

Town of Fletcher  
Agenda Review Meeting  
Minutes  
June 6, 2022

Call the meeting to order at: 6:00 pm

Those who were in attendance are as follows:

Mayor Preston Blakely  
Mayor Pro-Tem Bob Davy  
Councilwoman Sheila Franklin  
Councilman Trevor Lance  
Councilman Keith Reed  
Planning & Zoning Director Eric Rufa  
Town Manager Mark Biberdorf

Introduction of Jeremy Weber as a potential candidate to represent Fletcher on the Travel & Tourism Board.

Moment of Silence: Mayor Blakely asked for a moment of silence for those who lost their lives in the recent shootings.

Pledge of Allegiance:

\*\*\*Public Comments\*\*\*

**None at this time.**

Approval of minutes-corrections, additions or deletions.  
(5/2, 5/4 & 5/9)

No comment was made on the minutes at this time.

**Council Updates**

**Mayor Pro-Tem Bob Davy** gave an update on Transportation/road issues. He stated that DOT has submitted a draft document as an update to road improvement projects due to a shortfall in funding.

He stated that they have dropped several projects off the list that were previously on the list and the two that he thinks are most interesting are:

- a) The Sweeten Creek Road widening has been completely dropped off the list.

- b) The widening of Brevard road (191) has been completely dropped off the list.

Projects that were added to the list

- a) Mills Gap Road widening project has been added to the list and they are going to do some improvements at the intersection of Mills Gap Road and Cane Creek Road so that is better aligned to make it safer.
- b) The widening of NC 280 in Mills River up to Mountain Road has been put back on the list.

One of the projects taken off the list was the US 64 and I 26 Interchange in Hendersonville and when we had our advisory meeting none of us really liked that being removed from the list. This area is already bad now and it is only going to get worse. They stated that if we wanted that put back on the list then we could swap something out to take off the list. The board agreed to put that back on the list and take off the list the widening and improvements to Kanuga Road.

They will be doing a road diet in Asheville for Merrimon Ave where they are going take it down from 4 lanes to 3 lanes with a turn lane in the middle.

DOT is having material supply problems on a lot of their projects so there is some delay. The I26 east bound rest area is open and they are hoping to open the westbound rest area this month.

Discussion Followed:

**Councilwoman Sheila Franklin** stated that in regards to the complaint email that we all received this morning Eric Rufa went out and checked on that and a complaint form has been filed with the county.

### **Consent Agenda**

Reappointment of Joe Tandy to the Planning Board/Zoning Board of Adjustment for a new-three-year term which would expire in 6/25.

Approval of Budget Amendment #5 to the Budget Ordinance # 0-21-05 to help with additional funding on the current paving project.

Approval of Budget Amendment #6 to Budget Ordinance # 0-21-05 to fund the removal of an additional slab of concrete that was not in the original bid for the demolition project.

**Mayor Blakely** asked for questions and comments or concerns on the consent agenda?

There were no questions or comments at this time from council.

**Amendment to the incentive agreement with Low Impact Technologies - Blake Moyer, Henderson County Partnership for Economic Development.**

**Mayor Blakely** introduced Mr. Moyer to give an update on the proposed incentive agreement with Low Impact Technologies.

**Mr. Moyer** gave an overview of the current contract and was asking for an amendment to the contract by one year. This is due to the coronavirus and supply chain issues and with the additional year added to the contract this will allow them to meet their goals.

Discussion Followed:

Council has agreed to amend the agreement and this item will be added to the Consent Agenda next week for approval.

**Discussion on candidate to represent the town on the Travel & Tourism Board.**

**Mayor Blakely** asked for some clarification on the appointment to this board as per the information in the Resolution concerning the positions on the board as one must be an individual from a business that collects occupancy tax (Flat Rock) and the other must be from a business/service that promotes tourism in the county. He stated that he was comfortable of supporting Jeremy Weber for this position.

Discussion Followed:

Per Application submitted from Jeremy Weber council is comfortable with appointing him to the board and moving this item to the consent agenda for next week.

