

**MINUTE BOOK XXV, PAGES 97-104  
TROUTMAN TOWN COUNCIL REGULAR MEETING MINUTES  
AUGUST 11, 2016**

The regular meeting of the Town of Troutman Town Council was held in the Troutman Town Hall, 400 North Eastway Drive, North Carolina on Thursday, August 11, 2016 at 7:00 p.m. with the Mayor Ronald N. Wyatt presiding.

Council Members Present: Teross W. Young, Sally P. Williams, Judy Jablonski, W. Paul Henkel, James K. Troutman

Council Members Absent: None

Staff Present: Justin E. Longino, Interim Manager; Danielle Upright, Deputy Town Clerk; Steven H. Shealy, Finance Director; Erika G. Martin, Planning Director; Adam K. Lippard, Public Works Manager; Matthew A. Selves, Police Chief; Gary W. Thomas, Town Attorney

Press Present: Debbie Page, SVL Free News  
Nina Mastandrea, Statesville Record and Landmark

**MAYOR RONALD N. WYATT CALLED THE MEETING TO ORDER**

**ITEM 1. MAYOR WYATT WELCOMED VISITORS AND GUESTS**

**ITEM 2. INVOCATION** – Delivered by Mr. Jasper Farmer of Troutman

**ITEM 3. PLEDGE OF ALLEGIANCE**

**ITEM 4. ADJUSTMENTS TO THE AGENDA**

None

**ITEM 5. APPROVAL OF AGENDA**

Upon motion by Council member Troutman, seconded by Council member Henkel, and unanimously carried, agenda for the regular meeting of August 11, 2016 was approved as presented.

**RECOGNITIONS AND PRESENTATIONS**

**ITEM 6. BUSINESS SPOTLIGHT, - Troutman 1<sup>st</sup> Rx Pharmacy, (Teross Young, Council Member)**

Council member Young recognized Troutman 1<sup>st</sup> Rx Pharmacy as the Business Spotlight for the month of August. The pharmacy, owned by Larry Martin, re-opened in January 1999 and located at 106 Wagner Street. The business currently has 3 full time employees with Tyanne Smith as Store Manager, and occasionally one to two part-time, local high school students. The store provides many of the services that other hometown pharmacies provide, but the cornerstone of Troutman 1<sup>st</sup> Rx is their customer service and fair prices. Not only does the pharmacy provide general prescription services, they also provide copying, faxing, stamps, etc. Operations hours are as follows: Monday-Friday 9am-6pm, and Saturday 9am-1pm.

In thanking the Town for the recognition, Tyanne Smith long time resident of Iredell County and Store Manager since the store re-opened in 1999 expressed pride in serving her community, pride in the company, and pride in her employees.

Certificate of Recognition was read aloud by Council member Young and presented to Tyanne Smith, Store Manager.

**ITEM 7. PRESENTATION – ENVIRONMENTAL AND SAFETY UPDATES, ENGINEERED SINTERED COMPONENTS (ESC),** *(Jan Comer, Vice President of Human Resources)*

Ms. Jan Comer begin the presentation by giving an overview of the company stating that ESC has been in the community since 1989. The company is open 24 hours a day, 7 days a week and currently has 440 employees. ESC is 95.9% owned by the Japanese (Sumitomo Electric Sintered Alloy, Ltd.) and 4.1 % ownership is American (EATON Corp.) In using power point, the company's top customers and product line was displayed. Company sales are \$60 million annually.

Ms. Comer shared two milestones that have occurred in the company since late 2015 and into 2016 stating that one third of the company's business is machining, but in efforts in being environmentally friendly the company is involved in several programs. In April 2016, ESC signed a contract with Instream Environmental to recycle left over metal scraps called swarf that is used to make rebar. This program removed an average of 10 tons per month of swarf from the landfill. Beginning in October ESC will be diverting 2 tons of wood waste per month from the landfill by partnering with Wallace Farms in Huntersville. Wallace Farms compost biodegradable waste and sells the compost. ESC's partnerships with Instream and Wallace Farms is cost free. Ms. Comer stated that ESC is working to become 100% zero waste to landfills in 2017 by also partnering with Wallace Farms in recycling other items such as earplugs, breakroom trash, and food.

