

Minutes
Spring Hope Board of Commissioners Meeting
January 10, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Brent Cone, Tony Jefferys, Prudence Wilkins and Drew Griffin.

Also present was Interim Manager Hal Mason, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant were also in attendance.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda and the minutes as written; Commissioner Cone seconded and the motion passed unanimously.

Public Comment

Mayor Pritchard introduced his advisory boards and they summarized what they planned to do in their individual groups.

New Business

Commissioner Griffin made a motion to accept the contract for the new Town Manager Andrew DeIonno; Commissioner Lucas seconded; Town Attorney Mark Edwards told the board to make sure and insert the correct date and the motion passed unanimously.

Mayor Pritchard congratulated Mr. DeIonno and read his bio.

Commissioner Cone asked the board to remember that in months prior there had been an issue with businesses trying to launch electronic gaming stations in their stores. He said that these stores were in Central and General Business and that electronic gaming and or kiosks were only allowed in Light and Heavy Industrial. He wanted the board to know that there were now new stores that were trying to do the same thing. He also read the GS that stated that local police departments could be directed by their boards to enforce any and all ordinances as they pertained to the location of the establishments.

Commissioner Cone made a motion to empower Chief Gant and the Police Department to enforce the ordinances related to electronic gaming; Commissioner Griffin seconded and the motion passed unanimously.

Mayor Pritchard suggested to the board that some of the ARPA money that the town received be given to the employees who worked during the height of the pandemic. He asked the clerk when the plan for the expenditures could be executed. She said that there were some guidelines to follow first and that with the new manager coming in the town needed to wait for him to

start. Mr. Mason also said that the town needed to make sure to follow all of the criteria for the distribution of the funds.

Mayor Pritchard said that he wanted to recommend that the board changed the current procurement policy to allow the Chief to have a credit card in his name. He said that the policy only allowed for two cards that were given to the tax collector who did the ordering and the finance officer. He said that he would suggest transferring the one that was in the Finance Officers name to the Chief.

Commissioner Griffin asked the Chief if he ever had any issues using the card with the Finance Officers name. Chief Gant said no however he felt like he needed to have one with him just in case something happened. Commissioner Griffin asked why both cards were given to the town hall side. The Finance Officer said that her card was made available to the Chief and the Town Manager. She said that it was done that way due to fiscal control and to make sure that there was no misuse of funds.

Mr. Mason said he thought that keeping the procurement policy as it was written was a good idea. Mr. DeLonno the incoming manager said that it was a common practice of small municipalities to limit the number of cards available to employees.

Commissioner Cone made a motion to table the conversation until the new town manager was in place to make a recommendation; Commissioner Wilkins seconded and the motion passed unanimously.

Commissioner Cone made a motion to nominate Commissioner Wilkins to become the new ex-officio on the Downtown Development Board; Commissioner Griffin seconded and the motion passed unanimously.

Commissioner Cone made a motion to reappoint Commissioner Lucas to represent Spring Hope at the UCPCOG; Commissioner Jefferys seconded and the motion passed unanimously.

Commissioner Cone made a motion to appoint Commissioner Jefferys to the Fire Board; Commissioner Griffin seconded and the motion passed unanimously.

Spring Hope Chamber

Ethan Vester the Spring Hope Chamber President mentioned that he had been in touch with the owners of the Bojangles and that they were waiting for some equipment to arrive before they could open. He also said there was a new massage office in town that had already open as well as a new furniture store coming in February.

Town Attorney Report

Commissioner Cone asked Attorney Mark Edwards what the status was as far as the two buildings on Ash St were concerned. Mr. Edwards said that the paperwork had been sent to Mr. White's attorney and were ready to be signed.

Envirolink Report

John Nelson from Envirolink told the board that they planned on doing some smoke testing during the second week of February. He also said that Mr. Lamm the Operator in Charge suggested that someone look at the meter at the plant. Mayor Pritchard asked about the filtration pilot study; Mr. Nelson said that they were aware of the study and that they would have to get approval from the Public Water Supply. Mayor Pritchard mentioned that Envirolink would be doing the smoke test, specific hydrant flushing and the filtration study for free. Commissioner Jefferys said that he did not trust that Envirolink would be able to complete these extra duties when they could not manage to pick up leaves and limbs. He told the Mayor that nothing was for free.