**Public Hearing and presentation/approval of FY 22/23 Budget Ordinance # 0-22-03 -Mark Biberdorf, Town Manager.**

**Mayor Blakely** asked Town Manager Mark Biberdorf if there was anything that he wanted to comment on before the budget presentation next week.

**Town Manager Mark Biberdorf** stated that you have a copy of the Budget ordinance that basically breaks down the revenue numbers and then some general categories of the expense line items. Just so you know not much has changed since

my budget presentation to you in May. I was hoping that our tax values would go up a little bit more but I am recommending the budget based on the values that I presented to you at the budget meeting.

Discussion Followed:

**Discussion regarding policy as it relates to future reappointments to various town boards – Eric Rufa, Planning & Zoning Director.**

**Planning & Zoning Director Eric Rufa** went over the policies that surrounding jurisdictions have regarding their board appointments. He then answered questions council had and asked for some guidance on what type of policy they would like for him to develop.

Discussion Followed:

**Agreement with Tap Root Grain Farms, LLC to farm town owned property on Rockwell Road – Mark Biberdorf, Town Manager.**

**Town Manager Mark Biberdorf** stated that Billy Johnston who had been the farmer of Tap Root Dairy LLC is retiring and Timmy Johnston of Tap Root Grain LLC would like to take over the contract. They wanted to amend the contract but, I contacted our town attorney and he said that this being a different entity that a new contract was needed. So, I have prepared a new contract with similar terms as with Tap Root Dairy to continue at the same amount per acre.

Discussion Followed:

Council is ok with this contract and it will be moved to consent agenda for next week.

**Presentation of Transportation improvement options impacting Town Center project – Will Buie, WGLA Engineering.**

**Town Manager Mark Biberdorf** stated that Will Buie will be here next week and he apologized that he could not be here this week due to a scheduling conflict.

Discussion Followed:

**Comments from the Town Manager Mark Biberdorf.**

On the update on our demo project, it is essentially done. We did a walk through and one thing we did notice, and they are going to clean up some debris. Everything in the contract is done. If you approve the budget amendment next week, there is a change order there for a contract pad right across from the track there and we are thinking that it needs to be removed. So, we are going to go ahead and get that done and get that slab out.

Discussion Followed:

Repairs to town hall from the flood damage are essentially done they are waiting on some materials. The investigation on the cause had been sent to a lab and the results are not back yet.

Light pole has been replaced where it was hit over a year ago. The parts finally came in.

On the road resurfacing project, they are done in South Chase and the drainage culvert replacement on Belmont Drive. They will be doing a walk through on that.

We had requests for several traffic surveys on Pressley Hill and Tulip Tree Court. They're was also a request on Fanning Bridge Road near the entrance to Windsor Forest and since that is a DOT road the conducted that study.

The studies have been completed and the police department is looking at the data. None of these roads are to the level of hard improvements. Someone wanted speed bumps on Pressley Hill road but the data does not support doing this as the results were the same as two years ago. They are also trying to determine if this is cut through traffic as well.

Discussion Followed:

**Mayor Blakely** asked for a motion to adjourn and it was so moved by Councilman Keith Reed and seconded by Mayor Pro-Tem Bob Davy.

**Motion carries all in favor.**

Adjourned: 07:35 pm

Approved:

7-11-22  
Date

Preston Blakely  
Mayor Preston Blakely

Town of Fletcher  
Council Meeting  
Minutes  
June 13, 2022

Call the meeting to order at: 06:00 pm

Those who were in attendance are as follows:

Mayor Preston Blakely  
Mayor Pro-Tem Bob Davy  
Councilwoman Sheila Franklin  
Councilman Keith Reed  
Councilman Trevor Lance  
Town Manager Mark Biberdorf

Moment of Silence: Mayor Blakely asked for a moment of silence

Pledge of Allegiance: led by Hunter Oleson of 33 Stoney Brook Court Fletcher

\*\*\*Public Comments\*\*\*

**Jeff Groh of 181 Brickton Village Circle Unit #302 Fletcher** commented on the spending of ARP funds on the greenway stating that he did not think this was a good idea and what these funds were meant for.

