

**TOWN OF SELMA
REGULAR COUNCIL MEETING
JUNE 13, 2017**

PRESENT: Mayor Cheryl Oliver, Mayor Pro-Tem Jackie Lacy, Councilmember William Overby, Councilmember Mark Petersen, Town Manager Jon Barlow, and Town Attorney Alan “Chip” Hewett.

Councilmember Tommy Holmes was not present due to illness.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve the absence of Councilmember Holmes. Motion carried unanimously.

OTHER STAFF PRESENT: Finance Director Karen Johnson, Planning/Economic Director Julie Maybee, Police Chief Richard Cooper, Fire Chief Phillip McDaniel, Human Resource Director Susan Sult, and Town Clerk Brenda Thorne.

CONVOCATION: Steve Reed of *The Selma News* led in prayer.

PLEDGE TO FLAG: Mayor Pro-Tem Jackie Lacy led in the pledge of allegiance to the flag.

APPROVAL OF AGENDA: Mayor Oliver stated that she would like to make an addition to the agenda. She said that 8k – Real Estate Item needed to be added under the Town Manager’s Section.

Attorney Hewett stated that under Closed Session under 143-318.11(5), he would give the required three pieces of information that is necessary by the case law to put Town Council into closed session.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve the agenda as amended. Motion carried unanimously.

CONSENT AGENDA:

Minutes
Regular Council Meeting – May 9, 2017
Special Council Meeting – May 18, 2017
Work Session Meeting – May 18, 2017

A motion was made by Councilmember Mark Petersen and seconded by Councilmember William Overby to approve the Consent Agenda as presented. Motion carried unanimously.

**RECOGNITIONS/
PRESENTATIONS –
Older Americans’ Month
Proclamation:**

Mayor Oliver read the following Proclamation Declaring July 2017 as Parks and Recreation Month in the Town of Selma.

**PROCLAMATION DECLARING
JULY 2017
AS PARKS AND RECREATION MONTH**

WHEREAS, parks and recreation programs are an integral part of communities throughout this country, including the Town of Selma; and

WHEREAS, our parks and recreation are vitally important to establishing and maintaining the quality of life in our communities, ensuring the health of all citizens, and contributing to the economic and environmental well-being of a community and region; and

WHEREAS, parks and recreation programs build healthy, active communities that aid in the prevention of chronic disease, provide therapeutic recreation services for those who are mentally or physically disabled, and also improve the mental and emotional health of all citizens; and

WHEREAS, these programs increase a community’s economic prosperity through increased property values, expansion of the local tax base, increased tourism, the attraction and retention of businesses, and crime reduction; and

WHEREAS, parks and recreation areas are fundamental to the environmental well-being of our community; and

WHEREAS, parks and natural recreation areas improve water quality, protect groundwater, prevent flooding, improve the quality of the air we breathe, provide vegetative buffers to development, and produce a habitat for wildlife; and

WHEREAS, our parks and natural recreation areas ensure the ecological beauty of our community and provide a place for children and adults to connect with nature and enjoy the outdoors; and

WHEREAS, the U.S. House of Representatives has designated July as Parks and Recreation Month; and

WHEREAS, the Town of Selma recognizes the benefit derived from parks and recreation resources.

NOW; THEREFORE, BE IT RESOLVED that I, Mayor Cheryl Oliver and the Selma Town Council do hereby proclaim July 2017 to be “Parks and Recreation Month” throughout the Town of Selma and commend this observance to all our citizens.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Great Seal of Selma to be affixed on this 13th day of June 2017.

Mayor Oliver stated that Selma would be having a 5 Parks in 5 Days Challenge beginning Monday, July 24, 2017 through Friday, July 28, 2017. She said that there would be special activities in each of the parks.

**OPEN FORUM/CITIZENS’
REQUESTS –
Update on the Selma Civic
Center Project – Ann
Williams:**

Ann Williams of 405 North Massey Street, Selma, stated that she again wanted to applaud the Town Council on the installation of the new sound system.

Ms. Williams updated Town Council on the Selma Civic Center Project. She said that the Civic Center Committee had received a grant from the Johnston County Tourism Authority. She said that the Committee requested to use those funds to work on the Center and be reimbursed. Ms. Williams stated that the company that was hired demolished an office inside the building; removed florescent lighting from trusses; swept trusses; disinfected walls with a Clorox solution; and refurbished the windows.

Ms. Williams stated that once the work was complete, she took copies of the invoice and check to the Johnston County Tourism Authority for a reimbursement check of \$5,000.

Ms. Williams stated that the Civic Center Committee did not receive the USDA Grant. She said that the project did not garner enough points for the project to be funded. Ms. Williams stated that the Committee has 30 days to appeal the decision. She said that the Committee has requested a meeting with the persons in charge of scoring the USDA grants. Ms. Williams stated that many of these projects are sent in the next year with changes, and they are funded.

Ms. Williams stated that Mayor Oliver has sent out a number of letters with a commitment from Atlantic Coast Pipeline for \$2,500. She said that her father, Mr. Tom Hinnant, has contacted someone who they believe would be making a significant donation soon.

Ms. Williams stated that in November 2016, the Johnston County Board of Commissioners awarded the project \$30,000. She said that Mr. Hubert Holt wrote out specifications for a new roof. Ms. Williams stated that the specifications were distributed to four local roofing companies, of which two responded with bids. She said that one bid was from Brown's Construction at \$41,500.00, and the second was DLT Roofing, Inc., Highway 301, Kenly, NC at \$19,565.00 (proof of liability insurance included). Ms. Williams requested Town Council to award this job to DLT Roofing, Inc. She said that the Committee would like to get the roof installed before the end of summer.

Councilmember Overby asked if DLT was planning to remove the old shingles.

Ms. Williams stated that they do plan on removing the old shingles, as well as replace any boxing and soffit problems. She said that the bid includes those things that were visible. Ms. Williams stated that any issues found after the shingles were removed would have been agreed upon by both parties.

Mayor Oliver stated that she thought the investment needed to be protected.

A motion was made by Councilmember William Overby and seconded by Mayor Pro-Tem Jackie Lacy to approve DLT Roofing, Inc. for repairing the roof and replacing shingles on the Civic Center Building. Motion carried unanimously.

Ms. Williams stated that last month, the Committee advised Town Council that it wants to put Lexan sheets over the windows. She said that the old paneling that was removed from the meeting space has been placed on the windows in the back until they could determine what to do. Ms. Williams stated that the Committee currently has two bids for Lexan. She said one bid was received from Interstate Glass, Smithfield, NC and another from a company in New Jersey. Ms. Williams stated that the difference in the two bids was \$50 per sheet, and they need 12 sheets. She said that she was going to negotiate pricing with Interstate.