Police Chief Report

Chief Gant told the board that there were only three reported incidents during December and 158 calls for service. He also mentioned that there were 15 reports for street lights out and that he would ask the office if they knew why the lights may not be getting fixed. He said that one of the stores that had sweepstakes was more like an internet hub. He said that there were no actual machines but that they used the store for the connection. Chief Gant said that the ordinance did not include these kinds of connections. Town Attorney Mark Edwards said that the ordinance was sufficient to cover the stores that had that kind of operation.

Town Hall Report

Interim Manager Hal Mason mentioned that the Planning Board approved the plat for Bryson's Ridge with conditions. He said that they wanted to review the Subdivision ordinance in the near future. He said that the items should be passed along to the new town manager and taken into consideration when he arrives.

He also said that there was an application for the same subdivision to be annexed and that the new manager would take that into consideration.

Mr. Mason thanked the board for the opportunity to serve the town for the past months.

Ruth Emory with Alliance Code Enforcement told the board that they were able to abate many cases during the month. She said that there was a civil penalty served to the residents on Hopkins Ave. She also said that a total of 107 cases had been closed out of the 120 that were opened during the time they had been working for the town.

Ms. Emory said that during the last meeting an appeal hearing was held for 205 W Main St. and that the finding of fact order was upheld by the Board of Commissioners. She said that as of tonight's meeting 30 days had past and that there was little to no progress made on the building demolition, rehab or obtaining a new contractor. Ms. Emory said she had done a visual inspection and noticed that the building seemed to be collapsing more. She said Mr. Clark called her on her way to the meeting and said that he had done work over the weekend himself.

Commissioner Cone said he felt as though Mr. Clark has had every opportunity to comply with the Board of Commissioners requests. Commissioner Griffin asked what the next step would be as far as Mr. Clark. Ms. Emory said that they would write up the ordinance and have it

completed by the end of the week. She said that the ordinance would give the town the power to demolish the building if they so desired.

Ms. Emory also mentioned that there would be an appeal hearing as far as the case with the goats that were complained about on East Nash St. She said that the goats were a zoning violation.

There was no new business by the Commissioners

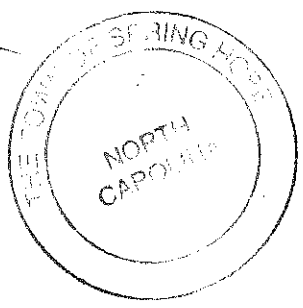
Commissioner Cone made a motion to adjourn; Commissioner Wilkins seconded and the motion passed unanimously.

Submitted

Attested

Michele K Collins

Michele K Collins
Town Clerk



Wm. J. ...

Minutes
Spring Hope Board of Commissioners Meeting
February 7, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Brent Cone, Tony Jefferys, Prudence Wilkins and Drew Griffin.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant were also in attendance.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda and the minutes from the January 10th meeting; Commissioner Cone seconded, and the motion passed unanimously.

Appeal Hearing

The clerk swore in Derek Mabe from Alliance Code Enforcement and Brandi Apetsi for the hearing.

Mr. Mabe read the code violation and stated that Ms. Apetsi was sent a letter to inform her that she was in violation of Spring Hope code prohibiting farm animals in town limits. He said she understood and was going to contact the town.

Ms. Apetsi said that she has two children that are on the Autism Spectrum and that the goats seem to help them. She said she was aware when she got the goats that they were not allowed but that she planned on asking for an accommodation. She said that the goats were calm and that they stayed either in her yard or on her sun porch.

The board asked her to bring in documentation that would help with the decision.

Commissioner Cone made a motion to table the discussion/hearing until more evidence could be obtained; Commissioner Wilkins seconded and the motion passed unanimously.

Derek Made from Alliance Code Enforcement told the board that the building located at 205 W. Main St had not been repaired as the order stated.

Commissioner Jefferys said he also noticed that the building still looked like it did months prior. Commissioner Cone also said that the building was now touching the neighboring structure.

Commissioner Cone made a motion to pass the Ordinance instructing the town to demolish the building at 205 W Main St.: Commissioner Griffin seconded and the motion passed unanimously.

Commissioner Griffin made a motion to accept Resolution 2022-02 receiving funds from Session Law 2021-06; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Cone made a motion to accept Resolution 2022-01 expending Federal Funds under the ARPA for Premium Pay; Commissioner Griffin seconded and the motion passed unanimously.

