

Town of Fletcher
Agenda Review Meeting
Minutes
April 9, 2018

Call the meeting to order at: 06:01 pm

Those who were in attendance are as follows:

Mayor Rod Whiteside
Councilman Bob Davy
Mayor Pro-Tem Eddie Henderson
Councilman Hugh Clark
Councilwoman Sheila Franklin
Town Manager Mark Biberdorf
Police Chief Erik Summey

Invocation: **Mayor Whiteside** asked if council had any problems with local clergy doing prayer at the meetings.

Council has no problem with having prayer done by local clergy.

Pledge of Allegiance: student to be selected by regular meeting.

Public Comment

None at this time.

Approval of minutes-corrections, additions or deletions.
(3/05, 3/12 & 3/20)

Mayor Whiteside stated for council to review minutes and let any changes be known to the clerk next week.

Council Updates

Councilman Hugh Clark commented on the recent paving project and widening on the entrance in Bill Moore Community Park. He stated that it looks really good. **Councilwoman Sheila Franklin** stated that a resident had commented to her that speed bumps not doing are any good that people were still speeding.

Consent Agenda

Set Public Hearing for May 14, 2018 meeting to consider text amendments to the Land Development Code regarding short term rentals of residential dwellings.

Approval of Proclamation P-18-03 in support of the annual spring litter Sweep which takes place April 14, 2018-April 28, 2018.

Approval of Budget Amendment #4 to the FY 17/18 Budget Ordinance for the Summer Day Camp bus.

Approval of Budget Amendment #5 to the FY 17/18 Budget Ordinance for the underpayment of funds to Fletcher Fire & Rescue from the recently completed audit.

Mayor Whiteside asked if there were any questions or discussion on the Consent Agenda items.

Councilman Hugh Clark commented that he assumed that we were going to get the bus labeled so that we will know whose bus that it is.

Town Manager Mark Biberdorf stated that yes we would get something put on the bus.

Councilman Hugh Clark also commented that we needed to get some type of distressed package on the bus for emergencies to include a first aid kit.

Town Manager Mark Biberdorf commented on the budget amendment for Fletcher Fire & Rescue. He stated that we always bring Lowdermilk & Church in at the end of the year to do an audit because we will budget an estimated amount on Ad Valorem. Then when we bill it is frequently been above what we budgeted so to reconcile that we try and budget a little extra for that and sometimes we get it right and other times we still need a little more.

We estimated (already budgeted) \$24,000 so we need to budget an additional \$20,000 to cover this for the amount we owe of \$44,389.

Discussion Followed:

Public Hearing to consider rezoning #2018-01, a request to rezone a portion of 3086 Hendersonville Road from R-2 residential to C-1 commercial-Eric Rufa, Planning & Zoning Director.

Town Manager Mark Biberdorf stated that Planning & Zoning director gave a brief explanation on this before this parcel actually is split zoned R-2 and C-1 and this dates back to 13 or 14 years ago. To make this more consistent the recommendation is to make the whole parcel C-1 which is consistent with all the property on Hwy 25.

Discussion Followed:

Discussion on aggressive dog provisions of animal control ordinance-Mark Biberdorf, Town Manager and Erik Summer, Police Chief.

Town Manager Mark Biberdorf stated that due to the article written in the Asheville Citizen Times. The chief and I met with John Boyle to discuss his concerns.

Police Chief Erik Summey gave an overview of the circumstances that recently happened concerning a potential dangerous dog in the town. He made some suggestions on how to amend the Animal Control Ordinances to help with issues in the future like this.

Discussion Followed:

Town Manager Mark Biberdorf stated that we will get back to you on this next week with a recommendation. Do you want us to revisit the definition on this?

Mayor Rod Whiteside That is my position on this.

Councilman Bob Davy yes because if we don't it will give somebody who has a vicious dog a way to get out of it.

Discussion Followed:

Discussion on vacant field space available on town owned property-Mark Biberdorf, Town Manager.

Town Manager Mark Biberdorf stated that the town owned property across from Meritor has a portion of land that is available now that the lease with Fletcher Flyers has ended. The property is available with 4 acres of land south of the stream area. We have been farming that rest of the property to Taproot Dairy and they used to farm the area that we had leased to Fletcher Flyers in the past. Is council comfortable if we extend another offer to Billy Johnston to farm this property?

Greg had been contacted by the YMCA who may want ballfield space on that property. He is going to contact them to see if they are still interested in this.

Council feels that the best option for the property is to offer the additional acres for farming instead of ball fields.

Discussion Followed:

Description of library square footage and funding needs-Mark Biberdorf, Town Manager.

Town Manager Mark Biberdorf stated that this is a follow-up item from discussion with Charlie Messer who wanted to know what is the minimum square footage needed and what funding would be needed for it.

