

June 5, 2006

The regular meeting of the Town of Franklin Board of Aldermen was held on Monday, June 5, 2006 at 7:00 P.M. in the Town Hall Board Room. Mayor Joe Collins presided. Aldermen Verlin Curtis, Jerry Evans, Billy Mashburn, Carolyn Pattillo, Charles Roper and Bob Scott were present.

Approval of the minutes

Motion was made by Curtis, seconded by Scott to approve the minutes for the May 1, 2006 and June 1, 2006 meetings as presented. Motion carried. Vote: 6 to 0.

Persons to be heard

No persons were present to speak at the meeting.

Departmental reports

Fire Chief Pete Haithcock gave the fire department report. A copy of the report is attached. He said several members of the fire department attended training about the ISO inspection. He said we are working on fixing the driveway.

Public Works Director Jay Gibson said last month has been routine with grass mowing and doing taps. He said the bids on the raw water intake project came in higher than before. He said we have a walk through scheduled for 9:00 A.M., Wednesday on the Highway 441 North sewer line project. He said we need to increase the tap fees on 1 ½ inch water taps and higher. He said you may want to consider charging a flat fee plus the cost of materials. Mayor Collins asked the Water/Sewer Committee to look at these fees and come back with a recommendation.

Police Chief Terry Bradley gave the police department report. A copy of the report is attached. He said the police department had just completed eight hours of driver pursuit training. He said the police department will be starting twenty-four hours of in service training tomorrow.

Town Planner Rebecca Crawford said in May I had a total of one hundred fifty-one walk-in visits or phone calls. A copy of the report is attached. She said I assisted with the Principles of Growth Working Group meeting. She said I also attended the Main Street Program meeting. Mrs. Crawford said you were considering a moratorium on rezoning requests. She said I think the best way to handle future rezoning requests would be to have any requests come before this Board first and you can either table it or pass it on to the Planning Board. Alderman Pattillo said I agree that we need to do something. Alderman Scott said I agree we need to do something and I am not against growth. Alderman Pattillo said it is not going to slow down. **Motion was made by Pattillo, seconded by Curtis to bring any rezoning requests to the Board of Aldermen first. Motion carried. Vote: 6 to 0.**

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Request for use of the Burrell Building for charette process for The Sanctuary – Tim Ryan

Tim Ryan said we want to do a traditional neighborhood. He said we would develop a master plan from a multiple day meeting which would be opened to the public. He said everybody would be invited and we are seeking input from everybody. He said the days would be July 10 – 13, 2006 for eighteen hours per day. Alderman Evans said I have no problem as long as the Town is not involved. Alderman Scott said would we be setting a precedent letting a private concern use a public building? Mayor Collins said it will be opened to the public. **Motion was made by Pattillo, seconded by Scott to allow Tim Ryan to use the Burrell Building for his charette process on July 10 - 13, 2006. Motion carried. Vote: 6 to 0.**

Consideration of Edgewood Condos multi-family development – Terry Dalton and John Barbee

Terry Dalton said we want to build a three story building with thirty-five units. He said we meet the setbacks and the landscaping requirements. Rebecca Crawford said his plans meet all requirements. A copy of her report is attached. Alderman Pattillo said that is a very congested area on Edgewood Avenue. He said that is the only entrance out of the development. Alderman Scott said I have concerns about building thirty-five units on only two acres of land. He said there will be problems with storm water runoff. Alderman Pattillo said have you talked to the neighbors? Mr. Dalton said no. Mayor Collins said there are concerns about storm water runoff. Alderman Scott said that is a lot of units for the area. He said how much grass is there? Mr. Dalton said there is some grass. Alderman Pattillo said we need to see more details. Mike Decker said you can (1) approve, (2) approve with conditions or (3) disapprove. Mayor Collins said we need to see storm water plans. Alderman Scott said have you given any thought to using impervious materials? Mr. Dalton said no. He said we may be able to do brick sidewalks. Alderman Scott said we need to hear from the neighbors. **Motion was made by Roper, seconded by Curtis to give preliminary approval to the plans on the condition that storm water runoff plans are provided. Motion carried. Vote: 6 to 0.**

Preliminary subdivision discussion regarding Harrison Oaks – Reggie Holland

Rebecca Crawford said Reggie Holland was unable to be here at the meeting since he is on jury duty in Asheville. She said he wants to subdivide 2.9 acres on Harrison Avenue into seven lots. She said he plans to build single family houses on each lot. A copy of her report is attached. Mrs. Crawford said he wants to get feedback from the Board. Alderman Mashburn said the plans show a twenty-five foot street. He said the street needs to be thirty feet wide.