**PUBLIC HEARINGS:
Quasi-Judicial Public
Hearing and
Consideration of a Special
Use Permit Request for
Phillips Towing to be**

Planning/Economic Development Director Julie Maybee stated that this was a quasi-judicial public hearing. She said that the order of the public hearing would be announcement of the request, affirmation, opening of the public hearing, staff presentation, applicant presentation, public comments for and against, applicant rebuttal, cross examination, staff recommendation, close public

**located at 3198 W. Oak St.
– Bruce Johnson:**

hearing, Town Council deliberation and Findings of Fact, and a decision.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to open the public hearing. Motion carried unanimously. 6:16 p.m.

Attorney Hewett swore in Planning/Economic Development Director Julie Maybee, Jim Chandler of the Timmons Group, and Phillip McCorquodale of Phillip's Towing.

Planning/Economic Development Director Julie Maybee

Staff respectfully requests that the staff report, special use permit maps, and the PowerPoint presentation be incorporated into the record. (Appendix A, which is attached hereto and by reference incorporated herein.)

Attorney Chip Hewett

Received.

Planning/Economic Development Director Julie Maybee

Thank you. The property is located up on West Ten near the intersection of Highway 70. I've included a copy of the site plan in your agenda. Basically, the area is an existing impervious surface lot. There is a commercial trailer on site. What this is, it's Phillips Towing. It is a recovery business, and then they store the vehicles that they recover on the site. This is looking at it from West Ten Road (Referring to a PowerPoint presentation). Excuse me, West Oak Street, and it is 3198. As you can see, we are working with them on this site. Showing where when there is an accident where vehicles are towed and stored on this site. Just another angle looking at this. The property is located in a Heavy Industrial Zoning District. The area is shown in dark green, adjacent to Highway 70. Very close. Just almost to the intersection, we have a commercial business just before that intersection. The Future Land Use Map shows that area also as Industrial. The area that is outlined in red, a little square, that property is actually outside the city limits. The land surrounding it is in Town. As you can see, the area that is in orange, that's a flood plain area. This is outside of this property. The site is located in the Neuse River Watershed. Again this is an existing impervious surface. No 100-year flood plains on the property. The Planning Board considered the request at their meet, and recommended approval of the Special Use Permit. This was also taken to the Technical Review Committee. In your agenda packet, I've included a Findings of Fact. I've also included the applicant's Findings of Fact as well. At the appropriate time, I'll be glad to review the Findings of Fact with you.

Jim Chandler, The Timmons Group, 5410 Trinity Rd., Raleigh, NC
I am here on behalf of Phillip's Towing. Again as he stated, they are going to use this for a recovery. I guess I'll proceed through the Findings of Fact.

1. All applicable specific conditions pertaining to the proposed use have been or will be satisfied.

Zoning is currently I-2. The use is allowed in that zoning, and all the conditions of the I-2 Zoning will be met. Additionally plans are consistent with the Land Use Plan.

2. Access roads or entrance and exit drives are or will be sufficient in size and properly located to ensure automotive and pedestrian safety and convenience, traffic flow, and control and access in case of fire or other emergency.

Existing concrete drive will be sufficient for their use. We did contact DOT to discuss if there would be any requirements to modify the existing driveway permit. They were satisfied that we would not have to submit for the permitting with their office. We believe the site has adequate fire access due to low traffic flow. Traffic flow will not be an issue.

3. All necessary public and private facilities and services will be adequate to handle the proposed use.

Again, we fill the existing facility on-site would be adequate. The facilities there will be maintained and used, and there will only be three to four employees on-site. There is no planning in expansion, just using the existing facilities as they are.

4. The location and arrangement of the use on the site, screening, buffering, landscaping, and pedestrian ways will not impair the integrity or character of adjoining properties and the general area and minimize adverse impacts to public health, safety, and general welfare.

Site use will conform to surrounding uses, which are industrial in nature being a concrete plant, petroleum terminals, and tank farms. We have agreed or petitioners have agreed to add additional screening on the front and portions of two sides to the fencing, the existing six foot chain-linked fencing for additional privacy and screening.

5. The use or development conforms to general plans for the physical development of the Town’s planning jurisdiction as embodied in this chapter, the Town’s Land Use Plan, or other development policies as adopted by the Town Council.

The Plan is consistent with zoning, Land Use Plan, and other adopted plans, as we know it of the Town.

Mayor Cheryl Oliver

Are there any questions for Mr. Chandler?

Mayor Pro-Tem Jackie Lacy

I’d like to know if this property on the map that you showed if it is close to the prison camp going that way.

Jim Chandler

Say that again.

Mayor Pro-Tem Jackie Lacy

Close to the prison camp. It’s not going that way.

Town Manager Barlow

Yes, it is.

Mayor Cheryl Oliver

It is across 70.

Jim Chandler

It is right next to Handi Andy. Right next door.

Mayor Pro-Tem Jackie Lacy

Thank you.

Councilmember William Overby

Julie, may I ask a question? Is our fifth one in here.

Planning/Economic Development Director Julie Maybee

I do not see it.

Councilmember William Overby

I didn’t either. Can we get a copy of that?

Mayor Cheryl Oliver

Any other questions. If not, thank you.

We now move to public comments, and we let those who are for speak first.

Attorney Hewett

There were two people sworn.

Mayor Cheryl Oliver

Right. Mr. Chandler just spoke. I didn't know if you wanted to speak again in this section. Did you not say...because he was not the actual applicant. He took the applicant's place. So we have heard from Mr. Chandler. If not, you may continue on, and then we will go to number two on the list.

Jim Chandler

Well, just that we are in favor of approval.

Mayor Cheryl Oliver

Thank you. That was short and succinct. We like that. We have another representative from Phillip's Towing – Phillip McCorquodale.

Phillip McCorquodale, 327 Alexander Street, Fayetteville, NC

Madam Mayor, Councilmembers, thank you for letting us come before you tonight requesting approval of this Special Use Permit for 3198 West Oak Street, Selma. I'll be glad to answer any of your questions as far as our style of operation of what we're doing if you have any questions of that matter. We are here in favor of.

Mayor Cheryl Oliver

One question we might have is how long will the automobiles or trucks stay on the property before they go to their next location.

