



A G E N D A
March 12, 2018
7:00 p.m.

1. Call to order and roll call
2. Invocation and Pledge of Allegiance
3. Approval of agenda
4. Approval of minutes: 02-12-18
5. Public comment
6. Public Hearing on special use allowing a billboard for Warren Stancil
7. Public Hearing on revised Flood Damage Prevention Ordinance and maps
8. Special recognition of employee
9. Reports from committees
10. Reports from departments
11. Reports from staff
12. Unfinished business
 - A. Proposed resolution authorizing disposition of surplus personal property
 - B. Other
13. New business
14. Mayor's minute
15. Announcements
16. Adjournment





TOWN OF PINE LEVEL
MINUTES OF REGULAR
BOARD OF COMMISSIONERS MEETING
MARCH 12, 2018
7:00 P.M.

CALL TO ORDER

Mayor Jeff Holt called a regular meeting of the Pine Level Board of Commissioners to order at 7:00 p.m. on Monday, March 12, 2018 at the Pine Level Town Hall.

ROLL CALL

COMMISSIONER KAREN ANDERSON
 COMMISSIONER GREG BAKER
 COMMISSIONER JIMMY GARNER
 COMMISSIONER PHIL PITTMAN
 MAYOR JEFF HOLT

STAFF PRESENT

Town Attorney Will Barham, Recreation Coordinator Scottie Hayes, Public Works Supt. Ray Stuckey, Asst. Public Works Supt. Ken Wall, Planning Chairman Randy Jones, and Town Clerk Sharon Thompson

INVOCATION AND PLEDGE

Mayor Holt gave the invocation, remembering in particular Dan Simmons, who is having heart surgery tomorrow. He then asked Terry Rains to lead everyone in reciting the Pledge of Allegiance.

AGENDA

MOTION TO APPROVE: Pittman
SECOND: Baker
VOTE: unanimous

MINUTES: 02-12-18

MOTION TO APPROVE: Anderson
SECOND: Pittman
VOTE: unanimous

PUBLIC COMMENT

The mayor then asked if anyone wished to address the board on a non-agenda item. Phillip Wise was first to come before the board. Mr. Wise said he and his wife have been running the ICE HOUSE in Selma, NC, until recently when they had to move from their Webb Street location. He indicated they found a location in Pine Level that they were very pleased with and they hope to open back up in May. He said they host a country music show each Friday night, with approximately 80 people in attendance. Mr. Wise said they closed at the end of the year and thought they were finished with the business, but people enjoyed it so much that they pushed them to find another location and to open back up. He felt they brought positive attention to the Town of Selma. They are looking at the old grocery store location on East Pine Street to open their business in Pine Level.

Mayor Holt advised Mr. Wise that there are certain zoning requirements that must be met, and he should speak with Zoning Administrator Scottie Hayes to find out what they are. He said it may be more involved than just finding a location and moving in. Mr. Wise said he would appreciate any guidance on what he would have to do. Randy Jones commented that the Planning Board had nothing to review, since there has been no permit applied for. He said it might take a conditional use permit for Mr. Wise to operate his business, and that might take 60-75 days to complete the process. He said the Ice House would not be a "meeting hall" under the terms of the Zoning Ordinance, but would be an "indoor amusement," and there would be conditions on parking, hours of operation, etc. Commissioner Baker said he had attended the musical shows in Selma and enjoyed it very much, and he thought it would be good for Pine Level. Mayor Holt said the process could probably be completed in 30-45 days. Randy Jones pointed out the conditional use would be decided by the Board of Adjustment, and it would not come back to the Board of Commissioners, much the same as the process that Playmates Daycare went through when they started construction. He said they need to come to the Planning Board and bring their whole plan for what they hope to do. Mr. Wise said they want to do things the right way.

Berry Godwin, another member of the Planning Board, then addressed the board. He felt the town is at a crossroads, and may be just before a big growth spurt, and they need to be ready to address it. He said they have brought the same issue up several times with the board, but they really felt that the town needs to be serious about getting a zoning enforcement officer, whether full-time or part-time, or shared with another town, or whatever. He said Scottie was thrown into the position and given little training, and he needs to concentrate on his recreation job. He said he would like to see the town make a serious effort to look into meeting planning needs and be prepared for growth. Mayor Holt thanked everyone for their input and the board moved on to the next item of business.