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Consideration of Lion Partners multi-family development – Tom Ritter and Betsy Whitlock

Tom Ritter said the plans are to develop 1.85 acres on Wallace Street. He said there will be three eight unit buildings. He said we have met the setbacks and we have green space. He said we are planning to use impervious materials. He said the drainage will be maintained on site. Mr. Ritter said we are using McGill Associates as our civil engineers. He said we have three options to get water and sewer to the property. He said we have talked to all of the neighbors. He said there is an option of having garages. Alderman Scott said I am glad you are talking about using impervious materials. Rebecca Crawford said the plans meet all requirements. A copy of her report is attached. **Motion was made by Evans, seconded by Curtis to give preliminary approval of the plans. Motion carried. Vote: 5 to 1. Voting yes: Curtis, Evans, Mashburn, Roper and Scott. Voting no: Pattillo.**

RAMAL LLC subdivision preliminary plat approval – Lamar Sprinkle

Lamar Sprinkle said I am planning to develop three lots. He said there is a branch on one side and I need an exception due to the topography of that lot. Rebecca Crawford said the private drive needs to be a public street since all lots shall front or abut on a public street. She said Lot 1 has a depth of less than one hundred feet. She said there needs to be a plan for storm water drainage. A copy of her report is attached. Alderman Scott said you are planning to have three lots on 7/10 of an acre? Mr. Sprinkle said yes. He said it will be manufactured housing. Alderman Scott said that is too small of a lot. Rebecca Crawford said you can (1) approve, (2) approve with conditions requiring a storm water drainage plan and facing a public street or (3) disapprove giving reasons so that Mr. Sprinkle can gain approval at a later time. Alderman Pattillo said we need to approve with conditions. Mr. Sprinkle said there are no erosion problems. **Motion was made by Mashburn, seconded by Evans to approve the plans with the private drive being a public street and allowing Lot #1 that does not meet the depth regulations. Motion carried. Vote: 4 to 2. Voting yes: Curtis, Evans, Mashburn and Roper. Voting no: Pattillo and Scott.**

Recess

Mayor Collins recessed the meeting at 8:10 P.M.

Mayor Collins called the meeting back to order at 8:20 P.M.

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Announcement regarding Main Street Program

Mayor Collins read the letter announcing that Franklin had been accepted in the Main Street Program. A copy of the letter is attached. Mike Decker said we do not have anybody yet to represent Depot Street. He said Karl and Janet Gillespie are willing to serve as one member and have one vote. He said we have the following names for your consideration:

Alderman Pattillo	-	Board member
Lisa Tallent	-	Town resident
June Hernandez	-	Main Street
Stephanie Andrews	-	Main Street
Bob Apsey	-	Highlands Road
Heidi Fields	-	Highlands Road
Tony Angel	-	Chamber of Commerce

He said you will need to pick between Janet Greene, Jean Swafford and Karl and Janet Gillespie as the property representative. Alderman Pattillo said Mr. Apsey do you have your business inside Town. He said no but I am still president of the Highlands Road merchants. Mr. Decker said there are two slots for a property owner representative. Alderman Evans said I would recommend Jean Swafford. Alderman Pattillo said I want to recommend Karl and Janet Gillespie to the second slot with one vote. **Motion was made by Evans, seconded by Curtis to approve the above mentioned members to the Main Street Board. Vote: 6 to 0.**

Update on Principles of Growth working group

Mike Decker said we have eight to ten principles for the group to work with. He said the next meeting will be on June 14, 2006 in the board room.

