

Town of New London
Board of Commissioner's Meeting
May 3, 2022

Mayor Tate Daniels welcomed everyone and opened the Public Hearing. Present for the meeting were Mayor Tate Daniels, Commissioners Bill Peak, Richard Kimmer, Christy Starnes, Johnny Chestnut, Marcus Mullis and Town Administrator Susan Almond. Visitors present at the meeting were Michael Sandy, Elizabeth Chestnut, David & Christi Cline, JD Mullis, Antionette Buck, Joe & Sandra Hudson, Ed Griffin, JoEllen Newsome, Britt Newsome, Linda Kendall, Terrel Kendall, and Tim Swaringen.

The purpose of the first public hearing was to hear a recommendation from the Planning Board to create a Single-Family Residential R-15 Zoning District that would require a minimum lot size of 15,000 square feet with setbacks of 35 feet on the front, 15 feet one the side and 25 feet on the rear.

Following public comments and discussion, Mayor Daniels closed the first Public Hearing and opened the second Public Hearing.

The purpose of the second public hearing was to hear a recommendation from the Planning Board to re-zone property on Oak Avenue owned by Lee & Mary Burt Allen, tax records 13268, 16675, & 16676 from R-20 (Single Family Residential) to R-15 (Single Family Residential).

Mr. Michael Sandy spoke to the Board on behalf of Mr. Lee Allen. He noted that the Allen's would like to build craftsman style houses on those parcels of land on Oak Avenue. The R-15 Zoning District would allow up to 5 houses contingent upon watershed guidelines as compared to 3 houses in the R-20 district. During public comment, some neighbors expressed concern with the number of houses allowed on those parcels.

Following discussion, the Public Hearing was closed and the Commissioner's Meeting was opened. The Pledge of Allegiance was led by Commissioner Chestnut. Mayor Daniels asked if there were any changes to the agenda. Mr. Joe Hudson requested to be added to the agenda. Commissioner Mullis made a motion to approve the meeting agenda with the addition, seconded by Commissioner Kimmer. Motion carried unanimously.

Mayor Daniels asked if there were any corrections or additions to the minutes from the April meeting. There being no corrections, Commissioner Peak made a motion to approve the minutes from April, seconded by Commissioner Starnes. Motion carried.

Decision Regarding Proposed R-15 Zoning District- Commissioner Peak made a motion to establish an R-15 Zoning District, seconded by Marcus Mullis. Motion carried unanimously.

Decision Regarding Re-Zoning Request- Commissioner Chestnut made a motion to approve Mr. Allen's request to re-zone property on Oak Avenue, tax records 13268, 16675, & 16676 from R-20 (Single Family Residential) to R-15 (Single Family Residential), with a 15,000 square feet minimum lot size, seconded by Commissioner Mullis. Motion carried unanimously.

Sewer Report- Commissioner Peak reported that the sewer system is functioning properly. He noted that we plan to purchase 4 new residential pumps for a cost of \$3,200 each.

Mulch at the Park- New playground mulch is being placed and spread at both parks in New London.

Code Enforcement- Mr. Swaringen gave an update on the code enforcement cases.

Mrs. Almond reported on the following:

- **ARP Funding-** The UNC School of Government recommended adopting the following policies regarding the American Rescue Plan Funding:

Grant Project Ordinance- states the Board's intent to take the Standard Allowance as recommended by the School of Government and expend the ARP funds for the provision of government services (salaries) for the 2021-2022 & 2022-2023 budget years. Commissioner Kimmer made a motion to approve the grant project ordinance, seconded by Commissioner Mullis. Motion carried unanimously.

Title IV Non-discrimination Policy- states the town agrees to follow all federal statutes and regulations prohibiting discrimination in its administration of the ARP Funds. Commissioner Peak made a motion to adopt the Non-discrimination Policy, seconded by Commissioner Chestnut. Motion carried unanimously.

Conflict of Interest Policy- establishes conflict of interest guidelines that meet the requirements under state law regarding federal funds. Commissioner Mullis made a motion to adopt the Conflict of Interest Policy, seconded by Commissioner Kimmer. Motion carried unanimously.

Records Retention Policy- states the town will retain records related to the ARP Funds for five years. Commissioner Mullis made a motion to adopt the Records Retention Policy, seconded by Commissioner Starnes. Motion carried unanimously.

- **Bulk Waste Pick-up-** scheduled for Saturday, May 21st

Mayor Daniels reported on the following:

- **First Reading of the 2022-2023 Budget-** the Town Board was given a copy of the proposed budget for review. Following discussion, the Board agreed to set a Public Hearing at the June Meeting to hear the second reading of the budget.
- **Park Update-** there are 19 dead trees along the trails that need to be taken down at the park, which will be completed in the next few days.
- **Coggins Property-** The Board discussed the condition of the homes, which were built in 1918, and agreed to let the New London Volunteer Fire Department use the houses for training. Commissioner Mullis made a motion to include a letter in the water bill informing the residents of this decision, seconded by Commissioner Peak. Motion carried unanimously.
- **Tile in Park Restrooms-** Commissioner Chestnut made a motion to install tile in the park restrooms, storage and electrical room for a cost of \$7,345, seconded by Commissioner Kimmer. Motion carried.
- **June Board Meetings-** Commissioner Chestnut made a motion to change the regularly scheduled June 7th Board Meeting to Tuesday, June 21^s at 7:00 pm, seconded by Commissioner Mullis. Motion carried unanimously.

- July Board Meetings- Commissioner Chestnut made a motion to change the regularly scheduled July 5th Board Meeting to Tuesday, July 12th at 7:00 pm, seconded by Commissioner Starnes. Motion carried unanimously.
- Sewer Rate Increase- we were notified by the City of Albemarle that they anticipate a 7% increase in the water and sewer rates effective July 1st. Therefore, our rates will likely increase from \$26.50 to \$28.25 for the minimum sewer rate. The water rate will be increased from \$20.00 to the new rate to be set by PNSWA at their next Board Meeting.
- Joe Hudson- Mayor Daniels will contact Mr. Marc Morgan regarding the barricade options at the intersection of Depot Street and Hwy 52.

A Closed Session was called to discuss personnel matters. The Commissioner's Meeting reconvened.

The agenda being accomplished, the meeting adjourned at 9:00 pm.

Minutes submitted by Susan Almond, Town Administrator