

**HAMLET CITY COUNCIL REGULAR MONTHLY MEETING  
HAMLET CITY HALL COUNCIL CHAMBERS  
201 MAIN STREET, HAMLET, NC 28345  
TUESDAY, FEBRUARY 18, 2014 - 7:00 PM**

**MINUTES**

***Governing Body Present:***

Mayor	William Bayless
Mayor Pro Tem	Johnathan Buie
Council Member	Pat Preslar
Council Member	Tony Clewis
Council Member	Jesse McQueen
Council Member	Eddie Martin

***Staff Present:***

City Manager	Marchell Adams-David
Interim City Attny	Brent Garner
City Clerk	Tammy Kirkley
Police Chief	Amery Griffin
Fire Chief	David Knight
WTP Supt.	Robert Brown
WWTP Supt.	E.G. Dunn

***Others Present:***

Amanda Moss-RCDJ, Rusty Craig, Van & Melissa Billingsley, David & Kim Lindsey, Linda Bayless, Cathy Kirkley, Dewey Brower, Chad Guinn, Debora Steagall, Robin Wise, Don Norton, Terri Clewis, Bernice Owens, Bobbie Williams

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- 1. Call to Order.** Mayor Bayless called the meeting to order.
- 2. Invocation.** Council Member Tony Clewis offered the invocation.
- 3. Adoption of Agenda.** The agenda presented was adopted unanimously by motions of Council Members Preslar and Buie.
- 4. Approval of Minutes.** Motions to approve the 01/14/14 Regular Session Minutes and the 12/18/13 Executive Session Minutes were made by Council Members Buie, McQueen and Clewis and the motion carried. The city clerk reminded council that the 01/30/14 Mid-Yr Work Session Minutes need to be considered as well. Council Members Clewis and Buie presented the motions and all were in favor.
- 5. Comments from Attendees.** There were none.

**Old Business**

- 6. Interlocal Agreement between Richmond County and City of Hamlet.** The Mayor explained the agreement is for the county to perform building inspections in the City of

Hamlet. The matter was tabled from the January 30<sup>th</sup> meeting. Motions to approve the agreement were made by Council Members Martin and McQueen. The vote passed 5-0.

- 7. Consideration of Offer from Marks Creek Industrial Park.** The Mayor explained this offer is for property located off of Hwy 177, which is owned by Marks Creek Industrial Park, Inc. Nothing has been done with the property and it is available to be used for industrial development. The MCIP's board is donating the property to the City of Hamlet to be used for industrial development. Council Member Martin made the motion to accept and Council Member Clewis provided the second. The motion carried with a 5-0 vote.

### **New Business**

- 8. Presentation by Shareese Powell of the Richmond County Health Department.**

Ms. Powell presented various data via a power point presentation as found in the County's Community Health Assessment. Some of the statistics presented were: Demographics breakdown, Uninsured Population, 3 Top Employers in Richmond County, Premature Mortality Rates (decreased from previous years), Infant Mortality, Childhood Obesity, Hospitalization rates for Heart Disease and Diabetes, Cancer, Cancer Deaths by Site, Breakdown of Deaths between Males and Females, Data from survey results, Top 5 Issues Identified by the Community. What's next? Ms. Powell reported on a chip that is being put into place that will help to identify data. The Assessment may be found on the Health Department's website. Ms. Powell confirmed the updated information will be listed on the website.

- 9. Consideration of Ordinance No. 2014-01.** The Mayor explained this ordinance to move forward with demolishing the Smith property located at 208 West Avenue. This is on the list which staff has been working on for a while. Motions were made by Council Members Clewis and Buie to approve Ordinance No. 2014-01. Council Member Preslar explained taxpayers are taking care of others' dilapidated property. The motion carried unanimously with a 5-0 vote.
- 10. Consideration of Ordinance No. 2014-02.** The Mayor explained this is an ordinance to move forward with demolishing a property on the list of dilapidated structures, which is the Scott Property located on Monroe Ave. Motions were made by Council Members Preslar and Buie. The motion carried with a 5-0 vote.
- 11. Appointment to fill an Unexpired Term.** The Mayor said this is an appointment to fill an unexpired term to the Hamlet Planning and Zoning Board. He asked the clerk if there was one applicant, and the clerk confirmed her email to council informing them that she received another application to serve on this board, which was from Mrs. Kim Lindsey. The Mayor then entertained nominations for this position. Council Member McQueen nominated Kim Lindsey for the position and Council Member Martin seconded. There were no other comments or nominations. Mayor Bayless then called for a motion to close nominations and motions were made by Council Members Buie and Clewis. Mayor Bayless said the nomination is for Kim Lindsey to be appointed and all were in favor.
- 12. Board Appointments.** The Mayor explained there are two vacancies on the Hamlet Depot Museum Board. Beth Brown and Ryan Holmes of Hamlet have applied and both applications have been approved by the board. Council Member Buie and McQueen motioned to nominate both applicants to serve on the Depot Board. The vote passed 5-0.

