

**TOWN OF TRYON
BOARD OF COMMISSIONERS
FEBRUARY 18, 2020 7:00 P.M.
TRYON TOWN HALL – MCCOWN ROOM**

Present: Mayor J. Alan Peoples Mayor Pro Tem Chrelle Booker
Commissioners: Crys Armbrust, Bill Crowell, Bill Ingham

Staff Present: Town Manager Zach Ollis Town Clerk Susan Bell
 Town Attorney William Morgan Police Chief Jeff Arrowood
 Fire Chief James Waters Public Works Director Jody Morse
 Water Plant Supervisor Greg McCool

CALL TO ORDER

Mayor Peoples called the work session to order and asked for a moment of silence. Mayor Pro Tem Booker led the invocation.

AGENDA ADOPTION

Mayor Peoples asked if there were any additions, deletions or corrections. Being none, he entertained a motion to adopt the Agenda. Commissioner Ingham so moved.

CONSENT AGENDA ADOPTION

Mayor Peoples asked for questions, comments or thoughts. Being none, he entertained a motion to adopt the Consent Agenda which includes Board minutes, tax releases for John Harris (\$10.38), Pam Johnson (\$2.58), Peggy Walker (\$9.21), Michelle Pack (10.86), Moore Home Service (\$6.16), Alan Thompson (\$59.18 & \$64.08), Antoinette Hogan (\$9.24) and the 2019 Tax Advertisements for Personal and Real Property. Commissioner Ingham so moved. The motion carried unanimously.

INTERCONNECT

Town Manager Ollis introduced Jon Cannon from Saluda and Jay Johnson, engineer from WithersRavenel. You have the information in front of you relating to the interconnect project. The basic gist is all three cities have money to look at the interconnect. Mr. Cannon stated he just needs to have a resolution authorizing Saluda to take the lead on working with the engineer to move forward on the scope of services provided. The cost is approximately \$144,000, which is well within the lawsuit settlement money. The other is the existing operating agreement with clarification of 5.2 which is more in line with the intent of the original agreement. Mayor Peoples stated he still disagrees with the settlement.

Mayor Peoples entertained a motion to adopt the Resolution to Engage Engineering Services to Investigate Deficiencies in the Interconnect Between the Town of Columbus, The Town of Tryon, and the City of Saluda, North Carolina. Commissioner Crowell so moved.

Mr. Cannon stated the second motion would be to approve the amendments to the operating agreement. Attorney Morgan has reviewed and it looks good to him. Commissioner Ingham made a motion to approve the Interlocal Agreement for Operation of Joint Waterline. The motion carried unanimously.

CIP DISCUSSION

Town Manager Ollis presented what was discussed earlier in the work session for the Capital Improvement Plan. You have been through this since October and what you as a Board has settled on to present to the community is Option E, which would project a total of around \$14 million in debt packages, \$18 million in improvements to our water and sewer infrastructure and treatment plants. The 5,000 gallons of water charge would take rates from \$31.01 to \$31.94 in the first year, with progressions up to year fifteen years, ranging from one percent to five percent. Basically, this is the CIP that they have been discussing. It's just been stretched out for fifteen years and made to less aggressive than some of the other versions that have very large increases. You have decided to call for a Public Hearing to hear from the community and to hold it during the work session. Mayor Peoples entertained a motion to set a Public Hearing referencing water and sewer fund cash flow summary E for March 17, 2020 at 6:00 p.m. Commissioner Armbrust so moved. The motion carried unanimously.

SALUDA TRUST (40 ACRES)

Town Manager Ollis stated the Saluda Land Trust contacted him last month. They are presenting another lease for just under ten years. Attorney Morgan stated if a lease is for one to less than ten years you have to have a thirty-day notice that you intend to accept this lease at your next regular meeting. That will not be thirty days. It has to list certain terms, like who it is with, the time frame, the amount of the lease. Commissioner Crowell asked if this was an upset bid. Morgan stated no. Give direction now to Zach to publish the notice thirty days before the next meeting. Commissioner Booker asked if it was just under ten years. Ollis stated yes. Morgan stated it keeps us from all the other requirements. If you go over ten years there is more requirements. They are talking about upset bids and that does not apply for this.

