



C O U N C I L M I N U T E S M A R C H 8, 2 0 2 2, 6:30PM, SFD COMMUNITY CENTER

The meeting was called to order at 6:30pm by Tim Sessoms. Oak Ridge Town Council member George McClellan provided the invocation, followed by the Pledge of Allegiance.

The following were present:

Council

- Tim Sessoms, Mayor
- Lynne Williams DeVaney, Mayor Pro-tem
- John Doggett
- John O'Day
- Janelle Robinson
- Reece Walker

Staff

- Scott Whitaker, Town Manager
- Dee Hall, Finance Officer
- Lance Heater, Town Clerk
- Bob Hornik, Town Attorney

CONSENT AGENDA

Upon motion by DeVaney, seconded by O'Day and carried unanimously, the consent agenda was approved. It consisted of the meeting agenda (as amended), open session minutes for 1/29 and 2/8, closed session minutes for 1/11 and 2/8, and Ordinances 2022-001-003 certifying speed limit modifications in the Armfield subdivision.

ANNOUNCEMENTS

Whitaker announced that an Informational Meeting would be held on a UDO text amendment request by David Couch on 3/17 at 6:00pm at Summerfield First Baptist Church.

EMERGENCY SERVICES REPORTS

- A. Summerfield Fire District:** During February, the department responded to 30 fire calls, 60 EMS calls, and 25 "other" calls for a total of 115 incidents.
- B. Guil. Co. Sheriff's Dept.:** During February, the department responded to 110 calls in District 1.

ATTACHMENTS FOR COUNCIL'S INFORMATION

Council received the following information with no action taken: committee/board minutes and the February financial report.

PUBLIC COMMENTS

Carolyn Williams, 6002 Armfield Court, criticized Council members, staff, and Planning Board members who accepted travel at David Couch's expense to view planned developments in South Carolina and spoke against the proposed Villages at Summerfield Farms project.

Dwayne Crawford, 1106 NC-150 West, criticized alleged flaws in the UDO adoption process.

George McClellan, 2806 Oak Ridge Road, Oak Ridge, spoke in favor of his candidacy for Guilford County Board of Commissioners.



Don Wendelken, 3406 Windswept Drive, asked that responses to public comments be professional.

COUNCIL, MANAGER, AND/OR ATTORNEY RESPONSE TO COMMENTS

Hornik stated that there was nothing improper regarding the trips to South Carolina and that the UDO adoption process was in accordance with State statutes.

Whitaker stated the South Carolina trip was an information-gathering trip and that the Town Attorney's time would be paid for through the Deposit and Reimbursement Agreement with the Villages of Summerfield Farms.

Sessoms stated that he had publicly announced the trip at the 2/8 Council meeting and that there had been no benefits received from it other than transportation.

BUSINESS FROM TOWN MANAGER

- A. FY21-22 Council budget amendment #1:** Whitaker noted that the budget needed to be amended due to: 1) the Land Use Plan was scheduled to be paid for over 2 fiscal years; however, no billing had been received in FY20-21 and the entire cost would be incurred during FY21-22; and, 2) funding for the Freese & Nichols water feasibility study that was approved by Council during the 2/8 meeting. These changes would increase Acct. #4013402 by \$34,800 and Acct. #5010404 by \$29,470. Acct. #5010402 would be decreased by \$64,270. Upon motion by O'Day, seconded by DeVaney and carried unanimously, Council budget amendment #1 was approved.
- B. Conflict of Interest Policy:** Whitaker noted the policy was necessary as part of the \$50,000 state grant presented at the 2/8 meeting. Upon motion by DeVaney, seconded by O'Day and carried unanimously, POL-2022-001 was approved.
- C. A&Y Greenway (South) municipal agreement with NCDOT:** Whitaker stated that the agreement was a step in moving the project forward. Whitaker stated that NCDOT would cover 80% of the costs with the Town being responsible for 20% and that cost estimates reflected in the agreement were the same numbers as originally estimated that have been repeated many times publicly. NCDOT's timeline remains on the original schedule with right-of-way acquisition to begin in 2022 and actual construction to follow in 2024. Upon motion by Walker, seconded by DeVaney and carried unanimously, the agreement was approved.
- D. Stewart supplemental agreement request re: A&Y Greenway (South) design contract:** Whitaker reported that an updated threatened and endangered species study was required as the original was completed in 2017 and species on the lists are updated periodically. Upon motion by DeVaney, seconded by Walker and carried unanimously, Council authorized the supplement to the existing A&Y Greenway (South) contract with Stewart to update a required study of threatened and endangered species at a cost not to exceed \$10,421 with the report to be completed no later than 7/15.
- E. Reports, updates, or comments – None.**

BUSINESS FROM MAYOR & COUNCIL

- A. American Rescue Plan Act (ARPA) & Guilford County Request for Ideas (RFI):** Whitaker stated that Guilford County had announced a new methodology for distributing these federal funds. The RFI process requires that the Town submit an application for each request by 3/13. Whitaker



requested direction from Council and stated that contracts for items funded by the ARPA monies needed to be signed by 12/31/24 and expended by 12/31/26. After much discussion, the consensus of Council was to request funding for broadband improvements, the Bandera Farms Park, and water system development and improvements.

- B. Special called meetings (re: voluntary annexation, proposed for 4/5 & 4/26):** Upon motion by O'Day, seconded by DeVaney and carried unanimously, Council set a special called meeting for 4/26 for the purpose of providing information to citizens about voluntary or referendum-based annexation.
- C. Town Hall financing:** Hall reported that the Finance Committee had recommended financing a portion of the costs of the new town hall. Quotes were sought and the Committee initially recommended that financing be obtained from Pinnacle Bank, which offered a loan of \$1.8 million at 2.25% interest for a 10-year term. Principal payments would be \$180,000 per year. After discussion, it was the consensus of Council that staff proceed to secure the financing, with further consideration by Council at the 3/22 special called meeting.
- D. Reports, updates, or comments:** DeVaney recognized Summerfield residents and collegiate basketball players Elissa Cunane (NC State) and Elizabeth Kitley (Virginia Tech) (neither player was present) for their athletic achievements and asked what could be done for further recognition. In response to an inquiry from DeVaney, Whitaker reported that he and members of the Historical Committee would be meeting 3/15 with a representative from Preservation North Carolina regarding methods to sell and ensure the preservation of the Gordon Hardware Building and Martin House. Walker thanked Town staff for their assistance in obtaining an emergency vehicle crossover on I-73.

CLOSED SESSION

DeVaney made a motion at 8:07pm to go into closed session for the purpose of consulting 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). This motion was seconded by Walker and carried unanimously.

Upon motion by DeVaney, seconded by Robinson and carried unanimously, Council returned to open session at 8:46pm.

OTHER BUSINESS – None.

Upon motion by Robinson, seconded by DeVaney and carried by a unanimous vote, the meeting was adjourned at 8:47pm.

 Tim Sessoms, Mayor

 Lance G. Heater, Town Clerk