Phillip McCorquodale

We are bound by North Carolina General Statutes, Chapter 44. Within ten days if they are still there we have to fill out forms to start the DMV process through Raleigh. We are not your average towing company. We are pretty much a large-scale elite towing and recovery emergency response team application operation. What that means is a lot of your equipment that we currently have and possess, our average price range for a lot of our equipment is anywhere from \$300,000 to \$700,000 per piece. I'll give you an example. Our flagship unit that is up here, we recently tagged it with DMV. That piece of equipment holds a \$5,600 a year tax burden for Johnston County and the Town of Selma on one piece of equipment. It is a very large style crane in as far as those units. We work with local municipalities, state emergency management, NCDOT. The only time that they would have to stay there is for any extenuating circumstance is if the DA's office, for example in the last quarter last year with that bad incident on I-95. All that equipment came to our location. We are still holding some of those

pieces because of the issues that were surrounding that accident. Most of the time that is very rare. Most of the time it is only two to five business days. A lot of the time, once that investigation is complete, those vehicles are allowed to be moved on and processed to where they need to go. The main operation center is to stage and house our equipment, which we use for us; but our commercial accounts, if they have to come there, deemed by the Highway Patrol, law enforcement, any emergency management, or DOT, orders that unit to be held for a day or two up to a week, then most of the time it would have to come back there. If not, we carry it on to a facility of that customer's choosing or our client's choosing so that doesn't even have to come back to our facility. The bulk of the, like I said as far as a staging area, is to stage and house our style of equipment. The reason we found that we like the Oak Street address is a lot of our commercial base is within that Industrial Use District for what we do for our emergency response team as well as having access to go in multiple directions towards Raleigh/Wake, are zoned three divisions, north of here towards the Virginia state line, or wherever we have that we may go. Again, it met what I would consider our criteria, our style of operation is you've got an area that's got a nice industrial area. The fencing is there. This area already had a security gate operator with sensors that met our overall industrial style of an area that we look for when we are trying to acquire a facility to operate out of for our personnel and our equipment.

Mayor Cheryl Oliver

I was thinking as you were talking, before you mentioned the roots that's an ideal location logistically for your work. Any other questions? Thank you.

No one had signed up against, but is there anyone who came in after we pulled the sheets who wanted to speak against this application? Okay, there is no need then for applicant rebuttal or cross examination. Staff recommendation, Ms. Maybee.

Planning/Economic Development Director Julie Maybee

Staff recommends approval, and make that contingent on the zoning permit being obtained, and the screening installed as indicated on the site plan, that a fire inspection be made and approved, and then appropriate permits obtained from the inspection department, and that Council make the Findings of Fact as referenced in Exhibit #2. Also include a draft motion, and I've got a copy of that as Exhibit #3. Now one thing that I do want to make clear, the reason this came before Council was because it is a towing and recovery, but for the salvage operation itself because the vehicles can be stored there for a period of time. There is not a limitation on the storage of it. So it

may be conveyed that they may be there for a temporary period of time unless there is something otherwise stated they will be there.

Mayor Cheryl Oliver

Did Planning entertain putting in a maximum number of days.

Planning/Economic Development Director Julie Maybee

That could be an option of Council to place that condition on that.

Mayor Cheryl Oliver

I know there were some extenuating circumstances such as the I-95 accident, but I didn't know if Planning had discussed that.

Planning/Economic Development Director Julie Maybee

It was not discussed by the Planning Board. I would recommend a time period be placed on that.

Mayor Pro-Tem Jackie Lacy

Didn't he mention something about 10...

Mayor Cheryl Oliver

Would you like to come and join this discussion?

Phillip McCorquodale

Yes ma'am. We can pull it up if we need to, NCGS Chapter 44-4. Within ten working days, most of the time if those vehicles are left there, we have to start the process in order to notify the owners, any lien holders of that. We like that process to go faster. North Carolina DMV they kind of work on their schedule, but we are required by a certain amount of time limits to meet what we've got to meet. Normally the maximum amount of time is 180 days is usually the longest that it would take to complete that process. If you will research that in your General Statutes, that what it allows usually to be completed by.

Mayor Cheryl Oliver

Would that be a good timeframe for us to include as a condition?

Phillip McCorquodale

Yes ma'am. For any single vehicle that's brought in for that purpose, unless otherwise held by a judicial court system with a court order. I cannot override that.

Mayor Cheryl Oliver

I understand that.

Mayor Pro-Tem Jackie Lacy

The 180 days is going to be okay?

Phillip McCorquodale

We like to do it in a third of that time, if we can get Raleigh to get us back the paperwork we need so we can legally...if one is abandoned on us, we are not a salvage operation. For example, if we tow one in and they are there, our staff in our corporate office, they are very diligent on it. We've got computer systems that handle this process to speed it up. I just cannot control the way when it gets to Raleigh and they are sending out the filings and what they have to do by that statute. That is a bound statute that we have to operate by, and we do that. North Carolina License and Theft dictate a lot of the rulings and regulations around a person's vehicle. That law is what addresses that, yes ma'am. The only reason, and most time they are a lot faster on getting it cleared quicker, but it can go up to that timeframe.

Mayor Cheryl Oliver

Thank you.

Planning/Economic Development Director Julie Maybee

Attorney Hewett, do you want to incorporate those comments as part of the record if they are in agreement?

Attorney Chip Hewett

Yes. We will consider them received for the record.

Planning/Economic Development Director Julie Maybee

So, what I've included in your agenda packet being Exhibit #2, if you are so inclined to review the Findings of Fact. If you want to go one-by-one, individual, or adopt them in their entirety with the condition of approval as recommended by staff? That's your option.

Mayor Cheryl Oliver

On this one since they have been spoken through a couple of ways, would you be agreeable to approving them all and the conditions of approval at one time?

Councilmember William Overby

Sounds good.

Mayor Pro-Tem Jackie Lacy

That sounds good to me.

Mayor Cheryl Oliver

Is there a motion to do so?

Attorney Hewett advised Council that they need to close the public hearing.

A motion was made by Councilmember Mark Petersen and seconded by Councilmember William Overby to close the public hearing. Motion carried unanimously. 6:34 p.m.

Mayor Oliver stated that in this motion, Council needed to include the five Findings of Fact in Exhibit #2 with the conditions of approval, which include zoning permit issued, screening installed, fire inspection made and approved, Inspection Department approval obtained, and the timeframe maximum of 180 days for the vehicles on property unless they are being held by a judicial court system.

A motion was made by Mayor Pro-Tem Jackie Lacy and seconded by Councilmember William Overby to approve the five Findings of Fact in Exhibit #2 with the conditions of approval as stated above. Motion carried unanimously.

Mayor Oliver asked what the screening would be.

Ms. Maybee stated that it would be a fiber screening. She asked if there was a motion to approve the Special Use Permit.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve the Special Use Permit for Phillip's Towing. Motion carried unanimously.

**Public Hearing and
Consideration of a
Rezoning Request for
Property Located at 300
S. Pollock St. – Abdrabo
Alwahishi:**

Planning/Economic Development Director Julie Maybee stated that a rezoning request was received from Abdrabo Alwahishi who owns property at 300 South Pollock Street. She said that the property was split by a Central Business Zoning District and an R-10 Residential Zoning District. Ms. Maybee stated that the property was used for commercial purposes. She said that the Planning Board considered the request at its April 24, 2017 meeting, and recommended approval finding that the request was consistent with the Town's Future Land Use Plan.