Commissioner Cone made a motion to accept Budget Amendment 2022-03 moving ARPA funds into expenditures from revenue; Commissioner Jefferys seconded and the motion passed unanimously.

Katie Fisher from the Wooten Company presented the Interlocal Agreement for the grant monies received by Nash County. She said that the county was purposing using the grant to erect two wash stations within the town limits. Ms. Fisher said that the grant would cover the cost of the two stations for one year excluding the water.

Commissioner Griffin made a motion to accept the agreement; Commissioner Lucas seconded and the motion passed unanimously.

Town Attorney Mark Edwards had no new business.

Envirolink Report

John Nelson from Envirolink gave the monthly report. He said that they would be starting smoke testing on February 24th and would continue through March on Thursday and Fridays. He also mentioned that the meter at the Mclean St well needed to be replaced. Commissioner Cone asked if there was any kind of schedule to refill the holes that were left after the leaks. Mr. Nelson said that he was waiting for the compactor machine to return from the shop.

Police Chiefs Report

Chief Gant told the board that there were several incidents that included 170 calls for service, 48 vehicle stops and two lights reported out.

Commissioner Wilkins thanked the Chief for the work that the officers were doing on trying to reduce the speed on Louisburg Rd.

Town Manager's Report

Mr. DeIonno thanked the board for the opportunity to serve the town. He said that there were a lot of things going on in town. He pointed out that the bids for the separation of the mowing part of the public works responsibilities came in very high. He also said that he had spoken with Mike Tolson concerning the AIA Grant. He said he reviewed the wastewater section and gave Mr. Tolson his recommendations on changes. He also said that he thought going after the USDA grant right now was not a good idea.

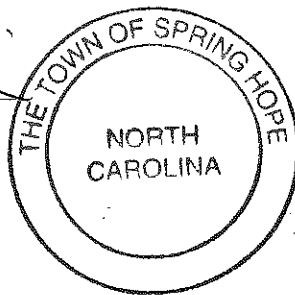
Commissioner Griffin asked if the bid was going back out for leaf and limb collection; Mr. DeLonno said he could send out something more specific if the board wanted. The board members agreed to resend the RFP for leaf, limb and mowing services. Mayor Pritchard said he was excited to see that the CMAQ project was still an option. Mr. DeLonno said that there was a good meeting with NCDOT and that there was still time to cancel the grant and use the Powell Bill money for street repair.

Commissioner Cone made a motion to adjourn; Commissioner Wilkins seconded and the motion passed unanimously.

Submitted by

Attested by

W. Michael Cole



[Signature]

Minutes
Spring Hope Board of Commissioners Meeting
March 7, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Brent Cone, Tony Jefferys, Prudence Wilkins and Drew Griffin.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda and the minutes of the February 7th meeting; Commissioner Jefferys seconded and the motion passed unanimously.

Public Comment

Stacie Shatzer the new County Manager introduced herself. She told the board that she had been with Nash County for many years. Ms. Shatzer said that she had a special place in her heart for Spring Hope as she had lived in the area. She reminded the board that the county and their resources were available to the town.

Robin Koricanek thanked the board members for their service. She asked the board to support the committee's created by the mayor. She also said that she hoped that the board would not throw up roadblocks and go to the events held in town.

Robin Van Dorn told the board that she lived on Walnut Court. She said that her concern was the drainage issues since the development of Walnut Cove began. She said that they didn't have any idea until the land was being cleared that there were approved plans for the area. She said she was told that the only thing she could do was fill in her land. Ms. Van Dorn said that a representative from the NC Department of Environmental Quality told her that run off was an unavoidable result of economic growth. She said that the new manager Mr. DeIonno had been working with her on the issue as well as Commissioner Jefferys. Ms. Van Dorn said that she felt like the new development was more of a priority than the established residential homes.

Appeal Hearing

Commissioner Lucas made a motion to reopen the Appeal hearing for Brandi Apetsi; Commissioner Cone seconded and the motion passed unanimously.

Town Attorney Mark Edwards asked Ms. Apetsi if she had anything else to add besides the note from the children's physician. She said that she did not have any additional information. Mr. Edwards read the town's ordinance that pertained to the restriction of farm animals within city

limits. He also noted that the town had received several letters of complaints from residents in the area of Ms. Apetsi's home.

