

## DRAFT ACTION MEETING MINUTES



### Council Members Present

Mayor Jerry VeHaun  
Council Member Judy Butler  
Council Member Elisabeth Ervin

Vice Mayor Jim McAllister  
Council Member Eric Edgerton  
Council Member Ronnie Lunsford

### Council Members Absent

Council Member Hazel Thornton

### Town Staff Present

Shannon Tuch, Town Manager  
Sheri Powers, Finance & Budget Director  
John Henning, Town Attorney

Michael Dykes, Chief of Police  
Ricky Hurley, Planning Director  
Gena Powers, Town Clerk / PIO

The meeting video can be seen in its entirety at: <https://youtu.be/4CHK45cYAK4>.

Mayor Vahaun called the meeting to order at 5:00 pm.

### A. Approval of the Agenda (0:57)

Council Member Edgerton made a motion to approve the agenda with one modification that item 2 under new business be continued one month to May 16<sup>th</sup>, to allow for additional applications to be submitted for the new Planning Board of Adjustment. Vice Mayor McAllister seconded the motion, which passed unanimously, 5-0.

### B. Consent Agenda (2:03)

1. Approval of the March 21, 2023, Regular and Closed Session Meeting Minutes
2. Approval of the April 11, 2023, Budget Work Session Minutes
3. Approval of Resolution #2023-09 fixing a date for a public hearing for the annexation of three properties located off Elk Mountain Scenic Highway and Mundy Cove Rd. identified as PINs 9751-97-3287; 3475; 5245.
4. Approval of Resolution #2023-10 to pursue a Bicycle & Pedestrian Plan Grant Through NCDOT IMD Multimodal Planning Grant Program.

Council Member Erwin made a motion to approve the consent agenda. Vice Mayor McAllister seconded the motion, which passed unanimously, 5-0.

- ### C. Public Comment (2:13) – The public is invited to attend this meeting in person or view this meeting on Facebook Live: <https://www.facebook.com/townofwoodfin>. All documents related to agenda items not published on the website may be viewed in advance of the meetings in person at Town Hall, 90 Elk Mountain Rd, Woodfin.

There was public comment regarding the order that repaving of roads has taken place. Manager Tuch will follow up on this matter.

*Citizens may address the Board concerning various topics after being recognized by the mayor and are limited to 3 (three) minutes speaking time.*

**D. Presentations & Reports (6:34)**

1. Town Manager Report – Shannon Tuch (6:40)

**E. New Business (20:29)**

1. Public Hearing – Ordinance 2023-010 Zoning text amendment to Chapter 54 of the Town of Woodfin Code of Ordinances to update 1) board structure for the Planning Board and Board of Adjustment, and 2) appointment of the town Zoning Administrator – Ricky Hurley

Mayor VeHaun opened the Public Hearing at 5:25 pm. There being nobody to speak, Mayor VeHaun closed the Public Hearing at 5:26 pm.

Council Member Edgerton made a motion to approve Ordinance 2023-010 Zoning text amendment to Chapter 54 of the Town of Woodfin Code of Ordinances to update 1) board structure for the Planning Board and Board of Adjustment, and 2) appointment of the town Zoning Administrator, Vice Mayor McAllister seconded the motion, which passed unanimously, 5-0.

2. Appointment of volunteers to the Planning Board of Adjustment – Shannon Tuch

At the request of Council Member Edgerton this item will be continued for one month to May 16<sup>th</sup>, to allow for additional applications to be submitted for the new Planning Board of Adjustment.

3. Discussion on use of community center and other public spaces – Council members Edgerton & McAllister

Manager Tuch shared Park Shelter and community center rental information.

4. Discussion regarding town advertising needs – Council members Edgerton, McAllister & Ervin

The council would like to look at other options for our advertising needs to reach more people. They reached a consensus for Manager Tuch to gather cost information and discuss it further at the next budget workshop meeting.

Council Member Ervin made a motion to go into closed session. Council Member Butler seconded the motion, which passed unanimously, 5-0.

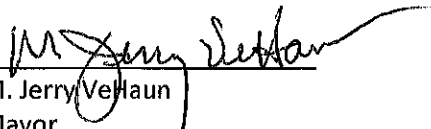
**F. Executive Session (44:16) – The Board of Commissioners may adjourn to private chambers to discuss legal, personnel, contractual or similar matters protected by the NCGS §143-318.11.**

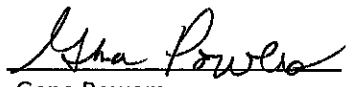
1. (a)(3): To consult with an attorney employed or retained by the public body in order to preserve the attorney-client privilege between the attorney and the public body, which privilege is hereby acknowledged; and (a)(5) to establish, or to instruct the public body's staff or negotiating agents concerning the position to be taken by or on behalf of the public body in negotiating (i) the price and other material terms of a contract or proposed contract for the acquisition of real property by purchase, option, exchange, or lease.

**G. Adjournment**

Council Member Ervin made a motion to adjourn the meeting. Council Member Butler seconded the motion, which passed unanimously, 5-0.

Mayor VeHaun adjourned the meeting at 6:22 pm.

  
M. Jerry VeHaun  
Mayor

Attest:   
Gena Powers  
Town Clerk