A motion was made by Councilmember Mark Petersen and seconded by Councilmember William Overby to open the public hearing. Motion carried unanimously. 6:37 p.m.

Ms. Maybee reviewed with Town Council the protocol for the rezoning request, and requested that the staff report, maps, and PowerPoint presentation be incorporated into the record. (Appendix B, which is attached hereto and by reference incorporated herein.)

Ms. Maybee reviewed with Town Council a photograph and maps of the area. She said that the property to be rezoned was located immediately behind the Brotherhood Market. Ms. Maybee stated that when the property owner acquired the property, there were two different tracks, with the tax map showing it as one parcel of land.

Alesia Alwahishi of 206 West Watson Street, Selma stated that when the property was purchased, it zoned commercial. She said that this rezoning request was a small piece of property that they want converted to commercial.

Mayor Oliver asked what brought it to their that all the property was not zoned commercial.

Ms. Alwahishi stated that Code Administrator Tomeka Moore visited the property, and advised that the trucks behind the store were on residential property. She said that they then began the process to rezone the property to all commercial.

Councilmember Overby asked if the lot extend back behind the other store.

Ms. Alwahishi stated that it did, and that they stay behind the house.

Ms. Maybee stated that staff recommends approval of the rezoning request finding that it was consistent with the Town's Future Land Use Plan, and recommends that the consistency statement be included as Exhibit #2.

Councilmember Overby stated that the request references R-10 Medium Density Residential. He asked if that was Section 17-65(b) in the Town's Ordinance.

Ms. Maybee stated that this request was filed under the old Ordinance provisions. She said that the application was submitted prior to the adoption of the February 14, 2017 Ordinance.

Councilmember Overby asked if the R-10 Medium Density was for dentist offices.

Ms. Maybee stated that the Brotherhood Market is zoned Central Business. She said she thought the dentist office, without the benefit of a zoning map, was in the General Business Zoning District.

Councilmember Overby stated that the paper references R-10 Medium Residential Zoning. He said that in the ordinance, R-10 Medium is a dentist according to Section 17-67(b).

Ms. Maybee stated that when reviewing a rezoning request, all the uses that are allowed in the zoning district needed to be considered, not just one particular use. She said that if the property was going to be redeveloped and a new use going in place, then the current ordinance provisions would be looked at.

Councilmember Overby asked what the R-10 Medium meant to Ms. Maybee.

Ms. Maybee stated that it meant residential.

Mr. Barlow stated that the 10 represents the minimum lot size of 10,000 square feet.

Ms. Maybee stated that she would be glad to look at the table of permitted uses for all the uses, but generally, it is residential land use.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to close the public hearing. Motion carried unanimously. 6:47 p.m.

Councilmember Overby stated his concern was the trucks. He asked if this was going to be a parking lot for transfer truck and dump trucks.

Ms. Maybee stated that would be a separate issue from the rezoning request.

A motion was made by Councilmember Mark Petersen and seconded by Mayor Pro-Tem Jackie Lacy to approve Exhibit #2 Consistency Statement which declares that a rezoning request is reasonable and is in the public interest for the following reasons: (1) the majority of the property is already zoned Central Business; (2) there is already a commercial building on the lot that is served by water and sewer; and (3) any change to the land use will need to comply with state and local laws. Motion carried unanimously.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve an Ordinance Amending the Selma Zoning Map Assigning the Central Business Zoning District to Approximately .103 Acres Owned by Abdrabo Alwahishi. Motion carried unanimously.

Mayor Oliver thanked Ms. Maybee for the work that she does in getting the information together to make these decisions.

**TOWN MANAGER'S
REPORT &
RECOMMENDATIONS –
Discussion of Town of
Selma Draft Incentive
Policy:**

Town Manager stated that this item was for discussion of a Town of Selma draft incentive policy. He said that a copy of that policy was included in the agenda packet for Council's review. Mr. Barlow stated that the policy was drafted and presented by Attorney Al Benshoff at the May 18, 2017 Work Session. He said that the draft policy was a template for the Town to work with. Mr. Barlow stated that this was a model that Town Council could change as they see fit.

Mayor Oliver recommended approving the policy in terms of the framework, and then have the Planning Department to use the scoring to score New Dixie/Hardee's, which has been awaiting information from the Town for a while. She said that they could use this as a test case. Mayor Oliver asked if this could be completed for a meeting at the end of the month.

Ms. Maybee asked if she could consult with attorneys in bringing something back to Town Council.

Mayor Oliver stated that would be fine.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve the draft incentive policy as presented. Motion carried unanimously.

**Consideration of a
Contract for FY
2016/2017 Town of Selma
Audit:**

Town Manager Barlow stated that before them was a contract for FY 2016/2017 Town of Selma Audit. He said that the recommendation was to enter into another one-year contract with Mauldin & Jenkins, which has performed the last two annual audits for the Town of Selma. Mr. Barlow stated that the price in this contract is \$25,000.

A motion was made by Councilmember Mark Petersen and seconded by Mayor Pro-Tem Jackie Lacy to approve the contract with Mauldin & Jenkins to audit the Town's accounts for FY 2016/2017. Motion carried unanimously.

**Consideration of a
Contract for Sludge
Removal:**

Town Manager Barlow stated before Town Council was a contract for consideration for sludge removal. He said the contract was with the Town of Smithfield to assist the Town of Selma with the disposal of its sludge from the Water Plant. Mr. Barlow stated that since the Town does not have a Wastewater Plant, the sludge has to be pumped out into a truck and hauled to the Johnston County Landfill on Highway 210 in Smithfield.

Councilmember Petersen asked how often this occurs.

Mr. Barlow stated that it was done about every three months. He said that they haul about 50,000 to 85,000 gallons of water each time. Mr. Barlow stated that there was no cost to enter into the contract, but was giving the Town some redundancy. He said that this gives the Town a second option for disposal of the sludge should anything happen with the County's Landfill presses.

Councilmember Petersen asked in regards to travel costs if it would be more efficient to use Smithfield.

Mr. Barlow stated that it would be more efficient because the Town was paying the trucks \$100 per hour to haul the sludge. He said that going to the Town of Smithfield was a shorter trip.

Mayor Oliver asked Mr. Barlow if he had a recommendation.

Mr. Barlow stated that the Water Plant would like to use Smithfield as much as they could. He said that if for some reason the Smithfield plant was down, the sludge could be hauled to the Johnston County Landfill.

Councilmember Overby stated that this has been being dealt with for three years. He said that Selma has band-aided its equipment, and did not fix it. Councilmember Overby stated that there was a machine in the bottom that would get the sludge out.

Mr. Barlow stated that the machine in the bottom moves the sludge around the clarifier. He said that it forces the sludge out the bottom of the clarifier and is caught at a manhole. Mr. Barlow stated that it use to be sent through the sewer system through the wastewater treatment plant.

