

**CITY OF LAURINBURG
CITY COUNCIL SPECIAL MEETING/WORK SESSION
SEPTEMBER 10, 2014
MUNICIPAL BUILDING
303 WEST CHURCH ST.
7:00 p.m.**

The City Council of the City of Laurinburg held a special meeting/work session on September 10, 2014 in the Council Chambers of the Municipal Building at 7:00 p.m. with the Honorable Mary Jo Adams, Mayor Pro Tem, presiding. The following Councilmembers were present: Dolores A. Hammond, Curtis B. Leak, and Andrew G. Williamson, Jr. Absent were Mayor Thomas W. Parker III and Councilmember J. D. Willis.

Also present were Charles D. Nichols III, City Manager; Jennifer A. Tippett, City Clerk; and William P. Floyd, Jr., City Attorney.

Mayor Pro Tem Adams called the meeting to order at 7:00 p.m. She announced that Mayor Parker was absent from the meeting because he had surgery and that Councilmember Willis was on vacation.

Councilmember Leak gave the invocation.

APPROVAL OF AGENDA

Motion was made by Councilmember Hammond, seconded by Councilmember Williamson, and unanimously carried to approve the agenda as submitted.

AGENDA FOR SEPTEMBER 16, 2014

The City Manager reviewed the agenda for September 16, 2014 as follows:

- 3) Consent Agenda
 - a) Consider minutes of June 10, 2014 special meeting/work session, June 17, 2014 regular meeting, July 15, 2014 special meeting/work session, July 22, 2014 regular meeting, August 12, 2014 special meeting/work session; and August 19, 2014 regular meeting

PUBLIC HEARINGS

- 4) Consider request to rezone a 44.0 acre tract of land on X-Way Road from Residential-20 to Industrial
The City Attorney explained that the request was not grandfathered in because the Conditional Use Permit (CUP) must be approved in order for vested rights to be realized.
Discussion ensued concerning the submittal of the application for the CUP in February and the reluctance of Innovative Solar to send a representative to Planning Board, resulting in the delay in this matter coming before Council, as well as the changes to the Unified Development Ordinance requiring rezoning the property to Industrial and then approval of a CUP.
The City Attorney explained that the decision is a legislative process and Council should consider the rezoning of the property and not take into account the potential use for a solar farm.

Following further discussion, Mayor Pro Tem Adams requested that a list of permissible uses in the Industrial zoning district be included in the agenda books.

- 5) CDBG 2013 Infrastructure Grant Funds – Leith Creek Outfall & Collection System Improvements

CITY MANAGER REPORTS

- 6) Consider Ordinance No. O-2014- amending the FY 2014-2015 Budget Appropriations Ordinance (Ordinance No. O-2014-11) for Get Alarm Grant
Mrs. Carpenter explained that is to receive Get Alarm Grant funds and requires no match from the City.
- 7) Consider setting public hearing to be held on October 21, 2014 at 7:00 p.m. in the Council Chambers of the Municipal Building to consider a request to rezone a 44.21 acre tract of land on Scotland High School Drive from General Business to Industrial
Mrs. Deese discussed this request and that Planning Board had unanimously recommended denial of the request to rezone the property.
Discussion ensued concerning amendments to the UDO regarding solar farms.

APPOINTMENTS

- 8) Laurinburg Downtown Revitalization Corporation – 1 appointment
- 9) Voting delegate and alternate for NCLM Annual Conference

ITEMS FOR CONSENT AGENDA

It was consensus of Council to add Items 6 and 7 to the Consent Agenda.

IT MANAGER INTRODUCTION

The City Manager introduced Josh Coble the City's new IT Manager.

SERVER INSTALLMENT FINANCING

The City Manager explained that Mr. Coble has been upgrading switches at the City. He added that the voice mail server crashed and had to be replaced; therefore, a lease purchase financing agreement with Dell Financial Services has been negotiated so that the voice mail server could be replaced and ensure enough funds were available for IT projects.

Upon question by Councilmember Hammond, the City Manager explained that staff could look at paying off the lease purchase financing agreement in the next fiscal year budget process.

Motion was made by Councilmember Williamson, seconded by Councilmember Hammond, and unanimously carried to approve the lease purchase financing agreement with Dell Financial Services in the amount of \$50,450.49 for 36 months.

YARD SALES UPDATE

The City Manager explained that Council had requested information on the regulations concerning yard sales in the City. He added that this is being reviewed in the Unified Development Ordinance (UDO) revision. He further added that the revised UDO should be presented to Council in October.

