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

COUNCIL MINUTES SEPTEMBER 8, 2015, 6:30PM, SFD COMMUNITY CENTER

The meeting was called to order at 6:30pm by Tim Sessoms. The invocation was led by Mamie Brown, followed by the Pledge of Allegiance. The following were present:

Council	Staff
Tim Sessoms, Mayor	Scott Whitaker, Town Manager
Dena Barnes	Jim Secor for William Hill, Town Attorney
Mike Adams	Katrina Whitt, Finance Officer
Alicia Flowers	Valarie Halvorsen, Town Clerk
Dianne Laughlin	
Elizabeth McClellan	

CONSENT AGENDA

Whitaker recommended removing agenda item 8. A. "Consolidated Committee Ordinance" from the agenda.

McClellan motioned to approve the consent agenda, including the amended meeting agenda, open session minutes for 8/11, financial report, and Lindenwold Dr. secondary road addition resolution (RES-2015-003). The motion was seconded by Adams and carried unanimously.

ANNOUNCEMENTS

Sessoms: 9/19 "Ride to End Alzheimer's" event 8:30am at Summerfield First Baptist Church.

Whitaker: 10/3 "Summer-Cycle" recycling event 8am–2pm at Laughlin Professional Development Center and 10/10 "Touch-a-Truck" event 10am–12:30pm at Summerfield Athletic Park.

Barnes: 10/3 "Men Can Cook" event 6pm–9pm at Greensboro Coliseum Special Events Center.

Barnes announced her candidacy for re-election to council; McClellan announced her candidacy for mayor.

PUBLIC COMMENTS

Gail Dunham of 5805 Snow Hill Drive spoke of increases in pay and benefits during Whitaker's tenure, felt that too much is being done but not done well, stated council does not have the expertise or authority to make decisions about fire protection, and requested the greenway contract agenda item be tabled until the public can access the document.

Adrian Williamson of 3901 Lewiston Road said he is not opposed to trails, but to the scope of the proposed greenway, which will be expensive to maintain. He felt all citizens would be paying for something relatively few would use.

John O'Day of 7013 Mustang Court announced his candidacy for a council seat, stated he is open-minded, would represent all citizens, and would spend efficiently.

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Dwayne Crawford of 1106 NC 150 West stated some Public Safety Committee members wanted to share information they learned about the fire study issue prior to any council decision. He felt trails were popular among a small, vocal group, but popularity did not justify all paying for it.

Reece Walker of 979 NC 150 West said the fire protection study was a proactive approach to safety and while it may not be the town's responsibility, a study would allow the town to gather information to increase safety. Walker further stated current trails get lots of use and trail parking lots stay full.

Mark Brown of 6212 Horseshoe Drive announced his candidacy for mayor, noting he wanted to advocate for on-going projects that he helped implement during his previous tenure as mayor.

Richard Walsh of 7635 Henson Forest Drive was concerned about lack of communication and information sharing, significantly changing plans, and lack of public discussion and debate associated with I-73 construction.

Joanna Reynolds of 6202 Calendula Court agreed with Walsh and expressed concern about the I-73 impact on home values.

McClellan stated she had talked with NCDOT District Engineer Bobby Norris about setting up a meeting between DOT and affected homeowners; Sessoms noted there was a public Q&A session with Norris and MPO representative Craig McKinney during the August council meeting, asked Whitaker to coordinate further communication, and stated McKinney was present to answer citizen questions.

Cindy Jones of 8423 Myers Fork Road stated trails are a big amenity and may increase home values.

George Lockhart of 6105 Gwynedd Road felt trails keep cyclers and walkers off the roadways which is safer for all; his preference is for unpaved trails rather than paved trails.

David Raper of 6062 Windsor Farme Road said trails create a statement about what we value, appreciated the Trails and Open Space Committee for their efforts and asked council to support trails, stating now is the time to move forward.

Beth Kaplan of 7979 Highfill Road asked council to approve the A&Y Greenway (south) design contract, noting that a lot of work had gone into the project.

Rod Brown of 7007 Mustang Court stated trails are healthy for communities and advocated spending on such wellness opportunities if feasible to do so. Brown also spoke about the newly formed Summerfield Merchants Association, the goal of which is to promote local businesses and provide for the needs of an aging population locally.

Sessoms stated the association is meeting the first Tuesday of each month at 7pm in the Polo Farms Clubhouse.

Clark Doggett of 7986 Highfill Road spoke in support of the A&Y Greenway, noting that US-220 and I-73 construction would increase traffic, trails are needed to keep exercisers off roadways, and plans indicated the citizens wanted trails.