Councilmember Overby asked if there was a reason why he could not get the figures he wanted that he sent by email.

Mr. Barlow stated that he has not seen the email.

Mr. Barlow stated that the Town of Smithfield was proposing \$0.10, which was about what it costs to have the sludge pressed at the Johnston County Landfill. He said that Selma was making only one million gallons a day, and was pumping four times a year. Mr. Barlow stated that Selma would benefit more from an investment in an expansion at the Water Plant than a press at this time. He said that Selma's Water Plant was a million gallon plant. Mr. Barlow stated that during the high demand days during the summer, the Town was achieving that million. He said that Council needed to

consider where its capital investment was going to be during the next five to ten years. Mr. Barlow recommended that they consider expanding the Water Plant. He said that if the Town was to begin selling a lot more water, then they could possibly consider a press at that time as part of that package.

Councilmember Overby asked out of the every three months, how much did they ship to the landfill today.

Mr. Barlow stated that every three months it was somewhere between 50,000 gallons and 85,000 gallons of water and sludge mixed together.

Councilmember Overby asked if there was a way to put a line in from Selma to Smithfield plant so that it could be done without trucking.

Mr. Barlow stated that he could not imagine what the cost would be to put in a line to the wastewater plant. He said there was a sewer line that goes to the Town's pump station, but if used would turn their plant red. Mr. Barlow stated that Smithfield had problems meeting their permits, so Selma had to stop pumping through the sewer line. He said that Smithfield does not have a wastewater plant; therefore, it would have to be pumped to the water plant to get to the press.

Mayor Oliver asked if the contract was approved today, would Johnston County remain in the first position with Smithfield as a back-up, or would staff explore using Smithfield more to reduce transportation costs.

Mr. Barlow stated that staff would rather use Smithfield because of transportation costs, but if they are not available, the Town would have an option.

A motion was made by Councilmember Mark Petersen and seconded by Councilmember Mayor Pro-Tem Jackie Lacy to approve a contract with the Town of Smithfield for sludge removal. Motion carried. Voting Yes: Mayor Cheryl Oliver, Mayor Pro-Tem Jackie Lacy, and Councilmember Mark Petersen. Voting No: Councilmember William Overby.

**Consideration of an
Outdoor Seating Release
and Indemnity
Agreement:**

Town Manager Barlow stated that when Town Council adopted the new Unified Development Ordinance, the ability to have outdoor dining was included; however, there was not an application process. He said that with help from the Town Attorney, a release and indemnity agreement has been developed. Mr. Barlow stated that

many streets in Town are NCDOT streets, which have strict standards as far as setbacks, distances, what can be permitted, and accessibility for handicap. He said that the Town would follow those same guidelines.

Mayor Pro-Tem Jackie Lacy asked if this would apply for events such as Railroad Days.

Town Manager Barlow stated that on special events there is a special events permit. He said that the indemnity agreement would not apply to special events.

A motion was made by Councilmember Mark Petersen and seconded by Councilmember William Overby to approve the Outdoor Seating Release and Indemnity Agreement. Motion carried unanimously.

**Consideration of a CDBG
Assessment to Fair
Housing Amendment:**

Town Manager Barlow stated that recently the Town was awarded a CDBG Grant to improve the sewer in and around Ricks Mobile Home Park. He said that one of the contractual obligations that the Town had was to adopt the Program Manual that came with the Grant, which included an Assessment of Fair Housing. Mr. Barlow stated that assessment was conducted by the Town's consultants, and was adopted by Town Council into the Program Manual. He said that in January 2017, Department of Environmental Quality and Division of Water and Infrastructure added additional requirements to the Assessment of Fair Housing and wanted to see more incorporated into the report. Mr. Barlow stated that the Wooten Company has addressed those additional requirements so that the report would be in compliance with the Town's CDBG contract. Mr. Barlow noted that there were no issues related to fair housing in the first version or in the amended version.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve the CDBG Assessment to Fair Housing amendment. Motion carried unanimously.

**Consideration of Budget
Ordinance for FY
2017/2018:**

Town Manager Barlow stated that the agenda package included a revised Budget Ordinance based on discussions Town Council has had to date. He presented a summary as to what changed in the original budget as presented in April 2017. Mr. Barlow stated that the original draft budget was at about \$19 million, but now it was at about \$20,560,000. He said that the biggest two changes were the addition of the Ricks Road CDBG Project and the Lizzie Street Pump Station FEMA Recovery Project.

Mayor Oliver stated that a lot of information was presented that they need to go through, and recommended recessing tonight's meeting until later this month. She asked if there were any remaining questions by Town Council. Mayor Oliver stated that she would question if there were any details regarding the website update.

Councilmember Overby questioned Section 5 under Parks and Recreation. He said that it was mentioned to do a tennis court at Harrison at a cost of \$60,000. Councilmember Overby stated that in FY 2016/2017 they approved the tennis court with money, in which the money was spent and saved \$30,000. He asked that with the revenue that is coming in of \$35,000 plus the \$30,000 that was set aside, should that even be in the 2017/2018 budget.

Mr. Barlow stated that that a capital project was not done for this so the money that was not spent last year rolled over into the General Fund. He said that there was no reserve for that project so the funds would be appropriated.

Councilmember Overby asked if the funds for the new dump truck for Public Works would all come out of the Public Works Fund.

Mr. Barlow stated that it would all come from the Public Works Fund.

Councilmember Overby stated that a new truck was purchased last year, and it seems to be out of service. He asked Town Council to remove the dump truck off the FY 2017/2018 budget.

Mr. Barlow stated the truck that was purchased in 2016/2017 was a grapple truck. He said that the two trucks have two totally different purposes. Mr. Barlow stated that they cannot use the grapple truck for what the dump truck is used for.

Councilmember Overby recommended that the dump truck be removed and added to the 2018/2019 budget.

Mr. Barlow stated that he was not aware of the new grapple truck being out of service. He said that the old grapple truck was out of service a couple of weeks ago. Mr. Barlow stated that staff was using the old truck until it completely quits.

Councilmember Petersen asked if the dump truck was replacing something that was in service.

Mr. Barlow stated that this truck would replace a truck that holds an enclosed box and pulls a leaf machine behind it.

Mayor Oliver asked if the dump truck was on the capital plan for this year.

Mr. Barlow stated that it was included in the FY 2017/2018 Capital Plan.

Mayor Oliver asked Councilmember Overby if he would like to hold his recommendation until the next meeting, which would give everyone time to review the Capital Plan.

Councilmember Overby stated that he would do that.

Councilmember Overby stated that the Sewer Vac truck was coming out of the Powell Bill, Water Fund, Sewer Fund, and General Fund to pay for it.

