

**TOWN OF HUNTERSVILLE
TOWN BOARD MEETING
MINUTES**

**April 18, 2016
6:30 p.m. – Huntersville Town Hall**

PRE-MEETING

The Huntersville Board of Commissioners held a pre-meeting at the Huntersville Town Hall at 5:00 p.m. on April 18, 2016.

GOVERNING BODY MEMBERS PRESENT: Mayor John Aneralla; Commissioners Melinda Bales, Dan Boone, Charles Guignard, Rob Kidwell and Danny Phillips. Commissioner Mark Gibbons was not present.

Budget Work Session. Staff reviewed CIP projects. *Projected Capital Improvement Program attached hereto as Exhibit No. 1.* Greg Ferguson, Town Manager, noted that staff is looking at an August/September timeframe to sell bonds.

Mitch Biruglio of Davenport & Company (Town's financial advisor) noted that the Town is in excellent financial shape. When the bonds were voted upon, it was advertised that there would be up to a 5 cent tax increase, however if you are able to carry your FY 16 appropriation level for debt service forward into the future years, the bonds that are being considered in the major capital projects plan can be taken on without any additional tax impact based upon the debt service reserve that has been set aside to date. For planning purposes, a very conservative interest rate of 5 percent was used.

Mayor Aneralla expressed concern about using reserves and suggested an option would be to issue less debt and use cash on hand.

Jackie Huffman, Finance Director, pointed out that she expects the interest to be lower than the 5 percent and to be cognizant in using fund balance – once you use fund balance, it's gone.

Main Street Project Update. Max Buchanan, Public Works Director/Town Engineer, updated the Board on the Main Street Project. There are some issues that are being worked through with the North Carolina Department of Transportation. Encouraged Board to attend informational session on April 28.

There being no further business, the Pre-meeting was adjourned.

**REGULAR MEETING
TOWN OF HUNTERSVILLE
BOARD OF COMMISSIONERS**

The Regular Meeting of the Huntersville Board of Commissioners was held at the Huntersville Town Hall at 6:30 p.m. on April 18, 2016.

GOVERNING BODY MEMBERS PRESENT: Mayor John Aneralla; Commissioners Melinda Bales, Dan Boone, Charles Guignard, Rob Kidwell and Danny Phillips. Commissioner Mark Gibbons was not present.

Mayor Aneralla called the meeting to order.

Mayor Aneralla called for a moment of silence.

Mayor Aneralla led the Pledge of Allegiance.

MAYOR AND COMMISSIONER REPORTS/STAFF QUESTIONS

Mayor Aneralla

- The next meeting of the Metropolitan Transit Commission is April 20.
- Commerce Station is in ongoing discussions with a potential developer.

Commissioner Bales

- Loch Norman Highland Games was a success over the past weekend.
- The Partners in Education Summit will be held on April 26.
- Updated the Board on the Lake Norman Transportation Commission meeting last Wednesday.
Refer to Exhibit No. 2.

Commissioner Boone

- Expressed appreciation to Bobby Williams for his assistance.
- The Land Development Ordinances Advisory Board met on April 7. Two businesses were present and expressed concerns about doing business in Huntersville. The next meeting is May 5.
- The Huntersville Police Department's 2016 Community Survey is on the Town's website. Provided update on registration for upcoming HPD programs. Provided update on recent bank robbery.

Commissioner Guignard

- Regarding the discussion that will take place on the solid waste contract, pointed out that he thinks the number of downtown businesses receiving solid waste collection is less than the 250 that has been reported. Believes it is another example of tax creep on the citizens.
- Loch Norman Highland Games at Rural Hill was a success over the past weekend.
- Commended Commissioner Kidwell for his work on seminar on ocular melanoma.

Commissioner Kidwell

- The next Olde Huntersville Historic Society meeting is May 4. The name change of Alexanderana Road to Alexandriana has been completed and new street signs have been installed.
- Lake Norman Job Search will host job networking event on April 29.
- The next Charlotte Regional Transportation Planning Organization meeting is April 20.
- Toured Lake Norman Charter School today.