The second milestone shared by Ms. Comer was recognitions of the company in reference to the facilities safety record. In 2015 ESC received their 9<sup>th</sup> Consecutive Gold Award from the NC Department of Labor which monitors lost time and recordable injuries have occurred. The award was received due to ESC's low national average. ESC also received an award from the Department of Labor for the achieving 1 million man hours. Ms. Comer commented that the ESC will be holding a celebration in honor of the company's achievements next week August 16<sup>th</sup> and 17<sup>th</sup>.

**STANDING REPORTS**

**ITEM 8. TROUTMAN ESC PARK,** *(John Larew, Parks and Recreation Committee Chairman)*

Parks and Recreation Committee Chair John Larew, presented the following monthly report:

- Construction of the pavilion is scheduled to be completed within a couple of weeks. Roof is complete with shingles.
- Park Fundraiser-Golf Tournament, September 10<sup>th</sup>.
- Park continues to receive fundraising profits from Bojangles share night.

In reference to the Annual Golf Tournament on September 10<sup>th</sup>, Council member Williams coordinator of the event stated that the event is open to door prizes, donations, hole sponsors and players.

**ITEM 9. J. HOYT HAYES MEMORIAL TROUTMAN LIBRARY, (Rebecca Lopez, Troutman Branch Manager)**

Ms. Rebecca Lopez, Manager of the J. Hoyt Hayes Memorial Troutman Library presented the following report:

- Barnes & Noble Book Fair in support of Community Novel project
  - Book Fair to be held at Barnes & Noble in Hickory
  - 15% of profits benefit the library
  - Community Novel project will be hosted in Troutman, Saturday, August 27<sup>th</sup>, 10am-7pm
- Beards & Gears is a monthly program targeting adult interest
  - Upcoming topics through the end of the year include:
    - Gun safety-September 7<sup>th</sup>, 5:30pm
    - Yard maintenance-October
    - Film appreciation-no date was given
    - Local history-no date was given
  - Possible future topics include: weight loss, bartending, antique car restoration, weightlifting, and much more.
- Troutman Library Volunteer Club-targeted to help teen with community service hours
  - Twice a month (1 weekday and 1 Saturday)
  - Make No-bake dog treats for Iredell County Animal Shelter in September
  - Hold Canned Food Drive for HELP Ministries
  - Make First Responder Treats/Any Soldier Care Packages
  - Hold Bake Sale to benefit a non-profit of their choice
  - Hold Community Garden Workdays
  - Work Town of Troutman events: Trails & Treats, Jingle Run, Sprint into Spring, Front Porch Fest
- Troutman Friends of the Library (TFOL) Logo Contest & Shirt Sale
  - Winner: Maddee Burt, sophomore at SIHS IB Program received the following:
    - Shirt with her logo (available for sale - \$12)
    - Plaque of appreciation
    - Press release in SR&L on August 9<sup>th</sup>
    - \$50 cash prize

Mr. Steve Rimmer, President of the TFOL advised that a plaque purchase by TFOL, will be hung in the foyer of the library that dedicates the library site as a historical town site. Mr. Rimmer explained that the 1<sup>st</sup> Troutman School, called "The Academy" was located on the library site. The request was made by citizen and library volunteer Karen Nelson in memory and wishes of long time citizen Beth Cloaninger whom recently passed.

**COMMENTS FROM VISITORS AND GUESTS:** *The public is invited to address the Board with comments or concerns. The comment period is limited to three (3) minutes per individual.*

None

**CONSENT AGENDA:** *Items on the Consent Agenda are considered to be routine by the Town Council and will be approved with one motion. There will be no separate discussion on these items unless the Mayor or a Council member so requests, in which event, the item will be removed from the Consent Agenda and considered as the first item under New Business.*

**ITEM 10. Minutes of Agenda Briefing of July 11, 2016**

**ITEM 11. Minutes of Regular Meeting of July 14, 2016**

**ITEM 12. Minutes of Special Meeting of July 25, 2016**

- ITEM 13. Minutes of Special Meeting of July 30, 2016
- ITEM 14. Minutes of Closed Session of July 30, 2016
- ITEM 15. Consider Budget Amendment for Utility Fund for Charter School Water Line Oversizing
- ITEM 16. Consider Request for Event Support from Children's Hope Alliance
- ITEM 17. Consider Parks and Recreation Committee Appointment of Rebecca Lopez (3 year term)
- ITEM 18. Consider Revised Application to Serve on Town of Troutman Committee or Advisory Board

Upon motion by Council member Henkel, seconded by Council member Williams, and unanimously carried, approved Consent Agenda items as presented.

