



MINUTES OF  
CITY OF CREEDMOOR  
BOARD OF COMMISSIONERS  
REGULAR MEETING  
FEBRUARY 21, 2017  
7 P.M.

**PRESENT**

Mayor Darryl D. Moss, Commissioner Del Mims, Commissioner Thomas Jackson, Commissioner Herman Wilkerson, and Mayor Pro Tem Archer Wilkins. Also present were City Manager Michael P. Bonfield, Assistant City Manager/HR Director Korena Weichel, Planning Director Mike Frangos, Senior Planner/Stormwater Administrator Randy Cahoon-Tingle, Finance Director Jamison Crampton, Public Works Director Daniel Snipes, City Clerk Kathleen McCorkle, and Attorney T.C. Morphis, Jr.

**ABSENT**

None.

**CALL TO ORDER**

Mayor Darryl Moss called the meeting to order at 7:00 p.m. and offered the invocation. Commissioner Wilkerson led the Pledge of Allegiance.

**ROLL CALL**

Roll call by the clerk determined a quorum was present.

**APPROVAL OF AGENDA**

Moved by Commissioner Wilkerson to approve the agenda including the mayor's request of the addition of item 6a. Feral Cats; seconded by Commissioner Anderson. The motion received a 5-0 vote.

**APPROVAL OF MINUTES**

Commissioner Jackson moved to approve the minutes of the January 17, 2017, special meeting and regular meeting; the January 31, 2017, strategic planning session; and the February 7, 2017, work session; seconded by Commissioner Mims. The motion received a 5-0 vote.

**PUBLIC COMMENT**

Ms. Ann Crews, president of the Humane Society of Granville County, spoke about the feral cat problem in Creedmoor and distributed information to the board regarding the trap, neuter, vaccinate and release program. She also introduced Mr. Matt Katz, Granville County animal control officer. The program works humanely to keep the feral cat population controlled and healthy, and the cats work to keep the rat population down. The program is offered at no expense to the city. Ms. Crews asked the Board members to get the word out.

*LTC Norman Walls, 1221 Sophie Road, Creedmoor*

Mr. Walls offered that he recently purchased a building on North Main Street, and he would like to discuss façade grants. He estimates a total cost for improvements at \$8,500 to \$11,000 estimates. He will start the process with the planning department, as currently no guidelines are in place for facade grants.

*Mr. Ed Gleason, 1973 Bowles Avenue, Creedmoor*

Mr. Gleason spoke regarding his concerns with some street improvement safety issues.

*Mr. Amor Agdeppa, 815 N. Main Street, Creedmoor*

Mr. Agdeppa spoke about street conditions on Main Street between 56 and 15 and offered a suggestion for the Lake Rogers property including placing a large rock with the history and a plaque. He complimented planning staff on their assistance when he calls.

*Ms. Janet Challacombe, 2649 Bowden Drive, Creedmoor*

Ms. Challacombe reported that there is runoff into the pond behind her house. She provided contact information to the city manager.

*Ruby Garth, 2535 Highway 56, Creedmoor*

Ms. Garth commented on the OSP rezoning issue and inquired about placement of future bike/ped trails.

*John McCrea, 2543 Highway 56, Creedmoor*

Mr. McCrea spoke regarding the OSP rezoning. He would like his property rezoned to preserve the watershed areas.

#### **CASE ZMA-2017-02 // AMEND ZONING MAP OSP DISTRICT**

Senior Planner/Stormwater Administrator Randy Cahoon-Tingle provided a report concerning the staff-initiated proposed rezoning of five parcels of City- and TRLC-owned land from AG (Agricultural) to OSP (Open Space Preservation). The parcels are identified as Granville County map numbers 089502865681, 180501085182, 180501193325, 089604907619 and 089604949783, a total of 412.49 acres of land located along the periphery of Robertson Creek.