Mayor Peoples entertained a motion to direct to the manager to advertise thirty days in advance of the April meeting the intention of the Saluda Land Trust to lease the property. Commissioner Ingham so moved. The motion carried unanimously.

MINIMUM HOUSING UPDATE

Planning Director Daniels stated 144 and 160 Cleveland Road and 530 Markham Road are all owned by the same person. The owner wants to renovate them and has done some work on them, but he is working on other properties in other counties and is not sure when he will get to it. Daniels explained that he has the ordinance and has to proceed with it and needs to do full inspections on them. The owner has been officially notified and has a couple of weeks to grant Daniels access to all three places before he has to get an administrative warrant to get in and inspect the properties. 55 Melrose

ownership will be transferred in the next couple of months. He has met with the new owner and the new owner is onboard with getting it cleaned up right away. 45 E. Livingston is waiting on the sale paperwork. He was hoping to have something for this meeting. The owner was to email him last Friday and he didn't receive anything. He left a message asking where it is. He hopes to have something for the next meeting. 667 E. Howard upon getting the estimate, the contractor recognized the asbestos siding, so they are waiting on the asbestos testing and then will schedule the demolition. He can not burn it as originally thought due to the presence of asbestos. 330 Melrose Avenue Extension is under contract. He spoke with the new owner today and was told repairs will start next week. He told the new owners he had to go through with the minimum housing procedures and do an inspection. His timeframe sounds pretty congruent with the process. If the new owner does what he says he is going to do, it should be done in time. He will keep an eye on him.

TDDA UPDATE

Jessica stated the only thing that she has is the Chocolate Stroll is next Friday. Commissioner Crowell asked what is the date for the Farm to Table. Jessica stated it is June 28.

TOWN MANAGER'S REPORT/TOWN PROJECT PRIORITIZATION, AND CITIZEN INPUT

Town Manager Ollis present the following:

COMPLETED

- Clean up at Stotts Ford after flooding – thanked the Fire Department and Public Works for cleanup
- Sidewalk repairs on maple
- Multiple water breaks repaired
- Fountain at plaza repaired
- Preplanned problematic area for more effective response during flooding
- TFD had 20+ calls directly related to the storms
- Chief Waters was voted Vice President of the Local Emergency Planning Committee for Polk County
- TFD performed water and rope rescue training in advance
- TFD has ISO State inspection coming up in June
- Preparations for ISO include detailed inspections of fire apparatus, breathing apparatus, firefighter PPE, and our water system
- Several members of TFD will be completing EMT training within the coming weeks (Patrick Corn, Brad Gordon and Chamelle Lipscomb should be taking their test at the end of March per Tank) (with the 18 part-timers that will give us 21 plus or minus EMT's in the department)
- Met with the State regarding the ABC store, purchasing, and deputy finance officer status for Heather
- Ordered parts for BRAG use at Melrose Mtn Rock Climbing Park-CCC has promised to donate \$2000 worth of equipment-North Greenville College wants to bring students to the park
- Adjusted BRHJA and HFBS agreement with input and delivered to HFBS
- Spoke with SC DHEC regarding Lake Lanier Dam
- Met with Cranston Engineering regarding lake levels and dropping methods
- Spoke with the State regarding Braewick line

