toomey seconded the motion. All Council Members voted in favor. (Motion carried)

Councilman Meadows made a motion to approve the Amendments to the Subdivision and Land Development Ordinance the establishment of a Capital Recovery Fee Assessment for connections to the municipal water and sewer systems. (Resolution #042417B) Councilman Hope seconded the motion. All Council Members voted in favor. (Motion carried)

3. Consideration and Approval of Relocating Caldwell Drive Right of Way

Mr. Michael advised that at the last Council Meeting he was directed to move forward with a right of way agreement with the Outdoor Resort for Caldwell Drive. The agreement would be to relocate a portion of Caldwell Drive and provide a right of way through City property for easier accesses for the proposed outdoor resort. Mr. Michael further advised that if the agreement is approved the a petition to close a portion of Caldwell will come before the Council at a future meeting. Councilman Hope made a motion to enter into an agreement with Emberglow for a right of way agreement for a portion of Caldwell Drive. Councilman Toomey seconded the motion. All Council Members voted in favor. (Motion carried)

4. Call for a Public Hearing to Consider closing a Portion of a certain Road Right of Way

This item will be delayed to a future meeting.

5. Consideration and Approval of an Amendment to the Fee Schedule to reflect the Capital Recovery Capacity Fee

Ms. Otis advised that the amendment to the Fee Schedule reflects the Capital Recovery Fee that was approved earlier in the meeting. Mayor Pro Tem Moore made a motion to Amend the Fee Schedule to reflect the Capital Recovery Capacity Fee. (Resolution #042417C) Councilwoman Breyare seconded the motion. All Council Members voted in favor. (Motion carried)

6. Consideration and Approval of a Resolution Amending the 2007 Installment Financing Contract

Ms. Otis advised that this resolution would provide for a three (3) percent interest savings on the 2007 Installment Financing. Councilman Meadows made a motion to approve the Resolution Amending the 2007 Installment Financing Contract. (Resolution #042417E) Mayor Pro Tem Moore seconded the motion. All Council Members voted in favor.

7. Consideration and Approval of a Resolution for Installment Financing with BB and T

Ms. Otis advised that interest rate from BB&T is 2.53% for an amount not to exceed 8.66 million. Councilman Toomey made a motion to approve a Resolution for Installment Financing with BB and T (Resolution #042417D) Councilman Meadows seconded the motion. All Council Members voted in favor. (Motion carried)

8. Consideration and Approval of Establishing a Capital Project Ordinance for Construction Projects

Mayor Pro Tem Moore made a motion to approve a Capital Project Ordinance for Construction Projects. (Resolution #042417F) Councilman Meadows seconded the motion. All Council Members voted in favor. (Motion carried)

9. Consideration and Approval of Rain Insurance for Scheduled Events

Mr. Jackson advised that a few years ago it rained almost every Friday that Mount Holly had a downtown event planned. Therefore, rain insurance is an option to help cover some of the expenses if cancellations occur due to rain. Julia Benefield was present to explain how the rain insurance coverage works. Councilman Toomey made a motion to allow Mr. Jackson to use his desecration on an event by event basis in regard to purchasing rain insurance and use ABC funds to pay for the insurance. Councilman Hope seconded the motion. All Council Member voted in favor. (Motion carried)

10. Adjourn

With no additional items for discussion, Mayor Hough entertained a motion to adjourn. Mayor Pro Tem Moore made the motion to adjourn the April 24, 2017 Council Work Session Meeting. Councilman Hope seconded the motion. All Council members present voted in favor. (Motion carried)

The meeting adjourned at 8:27 p.m.