Commissioner Wilkins asked Ms. Apetsi if she had any other animals at her home. Ms. Apetsi said she had three dogs and one chicken. Commissioner Cone asked her if she had any quails or rabbits; Ms. Apetsi said no.

Commissioner Cone made a motion to close the hearing; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Griffin said that he lived next door to Ms. Apetsi and would not vote as he would be directly affected.

Commissioner Cone said that the board represented all the residents and that there had been complaints. He also mentioned that it was a code violation and that all residents had to be taken into consideration.

Commissioner Cone made a motion to uphold the Code Enforcement's findings as well as to follow the town ordinance not to allow goats within the town's limits; Commissioner Lucas seconded and the motion passed unanimously.

Ordinance Update

Mr. DeIonno told the board that there was asbestos found in some parts of the building at 205 W Main Street. He said that the town would need to have it abated before the building could be demolished. He told the board that asbestos had just been found at the end of the prior week and that quotes were being received for the work.

Utility Update

Mr. DeIonno told that board that he had met with William Lamm from Envirolink regarding issues at some of town owned facilities. He said he would have more details during the Managers Report.

No Parking Ordinances

Commissioner Lucas asked the homeowner of the corner house how often cars are parked on Hopkins Ave. as well as the number of cars. The resident replied that there may be three cars during the day and one at night. She said that she thought that was too much for the road near the school and she also thought that Branch St. was hazardous with trucks and trailers parked on both sides. The resident said he had been there three years without an incident and that his daughter's handicap van needed to be parked on the street.

Mr. DeIonno said that there were cars parked on Hopkins daily and he referred to the pictures that were included in the packet. He said that what was different about Hopkins was that it had a double yellow line, the road was narrow, cars were parked too close to the corner and it was a road heavily traveled by school buses.

Commissioner Griffin commented that Code Enforcement had opened a case and sent warning letters to the owner about the parking situation. Commissioner Griffin said he had seen cars in his area that were without plates and he also said he doubted an ambulance could even turn down the street with the way he is parking.

Commissioner Cone said that he has seen cars being worked on the street. He also said that there were repeated violations as well as dozens of complaints from residents. Commissioner Cone also commented that the board was there for the good of all residents.

Commissioner Cone made a motion to accept both No Parking Ordinances which would prohibit parking on all of Hopkins Ave. and on the Right Side of E Branch St going toward Louisburg Rd.; Commissioner Griffin seconded and the motion passed unanimously.

Paving Project

The clerk informed the board that some repair paving was currently being performed on several streets in town. She said that the town office had been gathering quotes since June 2021. She said that the project had been stalled due to funding and the closure of the concrete plant.

Chamber of Commerce

Ethan Vester asked the board for permission to use the Depot area for the growing of a large pumpkin and that his father would be taking care of all the upkeep. He said that there would be live updates on the progress of the growth. He also said that the benches and three flower beds would have to be removed temporarily for the pumpkin.

Mr. Vester also said that he was interested in bringing a car show to town. He said that the show would mean the closing of Pine St; the clerk asked if he had gotten NCDOT approval to close the state road. Mr. Vester said he did not have approval yet.

Mr. DeIonno said that in the future there should be more time allotted before events are approved.

Commissioner Griffin made a motion to conditionally approve both items brought by the Chamber; Commissioner Wilkins seconded and the motion passed unanimously.

Attorney Report

Town Attorney Mark Edwards told the board that the buildings on Ash St. had not gone through the closing procedure yet but that he was hoping it would soon.

Envirolink Report

John Nelson said that hydrant testing would begin on the 15th of the month. He also said that smoke testing would continue the 10th and the 11th.

Police Chiefs Report

Chief Gant said that there was 113 calls for service in the prior month including several traffic accidents, traffic stops, security checks and a few street lights out.

Town Manager's Report

Mr. DeLonno referred to the list of things that had been going on during the month. He told the board that a prior issue on Mclean St. with the road had become more urgent. He said he had gotten an engineer to look at and estimate the cost of fixing the road which he said had the potential of wash out in the future. He said he was quoted a price of \$10,250.00 to repair the road and that the funds would have to come from Powell Bill.

Commissioner Cone made a motion to approve the expenditure of \$10,250.00 to repair Mclean St.; Commissioner Griffin seconded and the motion passed unanimously.

Other Business

Commissioner Wilkins said she thought it was important for all members of the board to show courtesy when shopping in local stores. She said the members needed to remember that they represent the town.

