

**TOWN OF WEDDINGTON
REGULAR TOWN COUNCIL MEETING
MONDAY JUNE 8, 2020 – 7:00 P.M.
WEDDINGTON TOWN HALL
1924 WEDDINGTON ROAD WEDDINGTON, NC 28104
AGENDA**

*PLEASE NOTE: DUE TO THE CURRENT STATES OF EMERGENCY RELATED TO COVID-19, SOCIAL DISTANCING MEASURES WILL BE PRACTICED. ATTENDANCE WILL BE LIMITED AT TOWN HALL. THE MEETING WILL BE LIVE STREAMED ON SOCIAL MEDIA PLATFORMS. General Public Comments under agenda item 6, maybe submitted in writing prior to the meeting on June 8, 2020 by 5:00 PM. Public Comments regarding THE FY2020-2021 BUDGET HEARING – agenda item 10, will be accepted until 7:00 P.M. TUESDAY JUNE 9, 2020.
Please send all comments to: kdewey@townofweddington.com.

Prayer – Pastor Matt Simpkins – Christ Lutheran Church South

1. Open the Meeting
2. Pledge of Allegiance
3. Determination of Quorum
4. Additions, Deletions and/or Adoption of the Agenda
5. Mayor/Councilmember Reports
6. Public Comments
7. Public Safety Report
8. Consent Agenda
 - A. Call for Public Hearings to be held Monday, July 13, 2020 at 7:00 p.m. at Weddington Town Hall for the purpose of:
 - 1.Consideration of a conditional zoning amendment for Christ South phase 1 building.
 - 2.Consideration of an amendment to Chapter 34 Article V Section 34-131 *Property and Nuisance Abatement*
9. Approval of Minutes
 - A. May 11, 2020 Town Council Regular Meeting Minutes
10. Public Hearing for Fiscal Year 2020-2021 Proposed Budget and set the tax rate
11. Old Business
12. New Business
 - A. Discussion and Consideration of Fiscal Year 2020-2021 Proposed Budget
 - B. Discussion of Website Link Policy
13. Update from Town Planner
14. Code Enforcement Report
15. Update from Finance Officer and Tax Collector
16. Transportation Report
17. Council Comments
18. Enter into closed session pursuant to NCGS 143-318.11(a)(6) Personnel Matters
19. Adjournment



Union County Sheriff's Office

Events By Nature

For the Month of: May 2020

Date of Report

6/1/2020

9:00:31AM

<u>Event Type</u>	<u>Total</u>
911 HANG UP	96
ABANDONED VEHICLE	1
ACCIDENT EMD	2
ACCIDENT HITRUN PD LAW	3
ACCIDENT PD COUNTY NO EMD	11
ACCIDENT PININ EMD	1
ALARMS LAW	32
ANIMAL BITE FOLLOW UP	2
ANIMAL BITE REPORT LAW	3
ANIMAL COMP SERVICE CALL LAW	13
ASSAULT	2
ASSIST EMS OR FIRE	3
ATTEMPT TO LOCATE	4
BOLO	3
BURGLARY HOME OTHER NONBUSINESS	2
BURGLARY VEHICLE	2
BUSINESS CHECK	54
CARDIAC RESPIRATORY ARREST EMD	1
CARELESS AND RECKLESS	4
DISTURBANCE OR NUISANCE	7
DOMESTIC DISTURBANCE	2
DRUG ACTIVITY	1
FOLLOW UP INVESTIGATION	9
FOOT PATROL	1
FRAUD DECEPTION FORGERY	6
ILLEGAL DUMPING LITTERING	1
IMPROPERLY PARKED VEHICLE	1
INTOXICATED DRIVER	1

<u>Event Type</u>	<u>Total</u>
INVESTIGATION	9
JURISDICTION CONFIRMATION LAW	5
LARCENY OF VEHICLE	1
LARCENY THEFT	3
LOST OR FOUND PROPERTY	2
MENTAL DISORDER	1
MISSING PERSON	2
MOTORIST ASSIST	4
NOISE COMPLAINT	8
POISONING EMD	2
PREVENTATIVE PATROL	584
PROP DAMAGE VANDALISM MISCHIEF	3
RADAR PATROL INCLUDING TRAINING	13
REFERRAL OR INFORMATION CALL	7
RESIDENTIAL CHECK	5
SERVE CIVIL PAPER	1
SERVE CRIMINAL SUMMONS	1
SHOTS FIRED	5
SUICIDE THREAT OR ATTEMPT	2
SUSPICIOUS CIRCUMSTANCES	7
SUSPICIOUS PERSON	5
SUSPICIOUS VEHICLE	12
TRAFFIC DIRECT CONTROL	1
TRAFFIC HAZARD	17
TRAFFIC STOP	30
TRESPASSING	3
UNAUTHORIZED USE	1
WELL BEING CHECK	4

Total Calls for Month:

1,006

TOWN OF WEDDINGTON

MEMORANDUM

TO: Mayor and Town Council

FROM: Lisa Thompson, Town Administrator/Planner

DATE: June 8, 2020

SUBJECT: Call for Public Hearing - Christ Lutheran Church Conditional Zoning Amendment

Christ Lutheran Church requests a conditional zoning amendment for a church use on 12.739 acres at the northwest corner of Rea and Reid Dairy Road.

The site was rezoned on October 8, 2018 with conditions agreed upon by the applicant as follows:

1. Any engineering must be approved by Town Engineer.
2. Water plans to be approved by Union County Public Works and Environmental Health.
3. Prior to commencement of construction, Construction Documents shall be approved by the Weddington Town Council in accordance with Section 58-271 of the *Weddington Code of Ordinances*.
4. Driveway permits are required and shall be approved by NCDOT.
5. A lighting plan shall be submitted at the time of construction plan approval.
6. The applicant provided Proof of Septic approval to Town Staff.
7. Any new use or amendment (i.e. preschool) shall require an updated TIA assessment.
8. Approval of this plan establishes a zoning vested right under G.S. 160A-385.1. Unless terminated at an earlier date, the zoning vested right shall be valid until 10/8/2023. However, the applicant agrees to abide by the forthcoming town erosion control ordinance (if applicable at the time of construction plan submittal).
9. No sport fields or organized sports teams are permitted, and
10. The extended hours of operation during Holy Week are approved due to the site-specific layout and elevation of the church to the adjacent properties.

Since the approval the applicant purchased the Matthews Property (parcel 06177012). The additional property allows the applicant to construct the building further west, away from the existing subdivision lots and amend the parking around the proposed building site. The development standards remained the same except (1) to add the Matthews parcel, and (2) to note that there may be more than one building constructed on the site. The building(s) maximum gross floor area of 55,000 square feet remains the same.

The applicant is now seeking an amendment to build a phase 1 building and parking.

Development Standards (for a Church in the R60 zoning district):

- Minimum Lot Area-3 acres
- Front Setback-75 feet
- Rear Setback-60 feet
- Side Setbacks-50 feet
- Maximum Building Height - 35 feet except as permitted in *Section 58-15*

Access and Parking:

- The site plan shows two points of access off Reid Dairy Rd. The first access is existing and is utilized by Thrive Day Preschool and the second access will be expanded near the existing private drive.
- The applicant is not required to submit a traffic impact analysis.

Screening and Landscaping:

- The applicant is required to provide a 50-foot landscaped buffer around the property per Section 58-8 of the zoning ordinance and buffer the parking along Reid Dairy Rd. Existing wooded areas within the buffers shall be left undisturbed.

Planning Board Recommendation:

The Planning Board reviewed the application on June 1, 2020. Questions were raised about future phases and what that will add and questions around ingress/egress. Staff explained that any change to the conditional rezoning will have to come back through the conditional zoning process including a public involvement meeting and public hearing. The Planning Board unanimously recommended approval.

Recommendation:

State Statute requires that all zoning regulations shall be made in accordance with a comprehensive plan. When adopting or rejecting any zoning amendment, the governing board shall also approve a statement describing whether its action is consistent with an adopted comprehensive plan or any other officially adopted plan that is applicable, and briefly explaining why the board considers the action taken to be reasonable and in the public interest.

Staff recommends calling for a public hearing to be held July 13, 2020 at Town Hall at 7:00 PM.

Attachments:

Previously approved site plan and development standards
Phase 1 Site plan
Elevation Specifications

DEVELOPMENT STANDARDS

January 2, 2019

1. GENERAL PROVISIONS

- A. These Development Standards form a part of the Rezoning Plan associated with the Rezoning Application filed by Christ Lutheran Church (the “Applicant”) for an approximately 12.739 acre site located on the northwest corner of Reid Dairy Road and Rea Road, which site is more particularly depicted on the Rezoning Plan and is further identified as all of Tax Parcel No. 06177012, all of Tax Parcel No. 06177013, all of Tax Parcel No. 06177014, and a portion of Tax Parcel No. 06177015 (hereinafter referred to as the “Site”).
- B. The development and use of the Site will be governed by the Rezoning Plan, these Development Standards and the applicable provisions of Chapter 58 of the Town of Weddington Code of Ordinances (the “Zoning Ordinance”). The regulations established under the R-60 zoning district shall govern the use and development of the Site.
- C. The development depicted on the Rezoning Plan is schematic in nature and intended to depict the general arrangement of uses and improvements on the Site. Accordingly, the configurations, placements and sizes of the building footprints as well as the internal drives and parking areas depicted on the Rezoning Plan are schematic in nature and, subject to the terms of these Development Standards and the Zoning Ordinance, may be altered or modified during design development and construction document phases.
- D. The principal building and any accessory structures developed on the Site shall be located within the building envelope depicted on the Rezoning Plan.
- E. The Site shall be considered to be a planned/unified development. Therefore, side and rear yards, buffers, building height separation requirements and other zoning standards shall not be required internally between improvements and uses on the Site. The Site shall be required to meet side and rear yard requirements and buffer requirements with respect to the exterior boundaries of the Site.
- F. Future amendments to the Rezoning Plan and/or these Development Standards may be applied for by the then owner or owners of the Site in accordance with the provisions of Section 58-271(j) of the Zoning Ordinance. Minor alterations or changes to the Rezoning Plan and/or these Development Standards are subject to Section 58-271(j) of the Zoning Ordinance.

2. PERMITTED USES

- A. In addition to all permitted uses within the R-60 zoning district, the Site also may be devoted to the following conditional uses that are allowed within the R-60 zoning district:

1. Churches, synagogues and other places of worship, along with any incidental and accessory uses associated therewith.
- B. With the exception of Holy Week and Christmas Eve, the public hours of operation for permitted uses on the Site shall be 7:00 am to 10:00 pm; provided, however, that the following uses shall be permitted to take place on the Site outside of the above hours of operation:
1. Small group activities;
 2. Spiritual and spiritual formation activities for congregants;
 3. Church-community relationship building activities; and
 4. Conducting church business, operations and/or management activities.
- C. The following restrictions shall apply to wedding ceremonies and wedding receptions held outdoors on the Site:
1. Any wedding ceremonies and/or receptions held on the Site must be held within the hours of operation set forth in Note 2.B.
 2. Outdoor wedding ceremonies and/or receptions shall be held within the building envelope depicted on the Rezoning Plan.
 3. The maximum number of guests for any outdoor wedding ceremony and/or reception held on the Site shall be in accordance with the maximum occupancy of the principal building on the Site as determined by the fire marshal or fire chief.
 4. Temporary exterior lighting, if any, shall not project into adjoining residential lots. Use of stadium-style or other pole-mounted lighting is prohibited.
 5. Parking along the public right of way, or parking that blocks any driveways, sight triangles or emergency access, is prohibited. Off-site parking shall be permitted only if the Applicant maintains an agreement with the owner of land where vehicles are parked specifically permitting such parking.
 6. The event area shall provide sufficient on-site trash receptacles, and ensure that windblown trash or other debris does not accumulate anywhere on the Site.
 7. The event area shall ensure adequate ingress and egress from all buildings and structures to accommodate emergency services access.
- D. No dedicated and lighted athletics fields (e.g. baseball diamonds) shall be provided on the Site.
- E. The Applicant acknowledges that it must seek Town Council approval of any extension of permitted church uses to include operation of a day care or a preschool on the Site.

3. TRANSPORTATION

- A. Vehicular access to the Site shall be as generally depicted on the Rezoning Plan. The placement and configuration of the vehicular access points are subject to any minor modifications required to accommodate final site and construction plans and designs and to any adjustments required for approval by the Town of Weddington and/or North Carolina Department of Transportation (“NCDOT”) in accordance with applicable published standards.
- B. Off-street vehicular parking shall be provided in accordance with the requirements of the Zoning Ordinance.
- C. The alignment of the internal drives and vehicular circulation areas may be modified by the Applicant to accommodate changes in traffic patterns, parking layouts and any adjustments required for approval by Town of Weddington and/or NCDOT in accordance with applicable published standards.

