

MINUTES FOR THE THOMASVILLE CITY COUNCIL BRIEFING MEETING ON MONDAY, DECEMBER 13, 2021 AT 6:00 PM AT 7003 BALLPARK ROAD, THOMASVILLE, NC.

Elected officials in attendance: Mayor Raleigh York, Jr.; Mayor *Pro Tempore* Wendy Sellars, and Council Members Ron Bratton, Doug Hunt, Lisa Shell, Jeannette Shepherd, Hunter Thrift and Payton Williams.

The following staff members attended the meeting: City Manager Michael Brandt; Finance Director Thomas Avant; Police Chief Mark Kattner; and City Clerk Wendy Martin.

6. Call to Order – Mayor Raleigh York, Jr. called the meeting of the Thomasville City Council to order.

7. Additions and Deletions to the Agenda

City Manager Brandt asked Council to add the following:

3. Proclamations and Recognitions:

A. Recognition of Officer Brian Aguilar for Letter of Commendation from High Point Police Department

B. Recognition of Retirements in 2021; and

8. K. Call for Public Hearing for Economic Development Project Viceroy on January 18, 2022 at 7003 Ball Park Road, Thomasville, NC at 6:00 P.M.

City Manager Brandt also asked Council to replace the following:

H. Consideration of Resolution of Acceptance of State Revolving Fund Loan Offer
with:

H. Consideration of Amendment to 2022 Thomasville City Council Meeting Dates Schedule. (A Council Member wanted the January committee meeting to be held on Tuesday, January 4th, instead of Wednesday, January 5th due to a work schedule conflict.)

Council Member Sellars moved that Council approve the agenda as amended. The motion was seconded by Council Member Hunt. No discussion. *Motion unanimously approved 7 – 0.*

8. Proclamations and Recognitions – amended as stated above.

9. Public Forum (on December 20, 2021) – Citizens will be given two minutes to speak on any topic at the Council Meeting.

10. Public Hearing

Request for Rezoning:	(Z-21-05)
Applicant:	Leoterra Development, Inc.
Owner:	William Lynn Hinkle, et al.
Location:	Lexington Avenue
Tax Parcel ID #:	16-325-0-000-0089
Existing Zoning:	R-10 Low Density Residential
Proposed Zoning:	CZ-R6 Conditional Zoning High Density Residential

Conditions: Permitted uses to include: Single Family Residential, Town Homes, Twin Homes, Duplexes; Permitted uses to exclude: All R-6 uses not listed as included shall be prohibited; Development Conditions: Density shall be limited to 280 units; Other Conditions: 20-ft. semi-opaque buffer yard. *The Board of Planning and Adjustment held a public hearing on 11/30/21 and voted 5-1 in favor of this rezoning because, "It does not conflict with adjoining properties and homes, it stabilizes and protects the essential characteristics of the area, and it is compatible with the 2035*

Land Development Plan, providing the City of Thomasville with high quality single family housing.”

City Manager Brandt explained that Mayor York asked Council to allow a 10-minute Power Point presentation by Leoterra, followed by 5 minutes of input from those in favor of this issue, then 15 minutes for those opposed, with additional time allowed as needed after that, in order to allow for due process. If needed, Mayor York could request speakers to refrain from repeating the same sentiments, and/or limit the time per speaker, to allow everyone the opportunity to speak. Council expressed concern that each side get the same opportunity to speak. Mayor York confirmed that both sides would get to speak.

6. Regular Agenda **for action on December 13, 2021**

A. Consideration of Adoption of a Preliminary Resolution – 2012 Revenue Bond Refunding/Refinancing

Finance Director Thomas Avant explained that these were first issued in 2002 to install sewer lines in the annexed areas of town. They were recalled and refinanced in 2012. This will be the second time that they were refinanced. It will save the City approximately \$250,000 in aggregate debt service over the life of the loan (about \$37,000 annually.)

He explained that this preliminary Resolution will ultimately authorize the filing of an application with the LGC for bond refunding. It requests that the LGC sell the bonds at private sale and authorizes the solicitation of bids in connection with the issuance of revenue refunding bonds of the City.

Council Member Thrift moved that Council approve the Adoption of a Preliminary Resolution – 2012 Revenue Bond Refunding/Refinancing. The motion was seconded by Council Member Williams. No discussion. *Motion unanimously approved 7 – 0.*

The following items were put on the regular agenda by the Council members for consideration on December 20, 2021:

11. Consent Agenda **for action on December 20, 2021**

- A. Approval of Minutes of the Briefing Meeting on 11/08/21
- B. Approval of Minutes of the Council Meeting on 11/15/21
- C. Consideration of Resolution Authorizing the Sale of Retired K9 Officer “Kaizer”
- D. Consideration of Adoption of FY 21-22 Budget Amendment for donation from Thomas Austin Finch Foundation
- E. Consideration of Grant Project Ordinance – 2021 Thomasville PD JAG Grant
- F. Consideration of Amendment to 2022 Thomasville City Council Meeting Dates Schedule
- G. Consideration of Resolution Adopting the State’s Record Retention and Disposition Schedule Updated 10/29/21

The following items were put on the regular agenda by the Council members for consideration on December 20, 2021:

7. Regular Agenda

- A. Consideration of Ordinance Amending Chapter 78-462, Schedule 2, 25-Miles-Per-Hour Speed Zones on State Roads
- B. Consideration of Ordinance Amending Enforcement of Certain Sections of the City of Thomasville Code of Ordinances by Adding Criminal Penalties (per Senate Bill 300)
- C. Consideration of Water and Sewer Enterprise Fund Capital Improvement Plan FY23-34

- D. Consideration of Adoption of FY 21-22 Budget Amendment Recognizing Various Revenues and Appropriations in the General, Water/Sewer and Golf Funds
- E. Consideration of Contract with Home Solutions of Davidson County for \$32,000
- F. Call for Public Hearing for Economic Development Project Viceroy on January 18, 2022 at 7003 Ball Park Road, Thomasville, NC at 6:00 P.M.

8. Committee Reports and Appointments, Mayor's Report and Appointments, City Manager's Report, City Attorney's Report

Reports will be given at the Council meeting on December 20, 2021.

9. ADDITIONAL ITEMS

Mayor York asked Council members if they were interested, individually or as a group, in purchasing a page of advertising to support the MLK-SAC. A full-page group ad would be \$12.50 per person. The City already gives them \$500 of outside agency funds. Council Member Thrift pointed out that Council purchased an ad in 2019 (the last time they did this) but their ad was not included. Everyone agreed that they should do this. Mayor asked that each Council Member give their money to Rita Leta by the end of December.

10. ADJOURNMENT – Council Member Sellars moved to adjourn. Council Member Shell seconded the motion. No discussion. *Motion unanimously approved 7 – 0.*




Raleigh York, Jr., Mayor


Wendy S. Martin, City Clerk