

**TOWN OF TRYON
BOARD OF COMMISSIONERS
TRYON TOWN HALL – MCCOWN MEETING ROOM
NOVEMBER 21, 2023**

Present: Mayor J. Alan Peoples

Mayor Pro Tem Chrelle Booker

Commissioners Present: Bill Crowell, Bill Ingham

Absent: Commissioner Crys Armbrust

Staff Present: Jim Fatland, Town Manager

Susan Bell, Town Clerk

Tim Daniels, Planning Director

Randall Hodge, Police Chief

Josh Walton, Fire Chief

Greg McCool, Public Works Director

William Morgan, Town Attorney

CALL TO ORDER

Mayor Peoples called the meeting to order and asked for a moment of silence. Mayor Pro Tem Booker led the Pledge of Allegiance.

AGENDA ADOPTION

Mayor Peoples asked if there are any additions, deletions or corrections. Town Manager Fatland asked to add potential litigation to the closed agenda item. Mayor Peoples entertained a motion to adopt the agenda with the deletion of item 5 Special Presentation and the addition of the item 17b potential litigation to closed session. Commissioner Ingham so moved. The motion carried unanimously.

CONSENT AGENDA

Mayor Peoples asked if there are any additions, deletions or corrections. Susan sent out additional minutes to be included. He entertained a motion to adopt the consent agenda, which includes the Tax Reports, Tax Release for Mark Kayser for \$68.86, Grant Status Report and for information purposes only, the Tourism Board, Harmon Field Board and Planning Board Minutes. Commissioner Crowell so moved. The motion carried unanimously.

FY24 BUDGET ORDINANCE AMENDMENT NO. FOUR & FY24 CAPITAL EQUIPMENT FOR DISPATCH

Town Manager Fatland reported this is the fourth budget amendment for the year. Harmon Field Budget is increasing \$59,546 to reflect the \$25,000 grant from the Polk County Community Foundation, a transfer of \$30,000 from General Fund Balance, \$2,000 grant from the Rotary Club of Tryon, \$1,000 in individual donations for the Open-Air Gym and \$1,546 in loan proceeds. The General Fund budget is increasing \$44,307 to reflect the \$30,000 transfer to Harmon Field and \$12,307 in loan proceeds for the purchase of dispatch equipment for the Police Department and \$2,000 for debt service. The Fire Department is increasing \$12,307 in loan proceeds and \$2,000 in interest earnings to cover the Fire Department portion of the dispatch equipment. The Water Meter Fund increased \$25,000 to reflect the need for meter and register replacement.

Mayor Peoples asked if this included the next item. Fatland reported he should have put item 7 and 8 together. Mayor Peoples entertained a motion to approve Budget Amendment No. Four, which also

includes item 8 FY24 Capital Equipment for Dispatch. Commissioner Ingham so moved. The motion carried unanimously.

UPDATE ON AUDITED FINANCIAL STATEMENTS FOR YEAR ENDED JUNE 30, 2023

Town Manager Fatland reported as you know we are on the Unit Assistance List, along with 136 other cities in the state. A lot of Towns are late on their audit. He shared with the state treasurer at the finance meeting that our Mayor and Council wanted to see the audit done in a timely fashion also. He will put this on the agenda until the audit report comes before you. Only 17% of the cities have completed their audit by October 31 and only 8 counties out of 100 counties have finished their audit. At the finance conference he met with LGC representatives, along with our audit firm and Greg Isley's CPAs, who is the accounting firm that has been working with us. This way they could answer all the questions. The field work has been completed by our auditors. Greg Isley's group is working on the financials. Our goal is to get it to you by the December meeting. The Town is on the agenda in December for the LGC (3 police vehicles). The Town received approval from the state (DENR) for \$612,000 on the Braewick Sewer Project for twenty years at 0.18% interest rate. This has to go to the LGC as well for approval. He will update you each month.

Mayor Peoples responded that is what we were told when we went to the UAL meeting in Hickory. There are not enough auditors.

AUTHORIZE APPLICATION FOR NCLM FUNDING FOR TECHNICAL ASSISTANCE SERVICES

Town Manager Fatland reported at the finance meeting, he met with the NCLM and they shared with him several programs that they are offering. The first offer is up to \$30,000 for a grant writer. The second one is up to \$50,000 for engineering. The third one is for \$10,000 for attorney fees for acquisition of property. Parker Poe is the law firm. You have to use their consultants for all of these. He would like to use for an updated master plan for Harmon Field.

