

**Dear Board:**

As always I hope this agenda finds you in good health and spirits. Attached you will find a rather ambitious agenda packet. We will also expect to have a large agenda in November. As always if you have any questions about these matters please do not hesitate to contact me at your convenience. As I am sure most of you are aware one of our employee's (Sam Morgan) son died recently. The family has experienced great medical expenses in addition to funeral expenses. At present they owe \$2300 to the funeral home. I have not included this as an agenda item, but I would be interested in the Board giving consideration towards assisting the family during this time of trial.

Yours truly,

Jason

768-4887

**Town of Woodfin  
Board of Aldermen Meeting  
October 16, 2006  
6:30 P.M.**

**Meeting**

Meeting Call to Order  
Invocation –as designated by the Mayor  
Approval of the Agenda  
Approval of the Consent Agenda  
Approval of the Minutes

**Consent Agenda**

- I. Consideration of a Resolution Authorizing the Town Administrator to Open Bank Accounts with Carolina First Bank for the Purposes of Conducting Town Business.

**I have been extremely impressed by Carolina's First's willingness to work with the ABC Board and their interest in working with the Town. They have been very responsive to our requests and have shown an ability to bring full service and creative banking services to the Town. I would like to begin using them for some of our accounts with the anticipation that over time we might consider doing the bulk of our business with them.**

- II. Consideration of a Resolution Establishing an Honorarium for ABC Board Members to be paid exclusively by ABC Board funds.

**It is the Board's responsibility to establish a rate of compensation for our ABC Board Members I am recommending \$100 a meeting for these individuals who are willing to dedicate such a great amount of time and expertise to this enterprise. I would remind the Board that these are not taxpayer dollars, but are derived exclusively from ABC Board funds.**

- III. Consideration of a Resolution Authorizing the Town Administrator to Negotiate Funding for a New Public Works Facility.

**I would like formal authorization from the Board to secure funding for the new public works facility. It would appear that Buncombe County may be in a position to donate land to the Town after all and I would like to proceed as quickly as possible to capitalize on this possibility.**

- IV. Consideration of a Resolution Authorizing the Town Administrator to Release Funds to Woodfin Elementary in order to defray the costs of their photocopier lease fees for fiscal year 2006-07.

**As you may or may not be aware the Buncombe County School Board does not budget funds for a photocopier for Woodfin Elementary School. The School has approached the Town about funding this year's lease payment of \$3082.**

**Executive Session** – The Board will meet in private session to discuss legal and economic development matters before the Town.

**I need to meet with the Board to discuss how to move forward with the proposed annexations as well as to update the board on the golf course sale (good news) and the ongoing law suits facing the town. I would also like to offer the Board some rough forecasts on potential future legal engagements.**

**Public Forum**-*Citizens may address the Board concerning various topics after being recognized by the Mayor.*

### **New Businesses**

- I. Consideration of an Ordinance of Annexation for Several Properties Adjacent to the Town of Woodfin on the Northeast side of Woodfin's Present Boundary.
- II. Consideration of an Ordinance of Annexation for Several Properties Adjacent to the Town of Woodfin on the Northwest side of Woodfin's Present Boundary.

**As noted in your packet I have not included annexation ordinances with metes and bounds because I am wanting to take direction from the Board**

**in executive session on how you wish to proceed. I will have copies of proposed annexation areas ready for your consideration once the Board determines how they wish to go forward.**

- III. Public Hearing on a Proposed Contract for Sale of Municipal Property to Cherokee Investment Partners.

**Legally required to sell the golf course. I expect no significant opposition, but we do anticipate a large article in the Asheville Citizen Times on Sunday talking about the sale, so it is possible that we may have someone come out to raise questions.**

- IV. Consideration of a Contract for sale of Municipal Property known formally as the Northwoods Golf Course.

**The formal vote to consider the contract.**

- V. Consideration of an Ordinance to Amend the Town Charter to Provide for a Four Year Term for the position of Mayor subsequent to the next regularly held election as established under North Carolina General Statute 160A-101.

**Having heard public comment on this proposal at the September meeting and having aired the matter at the August meeting the Board is now free to vote on the matter of amending the Charter to allow for a four year term. I strongly believe that the benefits of this outweigh any potential risks as it will go a long way to ensure stability in leadership which has been so important to the growth and development of the Town over time. I urge the Board to consider this as an important way to stabilize the influence of incoming political groups while they become acclimated to Woodfin. I believe that this measure coupled with a few other modifications to the charter will ensure that Woodfin maintains its character and direction into the future.**

- VI. Consideration of a Resolution Directing the Town Clerk to Notify the Board of Commissioners of the Intent of the Board to Establish a Tax Increment Financing District.

**This is an extremely important statutory requirement. We must notify the County of our intent to create the TIF District. This measure will authorize Cheryl to do so.**

- VII. Public Hearing on a Proposed Major Subdivision Located Along Riverside Drive.

**This is a public hearing on the re-drawn “page estates” development being proposed by Rod Kagy (Heights of Woodfin). It contains 416 residential units on 100 acres. It passed the Planning and Zoning Board in September.**

- VIII. Consideration of an Ordinance allowing for a Major Subdivision Located Along Riverside Drive.

**Formal consideration of the matter discussed above.**

- IX. Consideration of a Proposed Lease Agreement between the Town of Woodfin and the Woodfin ABC Board for property owned by the Town of Woodfin.

**A proposed lease agreement for the public works site between the Town of Woodfin and the Woodfin ABC Board. The lease amount is set at a point wherein it would offset the annual debt service payments on a \$350,000 loan to construct the new public works facility.**

**Reports**

Police Report

Public Works Report

Administrative Report

**Adjournment**