4. ARCHITECTURAL STANDARDS

- A. Building design and architectural standards will meet the applicable requirements of Chapter 14, Article V of the Town of Weddington Code of Ordinances.
- B. The building or buildings to be located on the Site together shall not exceed 55,000 square feet of gross floor area.
- C. The maximum height of any building or buildings to be located on the Site shall be 35 feet as measured from the ridge of the roof.
- D. Attached to the Rezoning Plan are a series of conceptual, architectural perspectives of the principal building to be located on the Site, which are intended to depict the general conceptual architectural style and character of the building. Accordingly, such building shall be designed and constructed so that it is substantially similar in appearance to the attached relevant conceptual, architectural perspectives with respect to architectural style, design and character. Notwithstanding the foregoing, changes and alterations to the exterior of the building that do not materially change the overall conceptual architectural style and character shall be permitted. Any other buildings to be located on the Site shall be consistent with the architectural style, design and character of the principal building on the Site.

5. DIMENSIONAL STANDARDS

- A. Development of the Site shall comply with the yard regulations for the R-60 zoning district set out in Section 58-53(3) of the Zoning Ordinance as it exists on the date of the Rezoning Application.

6. SCREENING AND LANDSCAPING

- A. Screening and landscaping shall conform to the requirements of Section 58-8 of the Zoning Ordinance.

7. ENVIRONMENTAL FEATURES

- A. Storm water management on the Site shall comply with the requirements of Section 58-543 of the Zoning Ordinance.

8. SIGNS

- A. The Applicant may install a sign on the Site at the location more particularly identified on the Rezoning Plan, which sign shall comply with the requirements of Article V of the Zoning Ordinance.

9. LIGHTING

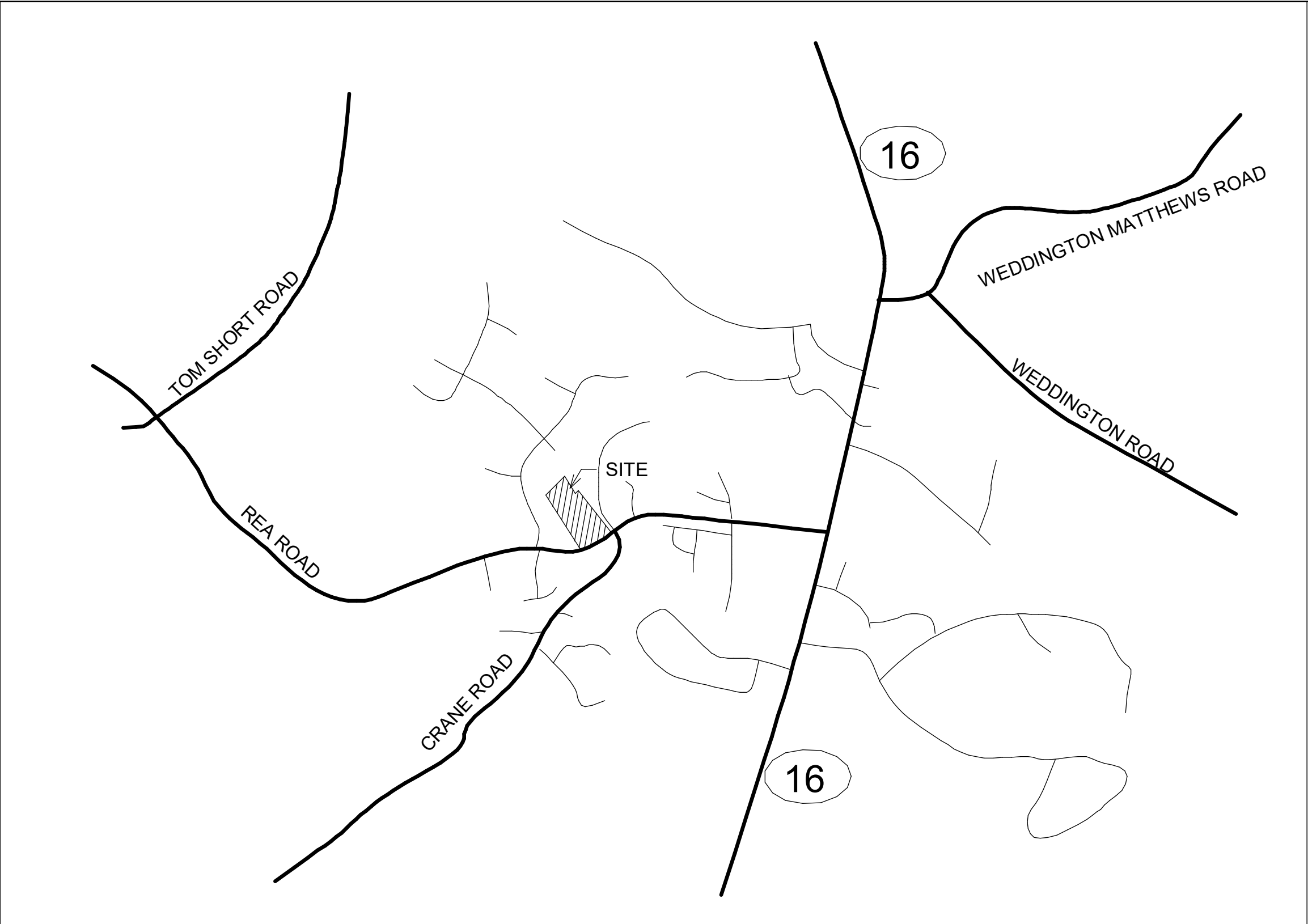
- A. All freestanding lighting fixtures installed on the Site shall comply with the requirements of Chapter 14, Article IV of the Town of Weddington Code of Ordinances.

10. NOISE

- A. The Applicant shall comply with the requirements of Chapter 22 of the Town of Weddington Code of Ordinances.
- B. The Applicant shall not erect or operate a bell tower or similar chiming feature on the Site.

11. BINDING EFFECT OF THE REZONING APPLICATION

- A. If this Rezoning Application is approved, all conditions applicable to the development and/or use of the Site imposed under this Rezoning Plan will, unless amended in the manner provided under the Zoning Ordinance, be binding upon and inure to the benefit of Applicant and the current and subsequent owners of the Site and their respective successors in interest and assigns. Throughout these Development Standards, the terms, “Applicant” and “owner” or “owners” shall be deemed to include the heirs, devisees, personal representatives, successors in interest and assigns of Applicant or the owner or owners of the Site from time to time who may be involved in any future development thereof.
- B. Any reference to the Zoning Ordinance or the Town of Weddington Code of Ordinances herein shall be deemed to refer to the Zoning Ordinance or the Town of Weddington Code of Ordinances in effect as of the date this Rezoning Petition is approved.



VICINITY MAP

N.T.S.

SITE DEVELOPMENT DATA:

ACREAGE: 12.739

TAX PARCELS:

EXISTING ZONING

PROPOSE ZONING

ALL OF PARCEL #06177012
ALL OF PARCEL #06177013
ALL OF PARCEL #06177014
PORTION OF PARCEL #06177015

R-60
R-60 (CZ)
R-60 (CZ)
R-60 (CZ)

R-60 (CZ)
R-60 (CZ) (SPA)
R-60 (CZ) (SPA)
R-60 (CZ) (SPA)

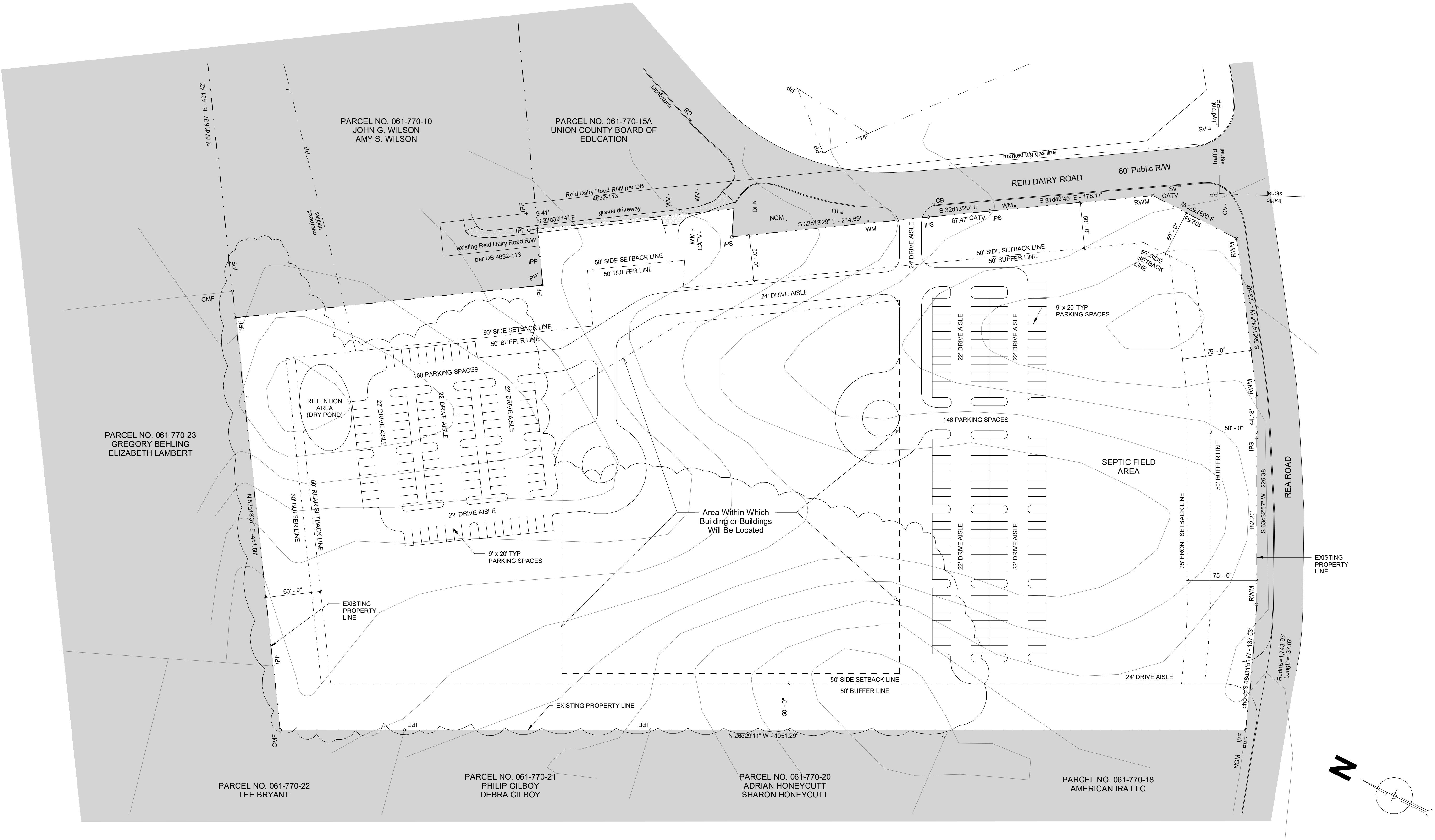
PROPOSED USES: CHURCHES, SYNAGOGUES, AND OTHER PLACES OF WORSHIP, ALONG WITH ANY INCIDENTAL AND ACCESSORY USES ASSOCIATED THEREWITH

MAX HEIGHT: BUILDING THIRTY-FIVE FEET (35'-0")

BUFFER: FIFTY FEET (50'-0")

246 PARKING SPACES

SITE DEVELOPMENT DATA



PROPOSED SITE PLAN

1" = 50'-0"

CHRIST SOUTH

323 REID DAIRY RD.
WEDDINGTON NC
28104

CONDITIONAL REZONING PLAN

DATE: 1-2-2019
PROJECT NO: 18039

REVISIONS
NO: DATE: DESCRIPTION:

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SHEET NUMBER

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11556193

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323 REID DAIRY RD.
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DATE: 1-2-2019
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SHEET NUMBER

002

60 East Jefferson St.
Hoschton, GA 30548
www.RenegadeBuildings.com

RENEGADE

STEEL BUILDINGS, INC.

Phone 706.654.3100
Fax 706.654.3104
Toll Free 877.363.4233
(87.RENEGADE)

Date 4/24/2020

Purchase Order/Contract

Quote# MS042320B

Buyer Name: MATT SIMPKINS

Buyer Rep: LUTHERAN CAMPUS MINISTRY IN ATLANTA

Address:

Ship to Address:

City, ST Zip: NC

City, ST Zip: CHARLOTTE, NC 28173

Phone: (615) 491-6794

County: UNION

Fax:

Email: ATLPASTOR@GMAIL.COM

BUILDING SPECIFICATIONS

Width: 60' Length: 60' Eave Height: 16' Roof Pitch: 1.6:12 Bay Spacing: 3@20
Building Code: NCBC 18 Live Load: 12/20 Ground Snow: 11 Wind Load: 120 Exposure: B Collateral Load: 3.00
Frame Type: GABLE SYM Column Type: STANDARD Left Endwall: BEARING FRAME Right Endwall: BEARING FRAME
Roof Panel: 26 GA. "PBR" Color: GALVALUME Wall Panel: 26 GA. "PBR" Color: CHOICE - STD Trim Color: CHOICE - STD

NOTE: Stamped Anchor Bolt, Erection and Permit Drawings certified for the County and State listed above to which the building is shipping are included in this contract. Items not included in this contract are any material or labor in connection with foundation, concrete, ANCHOR BOLTS, erection, general contract work, or any other item not normally a part of a steel building. Your building will be manufactured to the codes and design load stated above, it is the responsibility of the buyer to verify these codes and design load with your local building department.

