

## MINUTES OF THE WHITSETT TOWN COUNCIL

June 13, 2023

Whitsett Town Hall Building

### **REGULAR COUNCIL MEETING**

The regular meeting of the Whitsett Town Council was held on Tuesday, June 13, 2023 at the Whitsett Town Hall. The following members of the Town Council were present: Mayor Richard Fennell, Mayor Pro Tem Jerry Rice and Council Members Craig York, Lee Greeson and Cindy Wheeler. Also present were Town Administrator Elaine Garner, Town Clerk Barbara York as well as 7 citizens of Whitsett.

Mayor Fennell called the meeting to order at 6:10 p.m. following the Public Hearing and noted that a quorum was present.

### **SPEAKERS FROM THE FLOOR**

The mayor asked if there were any Speakers from the Floor, Pam Murphy a Whitsett resident who lives on Crescent addressed the Council to let them know that there was a problem on Crescent Road with excessive speeding, wrecks, and littering. Eighteen-wheeler trucks are illegally coming through there as are other large trucks (there are signs that state No Trucks at each end of the road). She has spoken with the Sheriffs Department and the Department of Transportation (DOT) to let them know of this ongoing issue. The neighbors were seeking to have the road closed off at Highway 70 where you would turn to get on Crescent, put in speed bumps, or police the road. They were told that policing the road is not an option nor is closing the road. The DOT told her she would need to get a resolution from the Town Council to address changes to the road to make it safer.

The mayor as well as other council members stated these were problems on many of the roads in Whitsett. Mayor Fennell stated that the DOT maintains all of the roads in Whitsett and the Town doesn't have the ability to do that. The mayor asked Town Administrator Elaine Garner to contact Wright Archer at the DOT to find out more about the resolution he was recommending as well as what possibly could be done to make this road safer. Planning Board Vice-Chairman Charles Sedoris asked if this would be something that the Planning Board could look into. The mayor asked for us to invite Wright Archer to the next Town Council meeting to see what exactly he has to say about this issue and what we can do to help make it better.

Mayor Fennell asked if there were any other Speakers from the Floor and there were none.

### **OLD BUSINESS**

#### **1. Adoption of the Minutes**

- Mayor Fennell asked if he heard a motion to accept the minutes from the May 9, 2023 Town Council Meeting. Council Member Craig York made a motion to adopt the May, 2023 minutes. The motion seconded by Mayor Pro Tem Jerry Rice and the adoption of the May 9, 2023 minutes was carried by unanimous vote.

#### **2. Update on Ballfield Netting/Labor**

- Ms. York reported to the Council that the Town had received \$24,143.00 from our insurance company to cover the cost of the new netting as well as installing it. Insurance paid 100% of the estimate minus our \$500 deductible.
- Mayor Fennell asked if there was any further Old Business and there was none.

## BOARD AND COMMITTEE REPORTS

### 1. Planning Board

- Planning Board Vice-Chairman Charles Sedoris let the Council know that there was no report from the Planning Board other than they are continuing to finalize the ordinances.