Mr. Barlow stated that the Sewer Vac truck was split between three funds: Powell Bill, Water Fund and Sewer Fund. He said that the Powell Bill was in the General Fund. Mr. Barlow stated that about \$90,000 would come from the Powell Bill over the loan period of five years.

Consideration of Power Washing Services for Old Town Hall Building:

Town Manager Barlow stated this was a request from Town Council to look at cleaning up some buildings. He said that the old Town Hall and Depot were discussed. Mr. Barlow stated that a price of \$265.00 was received from Dirt Doctor to power wash the first floor and \$935.00 to clean the entire building.

A motion was made by Mayor Pro-Tem Jackie Lacy and seconded by Councilmember William Overby to contract with Dirt Doctor to power wash the old Town Hall building at a cost of \$935.00 after receipt of proof of liability insurance. Motion carried unanimously.

Update on WiFi Project:

Town Manager Barlow stated that the WiFi Project is in process, and would connect all municipal facilities, as well as a hot spot. He said that by Monday, the contractor should have the wiring complete. Mr. Barlow stated when that was complete, VC3 would come in to start testing.

Budget Amendments – Budget Ordinance Amendment #37:

Finance Director Karen Johnson stated that Budget Ordinance Amendment #37 was for clean-up of the General Fund (Fund 10) for fiscal year 2016/2017.

Councilmember Overby questioned 10-5100-1220, Police Department Overtime.

After discussion by Town Council and staff, Town Manager Barlow stated that the line item has to be documented as overtime. He said that a Police Officer’s pay period is 28 days/160 hours; however, the Town pays every two weeks. Mr. Barlow stated that this was more for accounting purposes than including the figures all under salaries.

Councilmember Overby questioned 10-6300-3201 – Donations of Books. He said this item increased \$1,000.

Town Manager Barlow stated that funds are received through donations to the Library, and Library staff would then purchase books with those funds.

Mayor Oliver asked Mr. Barlow to follow up on a decrease of \$32,000 for Contracted Services under Public Works.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve Budget Ordinance Amendment #37. Motion carried unanimously.

**TOWN OF SELMA
BUDGET ORDINANCE AMENDMENT # 37
FISCAL YEAR 2016/2017**

BE IT ORDAINED by the Town Council of the Town of Selma, County of Johnston, State of North Carolina, and meeting in Budget Session this 13th day of June 2017 that the Town Budget adopted on June 20, 2016, for FY 2016/2017 is hereby amended and adopted:

Section I. To amend the General Fund (Fund 10) for unanticipated/unbudgeted revenues and expenses during FY 2016. The Town’s General Fund (Fund 10) accounts are to be amended as follows:

<u>Account No.</u>	<u>Debit</u>	<u>Credit</u>	
<u>Governing Body</u>			
10-4100-3990 Contract Services (E)	18,150		Increase
10-4100-5000 Capital Outlay (E)		5,000	Decrease
10-3990-0000 Fund Balance		16,950	Increase
<u>Public Buildings</u>			
10-4190-3210 Utilities/Telecomm. (E)	2,000		Increase
10-4190-3310 Utilities/Electric (E)	3,000		Increase
10-4190-3312 Utilities/W & S (E)	1,200		Increase
10-4190-3320 Utilities/Fuel Oil (E)		4,000	Decrease
10-4190-3512 Selma Civic Ctr (E)	8,000		Increase
10-4190-3600 Town Hall Renov. (E)		7,300	Decrease
10-3833-0003 Donations to Selma Civic Ctr (R)		8,000	Increase
<u>Admin</u>			
10-4200-1210 Salary & Wages (E)	1,800		Increase
10-4200-1820 NC Municipal Ret. (E)	600		Increase

10-4200-1821 NC 401K (E)	100	Increase
10-4200-1830 Medical (E)	1,500	Increase
10-4200-1861 Unemployment Res.(E)	3,500	Decrease
10-4200-4510 Property & Liability (E)	900	Decrease
<u>Planning</u>		
10-4910-1210 Salary & Wages (E)	20,000	Decrease
10-4910-3990 Contract Services (E)	500	Increase
<u>Police</u>		
10-5100-1210 Salary & Wages (E)	40,000	Increase
10-5100-1220 Overtime (E)	2,000	Increase
10-5100-1810 FICA & Medicare (E)	7,400	Increase
10-5100-1820 NC Municipal Ret. (E)	10,000	Increase
10-5100-1830 Medical (E)	20,000	Increase
10-5100-2590 Gasoline (E)	4,000	Decrease
10-5100-3250 Postage (E)	200	Increase
10-5100-3990 Contracted Services (E)	500	Decrease
10-5100-4990 Equipment/Not Capital (E)	500	Increase
10-5100-5000 Capital Outlay (E)	900	Decrease
10-5100-5300 Dues & Subscriptions (E)	200	Decrease
10-5100-5400 Capital Outlay/Veh.(E)	1,550	Decrease
10-5100-7507 USDA #97-05 (E)	400	Decrease
<u>Fire</u>		
10-5300-1210 Salary & Wages (E)	25,000	Increase
10-5300-1220 Overtime (E)	1,000	Decrease
10-5300-1810 FICA & Medicare (E)	1,500	Increase
10-5300-1820 NC Municipal Retirement (E)	2,500	Decrease
10-5300-1821 NC 401K (E)	2,550	Decrease
10-5300-1830 Medical (E)	7,500	Increase
10-5300-2590 Gasoline (E)	2,000	Increase
10-5300-3110 Travel/Training (E)	50	Increase
10-5300-3530 Maint. & Repair Auto (E)	250	Increase
10-5300-3990 Contracted Services (E)	250	Increase
10-5300-4990 Equipment/Not Capital (E)	250	Decrease
<u>Public Works</u>		
10-5600-1830 Medical (E)	1,000	Increase
10-5600-5000 Capital Outlay (E)	79,000	Decrease
10-5600-6990 Solid Waste Services (E)	28,000	Increase
10-5600-3990 Contracted Services (E)	32,000	Decrease
<u>Parks & Recreation</u>		
10-6200-1210 Salary & Wages (E)	18,000	Increase
10-6200-1810 FICA & Medicare (E)	1,500	Increase
10-6200-1820 NC Municipal Ret. (E)	800	Increase
10-6200-1821 NC 401K (E)	150	Decrease
10-6200-1830 Medical (E)	2,500	Increase
10-6200-2120 Uniforms (E)	1,000	Decrease
10-6200-2990 All-American Festival (E)	100	Increase
10-6200-3520 Maintenance & Repair Equipment (E)	100	Decrease
10-6200-3990 Contracted Services (E)	16,150	Decrease
10-6200-5600 Rec. – official instr. (E)	2,500	Increase
<u>Library</u>		
10-6300-1830 Medical (E)	500	Increase
10-6300-3201 Donated Books & (E)	1000	Increase

10-6300-3510 Maint. & Repair Building(E)		2,460	Decrease
10-6300-3990 Contracted Services (E)	600		Increase
10-6300-5300 Dues & Subscriptions(E)	360		Increase
<u>Cemetery</u>			
10-6400-1210 Salary & Wages (E)		300	Decrease
10-6400-1820 NC Municipal Ret.(E)	300		Increase
10-6400-1830 Medical (E)	2,500		Increase
10-6400-2120 Uniforms (E)	200		Increase
10-6400-3990 Contracted Services (E)		2,700	Decrease

Section II. Copies of this Budget Ordinance Amendment shall be furnished to the Town Clerk, the Budget Officer, and the Finance Officer, and shall be available for public inspection and audit.