(Copied in full, utility fund budget amendment, Children's Hope Alliance request letter, Rebecca Lopez's application to serve, and revised application to serve is filed on CD titled: "Town Council Supporting Documents" dated August 8<sup>th</sup> and August 11<sup>th</sup>, 2016 in CD Book #1 titled, "Town Council Supporting Documents")

### **NEW BUSINESS**

#### **ITEM 19. TEXT AMENDMENT TO THE UNIFIED DEVELOPMENT ORDINANCE (UDO), REGARDING CAMPAIGN SIGNS, (TA-16-05), (Erika Martin, Planning Director)**

##### **a. Call for Public Hearing**

##### ***Mayor Wyatt opened the Public Hearing***

Erika Martin, Planning Director presented the proposed text amendment stating that Town Staff was approached by a resident concerned over the size of campaign signage currently allowed in residential districts. The Town's Unified Development Ordinance (UDO) currently allows up to 32 sq. ft. for campaign signage in any district. The North Carolina General Statutes restricts campaign signage regulations to corporate limits. The proposed text amendment will limit campaign signage to 32 sq. ft. for non-residential districts and 4 sq. ft. in residential districts. It does not restrict the number of campaign signs allowed per lot. Staff and the Planning and Zoning Board recommend approval.

Ms. Jan Huffman, President of the Falls Cove Property Owners Association (POA) addressed the Council stating that she approached Ms. Martin with concerns regarding the size of campaign signs in residential areas. She stated that the North Carolina Community act allows planned communities to restrict the size of campaign signs but cannot restrict more than what the Town ordinance allows. Ms. Huffman expressed concerns of not politics, but of public safety. She concluded by asking Council to approve the text amendment, but if not so inclined, to table the issue for further study.

Mayor Wyatt voiced concerns in limiting the size due to the residential properties that are located along major highways and code enforcement by the Town. The Mayor, along with Town Attorney Gary Thomas spoke of concerns of keeping someone from exercising their 1<sup>st</sup> Amendment Rights. Attorney Thomas stated that an ordinance could be prepared, but it should be detailed and have a rational basis.

Mayor Wyatt recommended that a committee be formed for further study. Planning Director Martin recommended Council consider increasing the size to 6 sq. ft.

Upon motion by Council member Troutman, seconded by Council member Henkel, and unanimously carried, approved to close the Public Hearing.

***Mayor Wyatt declared the Public Hearing closed.***

(Public Hearing sign in sheet is attached to and made part of these minutes)  
(Copied in full, public hearing notice is attached to these minutes)

**b. Consider Consistency Statement**

No motion needed.

**c. Approval to Table Ordinance 12-16 Titled: 16-16 Titled: "An Ordinance Amending The Town Of Troutman Unified Development Ordinance"**

Upon motion by Council member Young, seconded by Council member Williams, and unanimously carried, approved to table Ordinance 16-16 titled: "An Ordinance Amending The Town Of Troutman Unified Development Ordinance" for further research by a committee with members be selected by Town Manager Justin Longino.

(Copied in full, Ordinance 16-16 is filed in Ordinance Book 8, Page 115)

(Copied in full, Ordinance 16-16, staff report including text amendment verbiage, Planning Board certification, Iredell County, City of Statesville, and Town of Mooresville sign regulations are filed on CD titled: "Town Council Supporting Documents" dated August 8<sup>th</sup>, and August 11<sup>th</sup>, 2016 in CD Book #1 titled, "Town Council Supporting Documents")

**ITEM 20. C.R. ONSRUD**

**a. Consider Revocation of a Portion of Technology Drive, (Martin)**

**The Troutman Industrial Park plat did not include easements for public structures and utilities constructed on the site.**

Upon motion by Council member Paul Henkel, seconded by Council member Judy Jablonski, and unanimously carried, approved revocation of a portion of Technology Drive.

