

BURNSVILLE TOWN COUNCIL
Regular and Organizational Meeting
Thursday, December 5, 2019

The Town Council, with members Mayor Theresa Coletta, Judy Buchanan, and Bunnie McIntosh present, held a special meeting on Thursday, December 5, 2019, at the Town Hall. Also in attendance were Councilor-elect Denise Collier; town staff members Brian Buchanan, Leslie Crowder, Chad Fox, Kim Johnson, Dillon Lundy, and Jeanne Martin; Town Attorney Heather Hockaday; and many visitors, including Yancey County Clerk of Superior Court Tammy R. McEntyre and former Mayor Danny McIntosh. Absent from the meeting were Councilors Russell Fox and Isaac McCurry. Mayor Coletta, who presided, called the meeting to order, stating that the purpose of the meeting was to organize the Town Council subsequent to the municipality's recent election, and thereafter conduct regular business for the month of December, 2019.

- **Adoption of Agenda** – Judy Buchanan moved to adopt the agenda, as presented. Bunnie McIntosh seconded the motion, which carried.
- **Recognition of Outgoing Councilor Isaac McCurry** – Mayor Coletta read an email sent to Council by Isaac McCurry expressing his apologies for being unable to attend this meeting, and his appreciation to Council members, Town staff, and citizens of Burnsville for their support during his time as a board member. In the email he said he appreciated the opportunity given to him to represent the community and the fine people within, and he looks forward to the progress of the town and hopes to serve again soon. The Mayor said it was a pleasure to have served alongside Mr. McCurry, who certainly would be missed.
- **Oaths of Office for Councilors-Elect** – Yancey County Clerk of Superior Court Tammy R. McEntyre administered oaths of office to re-elected Town Councilor Judy Buchanan and newly-elected Councilor Denise Collier. After being sworn in, Councilors Buchanan and Collier were seated with Mayor Coletta and Council member Bunnie McIntosh.
- **Election of Mayor pro tempore** – Bunnie McIntosh moved to appoint Judy Buchanan as mayor pro tempore, and the motion carried.
- **Appointment of Town Attorney** – Theresa Coletta moved to appoint Heather Hockaday as town attorney. Judy Buchanan seconded the motion, which carried.
- **Confirmation of Regular Meeting Schedule** – It was confirmed that the current schedule for regular meetings, which are held the first Thursday of each month at the Burnsville Town Hall at 6:00 p.m., would be adhered to.
- **Recess and Reception** – The Mayor called for a recess of the meeting in order to hold a reception for the newly-elected officials.
- **Public Comment** – Upon reconvening the meeting, the floor was open for public comment, but no one asked to speak.

- **Consideration of Minutes** – Available for review were minutes from the following meetings:
 - a. Regular meeting held November 7, 2019
 - b. Special meeting held November 19, 2019
 - c. Special meeting held November 26, 2019

Judy Buchanan moved to approve minutes from the aforesaid meetings. Bunnie McIntosh seconded the motion, which carried.

- **Armin Wessel** - Resignation from Planning and Zoning Board and Public Art Board – Council reviewed letters of resignation submitted by Armin Wessel upon his relocation to Winchester, Virginia. The Mayor presented a framed Proclamation of Appreciation to Mr. Wessel, and thanked him for his many contributions to the Town of Burnsville. Mr. Wessel commended the Town on its most recent art endeavors, but recommended that the board revert to its original intent, appointing new members with vision and enthusiasm and an interest in installing affordable art. He suggested that Chad Fox remain on the board in a leadership role.
- **Consideration of Resolution to Enter into a Lease Agreement for Area C of the Burnsville Town Center** – Attorney Heather Hockaday provided background on the relocation of *Homeplace Brewery* and owner John Silvers’ request to lease Area C of the Burnsville Town Center for another operation. She advised that a Notice of his intention to lease a public building was advertised for thirty days, and a lease has been drafted for Council consideration. The new lease will be for a year at a time with an option for two additional one-year renewals, and will include changes in insurance requirements, as the new operation will incorporate a food component.

Bunnie McIntosh moved to adopt *Resolution to Enter into a Lease Agreement for Area C of the Burnsville Town Center* for the aforementioned purpose. Denise Collier seconded the motion, which carried.

