

TOWN OF BROADWAY
BOARD OF COMMISSIONERS
MEETING MINUTES
JANUARY 25, 2021

A scheduled meeting of the Board of Commissioners was held on Monday, January 25, at 6:00 p.m. in the Council Chamber, 103 N. Main Street, Broadway, North Carolina.

Board members present were Mayor Donald Andrews, Commissioners Tommy Beal, Janet Harrington, Teresa Kelly, and Jim Paschal. Also, Town Counsel Jimmy Love, Town Manager Eddie Thomas, and Town Clerk Laura Duval were present. Commissioner Green was unable to attend due to illness.

The meeting was called to order by Mayor Andrews. Commissioner Kelly gave the invocation, which was followed by the Pledge of Allegiance.

Commissioner Paschal made the motion to accept the Agenda as presented. The motion was seconded by Commissioner Harrington. Motion carried unanimously.

Consent Agenda – Approval of December 14 Board Meeting Minutes, the November and December financial statements, and the December paid bills report. Mayor Pro Tem Beal made the motion to accept the Consent Agenda as submitted. The motion was seconded by Commissioner Kelly. Motion carried unanimously.

Mayor Andrews read the Resolution of Lee County Board of Elections – November 2020 Election as requested by the Election Board.

Mayor Andrews presented a Public Records Request form and fees for Town Board approval. The past few months more record requests have been made. Counsel Love advised that a requestor does not have to identify himself nor specify the reason for the request. This form will be used for tracking purposes to keep up with the number of requests presented. The material requested must exist. The Town is not required to create documents. General Statute allows for fees to be charged but they must be reasonable. Commissioner Paschal made the motion to approve the Public Records Request form and fees. The motion was seconded by Mayor Pro Tem Beal. Motion carried unanimously.

Mayor Andrews advised the term for the SAGA Executive Committee representative ended December 31. Mayor Andrews had been serving in this capacity. The Town has one appointee on the SAGA Board, and the Town Manager serves as an Ex-Officio member. Commissioner Paschal made the motion to appoint Mayor Andrews as the Broadway representative to the SAGA Board. The motion was seconded by Commissioner Kelly. Motion carried unanimously.

In June the term for the Environmental Affairs Board appointee is up. Jeff Griffith is currently serving on this board. The Town Board agreed to inquire if Mr. Griffith wishes to continue to serve.

Broadway Planning Board members having terms ending in June are Rebecca Hunter, Wilson Cox, and Paul Thomas. The Town Board agreed to inquire if they wish to continue to serve.

Mayor Andrews advised the Broadway Our Way Festival would fall on April 17, 2021. The Town Board agreed there are still too many unknowns to have the festival this year, and it is too late to make plans. Most other Towns in the area have cancelled spring festivals. Mayor Pro Tem Beal made the motion to postpone the Broadway Our Way Festival for another year. The motion was seconded by Commissioner Harrington. Motion carried unanimously.

Manager's Report – Town Manager Thomas reported that the patch in the asphalt left by the water main break at Watson Lake Drive and First Street has been repaired.

Jacob Melvin has started successfully and is learning from Craig. He has signed up for his B Distribution classes for water. He is very eager and has already started reading the materials. Jacob is also scheduled for his first classes towards his collections for sewer permit.

Mr. Thomas has been informed by Dycus that they may pave the walking trail in approximately two weeks if the weather is good. The former Town Hall parking lot will be re-surfaced in the spring time because re-surfacing requires warmer temperatures. The same applies to Hazel and Ruth Ann Lanes per Patterson Paving.

Mr. Thomas advised February 1 is the deadline for full payment of the payment option plan agreements. Eight people may be cut off if they don't pay their balance this week. The average amount owed is roughly \$300. Most of the participants only paid the current bill to keep their water on per the agreement and failed to pay the installment amount. These customers have received two letters recommending they contact the HOPE program for help. Letters and blue notices have been sent advising them of the February 1 deadline. The total amount owed is \$2,337.85.

Commissioner Comments – Mayor Pro Tem Beal appreciated everyone's prayers while he was recovering from pneumonia.

Commissioner Harrington asked that the Cecil Woodard Family be kept in prayer and also asked for prayer for Bob Stevens and Commissioner Green who are ill. Commissioner Harrington expressed her thanks to staff for all their hard work.

Commissioner Paschal stated it was good to see Mayor Pro Tem Beal back at the meeting.

