

TOWN OF TRYON
BOARD OF COMMISSIONERS
AUGUST 18, 2015 7:00 P.M.
TRYON FIRE STATION

Present: Mayor Jim Wright, Mayor Pro Tempore Roy Miller

Commissioners: George Baker, Bill Ingham, Happy McLeod

Staff Present: Town Manager Joey Davis

Public Works Director Gary Walker

Community Dev. Dir. Paula Kempton

Town Attorney Bailey Nager

Absent: Town Clerk Susan Bell, Police Chief Arrowood

CALL TO ORDER

Mayor Wright called the meeting to order. Commissioner McLeod led the invocation. Howard Greene led the Pledge of Allegiance.

AGENDA ADOPTION

Mayor Wright had additions for the agenda. Item 6a. Employee Recognition and that would make Radio Station Information 6b. Item 12a. Financing for new Public Works Vehicles and 12b. Harmon Field Liquor Permit, 12c. Harmon Field Donation and Gift Policy. He asked if there were any other changes.

Mayor Wright entertained a motion to adopt the Agenda. Commissioner McLeod so moved. The motion carried unanimously.

CONSENT AGENDA

Mayor Wright entertained a motion to adopt the Consent Agenda, which contains the Board's minutes from the last meeting and the Tax Settlement for July 2014-July 2015. Mayor Pro Tem Miller so moved. The motion carried unanimously.

EMPLOYEE RECOGNITION

Mayor Wright turned over to Town Manager Davis. Davis stated that a couple of things have happened since our last meeting in June. He would like to recognize the Fire Department. He was hired back in April 2007, the department didn't have extrication equipment, so he decided to make sure the department had the equipment and certification. The department through the N.C. EMS obtained this. Some of the bigger Fire Departments don't have this certification. The equipment was obtained through grants. The hours that this department had to put in was phenomenal. Kudos to the firemen. Several weeks ago there was a fire at Inky Clouds residence. The temperature was about 97 degrees. When you put the fire gear on the temperature rises to about 154 degrees. He thanked his crew and all the departments that responded. He thanked Tryon Police and the Sheriff's department for bringing water and Gatorade. Special thanks to Huckleberry's for feeding them.

RADIO STATION INFORMATION

Town Manager Davis stated that a couple of months ago he had talked with Jason Reid of WNC Public Radio. Mr. Reid had told him that he would like to continue conversation about Public Radio in Tryon. The conversations started back with Justin Hembree. Basically what they are wanting is to locate their radio equipment on our tower at Tryon Peak. He has talked with our people and they can't tell if this will cause interference or not. Mr. Reid has been to the tower and doesn't feel it is going to cause any issues, but Davis is willing to fix if there are any issues.

Jason Reid, Director of Technology and Broadcasting of Public Radio stated that he started in 2002, but there primary signal didn't reach everyone and there was interference from at station out of Charlotte. They had to stop. The FCC has approved 101.5 and it has to be in place by April 24, 2016. Landrum, Tryon and most of Saluda should be able to hear the radio station. He would like to add a twelve foot pole to the existing building instead of on the tower and would like to install some equipment inside the building. They have engaged a consultant, Timothy Warren who has compared the equipment to our existing equipment and he feels there will be no interference. Mr. Reid will take full responsibility if they do interfere and will work to correct.

Davis talked with Chief Arrowood and he is good with this. Commissioner Ingham has no problem. Mayor Wright asked if could be tested before the equipment is installed permanently. Mr. Reid stated that he has contacted Don Davis with Skyrunner and he will work with them to check this out before. Commissioner Baker doesn't see any red flags and asked if Mr. Reid could be reached anytime day or night. Mr. Reid stated yes. Mayor Pro Tem Miller asked about the vegetation around. Davis is working on getting the vegetation taken care of. Mr. Reid stated that they are based in downtown Asheville.

Attorney Nager suggested that the Board approve as to concept to allow them to do testing. Davis stated that they could work on the lease in the meantime. Mayor Pro Tem Miller asked if the lease would be for 20 years. Mr. Reid stated that it could be yearly, five years or their longest is fifteen years.

Commissioner Baker asked that the motion allow them to go ahead and install their equipment with the provisions that the Town can cutoff instantaneously if needed and if this works well then Mr. Reid can come back to us about the lease, but they can't go online until you come back to us and sign the lease. Mayor Pro Tem Miller so moved. The motion carried unanimously.

IPDC APPOINTMENTS

Mayor Pro Tem Miller suggested waiting on the appointments until after the election. Davis stated that the TAC committee member has to be an elected official and the Board of Directors appointment could be staff. Commissioner Baker suggested appointing Paula Kempton to the IPDC Board of Directors and waiting on the TAC committee appointment until after the election.

Mayor Wright entertained a motion to wait on the election to make an appointment to the TAC committee and appoint Community Dev. Director Paula Kempton to the IPDC Board of Directors. Commissioner Baker so moved. The motion carried unanimously.