- **Department Updates**
 1. Administration (Jeanne Martin)
 - a. Pursuant to GS 105-369(a), *Tax Delinquent Report* dated December 3, 2019 was provided as an update of uncollected revenues. A variety of collection efforts are underway, with every delinquent account receiving attention.
 - b. Finance Report – The monthly finance report was furnished to Council prior to the meeting.
 2. Fire Department (Chief Niles Howell)
 - a. Operations - a report of Fire Department activities was available for review, and is attached to these minutes and by reference made a part hereof.
 - b. Building project report – we are currently waiting on the LGC meeting in January, when our application for approval of financing will be considered. Armin Wessel advised that his office is going to remain open if design changes and permitting is needed.
 3. Police Department (Chief Brian Buchanan)
 - a. A complete report on this year’s *Shop with a Cop* event will be given in January, since the project is only half-way complete.

4. Public Works – (Dillon Lundy, Public Works Director) reported the following:
 - a. Update on issue at Hammonds’ Antiques on West Main Street – A waterproofing company has estimated a cost of \$6,800 to waterproof the building’s basement, and Mr. Hammonds is asking the Town to shoulder part of the burden. Jay Maleski of McGill Associates is being consulted for an opinion of cause and a report will be available at the January Council meeting.
 - b. Consideration of commercial hand pick-up – A Special Meeting was held on November 26th for business owners and others to hear a discussion of concerns about the cost for commercial sanitation services for 40 businesses, which is \$52,000 annually, almost equal to the cost of residential service for 527 homes. The business owners attending seemed to understand the position in which the Town finds itself. Bunnie McIntosh moved to suspend commercial pickup, and the motion carried unanimously.
 - c. Consideration of contract for residential sanitation services – With the Republic contract for residential sanitation services expiring at the end of the year, town staff has been researching available options for providers, and has received a comparable quote from McKinney Garbage in Spruce Pine. While there are no complaints with Republic and it is a large company with the ability to avoid interruptions in service, their billing program has been problematic. McKinney is a private small local business that is highly recommended by the Town of Spruce Pine, which they have served for ten years. Recycling service will be provided every other week with both proposals. Theresa Coletta moved to contract with McKinney Garbage for residential collection. Judy Buchanan seconded the motion. Voting was as follows:

<u>FOR</u>	<u>AGAINST</u>
Judy Buchanan	Bunnie McIntosh
Theresa Coletta	
Denise Collier	

5. Town Center – There was an update on events planned for the month of December. There are 20 more events before Christmas, including a concert with Debbie Phillips on December 13th.

▪ **Council Members’ Reports**

1. Mayor Theresa Coletta
 - a. Discussion of interview process for Town Administrator – Seven applications have been received. Bunnie McIntosh will chair a review committee comprised of Theresa Coletta, Denise Collier, and Jamie McMahan as consultant.
 - b. Christmas Parade – Saturday, December 7th. Councilors will meet at the Maintenance Shed at 11:45 a.m. and the parade will begin at 1 p.m.
 - c. The town’s Christmas Dinner will be held on Tuesday, December 17th at 6:00 p.m. at Pig & Grits.
 - d. Christmas Caroling – Scheduled for December 13th from 5:30 p.m. to 7:00 p.m. Shop owner Claudia Honeycutt summarized the many plans that have been organized by retail shops.

▪ **Updates from Advisory Boards and Non-Profits –**

1. Economic Development Commission (Jamie McMahan, Director) – Council heard about the recruitment of New Leaf Farms. This \$86 million investment will be bringing 100 new jobs to Yancey County.
2. Altec will be completing a facility expansion this month, with manufacturing beginning in January.

3. Former Senior Center on West Main Street will be demolished to make way for a permanent home for the Farmers' Market. Through a partnership with Appalachian State University, students in the School of Sustainable Engineering will design and construct the facility at no charge, and the County will pay the cost of materials. The project will begin during the fall semester of 2020, and collaboration with the Mountain Heritage High School construction program has been suggested.
 4. Yancey County has received a Tier 2 designation again this year.
 5. Judy Buchanan commended Jamie McMahan for his hard work on behalf of economic development in Burnsville and Yancey County.
- **Closed Session** – Judy Buchanan moved to enter closed session pursuant to N.C.G.S. 143-318.11(a)(6) to consider personnel matters. Bunnie McIntosh seconded the motion, which carried.

No action was taken as a result of closed session.

- **Next Town Council Meeting** – The next Town Council meeting will be held on January 8, 2020, at 6:00 p.m., to conduct regular business for the month of January.

Judy Buchanan moved to adjourn, and the motion carried.



Jeanne Martin

Jeanne Martin, Town Clerk

Theresa Coletta

Mayor Theresa Coletta