Commissioner Phillips

- May 1-7 is Small Business Week.
- Lake Norman Chamber has opened registration for the 2016 Business Expo.
- Loch Norman Highland Games event was a success at Rural Hill. Encouraged everyone to visit other local attractions.
- Encouraged everyone to shop local.

PUBLIC COMMENTS, REQUESTS, OR PRESENTATIONS

Mayor Aneralla presented Relay for Life proclamation.

Town of Huntersville Proclamation

WHEREAS, for more than 100 years, the American Cancer Society (ACS) has worked to help people stay well, get well, find cures and fight back against cancer; and

WHEREAS, the American Cancer Society **Relay For Life** event gives communities across the globe a chance to **Celebrate** the lives of those who have battled cancer, **Remember** loved ones lost, and **Fight Back** against cancer; and

WHEREAS, this year's theme will be "May the Cure be with You"; and

WHEREAS, on May 6, 2016 at 6 p.m. the Relay for Life Cornelius-Huntersville event will be held at Bailey Road Park and the towns of Cornelius and Huntersville can make a difference in the fight against cancer.

NOW, THEREFORE, I, John Aneralla, Mayor of the Town of Huntersville, North Carolina, do hereby proclaim support of 2016 Relay for Life "*May the Cure be with You*" and encourage all residents of Huntersville and Cornelius to come and participate in the Relay For Life event on May 6, 2016. Together we can make a difference!

IN WITNESS WHEREOF, I do hereby set my hand and cause the Seal of the Town of Huntersville to be affixed, this the 18th day of April, 2016.

Mayor Aneralla presented Small Business Week proclamation.

Town of Huntersville Proclamation

WHEREAS, the Town of Huntersville, North Carolina recognizes and values the dedication and entrepreneurial spirit of small businesses that keep the State and American economy growing stronger; and

WHEREAS, there are over 213,000 small businesses with employees in North Carolina alone representing a majority of the total number of businesses with employees in this state; and

WHEREAS, the income of North Carolina's small business owners totals over \$20 billion, and these businesses employ 1.6 million North Carolinians or 46% of the State's non-farm private workforce; and

WHEREAS, there are over 28,700 small businesses with employees in Mecklenburg County and over 83,400 sole proprietors, representing a majority of the total number of businesses in the County; and

WHEREAS, it is the collaborative mission of the town working with the Lake Norman Chamber of Commerce, Lake Norman Economic Development Corporation, Visit Lake Norman, and the Small Business Administration to help our businesses grow and create new jobs in the community and Lake Norman region by providing exemplary workforce training, financial assistance programs, and research and technical assistance; and

WHEREAS, the Town of Huntersville appreciates the support of our small business community by the Lake Norman Chamber of Commerce, Central Piedmont Community College, Small Business Technology Development Center, and our SCORE volunteers; and

WHEREAS, the Chamber was created in 1987 by business and elected leaders in the three North Mecklenburg Towns and was recently designated the Most Outstanding Chamber of Commerce in North and South Carolina by the Carolinas Association of Chamber of Commerce Executives; and

WHEREAS, during the week of May 1-7, 2016, the Small Business Administration and the Lake Norman Chamber of Commerce are celebrating Small Business Week.

NOW, THEREFORE, I, John Aneralla, Mayor of the Town of Huntersville, do hereby proclaim May 1-7, 2016 as "**Small Business Week**" in Huntersville and urge all citizens to acknowledge and celebrate the achievements made by small businesses

both locally and nationally, and to further support your local businesses by "Shopping and Buying Local!"

IN WITNESS WHEREOF, I do hereby set my hand and cause the Seal of the Town of Huntersville to be affixed, this the 18th day of April, 2016.

Todd Steiss, 8932 Deerland Court, Chair of Greenway Commission and Huntersville Representative for the Citizens Transit Advisory Group. After reviewing options that CATS is looking at related to fare increases, supports Option 2 which is an across the board increase of 10 cents for all transit users. The Carillon Retirement Community will host a fundraising event on May 14 to support greenways in Huntersville. Expressed appreciation to the Town staff for installing bike lanes on Hugh Torrance Parkway.

AGENDA CHANGES

Commissioner Kidwell requested Item F under the Consent Agenda (call a public hearing on Street Name Petition) be moved to Item B under Other Business.