Adopted this 13th day of June 2017.

**Budget Ordinance
 Amendment #38:**

Finance Director Karen Johnson stated that Budget Ordinance Amendment #38 was for the purchase and resale of water from the Water Fund (Fund 60) for fiscal year 2016/2017.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve Budget Ordinance Amendment #38. Motion carried unanimously.

**TOWN OF SELMA
 BUDGET ORDINANCE AMENDMENT # 38
 FISCAL YEAR 2016/2017**

BE IT ORDAINED by the Town Council of the Town of Selma, County of Johnston, State of North Carolina, and Meeting in Budget Session this 13th day of June 2017 that the Town Budget adopted on June 20th 2016, for FY 2016/2017 is hereby amended and adopted:

Section I. To amend the Water Fund (Fund 60) for unanticipated/unbudgeted revenues and expenses during FY 2016. The Town's Water Fund (Fund 60) accounts are to be amended as follows:

<u>Account No.</u>		<u>Debit</u>	<u>Credit</u>	
60-7110-1210	Salaries & Wages (E)		19,500	Decrease
60-7110-7500	USDA #91-02 (E)	1,000		Increase
60-7130-1820	NC Municipal Ret. (E)	1,000		Increase
60-7130-3990	Purchase For Resale (E)	17,500		Increase

Section II. Copies of this Budget Ordinance Amendment shall be furnished to the Town Clerk, the Budget Officer, and the Finance Officer, and shall be available for public inspection and audit.

Adopted this 13th day of June 2017.

**Budget Ordinance
Amendment #39:**

Finance Director Karen Johnson stated that Budget Ordinance Amendment #39 was for the Sewer Fund (Fund 61) for fiscal year 2016/2017.

A motion was made by Mayor Pro-Tem Jackie Lacy and seconded by Councilmember Mark Petersen to approve Budget Ordinance Amendment #39. Motion carried unanimously.

**TOWN OF SELMA
BUDGET ORDINANCE AMENDMENT # 39
FISCAL YEAR 2016/2017**

BE IT ORDAINED by the Town Council of the Town of Selma, County of Johnston, State of North Carolina, and Meeting in Budget Session this 13th day of June 2017 that the Town Budget adopted on June 20th 2016, for FY 2016/2017 is hereby amended and adopted:

Section I. To amend the Sewer Fund (Fund 61) for unanticipated/unbudgeted revenues and expenses during FY 2016. The Town’s Sewer Fund (Fund 61) accounts are to be amended as follows:

<u>Account No.</u>	<u>Debit</u>	<u>Credit</u>	
61-7110-1210 Salaries & Wages (E)		7,750	Decrease
61-7110-1890 Retiree’s Healthcare (E)	750		Increase
61-7110-3310 Electricity (E)	7,000		Increase
61-7110-6000 USDA Bond Noble St (E)		1,000	Decrease
61-7110-7500 USDA #92-11 (E)	1,000		Increase
61-7140-1210 Salaries & Wages (E)		2,000	Decrease
61-7140-1220 Overtime (E)	2,000		Increase

Section II. Copies of this Budget Ordinance Amendment shall be furnished to the Town Clerk, the Budget Officer, and the Finance Officer, and shall be available for public inspection and audit.

Adopted this 13th day of June 2017.

**Budget Ordinance
Amendment #40:**

Finance Director Karen Johnson stated that Budget Ordinance Amendment #40 was for the Electric Department (Fund 63) for fiscal year 2016/2017.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve Budget Ordinance Amendment #40. Motion carried unanimously.

**TOWN OF SELMA
BUDGET ORDINANCE AMENDMENT # 40
FISCAL YEAR 2016/2017**

BE IT ORDAINED by the Town Council of the Town of Selma, County of Johnston, State of North Carolina, and Meeting in Budget Session this 13th day of June 2017 that the Town Budget adopted on June 20th 2016, for FY 2016/2017 is hereby amended and adopted:

Section I. To amend the Electric Fund (Fund 63) for unanticipated/unbudgeted revenues and expenses during FY 2016. The Town’s Electric Fund (Fund 63) accounts are to be amended as follows:

<u>Account No.</u>	<u>Debit</u>	<u>Credit</u>	
63-7210-1210 Salary & Wages (E)		2,000	Decrease
63-7210-1820 NC Municipal Ret. (E)	2,000		Increase
63-7220-1210 Salary & Wages (E)		2,000	Decrease
63-7220-2120 Uniforms (E)	2,000		Increase
63-7230-2701 Sales Tax (E)	64,000		Increase
63-3991-9910 Fund Balance (E)		64,000	Increase

Section II. Copies of this Budget Ordinance Amendment shall be furnished to the Town Clerk, the Budget Officer, and the Finance Officer, and shall be available for public inspection and audit.

Adopted this 13th day of June 2017.

Financial Statements:

Town Manager Barlow stated that for the month ending May 2017, the General Fund Revenue was at about 89% revenues and 86% of expenditures on a cash basis. He said that the General Fund was about \$200,000 to the good. Mr. Barlow stated that over time, he thought that the last 3 to 4% of property taxes would be collected.

Mr. Barlow stated that in the Water Fund, revenues exceeded expenditures by about \$125,000.

Mr. Barlow stated that the Sewer Fund looked great. He said that wastewater treatment expenses were down considerably. Mr. Barlow stated that revenues exceeded expenditures by about \$657,000.

Mr. Barlow stated that in the Electric Fund, revenues exceeded expenditures by about \$150,000. He said that a new rate plan would go into effect next year, which should improve the position of the Electric Department.

Offer to purchase Town Hall Building located at 103 East Anderson Street:

Town Manager Barlow stated that the Town has received an unsolicited offer to acquire a piece of property that the Town owns on 103 East Anderson Street. He said that the Town recently had an appraisal done. Mr. Barlow stated that together, the buildings at 100 North Raiford Street and 103 East Anderson Street were

appraised at \$157,000. He said that the Town received an offer of \$38,000 for 103 East Anderson Street.

Councilmember Petersen stated that it was his understanding that there was no access from the first floor to the second.

Mr. Barlow stated that internally there was no access. He said that externally there was a door that has access to the second floor.

