

Committee Minutes

Finance Committee: The 2/28 draft minutes are attached.

Founders' Day: The 2/17 draft minutes are attached.

Historical Committee: The 2/24 draft minutes are attached.

Trails and Open Space Committee: The 2/23 draft minutes are attached.

Planning Board: The 2/28 draft minutes are attached.

Greensboro ABC Board: Mark Brown's notes on the 2/22 meeting are attached.



FINANCE COMMITTEE MINUTES

FEBRUARY 28, 2022, 5:30PM, SUMMERFIELD TOWN HALL

The meeting was called to order at 5:32 pm.

Members present in person or via speakerphone: Millie Hoffler-Foushee, Dee Hall, Scott Whitaker, Tim Sessoms, Vicky Bridges, Wendel Parks

Members absent: Alan Abrams

Guests present: Janelle Robinson and Don Wendelken

ADOPTION OF MINUTES

Whitaker made a motion to approve the 1/10/22 minutes. Sessoms seconded the motion. Carried unanimously.

PUBLIC COMMENT PERIOD (limited to 3 minutes per speaker)

Don Wendelken asked questions and expressed his displeasure about the cost of the new town hall and finance committee decisions. Hoffler-Foushee expressed her displeasure at the constant misinformation Wendelken reports on social media.

NEW BUSINESS

Continued discussion of new town hall funding:

Hall presented the committee with updated financing quotes. **Motion:** Bridges, seconded by Whitaker to recommend that Council partners with Pinnacle for a 10-year term at 2.25% or less, and for Hall to get more amortization schedules for \$1.2M, \$1.5M and \$1.8M principal amounts. Carried unanimously.

2020-2021 Financial Audit:

Hall presented the committee with the approved audit. The committee expressed their thanks to Hall for another perfect audit.

OTHER BUSINESS

With no further business to discuss, the meeting was adjourned at 6:28 pm with a motion by Bridges and a second by Whitaker. Carried unanimously.

Mildred Hoffler-Foushee, Chairman

Dee Hall, Finance Officer



FOUNDERS' DAY COMMITTEE MINUTES

FEBRUARY 17, 2021, 3:00 PM, SUMMERFIELD TOWN HALL

The meeting was called to order at 3:01 pm.

Voting Members

Cheryl Gore, Mgr Asst./Events Coordinator
Jeff Goard, Parks & Rec Director
Dee Hall, Finance Officer
Mark Brown
Jane Doggett
Tim Sessoms, Mayor

Ex-Officio/Stakeholder Members

Lynne Williams DeVaney
Lance Heater, Clerk
Chief Jenna Daniels

Members absent:
Scott Whitaker, Town Manager

Ex-Officio members absent: Reece Walker,
1st Lt. Mike Burns

Guests: None

APPROVAL OF AGENDA AND MINUTES: Mark made a motion to accept the agenda and minutes. Jeff seconded. Motion carried.

PUBLIC COMMENT PERIOD (limited to 3 minutes per speaker): none.

ENTERTAINMENT:

- a. Music: Cheryl is staying in contact with the schools about their roles.
- b. Entertainers: Lynne is going to check with the schools about preselling tickets for the rides. The committee decided to have the stilt walker wear the green uniform. Cheryl said Destination Arts and Greensboro Performing Arts also want to be a part.
- c. Historical and Trails tents: Mark and Jane said both are working on their tents. Dee has a friend, Travis Souther, who is going to come in Revolutionary War attire. Jane said they are checking into getting the bike donated from Greensboro.

PARADE:

Mark said he may be able to take Reece's place and will decide soon. Cheryl said the online form is posted and we have 3 groups signed up already.

VENDORS:

Food/Craft/Business: Cheryl said all food vendors are booked and the craft/business spots are half full.

SPONSORS:

Lynne is continuing to contact potential sponsors.



SAFETY:

The committee discussed cutting the number of officers and where they were needed. We can't use the Golden Antiques parking lot, so Cheryl is going to check with Laughlin School.

OTHER:

The committee chose to use the same design for the t-shirts as the last time we had Founders' Day but use a different color.

With no further business, the meeting was adjourned at 4:03 pm.

