

Town of Spring Lake
Regular Meeting of the Board of Aldermen
Municipal Building
300 Ruth Street
Spring Lake, NC 28390

May 24, 2010

MINUTES

7:00 p.m.

The Spring Lake Board of Aldermen held a regular scheduled meeting in the Grady Howard Conference Room of the Spring Lake Municipal Building with Mayor Ethel T. Clark presiding.

Board Members Present: Mayor Pro Tem James O'Garra
Alderman James Christian
Alderman Richard Higgins
Alderwoman Debora Hudson
Alderwoman Fredricka Sutherland

Others Present:

Michael Uskiewicz, Town Manager
Allen Coats, Finance Director
Troy McDuffie, Police Chief
Tom Spinks, Planning Director

Byron Blumenfeld, Interim W&WR Director
Paul Hoover, Director of Inspections
Ken Metcalf, Recreation Director
Rhonda Webb, Town Clerk

John Jackson, Town Attorney was absent.

2. Invocation.

Alderman Higgins gave the invocation.

3. Pledge of Allegiance.

Mayor Clark led the meeting in the pledge of allegiance.

4. Additions or Deletions to Agenda

There were no additions or deletions to the agenda.

5. Approval of Agenda.

The Board approved the agenda.

Action: The Board approved a motion to approve the agenda.

Motion by: Alderman Higgins

Second by: Mayor Pro Tem O'Garra

Vote: Unanimous

(A copy of the agenda is hereby incorporated by reference and made a part of these minutes – see attachment one.)

6. Approval of Consent Items.

The Board approved the consent items: Minutes of May 5, 2010 Special Meeting and Minutes of the

May 10, 2010 Regular Meeting.

Action: The Board approved a motion to approve the consent items.

Motion by: Mayor Pro Tem O'Garra

Second by: Alderwoman Hudson

Vote: Unanimous

7. Public Forum

No one spoke at the Public Forum.

8. Public Hearing

a. Proposed 2010-2011 Budget for the Town of Spring Lake.

Mayor Clark opened the Public Hearing.

No one spoke for or against the budget.

Action: The Board approved a motion to close the public hearing.

Motion by: Mayor Pro Tem O'Garra

Second by: Alderman Higgins

Vote: Unanimous

9. New Business

a. Budget Amendment #22, Recreation Department.

Mr. Coats presented Budget Amendment #22 to budget sponsorship money that was received back into the line where the money was spent.

Action: The Board approved a motion to approve Budget Amendment #22.

Motion by: Alderwoman Sutherland

Second by: Alderman Higgins

Vote: Unanimous

(A copy of the agenda memo budget amendment and recreation memo is hereby incorporated by reference and made a part of these minutes – see attachment two.)

b. Resolution, Declaring Surplus Vehicles and Equipment.

Mr. Coats stated that periodically the Town has personal property that has outlived its useful life and needs to be disposed of. We usually use GovDeals to sell this surplus property. He advised that the property would be for sale beginning 8:00 a.m., June 7, 2010 and ending 6:00 p.m., July 6, 2010.

Alderwoman Sutherland asked why some of the vehicles we sell still have equipment on it. Mr. Coats advised that essential equipment is removed but things like spot lights and such are left because removing them would diminish the value of the vehicle due to body work that would have to be done.

Action: The Board approved a motion to approve Resolution (2010) 7.

Motion by: Alderwoman Sutherland

Second by: Alderman Christian

Vote: Unanimous

(A copy of the agenda memo and Resolution (2010) 7 is hereby incorporated by reference and made a part of these minutes – see attachment three.)

c. Introduction of Minimum Housing Ordinance.

Mr. Spinks presented the proposed Minimum Housing Ordinance and advised that the Board is requested to submit changes to him or Mr. Uskiewicz prior to the next meeting.

Alderman Higgins asked about paragraph (e), Section 152.5 Existing Building and inquired if the value of the property is subjective. He asked if the “physical value” is based on the value of other property in the area. Mr. Spinks stated that it is based on the tax value. He then asked how often the tax department determines the value. Mr. Uskiewicz advised that we are looking at the possibility of assessing the property at the time we determine the property to unfit for human habitation or abandoned. We hope to get inside the property and assess it. If a house is more than 50% damaged it would have to meet today’s code to be brought back up to code and eligible for habitation.

Mayor Pro Tem O’Garra asked if there is a structure that is totally condemned how long and what steps will it take to get it demolished. Mr. Spinks advised that once staff identifies a structure, the request will be brought before the Board to determine if they want to repair or demolish it. There is a 90 day period that the Board must give to allow the owner to repair the structure. If it is not done in 90 days the Board can then decide to demolish it. At that point the owner has 45 days to appeal the decision in Superior Court. After that the Board can proceed with demolition.

Alderwoman Sutherland asked how much it would cost to have a building demolished. Mr. Spinks stated that each property is different so the costs will differ. The costs can be offset with whatever material can be sold as salvage and with administrative fees. We can put a lien on the property to recoup some of the costs also.

Once a home has been demolished, the land still belongs to the owner.

Mayor Clark asked how long we have to hold the property before we can foreclose on the lien. She wants the Town Attorney to address this at the next meeting.

This Ordinance was presented for introduction only and there was no action requested by the Board.

(A copy of the agenda memo is hereby incorporated by reference and made a part of these minutes – see attachment four.)

10. Board and Staff Comments:

Mayor Pro Tem O’Garra

- Would like to see the yellow flowers addressed in the Laketree area.
- Laketree subdivision will have a meeting tomorrow night.
- Mr. Springer’s wife passed. Keep the family in your thoughts

Alderman Christian

- Glad everyone came out.
- Someone adopted the dog that was hanging around his house.

Alderwoman Sutherland

- Town landscape is looking wonderful. Employees keep up the good work.
- Thanked Ken and his staff for the excellent job that you do at the Recreation center.
- Would like to see Main Street to follow suit with the renovations that were done at the Police Department.
- Lillian Black Elementary School playground needs some landscape work done and asked Mr. Hoover what happened with the initiative he was previously working on. Mr. Hoover advised that it was a project that the principal at the time was working on and the Town was willing to help but it is a school project. Mayor Clark will write the School Board and request that they do some work at the school and give it some attention.

Alderman Higgins

- Fayetteville put their City limits sign inside the Town of Spring Lake on Murchison Road by the Sandhills Cemetery. The Road belongs to Fayetteville and the Cemetery belongs to Spring Lake, Mr. Hoover advised. Changing this may take a letter from Mayor Clark to Mayor Chavonne.

Mayor Clark

- Town Hall Day is schedule for June 16.
- Annual Memorial Day Ceremony, May 27, 2010 at 10 a.m. at the Veteran's Memorial Park.

11. Adjournment.

Action: There being no further business to come before the Board, the meeting was adjourned at 7:35 p.m.

Motion: Mayor Pro Tem O'Garra

Second by: Alderman Higgins

Vote: Unanimous



Rhonda D. Webb
Rhonda D. Webb, MMC
Town Clerk

ATTEST:

Ethel T. Clark

Ethel T. Clark
Mayor