Wain White of 7008 Cross Hook Court stated trails can improve the quality of life of users and are a wonderful asset, encouraging fellowship and interaction with neighbors.

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Jason Webster of 7006 Cross Hook Court said outdoor engagement is a great way to learn about one's community, that the comprehensive plan indicated citizens wanted trails, and the A&Y project grew out of the plan goals of preserving rural character, walkability, and connectivity.

Paul Lambrecht of 7707 Summerfield Road felt the trail cost is a small investment for a town with a tax base of $1.3 billion, that 80% of the funding would come from the federal government through the gas tax, and urged council to move forward with the project.

Kelly O'Day of 7013 Mustang Court spoke in support of trails and felt there would be many people willing to volunteer for trail maintenance.

Danny Nelson Jr. of 2500 Pleasant Ridge Road stated there are many areas to walk rather than on a 12' wide trail and felt the cost was too much. He further stated the fire protection water study is a county issue that should be funded by the county.

Whitaker clarified that the proposed trail width is 10'.

COMMITTEE / EVENT REPORTS

A. **Finance:** Whitt stated the committee did not meet in August, the next meeting would be 9/21, and the annual audit by Rouse, Rouse, Penn & Rouse would begin this week.

B. **Historical:** Elizabeth Ingram said during the 9/3 meeting the committee worked on finalizing the text for the proposed historical markers at Laughlin School (now Laughlin Professional Development Center) and the Bugle Boy monument. The committee continues to work on interviewing WWII veterans; the next meeting is 9/24.

C. **Public Safety:** Dwayne Crawford stated the committee did not meet in August; the next meeting is 9/16.

D. **Trails and Open Space:** Jane Doggett stated during the 8/26 meeting that Planner Julie Reid gave a presentation about open space in general and added that Ms. Reid is a knowledgeable asset. The committee will focus on open space in the short-term; the next meeting is 9/23.

BUSINESS FROM TOWN MANAGER

A. **Consolidated Committee Ordinance:** (*removed from agenda)*

B. **Vineyards trail property and maintenance**: Secor stated more research was needed to determine responsibilities of each party; by consensus the issue will be revisited during next month's meeting.

C. **Water and fire protection study:** Sessoms stated Guilford County Commissioners Justin Conrad and Jeff Phillips were working on getting a legal option regarding what entity had authority and responsibility to undertake such a study. Tabled by consensus.

D. **A&Y Greenway (south) design contract:** Whitaker presented a projected total project cost of $3,425,004 and intent to pursue external funding for the majority with help from GUAMPO. He presented the $320,294 contract with Stewart for design and planning services and reported that this amount would not count toward a future funding match. In addition to the design and planning costs, the total cost included: $97,381 for final plans, right-of-way acquisition services,

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and bidding (if the town decides to engage Stewart for this work); $171,230 for potential property costs; and $2,836,099 for actual construction (today's costs plus a 20% contingency). Much of the street frontage within the proposed route falls within existing NCDOT right-of-way, which will lessen the impact on property owners and reduce acquisition costs, but will add to construction costs because of needed curb and gutter. There was discussion about the possibility of imminent domain; Flowers and McClellan were adamantly opposed.

Adams motioned to approve the $320,294 Summerfield A&Y Greenway (South) Design Contract (CON-2015-007) with Stewart, seconded by McClellan, which carried unanimously.

E. **Reports, updates, or comments:** Whitaker reported the following: the new population estimate as of July 2014 was 11,067; the SAP second entrance project was progressing; DOT will monitor vibration of historic structures caused by heavy construction traffic at the town hall intersection.

BUSINESS FROM MAYOR AND COUNCIL

A. **Unsealing of closed session minutes:** Secor distributed packets to council for review; by consensus the issue will be revisited during next month's meeting.

B. **Reports, updates, or comments:** Nothing reported.

CLOSED SESSION

McClellan motioned to enter into closed session at 8:45pm to consult with an attorney employed or retained by the public body in order to preserve the attorney-client privilege as provided under NCGS 143-318.11(a)(3) and 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 Barnes and carried unanimously.

Barnes motioned to return to open session at 9:20pm, seconded by Adams, which carried unanimously.

With no further business, a motion was made at 9:20pm by Barnes to adjourn. The motion was seconded by Adams and carried unanimously.

T. Sessoms

Tim Sessoms, Mayor

Valarie R. Halvorsen

Valarie R. Halvorsen, Town Clerk