Cheryl Gore, Committee Chair

Dee Hall, Secretary

DRAFT



HISTORICAL COMMITTEE MINUTES

FEBRUARY 24, 2022 6:30PM, SUMMERFIELD TOWN HALL

1. The meeting was called to order at 6:30pm by Mark Brown, Chair.

Voting Members Present: Mark Brown, Gary Brown, Andy Schlosser, Mia Malesovas, Jennings White, Loren Sterling, Bruce Petersen and Troy Stanliff

Voting Members Absent: Heather Buttonow

Non-Voting Members Present: Sam Schlosser and Ken Robinson.

Guests: Max Carter

2. The minutes of the January 27,2022 meeting were unanimously approved.
3. No public comments.
4. Mark Brown led a discussion the Historical Committee's budget request for fiscal year 2022-23. Funds will be requested to complete two historical markers, provide for travel and conference attendance of Committee members, inventorying artifacts stored in the Gordon Hardware store, participation in Founders Day and possible archaeological work the Committee may wish to undertake.
5. Max Carter, retired Professor from Guilford College gave a very thorough and entertaining presentation on the history of the Quakers in the Summerfield area.
6. Ken Robinson reported on discussions he and Gary Brown have had with various state and private groups regarding easements that will be needed in the sale of the Martin House and Gordon Hardware to preserve their historical character. All contacts agreed that Preservation North Carolina was the best source. As a result Ken and Gary will meet with Cathleen Turner of Preservation North Carolina at 10am, March 15 at the Town Hall to discuss easements.
7. Ken Robinson discussed with the Committee how the artifacts in the Gordon Hardware should be inventoried and stored and the materials that will be needed to conduct the inventory. The Committee agreed to meet at noon on March 11 at the Gordon Hardware store with Ken Robinson to survey the artifacts that will need to be inventoried.
8. The committee had a brief discussion of plans for Founders Day and agreed to discuss in greater detail at the next meeting.
9. Gary Brown reported that he had been asked to review any artifacts that will turn up in a metal detector survey of the Saunders Inn site to be conducted February 26. He will report back to the committee on what is found.



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Next meeting scheduled: March 31, 2022 at Summerfield Town Hall

Meeting was adjourned at 8:00pm

Recorded: Heather Buttonow

Approved: Mark Brown



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TRAILS AND OPEN SPACE COMMITTEE MINUTE

FEBRUARY 23, 2022, 6:00PM, VIRTUAL MEETING (ON ZOOM)

Members Present: Cary Gentry, Neala Jones, Bill King, Ginger Lambrecht, Paul Lambrecht, Trudy Whitacre, Jane Doggett (ex-officio member)

Others Present: Stephanie Jane Edwards, Nicole Lindahl

Members Not Present: Rachel Sowers

- 1) Meeting called to order at 6pm by G. Lambrecht
- 2) Adoption of minutes from the previous meeting. P. Lambrecht made a motion to accept the minutes as written, seconded by Whitacre, and approved unanimously
- 3) No public comments were received prior to or at this time of the meeting.
- 4) Dabney Sanders was our guest speaker.
 - a. Sanders is the project manager of Downtown Greenway, a collaborative project of the City of Greensboro and Action Greensboro. This urban greenway is a planned 4-mile walking and biking trail around the center city of downtown Greensboro. The loop has an emphasis on public art and has connections to other surrounding trails.
 - b. Based on her experiences, Sanders spoke on the following key points/suggestions when meeting with the community.
 - i) Importance of sharing information with the community and specific neighborhoods that would be impacted by the greenway. Suggested having extra meetings just for those impacted the most.
 - ii) Have people at the meeting who can walk thru the plans and can discuss fears that people may have. Make sure that you are sharing the positives along the way, so that you aren't always facing obstacles.
 - iii) Suggests having facilitators and working with people who have built trust in the neighborhood.
 - iv) Suggest inviting opponents so they hear the same education as the proponents. Line of communication is important even with those who have a reason to oppose the plan.
 - v) Instead of just sharing the plans, have the communities engage in the vision. Ask them questions. Here are some suggestions.
 - (1) How would they use the planned path?
 - (2) What parts are important to them?
 - (3) Do they want benches along the way?
 - (4) Would they like artwork?