Approval of minutes-corrections, additions or deletions.  
(5/2, 5/4 & 5/9)

**Mayor Blakely** asked for any corrections additions or deletions to the minutes and if none do we have a motion to approve the minutes as presented and it was so moved by Mayor Pro-Tem Bob Davy and seconded by Councilman Keith Reid.

**Motion carries all in favor.**

**Council Updates**

**Mayor Blakely** stated that the concert at Blue Ghost Brewing this past Friday was fantastic and that he wanted to thank the Parks & Recreation Department.

**Consent Agenda**

Reappointment of Joe Tandy to the Planning Board/Zoning Board of Adjustment for a new three- year term which would expire in 6/25.

Approval of Budget Amendment #5 to Budget Ordinance # 0-21-05 to help with additional funding on the current paving project.

Approval of Amendment to the incentive agreement with Low Impact Technologies. Tax refunds/releases.

Approval of Jeremy Weber to represent the town on the Travel & Tourism Board.

Approval of Tap Root Grain Farms, LLC to farm town owned property on Rockwell Road.

**Mayor Blakely** asked for any comments or questions on the consent agenda and if we do not have any can I have a motion to approve the consent agenda as presented and Councilman Trevor Lance stated that he would make that motion and it was seconded by Mayor Pro-Tem Bob Davy and Councilwoman Sheila Franklin.

**Motion carries all in favor.**

**Public Hearing and Presentation/approval of FY 22/23 Budget Ordinance # 0-22-03 – Mark Biberdorf Town Manager.**

**Mayor Blakely** asked for a motion to open the public hearing for the approval of the fiscal year 22/23 Budget Ordinance and it was so moved by Mayor Pro-Tem Bob Davy and seconded by Councilwoman Sheila Franklin.

**Motion carries all in favor.**

**No comments were made from the residents/audience at this time.**

**Mayor Blakely** asked for a motion to close the public hearing and it was so moved by Councilman Trevor Lance and seconded by Councilman Keith Reed.

**Motion carries all in favor.**

**Town Manager Mark Biberdorf** gave a power point presentation on the FY 22/23 Budget Ordinance and answered questions that council had for him.

Discussion Followed:

**Mayor Blakely** asked Councilmember Franklin and Councilmember Lance to recuse themselves from the portion of the budget related to Fletcher Fire & Rescue.

**Councilwoman Sheila Franklin** made a motion to recuse herself from the fire department portion of the budget and it was seconded by Councilman Keith Reed.

**Motion carries all in favor**

**Councilman Trevor Lance** made a motion to recuse himself from the fire department portion of the budget because it is a non-profit and I am on the board and it was seconded by Councilman Keith Reed.

**Motion carries all in favor**

**Mayor Blakley** asked for a motion to approve the 2022-2023 Budget Ordinance # 0-22-03 excluding the fire department portion of the budget and Mayor Pro-Tem Bob Davy stated that he would make that motion and it was seconded by Councilman Keith Reed.

**Motion carries all in favor.**

**Mayor Pro-Tem Bob Davy** stated that he will make a motion to approve the portion of the budget that applies to the Fletcher Fire Department and it was seconded by Councilman Keith Reed.

**Motion carries all in favor.**

**Discussion regarding policy as it relates to future reappointment to various town boards.**

**Mayor Blakely** stated that we had some discussion last week on this and I am in favor of having everyone reapply every 3 years. (term up) We also had some discussion regarding on this as it may take more than 3 years for a person to get their feet wet (get informed/educated on how that board works) and he agrees to reopen that term after every 3 years.

Discussion Followed:

**Council has requested staff to draft a policy and bring back to the council meeting in July for review.**

**Presentation of transportation improvement options impacting Town Center project – Will Buie, WGLA Engineering.**

**Will Buie of WGLA Engineer** went over the 4 DOT options in the agenda packet for the Town Center project and Hwy 25 and answered questions that council had for him.