Mayor Oliver asked if the \$38,000 was for both floors.

Mr. Barlow stated that it was for both.

Councilmember Overby asked if there was only one door to enter the building.

Mr. Barlow stated that there was one entrance and exit for each floor.

Councilmember Overby stated that it would not meet fire code.

Mr. Barlow stated that the Town does not know what the use is. He said that any use permitted in the Central Business District would be permitted there. Mr. Barlow stated that depending on what they want to do would affect what improvements they would have to make as far as accessibility.

Attorney Hewett stated the biggest question was if Council wanted to split the building up. He said if a decision was ever made to sell the building, it would need to be declared surplus.

Mr. Barlow stated that he was not expecting a decision tonight.

Press Release:

Town Manager Barlow distributed a press release to Town Council regarding the Planner II position. He said the Mr. Dervin Spell will fill that position on June 28, 2017.

Ricks Road Project:

Mayor Oliver stated that over the past couple of meeting, the Ricks Road Project has been discussed. She said that a meeting had been discussed with property owners and DOT staff. Mayor Oliver asked if that had been scheduled.

Mr. Barlow stated that Ms. Kelly was in his office when he received a call from the engineer for the project. He said that they conducted a conference call, and the engineer was going to create some maps for her to get a better visualization of the project. Mr. Barlow stated that they were waiting on those maps before scheduling a meeting.

Mayor Oliver asked that Mr. Sellers be advised when those maps arrive, because he had some questions as well.

**TOWN ATTORNEY'S
REPORT –
Background Investigation
Contract:**

Attorney Chip Hewett stated that he had reviewed the contract with Centurion Professional Services, Inc., and was consistent with what had been done in the past. He said that the contract needed to be approved by Town Council so that background checks could be done on the applicants for the Town Manager's position. Attorney Hewett stated that he did not have any issues with the contract.

A motion was by Councilmember William Overby and seconded by Councilmember Mark Petersen to approve the contract with Centurion Professional Services, Inc. Motion carried unanimously.

Attorney Hewett stated that the only other matter he had would be discussed in closed session.

**MAYOR'S REPORT &
RECOMMENDATIONS –
Update from Partner
Organizations: Research
Triangle Regional
Partnership, Triangle J
Council of Governments,
and Johnston County
Economic Development
Advisory Council:**

Mayor Oliver discussed with Town Council different organizations and their roles of which the Town was a partner. Those organizations included Triangle J Council of Governments (TJCOG), Research Triangle Regional Partnership, and Johnston County Economic Development Advisory Council.

**Code Enforcement
Report:**

Mayor Oliver stated that she continually runs into opposition regarding the Code Enforcement Report being on the Town's website. Mayor Oliver recommended that the report be taken offline.

Mayor Pro-Tem Jackie Lacy stated that she would like to have more time to think about.

Mayor Oliver stated that she would bring this item back up at the next meeting.

**Set Date for June Work
Session:**

Mayor Oliver stated that instead of adjourning tonight's meeting, Town Council would recess this meeting to discuss the budget and incentives.

Town Council agreed that at the end of the meeting, it would be recessed to June 22, 2017 at 6:15 p.m. in the Jernigan Building.

General Comments:

Mayor Oliver stated that the Town also has online a blighted/unsafe property report. She said that the current report was from March 2017. Mayor Oliver asked Town Manager Barlow and staff to provide an update at the July meeting.

Mayor Oliver reminded everyone that June 16 and 17, 2017 was the 301 Endless Yard Sale. She said that June 17th was also Selma Saturdays at the Gazebo, which would also have vendors and entertainment.

Mayor Oliver stated that on June 24, 2017 the Richard B. Harrison Alumni Association would be having its annual parade from the Rudy Theater to the Harrison Campus.

Mayor Oliver reminded Town Council of the All-American Festival on July 4, 2017, which would have new activities for everyone.

**COUNCILMEMBERS’
REPORT &
RECOMMENDATIONS:**

Councilmember William Overby stated that when they reconvene the meeting on June 22, 2017, he wanted discuss the increase in the base salary for the Police Department.

Councilmember Overby stated that he wanted to discuss the merit award file that was sent out. He said that based on the percentage of each increase, could he say that what the appraisal was at that point.

Mr. Barlow stated that was correct.

Councilmember Overby stated that based on those appraisals, if something was in place to work with those that were lower rated.

Mr. Barlow stated that after six months, those with lower rates should be reevaluated to see if they have moved up. He said that after the six months, there was a 90-day period.

Councilmember Overby stated that he wanted to make sure something was in place.

Councilmember Overby stated that he was working with Warren Stancil on the billboards at Selma and Wilsons Mills. He said that he would like to have Town Council’s picture with a Welcome to Selma note. Councilmember Overby stated that he would provide more details as it is available.

Councilmember Petersen stated that David Allen has been appointed as the new Principal of Smithfield-Selma High School effective July 1, 2017.

Mayor Pro-Tem Jackie Lacy stated that she was excited about the Five Parks in Five Days event. She said that the Parks and Recreation Department needed to be commended for their work.

Mayor Pro-Tem Lacy asked what was being done to assist Mr. Parrish with his problem on Eason Lane.

Mr. Barlow stated that when the Noble Street Project was done, the easement was changed. He said that Howell and Wellons had an easement through their property that they wanted to terminate, and gave the Town a new easement. Mr. Barlow stated that the new easement turns into Eason Lane and turns quickly behind APC. He said that the entire Eason Lane was not in the Town's corporate limits. Mr. Barlow stated that after reviewing some of the old maps, Eason Lane has moved over on to Wellons property; therefore, everyone is driving on private property. Mr. Barlow stated that the Town has a well at end of Eason Lane, but the Town has access to that well off West Street.

Mayor Oliver asked if Mr. Parrish was aware of the findings.

Mr. Barlow stated that he would be glad to talk with Mr. Parrish.

Mayor Pro-Tem Jackie Lacy asked if the water/sewer and utility poles on Ricks Road and Buffalo Road were going to be worked on at the same time.

Mr. Barlow stated that he did not know if it would be at the same time. He said that both projects would be bided out in 2017/2018. Mr. Barlow stated that there could be some overlap.

CLOSED SESSION:

Attorney Hewett advised that Town Council needed to go into closed session per NCGS 143-318-11(5) to discuss acquisition of property.

A motion was made by Councilmember William Overby and seconded by Councilmember Mark Petersen to go into closed session. Motion carried unanimously. 8:38 p.m.

Town Council returned to regular session with no action.

ADJOURNMENT:

A motion was made by Councilmember William Overby and seconded by Mayor Pro-Tem Jackie Lacy to recess the meeting until June 22, 2017 at 6:15 p.m. in the Jernigan Building. Motion carried unanimously.

The meeting adjourned at 8:40 p.m.

BRENDA W. THORNE, Town Clerk