BUILDING ACCESSORIES

Walk Door:	1	3070 COMPLETE TO KEY - PANIC HARDWARE & CLOSER - WEATHERSTRIPPING - INSULATED	INCLUDED
Walk Door:			
Vents:			
Windows:			
Light Panel:			
Insulation:	ROOF/WALL	4" (WMP-VRR PLUS) REINFORCED FIBERGLASS INSULATION WITH A .02 PERM RATING	INCLUDED
Large Door:			
Large Door:			
Framed Opening:	1	6'4" X 7'2" WITH JAMB AND HEAD TRIM FOR DOOR (DOOR BY OTHERS)	INCLUDED
Framed Opening:	6	10 X 8 WITH JAMB AND HEAD TRIM (FOR DOORS BY OTHERS)	INCLUDED
Eave Cond:	GUTTERS AND DOWNSPOUTS	Base FORMED BASE TRIM	INCLUDED
Fasteners:	1-1/4" LONG LIFE ON THE ROOF AND WALLS TO ENSURE FINISH WARRANTY!		INCLUDED
Other:	26 GAUGE PBR ROOF PANELS 80,000 LB TINSEL STRENGTH - 25 YEAR WARRANTY		INCLUDED
Other:	3 SETS STAMPED ENGINEERED METAL BUILDING PLANS INCLUDES ANCHOR BOLT PLAN		INCLUDED
Other:			

SPECIAL CONDITIONS

WIND BRACING CONDITIONS: WIND COLUMN - FSW, WIND COLUMN - BSW, X-BRACING IN OTHER WALLS AND ROOF	INCLUDED
25 YEAR WARRANTY AGAINST CORROSION, FADING AND RUST ON WALL AND ROOF PANELS	INCLUDED
RENEGADE USES ONLY US MADE RED-IRON I-BEAM STEEL SUITABLE FOR ALL GRADES OF BUILDING	INCLUDED
BUILDING DESIGNED AS A CLASS 3 FACILITY	X
SEE ADDENDUM PAGE 2 OF CONTRACT	X

PAYMENT TERMS:

Estimated Delivery: 10-12 Weeks

FREIGHT:	INCLUDED
SUBTOTAL:	\$28,758.78
SALES TAX: 6.75 %	\$1,941.22
	\$30,700.00

\$6,200.00 Full engineering and production deposit.

\$24,500.00 Balance in cashiers check prior to unloading at Buyer's ship to address.

This quote is valid for 15 days.

This contract, subject to the terms set forth above and the General Conditions attached hereto, constitutes the entire agreement between Renegade Steel Buildings, Inc., as Seller, and the Buyer.

This contract becomes valid only after it has been signed and accepted by an Officer of Renegade Steel Buildings, Inc.

R.S.B REPRESENTATIVE: MICHAEL NELSON

ACCEPTED BY BUYER:

CONTRACT ACCEPTED AND ENTERED BY:

Buyer Representative

Date

R.S.B. Officer

Title

Date

60 East Jefferson St.
Hoschton, GA 30548
www.RenegadeBuildings.com

RENEGADE

STEEL BUILDINGS, INC.

Phone 706.654.3100
Fax 706.654.3104
Toll Free 877.363.4233
(87.RENEGADE)

Date 4/24/2020

Purchase Order/Contract

Quote# MS042320

Buyer Name: MATT SIMPKINS

Address: _____

City, ST Zip: NC

Phone: (615) 491-6794

Fax: _____

Buyer Rep: LUTHERAN CAMPUS MINISTRY IN ATLANTA

Ship to Address: _____

City, ST Zip: CHARLOTTE, NC 28173

County: UNION

Email: ATLPASTOR@GMAIL.COM

BUILDING SPECIFICATIONS

Width: 60' Length: 60' Eave Height: 12' Roof Pitch: 3.2:12 Bay Spacing: 3@20
Building Code: NCBC 18 Live Load: 12/20 Ground Snow: 11 Wind Load: 120 Exposure: B Collateral Load: 3.00
Frame Type: GABLE SYM Column Type: STANDARD Left Endwall: BEARING FRAME Right Endwall: BEARING FRAME
Roof Panel: 26 GA. "PBR" Color: GALVALUME Wall Panel: 26 GA. "PBR" Color: CHOICE - STD Trim Color: CHOICE - STD

NOTE: Stamped Anchor Bolt, Erection and Permit Drawings certified for the County and State listed above to which the building is shipping are included in this contract. Items not included in this contract are any material or labor in connection with foundation, concrete, ANCHOR BOLTS, erection, general contract work, or any other item not normally a part of a steel building. Your building will be manufactured to the codes and design load stated above, it is the responsibility of the buyer to verify these codes and design load with your local building department.

BUILDING ACCESSORIES

Walk Door:	<u>1</u>	<u>3070 COMPLETE TO KEY - PANIC HARDWARE & CLOSER - WEATHERSTRIPPING - INSULATED</u>	<u>INCLUDED</u>
Walk Door:			
Vents:			
Windows:			
Light Panel:			
Insulation:	<u>ROOF/WALL</u>	<u>4" (WMP-VRR PLUS) REINFORCED FIBERGLASS INSULATION WITH A .02 PERM RATING</u>	<u>INCLUDED</u>
Large Door:			
Large Door:			
Framed Opening:	<u>1</u>	<u>6'4" X 7'2" WITH JAMB AND HEAD TRIM FOR DOOR (DOOR BY OTHERS)</u>	<u>INCLUDED</u>
Framed Opening:	<u>6</u>	<u>10 X 8 WITH JAMB AND HEAD TRIM (FOR DOORS BY OTHERS)</u>	<u>INCLUDED</u>
Eave Cond:	<u>GUTTERS AND DOWNSPOUTS</u>	<u>Base</u>	<u>FORMED BASE TRIM</u>
Fasteners:	<u>1-1/4" LONG LIFE ON THE ROOF AND WALLS TO ENSURE FINISH WARRANTY!</u>		<u>INCLUDED</u>
Other:	<u>26 GAUGE PBR ROOF PANELS 80,000 LB TINSEL STRENGTH - 25 YEAR WARRANTY</u>		<u>INCLUDED</u>
Other:	<u>3 SETS STAMPED ENGINEERED METAL BUILDING PLANS INCLUDES ANCHOR BOLT PLAN</u>		<u>INCLUDED</u>
Other:			

SPECIAL CONDITIONS

<u>WIND BRACING CONDITIONS: WIND COLUMN - FSW, WIND COLUMN - BSW, X-BRACING IN OTHER WALLS AND ROOF</u>	<u>INCLUDED</u>
<u>25 YEAR WARRANTY AGAINST CORROSION, FADING AND RUST ON WALL AND ROOF PANELS</u>	<u>INCLUDED</u>
<u>RENEGADE USES ONLY US MADE RED-IRON I-BEAM STEEL SUITABLE FOR ALL GRADES OF BUILDING</u>	<u>INCLUDED</u>
<u>BUILDING DESIGNED AS A CLASS 3 FACILITY</u>	<u>X</u>

PAYMENT TERMS:

Estimated Delivery: 10-12 Weeks

SUM OF MATERIAL: INCLUDED

\$6,000.00 Full engineering and production deposit.

FREIGHT: INCLUDED

SALES TAX: 6.75 % \$1,852.69

\$23,300.00 Balance in cashiers check prior to unloading
at Buyer's ship to address.

This quote is valid for 15 days.

\$29,300.00

This contract, subject to the terms set forth above and the General Conditions attached hereto, constitutes the entire agreement between Renegade Steel Buildings, Inc., as Seller, and the Buyer.

This contract becomes valid only after it has been signed and accepted by an Officer of Renegade Steel Buildings, Inc.

R.S.B REPRESENTATIVE: MICHAEL NELSON

ACCEPTED BY BUYER:

CONTRACT ACCEPTED AND ENTERED BY:

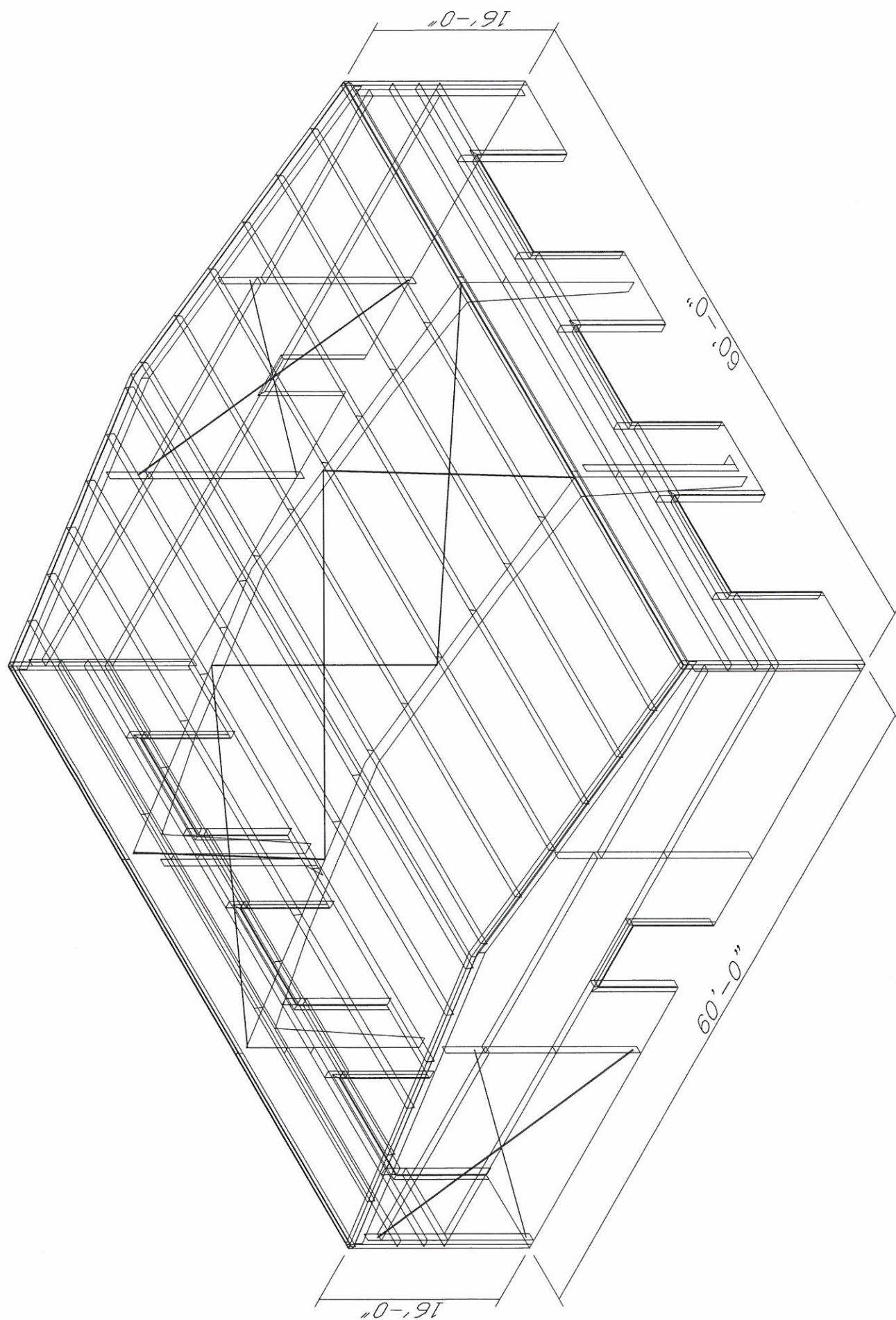
Buyer Representative

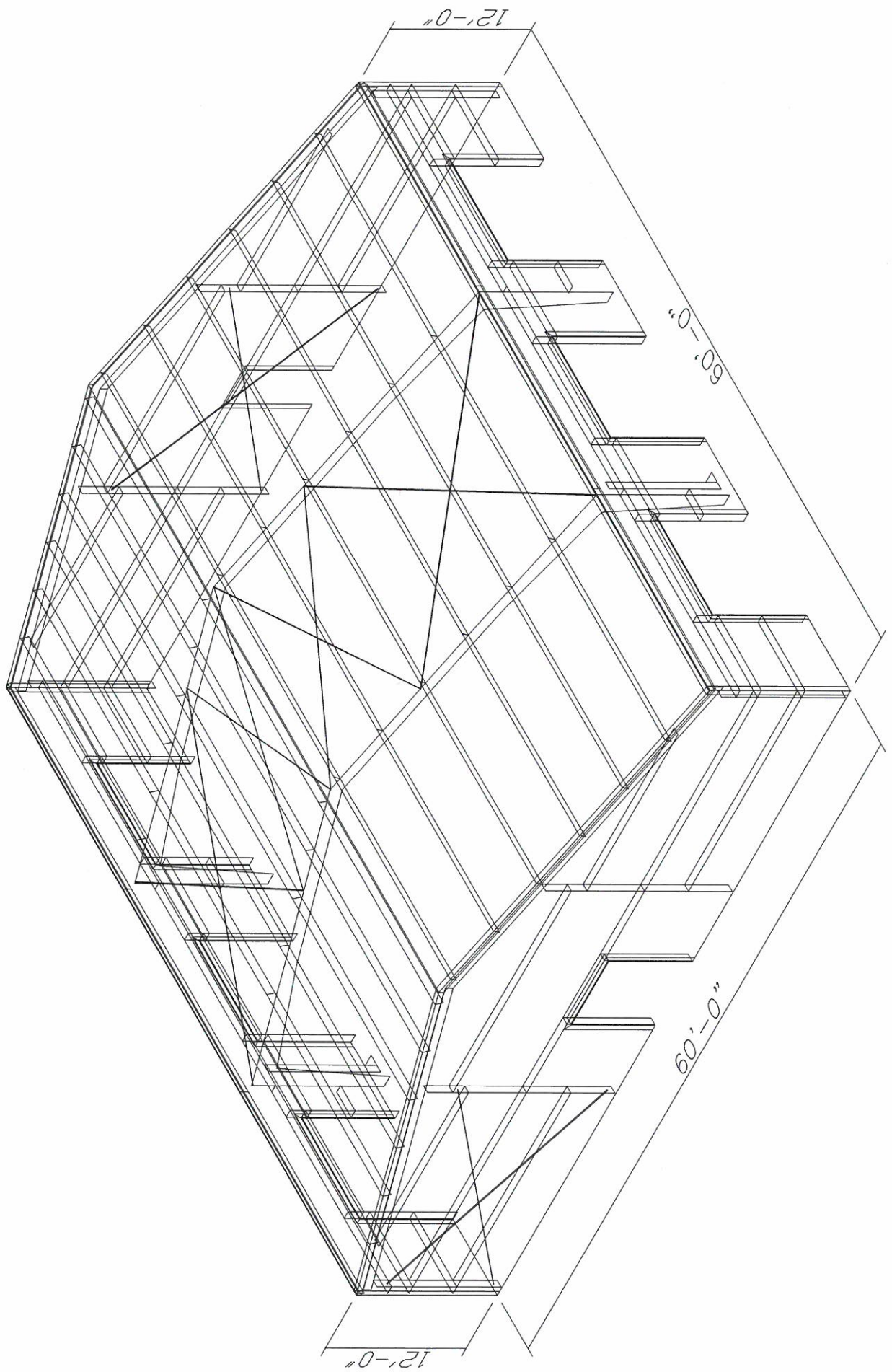
Date

R.S.B. Officer

Title

Date





TOWN OF WEDDINGTON

MEMORANDUM

TO: Mayor and Town Council

FROM: Lisa Thompson, Town Administrator/Planner

DATE: June 8, 2020

SUBJECT: Call for Public Hearing – Section 34-131 Property and Nuisance Abatement

Staff is seeking approval of a text amendment to Section 34-131 under Article V- Property and Nuisance Abatement.

Over the last several months staff has received complaints about property owners clearing land and leaving the debris on-site, where in some cases the debris was pushed back near a stream, blocking a natural drainage path. The intent of the drafted text is not to prohibit a tree falling and allowing for natural regeneration, but to prohibit the collection of trees, limbs, and stumps that can become a nuisance.

Other complaints received involve adjacent or downstream property owners blocking natural drainage ways that are causing water to back-up on the complainant's property.

It is suggested to add the following text amendments to Section 34-131 to address both concerns.

Staff recommends calling for a public hearing to be held July 13, 2020 at Weddington Town Hall at 7:00 PM

ARTICLE V. - PROPERTY AND NUISANCE ABATEMENT

DIVISION 1. - GENERALLY

Sec. 34-113. - Investigation of public nuisances.

The administrator or his designee, upon notice from any person of the possible existence of any of the conditions described in sections 34-131—34-133, shall conduct or cause to be made by the appropriate official such investigation as may be necessary to determine whether conditions exist which may constitute a public nuisance as declared in sections 34-131—34-133.

Sec. 34-131. - Occupants or owners shall keep premises free of litter, debris, junk and the like.

Every person owning or occupying a premises within the town corporate limits shall keep the property clean. The existence of any of the following conditions on any property, vacant lot or other parcel of land within the corporate limits, is dangerous and prejudicial to the public health or safety and is hereby declared a public nuisance.

- (1) Any accumulation of litter, debris, refuse, garbage, junk, hazardous refuse, household trash, business trash, scrap materials, or animal excrement on any front or side yard, or underneath any building.
- (2) The uncontrolled growth of noxious weeds and grasses to a height in excess of 24 inches causing or threatening to cause a hazard detrimental to the public health or safety. Provided, however, that bona fide farming crops as well as food and flower gardens while maintained for such purposes, pastures, naturally wooded areas, regulated wetland or meadows and areas designed as undeveloped open space or meadow by the town, are exempt from the provisions of this division.
- (3) A collection place for tree limbs, dried brush, dead vegetation, stumps or other decayed wood and materials or other similar rubbish;
- (4) Any condition which blocks, hinders or obstructs in any way the natural flow of branches, streams, creeks, surface waters, ditches or drains, to the extent that the premises is not free from standing water;
- ~~(35)~~ An open or unsecured storage or collection place for chemicals, oils, gasoline, flammable liquids, or other similar hazardous refuse.
- ~~(46)~~ Any condition detrimental to the public health and safety which violates the rules and regulations of the county health department.

Sec. 34-132. - Debris from construction left on property.

All refuse, lumber, debris and other building materials on private property which are visible from the street or an adjoining lot for any reason including, but not limited to, construction in progress for the remodel or repair of any existing buildings, the erection and completion of any new buildings or the addition to existing buildings, all pursuant to a lawfully-issued and currently-active building permit, shall be removed by the property owner immediately or, in the event of work under a building permit, within 15 calendar days from the completion of the aforesaid work. An owner or occupant may need to verify that

construction is currently in progress if there has been no construction activity for over 30 calendar days and show good cause why the town should not abate the refuse, lumber, debris and other building materials left or stored on the property.

Sec. 34-133. - Junk; removal.

It shall be unlawful for any owner or occupant of any land, building, structure, dwelling or dwelling unit to place or leave (or allowed to be placed or remain) outside of any such building, structure, dwelling or dwelling unit or upon such land any dilapidated furniture, icebox, refrigerator, stove or other appliance, machinery, equipment, building material or other item or junk which is either in a wholly or partially rusted, wrecked, junked, dismantled or inoperative condition or which is not completely enclosed within a building.

Sec. 34-134. - Abatement of violations.

- (a) *Contract for abatement services.* Whenever the administrator, or his or her authorized designee, has determined that a violation of this article and/or a nuisance exists and has provided proper notice thereof, the property owner, occupant or person in possession of the premises on which the nuisance is located may contract with the town to remove such conditions at a fee paid in advance and upon such terms and conditions as the administrator, or his or her authorized designee, may approve, except that as a condition of all such agreements the property owner, occupant or person in charge of the premises shall by signed writing in advance of any work release the town from any liability arising from or resulting from the removal of such conditions. In the event the owner of the property is not the occupant, then a signed release shall be required from both the property owner and the occupant before the town will proceed.
- (b) *Abatement for chronic violations.* Whenever the administrator, or his or her authorized designee, has determined that a violation of this article and/or a nuisance exists and has provided proper notice thereof pursuant to this subsection, the town may proceed to abate a nuisance on property owned by a chronic violator. In such a case, the town shall notify a chronic violator of this article and that, if the violator's property is found to be in continued violation of this article, the town shall, without further notice in the calendar year in which notice is given, take action to remedy the violation, and the expense of the action shall become a lien upon the property and shall be collected as unpaid taxes. For a chronic violator, the town's initial annual notice (that the town will abate the nuisance) shall be served by registered or certified mail, with a copy sent by regular mail.
- (c) *Summary abatement for health and safety violations.* Whenever the administrator, or his or her authorized designee, has determined that a violation of this article and/or a nuisance exists and has provided proper notice thereof, upon the failure of the property owner, occupant or person in possession of the premises to take the corrective action ordered by the board or the administrator, or his or her authorized designee, within the time specified, the town may remove, abate or remedy the condition that is dangerous or detrimental to the public health or public safety and the expense of such action shall be paid by the person in default pursuant to G.S. 160A-193. If not paid, such expenses shall become a lien upon the land or premises where the violation occurred and may be collected as unpaid ad valorem taxes.
- (d) *Remedies available notwithstanding civil penalties.* Each of these remedies shall be and remain available to the town notwithstanding any civil penalties that have been issued under section 34-135, civil penalties.

Sec. 34-135. - Civil penalties.

- (a) Any violation of this article or the failure to abide by any lawful order issued pursuant to this article shall be punishable as provided herein:
 - (1) In accordance with the requirements of G.S. 160A-175(b), it is expressly declared that violation of any provision hereof or a failure to comply with any of this article's requirements or orders issued hereunder shall not be considered a misdemeanor or infraction under G.S. 14-4 or 14-3.1, but shall constitute a civil offense and shall subject the offender to a civil penalty as set

forth herein. After notice of violation/warning citation has been issued and the violation is not corrected at the end of 15 calendar days, a civil citation shall be issued and civil penalties assessed as set forth in the table below.

NOTICE OF VIOLATION (NOV) OR INITIAL WARNING	
Opportunity to appeal to the town council within 15 days of NOV or initial warning	
CITATION	CIVIL PENALTY AMOUNT
First Penalty Citation	\$100.00
The fine shall be paid within 15 days and the violation shall be corrected within 15 days from citation.	
Second Penalty Citation	\$250.00
Issued after 15 days for on-going failure to abate and the violation shall be corrected within 15 days from citation.	
Third Penalty Citation *	\$500.00
Issued after 15 days for on-going failure to abate.	* per day for each day the nuisance continues

Any person violating this article shall be issued a warning citation and in the event of failure to abate, a subsequent civil penalty citation per the procedures set forth in this subsection of the code of ordinances. Any citation of a violation may be issued by any sheriff's deputy, administrator, building inspection officer, code enforcement officer or such other office as is charged from time to time by the town council with the enforcement of this article. However, the administrator or his or her designee in his or her sole discretion may:

- a. Reduce a civil penalty assessed based upon the totality of the circumstances; or
- b. Withhold issuance of a civil penalty citation in the event a property owner has commenced in good faith to abate the nuisance, but the abatement has not been completed at the expiration of the initial 15-day warning period.

Each day's continuing violation after the deadline set forth in the third civil penalty citation notice shall be a separate and distinct offense for purposes of the penalties and remedies set forth herein.

**TOWN OF WEDDINGTON
REGULAR TOWN COUNCIL MEETING
MONDAY, MAY 11, 2020 – 7:00 P.M.
WEDDINGTON TOWN HALL-VIRTUAL MEETING
MINUTES
PAGE 1 OF 7**

1. Open the Meeting

Mayor Callis called the meeting to order at 7:03 p.m.

2. Pledge of Allegiance

The Council led the Pledge of Allegiance.

3. Determination of Quorum

Roll call was used to determine quorum of all Councilmembers present: Mayor Elizabeth Callis, Mayor Pro tem Janice Propst, Councilmembers Mike Smith, Jeff Perryman, and Anne Pruitt.

Staff present: Town Administrator/Planner Lisa Thompson, Finance Officer Leslie Gaylord, Town Clerk Karen Dewey, Town Attorney Karen Wolter

4. Additions, Deletions and/or Adoption of the Agenda

Staff requested to add item 8.H. Approval of Fiscal Year 2020 Audit Contract with Ann R. Craven, CPA PLLC for an amount not to exceed \$8500. Item 8.G. should read Authorize Staff to execute contract with H&S Paving for an amount not to exceed \$19,150.00 as per Council decision on September 10, 2018. Staff also requested to change “private” to “public” for item 10 and change item 12.A. to read “Approval of new Title VI Non-discrimination Plan and Implementation”

Motion: Mayor Callis made a motion to adopt the agenda as amended.
Vote: The motion passed with a unanimous vote.

5. Mayor/Councilmember Reports

6. Public Comments

Mr. Bill Deter gave public comments via email: Mr. Deter expressed that staff and council are doing a good job with Planning Board and Council meetings during the COVID-19 situation. He asked that consideration for the large oak trees surrounding the Matthews house be considered when conducting the training burn. He also reiterated the need for financial support for the Optimist Park/WCWAA in the FY2020-2021 budget as the pandemic is having a major financial impact on the park and it is used heavily by Weddington residents.