Mrs. Brandi Deese, Planning and Development Director, explained that the City Code addresses residential yard sales. She added that the UDO does not specifically address yard sales on

commercial property; therefore, staff categorizes yard sales as special events. She further added that the applicant for a permit must obtain written permission from the property owner, and that because this has become tedious, staff has been accepting written permission from the manager of the business. She discussed recent history of yard sales and regulations to ensure that those on commercial property were for non-profits, and the difficulty of determining non-profits from fund raisers for good causes. She discussed the growth of yard sales and that some individuals were creating a regular business from yard sales.

Upon questions by Mayor Pro Tem Adams, Mrs. Deese explained that those who sell produce are exempted by the State from privilege licenses. She also explained itinerant merchant requirements.

Following a discussion concerning yard sales, fund raisers and regulations, Mrs. Deese explained that she could poll the Planners listserve and provide additional information to Council as to how other municipalities are handling yard sales and fund raisers.

VETERANS DAY SURVEY RESULT

Mrs. Betty Galloway, Human Resources/Risk Management Director, explained that the employees voted on whether they wanted to keep the Floating Holiday or have Veterans Day as a holiday and the results were 74 to 33, with the majority voting to keep the Floating Holiday. She added that the survey results were discussed at the Employee Advisory Committee (EAC) meeting and she explained that the EAC wanted to honor veterans, and therefore would like Council to consider keeping the floating holiday and adding Veterans Day as a holiday.

Discussion ensued the number of veterans the City employees and the use of the Floating Holiday for Veterans Day or for other uses.

Upon question by Councilmember Hammond, the City Manager explained that this issue arose from questions by Councilmembers and citizens concerning the City being open on Veterans Day.

Councilmember Leak requested the cost for adding Veteran's Day as a holiday.

Mrs. Cindy Carpenter, Finance Director, explained that she would provide information on how many employees used the Floating Holiday on Veterans Day.

BODY CAMERAS DISCUSSION

The City Manager explained that Police Chief Williams is working on options including pricing for body cameras for police officers. He added that he and Chief Williams wanted to complete the transition to the Consolidated 911 Call Center/EOC before bringing information back to Council. He further added that last week, Chief Williams, Sheriff Jones, Mayor Parker, Commission Chair McCook, County Manager Patterson and himself to discuss how an incident such as what happened in Ferguson, Missouri happened in Scotland County.

UPDATE ON SOLAR FARM AND LAND CLEARING

The City Manager explained that details were still being worked out with the amendment to the solar farm lease and land clearing. He then reviewed the following information:

	City Clears	Laurinburg Farms Clears	Additional Land-City Clears	Additional Land-Laurinburg Farms Clears
Monthly Revenue	\$700	\$450	\$475	\$500
Clearing costs	(\$130,000)		(\$130,000)	
Net Revenue	\$958,380	\$865,119	\$913,181	\$961,244

The City Manager explained that because of environment issues, staff would rather have Laurinburg Farms clear the land and that he felt sure Laurinburg Farms would agree to the \$500.00 monthly lease amount.

The City Attorney explained that once the details of the revised lease amendment are determined, the upset bid process for the lease would have to be followed.

COUNCIL RULES OF PROCEDURE

A brief discussion ensued concerning the Council Rules of Procedure.

It was consensus of Council to discuss this item at the next special/work session meeting in order to have the Mayor's and Councilmember Willis' input.

CLOSED SESSION

At 7:49 p.m., Councilmember Hammond motioned to go into closed session pursuant to NC General Statutes 143-318.11(a)(6) for the purpose of considering the qualifications, competence, performance, character, fitness, conditions of appointment, or conditions of initial employment of an individual public officer or employee. The motion was seconded by Councilmember Leak, and unanimously carried.

At 8:08 p.m., motion was made by Councilmember Williamson, seconded by Councilmember Hammond, and unanimously carried to adjourn the closed session and resume the open meeting.

OTHER

A discussion ensued concerning the amendment to the UDO earlier in the year with regard to solar farms and the options for regulating solar farms presented to Council.

ADJOURNMENT

Motion was made by Councilmember Hammond, seconded by Councilmember Williamson, and unanimously carried to adjourn the meeting.

The meeting adjourned at 8:24 p.m.

Thomas W. Parker, III, Mayor

Jennifer A. Tippet, City Clerk