- (5) How would they connect to the trail? Do they need a trailhead parking lot or more trails to reach the planned path?
 - (6) How can we make your neighborhood stand out?
 - (7) Even though we can't accommodate all recommendations, we can communicate why we can or cannot do certain parts.
- 5) Founder's Day (May 13&14)
- a. LeBauer Park surrey bike will need repairs. It has been outside in the weather for a few years. LeBauer Park is going to give Summerfield the bike, but we will need to transport, repair, and store it. The committee all agreed that we should pick up the bike and get a repair cost estimate before proceeding with repairs. King will coordinate this with the help of Lindahl.
 - b. Founder's Day
 - i) Members of this committee will need to be at the tent from 11am to 4pm.
 - ii) P. Lambrecht suggested the idea of a (no cost) raffle.
 - (1) To receive a raffle ticket, one would need to take of picture of a particular feature on the Summerfield Tunnel Mural and bring the picture to the TOS Committee tent to receive their raffle ticket.
 - (2) We will ask local businesses to provide a gift certificate or other product to be used as the raffle prize.
 - (3) We will advertise this ahead of time so that people can go to the trail tunnel prior to Founder's Day.
- 6) Group Discussion of "Did You Know Document/Map"
- a. Reviewed Sowers summary of the "Did You Know Document" and Kings simple vision map of Summerfield Trails.
 - b. It was suggested that we create a stylized map of Summerfield with all the trails and town highlights (Similar to the one created by Downtown Greenway). We will attempt to connect the digital graphic artist who created the stylized map of the Downtown Greenway to see if they can help with our Summerfield map.
- 7) Reviewed the TOS Committee budget. We need to refine the details of our request before presenting to Dee Hall, Town Finance Officer.
- 8) Next Meeting
- a. The next meeting will be on Wednesday March 23, 2022.
 - b. King made a motion to have the next meeting by Zoom, this was seconded by Whitacre and everyone approved except Gentry who would like to meet in person.
- 9) Adjournment - Gentry made motion to adjourn, seconded by P. Lambrecht, and unanimous consent at 7:55 pm



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Date Approved: _____
Presiding Chair: _____
Secretary: _____

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PLANNING BOARD MINUTES

FEBRUARY 28, 2022, 7:00PM, ZOOM REMOTE MEETING

Planning Board

Richard (Dick) Feulner
George (Jeff) Davis
Clark Doggett
Kathy Rooney (absent)
Trudy Whitacre

Alternates

Clint Babcock

Staff

Brad Rentz, Planning Tech
Scott Whitaker, Town Manager
Lance Heater, Town Clerk
Bob Hornik, Town Attorney

Babcock participated due to the absences of Rooney. Whitacre arrived after approval of the Consent Agenda.

CONSENT AGENDA

Upon motion by Babcock, seconded by Davis and carried by unanimous roll call vote, the consent agenda was approved. It consisted of the meeting agenda and the minutes of the 11/22 meeting.

PUBLIC HEARING/ACTION RE: REZONING CASE RZ-01-2022

Rentz explained that the Town had received an application to rezone approximately 37.2 acres located at 7923 Winfree Road from Highway Business (HB) and Agricultural (AG) to Conditional Zoning Agricultural (CZ-AG) with the use conditions that limit the uses to: "1. Education Facilities: School, elementary, middle, high" and "2. Day Care: Day care center Child, 6 or more" and the development conditions that specify "Development to comply with the scenic corridor overlay standards including, but not limited to, no digital reader board signs" and "Rezoning to become binding after transfer of Deed to Charter Development Company LLC."

Rentz stated that the required informational meeting was held on the Zoom platform on 2/10. Rentz noted that the Agricultural (AG) District is primarily intended to accommodate uses of an agricultural nature, including farm residences, and farm tenant housing. School and daycare uses are both permitted with special development standards applied. Rentz stated the subject parcel was within the US-220 Scenic Corridor Area (US-220 SCA) overlay district and that the US 220 SCA Overlay District is intended to set forth regulations which protect the scenic value of the corridors along major thoroughfares within the Town.

Rentz reviewed the compatibility of the application with the Town's Comprehensive Plan policy areas of Appropriate, Limited Commercial Development and Quality Schools.

The applicant was represented by Bob Dunston, of National Heritage Academies. Dunston noted that the company owned Summerfield Charter Academy, K-8 located across US Hwy 220 from the site in question. Dunston stated the intention was to construct a charter high school, with a possible day care facility being constructed at a later date.

In response to a question from Feulner, Dunston stated that the Municipal School Transportation Assistance (MSTA) division of NCDOT would be reviewing the traffic study and that NCDOT