

TOWN OF GARLAND
REGULAR MEETING OF THE BOARD OF COMMISSIONERS
TUESDAY, APRIL 2, 2024
6:30PM

The Regular Meeting of the Board of Commissioners of the Town of Garland was held at the Garland Town Hall in Garland, NC on Tuesday, April 2, 2024, at 6:30pm.

The following members of the Board of Commissioners were present:

Mayor, Austin Brown, Mayor Pro Tem, Jo Strickland, Commissioner Ralph Smith, Jr, Commissioner Lee Carberry, Commissioner Anthony Norris, Commissioner Timothy Blackburn, Town Clerk, Shauna' Harper

Also present, Auditor, Belinda Johnson, Mid Carolina Rep. Samantha Wullenwaber, and several Garland residents.

CALL TO ORDER: Mayor Pro Tem Strickland called the meeting to order at 6:30pm and welcomed everyone in attendance.

PLEDGE OF ALLIGIANCE: was recited by all in attendance.

INVOCATION: was offered by Ms. Mary Smith

QUORUM: Mayor Pro Tem Strickland and Deputy Clerk Shauna' Harper established there was a quorum present.

ADJUSTMENT(S)/ ADOPTION OF AGENDA

There were items moved around due to time constraints for the out of time presenters. A motion to adopt agenda with said changes by Commissioner Blackburn, Seconded by Commissioner Carberry; motion carried.

CONSENT AGENDA: *Consent agenda allows for routine items or items that have been thoroughly discussed previously to be adopted with one motion, rather than each having an individual motion. Any board member can request to remove an item from the Consent Agenda for additional discussion.*

a. Draft Minutes

- February 6, 2024
- December 2023 CLOSED session was not addressed.

A motion was made by Mayor Pro Tem Strickland to accept draft minutes and seconded by Commissioner Carberry, Vote to accept was 3-1, Commissioner Smith, nay. He stated they were not accurate.

Ms. Belinda Johnson, CPA,PA presented the Fiscal Year 2022-2023 Town of Garland financial audit. After getting a late start and a few obstacles, which was out of her control, she diligently completed and submitted the audit for approval to the Local Government Council and it was approved. There were no issues or discrepancies found in the financial statements for the Town of Garland. She is

contracted to complete the next 2 fiscal year audits. A motion was made by Commissioner Smith to accept the presentation of the audit and seconded by Commissioner Blackburn; motion carried.

Public Hearing- Motioned by Commissioner Smith Seconded by Commissioner Carberry to open public hearing, all in favor.

RZ-24-01-Rezoning 321 S Bladen Ave from Hwy Business to Residential. Presented by Mid Carolina Regional Representative Samantha Wullenwaber, the Town of Garland Planning board recommended to rezone this address based on the property request was reasonable and consistent with the surrounding properties. The property owner was asked about his plans for the property, and he states a house to either be remodeled or stick built. There were no public comments. Commissioner Smith motioned to approve the rezoning application, Commissioner Carberry seconded, and the vote was unanimous to rezone 321 S. Bladen Ave. to residential.

OA-24-01 Text Amendment- Manufactured Housing Text Amendment- The Planning Board was given to options to choose from and recommended a text amendment stating all manufactured homes should be double wide in town limits to be underpinned at time of occupancy. The primary difference is with extensive design standards added to ensure a higher quality outcome. There is a lot of standards for mobile home parks permitted in ETJ. Special use permits only roadways, lawn maintenance. Cannot go from Class A(doublewide) to Class B(single). There were no public comments.

Commissioner Smith motioned to close the public hearing, seconded by Mayor Pro Tem Strickland, all approve. Commissioner Smith motioned to "scrap" the manufactured home ordinance amendment, seconded by Commissioner Blackburn, all in favor and motion passes unanimously.

CLOSED SESSION

6:55pm A motion was made by Commissioner Blackburn to go into closed session and seconded by Commissioner Carberry, all in favor.

7:08pm Back in open session.

PUBLIC COMMENT:

Adam Smith, resident, brought officially to the attention of the board that Dick St. is not a maintained road but needs the tree overhang trimmed. It was scratching high vehicles as they drove by. The town will discuss it in more detail.

Alesa Walker, community volunteer, showed a high school senior banner hanging from last year and stated that it shows the graduate that everyone is proud of their accomplishment. She ask to extend the Sr. Banner order deadline.

Mary Smith, community volunteer, upset at the Easter Egg Hunt. She felt there were bad attitudes, and she enjoys volunteering but would like respect.