I went back and pulled the formulas that the committee paid for through the study that was done by Solutions for Local government and I ran the formula back through what the consultant had in the study. So basically for a 15,000 sq. foot facility and if you ran that through the subtotal for construction costs was 2,540,000. Then with other project related costs like design fees, site construction material, furnishings and construction contingency and that was 598,800 so the estimated cost for a 15,000 square foot building would be 3,138,000 acre dollars. If council is comfortable with that we can send that back to the commissioners.

Discussion Followed:

Councilman Bob Davy stated that the agreement needs to be amended to state up to in front of 4 acres because the county will just assume that we are going to give them 4 acres and they can do anything they want with it.

Council agrees to this amendment.

Request from Fletcher Arts and Heritage Association (FAHA) for office space in Town Hall-Mark Biberdorf, Town Manager.

Town Manager Mark Biberdorf stated that has been approached by Lynn Cordell president of FAHA for office space here in town hall. They are using the space next to the old Chevy dealership which Lu Lu's is using now. Apparently they can't use that office space any longer. I explained that we had temporary space for Fern Leaf last year but it was only temporary. I did show FAHA what we had the office space downstairs and then the office here on the back hall behind chambers that public works uses on occasion.

Discussion Followed:

Mayor Rod Whiteside is it the consensus that we do not want to offer space to them at this time.

Discussion Followed:

Councilman Hugh Clark stated that he feels that they are a great organization but they are not a component of the town and it is not our issue to house them.

Discussion Followed:

Councilman Bob Davy stated that Kenneth called and said that they wanted to put up signs in historical areas of the town. He wanted to know that if they got everything together could the town install the signs for them. I told him that he would need to make a proposal to the town to do this.

Discussion Followed:

Council agrees that this is not a good idea at this time.

Comments from the Town Manager-Mark Biberdorf.

I had contact from the architect on the maintenance building and also the contractor emailed me today. He reminded the bids are good for 60 days if there was any other discussion on this we still want to look at value engineering.

Discussion Followed:

At this point council does not feel that there would not be enough cost savings at this point to move forward with this.

The Hwy 25 Corridor project pre-bid conference we will have bid opening on Thursday April 19th at 2:00 pm.

The resurfacing is almost done in the park and they are working in the Windsor Forest area and then the following week they plan to work on Library Road.

The LGCCA meeting is next Tuesday at 3:00 pm.

On April 28th this month we have got the shred event and pill drop from 9am until noon. We have got a flyer out on this.

On the issue of town credit cards and due to the circumstances with the Buncombe County manager and her son being indicted I just wanted to let council know that we have a system in place where things are double checked on town credit cards. We also have another two forms that will be added to our credit card policy as well.


On the Budget Retreat on May 5 we have got all expense requests in and I am working on revenues right now.

Mayor Rod Whiteside asked for a motion to adjourn and it was so moved by Mayor Pro-Tem Eddie Henderson and seconded by Councilwoman Sheila Franklin.

Adjourned: 08:23 pm

Approved:

5-14-18
Date


Mayor Rod Whiteside

Fletcher Town Council
Meeting Minutes
April 16, 2018

Call the meeting to order at: 07:00 pm

Those who were in attendance are as follows:

Mayor Rod Whiteside
Mayor Pro-Tem Eddie Henderson
Councilwoman Sheila Franklin
Councilman Hugh Clark
Councilman Bob Davy
Town Manager Mark Biberdorf
Planning & Zoning Director Eric Rufa
Public Works Director Jabbo Pressley
Police Chief Erik Summey
Parks & Recreation Director Greg Walker

Assistant Town Manager Heather Taylor did not attend this meeting.

Invocation: Lou Whitaker, Pastor of Destination Church

Pledge of Allegiance: Sage Walker Apple Valley Middle School

Public Comment

Kevin Overbey of Southside Dance Studio and of 56 Reese Lane Fletcher –he stated that they are a 501c3 company gave an overview on what they do and upcoming performances that they have scheduled.

Approval of Minutes corrections, additions or deletions.
(3/05, 3/12 & 3/20)

Mayor Rod Whiteside asked council were there any corrections to the minutes if not is there a motion to approve the minutes as presented?

Mayor Pro Tem Eddie Henderson said that he would make that motion and it was seconded by Councilman Bob Davy.

Motion carries all in favor.

Council Updates

No updates at this time.

Consent Agenda

Set Public hearing for May 14, 2018 meeting to consider text amendments to the Land Development Code regarding short term rentals of residential dwellings.

Approval of Proclamation P-18-03 in support of the annual Spring Litter Sweep which takes place April 14, 2018 –April 28, 2018

Approval of Budget Amendment #4 to the FY 17/18 Budget Ordinance for the Summer Day Camp Bus.

Approval of Budget Amendment #5 to the FY 17/18 Budget Ordinance for the underpayment of funds to Fletcher Fire & Rescue from the recently completed audit.