7. Public Safety Report

Deputy Dodd gave the public safety report.

8. Consent Agenda

- A. **Call for a Public Hearing to be held Monday, June 8, 2020 at 7:00 p.m. at Weddington Town Hall for the Fiscal Year 2020-2021 Proposed Budget and to set the tax rate.**
- B. **Approve Release of Performance and Maintenance Bonds for Bromley Subdivision Phases 7, 8, and 9**
- C. **Authorize Staff to enter into an Agreement with Union County for Urban Forester Services**
- D. **Approve Proclamation P-2020-01 Recognizing May 15, 2020 as Peace Officers' Memorial Day and May 10 through May 16 as National Police Week**
- E. **Approve Resolution R-2020-02 to Adopt the Cabarrus Stanly Union Regional Hazard Mitigation Plan**
- F. **Approve Budget Amendment for FY 2019-2020**
- ** G. **Authorize Staff to Execute the Contract with H&S Paving for an amount not to exceed \$19,150.00 as per Council decision on September 10, 2018**
- ** H. **Approval of Fiscal Year 2020 Audit Contract with Ann R. Craven, CPA, PLLC for an amount not to exceed \$8500.**

Motion: Mayor Callis made a motion to approve the consent agenda as amended.
Vote: The motion passed with a unanimous vote.

9. Approval of Minutes

A. March 9, 2020 Town Council Meeting Minutes

Motion: Mayor Callis made a motion to approve the March 9, 2020 Town Council Regular Meeting Minutes as presented.
Vote: The motion passed with a unanimous vote.

10. Presentation for a ~~Private~~ Public Charter School on Weddington Matthews Road

Ronak Bhatt made a presentation for a public charter school on Weddington Matthews Road. The Telra Institute will be a rigorous, accelerated and differentiated K-5 experience for advanced learners. It will be a tuition free public school hoping to open in August 2021. It is planned to have 378 students on the 16-acre property at 5932 Weddington Matthews Road with 1-2 school buildings, bus and car parking, and playing fields and playgrounds.

Councilmember Pruitt asked what research was done regarding the local need for an additional elementary school in Weddington. Mr. Bhatt responded that the research done showed that Weddington was the best site and while there are great schools, they don't necessarily serve all the students' needs. Councilmember Pruitt also asked what the financial impact on Weddington residents would be. Mr. Bhatt responded that the charter school would receive funding from the state and from the counties where students reside.

Councilmember Perryman expressed concerns about the location of the school and the impact on traffic and roads. Mr. Bhatt responded that the school would work with DOT and see the exact demands on the roads and what accommodations would need to be made. Councilmember Perryman asked if Union County students would get priority for enrollment. Mr. Bhatt responded that according to state statutes for public charter schools, there can be no preferences given to where students live.

Councilmember Smith expressed concerns about the traffic generated as well. He would like to see a traffic plan that would mitigate any problems the school might cause.

Mayor Callis stated that traffic is a big concern and charter schools are not required to fund traffic impact improvements. Mr. Bhatt responded that this is a grassroots non-profit school and they have no sources of funding. They are willing to work with the town to come to a resolution on any traffic inconveniences. There will be school buses that will take 30-40 cars off the road in the mornings and afternoons.

The Council thanked Mr. Bhatt for his presentation.

11. Old Business

A. Discussion and Consideration of Social Media Policy

Ms. Thompson summarized the updated Social Media Policy.

Motion: Mayor Pro Tem Propst made a motion to approve the updated social media policy
Vote: The motion passed with a unanimous vote.

B. Update on Critical Intersection Analysis and Consideration of an Alternative Design for Forest Lawn at Potter Road.

Ms. Thompson presented the staff report: The Town of Weddington in cooperation with Union County, the NCDOT, Waxhaw, Monroe, Stallings, and Unionville, has developed two alternative designs at six intersections identified through the 2019 Critical Intersection Analysis. The intersections are:

- NC 75 and NC 16 (Waxhaw)
- NC 75 and Old Providence (Waxhaw)
- Forest Lawn and Potter (Weddington)
- Sutherland and Walkup (Monroe)
- Lawyers and Stevens Mill (Stallings)
- NC 200 and Old Camden (Unionville)

The alternatives for Forest Lawn and Potter Road are a roundabout or signalized intersection. During the public comment period, there were 89 total responses for this intersection and the majority preferred the roundabout alternative. The project is scheduled for completion in June. Staff recommends approving an alternative for the Potter Road at Forest Lawn intersection.

Motion: Councilmember Perryman made a motion to approve Alternative 1, the roundabout, for the Forest Lawn at Potter Road intersection.
Vote: The motion passed with a unanimous vote.

C. Discussion of the FY 20-21 Proposed Budget

Ms. Gaylord summarized the proposed FY20-21 Budget. She explained that the Fund Balance shown is not a deficit. It shows the funding for the Tilly Morris roundabout that has been prefunded from previous years.

The sales tax and ad valorem income are expected to decrease due to COVID-19. The cost of the UDO line item was decreased since the attorneys have been working on it on the retainer. The town

will be purchasing new financial software. There is an Expenditure line item for WCWAA/Optimist Park and it is currently at \$0 because the town is looking to put funds toward a public park.

The Councilmembers expressed thanks to Ms. Gaylord for the details and hard work put into the budget.

12. New Business

**

A. Approval of new Title VI Non-discrimination Plan and Implementation- changed title need dots and show changes like with the school?

Ms. Wolter explained the Title VI policy. The federal government requires proof that there is an approved non-discrimination policy in place before and federal funds are dispersed. NCDOT administers the distribution of the federal funds, so they require each municipality have a policy in place. The non-discrimination policy describes the process for discrimination complaints.

Motion: Councilmember Smith made a motion to approve the new Title VI Non-Discrimination Plan and Implementation.

Vote: The motion passed with a unanimous vote.

B. Discussion and Consideration of Contract with Diversified Demolition to Remove Asbestos from house located at 6924 Weddington Matthews Road

Ms. Thompson presented the staff report: During the Council Retreat in February, staff was directed to move forward with removal of the structure at 6924 Weddington Matthews Road. Wesley Chapel Volunteer Fire Department has agreed to conduct a practice burn on the home, however asbestos must be removed prior to the burn. Staff received a few similar quotes and requests to enter into contract with Diversified Demolition in an amount not to exceed \$2500.00 which includes the asbestos removal and clean up after the burn. Councilmember Perryman made a request for staff to salvage any hardware, woodwork, and doors. Ms. Thompson stated that she will find someone to remove any valuables from the house. Councilmember Perryman also asked that staff have the trees surrounding the house be checked and if they are healthy, make sure that burning the house won't cause any damage to them. Ms. Thompson stated that she would check with an arborist to come out and inspect the trees.

Motion: Councilmember Perryman made a motion to authorize staff to enter into contract with Diversified Demolition to remove asbestos from house located at 6924 Weddington Matthews Road in an amount not to exceed \$2500.00.

Vote: The motion passed with a unanimous vote.

C. Discussion and Consideration of Contract for Edmunds Financial Software

Ms. Gaylord stated that this contract is a line item in the budget. The town has been using the same software for 15 years and the cost to upgrade it would be about \$40,000. This proposed financial software is top tier and has a greater capability than what we have.

Motion: Councilmember Perryman made a motion to authorize staff to enter into contract for Edmunds Financial Software

Vote: The motion passed with a unanimous vote.

D. Discussion and Consideration of BUILD Grant Resolution for County

Ms. Thompson presented the staff report: In January 2020, the US Department of Transportation announced a solicitation for capital and planning projects for one (1) billion dollars in discretionary funding. This BUILD program was previously called the TIGER program and was started in 2009 as part of the economic investment stimulus package.

The Town of Indian Trail contacted Union County with a proposal for a county-wide stormwater study of the interaction of storm drainage and the road network, particularly its impact on drainage capacity. Union County would then serve as the project manager for the study. The intent is to identify a series of specific bridge, culvert, or roadbed modifications to reduce the frequency and duration of road closures due to flooding from stormwater. A secondary benefit of the study would be a series of regulatory recommendations for the municipalities and counties to implement to reduce peak runoff volumes from new developments.

Union County has consulted with the 14 municipalities, Union County Emergency Management, Union County's stormwater engineer, as well as Lancaster County, South Carolina. Ten of the 14 municipalities said they would like to participate in a study, with most willing to assist with local match. Union County's emergency management and stormwater staff likewise said the study would deliver value. The NCDOT also agreed that it would be able to use such analysis to guide the project selection process for future bridge replacements and other maintenance projects. Lancaster County was contacted due to the western flow of stormwater to the Catawba River resulting in increased impacts to them. They agreed with the value of this study and are willing to participate. The panhandle portion of the county would be included in the study area.

The estimated cost for the 18-month study is \$750,000, with 20 percent local match required. The cost will be refined through work with a stormwater consulting firm, who will assist in developing the proposed process, timeframe, and budget. The estimated Union county portion of the local match would be \$65,000, with funds not required until FY 22. The application is due by May 18, with award notices made in fall 2020. The municipal match for Weddington is \$9,000.00. Staff is looking to commit funds for the grant, tentatively used in FY 22 and 23 and approve a resolution of support.

The Council agreed that this sounds like an excellent study as Weddington has a lot of issues with stormwater.

Motion: Councilmember Perryman made a motion to approve R-2020-03 A Resolution by the Town of Weddington in Support for a Better Utilizing Investments to Leverage Development (BUILD) Grant Application.

Vote: The motion passed with a unanimous vote.

E. Discussion of hosting a drive-in movie night at Hunter Farm

Ms. Thompson stated: staff was approached by Nancy Anderson, owner of Hunter Farm, with an offer to host a drive-in movie night on her property. Cost will run about \$2000.00 to rent the screen and equipment and the town will have to pay the license fee for a movie. She stated that the town could charge an admission fee.

Councilmember Pruitt stated her concern with the number of people allowed to gather. Ms. Thompson said that the equipment rental company will refund the money or allow the town to reschedule within 6 months.

Councilmember Perryman expressed that this is a great idea and he does not want to charge admission, but if attendees would like to make a donation, we could encourage that.

Councilmember Smith agreed. Council directed staff to gather information, inspect the event site, and move forward with a temporary use application.

13. Update from Town Planner

Ms. Thompson presented the update: Staff received a yield plan for the Woods subdivision. She will schedule a site walk when the Council and Planning Board can get together. She attended a virtual meeting with the county last week. They are experiencing a 20% sales tax revenue loss for the quarter and growth is expected to be flat to 1.2% for next year. NCDOT is experiencing budget shortfalls worse than the 2007-2008 recession. Tilly Morris roundabout will be delayed past 2021 and there is a ripple effect on all planned projects.

14. Code Enforcement Report

Councilmember Perryman asked that the house at 12 Mile Creek and 84 be removed from the report as it is resolved.

15. Update from Finance Officer and Tax Collector

Ms. Gaylord gave the finance update. Sales revenue is down. Financial report is attached for the record.

16. Transportation Report

No report.

17. Council Comments

Councilmember Smith: Thanked staff for arranging tonight's meeting and to fellow councilmembers for making it go smoothly.

Councilmember Perryman: Thanked staff for the meeting set up.

Councilmember Pruitt: Expressed appreciation for staff and council's hard work.

Mayor Pro Tem Propst: Expressed appreciation and wished residents and their families good health and prayers for everybody

Mayor Callis: Thanked all who joined the meeting on Facebook Live. It was a different experience running a virtual meeting with no audience in the room. Thanks to staff and council and hopefully the next meeting will be in person.

18. Adjournment

Motion: Mayor Pro Tem Propst made a motion to adjourn the May 11, 2020 Town Council Regular Meeting at 8:28 p.m.

Vote: The motion passed with a unanimous vote.