Jacqueline Johnson, community volunteer, was also upset about attitudes that she felt from the Easter Egg Hunt and the volunteers have been around for 10 years. She enjoys and requests respect for herself, the committee and what they do.

Winifred Murphy, a resident, spoke of her political career in Garland and hopes to see continued upward growth.

Alton Hall, a resident, was not complaining and he loved to live here. He inquired about the spring clean up of leaves and limbs. The board states the equipment is in need of repair but hopes soon and then they will determine a date for pick up. If you have them now, call and the town will make a work order to be picked up case by case.

Sheila Smith, community committee, suggested the importance of extending the Sr banner order deadline. She also mentioned that the committee selling hot dogs is not illegal and they do not need a permit.

Loretta Thomas, resident, concerned with the "big" trucks parking along Gibbs Rd near her home. The smell of diesel and animals are a nuisance. The commissioners state they will check into the zoning and look into this issue.

COMMISSIONER REPORT

Finance- Town Clerk Harper provided a budget vs actual, credit card statements. Mayor Pro Tem Strickland states there are no financial issues, however budget amendments will be made to relocate money to appropriate line items.

Commissioner Smith motioned to audio record minutes from all meetings, seconded by Commissioner Blackburn. There was a discussion. The vote was 3-1, Commissioner Smith, nay.

Cemetery- Commissioner Blackburn states that the cemetery lawn maintenance contract needs to be looked at. There is no current contract with Turning Leaves lawn care. They will further discuss the bidding process for a contract.

Buildings- Flowers and river rock in front of Town Hall and the water fountain to beautify. The cost for 20tons is \$1200.00. Motion was made by Commissioner Carberry to purchase, seconded by Commissioner Blackburn all in favor and motion carried.

The American Legion building is dilapidated. The Town will contact the town attorney to have him speak to the American Legion Commander about the contract that was created and signed years ago.

At the Head Start building, after some repairs, it could be used as a hurricane shelter and possibly from a FEMA grant. The town will look into this option for the building.

Parks & Recreation- Commissioner Blackburn has looked at the ballfield. The fence has been torn down at the ballfield and will be repaired. The process for the repairs at ballfield and Cain Park are moving.

Streets- The holes behind Handee Hugo needs to be addressed with the state. We have ordered the repair kit for holes for other roads and hope this is better than cold patch.

Public Works- The generator has been delivered and we are working on plans for installation. Well #3 needs roof repair. The sewer lines at 4th St need to be vacuumed but do not believe the equipment can reach, will look for other options. The dirt at the sewer sewer hole on Tingle Ln has been washed away and PW can replace dirt around it due to it belonging to town.

Safety- Mayor Pro Tem Strickland reports the deputies are working on schedule. Be diligent in your surroundings at all times.

Old Business: Personnel Policy presented by Samantha Wullenwaber, Mid Carolina Regional Council. The board discussed vacation and sick time accrued for employees and agreed it should be standard. Commissioner Smith motioned to accept the new up to date personnel policy that was presented, Mayor Pro Tem Strickland seconded the motion, passed unanimously.

New Business

Samanthan Wullenwaber presented the Capital Project Ordinance AIA-D-ARP-0138 for the Water System Asset Inventory and Assessment. Commissioner Smith motioned to approve the ordinance and Mayor Pro Tem Strickland seconded the motion and motion carried.

Resident and business owner Maria Salvador requested reimbursement from the town for her plumbing cost. She stated that the meter was installed incorrectly, and she had to hire a plumber for the issues. The Board of Commissioners discussed and denied her request.

A Motion was made by Commissioner Smith to extend the Sr Banner Project deadline to April 12, 2024, seconded by Commissioner Blackburn and motion carried to extend.

The board discussed and voted to hire John Herring as public works employee. Motion by Commissioner Carberry and seconded by Commissioner Smith, all in favor motion carried.

Mayor Pro Tem Strickland made a motion to reschedule the April work session to April 29, 2024 to discuss budget, seconded by Commissioner Carberry, motion carried.

Commissioner Smith motion to adjourn, Mayor Pro Tem Strickland seconded to adjourn, all in favor, motion carries.

Adjourned at 9:18pm

Duly adopted on the 7th day of May, 2024 while in regular session.



Austin Brown
Austin Brown, Mayor

ATTEST:

Shauna Harper
Shauna Harper
Town Clerk/Finance Officer