Discussion regarding proposed FY 2006-07 budget

A copy of the proposed budget is attached. Alderman Scott said I would like the Board to give the same amount of a raise to each employee. He said that would be around \$1,400.00 per person. He said that would be fair to everybody. Alderman Pattillo said we need to leave the 4 percent cost of living raise alone. She said we can look at lower paid employees through a pay study. Alderman Evans said I agree that we should look at the bottom earners at a later time. Alderman Scott said to be fair everybody should get the same amount. Alderman Pattillo said if it is a cost of living raise everybody should get the 4 percent raise and look at it later in the year. Alderman Curtis said social security always does a cost of living percentage. **Motion was made by Curtis, seconded by Pattillo to give the 4 percent cost of living raise to each employee. Motion carried. Vote: 4 to 2. Voting yes: Curtis, Evans, Mashburn and Pattillo. Voting no: Roper and Scott.** Alderman Evans said the non profit organizations need to give us a budget with a breakdown of their money. Alderman Mashburn said we have to show this money

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is benefiting the citizens of Franklin. Alderman Roper said why are some of the police getting an 11 percent raise? Alderman Mashburn said that is Police Chief Bradley's recommendation so that these officers are equal in pay to the deputies at the sheriff's department. Police Chief Bradley said the pay scale was shown to the Budget Committee. Mayor Collins said tonight with all the development points out to me the need for an in house engineer because of the questions about traffic flow and storm water runoff. Alderman Scott said I have problems with McGill Associates representing both parties. Alderman Mashburn said McGill has indicated that they will not take any clients that we ask them not to represent.

Additional departmental and committee reports

Mike Decker said Kim Bishop with the Macon County Board of Elections has set the election for the malt beverage/mixed drink referendum for Tuesday, July 25, 2006.

Mike Decker said Roy Davis with the North Carolina Division of Water Quality had requested that we document the performance of the CR pump station. He said we have requested the state lift the sewer tap moratorium on the west side of our system. Mr. Decker said Jay Gibson has some concerns due to the issues with the pump stations along the LBJ Job Corps sewer line. A copy of the letter is attached.

Mike Decker said we received only one bid on the Forest Avenue sidewalk project. He said we have asked for bids and a second bid opening is scheduled for Thursday, June 8, 2006 at 2 P.M.

Mike Decker said Farrell Jamison with Caterpillar is requesting that the Town review the \$400.00 per month fee that Caterpillar is being charged regarding the sewer pump station in the industrial park. A copy of the letter is attached.

Mike Decker said Alderman Pattillo has received a written request that the Town take Stonewall Jackson Road into the Town's street system. He said the next step would be to draw up the proper legal documents.

Mike Decker said the dental rates will be increasing 6 percent. He said the annual maximum will increase to \$1,500.00 from \$1,000.00.

Alderman Pattillo said I am working on getting bids for doing the pavers in front of Drake's.

John Henning, Jr. said the pool at the Whitmire house needs to be filled in. Alderman Mashburn said it needs to be able to be drained of water. **Motion was made by Mashburn, seconded by Scott to fill in the pool at the Whitmire house. Motion carried. Vote: 6 to 0.**

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John Henning, Jr. said there is a lawsuit in the federal courts from Joyce Taylor stating her rights have been violated. He said you need to inform your insurance company about the lawsuit. **Motion was made by Mashburn, seconded by Scott to allow John Henning, Jr. to take appropriate action regarding the lawsuit. Motion carried. Vote: 6 to 0.**

Janet Anderson gave a budget report. A copy is attached. She explained proposed budget amendments. **Motion was made by Evans, seconded by Mashburn to approve the budget amendments. Motion carried. Vote: 6 to 0. Copies are attached.**

Janet Anderson said the annual 4th of July picnic would be on June 30, 2006 at noon at the Jaycee Park.

Motion was made by Evans, seconded by Pattillo to move the regular July meeting from July 3, 2006 to July 10, 2006. Motion carried. Vote: 6 to 0.

Water adjustments, tax discoveries and payment of the bills

Water adjustments for May, tax discoveries and payment of the bills were approved on motion made by Evans, seconded by Curtis. Motion carried. Vote: 6 to 0.

Adjournment

Mayor Collins adjourned the meeting at 9:10 P.M.

Joe Collins, Mayor

Janet A. Anderson, Town Clerk