Approved: _____

Elizabeth Callis, Mayor

Karen Dewey, Town Clerk

**TOWN OF WEDDINGTON
PROPOSED BUDGET
FYE 6/30/2021**

Tax Rate 5.2 cents

Revenues		
Ad Valorem Taxes		\$ 1,257,250
State-Collected Revenues		855,000
Zoning and Subdivision Revenues		\$ 78,500
Other Revenues		8,500
Total Revenues		\$ 2,199,250
Expenditures		
Administrative Expenditures		\$ 523,740
Planning and Zoning Expenditures		647,460
General Government Expenditures		1,217,050
Total Expenditures		\$ 2,388,250
Total Fund Balance Appropriation		\$ 189,000

FUND BALANCE ASSIGNMENTS

Capital Projects

Town Hall -- Buildings	\$45,000
Town Hall -- Sidewalks	\$21,000
Park	\$385,000

Infrastructure

Rea Road Improvements	\$100,000
Other	\$65,000
Tilley-Morris Roundabout	\$189,000

**TOWN OF WEDDINGTON
PROPOSED BUDGET
FY2021**

Changes in yellow	ACTUAL AS OF 4/30/20	AMENDED BUDGET FY2020	FINAL AMENDED BUDGET FY20	PROPOSED BUDGET FY21	NOTES
REVENUE:					
10-3101-110 AD VALOREM TAX - CURRENT	1,136,853.39	1,120,000.00	1,130,000.00	1,145,000.00	Increase in property values; reduced collection %
10-3102-110 AD VALOREM TAX - 1ST PRIOR YR	3,430.04	3,000.00	3,000.00	3,000.00	
10-3103-110 AD VALOREM TAX - NEXT 8 YRS PRIOR	3,092.65	2,000.00	2,000.00	2,000.00	
10-3110-121 AD VALOREM TAX - MOTOR VEH CURRENT	84,191.42	102,000.00	107,000.00	105,000.00	Anticipated collection % reduction
10-3115-180 TAX INTEREST	1,925.82	2,250.00	2,250.00	2,250.00	
10-3231-220 LOCAL OPTION SALES TAX REV - ART 39	275,754.08	370,000.00	335,000.00	350,000.00	\$35-\$50k reduction for est COVID impact
10-3322-220 BEER & WINE TAX	0.00	45,000.00	45,000.00	45,000.00	
10-3324-220 UTILITY FRANCHISE TAX	334,913.68	460,000.00	460,000.00	460,000.00	
10-3340-400 ZONING & PERMIT FEES	33,375.00	35,000.00	35,000.00	25,000.00	
10-3350-400 SUBDIVISION FEES	20,405.00	13,250.00	18,250.00	53,500.00	The Woods sketch plan revenue
10-3830-891 MISCELLANEOUS REVENUES	26,355.12	26,750.00	26,750.00	1,500.00	
10-3831-491 INVESTMENT INCOME	14,069.29	21,000.00	16,000.00	7,000.00	Reduction in interest rates by Federal Reserve
TOTAL REVENUE	1,934,365.49	2,200,250.00	2,180,250.00	2,199,250.00	
GENERAL GOVERNMENT EXPENDITURE:					
10-4110-126 FIRE DEPT SUBSIDIES	636,498.30	772,810.00	772,810.00	789,500.00	Estimated; fire svc to remain w/ Town
10-4110-127 FIRE DEPT CAPITAL/BLDG MAINTENANCE	108,218.00	151,000.00	151,000.00	10,000.00	
10-4110-128 POLICE PROTECTION	297,268.96	299,275.00	299,275.00	305,425.00	Includes contract increase of \$6150
10-4110-192 ATTORNEY FEES - GENERAL	45,000.00	60,000.00	60,000.00	75,000.00	Includes \$15k for UDO
10-4110-193 ATTORNEY FEES - LITIGATION	5,000.00	5,000.00	5,000.00	5,000.00	
10-4110-195 ELECTION EXPENSE	11,225.51	3,500.00	12,500.00	3,500.00	
10-4110-340 PUBLICATIONS	5,410.00	10,500.00	10,500.00	2,500.00	Newsletter to be done in-house; no contract
10-4110-341 WEDDINGTON FALL EVENT	3,500.00	0.00	3,500.00	4,100.00	Estimated net costs
10-4110-342 HOLIDAY/TREE LIGHTING	3,783.83	6,000.00	4,000.00	6,000.00	New decorations (deferred from FY20)
10-4110-343 SPRING EVENT	2,185.47	10,175.00	3,675.00	10,175.00	
10-4110-344 OTHER COMMUNITY EVENTS	650.02	1,850.00	1,850.00	1,350.00	
10-4110-495 EVENT PUBLIC SAFETY	330.00	4,000.00	2,500.00	4,500.00	Deputy/EMT costs for events
TOTAL GENERAL GOVT EXPENDITURE	1,119,070.09	1,324,110.00	1,326,610.00	1,217,050.00	
ADMINISTRATIVE EXPENDITURE:					
10-4120-121 SALARIES - CLERK	20,292.54	23,600.00	23,600.00	23,600.00	
10-4120-123 SALARIES - TAX COLLECTOR	39,758.68	52,950.00	52,950.00	52,950.00	
10-4120-124 SALARIES - FINANCE OFFICER	9,116.60	11,200.00	11,200.00	11,200.00	
10-4120-125 SALARIES - MAYOR & TOWN COUNCIL	21,000.00	25,200.00	25,200.00	25,200.00	
10-4120-181 FICA EXPENSE	6,897.37	8,700.00	8,700.00	8,700.00	
10-4120-182 EMPLOYEE RETIREMENT	9,061.20	12,125.00	12,125.00	12,500.00	
10-4120-183 EMPLOYEE INSURANCE	11,870.00	13,475.00	13,475.00	14,500.00	
10-4120-184 EMPLOYEE LIFE INSURANCE	126.00	175.00	175.00	175.00	
10-4120-185 EMPLOYEE S-T DISABILITY	120.00	175.00	175.00	200.00	
SALARY ADJUSTMENTS			0.00	5,075.00	Increase in employer retirement rate; merit
10-4120-191 AUDIT FEES	8,300.00	8,750.00	8,750.00	8,500.00	
10-4120-193 CONTRACT LABOR	9,290.00	32,750.00	49,250.00	50,100.00	Park \$36;forester \$5k;misc \$5k;banners \$4
10-4120-200 OFFICE SUPPLIES - ADMIN	5,446.03	15,000.00	20,000.00	14,000.00	
10-4120-210 PLANNING CONFERENCE	410.72	500.00	500.00	2,500.00	
10-4120-321 TELEPHONE - ADMIN	1,637.60	3,000.00	3,000.00	2,250.00	Change in provider
10-4120-325 POSTAGE - ADMIN	1,315.28	2,000.00	2,000.00	2,000.00	
10-4120-331 UTILITIES - ADMIN	4,036.34	6,000.00	6,000.00	5,040.00	Change in internet provider
10-4120-351 REPAIRS & MAINTENANCE - BUILDING	440.00	12,000.00	7,175.00	7,500.00	
10-4120-352 REPAIRS & MAINTENANCE - EQUIPMENT	38,037.08	75,000.00	75,000.00	66,500.00	
10-4120-354 REPAIRS & MAINTENANCE - GROUNDS	61,980.50	90,050.00	82,550.00	118,500.00	Contract \$45k; landscaping \$15k; park \$58k
10-4120-355 REPAIRS & MAINTENANCE - PEST CONTRL	566.08	1,500.00	1,500.00	1,500.00	
10-4120-356 REPAIRS & MAINTENANCE - CUSTODIAL	2,900.00	6,000.00	6,000.00	6,250.00	
10-4120-500 CAPITAL EXPENDITURES		10,000.00	105,000.00	27,000.00	Financial software implementation costs
10-4120-370 ADVERTISING - ADMIN	783.30	1,000.00	1,000.00	1,000.00	
10-4120-397 TAX LISTING & TAX COLLECTION FEES	-1,012.75	250.00	250.00	0.00	
10-4120-400 ADMINISTRATIVE:TRAINING	3,471.38	5,000.00	5,000.00	4,500.00	
10-4120-410 ADMINISTRATIVE:TRAVEL	5,097.70	7,000.00	6,000.00	6,000.00	
10-4120-450 INSURANCE	13,399.63	14,500.00	14,500.00	14,500.00	

**TOWN OF WEDDINGTON
PROPOSED BUDGET
FY2021**

Changes in yellow					
	ACTUAL AS OF 4/30/20	AMENDED BUDGET FY2020	FINAL AMENDED BUDGET FY20	PROPOSED BUDGET FY21	NOTES
10-4120-491 DUES & SUBSCRIPTIONS	18,701.50	24,000.00	23,000.00	22,000.00	
10-4120-498 GIFTS & AWARDS	922.30	3,000.00	3,000.00	2,500.00	
10-4120-499 MISCELLANEOUS	3,219.72	8,000.00	8,000.00	7,500.00	
TOTAL ADMINISTRATIVE EXPENSE	297,184.80	472,900.00	575,075.00	523,740.00	
PLANNING & ZONING EXPENDITURE:					
10-4130-121 SALARIES - PLANNER/ADMINISTRATOR	62,983.28	75,450.00	75,450.00	75,450.00	
10-4130-122 SALARIES - ASST ZONING ADMINISTRATOR	400.00	500.00	500.00	500.00	
10-4130-123 SALARIES - ADMINISTRATIVE ASSISTANT	15,943.12	18,550.00	18,550.00	18,550.00	
10-4130-124 SALARIES - PLANNING BOARD	3,450.00	5,200.00	5,200.00	5,200.00	
10-4130-125 SALARIES - SIGN REMOVAL	4,212.18	8,500.00	8,500.00	7,500.00	
10-4130-181 FICA EXPENSE - P&Z	6,356.59	7,950.00	7,950.00	7,950.00	
10-4130-182 EMPLOYEE RETIREMENT - P&Z	12,433.29	15,390.00	15,390.00	15,750.00	
10-4130-183 EMPLOYEE INSURANCE - P&Z	14,740.00	15,925.00	17,750.00	22,000.00	
10-4130-184 EMPLOYEE LIFE INSURANCE - P&Z	196.00	250.00	250.00	250.00	
10-4130-185 EMPLOYEE S-T DISABILITY - P&Z	120.00	175.00	175.00	175.00	
SALARY ADJUSTMENTS			0.00	17,100.00	Hrs increase; Increase in employer retirement rate; merit
10-4130-193 CONSULTING	30,749.61	60,000.00	50,000.00	54,500.00	
10-4130-194 CONSULTING - COG	6,035.25	26,500.00	8,500.00	11,500.00	
10-4130-200 OFFICE SUPPLIES - PLANNING & ZONING	6,248.29	5,000.00	5,000.00	5,000.00	
10-4130-201 ZONING SPECIFIC OFFICE SUPPLIES		2,500.00	2,500.00	1,500.00	
10-4130-215 HISTORIC PRESERVATION		350.00	350.00	250.00	
10-4130-220 INFRASTRUCTURE	25,500.00	149,000.00	50,500.00	394,000.00	TilleyMorris RAB \$189; Forest Lawn \$150; Antioch \$35; Amba
10-4130-321 TELEPHONE - PLANNING & ZONING	1,637.69	3,000.00	3,000.00	2,250.00	
10-4130-325 POSTAGE - PLANNING & ZONING	1,315.31	2,000.00	2,000.00	2,000.00	
10-4130-331 UTILITIES - PLANNING & ZONING	4,117.08	6,000.00	6,000.00	5,035.00	
10-4130-370 ADVERTISING - PLANNING & ZONING	783.30	1,000.00	1,000.00	1,000.00	
TOTAL PLANNING EXPENSE	197,220.99	403,240.00	278,565.00	647,460.00	
TOTAL EXPENDITURES	1,613,475.88	2,200,250.00	2,180,250.00	2,388,250.00	
NET OPERATING REVENUES/(EXPENDITURES)	320,889.61	0.00	0.00	(189,000.00)	Amount included in assigned fund balance for T/M RAB

1 cent tax = approximately \$220,000

FUND BALANCE ASSIGNMENTS

Capital Projects	
Town Hall -- Buildings	\$45,000
Town Hall -- Sidewalks	\$21,000
Park	\$385,000
Infrastructure	
Rea Road Improvements	\$100,000
Other	\$65,000
Tilley-Morris Roundabout	\$189,000

