

CITY OF CHERRYVILLE
CITY COUNCIL WORK SESSION
JANUARY 5, 2015 @ 3:00 PM
CHERRYVILLE FIRE DEPARTMENT
TRAINING ROOM

The Honorable Mayor H.L. Beam entered back into the work session meeting at 3:52 pm after the closed session ended. Present were Councilmember's Kiser, Puett, Dalton and Parker. Also present was City Manager Ben Blackburn, City Clerk Paige Green, City Attorney Palmer Huffstetler Jr., Planning and Zoning Director Richard Elam, EDC Director Richard Randall, Public Works Director Brandon Abernathy, Police Chief Chad Hawkins, Police Captain Cam Jenks and Fire Chief Jeff Cash. Michael Powell was present for media coverage.

ITEMS FOR DISCUSSION OR ACTION:

Consideration of Public Hearing Re: Public Hearing for January 12, 2015 City Council Meeting – Rezoning change from R-9 (single & two family residential) to B-3 (general business) for 110 Black Ave. (Pid #131421) 108 Black Ave. (Pid #131422) and 107 Huss Ave. (Pid #131431) – Richard Elam:

Mr. Elam addressed the Mayor and Council explaining to them that the public hearing has been set for January 12, 2015 at the next City Council meeting. He also handed out a statement of consistency explaining that the Council will have to discuss the consistency of the rezoning request. Once it has been discussed and agreed on, the Council will then discuss and agree or disagree to allow for the request to rezone the parcel as presented. Mr. Elam also mentioned that some property owners may show up with some deed restrictions. He then asked City Attorney Palmer Huffstetler to share what he knew about the restrictions.

Mr. Huffstetler shared that some citizens may come forward saying that there are deed restrictions but it will not affect the property being rezoned. Mr. Huffstetler will be at the meeting to handle any of these restrictions.

Consideration of adoption of resolution for NC State ABC Commission – Ben Blackburn:

Mr. Blackburn explain to Mayor Beam and the Council that the Cherryville ABC Board is concerned about a new store that could be built at the corner of Hwy. 18 and Hwy. 27 in

Lincoln County. The Cherryville ABC Board is concerned that a new store would affect their sales so they are asking for a resolution to be sent to the NC State ABC Commission against it. Mayor Beam shared that he feels like a letter from the City of Cherryville would take care of this matter. Mayor Beam and Council directed staff to draft a letter in support of the Cherryville ABC Board.

Councilmember Parker shared that he also feels like terms for board members need to be changed. He shared that dropping the term limits would not take any control from the Council as far as appointments. He feels like the terms on the ABC Board should be a 3 year term but there should not be a limit on how many terms a board member can serve. This is will be put on the agenda for the January 12, 2015 meeting.

End of year presentation for the Cherryville Fire Department – Chief Jeff Cash:

Chief Cash shared that information is still being compiled for this report and he would give his presentation at the City Council meeting on January 12, 2015.

Consideration of appointment of the Cherryville Fire Department Relief Fund – Chief Jeff Cash:

Chief Cash shared that the City Council has two appointments for the fire department relief fund. It is time for Councilmember Parker to be reappointed for another year. Last year Councilmember Kiser was appointed for a two year term and Councilmember Parker for one year. There are also two appointments for the fire department which are a two year and a one year term. Chief Cash stated that the board meets about once a year unless a need arises. This will be put on the agenda for the City Council meeting on January 12, 2015.

End of year presentation for the Cherryville Police Department – Chief Chad Hawkins:

Chief Hawkins will give his presentation Monday night at the City Council meeting.

Consideration of appointment to the Cherryville Architecture Review Board – Richard Randall:

Richard Randall is still working on getting names together for the Council to consider. This will be put on the agenda for Monday night's City Council meeting on January 12, 2015.

Consideration of appointment to the Cherryville Chamber of Commerce Board of Directors – Richard Randall:

Richard Randall shared that two members of the Chamber Board need to be reappointed to a new 3 year-term (2015-2017). The term for these members ended December 2014. The members are Debbie Hopper and Larry Wright. Mr. Randall also shared that the Chamber Board has accepted the Nominations Committee's recommendation and it is in the process of electing two 3-year terms (2015-2017) and the nominees are Calvin Hastings and Heather Mauney. This will be placed on the agenda for the Council's consideration for the City Council meeting January 12, 2015.

Discussion of the BB&T renovation – Mayor Beam:

Mayor Beam shared that there has been a lot of discussion going on over the renovations of the BB&T bank building. Currently the City has the building for sale and only one individual has shown interest. Mayor Beam asked if the building should be taken off the market and remodeled for the use of City Hall.

Councilmember Parker stated that he feels like it would be ideal for City Hall and then the police could move to the current location of City Hall.

Councilmember Puett feels like we will not be able to get our money out of the building.

Chief Cash gave a run down on the history of the building and the plans that the City had at one time to renovate it. The cost at that time was 1.2 million.

Councilmember Kiser feels like it is a great vision but the timing is off for this to happen.

Councilmember Dalton also agreed that it was a great idea but we need to get new prices and we don't even know that we could get approved for a loan. He feels like we are putting the cart before the horse.

Mr. Richard Randall shared that from the Small Town Main Street Perspective we need to make sure we can use the second and third floor at some point.

Councilmember Dalton again shared we need prices, and Councilmember Parker agreed saying that we need to move forward with getting the prices.

Councilmember Puett shared that the Small Town Main Street program will require the City to upgrade that building just like we are asking the other's on Main Street to do.

Mayor Beam asked about the historical preservation and Mr. Randall responded by saying currently the STMS is trying to get the whole Main Street on the historic site.

Chief Cash shared that some of the work within the 1.2 million has already been done like the roof repairs and the removal of asbestos. He commented that the building will need a sprinkler system.

Mayor Beam feels like we will not be able to get our money back so we should take a look at some prices. Mayor Beam and the Council directed Ben and staff to get prices and report back to them at a later time.

Other Business:

None.

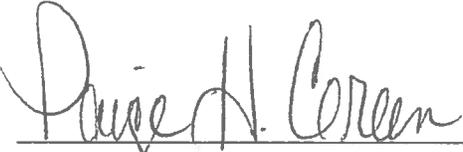
Adjournment:

Councilmember Kiser made a motion to adjourn the work session meeting. Councilmember Dalton seconded the motion and the vote was unanimous. The work session adjourned at 4:30 pm.

Adopted this 12th day of January, 2015



Mayor, H.L. Beam



City Clerk, Paige H. Green

(SEAL)