Commissioner Griffin made a motion to adjourn; Commissioner Cone seconded and the motion passed unanimously.

Submitted by

Attested by

Michelle Cone

Wm J. Paul

Minutes
Spring Hope Board of Commissioners Meeting
April 4, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Brent Cone, Tony Jefferys and Drew Griffin. Commissioner Wilkins was absent.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda and the minutes from the March 7th meeting; Commissioner Lucas seconded and the motion passed unanimously.

Public Forum

Robin Van Dorn a resident from Walnut Court told the board that she had spoken with Tom White the developer for Walnut Cove about her concerns. She said that she was satisfied with what he told her and she thanked the board.

Robin Koricanek said she felt like the rules for the public forum had changed several times in the past months. She said she liked the thought of following rules and wanted them to be enforced.

Old Business

Town Manager Andrew DeIonno told the board that the town had secured a contract with a demolition company to remove the building located at 205 W Main St. He mentioned that the company doing the demo was the same company that did the abatement.

Mr. DeIonno explained to the board that there had been several expenditures from the Powell Bill funds due to needed repairs. He reminded the board that these are the same funds that had been originally put aside for the CMAQ project which had been delayed several years. He asked the board to allow the town to withdraw from the project. Mr. DeIonno also noted that withdrawing now would not cause any issues with NCDOT since the town did not expend and funds.

Commissioner Cone made a motion withdraw from the CMAQ project; Commissioner Griffin seconded and the motion passed unanimously.

New Business

Phyllis Pearson from Petway, Mills and Pearson presented the 2021 financial audit. Ms. Pearson said that the presentation was late due to her office staffing issues. She also said that there were no fiscal irregularities and that the town has received an unmodified or clean opinion. She did mention that the water and sewer fund ended with a loss of \$4,154.00 which was due to depreciation.

Mr. DeIonno thanked Ms. Pearson.

Commissioner Cone made a motion that all people who want to speak at public forum need to sign up early, give their name, topic and address when they are submitting their intention to speak. As well as having each speaker introduce themselves along with their address at the meeting and that they would only be permitted 3 minutes to speak and if they were a group, they must delegate one speaker; Commissioner Jefferys seconded and the motion passed unanimously.

Mike Tolson with Mack Gay and Associates gave an update on the AIA consulting grant. He told the board that he had found several issues within the system including manholes that were in poor condition. He said that 80 to 90 percent of the system was at least 40 years old and needed to be rehabbed. He recommended that the board try to reduce the I & I therefore increasing the revenue.

The board voted to appoint Mark Corvin and LeaAnne Hahnel to the Downtown Development Board.

Commissioner Griffin made a motion to approve the Budget Amendment 2022-04 transferring monies from revenue to expense for the AIA Grant project; Commissioner Cone seconded and the motion passed unanimously.

Town Attorney Report

Town Attorney Mark Edwards told the board that the closing of the two buildings on Ash St. should take place within the next two weeks.

EnviroLink

John Nelson with EnviroLink read the monthly report.

Police Report

Chief Gant gave the report for the Police Department.

Manager's Report

Town Manager Andrew DeIonno gave his monthly report which included updates on ARPA, NCRWA, Bryson's Ridge and Mclean St. washout.

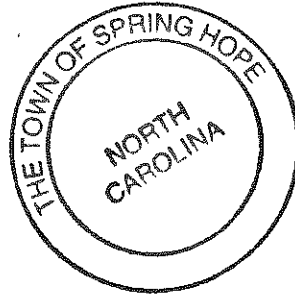
There were no new items by the board.

Commissioner Cone made a motion to adjourn; Commissioner Griffin seconded and the motion passed unanimously.

Submitted by

Attested

W. Michele Cone



Kyle Starnes

Minutes
Spring Hope Board of Commissioners Meeting
May 2, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Brent Cone, Tony Jefferys, Drew Griffin and Prudence Wilkins.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Cone made a motion to approve the agenda and the minutes from the April 4th meeting; Commissioner Griffin seconded and the motion passed unanimously.

Town Manager Andrew DeIonno informed the board that the town was waiting for material testing to come back on the building at 205 W Main St. He said that the facade would come down once the tests were done. Commissioner Jefferys asked where the materials were found; Mr. DeIonno said in the wood and brick.