TRYON STREET CLOSURE

Town Manager Davis stated that you have concerns with the way street closures are handled. He received a policy from the City of Oxford, NC and has revised it for Tryon. This policy makes sure that

the proper amount of safety personnel are identified, whether it be Police or Fire. This is the first run of the policy and asked if there were any questions or changes. Commissioner Baker stated that he likes that two-thirds of the business owners have to approve. Davis stated that each applicant still has to get NCDOT approval along with the Town. Davis stated that he would like to approve contingent on Attorney Nager looking over it. Nager didn't seem to get everything on the agenda.

Mayor Wright entertained a motion to adopt the policy, contingent on Attorney Nager's approval. Commissioner Baker so moved. The motion carried unanimously.

RADIO READ METERS

Town Manager Davis stated that the Board had asked at the previous meetings how many radio read meters had not been installed. PWD Walker stated there are about 120 that have not been put in, because of the location. Some probably need to be relocated and this causes an additional cost. The meters are pretty much at their lifetime expectancy. They have changed out about 100 hundred registers. Commissioner McLeod asked about the life expectancy. Walker stated ten years. Commissioner Ingham stated that maybe as we repair the sidewalks the meters could be changed.

Mayor Pro Tem Miller asked how often the meters are calibrated. Walker stated that they don't calibrate them, they say they either work or don't. Davis stated typically the way we find out is the customer calls in with a high water bill.

Commissioner Ingham stated that we shouldn't have less than fifty meters in stock, in case of an emergency. PWD Walker stated that the registers is usually the only default.

Mayor Wright asked if there were any more questions. There were none.

DUKE RESOLUTION

Town Manager Davis stated that as you are aware the Polk County Board of Commissioners and City of Saluda have already adopted the resolution. Commissioner Baker stated that since Craig Debrew has offered to come and answer questions, then let him come to the September meeting before we send them a letter challenging what they are doing. The Board decided to send Duke Energy a position letter instead of a resolution. The Board also decided to have Mr. Debrew come to a meeting to answer their questions.

SIGN ORDINANCE AMENDMENT REQUEST

Kempton stated that Lorna Dever of the Tryon Seventh Day Adventist Church has requested consideration be given for a size amendment. The existing sign is located on 8.20 acres and is 72 square feet including the foundation. Ms. Dever has met with the planning board to discuss her concerns about replacing the sign with a 32 foot sign as stated in the ordinance. Kempton stated that she had only been employed two weeks when she received this request. She felt that she should come before council prior to the final decision.

Ms. Dever stated that the Seventh Day Adventist Church would like to request a 60 foot sign, located within the same footprint and the same basic design. Mr. Cantrell stated that their sign is in need of repair. They need special dispensation regarding their location and size of the sign. They are in a rural area and their sign is 50 feet from the side of the road. This sign allows for the church to advertise their

events, such as seminars, Vacation Bible School, dinners, etc. They would like the sign to be as large as possible.

Mayor Wright asked if this had been discussed at the Planning Board meetings. Kempton stated yes. John Walters stated that they haven't seen the latest drawing. The Planning Board at the June meeting gave them information on the allowable signage (32 sq. ft.)

Attorney Nager stated that the request needs to be made by an applicant, the Board of Commissioners or the Planning Board, then reviewed by the Planning Board, then the Planning Board would make a recommendation to the Board of Commissioners for their approval or denial.

Commissioner Ingham has concerns on the acreage of the property. The same size signage is allowed for properties one-eighth of an acre as is eight acres. Mayor Pro Tem Miller stated that the Mimosa Inn sign is very large and only about thirty feet from the road. He also mentioned the large for sale sign on the property beside The Book Store on Highway 176 and School Street.

Commissioner Baker asked Mr. Cantrell to draft some type of amendment stating what the church would like to do, present it to the Planning Board, then the Planning Board would make a recommendation to the Board of Commissioners, who would then make a decision.

FINANCING FOR NEW PUBLIC WORKS VEHICLES

Town Manager Davis stated that at the June budget adoption meeting the schedule of vehicle replacements was discussed. The two vehicles that we are discussing tonight is the street department truck and the sewer truck. The street department truck has 90,000 miles on it and can be transferred to the water plant that has no vehicle. PWD Walker stated that the sewer truck could be used to go to the intakes at Pearson Falls and also with a scrape blade put on it, could be used when it snows. He stated that it would be eight to nine weeks for delivery from Stott's.

Commissioner Ingham made a motion to approve financing for two vehicles with Macon Bank at an interest rate of 1.75% for five years and delegate the Town Manager to sign the paperwork. The motion carried unanimously.