Discussion Followed:



**Recording quit working at this time and the rest of minutes did not record. The minutes below are from notes taken by the clerk.**

**Mr. Buie** suggested Town Council meet with DOT and give them some feed back as to what option that they prefer.

After reviewing the options available council has come to an agreement on a few things: (However council could not agree on a specific option and it was suggested by Will Buie that maybe a blended option of the options presented would work)

- 1) No light at Depot Street
- 2) Keep East Fanning Bridge Road open
- 3) Preserve the Public Works building
- 4) Right turning lane on East Fanning Bridge Road.

**Mr. Buie** stated that he will provide the Town Manager with a summary of council's preferences.

**Comments from the Town Manager Mark Biberdorf.**

The demo project is complete and the reason for pulling the budget amendment is because to remove the concrete pad they would have to get another permit from the railroad company and it was going to be too costly. We are going to wait until the developer closes on the property and do an encroachment agreement that will be done with the road.

The repairs to the building from the flooding are almost complete and I have not heard anything back yet on the cracked pressure reduction valve that was sent to the lab.

The road resurfacing is complete as well as the culvert replacement on Belmont Drive.

**Mayor Pro-Tem Bob Davy** stated that he had someone mention to him about the striping at the intersections had not been done.

**Town Manager Mark Biberdorf** stated that he would look into why that was not done yet.

On the traffic surveys with the monitoring equipment:

Pressley Hill Road was completed as mentioned and the results showed no activity to support excessive speed.

Fanning Bridge Road DOT did a study for a 3-day period and the results were shared with us and sent to the police department for review.

We will need to do a Special Call meeting to close out the Budget Year I am suggesting June 29, 2022 at 4:00 pm. This will be a short meeting.

**Councilwoman Sheila Franklin and Councilman Trevor Lance** both stated that they would not be available to attend this meeting as they will be out of town. It has been suggested that they can possibly teleconference in to the meeting.

The rest of councilmembers can attend this meeting so we still will have a quorum.

**Mayor Blakely** asked for a motion to adjourn and it was so moved by Councilman Trevor Lance and seconded by Mayor Pro-Tem Bob Davy and Councilwoman Sheila Franklin.

**Motion carries all in favor.**

Adjourned: 07:17 pm

Approved:

7-11-22  
Date

Preston Blakely  
Mayor Preston Blakely

Town of Fletcher  
Special Call Meeting  
Close out Budget FY 21-22  
Minutes  
June 29, 2022

Call the meeting to order at: 4:00 pm

Those who were in attendance are as follows:

Mayor Preston Blakley  
Mayor Pro-Tem Bob Davy  
Councilman Keith Reed  
Town Manager Mark Biberdorf  
Assistant Town Manager Heather Taylor

Those who participated remotely via zoom are as follows:

Councilman Trevor Lance  
Councilwoman Sheila Franklin

1) Budget Amendment # 6 – Powell Bill M & R Streets

**Assistant Town Manager Heather Taylor** went over the budget amendment that was for the recent paving project in South Chase and the culvert on Belmont Drive. The total budget for this project was \$380,000.00 and we had spent a little over \$377,000.00.

Discussion Followed:

**Mayor Blakley** asked for a motion to approve Budget Amendment #6 and it was so moved by Mayor Pro-Tem Bob Davy and it was seconded by Councilman Keith Reed.

**Motion carries all in favor.**

2) Future Park Development Assignment for Fund Balance

**Assistant Town Manager Heather Taylor** went over the information for the Park Development fund stating that we had \$20,727.00 at the end of last year and we did not spend any money this current FY and now we need to reserve for future development. This year we had 397.00 from the Golf Tournament (minus expenses) and Donations in the amount of \$1,162.00 for a total of \$1,559.00 to be reserved for 2022 into the fund. Total is \$22,286.00

Discussion Followed:

**Mayor Blakley** asked for a motion to reserve \$1,559.00 to the 2022 FY Park Development fund and Councilman Keith Reed said that he would make that motion and it was seconded by Mayor Pro-Tem Bob Davy.

**Motion carries all in favor.**

**Mayor Blakey** asked for a motion to adjourn and it was so moved by Councilman Keith Reed and seconded by Councilman Trevor Lance

**Motion carries all in favor.**

Adjourned: 04:13 pm

Approved:

7-11-22  
Date

Preston Blakley  
Mayor Preston Blakley