### 2. Enforcement Officer/Town Administrator

- Mrs. Garner reported that we discontinued our use of the lawncare company that was supposed to be maintaining our property due to the fact that he was not coming on a regular basis as he had been asked to do. We have replaced him with Cody Wyrick, a fireman next door, to do our lawncare. He is a bit more expensive, but we will be able to rely on him.
- Enforcement Officer Elaine Garner addressed 7209 Whitsett Park Road (which is behind our ballfield) and what exactly is being done to that property. Many trees have been taken down on the property and the house appears to be under some kind of construction. Mrs. Garner spoke with the current owner to ask if she knew that she needed a DCC from our Town before pursuing Guilford County for other permits. In speaking with Guilford County, Mrs. Garner was informed that the only permit for that property was an old electric permit. Mrs. Garner asked the owner to provide the plans showing the layout of the house. Originally the house was a two bedroom with one bath house. The prior owner made additions to the house approximately 20 years ago and never completed the work and the house did not pass code. The house would need to perk for any additional bathrooms as well per Guilford County code. Mrs. Garner has a meeting scheduled with the new owner on Wednesday June 14 and she is supposed to be bringing the plans with her.
- Mrs. Garner reported that the owner of the property on Greeson Road that has the junk cars, her son came to the Town Hall and presented registration cards presumably for all of the cars on the property. The son told Mrs. Garner that she could come and inspect the property. After this, Mrs. Garner met with our attorney, Joe Kalo, who advised her of the statutes of what she needed to look for when she visits the property. Prior to her visit on the property, Mr. Kalo advised that she have the owner sign a letter giving permission for the site visit. Mrs. Garner is trying to schedule a time with Council Member Craig York to visit this property.
- Town Administrator Elaine Garner gave the Council an update on Hudson Way. She let them know when former Town Administrator Ken Jacobs was alive, he met with Gibsonville to set up an agreement for sewer services. This agreement was approved by both the Whitsett and Gibsonville's Town Councils, but never got put into print and submitted. Mrs. Garner has recently met with Gibsonville's Town Manager an engineer with the development. They discussed exactly what would be needed and the current rates. Mrs. Garner has spoken with our attorney, Joe Kalo, who will write up the agreement after getting in touch with Gibsonville's attorney. This agreement will need to be reviewed by Lee Bryant, Randy McNeill and the Town Councils before it is signed.

## NEW BUSINESS

### 1. Discussion and Approval of the following

- A. The 2023-2024 Budget** The mayor asked for a motion. Council member Craig York made a motion to adopt the proposed budget, Council Member Cindy Wheeler seconded that motion and it was approved unanimously.
- B. Updated Town Ordinances with the addition of the Tree Barrier ordinance coming in 30 days.** The mayor asked for a motion. Council member Craig York made a motion to approve the updated ordinances, Mayor Pro Tem Jerry Rice seconded that motion and it was approved unanimously.
- C. New Water Package** The mayor asked for a motion. Council member Craig York made a motion to adopt the new Water Package, Council Member Cindy Wheeler seconded that motion and it was approved unanimously.
- D. System Utility Development Packet** The mayor asked for a motion. Council member Craig York made a motion to approve the System Utility Development Packet, Mayor Richard Fennel seconded that motion and it was approved unanimously.
- E. New Fees** The mayor asked for a motion. Council member Craig York made a motion to new Town Fees, Mayor Pro Tem Jerry Rice seconded that motion and it was approved unanimously.

2. **Election Year.** Mayor Fennell stated that there are three seats coming available for the next year and that he will not be running again. The mayor asked for someone to volunteer. Anyone who wants to run for these seats must file with the Guilford County Court House between July 7-21.
3. **Letter from Jim Roland concerning Taxes** Mr. Roland, the tax collector, needs a verification of the Town's tax rate. It will be staying the same.
4. **Fall Festival** Town Administrator Elaine Garner let the Council know that a few people had met regarding this year's festival. Parking and traffic were discussed. The committee will be meeting several times over the next few months to plan the specific details of this event. Mayor Fennell stated that we need to research a way to slow traffic down on that day on Highway 61.
5. **Any items from Council Members.**
  - Council Member Craig York let the Council know that he has spoken with several developers who have contacted him regarding building warehouses and/or storage facilities in our Highway Business area near the TA Truckstop across the woods to Penn Lo Road. He suggested that the Planning Board meet and discuss planning in this area that will be suitable for Whitsett. The mayor stated that we have a long-range plan for our town that we need to review and stand by it.
4. **Announcements** Mayor Fennell asked if there were any announcements and there were none.
5. **Speakers from the Floor** The Mayor asked if there were any Speakers from the Floor.

**ADJOURNMENT** With no further business before the Council, Mayor Fennell invited a motion to adjourn. The motion to adjourn was made by Mayor Pro Tem Jerry Rice and seconded by Council Member Cindy Wheeler. The motion carried; and the June 13, 2023 Town Council meeting was adjourned at approximately 7:00 p.m. The next regular meeting of the Whitsett Town Council as well as the Town's Public Hearing are scheduled for 6:00 p.m. on Tuesday, July 11, 2023 at the Whitsett Town Hall.

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Elaine Garner, Town Administrator

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Richard Fennell, Mayor

**APPROVED:**