TOWN OF WEDDINGTON
POTENTIAL NON-OPERATING REVENUES & EXPENDITURES

Changes in yellow		PROPOSED FY2021	APPROVED FY2020	APPROVED FY2019
ESTIMATED OPERATING REVENUES (reduced for estimated COVID impact)		425,875.00		
Zoning & Permit Fees		15,000.00	25,000.00	25,000.00
Subdivision Fees				
	The Woods sketch plan	38,500.00	8,250.00	
	Future unidentified	5,000.00	5,000.00	20,000.00
Driveway easement			25,000.00	
Reduce sales tax revenues due to temporary effects of COVID-19		(20,000.00)		
TOTAL ADJUSTED NET OPERATING REVENUES		464,375.00		
<u>Proposed non-operating expenditures to be funded</u>				
WCVFD	Fire service contract increase (estimated at 2.5%)	20,000.00	20,450.00	10,300.00
	Audit	4,500.00	4,500.00	4,500.00
	Building maintenance	5,000.00	151,000.00 *	25,000.00
Police	Increase in contract price	6,150.00	8,675.00	24,425.00
Public Safety	New radar trailer - \$6000-\$6500 each + software/repairs			10,000.00
Attorney	UDO FY21; litigation FY's '18 & '19	15,000.00		25,000.00
Parks & Rec	Spring Event (B30Shredding)	500.00	500.00	350.00
	Historic committee (FY20 replace historic designation sign)	250.00	350.00	1,000.00
	Tree lighting/Christmas cards & decorations	6,000.00	6,000.00	7,500.00
	Litter sweeps	1,350.00	1,350.00	250.00
	Deputies/EMTs (Food Truck Fridays/Litter Sweeps/Turkey Trot)	4,500.00	2,000.00	500.00
	Contract labor (i.e. patriotic banner installation, photographer, etc.)	4,000.00	4,000.00	2,000.00
	Food trucks	4,000.00	4,000.00	4,500.00
	Activities	6,175.00	6,175.00	
	Turkey Trot	12,100.00		
	Turkey Trot registration fees	(3,500.00)		
	Event sponsorship revenue	(5,000.00)		
	WCWAA	0.00		
Office supplies	lpads/laptops/etc (replacement upgrade)	2,500.00	1,500.00	2,500.00
	Cellphones for council/administrator		3,000.00	
	Town banners	4,000.00		
Grounds maintenance	Landscape upgrades/medians/roundabout	10,000.00	10,000.00	10,000.00
	Winter maintenance & mulching (every other year)		17,500.00	
	New property/park grading and landscaping	58,500.00	5,000.00	8,000.00
	Contract adjustments for new landscapers		17,000.00	
Building Maintenance	Matthews property (house demolition; preliminary construction phases)	2,500.00	70,000.00 *	50,000.00
	Electrical repairs			5,000.00
	Interior painting			5,000.00
	Town Hall		7,500.00	
Technology	Smartfusion Upgrade	28,500.00	90,000.00 **	
	Net savings from IT service contract	(1,425.00)		10,000.00
	Social media archiving		2,750.00	
Consulting/	Code Enforcement contract	8,000.00	8,000.00	8,000.00
Contract Labor	Code Enforcement (funds for remedies; Ambassador Ct)	3,500.00	18,500.00	3,500.00
	Planning Conference/Retreat mediator	2,000.00		
	USI Inspection (included in operating budget FY20+)			28,075.00
	Misc projects (FY20 - branding; FY19 Cardno park design/survey)	5,000.00	5,000.00	5,000.00
	Consultant (FY21/20 Park; FY19 Randall Arendt)	36,500.00	92,000.00 *	15,000.00
	Union County Road Network Stormwater Study municipality match			
	Urban Forester	4,600.00		
	Publications (if Janet's hours are increased & she assumes this)	(8,000.00)		
Salary adj	Merit/Bonus/Taxes/Benefits	7,500.00	6,726.32	6,925.80
	Retirement benefits increase due to increase in rates	3,675.00		2,690.00
	Family medical insurance			3,000.00

	Salary adjustments for increased time (FY21 Janet; FY20 sign)	11,000.00	4,500.00	
Infrastructure	Rea Road cost share reserve			50,000.00
	Cost participation for DOT projects/Ambassador Ct cost share	20,000.00	20,000.00	35,000.00
	Tilley-Morris roundabout	189,000.00	207,000.00 **	121,000.00
	Municipal participation in critical intersection funding			
	Town participation in stoplights at Antioch Church/Forest Lawn & 12 Mile	35,000.00	35,000.00	
	Stoplight at Potter & Forest Lawn	150,000.00		
	Total cost of non-operating expenditures	653,375.00		
	Net revenues over expenditures (fund balance appropriation)	(\$189,000.00)		

* Park funding postponed & reclassified to fire station repairs
 ** Tilley-Morris postponed & reclassified to park, software

FUND BALANCE ASSIGNMENTS

Capital Projects				
	Town Hall -- Buildings	\$45,000	\$45,000	\$45,000
	Town Hall -- Sidewalks	\$21,000	\$18,000	\$15,000
	Park	\$385,000	\$385,000	
Infrastructure				
	Rea Road Improvements	\$100,000	\$100,000	\$100,000
	Other	\$65,000	\$65,000	\$89,500
	Tilley-Morris Roundabout	\$189,000	\$113,000	



**TOWN OF WEDDINGTON, NORTH CAROLINA
2020-2021 GENERAL FUND BUDGET ORDINANCE
O-2020-**

BE IT ORDAINED By The Town Council of Weddington, North Carolina, In Session Assembled:

Section 1. The following amounts are hereby appropriated in the General Fund for the operation of Weddington Government and its activities for the fiscal year beginning July 1, 2020 and ending June 30, 2021, according to the following summary and schedules:

SUMMARY

<u>FUND</u>	<u>ESTIMATED REVENUES</u>	<u>FUND BALANCE APPROPRIATION</u>	<u>TOTAL APPROPRIATION</u>
General	\$2,199,250	\$189,000	\$2,388,250

Section 2. That for said fiscal year there is hereby appropriated out of the General Fund the following:

<u>GENERAL FUND</u>	<u>AMOUNT</u>
Administrative	\$ 523,740
Planning & Zoning	647,460
General Government	<u>1,217,050</u>
TOTAL APPROPRIATIONS – GENERAL FUND	<u>\$2,388,250</u>

Section 3. It is estimated that the following General Fund Revenues and Fund Balance Appropriations will be available during the fiscal year beginning July 1, 2020 and ending June 30, 2021 to meet the foregoing General Fund appropriations:

<u>REVENUE SOURCE</u>	<u>AMOUNT</u>
Ad Valorem Taxes	\$1,257,250
State-Collected Revenues	855,000

Zoning and Subdivision Revenues	78,500
Other Revenues	<u>8,500</u>
 TOTAL REVENUE GENERAL FUND	 <u>\$2,199,250</u>
 APPROPRIATION FROM FUND BALANCE	 <u>\$ 189,000</u>

Section 4. There is hereby levied for the fiscal year ending June 30, 2021 the following rate of taxes on each (\$100) assessed valuation of taxable property as listed as of January 1, 2020 for the purpose of raising the revenues from current year's property tax as set forth in the foregoing estimates of Revenues, and in order to finance foregoing appropriations:

GENERAL FUND	<u>\$0.052</u>
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Section 5. The Finance Officer is hereby authorized to transfer appropriations within a fund contained herein under the following conditions:

- a. She may transfer amounts between object of expenditure within a department without limitation.
- b. She may transfer amounts between departments of the same fund with an official report on such transfers to the Town Council.
- c. She may make expenditures and/or transfers from appropriations as necessary.

Section 6. All capital items, (items exceeding \$10,000), are to be approved in accord with the adopted budget. The Finance Officer will maintain a list of approved capital outlay items.

Adopted this 8^h day of June, 2020.

Elizabeth Callis, Mayor

Attest:

Karen Dewey, Town Clerk

TOWN OF WEDDINGTON WEBSITE LINK POLICY

WEBSITE LINK POLICY

The Town of Weddington website may provide a link to a third-party website subject to the following policy:

- A link must be from a governmental agency or non-profit that operates within the Weddington/Union County area and provides services to Weddington residents. The services provided must also serve the Goals of the Town of Weddington website, not contain any Excluded Content, and fit within one of the following categories:
 - Civics/Community/Nonprofit
 - Education
 - Emergency Preparation
 - Government Agency
 - Health/Medical
 - Tourism/Facilities
- No site will be included that contains material deemed offensive to our community.
- No site will be added that automatically creates pop-up windows or installs Spyware, Viruses, Trojans or other dangerous software without the user's express permission.

THE LINKS ON THE TOWN OF WEDDINGTON WEBSITE ARE PROVIDED WITH NO ENDORSEMENT OR RESPONSIBILITY FOR THE USE OR ACCURACY OF THE INFORMATION CONTAINED THEREIN.

If a violation of this policy is experienced, please contact the Town Clerk.

EXCLUDED CONTENT

Except as specified elsewhere in this policy and the Town's Social Media Policy, the Town will not publish content including:

- A. Copy protected images and/or content.
- B. Opinions or endorsements regarding candidates for office, political issues, or municipal, county, state, or federal initiatives.
- C. Promotion or advertisement of businesses or special interest groups.
- D. Campaign Websites for incumbent and challenging candidates for local, state, or federal office. Further, if a website link or post to the Town's social media platforms is found to be of a campaigning / self-promotional nature, it will be removed.
- E. Political organizations or other organizations advocating a candidate; a position on a local, state, or Federal issue; or pending legislation.
- F. Individual or personal home pages.

H. Any submission considered by the Town to be inappropriate, offensive to our community or out of line with the Purpose and Goal of the criteria herein.

REMOVAL OF EXCLUDED OR INAPPROPRIATE CONTENT

If a website link is found to be out of compliance with the Town's Social Media Policy or is found to include Excluded Content, it will be removed from the Town of Weddington website.

APPLICATION TO LINK TO WEBSITE

If an entity would like to add its link to the Town of Weddington website, please contact the Town Clerk.

CONFIDENTIALITY

Confidential information should not be posted on the Town's website. While the Town website may track overall site traffic, it does not collect individual user details unless a user voluntarily submits such information. It does not share that information with outside sources and is committed to keeping such information confidential to the extent permitted by law. If at any time a user believes that the Town's website is not protecting his or her privacy, the person should e-mail the Administrator, who will attempt to assess and, if necessary, correct the problem.

APPEALS

Complaints about any aspect of the website link/social media policy should be brought first to the attention of the Town Clerk. If a complainant is unsatisfied, s/he may appeal any decision of the Town Clerk to the Town Administrator who will respond within 15 business days and whose decision shall be final.

DISCLAIMER

The materials and information contained on or obtained from the Town of Weddington website and/or social media platforms are distributed "as is" without warranties of any kind, either express or implied, including without limitation, warranties of title or implied warranties of merchantability of fitness for a particular purpose. Information contained on the Town of Weddington website, including information obtained from external links thereon, is provided without any representation of any kind as to accuracy or content and should be verified by the user. The Town of Weddington is not responsible for any special, indirect, incidental or consequential damages that may arise from the use of, or the inability to use, the website and/or the materials contained on the site whether the materials contained on the website are provided by the Town of Weddington, or by a third party. Data contained on the website are subject to change without notice.

WEDDINGTON CODE ENFORCEMENT REPORT

May, 2020

- 1. 4005 Ambassador Ct., Inez B. McRae Trust**
 - 5/31/20----Deterioration continues, building vacant and closed.
- 2. 416 Gatewood Ln.**
 - 8/31/19—Camper has been removed.
 - 9/30/19—Vehicles have been placarded as junk vehicles.
 - 10/31/19—Owner to remove vehicles by 12/31/19
 - 5/31/20---Vehicles still not removed.
- 3. 150 Amanda Dr., Ritter Grading**
 - 8/31/10—Office trailer and Pods removed.
 - 9/30/19—Some parking on vacant lot still on going. Still working on this one.
 - 10/31/19—Adjoining lot cleared of grading equipment.
 - 3/31/2-----Dozer and pontoon boat parked on adjacent vacant lot
 - 4/30/20----Dozer and pontoon boat parked on adjacent lot.
 - 5/31/20----Monitoring.
- 4. 7024 Stirrup Ct.**
 - 7/31/19----Construction debris and weeds overgrown on site of house under construction. Gave owner 5 days to clean up (on 7/29/19) .
 - Home still under construction; old concrete pipe and some weeds along road ditch to be cleared/removed.
 - 11/30/19—old culvert/pipe still to be removed.
 - 2/29/20----Grading and drainage may be issue. To be checked by Town's Drainage/erosion control person.
 - 4/30/20----trees, bushes pushed up into pile at rear of property; notice to be sent owner to remove this debris
 - 5/31/20---Grading and yard work still underway by homeowner.
- 5. 1011 Heritage Acres**
 - Notice of Violation & Citation issued for illegal customary home occupation 10/7/19.
 - Owner has refused to allow inspection of property. No visible violation from exterior.
 - 5/31/20----Monitoring.
- 6. 3343 Ironwood Dr.**
 - 3/31/20---Owner has been ordered to remove vehicle from R/W.
 - 4/30/20---Vehicle still parked in R/W.

- 5/31/20----Vehicle still parked in R/W.
7. 3232 Michelle Dr.
- 3/31/20----property owner has been instructed to discontinue parking multiple commercial vehicles at his residence.
 - 5/31/20----vehicles (vans) still being parked at this residential property.
8. 1210 Flint Ct.
- 3/31/20----garage enclosure w/out permit. Owner sent notice to obtain necessary permits.
 - 4/30/20----Notice of violation & citation sent to owner.
 - 5/31/20----Permit issued to property owner. Case closed.
 -
9. 210 Hidden Haven Trail
- Commercial equipment on property—still checking on this one.
 - 5/31/20----owner has cleared large arear behind residence. Utility trailer and shipping container located on this area. He is storing material in container for upfitting basement of home. He now has a permit for basement upfit and will relocate shipping container when upfit is completed.
10. 1337 Whispering Oaks Ln.
- 5/31/20----report of work without permit. Dumpster in parking/drive area. Monitoring.
11. 308 Maple Grove Church Ln.
- 5/31/20----report of camper repair; so far have not found this. Monitoring.