The OSP designation removes all development potential from property, except paved and earthen trails, gravel parking lots, etc. He reported the planning board reviewed the rezoning request and found it consistent with City Plan 2030 and Creedmoor | Forward.

Mayor Moss opened the public hearing at 7:37 p.m.

*Edwin Martin, 1595 Bluebird Trail, Creedmoor*

Mr. Martin is in favor of the rezoning, and asked how it would impact activities on his bordering property. Mr. Cahoon-Tingle replied there would be no impact on neighboring properties.

*John McCrea, 2543 Highway 56, Creedmoor*

Mr. McCrea reiterated his concern about watershed and runoff on the back of his property.

There being no one else wishing to speak, Mayor Moss closed the public hearing at 7:43 p.m.

Commissioner Mims moved to adopt the proposed Consistency Statement with consideration of verbiage for sections one and two mentioned in the issues summary, and this would be Resolution 2017-R-07; seconded by Commissioner Jackson. The motion received a 5-0 vote.

Commissioner Mims moved to adopt Ordinance 2017-O-04 amending the official zoning map for the City of Creedmoor, which includes the five properties which were identified as part of the creation of the Open Space Preservation district; seconded by Commissioner Anderson. The motion received a 5-0 vote.

#### **RESOLUTION 2017-R-05 // AMENDMENTS TO CITY CHARTER**

City Attorney T.C. Morphis reviewed the final draft of the amended city charter with revisions to Sections 2.7 Vacancies and 4.4 City Clerk as recommended by the board at the February 7 meeting.

Commissioner Mims and Commissioner Anderson simultaneously moved to approve Resolution 2017-R-05 amending the charter for the City of Creedmoor; seconded by Commissioner Wilkerson. The motion received a 5-0 vote.

#### **ORDINANCE 2017-O-03 AMEND CHP. 10: GENERAL PROVISIONS**

Attorney TC Morphis recapped the revisions to the Code of Ordinances Chapter 10: General Provisions.

Commissioner Wilkerson moved to adopt Ordinance 2017-O-03; seconded by Mayor Pro Tem Wilkins. The motion received a 5-0 vote.

**2017 FIREWORKS DISPLAY SHOW**

Assistant City Manager/HR Director Korena Weichel presented the 2017 Fourth of July fireworks show interlocal agreement with the Town of Butner. Commissioner Wilkerson moved to accept the agreement; seconded by Mayor Pro Tem Wilkins. The motion received a 5-0 vote.

Regarding the Pyrotecnico Agreement, Commissioner Wilkerson requested that a company out of Charlotte he provided information for a few years ago be contacted to provide a bid. He moved to postpone this until this other company in Charlotte could be looked into; seconded by Mayor Pro Tem Wilkins. Following discussion on the ramifications of waiting and possibly losing the date, the motion received a 2-3 vote, with Commissioners Mims, Jackson and Anderson dissenting.

Commissioner Anderson moved that we go ahead and accept the agreement that we got on a one-year or one-show contract, and then we set in works the 2018 fireworks display and with the proper paperwork and three bids posted do whatever we have to do to keep it legal; seconded by Commissioner Jackson. The motion received a 4-1 vote with Commissioner Wilkerson dissenting.

**CITY MANAGER'S REPORT**

City Manager Mike Bonfield provided a detailed follow-up to the Annual Strategic Planning Session held January 31, focusing on the Board's three top initiatives--Lake Rogers enhancements, downtown improvements, and gymnasium/senior center improvements.

Commissioner Anderson moved that we would take anything having to do with Lake Rogers as far as developing a gazebo, a pavilion, boat dock etc., not including purchase of land, be turned over to the Parks and Recreation committee to discuss and have it be their project; seconded by Mayor Pro Tem Wilkins. The motion received a 5-0 vote.

Commissioner Mims moved that we have the remainder of the city manager's list under the downtown improvements be presented to the planning board and the planning staff and have that evaluated accordingly and to report back; seconded by Commissioner Anderson. The motion received a 5-0 vote.