New Business

Water/Sewer Rates

Mr. DeIonno said that North Carolina Rural Water had found that the town needed to increase the water and sewer rates to keep from running the fund in the red. He also said that the rates that were included in the packer were not quite finished and that he would have the rest of the study in June. Mayor Pritchard asked Commissioner Cone if he remembered the past rate study from previous years. Commissioner Cone said that the old plan focused on the commercial rates and that the plan was not followed due to covid. Commissioner Jefferys asked where the data was that Rural Water used to come up the rates. Mr. DeIonno said that Sandra Morris could get the data for the board to see.

GFL rates

Mr. DeIonno explained that GFL was purposing a slight rate increase that may include the large recycling bins for all customers. Commissioner Cone asked what the extra cost was currently for the large bins; the clerk said it was an extra \$10.00. Mr. DeIonno told the board that the decision for the rate increase would need to be decided by the end of the fiscal year.

Mr. DeIonno asked the board to look at the contract for planning services. He said that they would review the ordinance and help to make the town 160D compliant. Commissioner Jefferies

asked if this would be timely; Mr. DeIonno said he has asked the company to spread the financial burden so that it would be in two fiscal year.

Commissioner Griffin made a motion to approve the contract with May and Place for bookkeeping services; Commissioner Cone seconded and the motion pass unanimously.

Commissioner Griffin made a motion to accept the audit contract with Thompson Price Scott Adams; Commissioner Cone seconded and the motion passed unanimously.

Commissioner Cone made a motion to approve the advertisement of the delinquent 2021 taxes; Commissioner Griffin seconded and the motion passed unanimously.

Commissioner Griffin made a motion to approve Budget Amendment 2022-05 moving money from supplies and materials in Water/Sewer to Salaries in the same fund; Commissioner Wilkins seconded and the motion passed unanimously.

Town Attorney Report

Mr. Edwards told the town that the sale of the two Ash St. buildings was complete and that the final paperwork was on the way.

Envirolink Report

Envirolink did not have a representative due to an emergency. Commissioner Cone asked if there was a plan for the late leaf and limb pickup. Mr. DeIonno said that the subject had been brought to their attention.

Police Chief's Report

Chief Gant said that they had several calls for service and no street light outages. He told the board that Officer Barbour would be the new K9 officer and that he would be driving the K9 vehicle and that Lenhardt would be in the Dodge truck.

Manager's Report

Mr. DeIonno told the board that he was able to submit the grant for the Depot building. He told the board the sampling at the Community Building showed a small amount of mold spores and it was very manageable. He told the board that a Public Works Director was hired as a liaison with Envirolink. He also told the board that Wooten would be the engineers who would help the town with the infrastructure projects being paid for with the state allocation of \$3.7 million.

There was no additional business from the board.

Commissioner Cone made a motion to adjourn; Commissioner Griffin seconded and the motion passed unanimously.

Submitted

Attested

Minutes
Spring Hope Board of Commissioners Meeting
June 6, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Library.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin and Prudence Wilkins. Commissioner Cone was absent.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Lucas made a motion to accept the agenda adding items about the pedestrian bridge, code enforcement and moving Mike Tolson's report to the beginning; Commissioner Jefferys seconded and the motion passed unanimously.

Commissioner Lucas made a motion to accept the minutes with the concerns; Commissioner Griffin seconded and the motion passed unanimously.

Public Forum

David and Denise Beamer told the board that they were concerned about loud music near their home on Hopkins as well as an incident that happened in front of their home. Mr. Beamer said that there was a disturbance and that he did not feel as though the police officer had handled it correctly. He said that the officer had an attitude and that he wanted it known that he saw what appeared to be a handgun even though the officer said it was not. Commissioner Wilkins asked if they had spoken with the Chief. Chief Gant said that he had been to their home several times and that there seemed to be no one home.

Chief Gant said he watched the footage and that the officer handled the situation the way he was trained. He also said that they had warned the Beamers not to use 911 unless it was a true emergency.

Ms. Beamer asked if it would be possible to begin a campaign to catch people with loud music or speeding. Mr. DeIonno said that the issue with that is catching the vehicle during the incident. Commissioner Wilkins said that sometimes a police car will be in her yard trying to catch speeders. Chief Gant said that police department is actively trying to enforce the ordinances.

