

TOWN OF BROADWAY
BOARD OF COMMISSIONERS
MEETING MINUTES
SEPTEMBER 23, 2019

A scheduled meeting of the Board of Commissioners was held on Monday, September 23, at 6:00 p.m. at the Council Chamber, 103 North Main Street, Broadway, North Carolina.

Board members present were Mayor Donald Andrews, Commissioners Tommy Beal, Woody Beale, Lynne Green, Janet Harrington and Jim Paschal. Also, Town Attorney Jimmy Love, Town Manager Dustin Kornegay and Town Clerk Laura Duval were present.

The meeting was called to order by Mayor Andrews. Mayor Pro Tem Beal gave the invocation, which was followed by the Pledge of Allegiance.

Mayor Pro Tem Beal made the motion to accept the Agenda as presented. The motion was seconded by Commissioner Harrington. Motion carried unanimously.

Consent Agenda – Approval of August Meeting Minutes and August Financial Statement. Commissioner Paschal made the motion to accept the Consent Agenda as submitted. The motion was seconded by Commissioner Harrington. Motion carried unanimously.

For the past few months, the Town Board has been discussing the need for minimum housing standards. Town Counsel has reviewed the Minimum Housing Standards, which are based on General Statutes. The Town must abide by the state's standards. Mayor Andrews opened the Public Hearing for those wishing to speak in favor of or against the Minimum Housing Standards. No one spoke for or against the standards. The Mayor closed the Public Hearing. The Minimum Housing Standards Ordinance will be presented for adoption at the October Town Board meeting. The Town will work in conjunction with the City of Sanford on code enforcement. Barbara McMillan, Code Enforcement Supervisor, will be sworn in as the Town's Code Enforcement Officer.

Marshall Downey, Director of Planning, reported the recommendations of the Broadway Planning Board on a text amendment to the Public Works Certificate and on seven text amendments as they relate to oil and gas extraction and traditional mining and quarrying. The Planning Board recommended approval of these UDO text amendments. Commissioner Green made the motion to adopt the recommendations of the Planning Board. The motion was seconded by Commissioner Harrington. Motion carried unanimously.

Mayor Andrews presented a Resolution for Closing Main Street for the 2019 Broadway Lions Club Christmas Parade. It will be held on December 14, so the street needs to be closed from 1:00 – 5:00 p.m. Mayor Pro Tem Beal made the motion to adopt the resolution. The motion was seconded by Commissioner Harrington. Motion carried unanimously.

The discussion of the Harnett County properties was tabled at the August meeting with the intent of being discussed at tonight's meeting. Mayor Pro Tem Beal advised he would not call for a vote on the properties. He feels the Town Board wants to wait and see what will happen to these locations with the possibility of future development.

Manager's Report – Triangle J representatives met with Mr. Kornegay about the Asset & Inventory Assessment grant process. He wanted to apply for placing water maps in digital format. They felt the Town does not have much chance of getting a grant. The median household income is too high to qualify. The representatives took the water maps and will place them in digital format for a cost of \$5,000. Triangle J is also helping with digitizing the Town cemetery maps. Mr. Kornegay plans to go forward with the grant application. In the future the Town could possibly obtain a grant for a bigger project. Water lines will need to be replaced at some point. The Town Manager was advised it will take several applications before the Town is awarded a grant.

Mr. Kornegay advised that the Town clock has arrived and will be put up as soon as possible. It looks good and is a very nice clock. Town employees will attach the clock to the post then install it. The existing bolts will try to be used. If they do not work, new bolts must be drilled in then the clock will be set in the new ones. After the clock is set up, the brick patio will be repaired by Wright Masonry. Then mulch will be placed around the walk.

In October the Town Manager will coordinate the draining of Watson Lake with Underwood and Hazen & Sawyer. The lake will be drained low enough to expose the door and to inspect the riser. The state mandates that the Town must be able to manually drain the lake in the event of an emergency. The engineers will devise a plan for installing an emergency gate valve so that draining is possible.

Commissioner Comments – Mayor Pro Tem Beal advised that Triangle JCOG is pleased that we are using their services with the grant preparation. At the last meeting the Sandbox Challenge was used. Topics discussed were the need for more money to recruit police officers and sheriff's deputies and the need for affordable housing.

On October 10 the Triangle J Regional Summit will be held at the Chatham Agricultural and Conference Center in Pittsboro. It runs from 9:00 a.m. – 5:00 p.m. The theme is "Rethinking our Thinking." The airport ribbon cutting for a new terminal dedication will also be held at 5:30 p.m.

Mayor Pro Tem Beal also asked about the missing pages in the Town Ordinances posted on line. The Town Manager will request a new disc from American Legal Publishing once the Minimum Housing Standards are adopted and published.

There are Code of Ordinances books in the Town Manager's and clerk's office. Mr. Beal requested that letters be sent to those violating the grass cutting ordinance.

Commissioner Woody Beale asked about vehicles parking on Main Street all day during school hours. It is believed that school staff are parking across from the school for easy access. Mr. Beale feels it is dangerous for cars to be parked in the curve near the Pearce's and asked that an inquiry be made. Commissioner Beale expressed his thanks to Mayor Pro Tem Beal for being the Town's TJCOG representative.

Mayor Comments – Mayor Andrews announced the ribbon cutting for Sandhills Family Practice in Broadway. It will be held on September 30 from 11:30 – 1:30. Julia Gumpert has already started seeing patients. She is very nice and is a good fit for Broadway.

A Broadway Our Way festival committee meeting will be held on September 30 beginning at 7:00 p.m. If the festival is held in 2020, the committee needs more volunteers to work on the day of the festival. The meeting will be held at the Community Building.

On October 3 a small dedication event will be held for Lett Family Park, beginning at 10:00 a.m. The Lett Family, Lee County Commissioners and Town of Broadway officials are invited to attend. The playground equipment is being used daily. A concrete pad has been poured under the shelter. Mayor Andrews expressed his thanks to the Lee County Commissioners for all the contributions to the park.

Mayor Andrews was informed by DOT that they will permit the crosswalk to be re-located. They estimated the cost at \$10,000 - \$15,000. The Town will be responsible for the expense and the project. Two parking places would be lost downtown. The curb would have to be cut out, and the handicap ramp with raised bumps would have to be installed. The current crosswalk would have to be removed, and the sidewalk and curb would have to be restored to its original state. DOT does not allow two crosswalks in close proximity.

The Town Manager obtained a quote for paving the walking trail. It would cost \$24,272 to pave the ¼ mile trail. Asphalt is very expensive now.

After receiving calls and emails about loud trucks, the Mayor talked with Chief Hinnant about the problem. The Chief is asking his officers to watch out for these trucks and issue warnings. The Town Ordinance needs to be revisited because it is weak. It needs to be compared to the state statutes so that the Town can revise the ordinance and have more enforceability against loud trucks.

There is no news on the old Dollar General building at this time. The sign now states it is available for sale or lease.

With no further business to come before the Town Board, Commissioner Woody Beale made the motion to adjourn the meeting. The motion was seconded by Mayor Pro Tem Beal. Motion carried unanimously to adjourn.

Donald F. Andrews
Mayor

Laura K. Duval
Town Clerk