

Salisbury, North Carolina  
October 1, 2019

## **REGULAR MEETING**

**PRESENT:** Presiding; Mayor Pro Tem David Post; Council Members William Brian Miller, Karen Alexander, and Tamara Sheffield; City Manager W. Lane Bailey; and City Attorney J. Graham Corriher.

**ABSENT:** Mayor Al Heggins and City Clerk Diane Gilmore.

Salisbury City Council met in Council Chambers in City Hall located at 217 South Main Street. The meeting was called to order by Mayor Pro Tem Post at 6:00 p.m. A moment of silence was taken.

## **PLEDGE OF ALLEGIANCE**

Mayor Pro Tem Post led those present in the Pledge of Allegiance to the United States flag.

## **RECOGNITION OF VISITORS**

Mayor Pro Tem Post welcomed all visitors present.

## **ADOPTION OF THE AGENDA**

Thereupon, Councilmember Alexander made a **motion** to adopt the Agenda. Mayor Pro Tem Post, and Councilmembers Miller, Alexander, and Sheffield voted AYE. (4-0)

## PROCLAMATION

Mayor to proclaim the following observance:

FIRE PREVENTION WEEK

October 6-12, 2019

Mayor Pro Tem Post read and presented the Fire Prevention Week Proclamation to Battalion Chief Terry Smith.

## CONSENT AGENDA

### (a) Minutes

Approve Minutes of the Special Meetings of August 27, 2019 and September 17, 2019 and the Regular meetings of September 17, 2019.

Thereupon, Councilmember Alexander made a **motion** to adopt the Consent Agenda as presented. Mayor Pro Tem Post, and Councilmembers Miller, Alexander, and Sheffield voted AYE. (4-0)

## PUBLIC COMMENT

Mayor Pro Tem Post opened the floor to receive public comments.

Mr. Andrew Davis noted Moonlight Basketball will take place at Hall's gym between 7:00 p.m. and 9:00 p.m. on the first and third Saturdays of each month beginning November 2, 2019 through March 21, 2020. He added the events will provide an opportunity for youth to participate in basketball drills and enjoy food, games, and prizes.

There being no one else to address Council, Mayor Pro Tem Post closed the public comment session.

## INCENTIVE GRANT REQUEST – PROJECT TEAM

Rowan Economic Development Commission (EDC) Vice President Scott Shelton presented information regarding a potential project at 316 and 322 Depot Street for Team Chevrolet Buick GMC Cadillac, otherwise known as Team Automotive Group. He indicated the project will convert the property into spaces for an inbound and outbound call center, accounting offices and executive offices. He noted the project will create 19 full time jobs and 25 indirect jobs by the end of 2020. He pointed out there would be approximately \$400,240 in new equipment and improvements made to the building. He commented the EDC is working with Team Automotive Group in pursuing a \$100,000 Building Reuse Grant through the State of North Carolina. He indicated a \$10,000 local match is required and usually covers grant administrator

costs. He reviewed the tax impact of the project is to include \$28,000 over ten years for net revenue of \$18,000 to the City. He commented the potential project will help local businesses and restore a historic building.

(b) Mayor Pro Tem Post convened a public hearing, after due notice thereof, to receive comments regarding the incentive grant request for Project Team.

Downtown Salisbury, Inc Director Larissa Harper commented she is in support of the application. She added it is a great return in investment for a local company to invest in their hometown and renovate a historic building.

There being no one else to address Council, Mayor Pro Tem Post closed the public hearing.

Councilmember Miller noted the project will be a great reuse of the building, and he added not all small towns have the same vibrancy that Salisbury does during the day or evenings. He pointed out the project is a positive addition for Salisbury.

Councilmember Sheffield thanked the owners of Team Automotive Group for choosing to expand in Salisbury.

Thereupon, Councilmember Sheffield made a **motion** to approve an incentive request in the amount of \$10,000 for Project Team. Mayor Pro Tem Post, and Councilmembers Miller, Alexander, and Sheffield voted AYE. (4-0)

## **CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)**

Planning Director Hannah Jacobson presented the Consolidated Annual Performance and Evaluation Report (CAPER). She noted it is a great opportunity to report on activities and accomplishments for the past year. She indicated in FY18-19 the City received approximately \$457,000 for community development programs.