Mayor Rod Whiteside asked if there was any questions/discussion on the items on the Consent Agenda if not is there a motion to accept the Consent Agenda.

Mayor Pro-Tem Eddie Henderson made a motion to accept the Consent Agenda as written and it was seconded by Councilman Bob Davy

Motion carries all in favor.

Public Hearing to consider the rezoning # 2018-01, a request to rezone a portion of 3086 Hendersonville Road from R-2 residential to C-1 commercial-Eric Rufa, Planning & Zoning Director.

Mayor Rod Whiteside stated that on item number 4 there is a request from the property owner that we table this due to an issue in the family. He asked is there a motion to table the public hearing for the property on Hendersonville Road?

Councilman Bob Davy said so moved and it was seconded by Councilman Hugh Clark and Mayor Pro-Tem Eddie Henderson.

Motion carries all in favor.

Town Manager Mark Biberdorf stated we may bring this back at the May meeting.

Discussion on aggressive dog provisions of animal control ordinance-Mark Biberdorf Town Manager and Erik Summey, Police Chief.

Mayor Whiteside asked the town manager is there anything additional that we need to discuss on this at this time.

Town Manager Mark Biberdorf stated that the chief and I will come back at the May meeting with revisions to the ordinance. There are two issues mainly one is the definition of an aggressive dog and the other is if someone wants to appeal the aggressive dog determination. The chief has researched a couple other places. We looked at Asheville's process and also city of Raleigh. In Asheville's process they have a 3 person board that is internal and is made up of staff. They hear the appeal then beyond the appeal it goes to Superior Court. It does not require the board be appointed by council and I think 3 is a good size and is not too big. With the City of Raleigh the chief makes the determination of the aggressive dog and if the person wants to appeal it then it goes to the City Manager. If they appeal it beyond then it goes to the city court.

Discussion Followed:

Town Manager Mark Biberdorf stated that he would come back with language and adjust the definition on term of aggressive animal to adjust that minimum of two

Mayor Rod Whiteside asked does town council have a preference as to whether it is staffed by Fletcher staff members or volunteers from the community.

Discussion Followed:

Council prefers the board to be a mixture of volunteers.

Discussion on vacant field space available on town owned property-Mark Biberdorf, Town Manager.

Mayor Whiteside asked if there were any updates on the vacant field on the Meritor property.

Town Manager Mark Biberdorf stated that if council could make a motion to direct him to extend this to Tap Root dairy to farm the additional 4 acres of the property.

Mayor Whiteside asked is there a motion to that effect?

Mayor Pro-Tem Eddie Henderson stated yes that he would make that motion and it was seconded by Councilwoman Sheila Franklin and Councilman Hugh Clark.

Motion carries all in favor.

Description of library square footage and funding needs-Mark Biberdorf, Town Manager.

Mayor Rod Whiteside asked if there was anything additional on the library issue.

Town Manager Mark Biberdorf stated that he did not have anything but I will do a follow up letter on council's behalf to the board of commissioners and a copy to staff.

Discussion Followed:

Comments from our Town Manager-Mark Biberdorf.

Just a reminder that this Thursday April 19 is the opening of the bids for the Highway 25 corridor project. This is the second letting for bids on this project as you know back in in November we did not get enough bids. We will take this to the May meeting for a vote.

The new gate will be installed tomorrow at the park and they are finishing the final work on the crosswalk.

The street resurfacing projects in little Windsor Forest are nearly complete.

This week they will be starting on Library Road. With Library Road complete we will have all 3 parts complete on our paving project.

LGCCA is tomorrow at 3:00 pm if you want to meet here we will leave at 2:30 from here.

On April 28 of this month we will have the pill drop and shredding event and have a truck set up from 9 to 12.

Talked to you last week about town credit cards reminded folks about requirements for the use of credit cards. Also Heather has put together some additional forms and a reimbursement policy.

I attended a public meeting today for the widening of I26 at Biltmore Baptist ext. 44 all the way to the I240 interchange and it will be an 8 lane road after the construction complete. They are looking to let that for bid in August 2019 and they are going to redo the rest stops. The overpass over I26 on Hwy 25 they are going to do a diverging diamond.

Discussion Followed:

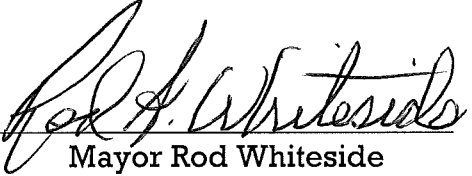
Our Budget Retreat is Saturday May 5 we will meet at Kostas's at 8:00 am for breakfast and our meeting will start at 9:00 am at Town Hall.

Mayor Rod Whiteside asked for a motion to adjourn and it was so moved by Mayor Pro-Tem Eddie Henderson and seconded by Councilman Bob Davy.

Adjourned: 07:35 pm

Approved:

5-14-18
Date


Mayor Rod Whiteside