Commissioner Guignard made a motion to adopt the agenda, as amended.

Commissioner Bales seconded motion.

Motion carried 5-0.

PUBLIC HEARINGS

Mayor Aneralla recognized Planning Board members present: Hal Bankirer and Janice Lewis.

Walters Barbershop Historic Designation. Mayor Aneralla called to order public hearing on the question of designating as a historic landmark the property known as the "Walters Barbershop" (including the interior and exterior of the building and the parcel of land associated with tax number 01904106) located at 114 S. Main Street.

Commissioner Guignard disclosed that he owns the property immediately south of 114 S. Main Street.

Bob Blythe, Town Attorney, was of the opinion that Commissioner Guignard could participate in the hearing and the vote at a later date for this particular property.

Sushil Nepal, Principal Planner, stated that the request for designation aligns with what the Town is trying to do with the downtown revitalization and with the Main Street improvement project. Staff sees this as a positive move to help downtown grow.

Stewart Gray, Charlotte-Mecklenburg Historic Landmarks Commission, gave a brief overview of the property. *Report attached hereto as Exhibit No. 3.*

Mr. Gray stated the Charlotte-Mecklenburg Historic Landmarks Commission is under contract to purchase the building. If successful, the Commission would put a protective covenant on the building so it could not be demolished. The Commission will do basic stabilization and then sell it back into the private market.

There being no further comments, Mayor Aneralla closed the public hearing.

OTHER BUSINESS

Solid Waste Contract Policy Decisions. Commissioner Guignard made a motion to divide the question into two parts: (1) Consider decision on option for cost savings over the life of the 7-year solid waste contract and (2) Consider discontinuing solid waste collection for downtown businesses.

Bobby Williams, Assistant to the Manager, provided the Board with the following information:

Contract Savings Options Proposed by Advanced Disposal for 4/18/16

The following options can reduce the price per household per month from the proposed \$14.25 down to \$13.93 per household per month. Over the life of seven year contract, this could save in excess of \$700,000 over the 7-year life of the contract (other changes/impacts notwithstanding).

- 1 – Keep existing carts and replace as needed (all new customers will receive new carts)
 - Carts should last at least 10 to 12 years based on industry averages
 - AD estimates and presented bid and savings estimates based on a 30% replacement factor for existing carts (they'll track and report semi-annually on this back to us).
 - All new customers would get brand new carts
 - OPTION: At the end of the 7-year contract, the town would own the existing carts (30% replacement factor to serve as cap on that figure)
 -
- 2 – Remove the “grandfathered” businesses in the downtown area receiving free service under contract
 - AD estimates as many as 250+ accounts receiving this service
 - AD has offered to provide same rate to customers as town
 - Town working with Mecklenburg County to offer options, especially for recycling
 - Education/information sharing with affected businesses

OTHER CHANGES AFFECTING THIS CONTRACT GOING FORWARD:

TIPPING FEE INCREASES: A meeting was held last Thursday with all municipal partners in Mecklenburg County with Mecklenburg County Solid Waste. They outlined the changing marketplace that is reducing revenue and increasing expenses related to recycling and other services. This will have direct impacts on our next solid waste contract and waste-related expenses in years ahead.

MSW: Mecklenburg County is currently proposing tipping fee increases in FY17 by \$1.50 annually. Also likely looking at same amount increase in following 1-2 years.

YW: Mecklenburg County is proposing a \$2 tipping fee increase for FY17. There may be an additional increase in the future for the same amount (possibly FY19).

ADVANCED IMPACT:

MSW – Roughly 14581 tons in last 12 months. Increased tipping fee costs them approximately \$21,872.

YW – Roughly 5498 tons over last 12 months. Increased tipping fee costs them approximately \$10,936.

The total increase to AD is \$32808, dividing by homes (17597) over 12 months = Additional 15.6 cents per house

** This is before CPI and any potential increases thereafter.

Mr. Williams reviewed option for proposed cost savings related to carts. Advanced Disposal has estimated this option could save the Town \$450,000 - \$500,000 over the life of the 7-year contract.

Commissioner Kidwell made a motion to continue with existing carts with the estimated 30 percent replacement over the 7 years of the life of the new contract, with the caveat of retaining the cans with the Huntersville logo at the end of the contract, with logos starting in Year 5.