- Spoke with Withers & Ravenel regarding CIP, Melrose Sewer issue, and alum pond (dredging is happening at the pond) Commissioner Armbrust asked if we had gotten fined on the Melrose Sewer issue. Ollis stated yes, but he is going to ask for remission, with us spending \$28,000 on the pond.
 - Rogers Park prepped for multiple events
 - Continuous maintenance of cemetery
 - Brush removal
 - Leaf pickup
 - Performed extra side mowing in trouble spots
 - PWD Morse stated they are putting in the 36" culvert pipe on Depot Street where it collapsed and working on the leaves
 - Sidewalk inspections
 - Removed debris from multiple fallen trees
 - Clear overhanging brush in roadways
 - Leaf schedule still on time
 - Weedeat downtown
 - Leaf management at Town Hall and TFD
 - Police continue picked up patrol at Roseland Community Center, TFAC due to construction, and Harmon Field
 - Police continued additional patrol on Peak, Howard, Jervey, and Melrose for speeding
 - Police initiated patrolling stop signs at Melrose per your request
 - Police continue night checks
 - Fire department inspected hydrants again
 - Established new approval for .gov address as requirements changed
 - Researching noise ordinances
 - Ordered directional signs for Eastside
 - Met with leadership of TDDA regarding future of assoc
 - Met with Habitat for Humanity regarding streamline of zoning process
 - Coordinate with the TDB regarding multiple articles
 - Coordinated taking care of TDDA needs for 4th Friday
 - Inspected Dallara Project
 - Spoke with engineers regarding CIP, Water resources, dam inspection, mountain lines
 - Community engagement projects
 - Tourism and Harmon Field Board meetings
 - Planning Board meetings, Budget meeting, Cemetery meeting, Eastside Meeting, Harmon Field Meeting, Tourism Meeting
 - Investigating uses for plot at beginning of East Howard and discussing with Eastside
- IN TRANSITION (TOWN)
- Installing rails at New Market and Bryant Park
 - Hand reading meters to double check for accuracy
 - Rails project
 - Replace fountain pump
 - Reviewing strategic plan
 - Securing contractor for thermopaint in front of Plaza
 - Still working to manage brush removal in town
 - Sidewalk repairs throughout town

- Speedbump replacement on Whitney
- Signage for rose garden
- Spraying around town
- Sidewalk improvements on Whitney
- Sidewalk replacement on Maple
- Sidewalk improvements on Melrose
- Searching for more spots to fix on creek at E. Howard
- Various street signs ordered and will be place as soon as possible
- Sign straightening as needed
- Other as needed

Ollis has invited Gordon Hamilton to our February 24th budget meeting. Police Chief Arrowood stated his department is working on training and their five to ten-year goals for the budget. They are working with Emergency Management on active shooter planning.

COUNCIL/MAYOR REPORT

Commissioner Ingham thanked the folks that came out tonight. He thanked the department heads for coming out tonight and thanked them for all their work.

Commissioner Crowell thanked everyone for their work on the flooding and the second flood. He can't find out where the mud is coming from. Great job. Harmon Field looks good. All the department heads, thanks for everything.

Commissioner Armbrust thanked the Town of Tryon personnel for all their service during the floods and thanked the citizens for being here tonight.

Commissioner Booker thanked everyone for coming out in the rain and thanked all the employees for all their hard work during the flood season. Take care of yourselves and each other. Drive safely home.

Mayor Peoples gave kudos to Zach who was at a recent conference. When he talked with him he told him he had talked with the department heads and they are going home to rest, because they are probably going to get called out in the morning about 3:00. He thanked Zach for that planning. He thanked the department heads for the planning. He thanked Tank for the EMT's.

CITIZEN COMMENTS & RESPONSES

Dirk Lovelace lives at 95 Whitney Avenue, thanked the Board for hearing his issue. It has been an ongoing problem. Due to the deterioration of the curbing, the water is finding its way into his backyard. On Broadway Street there was a substantial amount of curbing put there to protect the lower properties from flooding. Within the last two weeks, he has lost his battle with the water and it is coming into his house. Commissioner Armbrust asked if he had images. Mr. Lovelace stated yes and he will pass them onto the town manager. Mayor Peoples let him know if he had time after the meeting to get with the town manager. Commissioner Ingham thanked him for presenting his problems so kindly. Ollis asked which culvert doesn't work. Mr. Lovelace stated it's the first culvert going down Broadway Street.

Commissioner Booker stated there are issues on Shepard Street also in front of Ms. Fox place.

ADJOURN

Mayor Peoples entertained a motion to adjourn. Commissioner Armbrust so moved. The motion carried unanimously.

J. Alan Peoples, Mayor

Attest:

Susan B. Bell, Town Clerk