

Town of Eastover - Town Council Meeting
Tuesday, July 6, 2010, 7:00 p.m.
Eastover Community Center
Mayor Charles G. McLaurin, Presiding Council Members: Lawrence Buffaloe, Willie
Geddie, Cheryl Hudson, Donald Hudson, Benny Pearce, and Sara Piland

MINUTES OF MEETING – July 6, 2010

Mayor Charles G. McLaurin, Council Members, Sara Piland, Willie Geddie, Cheryl Hudson, Lawrence Buffaloe, and Benny Pearce were in attendance at the July 6, 2010 Eastover Town Council Meeting. A quorum was present at the Town Council Meeting. Council Member Donald Hudson and Mr. Matt Rooney from the Cumberland County Planning & Inspections Department were absent. Council Member Donald Hudson presented a Written Waiver of Notice, prior to the Town Council Meeting. Also in attendance were, Mr. John Jackson, Town Attorney, Mr. Kim Nazarchyk, Town Manager, and Ms. Jane Faircloth, Town Clerk.

I. Call to Order:

Mayor Charles McLaurin called the June 1, 2010 meeting of the Eastover Town Council to Order at 7:00 p.m. and welcomed all in attendance.

II. Invocation / Pledge of Allegiance:

Council Member Willie Geddie gave the invocation and led the attendees in The Pledge of Allegiance.

III. Approval of Agenda:

Mr. Nazarchyk asked that an Item #7 be added to the Discussion Agenda, regarding leasing additional office space.

Council Member Sara Piland made a motion that the Agenda be amended to add Item #7 to the Discussion Agenda. The motion was 2nd by Council Member Lawrence Buffaloe. The motion was carried unanimously.

Council Member Cheryl Hudson requested that she abstain from discussion and voting on Item #7. Council Member Sara Piland made a motion to excuse Council Member Cheryl Hudson on this topic. Council Member Benny Pearce 2nd the motion. The motion was carried unanimously.

Council Member Lawrence Buffaloe made a motion to approve the amended Agenda. The motion was 2nd by Council Member Benny Pearce. The motion was carried unanimously.

IV. Public Comments:

Mr. John Sanderson signed up to speak. Mr. Sanderson stated that he had tried to get the property he owns across from the Town Hall developed into an Ice Cream Shop last year, and it was denied by the Town Council. He stated that he wants to know what the Town Council wants at this location and he will build it. He stated that the Council stated in a previous meeting that the Town was going to send out flyers to residents to see what the residents wanted in Eastover. He stated as of this date no one has received any questionnaire concerning what the people of Eastover wants to see in their Town. Mr. Sanderson stated that he is willing to build whatever the Town wants (i.e. restaurant, car wash) and it would generate revenue for the Town, as now everyone is going out of Eastover to spend their money giving the revenue to other Towns/Cities. He stated that he would like some answers. Council Member Cheryl Hudson thanked Mr. Sanderson for his interest in the Town of Eastover, and his desire to help develop the Town.

V. Consent Agenda:

1. Consider approval of the June 1, 2010 Town Council Minutes.
2. Consider approval of the June 22, 2010 Special Town Council Meeting.
3. Consider approval of the May 31, 2010 Financial Report.

Council Member Cheryl Hudson made a motion to approve the Consent Agenda as stated. The motion was 2nd by Council Member Sara Piland. The motion was carried unanimously.

VI. Discussion Agenda:

Agenda Item #1:

Briefing by Mr. Morgan Johnson, Chairman Eastover Sanitary District.

Mr. Morgan Johnson briefed the Town Council on the progress of the water projects. He stated that the best way to say it is "pipes are going into the ground". He stated that over 50% of the residents have paid the water fee. The water tower will be painted white with teal green lettering that reads Eastover, NC. He stated that the water tower is 200 feet high and will hold 300,000 gallons of water.

Mr. Johnson stated that the construction of the bridge on Dunn Road /Rock Hill Road intersection will start soon and construction will last one year.

Agenda Item #2:

Briefing by Mr. Kim Nazarchyk concerning Mr. Robert Segal, CPA reference Franchise Tax and utilities.

Mr. Nazarchyk stated that he has talked with Mr. Segal and he feels we are receiving Franchise Tax of \$15-16 per resident and that we should be receiving \$30-35 per resident. Mr. Segal has prepared a contract for 24 months and will get 50% of what he finds.

Council Member Sara Piland requested that he show proof of whatever he finds. She stated

that he must go to the Department of Commerce data base file for utilities franchise to get this information. Mr. Nazarchyk recommended to the Town Council that we contract with Mr. Segal.

Council Member Lawrence Buffaloe made a motion for the Town to approve the two year contract with Mr. Segal. The motion was 2nd by Council Member Benny Pearce. The motion was carried unanimously.

Agenda Item #3:

Discuss/approval of the contract between the Town of Eastover and the Eastover Civic Club.

Mr. Nazarchyk stated that the Eastover Civic Club had approved and signed the contract with the Town of Eastover releasing their interest in the Community Center.