TOWN OF WEDDINGTON
BALANCE SHEET

FY 2019-2020

PERIOD ENDING: 05/31/2020

10

ASSETS

ASSETS

10-1120-000	TRINITY CHECKING ACCOUNT	1,918,070.11
10-1120-001	TRINITY MONEY MARKET	1,140,729.37
10-1170-000	NC CASH MGMT TRUST	558,570.33
10-1211-001	A/R PROPERTY TAX	17,583.53
10-1212-001	A/R PROPERTY TAX - 1ST YEAR PRIOR	4,178.66
10-1212-002	A/R PROPERTY TAX - NEXT 8 PRIOR YRS	6,302.86
10-1214-000	PREPAID ASSETS	10,970.00
10-1232-000	SALES TAX RECEIVABLE	2,924.50
10-1610-001	FIXED ASSETS - LAND & BUILDINGS	2,356,559.00
10-1610-002	FIXED ASSETS - FURNITURE & FIXTURES	10,895.00
10-1610-003	FIXED ASSETS - EQUIPMENT	18,445.58
10-1610-004	FIXED ASSETS - INFRASTRUCTURE	26,851.00
10-1610-005	FIXED ASSETS - COMPUTERS	30,442.52
10-1610-006	FIXED ASSETS - COMPUTER SOFTWARE	58,044.00
TOTAL ASSETS		<u>6,160,566.46</u>

LIABILITIES & EQUITY

LIABILITIES

10-2120-000	BOND DEPOSIT PAYABLE	75,002.25
10-2620-000	DEFERRED REVENUE - DELQ TAXES	4,178.66
10-2625-000	DEFERRED REVENUE - CURR YR TAX	17,583.53
10-2630-000	DEFERRED REVENUE-NEXT 8	6,302.86
TOTAL LIABILITIES		<u>103,067.30</u>

EQUITY

10-2620-001	FUND BALANCE - UNASSIGNED	2,525,514.17
10-2620-003	FUND BALANCE-ASSIGNED	726,000.00
10-2620-004	FUND BALANCE-INVEST IN FIXED ASSETS	2,501,237.10
CURRENT FUND BALANCE - YTD NET REV		304,747.89
TOTAL EQUITY		<u>6,057,499.16</u>

TOTAL LIABILITIES & FUND EQUITY	<u>6,160,566.46</u>
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TOWN OF WEDDINGTON
REVENUE & EXPENDITURE STATEMENT BY DEPARTMENT

FY 2019-2020

05/01/2020 TO 05/31/2020

	<u>CURRENT PERIOD</u>	<u>YEAR-TO-DATE</u>	<u>BUDGETED</u>	<u>% BUDGET REM</u>
REVENUE:				
10-3101-110 AD VALOREM TAX -	2,516.05	1,139,369.44	1,130,000.00	-1
10-3102-110 AD VALOREM TAX - 1ST	135.93	3,565.97	3,000.00	-19
10-3103-110 AD VALOREM TAX - NEXT 8	79.73	3,172.38	2,000.00	-59
10-3110-121 AD VALOREM TAX -	6,866.00	91,057.42	107,000.00	15
10-3115-180 TAX INTEREST	84.75	2,010.57	2,250.00	11
10-3231-220 LOCAL OPTION SALES TAX	31,592.65	307,346.73	335,000.00	8
10-3322-220 BEER & WINE TAX	46,709.49	46,709.49	45,000.00	-4
10-3324-220 UTILITY FRANCHISE TAX	0.00	334,913.68	460,000.00	27
10-3340-400 ZONING & PERMIT FEES	4,070.00	37,445.00	35,000.00	-7
10-3350-400 SUBDIVISION FEES	495.00	20,900.00	18,250.00	-15
10-3830-891 MISCELLANEOUS REVENUES	217.05	26,572.17	26,750.00	1
10-3831-491 INVESTMENT INCOME	1,537.14	15,606.43	16,000.00	2
TOTAL REVENUE	<u>94,303.79</u>	<u>2,028,669.28</u>	<u>2,180,250.00</u>	<u>7</u>
AFTER TRANSFERS	<u>94,303.79</u>	<u>2,028,669.28</u>	<u>2,180,250.00</u>	
4110 GENERAL GOVERNMENT				
EXPENDITURE:				
10-4110-126 FIRE DEPT SUBSIDIES	63,649.83	700,148.13	772,810.00	9
10-4110-127 FIRE DEPARTMENT	11,986.00	120,204.00	151,000.00	20
10-4110-128 POLICE PROTECTION	0.00	297,268.96	299,275.00	1
10-4110-192 ATTORNEY FEES - GENERAL	0.00	45,000.00	60,000.00	25
10-4110-193 ATTORNEY FEES -	0.00	5,000.00	5,000.00	0
10-4110-195 ELECTION EXPENSE	0.00	11,225.51	12,500.00	10
10-4110-340 PUBLICATIONS	0.00	5,410.00	10,500.00	48
10-4110-341 WEDDINGTON FALL EVENT	0.00	3,500.00	3,500.00	0
10-4110-342 HOLIDAY/TREE LIGHTING	0.00	3,783.83	4,000.00	5
10-4110-343 SPRING EVENT	-1,981.89	203.58	3,675.00	94
10-4110-344 OTHER COMMUNITY EVENTS	0.00	650.02	1,850.00	65
10-4110-495 COMMITTEE & OUTSIDE	0.00	330.00	2,500.00	87
TOTAL EXPENDITURE	<u>73,653.94</u>	<u>1,192,724.03</u>	<u>1,326,610.00</u>	<u>10</u>
BEFORE TRANSFERS	<u>-73,653.94</u>	<u>-1,192,724.03</u>	<u>-1,326,610.00</u>	
AFTER TRANSFERS	<u>-73,653.94</u>	<u>-1,192,724.03</u>	<u>-1,326,610.00</u>	
4120 ADMINISTRATIVE				
EXPENDITURE:				
10-4120-121 SALARIES - CLERK	1,693.28	21,985.82	23,600.00	7
10-4120-123 SALARIES - TAX COLLECTOR	3,837.78	43,596.46	52,950.00	18
10-4120-124 SALARIES - FINANCE OFFICER	833.80	9,950.40	11,200.00	11
10-4120-125 SALARIES - MAYOR &	2,100.00	23,100.00	25,200.00	8
10-4120-181 FICA EXPENSE	647.54	7,544.91	8,700.00	13
10-4120-182 EMPLOYEE RETIREMENT	857.82	9,919.02	12,125.00	18

TOWN OF WEDDINGTON
REVENUE & EXPENDITURE STATEMENT BY DEPARTMENT

FY 2019-2020

05/01/2020 TO 05/31/2020

	<u>CURRENT PERIOD</u>	<u>YEAR-TO-DATE</u>	<u>BUDGETED</u>	<u>% BUDGET REM</u>
10-4120-183 EMPLOYEE INSURANCE	1,187.00	13,057.00	13,475.00	3
10-4120-184 EMPLOYEE LIFE INSURANCE	12.60	138.60	175.00	21
10-4120-185 EMPLOYEE S-T DISABILITY	12.00	132.00	175.00	25
10-4120-191 AUDIT FEES	0.00	8,300.00	8,750.00	5
10-4120-193 CONTRACT LABOR	875.00	10,165.00	49,250.00	79
10-4120-200 OFFICE SUPPLIES - ADMIN	68.50	5,514.53	20,000.00	72
10-4120-210 PLANNING CONFERENCE	0.00	410.72	500.00	18
10-4120-321 TELEPHONE - ADMIN	171.74	1,809.34	3,000.00	40
10-4120-325 POSTAGE - ADMIN	0.00	1,315.28	2,000.00	34
10-4120-331 UTILITIES - ADMIN	214.11	4,250.45	6,000.00	29
10-4120-351 REPAIRS & MAINTENANCE -	0.00	440.00	7,175.00	94
10-4120-352 REPAIRS & MAINTENANCE	2,890.16	40,927.24	75,000.00	45
10-4120-354 REPAIRS & MAINTENANCE	3,750.00	65,730.50	82,550.00	20
10-4120-355 REPAIRS & MAINTENANCE	0.00	566.08	1,500.00	62
10-4120-356 REPAIRS & MAINTENANCE	600.00	3,500.00	6,000.00	42
10-4120-370 ADVERTISING - ADMIN	0.00	783.30	1,000.00	22
10-4120-397 TAX LISTING & TAX	-14.85	-1,027.60	250.00	511
10-4120-400 ADMINISTRATIVE:TRAINING	0.00	3,471.38	5,000.00	31
10-4120-410 ADMINISTRATIVE:TRAVEL	128.80	5,226.50	6,000.00	13
10-4120-450 INSURANCE	900.00	14,299.63	14,500.00	1
10-4120-491 DUES & SUBSCRIPTIONS	0.00	18,701.50	23,000.00	19
10-4120-498 GIFTS & AWARDS	132.37	1,054.67	3,000.00	65
10-4120-499 MISCELLANEOUS	7.04	3,226.76	8,000.00	60
10-4120-500 CAPITAL EXPENDITURES	0.00	0.00	105,000.00	100
TOTAL EXPENDITURE	<u>20,904.69</u>	<u>318,089.49</u>	<u>575,075.00</u>	<u>45</u>
BEFORE TRANSFERS	<u>-20,904.69</u>	<u>-318,089.49</u>	<u>-575,075.00</u>	
AFTER TRANSFERS	<u>-20,904.69</u>	<u>-318,089.49</u>	<u>-575,075.00</u>	

4130 PLANNING & ZONING

EXPENDITURE:

10-4130-121 SALARIES - ZONING	6,188.58	69,171.86	75,450.00	8
10-4130-122 SALARIES - ASST ZONING	0.00	400.00	500.00	20
10-4130-123 SALARIES -	1,479.60	17,422.72	18,550.00	6
10-4130-124 SALARIES - PLANNING	425.00	3,875.00	5,200.00	25
10-4130-125 SALARIES - SIGN REMOVAL	405.71	4,617.89	8,500.00	46
10-4130-181 FICA EXPENSE - P&Z	623.14	6,979.73	7,950.00	12
10-4130-182 EMPLOYEE RETIREMENT -	1,232.68	13,665.97	15,390.00	11
10-4130-183 EMPLOYEE INSURANCE	1,474.00	16,214.00	17,750.00	9
10-4130-184 EMPLOYEE LIFE INSURANCE	19.60	215.60	250.00	14
10-4130-185 EMPLOYEE S-T DISABILITY	12.00	132.00	175.00	25
10-4130-193 CONSULTING	4,572.19	35,321.80	50,000.00	29
10-4130-194 CONSULTING - COG	0.00	6,035.25	8,500.00	29
10-4130-200 OFFICE SUPPLIES -	68.50	6,316.79	5,000.00	-26
10-4130-201 ZONING SPECIFIC OFFICE	0.00	0.00	2,500.00	100

TOWN OF WEDDINGTON
REVENUE & EXPENDITURE STATEMENT BY DEPARTMENT

FY 2019-2020

05/01/2020 TO 05/31/2020

	<u>CURRENT PERIOD</u>	<u>YEAR-TO-DATE</u>	<u>BUDGETED</u>	<u>% BUDGET REM</u>
10-4130-215 HISTORIC PRESERVATION	0.00	0.00	350.00	100
10-4130-220 INFRASTRUCTURE	0.00	25,500.00	50,500.00	50
10-4130-226 STORMWATER EROSION	-1,000.00	-1,000.00	0.00	0
10-4130-321 TELEPHONE - PLANNING &	171.76	1,809.45	3,000.00	40
10-4130-325 POSTAGE - PLANNING &	0.00	1,315.31	2,000.00	34
10-4130-331 UTILITIES - PLANNING &	214.12	4,331.20	6,000.00	28
10-4130-370 ADVERTISING - PLANNING	0.00	783.30	1,000.00	22
TOTAL EXPENDITURE	<u>15,886.88</u>	<u>213,107.87</u>	<u>278,565.00</u>	<u>23</u>
BEFORE TRANSFERS	<u>-15,886.88</u>	<u>-213,107.87</u>	<u>-278,565.00</u>	
AFTER TRANSFERS	<u>-15,886.88</u>	<u>-213,107.87</u>	<u>-278,565.00</u>	
GRAND TOTAL	<u>-16,141.72</u>	<u>304,747.89</u>	<u>0.00</u>	

**TOWN OF
W E D D I N G T O N
MEMORANDUM**

TO: Mayor and Town Council

FROM: Kim Woods, Tax Collector

DATE: June 8, 2020

SUBJECT: Monthly Report–May 2020

Transactions:	
Adjust Under 5.00	\$(1.38)
Interest Charges	\$201.32
Penalty and Interest Payments	\$(92.72)
Balance Adjustment	\$(5.59)
Refunds	\$839.66
Taxes Collected:	
2009	(\$79.73)
2018	\$(135.93)
2019	\$(2587.88)
As of May 31, 2020; the following taxes remain Outstanding:	
2009	\$418.16
2010	\$530.18
2011	\$52.18
2012	\$265.34
2013	\$299.31
2014	\$627.05
2015	\$1215.38
2016	\$891.87
2017	\$2003.39
2018	\$4178.66
2019	\$17,583.53
Total Outstanding:	\$28,065.05