Mayor Comments – Mayor Andrews presented information from the US Motto Action Committee at the request of Rick Lanier and Commissioner Kirk Smith. Mr. Lanier is a former county commissioner of Davidson County. This organization is active in putting the motto, In God We Trust, on municipal buildings and in council chambers. The installation of the motto would be of no cost to the Town. The Town Board was in agreement with adding In God We Trust to the Town Hall.

The Town is working on getting 60 more American flags to fill in the gaps from Dalrymple Street to Village Drive. We hope to have them before Memorial Day.

The sign at the Tiny Tots building needs to be redone. The new sign will display Broadway Maintenance Building, 204 S. Main Street.

Having a new maintenance staff member is helping. Two trees have been pulled out of the corner of Watson Lake, and extra growth along the dam has been trimmed back.

Mayor Andrews gave another shout out to April Collins and the Broadway Lions Club for placing the Christmas decorations throughout Town. The Mayor has heard many good comments about all the extra effort on the Town decorations.

Officer Rich Barefield is retiring at the end of March. Mark Carroll, the auxiliary officer, will be hired full time. Officer Carroll has helped with the festival and the Christmas parade over the last several years. He should be a good fit for the Town.

For three or four years the interlocal meetings have been held. The City, Town and County get together to discuss issues they are facing. Mayor Andrews and Town Manager Thomas attended an interlocal meeting two weeks ago. It is good for Broadway to be included and informed.

COVID-19 vaccines are not mandatory, but all of our officers plan to get the vaccine. Staff are being encouraged to get the vaccine when they are eligible.

The GFL sanitation schedules have been sent to their graphic design team and will be delivered as soon as they're printed. They are running behind due to COVID. As soon as we get the schedules, they will be posted on the Town website and Facebook page.

From March 1 through 31 the City of Sanford will remove ammonia from the water and add chlorine. This process is done every year. The water may have a distinct smell and different coloration during the month of March, but it is fine to use.

The old Dollar General is under contract. A company from Raleigh is purchasing the building. Smokestack Chimney Company services chimneys, fireplaces and sells fireplace inserts and fire pits.

Weaver Development is building four houses on South Main and one house on Vernon Street. They plan to sell the remaining 7.2 acres, and someone is already

interested in the property. The entrance for that property will be on Vernon Street. The zoning is R-20 with 30 feet setbacks.

The engineer/developer of 15 acres on Seminole Road has asked twice about the possibility of connecting to Broadway water and sewer services. Water and sewer extensions could only be put in if the property were annexed by the Town. The developer wants to build two dozen homes there. If annexation were approved, the developer would have to cover the cost of extending water and sewer lines and installing the streets. When the developer first asked about this possibility, they were told no.

The Seminole Road developer would have to petition to be annexed and be responsible for all development costs per Town Ordinance 51.25. Then a Public Hearing would be held regarding annexation. The developer would also have to pay the Town's engineer to determine if the infrastructure meets Town standards. Once the engineer verifies that, the Town would accept responsibility for maintaining water, sewer, and streets. It cannot be high density. The Town Board agreed the Town Manager and Mayor should explain the requirements and responsibilities to the engineer/developer and then we would take annexation under consideration.

Other developers may request that the infrastructure costs be waived, but the Town is not going to do that because it has enforced Ordinance 51.25 since 2003. We do not have any extra money in Powell Funds. The Town is struggling to maintain the streets we already have.

This request will probably lead to more requests. 30 acres are for sale on Gilbert Lett Drive within the Town Limits. Notification has been received that 20 houses may be built on Hamlet and Macbeth Drives. There are 16 acres on Burgess Circle that plan to be developed. We currently have the sewer capacity for 120 additional homes.

Counsel Love asked if Harnett County would require the developer to connect with them for water services. The developer would have to pursue that answer from Harnett County. Mayor Andrews advised that Harnett County allows residents on Lawrence Road to connect with Broadway for water because they did not want to provide water service across the bridge on Lawrence Road.

Ten acres have been bought on Vernon Street and will probably be developed. There is enough sewer capacity for that property as well.

The water and sewer grants for feasibility studies will be awarded in February. The study will probably take about a year to complete. Town Manager Thomas met with a representative from Rural Water, and he assured Mr. Thomas that we are headed in the right direction with the sewer issue.

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

Donald F. Andrews
Mayor

Laura K. Duval, Town Clerk