She reviewed the four goals and she noted each goal was exceeded:

- Affordable Housing – Rehabilitation of Existing Units
- Public Facilities and Improvements
- Provision of Public Services
- Fair Housing and Update Analysis of Impediments (AI)

She reviewed activities that took place on Old Plank Road including the sidewalk project. She commented partner agencies assisted with homelessness prevention. She noted the Analysis of Impediments was updated to include a Fair Housing report. She indicated a Fair Housing Committee was established and is comprised of 16 members.

Mayor Pro Tem Post recommended the Fair Housing Committee take into account tenant rights.

(b) Mayor Pro Tem Post convened a public hearing, after due notice thereof, to receive comments regarding CAPER.

There being no one to address Council, Mayor Pro Tem Post closed the public hearing.

### **CITY ATTORNEY'S REPORT**

City Attorney Graham Corriher had nothing to report to Council.

### **CITY MANAGER'S REPORT**

City Manager Lane Bailey had nothing to report to Council.

### **ANNOUNCEMENTS**

(a) Busker's Bash

Communications Director Linda McElroy announced Busker's Bash will be held in downtown Salisbury Friday, October 4, 2019 from 5:00 p.m. until 9:00 p.m. The best in local talent will perform in front of participating businesses where visitors can vote for their favorite act.

(b) BlockWork

Communications Director Linda McElroy announced the ninth annual BlockWork neighborhood improvement project will be held on Saturday, October 26 –National Make a Difference Day. This year's event will take place on the 900 block of North Main Street. The Community Appearance Commission and the Housing Advocacy Commission are currently reaching out for volunteers to sign up for the event. Volunteers will help with exterior repairs like painting, carpentry, and landscaping. T-shirts, gloves, meals and drinks will be provided to all volunteers. The event will run from 8:30 a.m. until 4:00 p.m.

(c) Halloween Fun Fest

Communications Director Linda McElroy announced Salisbury Parks and Recreation, in partnership with Downtown Salisbury, Inc., will host the annual Halloween Fun Fest in the City Hall parking lot Saturday, October 26, 2019 from 3:00 p.m. until 6:00 p.m. Activities include carnival games, live entertainment, face painting, hay rides, haunted trolley rides, costume contest, pet costume contest and trick-or-treating with the downtown merchants from 4:00 p.m. until 5:00 p.m. All games and activities are free and open to the public.

Mayor Pro Tem Post asked about a rain date for Halloween Fun Fest. Parks and Recreation Director Nick Aceves noted some activities could be moved inside, but other events would have to be cancelled.

### COUNCIL COMMENTS

Councilmember Sheffield thanked Communications Director Linda McElroy for including announcements for the public's viewing during the Council meeting.

### MAYOR PRO TEM COMMENTS

Mayor Pro Tem Post had no comments.

### CLOSED SESSION

Thereupon, Councilmember Miller made a **motion** to go into closed session concerning an economic development matter as allowed by NCGS 143-318.11(a)(4) and concerning a personal matter as allowed by NCGS 143-318.11 (a)(6). Mayor Pro Tem Post, and Councilmembers Miller, Alexander and Sheffield voted AYE. (4-0)


### RETURN TO OPEN SESSION

Councilmember Miller made a **motion** to return to open session. Mayor Pro Tem Post, and Councilmembers Miller, Alexander and Sheffield voted AYE. (4-0)

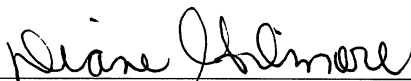
Mayor Pro Tem Post announced no action was taken during closed session.

### ADJOURNMENT

Motion to adjourn the meeting was made by Councilmember Miller. All Council members in attendance agreed unanimously to adjourn. The meeting was adjourned at 8:44 p.m.



Al Heggins, Mayor



Diane Gilmore, City Clerk