PUBLIC HEARING ON SPECIAL USE ALLOWING A BILLBOARD FOR INTERSTATE OUTDOOR

The mayor then opened a required public hearing on a proposed special use permit, said hearing having been duly advertised in *The Kenly News*. Mayor Holt said the request for a special use permit was from Warren Stancil, with Interstate Outdoor, and they want to construct a billboard beside US Highway 70. The mayor said this was the town's first request for constructing a billboard. He told Mr. Stancil that any action they take tonight could be appealed, if necessary, through the court system, and that all information given would become part of tonight's evidence, as this was a quasi-judicial hearing. He stated that the Pine Level Planning Board had already reviewed Mr. Stancil's request and they recommended approval of the special use permit. He then asked if any wished to speak in favor of the request and Mr. Stancil was the first to come forward. He was sworn in to speak, by the mayor. Mr. Stancil then said they want to construct the billboard on property owned by Dick Braswell, and that it will be a steel monopole billboard that is a lighted static type board. Randy Jones, Planning Chairman, added that there are several other similar signs on the highway, and this one meets the location requirements and there are no houses nearby that it will interfere with. The mayor then asked if anyone else wished to comment. Town Attorney Will Barham asked if anyone opposed the proposal for a billboard. There being no comment, Mr. Barham advised the board to make findings of fact based upon the application and testimony given. The board then voted unanimously to accept the recommendation of the Planning Board and to approve the permit for Mr. Stancil.

MOTION: Pittman

SECOND: Baker

VOTE: unanimous

The board then voted to close the hearing.

MOTION: Pittman

SECOND: Anderson

VOTE: unanimous

PUBLIC HEARING ON REVISED FLOOD DAMAGE PREVENTION ORDINANCE AND MAPS

The mayor then asked for a motion to enter a required public hearing on the revised Flood Damage Prevention Ordinance and maps, said hearing having been duly advertised in *The Kenly News*. He said this hearing was not quasi-judicial.

MOTION: Anderson

SECOND: Baker

VOTE: unanimous

Mayor Holt stated that new flood maps have been drawn and provided by the NC Department of Public Safety, and the town needs to approve them and adopt the revised ordinance prior to their effective date of June 20, 2018, or the citizens in town will not have flood insurance. He said they could hold the hearing tonight, and then review a couple of issues with the town attorney before the board comes to a vote on the revised ordinance. He said the hearing was necessary to let the public know what is under consideration. Will Barham pointed out that it would work like the fire department does, on a point system, and they needed to work jointly with the county. Randy Jones asked that a copy be forwarded to the Planning Board when it is completed, so they would have a copy for their notes.

Berry Godwin commented on how important the Moccasin Creek canal area is to the town, and how it needs to be maintained and kept flowing freely. He said he would like to see the town push for getting the canal cleaned out from end to end, and not just keep patching it up. Mayor Holt said the town would take no action tonight, but they could close the hearing. He stated that the town attorney would now review the proposed ordinance, and work out a couple of issues. The board voted unanimously to close the hearing.

MOTION: Anderson

SECOND: Pittman

VOTE: unanimous

He then explained how the Moccasin Creek Drainage District had just spent money on the canal, and how they went before the county commissioners to ask for an increase in the district tax but they were turned down. He said all of Pine Level does not drain into the canal and it would not be fair for the town to tax those people and ask them to keep up the canal to benefit other properties. Randy Jones said that if some other big project comes to town, there could be a tax for impervious surfaces. Mayor Holt suggested the Planning Board include that in their ordinance. He said they face other problems such as blue line ditches, darter snails, the railroad property, and it was tough just to get permission to repair erosion. He said larger culverts under the highway would help drainage too. He agreed that drainage is something to be concerned with, but it seems everybody is standing there at tax time with their hands out. Commissioner Pittman said the upcoming re-evaluation might help out.

SPECIAL RECOGNITION OF EMPLOYEE

Mayor Holt then recognized the public works superintendent, Ray Stuckey, for having reached thirty years with the town. He said there used to be two men that looked after water and sewer, but Ray was hired and took over both departments. He said he has had a lot of on the job training. He added that they appreciate Ray and his work for the town, and his was not an eight-to-five job. He said he was a good friend to the town and to the board. He then presented him with a plaque and gift card in recognition of thirty years of outstanding service and commitment to the town since March 14, 1988. Berry Godwin pointed out that Ray's son does the same job for the Town of Princeton, and he had been there for ten years already. Everyone gave Mr. Stuckey a round of applause.

