

May 2nd, 2011

At 7:00pm., on Monday, May 2nd, 2011, in the Board Room of the Landis Municipal Building, Mayor Dennis Brown called to order the Town of Landis Board of Aldermen Regular Meeting. Those present along with the Mayor were Aldermen James Furr, Roger Safrit, and Tony Hilton, Public Works Director Steve Rowland, Police Chief Brian McCoy, Deputy Town Administrator Debbie Goodman, Recreation Director Andrew Morgan, Administrative Assistant Heather Wood and Town Attorney Rick Locklear.

Alderman Craig Sloop was not present.

A quorum was met.

Mayor Dennis Brown opened the meeting and welcomed all those in attendance.

The invocation was led by Reverend Beverly Copley.

The pledge of allegiance was led by Mayor Dennis Brown.

Alderman Furr motioned, seconded by Alderman Safrit, to adopt the agenda with the addition of item 11-A – Consider Going into Executive Session for Legal Matters. All voted aye.

Alderman Furr motioned, seconded by Alderman Sloop, to adopt the minutes from the March 12th, 2011 Annual Budget Retreat and the April 4th, 2011 Regular Meeting as amended. All voted aye.

Town Engineer Mike Acquesta then addressed the Board concerning contract bids for Phase I and Phase II of the Water System Improvements. On April 13th, 2011 they had opened the bids that had been received.

For Phase I, the low bidder was Ritchie Construction out of Mouth Pleasant. Their bid was within the budget and had been approved by the USDA. Mr. Acquesta went over details concerning what Phase I would involve. Mr. Acquesta recommended awarding the contract to Ritchie Construction. Staff had received 13 bids for Phase 1.

Alderman Hilton motioned, seconded by Alderman Furr, to accept the low bid for the Phase I Water System Improvements from Ritchie Construction in the amount of \$573,607.31 and to award them the contract. All voted aye.

For Phase II, the low bidder was Sanders Utility Construction out of Charlotte. Their bid was within the budget and had been approved by the USDA. Mr. Acquesta went over details concerning what Phase II would involve. Mr. Acquesta recommended awarding the contract to Sanders Utility Construction. Staff had received 16 bids for Phase II.

Alderman Hilton motioned, seconded by Alderman Safrit, to accept the low bid for the Phase II Water System improvements from Sanders Utility Construction in the amount of \$2,096,194.14 and to award them the contract. All voted aye.

Mr. Acquesta stated that he would get the contracts finished in the next week or so and construction would most likely begin in July. He stated that the contractors felt this was a good project and the bids for both Phase I and Phase II had come in below budget.

The next order of business concerned a requested budget amendment. It was simply a matter of “cleaning up the bookkeeping”. The amendment would create a new recycling line item and move the amount from miscellaneous to its own line item.

Alderman Hilton motioned, seconded by Alderman Furr, to accept the budget amendment as presented. All voted aye.

Department Head Comments

Recreation Director Andrew Morgan: stated that the work on the Pavilion roof would start next Monday. He also informed the Board that representatives with the Carolina Thread Trail would be coming to talk to Staff on July 11th, 2011 on what they would like to do. Director Morgan also stated that Lake Corriher had been opened to fishing last week and so far \$900.00 in permits had been sold. He had spoken to Gods Country Outfitters and they were excited about what was coming up. They wanted to run a bait and tackle shop for the lakes. Any rental fees collected by them would be split 50/50 with the Town. He had already met with Gods Country Outfitters several times; they would be providing staff and equipment. Manager Linn stated that he thought this was a good option, it would keep someone there at all times and the Town would also receive building rental fees from the company. Alderman Hilton inquired about liability coverage. Manager Linn confirmed that everything was already worked out on the Town’s side. Alderman Hilton stated that Gods Country Outfitters needed to have their own liability insurance with the Town listed on it. There was further discussion of this matter. Director Rowland stated that once Gods Country Outfitters were in place, they would sale permits seven days a week, and all of that revenue would come to the Town.

Town Manager Reed Linn: stated that sanitation bids were due by Wednesday, May 4th, 2011 and they would be opened at 2:00pm. So far only one bid had been received. If no more bids were received, it would not be opened and the contract would be re-bid and bids opened the following week. If there was still only one bid at that time, they would open the bid and go with it. The one bid that had been received was from Sharks, the same company handling the Town’s recycling currently. There was further discussion on the matter. Manager Linn also reminded the Board that the next budget workshop was on Tuesday, May 10th, 2011 at 6:00pm and Staff had made all adjustments that had been discussed. The final wholesale increase on the Light Fund was 5%; Staff had received final numbers from Electricities. Manager Linn stated that he had been speaking with Susan Norvel and Ellen Messinger and they were putting together information and historical items concerning Landis. In one article from August 24th, 1960 it was stated that the tax rate was \$.90 per \$100.00 evaluation, and it was the lowest in the county at that time.

Police Chief Brian McCoy: stated that the Special Olympics golf tournament would be May 9th, 2011 and they had 30 teams registered to play. Also, he had received pricing on the digital radios. It would be \$3,000.00 for the units for the cars and \$4,200.00 for the mobile units.

Board Comments

There were no Board comments.

Citizens Comments

Nadine Cherry: stated that on April 13th, 2011 she had tried to find a parking place at City Hall to attend the bid openings. She had to park uptown and across the street because there was nowhere to park at City Hall. At approximately 1:52pm she was walking on the sidewalk and fell. She stated that she went to City Hall to report the incident and had told Town employee Heather Wood who instructed her to speak with Deputy Town Clerk Debbie Goodman. Ms. Goodman informed her she would need to speak to Manager Reed Linn. After she explained what had happened to Manager Linn, she was directed to Director Steve Rowland, who was also the ADA Coordinator for the Town. Ms. Cherry went with Director Rowland to where she had fallen to show him the area in the sidewalk. She believed there was a dip there and that is why she had fallen. Ms. Cherry stated that Director Rowland told her that the sidewalks uptown would be replaced. The next day she went to the doctor and informed the doctor that she felt the fall had stirred up some of her old injuries, the doctor agreed. Ms. Cherry wanted to know if when the state replaced Chapel Street, would they be replacing the sidewalks. She stated that all she hears are “broken promises” and that she also was “not happy” about the microphones at the Board meetings.

Manager Linn then asked the Board if he could speak in response to Ms. Cherry’s comments. He stated that Ms. Cherry had notified him of what had happened and that when he had asked her if she was injured, she had told him that “she didn’t believe so”. Manager Linn had spoken to Director Rowland and they had documented the area where she had fallen and taken pictures. Ms. Cherry had also come into City Hall the next day and spoken to Manager Linn, that meeting had also been documented. Manager Linn stated that the microphone had been working at the beginning of the meeting and now it was not, and that he had no control over technical malfunctions. Ms. Cherry commented that it happened “too often”.

Alderman Furr motioned, seconded by Alderman Safrit, to go into Executive Session for Legal Matters. All voted aye.

Nadine Cherry commented that the Executive Session had not been on the agenda. Mayor Brown informed her that the item had been added in agenda adoption. Alderman Furr stated that they would not argue this point with her. Mayor Brown also stated that he was not going to take “any more threats” from Ms. Cherry.

The Board went into Executive Session to discuss Legal Matters.

Alderman Furr motioned, seconded by Alderman Safrit, to come out of Executive Session and to adjourn the meeting. All voted aye.

The meeting adjourned at 7:37pm on Monday, May 2nd, 2011.

Heather Wood
Administrative Assistant