**13. Request to Advertise Delinquent Tax Listing.** Mayor Bayless reported this item is a request to advertise the delinquent tax listing as we do every year. He then asked for Council's wishes and Council Members Buie and Clewis motioned to advertise the delinquent tax listing. The motion carried with a 5-0 vote.

**14. Approval of Tax Releases.** The taxes are being released per Richmond County. Motions were made by Council Members Clewis and Buie to approve the submitted releases. The vote passed 5-0.

**15. Discussion of the A&P Building Purchase.**

Mr. Buie noted the need to follow-up on what the current plans are for the building. A few ideas were presented during the Mid-Yr. Work Session and some layouts or floor plans were presented; however, Council hasn't had an opportunity to discuss what the city has budget-wise to go ahead and make a decision on what to do with the building. Mr. Buie then made a motion to hold off on this until we can look at the budget and see where we stand before spending any more money. Mr. Preslar confirmed with Mr. Buie that he was saying minus what we have already committed to the engineer, and Mr. Buie agreed. Mr. Buie said this does not mean the city is not doing anything, but council needs to discuss where the city is financially. Mr. McQueen stated that there are issues with some needed equipment within various departments that should be considered when looking at the finances. Mr. McQueen made a second to table the matter.

Mr. Preslar agreed with bringing new council up-to-date with the project and agreed that the matter should be tabled for further discussion at the retreat.

Mr. Martin stated the purchase of the old A&P property was a good acquisition for the city. He said he has talked with several people knowledgeable in construction in regards to converting the building into a police department and they think \$1 million would be a conservative figure. Mr. Martin agreed with Mr. McQueen in that there may be other things council needs to look into and discuss before making decisions on spending for the A&P building. He noted Mr. Buie had a suggestion at the last meeting to turn the building into a new city hall and said that deserves some consideration and discussion. Mr. Martin said he hasn't seen where the money is coming from for the renovations. He then added to Mr. Buie's motion that council suspend all discussions with any company or any firm or enter into any contractual agreements with any outside agencies or firms until we know for sure where the money is coming from and if we have the money to do so. Mr. Martin referenced a number of other projects currently on the table and said he has not seen the budget and doesn't know where the funds are for them. Mr. Martin said he will not vote for anything until he knows where the money is and if the city can afford it.

Mr. Martin reiterated Mr. Buie's motion to suspend negotiations or talks with outside agencies at this time. Mr. Buie confirmed with same and said suspend until the budget retreat where the finances may be discussed. Mr. Martin agreed and also seconded the motion on the floor.

Mr. Preslar explained that the motion is redundant in this matter. Mr. Martin went ahead and made the motion that we suspend all talks and discussions and not make any contract agreements with any outside parties pertaining to the A&P building being converted into a

police department until such time that we know that financing is available and a final determination is made to whether or not it will be a police department or a city hall.

Mayor Bayless then confirmed with Mr. Buie that Mr. Martin's motion was the same as his earlier motion.

Mr. Preslar noted the issue with the motions and their redundancy. For staff's clarification, the manager stated the city is already contractually obligated to a firm to complete drawings and the study in order to prepare documents to solicit bids and then confirmed with council that they are agreeing to nothing beyond that specific work. Mrs. David reported that no other money is involved and a firm is committed to the original agreed upon fee. The vote passed 3-2 with Council Members Preslar and Clewis opposing.