REPORTS FROM COMMITTEES

The Seniors Group meets this Wednesday at the American Legion Building.

REPORTS FROM DEPARTMENTS

WATER/SEWER: Commissioner Pittman. Commended Mr. Stuckey and the men for the good job they do. Ray Stuckey reported that the exterior of the water tank was washed down this week and would soon be painted. He said they would be washing out the interior of the tank as well.

STREETS: Commissioner Baker. Garbage truck is still operating, there are a few potholes that need to be patched. Ray Stuckey said there were a couple of areas that need resurfacing. Randy Jones suggested the town push hard with the DOT to repair the roads they have torn up. The mayor said he thought was in the making already. Commissioner Pittman said they could make up for the loss of revenue from closing down the intersections on US Highway 70.

RECREATION: Commissioner Anderson. Held the Reverse Raffle, but participation was really down this year. She said they need to do something different to help out with the recreation department. Baseball, tee ball, now signing up. She thanked the men for everything they have done to help out at the park. Scottie Hayes reported there would be five baseball teams. He questioned the Fourth of July celebration for 2018, and whether or not he needs to plan to keep it on the actual Fourth. Mayor Holt said he would keep it on the Fourth unless that falls on Sunday. Brandon Barbee commented that whoever had the fireworks last year did a fantastic job. Scottie said to come to the park for the best effect from the fireworks. Mayor Holt asked if any of the firemen had gone to take the course and pass the test to get certified to handle the fireworks. He said the town could pay them or give a donation to the fire department. Brandon Barbee said he took the class part, but he has not taken the test portion yet. He said that transporting the fireworks becomes the biggest problem and nobody wants to assume that liability, and that it is a long process to get certified.

OTHER: The fire department representatives asked the town to think about fire protection when looking at subdivisions, etc. and keep in mind the size of water mains and the location of fire hydrants. They are planning an information session at the fire department on April 10 at 7:00 p.m., to look at where the department stands now and where they want to go. They said calls are on the increase, and today's snowy weather had not helped at all. Planning Fireman's Day for May 12 from 7:00 a.m. until they sell out of food. Vendors are welcome to come and sell their wares. Rusty Jones is handling the cooking of hogs and chickens. May go statewide with it next year, and make it a cooking competition. Will sell plates until the food is gone. Phillip Wise offered to help bring in some entertainment for next year's event. Randy Jones suggested that they advertise the day a little better.

PROPOSED RESOLUTION TO AUTHORIZE DISPOSITION OF SURPLUS PERSONAL PROPERTY

The board then considered a resolution provided by the town attorney, which would authorize the town's department heads to dispose of personal property in each of their departments, in whatever allowable method that they should choose. The money received would go toward the town's general fund. Will Barham said they could sell nothing valued over \$30,000, nor could they sell real property. Mayor Holt said the resolution even provided for disposing of property with no monetary value. Will Barham said they could contact him if they had any questions on how to proceed. Randy Jones asked if they could advertise on the website, but Mr. Barham said that could not take the place of newspaper advertisement, when statutorily required. The board then voted unanimously to adopt the resolution as presented. A copy of the resolution is included with and hereby made a part of these minutes by reference.

MOTION: Pittman

SECOND: Baker

VOTE: unanimous

SPECIAL REQUESTS

Mayor Holt said he received a request from Percy Coleman, pastor of New Beginnings Church on Davis Mill Road. He wants to hold a gathering at the town hall once again for National Day of Prayer, which will be May 3. Pastor Coleman wants to expand the event this year, and he plans to contact the churches in town. Mayor Holt said he would contact the pastor and see what the town can do to help out. Mr. Coleman also suggested that the town consider naming the part of US Highway 70-A that runs through town after someone, much like Princeton has Dr. Donnie H. Jones Blvd. or Smithfield has Ava Gardner Blvd. He suggested putting a box in the town hall and letting people come by and drop in their suggestions.

MEETING ADJOURNED

There being no further business, at 8:10 p.m. the meeting was adjourned.

MOTION: Anderson

SECOND: Pittman

VOTE: unanimous

TOWN CLERK

MAYOR