Commissioner Guignard seconded motion.

Motion carried 5-0.

Commissioner Kidwell made a motion to recuse Commissioner Guignard from the discussion/vote concerning solid waste collection for downtown businesses since he is a business owner in downtown.

Commissioner Bales seconded motion.

Motion carried 5-0.

Commissioner Phillips made a motion to discontinue commercial solid waste collection in downtown under the new contract.

Commissioner Kidwell seconded motion.

Mr. Williams pointed out that the 250 carts for downtown businesses was the initial estimate received from Advanced. That final number is still trying to be determined. It may be closer to 200. Advanced is committed to working with the businesses to notify them of the change. Advanced has also offered to continue service for the businesses at the Town's residential rate.

A question was raised concerning screening of containers/dumpsters. Jack Simoneau, Planning Director, explained that if the businesses continue using the containers, they would not be required to screen them. However, if they went to a tipping dumpster, they would be required to install a platform and screening.

A breakdown of costs to service containers was requested. Dave Lavender stated the solid waste is \$7.86; the yard waste is \$3.89; and recycling is \$2.18. They would be charged those amounts per container.

A question was raised as to whether the Town would have any additional costs for Town facilities. Mr. Williams pointed out that Town facilities and parks are included in the contract, so there would be no additional cost.

Mayor Aneralla called for the vote to discontinue commercial solid waste collection in downtown under the new solid waste contract.

Motion carried 4-0.

Commissioner Bales made a motion to bring Commissioner Guignard back.

Commissioner Boone seconded motion.

Motion carried 4-0.

Call for Public Hearing – Street Name Change. Consider calling a public hearing on Street Name Change Petition, a request by University City Church to rename all of New Birth Drive to University City Church Drive.

A question was raised concerning policy on naming streets. Jack Simoneau, Planning Director, explained that the Town has an ordinance that outlines process for a street name change. The process is they have to have 75 percent of the property owners along that street sign a petition in favor of the name change and a public hearing is called. In this case the street affects one property, so one person signed and they had 100 percent. If the street is ever extended, it may be more difficult to get that 75 percent.

Commissioner Kidwell made a motion to call a public hearing for Monday, May 16, 2016 at 6:30 p.m. at Huntersville Town Hall on Street Name Change Petition, a request by University City Church to rename all of New Birth Drive to University City Church Drive.

Commissioner Guignard seconded motion.

Motion carried 5-0.

CONSENT AGENDA

Approval of Minutes. Commissioner Guignard made a motion to approve the minutes of the April 4, 2016 Regular Town Board Meeting. Commissioner Phillips seconded motion. Motion carried 5-0.

Budget Amendment – Police. Commissioner Guignard made a motion to approve budget amendment appropriating funds received in the amount of \$2,640.67 from Lake Norman Charter School for the month of December 2015 to the Police Department's budget for overtime, benefits and vehicle cost. Commissioner Phillips seconded motion. Motion carried 5-0.

Resolution – Sale of Property. Commissioner Guignard made a motion to adopt Resolution authorizing the sale of Lots 58 and 59 in the Harvest Pointe subdivision. Commissioner Phillips seconded motion. Motion carried 5-0.

Disaster Related Debris Removal Agreement. Commissioner Guignard made a motion to authorize the Town Manager to execute the Disaster Related Debris Removal Agreement. Commissioner Phillips seconded motion. Motion carried 5-0.

Safe Alliance Cooperative Agreement. Commissioner Guignard made a motion to authorize the Town Manager to execute new Cooperative Agreement with Safe Alliance to provide services to Huntersville victims of domestic violence and sexual assaults. Commissioner Phillips seconded motion. Motion carried 5-0.

CLOSING COMMENTS

Commissioner Guignard announced that there is a walk to raise funds for Muscular Dystrophy at Jetton Park this Saturday. Requested a list of the 250 businesses that have been receiving solid waste collection in downtown.

Commissioner Bales expressed appreciation to Bobby Williams for his service to the Town.

Mayor Aneralla announced that he will host the Mayor's Luncheon tomorrow.

There being no further business, the meeting was adjourned.

Approved this the ____ day of _____, 2016.