#### **Dept. Reports.**

- **Amery Griffin. Findings in a search for a new phone system.** The chief reported that he has talked with an AT&T contractor, a local contractor and a contractor from out of town. He has, to date, received one bid and is waiting on the others. The Mayor asked if any of the companies were suggesting the VOIP and the chief said one company has mentioned it. Chief Griffin will present his findings on the matter at the Planning Session.

#### **Other Business**

- 16. City Manager's Report.** Marchell David recognized city staff for all of their efforts in keeping the city streets cleared during the inclement weather. She also reported that she recently suffered the loss of her husband and noted the outpouring of kind words, support and true efforts of the human spirit and said it was unlike anything she has ever seen. Mrs. David thanked the people of the greater Richmond County community and more specifically, the City of Hamlet family. She said through all of the controversy and confusion that seems to be around, there are a lot of good things and good people in this community, which helps to make Hamlet so special.

#### **17. Comments of Council.**

- **Pat Preslar** – thanked the street crews for their diligence in cleaning the streets during the storm. He also thanked the police and fire departments. Mr. Preslar gave his condolences to the manager, he thanked her for all of she has done for the city. Mr. Preslar asked if the city has received any applications for the attorney position and the manager confirmed as of the close of January 31, no applications were received. He asked Mr. Garner if he planned to apply and Mr. Garner replied to the negative. Mr. Preslar asked Mr. Garner if he would consider staying on a temporary basis. Mr. Garner said out of an obligation to the city and due to him stepping in on an interim basis, he will serve until someone can be found.
- **Jesse McQueen**- He was able to observe the city street crews with their efforts during the recent storm and said they did a wonderful job. He said the crews tried to get the business streets cleaned first. He thanked all city employees for what their efforts. Mr. McQueen then told Mrs. David that she is in their thoughts and prayers as well.

- **Tony Clewis** – told Mrs. David that she and Ms. Bobbie Williams are in his prayers for their recent loss. He too said he has heard a number of locals commending the efforts of the street crews during the storm. Mr. March 28<sup>th</sup> is the date for the Hamlet Hold'em – invited all to come out and participate. A good cause and will be at the Cole Auditorium.
- **Johnathan Buie** gave his condolences to Marchell and her family and said his family is there for her. He said he was out during the storm and saw the city street crews working and said he also ran into the police chief at Kirkleys, which was the only store open in town during the storm; he thanked him, as well as the workers on all ends for helping out during this time. Mr. Buie asked staff to convey his message to the employees. He also thanked the local businesses that were open who helped out during that time of need.
- **Eddie Martin** – Reiterated the previous comments of council.

**18. Mayor's Comments.**

**Mayor Bayless** offered sincere thanks to the city crews who worked during the storm. He also thanked the citizens for understanding as well. The Mayor noted the city's regrets with the interruption of the garbage routes and said they are getting back on schedule this week. The manager added that the landfill site was closed. Mayor Bayless recognized city council for their efforts.

**19. Motion to go into Closed Session.** Motion to go into Closed Session per NCGS 143.318.11 (a) (6) to discuss a personnel issue. At approximately 7:50 pm, motions were made by Council Members Buie and McQueen. The vote passed 5-0.

**Open Session.** Open Session reconvened at approximately 8:33 pm. Mayor Bayless reported that no decisions or votes were made during closed session.

**Interim Counsel Contract.** The Mayor then entertained a motion regarding the services of the interim counsel. Council Member McQueen motioned to enter into a contract with Mr. Brent Garner through April 8, 2014, and a second was presented by Council Member Martin. The vote passed 5-0.

**Planning Retreat Date.** The retreat was originally scheduled for March 14 & 15; however, due to a conflict with several council members, the meeting will need to be rescheduled. Mayor Bayless entertained alternate dates. Councilman Preslar suggested April 4 & 5, which all agreed to. Mrs. David said she will need to check with the department heads. She suggested setting a secondary date. The secondary date of April 11 & 12 was agreed upon. The manager reported that the meeting begins at 8:00 am on Friday morning and she said Saturday is flexible.

**20. Adjournment of Meeting.** At approximately 8:37pm Council Members Buie and Preslar motioned to adjourn the meeting. The motion carried.

Respectfully submitted,



Tammy W Kirkley, Clerk for the City Hamlet