Mr. Bonfield also updated the Board on the street improvements project with proposed overlay additions on Sadler, Harrison, and Frances in Golden Pond, and Dogwood and Woodland, totaling around \$100,000. This expense would be covered by the \$200,000 contingency, of which \$50,000 has been spent.

Commissioner Anderson moved to go ahead and do the streets on the proposal; seconded by Mayor Pro Tem Wilkins. Following discussion, the motion received a 5-0 vote.

Mr. Bonfield provided a CMAC update and estimated the construction bid would be awarded at the end of the summer. The project is moving through the process with state and federal agencies and the city has no control of their timing.

Regarding the stormwater project, one bid was received out of seven companies invited to bid. The bid price of \$140,000 is high but may be brought down when more detail is provided to the bidder. It will be brought back to the next meeting if the board will consider a single bid that, although high, is still within budget. Time is of the essence as some paving may be held up pending completion of the stormwater work.

**COMMISSIONERS' REPORTS**

*Commissioner Jackson* discussed road widening plans slated to take place in the next five years which will indirectly affect the city. He also thanked the mayor for reaching out to Sig Hutchison over the years.

*Commissioner Wilkerson* had no report.

*Commissioner Anderson* had no report.

*Commissioner Mims* deferred to the mayor comments regarding the travel budget. She reported the school board is requesting residents to provide input on search process of the new county superintendent, and said she will attend community discussion with Congressman G.K. Butterfield on February 25, in advance of the NLC conference.

*Commissioner Wilkins* had no report.

**MAYOR'S REPORT**

Mayor Moss opened discussion of the Board's travel allowance. Commissioner Anderson stated he would like to create a pool and also double each commissioner's budget. As a member of an NLC committee, he is required to attend two meetings a year. He proposes doubling the commissioners' allotments to \$3,000 and set up a \$10,000 pool to draw from with board approval only. He suggested the mayor needs his own pool, and he would suggest adding \$2,000 to his \$4,500 budget, with an additional pool of \$5,000.

Commissioner Mims suggested differentiating between travel and education/training.

The FAIR committee will take a look at the travel budget and make recommendations.

Mayor Moss reported on attendance at the County retreat February 16, and at lobby day in Raleigh, where he, commissioners and staff met with five representatives, discussing needs specific to Creedmoor.

Finally, the mayor then announced the recent passing of Ms. Pat Zobriskie, the sole acting member of the Creedmoor cemetery committee. Neither the cemetery nor the committee are affiliated with the City, although in the past the board appointed members to the committee and made an annual contribution to the committee of \$2,500.

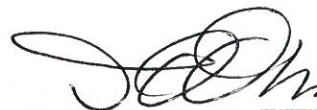
After extensive research by staff, it was confirmed that the cemetery is owned by the Rogers brothers, who although they claim it isn't theirs, continue to pay stormwater fees, and as owners they received \$3,600 for an easement during the CMAQ 1 sidewalk project in 2011.

The other committee members listed, Chemis Stanfield, Betsy Dixon, June Cross, and Nina Nowell had little knowledge of Ms. Zabriskie's actions, and never met as a committee.

Mayor Moss and Mr. Bonfield met with the executrix of Ms. Zabriskie's estate on February 17, who wanted to give them the committee files. She had closed the bank account associated with the committee (not associated with the City) and insisted on turning over the check to the City. Considering there is no affiliation, the city did not accept any of the files, and placed the check in the safe.

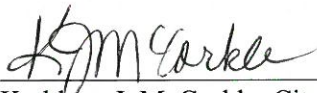
**ADJOURNMENT**

There being no additional business before the Board, it was moved by Commissioner Anderson to adjourn the meeting; seconded by Mayor Pro Tem Wilkins. The motion received a 5-0 vote and the meeting was adjourned at 9:17 p.m.



Darryl D. Moss, Mayor

ATTEST:



Kathleen J. McCorkle, City Clerk