**b. Consider Waiving/Reducing Fees, (Mayor Wyatt)**

Council reviewed and discussed an agreement prepared by Town Attorney Gary Thomas regarding the waiving of fees for CR Onsrud, Inc. Several Council members referenced discussion from pre-agenda of reducing and/or splitting the cost. Mayor Wyatt stated that concessions have been made in the past for other businesses and community partners of similar nature and in this particular situation if Council waves the fees, part of the project was already shared with a Federal Grant and not the Town's tax dollars or Onsrud's. Town Attorney Gary Thomas suggested to Council to hold a closed session for the purpose of consult with attorney and economic development due to the direction of the discussion.

Council was in agreement to postpone further discussion later on the agenda for the purpose of holding a closed session.

(Copied in full, Troutman Industrial Park revised plat is attached to and made part of these minutes and is filed on CD titled: "Town Council Supporting Documents" dated August 8<sup>th</sup>, and August 11<sup>th</sup>, 2016 in CD Book #1 titled, "Town Council Supporting Documents")

**ITEM 21. WAYFINDING SIGNAGE, (Martin)**

**a. Appointment of a Steering Committee**

Planning Director Erika Martin stated that the newly established wayfinding and branding program in Troutman will be developed by Bizzell Designs. The program will engage the public through communitywide workshops resulting in detailed drawings, proposed signage locations, and overall brand for the community. Ms. Martin requested that a steering committee be established to assist with the endeavor. She presented the following for consideration of appointment: Mike Todd, Jim McNiff, Paul Henkel, Ron Wyatt, and Judy Jablonski.

Upon motion by Council member Young, seconded by Council member Henkel, and unanimously carried, approved the establishment of a wayfinding steering committee consisting of Mike Todd, Jim McNiff, Paul Henkel, Ron Wyatt, and Judy Jablonski.

(Copied in full, staff report is filed on CD titled: "Town Council Supporting Documents" dated August 8<sup>th</sup>, and August 11<sup>th</sup>, 2016 in CD Book #1 titled, "Town Council Supporting Documents")

**ITEM 22. CONSIDER OFFER OF LAND DONATION LOCATED ON HWY 21, (Mayor Wyatt)**

Mayor Wyatt stated that the land offered to be donated to the Town (by Raymer Holdings) consisting of approximately 422 ft. of property along Hwy 21/N. Main Street, across from Public Oil Company. The property is adjacent to the proposed greenway north extension.

Upon motion by Council member Young, seconded by Council member Troutman, and unanimously carried, approved to accept the donation of land upon conditions that the property is free and clear of any and all liens and encumbrances, and that the Town of Troutman will be responsible for the cost to survey the property and recording of the deed using Rusty Chapman as legal attorney as requested by the property owner.

(Copied in full, vicinity map is filed on CD titled: "Town Council Supporting Documents" dated August 8<sup>th</sup>, and August 11<sup>th</sup>, 2016 in CD Book #1 titled, "Town Council Supporting Documents")

**ITEM 23. ACCEPTANCE OF NOTICE OF RESIGNATION OF MAYOR RONALD N. WYATT AS MAYOR OF THE TOWN OF TROUTMAN**

Mayor Wyatt gave notice of resignation as Mayor of the Town of Troutman to take effect one (1) minute prior to his Oath of Office for the Register of Deeds of Iredell County position on August 21, 2016. In reading his resignation aloud, he expressed thanks and appreciation to the Council, staff, volunteers that make up various boards and committees of the town, and elected officials and staff of the county. Mayor Wyatt reviewed Town projects that were in process during his tenure, in specific the realization of the ABC Store, thanking the ABC Board for their efforts in the endeavor. He stated he is looking forward to serving all the citizens of Iredell County in his new role. (Power point presentation was shown in review of town projects)

Upon motion by Council member Henkel, seconded by Council member Troutman, and unanimously carried, Mayor Wyatt's letter of resignation as Mayor of the Town of Troutman as stated above was approved.

(Copied in full, letter of resignation is attached to and made part of these minutes; and letter of resignation and power point presentation is filed on CD titled: "Town Council Supporting Documents" dated August 8<sup>th</sup>, and August 11<sup>th</sup>, 2016 in CD Book #1 titled, "Town Council Supporting Documents")

**ITEM 24. AUTHORIZATION OF MAYOR PRO TEM TEROSS W. YOUNG FULL AUTHORITY AND DUTIES OF MAYOR**

Upon motion by Council member Troutman, seconded by Council member Henkel, and unanimously carried, authorization of Mayor Pro Tem Teross Young to fully assume authority as Mayor upon the effect of Mayor Wyatt's resignation.