Terah Himmelright stated that she was concerned about Hurricane Preparedness. She mentioned that there were several named storms predicted for the upcoming season. She said she wanted to know what the emergency plan was for the town and if generators were available in case of power outages. She also asked what if any plans had been made to provide potable water. She also mentioned that there had been no response or follow-up on a barking dog in her

neighborhood. Ms. Himmelright also agreed that there should be some follow-up on citizens' concerns.

Mike Tolson from Mack Gay and Associates presented his findings on the water system. He said during his evaluation of the system he found that the distribution system was in poor conditions due to the age. He said that some of the hydrants were approaching 60 years old and would need to be replaced. He also said that replacement and or rehabilitation of the pipes was a good idea due to the galvanized pipe. He said that the water mains in the middle of town would be some of the oldest and should be looked at first.

Mr. Tolson said that the town's maps were not in the best condition and that they had been digitized. He said that the chemicals found in the water were all at acceptable levels. He said that the well water would not be the first thing that should be looked at to clear up any issues he said that the pipes should be the priority.

Commissioner Jefferys said he believed that the town needed to find ways to shut down parts of the town for repairs instead of the entire town. Mr. Tolson said he was right and that there need to be more valves connecting the town. Commissioner Jefferys also asked if there was a set of the plans for the plant; Mr. Tolson said whatever he found at the plant he would give back to the town.

Mayor Pritchard mentioned the amount of iron and manganese at one of the wells seen to be higher than the others. Mr. Tolson said it was not a health concern but it may stain clothes.

Ms. Himmelright asked if opening the hydrants for flushing could cause main breaks. Mr. Tolson said that the hydrant should be turned slowly no matter how old the hydrant.

Chamber Of Commerce

Chamber President Ethan Vester asked the board for their go ahead on having the Dan Finch Pottery Market in town. He said that it would be in November and would include vendors and music in the depot area.

Mr. Vester said that the pumpkin in the depot area was currently less than 6 feet long and that there would only be one flowering plant. Mayor Pritchard asked when the drop off near the pumpkin would be fixed; he said that a crew would be sent out to level off the land.

Commissioner Griffin made a motion to support the Chamber with the Finch Market; Commissioner Wilkins seconded and the motion passed unanimously.

The clerk explained the water and sewer write offs as well as the tax write offs. Commissioner Wilkins asked what the rationale was for the people; the clerk said that they just refused. She also explained that all avenues had been exhausted to collect. She said that this was a rare occasion and that the people that owed the most as far as taxes were on the foreclosure list.

Commissioner Griffin made a motion to accept the water and tax write offs; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Griffin made a motion to accept the discoveries and releases; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Jefferys said that the rate hike had to happen and that he would like to talk about it more. He said that he was unhappy with a rate hike especially since people are struggling. Commissioner Griffin said he thought it would be a good idea since everyone was not there. Commissioner Lucas asked what the money would go towards and where it would be spent. Mr. DeLonno said the increase would go towards funding a town operated system.

The clerk explained that the rates had to be increased this much to be able to be able to run the department without interruption. She explained that the time was short and that it would hurt in the long run to wait. She said that to no increase would be a red flag to the state and that they could come in and take over.

Commissioner Jefferys made a motion to table the rate hike. There was not a second so the motion died.

Commissioner Lucas made a motion to accept he Option 1 of the rate hike; Commissioner Griffin seconded and the motion passed with 3 Ayes and one Nay from Commissioner Jefferys.

Mr. DeLonno told the board that with a 2 dollar increase for GFL all residents would receive a large recycling cart.

Commissioner Griffin made a motion to accept the 2-dollar amount that would give every resident a large recycling bin; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Griffin made a motion to go into Public Hearing; Commissioner Lucas seconded and the motion passed unanimously.

Public Hearing

Mr. DeLonno said that there would be a 3% COLA for all employees. He also commented that there was a 20% increase in health insurance which had been absorbed by the town. Mr. DeLonno said that the staff explored many ways to fund the \$4,000.00 increase which would also increase all the benefits. He said that the whole package would be \$800,000.00 and raise the tax rate from .67 to 1.05.

Mayor Pritchard said that it would be more like .79 for the raises. Mr. DeLonno said that the following year the town would have an additional tax base to grow the General Fund. Mr. DeLonno said he wanted to have a classification study to be able to fairly give merit raises rather than just a straight raise for everyone. Mr. DeLonno said that he had to shift employees to water and sewer to make the 3% COLA work. Commissioner Wilkins asked how the town would retain Police Officers; Mr. DeLonno said that if someone wanted to work for Spring Hope then they would.