Mayor Peoples entertained a motion to authorize application to the League of Municipalities for any grants available. Commissioner Crowell so moved. The motion carried unanimously.

CLEVELAND PROPERTY UPSET BID PROCESS

Town Clerk Bell reported this is the property that the Town was offered \$2,500. This is the second time going through this process. It has been advertised. Tim put the For Sale signs on the property. No other bids were received. Bell reported it is one lot and it is one-tenth of an acre.

Mayor Peoples entertained a motion to accept the bid from Dean Holland (\$2,500). Commissioner Ingham so moved. The motion carried unanimously.

TDDA UPDATE

Tryon Downtown Development Director Newman reported how much she appreciated the Town, Police, Fire and Public Works for their help with all the events we have had this fall. Beerfest was the most attended event. She is still waiting on the numbers to come in to see what the profit is. A number of volunteers helped to make this happen. The TDDA board has dedicated all proceeds to go to tangible and beautification efforts. A lot coming up for the holidays. The 4th Friday all shops will be open. Small business Saturday. TDDA is offering complimentary wrapping on Saturday for all gifts purchased in

Tryon. Next weekend will be the Christmas Stroll with plenty of events. She also asked for council to close the street for about 30 minutes for the kids from the elementary school to cross over to decorate the Christmas tree behind Morris. Sometime between 11:00 am and 1:00 pm. Mayor Peoples suggested between 10:30 and 1:30. Commissioner Crowell made the motion. The motion carried unanimously.

MINIMUM HOUSING/PLANNING UPDATE

Planning Director Daniels reported on the Shepherd Street property. He and Jim went to the courthouse and nobody bid on the property. During the ten-day bid process, someone placed a bid on the property. He reached out to the attorney to get the new owner, but he has to wait until they close on the property, then he will send the new owners a letter.

Daniels also reported the White Oak fence was replaced this month. He thanked Randy and Zach from the Public Works Department and the Men Without Jobs group for helping. In the spring they will hit it with some oil to help preserve the fence.

He has some derilique car violations that he is waiting on to be cleaned up. He was going to go around and pull up signs today, but he didn't get to it. He will next week.

Mayor Peoples thanked Daniels and others for getting the fence fixed.

TOWN MANAGER'S REPORT

Town Manager Fatland reported we have three projects funded due to Senator Tim Moffitt and House Rep. Jake Johnson. The engineer feels we will stay within budget. Hidden Hill, Grady Avenue and Oak Street. Susan has contacted DENR to get the payoff for the loan. Commissioner Crowell asked if we had heard anything on Howard Gap bridge. Daniels reported he was in a transportation meeting last week and they are going to start on it mid-December.

COUNCIL/MAYOR REPORT

Commissioner Ingham thanked the staff and the folks that came out on this rainy night.

Commissioner Crowell thanked the staff and all the citizens for coming out. He wished everybody a Happy Thanksgiving.

Mayor Pro Tem reiterated everything the others had said.

Mayor Peoples reported he had been told to be with his family and eat too much.

CITIZEN COMMENTS & RESPONSES

Anne Day thanked the street crew for getting an early start in the neighborhood on the leaves.

Warren Carson in regards to the property on Cleveland, he didn't see the signs posted. He would like us to be more mindful of the process. Mayor Peoples asked what are our requirements. Attorney Morgan responded the signs are extra, you don't have to do that.

CLOSED SESSION FOR PERSONNEL & POTENTIAL LITIGATION

Mayor Peoples entertained a motion to enter closed session to discuss personnel pursuant to N.C.G.S. 143-318.11 (a)(6) and potential litigation pursuant to N.C.G.S. 143-318.11 (a)(3). Commissioner Ingham so moved. The motion carried unanimously.

RECONVENED TO REGULAR SESSION

The Board decided not to hold a work session at the December 19, 2023 meeting, just the regular meeting at 7:00 pm.

ADJOURN

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

J. Alan Peoples, Mayor

Attest:

Susan B. Bell, Town Clerk