



Town Hall: POB 970, 4117 Oak Ridge Road, Summerfield, NC 27358  
 ph: 336-643-8655 / fax: 336-643-8654 / www.summerfieldgov.com

C O U N C I L M I N U T E S      N O V E M B E R 1 0 , 2 0 1 5 , 6 : 3 0 P M , S F D C O M M U N I T Y C E N T E R

The meeting was called to order at 6:30pm by Dena Barnes. Barnes congratulated the newly-elected mayor and council members, thanked those outgoing, and remembered Congressman Howard Coble who had passed away recently. The invocation was led by Linda Southard, followed by the Pledge of Allegiance. The following were present:

Council

Tim Sessoms, Mayor (absent)  
 Dena Barnes  
 Mike Adams  
 Alicia Flowers  
 Dianne Laughlin  
 Elizabeth McClellan

Staff

Scott Whitaker, Town Manager  
 William Hill, Town Attorney  
 Katrina Whitt, Finance Officer  
 Valarie Halvorsen, Town Clerk

CONSENT AGENDA

McClellan motioned to approve the consent agenda, including the meeting agenda, open and closed session minutes for 10/13, financial report, and Finance Officer budget amendment #2 (FY15-16). The motion was seconded by Adams and carried unanimously.

ANNOUNCEMENTS

Whitaker stated the town tree lighting event would be 11/21, 5:30pm at SAP, and that additional volunteers were needed for committees and boards.

PUBLIC COMMENTS

Gail Dunham of 5805 Snow Hill Drive asserted that the town reportedly had interest in purchasing the Vandergrift property for \$500,000, noting it had not been discussed in a public meeting, would result in the need to increase taxes to pay for maintenance, and any consideration of such a purchase should be publicly disclosed and citizens should have the opportunity to vote via a referendum.

Dwayne Crawford of 1106 NC-150 West stated donations were being accepted to purchase grass carp to be used to remediate algae congestion in water points (ponds/lakes); it was expected that the associated permit would be issued soon.

Adrian Williamson of 3901 Lewiston Road spoke of honoring veterans and Congressman Howard Coble, congratulated newly-elected mayor and council, and thanked outgoing members Flowers who served for 8 years, McClellan who served for 4 years, and Sessoms who served for 2 years.

COMMITTEE / EVENT REPORTS

- A. **Finance:** Whitt stated the FY2014-15 audit had been completed and approved by the Local Government Commission (LGC); the audit presentation was scheduled for the 12/8 council meeting. The committee did not meet in October; the next meeting would be 11/16.

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- B. **Historical:** Southard said the committee was seeking additional members; they continue to interview WWII veterans; and the 11/26 meeting date had been changed to 12/3.
- C. **Public Safety:** Crawford stated there was not a quorum at the 10/21 meeting; the next meeting would be 11/18.
- D. **Trails and Open Space:** Jane Doggett said the committee continued exploring open space and trail options; the 11/25 meeting date had been changed to 11/30.

#### BUSINESS FROM TOWN MANAGER

- A. **Introduction of P&R Attendant Richard Schlobohm:** Whitaker stated Richard Schlobohm had been hired as a part-time seasonal Parks & Recreation Attendant. He shared qualifications and background and stated the work schedule would be mostly weekends.
- B. **Guilford Co. Multi-Jurisdictional Hazard Mitigation Plan:** Whitaker said the plan is required to be updated every five years and had been approved by FEMA and the Guilford County Board of Commissioners. Don Campbell of Guilford County Emergency Services stated the all local municipalities needed to approve the plan in order to get disaster funding, that there had been much public input, and the document was a planning tool to mitigate potential hazards. Following brief discussion, Adams motioned to approve the Resolution Adopting and Endorsing the Guilford County Multi-Jurisdictional Hazard Mitigation Plan (RES-2015-005), seconded by McClellan, which carried unanimously.
- C. **"Mini-Brooks Act" exemptions for small projects:** Whitaker explained that state law dictates the use of a Qualifications-Based Selection (QBS) process to choose professional providers of engineering, surveying, construction management-at-risk services, and design-build services without regard to fee. If the work is less than \$50,000, it can be exempted from NCGS 143-64.31 (the Mini-Brooks Act), per NCGS 143-64.32. The recommendation was to approve the resolution for an exemption threshold of \$10,000, which equals the manager's approval authority for service contracts. This would streamline the process of contracting for smaller projects; documentation in the form of a letter of exemption would be placed in the files of such projects. McClellan motioned to approve RES-2015-006 Exemption from the Mini-Brooks Act for projects up to \$10,000, seconded by Adams, which carried unanimously.
- D. **Reports, updates, or comments:** Whitaker stated new components had been ordered to update the sound system used for outdoor events and a new contractor had been engaged to service the town generator.

#### BUSINESS FROM MAYOR AND COUNCIL

- A. **Veterans Day proclamation:** McClellan read the proclamation thanking veterans for their service.
- B. **Reports, updates, or comments:** Barnes stated the 2015 Bicycle, Pedestrian, and Greenway Master Plan was approved during the 11/10 MPO meeting. It identifies immediate and long-term needs for bicycle, pedestrian, and greenway facilities within the Greensboro urban area.

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### CLOSED SESSION

McClellan motioned to enter into closed session at 7:07pm to instruct the public body's staff or negotiating agents concerning the price and other material terms concerning real property as provided under NCGS 143-318.11(a)(5). The motion was seconded by Adams and carried unanimously.

McClellan also motioned to formally excuse Sessoms from the council meeting, seconded by Barnes, which carried unanimously.

Laughlin motioned to return to open session at 7:38pm, seconded by Adams, which carried unanimously.

### OTHER BUSINESS

Flowers motioned to enter into an agreement with Linda A. Southard (seller) for the "Martin House" property. The 0.62-acre property's address is 4118 Oak Ridge Road, Summerfield, NC 27358 and its parcel ID is 0146945. The agreed-upon purchase price was \$90,000 with \$2,500 earnest to be paid upon signing an "Agreement for Purchase and Sale of Real Property."

The purchase is contingent upon the town's current preservation (details to be established) of the primary structure, excluding later add-ons. A primary intent of the purchase is historic preservation per Policy Area 11 of the Comprehensive Plan. A second contingency is that the town is able to secure well access. Flowers authorized the town manager to implement the above-referenced agreement, any associated agreements related to personal property and fixtures, and to expend the said earnest payment. The motion was seconded by McClellan and carried unanimously.

With no further business, a motion was made at 7:40pm by McClellan to adjourn. The motion was seconded by Adams and carried unanimously.

*Dena Barnes*

Dena Barnes, Mayor Pro Tem

*Valarie R. Halvorsen*

Valarie R. Halvorsen, Town Clerk

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