Council Member Sara Piland made a motion to approve the contract as stated. The motion was 2nd by Council Member Cheryl Hudson. The motion was carried unanimously.

Agenda Item #4:

Discuss Town Manager's Training.

Mr. Nazarchyk stated that he had applied to take the course "Municipal and County Administration" at UNC School of Government in Chapel Hill. The course will cost \$2,000 for registration and with meals and lodging will cost approximately \$5,600. The course is 3.5 days per month for seven months. He stated that he would not know if he has been accepted in the course until August.

Attorney John Jackson recommended this training and stated that this is the best training we can buy.

Council Member Sara Piland made a motion to approve the training for the Town Manager. The motion was 2nd by Council Member Lawrence Buffaloe. The motion was carried unanimously.

Agenda Item #5:

Discuss planning session for Town Council.

Council Member Sara Piland stated that she would like to see this planning session in January/February timeframe. She stated that we could get started on this in September. Attorney Jackson stated that this could be a valuable tool. Council Member Piland stated that the Town Manager could set the date for the planning session and determines if this should be a half day or a full day session.

Agenda Item #6:

Discuss/approval of the Cumberland County Sheriff's Office contract for Fiscal Year 2011.

Mr. Nazarchyk stated that the Town of Eastover contracts for Deputy Services -1 Deputy 42.5 hours per week (8:00 a.m. to 5:00 p.m.). He stated that this includes annual salary/benefits and substitutes at a cost of \$54,116; recurring car expenses include Insurance, maintenance & service estimated fuel (estimated) \$10,000. The projected annual recurring cost is \$64,116. Actual expenses will be billed quarterly. Mr. Nazarchyk stated that this is an increase of \$3,959 over last year. He stated that this contract does not include any additional Deputy hours.

Council Member Benny Pearce made a motion to approve the contract between the Cumberland County Sheriff's Office and the Town of Eastover. The motion was 2nd by Council Member Lawrence Buffaloe. The motion was carried unanimously.

Agenda Item #7:

Discuss leasing additional space for Town Hall.

Mr. Nazarchyk stated that additional office space has become available adjoining the current Town Hall. He stated that we would have to pay an additional \$500 per month rent for the space, utilities, water, cable internet lines and an alarm system added. He stated that the landlord has agreed to bear the cost of adding a door between the two sections of building. Mr. Nazarchyk stated that this additional space could serve the Town for an additional year to eighteen months as the Town Hall. He stated that the landlord would provide a new contract to the Town of Eastover to include the additional space. This contract will be reviewed by the Town Attorney for legal sufficiency and form.

Council Member Cheryl Hudson was excused from discussion and voting on this issue.

Council Member Benny Pearce made a motion to approve acquiring the additional space, subject to updating the lease agreement with Culbreth Investments, LLC. The motion was 2nd by Council Member Willie Geddie. The motion was carried unanimously.

VII. Receive Mayors Update:

Mayor McLaurin asked that the sign in front of the Community Center be replaced, as it is in need of repair, and requested that that the lettering on the sign read "Town of Eastover Community Center". Mayor McLaurin tasked the Town Manager to accomplish this.

Mayor McLaurin stated that work at Woodland Park has been slow due to the severe heat. He stated that the Boy Scouts are going to work and complete a project at Woodland Park.

Mayor McLaurin asked the Town Manager to check into purchasing a LCD Projector that would be compatible with our laptop computers. The cost would be approximately \$385 and we could give PowerPoint presentations when needed.

Mayor McLaurin stated that the Beautification Appearance presentations will be held at Salem Methodist Church, July 15, 2010 at 6:30 p.m. Eastover submitted the Ball Park, the new Drug Store, and the Robert Williams House in the competition. Mrs. Judy McLaurin is preparing the food for the event.

VIII. Receive Council Members Updates:

No updates.

IX. Receive Town Managers Update:

Mr. Nazarchyk stated that Herald Office Systems (copier lease) stated that the Savin Copier does not operate on the Windows Program system that was shown on the "60 Minutes" Program. He stated that we have the option to purchase a chip for \$350, or purchase the hard drive for \$300. He stated that when the lease expires we could make a decision as to which one of these options would best suit the Town.

Mr. Nazarchyk stated that the June 5, 2010 incident that occurred on Middle Road, the property owner received a Notification of Violation and a \$500 fine if this happens again.

Mr. Nazarchyk stated that we purchased the "Ethics in Government" book by Mr. Fleming Bell from the UNC School of Government. He stated that he is in the process of preparing our Ethics Policy as required by law.

Mr. Nazarchyk stated that 38 of 39 street lights are up. The project is almost complete.

Mr. Nazarchyk stated that Mr. Mike Mason removed graffiti on signs in Eastover.

X. Consider a motion to adjourn.

Council Member Benny Pearce made a motion to adjourn the meeting at 8:00 p.m. The motion was 2nd by Council Member Cheryl Hudson. The vote was unanimous.

Town of Eastover

Charles G. McLaurin, Mayor

Attest: _____, **Town Clerk**
Jane F. Faircloth