Council member Jablonski asked if Council should appoint another Mayor Pro Tem. Town Attorney Gary Thomas advised that Mayor Pro Tem Young is still Mayor Pro Tem and that the law states the duties and authority of Mayor is that of the Mayor Pro Tem. At the time a vacancy occurs, Council will then have to appoint a new Mayor. At Council's September meeting Council will need to decide a process for appointing a new Mayor.

**ADDITION:**

**HOLD CLOSED SESSION PURSUANT TO G.S. 143-139.11(a)(3) TO CONSULT WITH ATTORNEY AND GENERAL STATUTE 143-139.11 (a)(4) TO DISCUSS MATTERS OF ECONOMIC DEVELOPMENT**

Mayor Wyatt called for a closed session pursuant to NC General Statute 143-318.11(a)(3) to consult with attorney and NC General Statutes 143-318.11(a)(4) to discuss matters of economic development

Upon motion by Council member Troutman, seconded by Council member Henkel, and unanimously carried, approved to hold a closed session pursuant to NCGS 143-319.11(a)(3) to consult with attorney and NCGS 143-318.11(a)(4) to discuss matters of economic development.

Mayor Wyatt opened the closed session. In attendance along with the Town Council was Interim Town Manager, Justin Longino; Town Attorney, Gary Thomas; Deputy Town Clerk, Danielle Upright; Finance Director, Steve Shealy; Erika Martin, Planning Director.

***\*\*Minutes of Closed Session Have Been Sealed Until Public Inspection Will No Longer Frustrate The Purpose Of The Closed Session\*\****

**Reconvene Open Session**

Upon motion by Council member Jablonski, seconded by Council member Troutman, and unanimously carried, approved to close the close session and reconvene the open session.

Attorney Gary Thomas read aloud Paragraph 2 of the draft agreement between the Town of Troutman and CR Onsrud Inc. stating, "the Town shall waive all Town permitting, zoning, and water and sewer fees which include tap fee, availability fees, and sprinkler fees associated with construction of Plant 2."

**➤ Action taken resulting from the Closed Session:**

Upon motion by Council member Jablonski, seconded by Council member Young, and unanimously carried, approved to waive all Town permitting, zoning, and water and sewer fees including tap fee, availability fees, and sprinkler fees associated with construction of CR Onsrud, Inc. Plant 2.

**ITEM 25. COMMENTS FROM MAYOR AND TOWN COUNCIL**

Council member Williams expressed thanks and appreciation to Police Chief Selves and his Department for watching her home while the family was on vacation.

Council member Henkel expressed appreciation to Mayor Wyatt for his time and dedication in serving the Town as Mayor, and wished him the best in his new endeavor.

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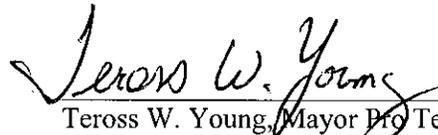
Mayor Wyatt asked if Council to let him know if they would consider honoring the South Iredell High School Football Team by helping with a meal one night before a game. Town's share of the cost would be \$600 and Council would be recognized at one of the varsity games.

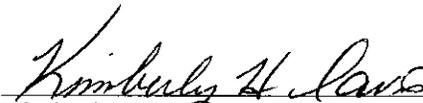
**ITEM 26. COMMENTS FROM INTERIM TOWN MANAGER, (Shealy)**

Interim Town Manager Justin Longino thanked Council for the opportunity of serving as Town Manager and he is ready to hit the ground running on Monday his 1<sup>st</sup> official day. In acknowledging the death of the mother of Kim Davis, Town Clerk, he asked that her family be kept in prayer.

**ITEM 27. ADJOURNMENT**

Upon motion by Council member Troutman, seconded by Council member Jablonski, and unanimously carried, the August 11, 2016 Town Council meeting was adjourned at 8:44 pm.

  
Teross W. Young, Mayor Pro Tem

  
Kimberly H. Davis, Town Clerk