HARMON FIELD LIQUOR PERMIT

Town Manager Davis stated that next weekend is the Harmon Classic horse show at Harmon Field. Tryon Riding and Hunt Club is requesting to serve alcohol at this event as a fundraiser PEER, Polk Emergency Equine Team. He explained to them that it is not allowed, but by Board of Commissioners permission only.

Commissioner Ingham made a motion to allow Tryon Riding & Hunt Club to serve alcohol contingent upon them getting the ABC permit. The motion carried unanimously.

HARMON FIELD DONATION AND GIFT POLICY

Town Manager Davis stated that the Dullara family is making a donation to Harmon Field and they need to make sure how the charitable donations are handled. The Board needs to figure out how they are going to deal with charitable donations before receiving the donation. Attorney Nager stated that he

has a donation policy on his computer, but doesn't know if it has been approved by anyone. It states that the Polk County Community Foundation will accept the donation on behalf of Harmon Field for capital improvements. Who approves the projects at Harmon Field? Commissioner McLeod stated the Harmon Field Board should approve. Commissioner Baker stated that the Board of Commissioners should put the final stamp on the project.

Mayor Wright stated that he and Baker have met with the Dullara family. He feels that they are acting like approval has already been given. Baker stated that whatever the donation, money for perpetual care needs to be included.

Mayor Pro Tem Miller stated that a joint meeting with the Harmon Field Board and the Dullara family needs to be scheduled, because he hasn't seen the project. Commissioner McLeod stated that she doesn't want to set a precedence at Harmon Field to honor one person, but she also doesn't want to turn money down that will help at the park. Miller stated that our strategic plan states that we are responsive to our youth.

Mayor Wright gave an explanation to the audience of what has inspired this discussion. The Board decided to hold a joint meeting with the Harmon Field Board to discuss the donations and gifts policy.

MANAGER'S REPORT

Town Manager Davis stated the Harmon Field Board meets on September 1 and he could advertise a special meeting. Christina Mariotti, with the Tryon Toy Maker celebration stated that it is five weeks away, September 26 and 27. She is here to ask for financial support to help with the printing of the commemorative books. No major street closing. They might want to close Maple Street in front of the museum. Commissioner Baker made a motion to donate \$500 to offset the printing cost of the book. The motion carried unanimously.

Jerry Perry, Tryon Arts & Crafts introduced their new director, Cathy Fisher. They are having a silent auction in conjunction with Lanier Library that ends this Friday at 6:00 p.m.

Davis will have the Strategic Plan information in September. Hydrant flushing will be coming soon, after the water restrictions are lifted. The Town remains in a moderate stage of water restrictions, Stage I. They are monitoring the water resources.

PWD Walker stated that the rain last week made the water run over the dam. Davis stated that they look at this every Thursday. Leah of the Tryon Daily Bulletin is doing a good job of keeping up to date on the water situation in the bulletin.

COUNCIL/MAYOR REPORT

Commissioner McLeod stated that at the last meeting she was given the pleasure of being the liaison between TDDA and the Board. She went to the meeting today and they have some amazing stuff going on, along with a new Executive Director that starts next month.

Mayor Pro Tem Miller stated that the important thing is seeing TDDA, Tryon Arts & Crafts and Planning & Zoning working together for the same thing.

Commissioner Ingham echoed Miller's comments and thanked everyone for being out.

Commissioner Baker thanked everyone for coming out and being interested. There are people that do a lot for this town that doesn't sit up here. Thank you. He stated that we have one of the best fire departments no matter what one person thinks.

Mayor Wright agrees with Baker on the fire department. He thanked Huckleberry's for what they did. He welcomed Cathy Fisher to the area. The discussion that was held tonight about Duke Energy was very reasonable. We asked that Duke Energy do this putting as much thought into it and as little of environmental damage as they have to do.

CITIZEN COMMENTS & RESPONSES

Steve King stated that Commissioner Miller had brought up the Adam Millis building last month. He would like to say that the Adam Millis building looks really bad. He has been attending the Harmon Field Board meetings. They don't have real good guidance on what they can do and what they can't. The five acres was a great purchase and they didn't agree. The Dullara group has a well renowned sculptor, but they are going to change the face of Harmon Field. He hates that they are putting a statue there. He feels more thought should be put into this and the Harmon Field Board needs to let the Dullara family know where they stand. In the future someone else is going to ask to do the same thing. They have a mock-up of what they are asking. They will have to close down the park while installing the new ideas. He doesn't like it.

Anne Day stated that she was asked to give a message from Joyce Kimpton. The lovely cypress trees on Whitney are almost completely down and almost clear so people can see the stop sign.

MOTION TO CONVENE TO CLOSED SESSION TO DISCUSS PERSONNEL

Mayor Wright entertained a motion to enter closed session to discuss personnel pursuant to N.C.G.S. 143.318-11(a)(6). Mayor Pro Tem Miller so moved. The motion carried unanimously.

Jim T. Wright, Mayor

Attest:

Susan B. Bell, Town Clerk