Mayor Pritchard asked Chief Gant how long he had been working with Spring Hope; he said 8 years. He also said that he had not received a raise since he had been there and that the former Chief made a lot more. He said he had several officers that qualified for public assistance and that they may leave without a raise.

Commissioner Griffin made a motion to leave the Public Hearing; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Griffin made a motion to accept the contract from Fields and Cooper for legal services; Commissioner Jefferys seconded and the motion passed unanimously.

Mr. DeIonno presented the new Stewart Land Consulting contract. Mayor Pritchard said that he did not want to receive information directly from town staff as far as the work sessions but would rather talk with the consultants. Mr. DeIonno said that the contract was with the staff to keep the costs down and that to go back to them with changes would cost more. Mayor Pritchard asked what an example would be and or cause for the consulting company's hold harmless statement to be put into effect. Mr. Edwards said that if the administrator or town would apply the finds from the consulting company incorrectly to cause a lawsuit then Stewart would be held harmless.

Commissioner Griffin asked Mr. Edwards if Stewart would be looking through the ordinances and making sure that the town was compliant with the state. Mr. DeIonno said they would also be adding what state law would allow but that the town did not have already in place. Mr. DeIonno made it clear that nothing will be changed without the board's approval. Commissioner Jefferys asked if changes would be shown to the board as they were finished; Mr. DeIonno said yes. Commissioner Jefferys also said that extra meetings with the consultants would be a waste on him and that Mr. DeIonno was hired to be the manager and that the board needed to trust him in the position.

Mr. DeIonno said that there was a face-to-face meeting scheduled with the BOC and with the Planning Board.

Commissioner Lucas made a motion to accept the contract with Stewart Land Development as written; Commissioner Wilkins seconded and the motion passed unanimously.

Mr. DeIonno said that the new contract with Southern Coarsen would include cleaning and conditioning. He said that the response time was 24 hours. Mayor Pritchard asked why the repainting was not until 2027 even though there was rust noticeable. Mr. DeIonno said that the necessary repairs would be done with their inspections. Mr. DeIonno said that they would clean and inspect all areas. Commissioner Jefferys asked how many days the tanks would be empty while it was being painted. Mr. DeIonno said that he would find out the answers.

Commissioner Jefferys made a motion to accept the contract with Southern Corrosion; Commissioner Griffin seconded and the motion passed unanimously.

Mr. DeIonno explained to the board that the town's water and sewer rates would have to go up to be able to make the fund healthy. He said that NCRWA had done the rate study and had determined that the current rate was so low that the fund would be running in the red by the end of 2023. Mr. DeIonno said that there would be a large increase in the first year and smaller in the future years. He said that unfortunately the rates had not been increased in many years and that they were trying to in a sense play catch up.

Commissioner Wilkins said she thought that the increase would be too much for people right now with the cost of everything rising.

Mayor Pritchard asked if the rate percentage hike was only on the base rate or was it on all of it. Mr. DeIonno said that the rate would go up on the base and on the per gallon usage.

Mayor Pritchard asked if there was any way that the money set aside for Capital Outlay in Water/Sewer could be put into General Fund. The Clerk said no that the funds could not be intermingled.

The Clerk said that she would also like a raise and felt insulted that she nor the other ladies in the office were being considered in the conversation. She explained that the money was just not there and that General Fund could not carry a large increase.

Commissioner Lucas said she didn't see a point in tabling the budget that the money would not suddenly appear.

Commissioner Lucas made a motion to adopt the 2022-2023 fiscal year budget; Commissioner Griffin seconded and the motion passed unanimously.

Mr. DeLonno asked the board to look at the Walnut Cove light diagram. He said that Mr. White needed the approval to be able to turn over everything to the contractor. Mayor Pritchard asked which one of the lights would cast the lights better. Mr. DeLonno said he could ask Duke Energy and wanted to know if the board had a preference.

Commissioner Griffin made a motion to approve the map with the condition of seeing the and approving the type; Commissioner Lucas seconded and the motion passed unanimously.

Commissioner Griffin made a motion to pass Budget Amendment 2022-06 moving revenue amount of \$20,000.00 to expenditure in Water/Sewer; Commissioner Jefferys seconded and the motion passed unanimously.

Mr. DeLonno said he met with NCDOT and spoke about the pedestrian bridge. He said that there were a lot of safety issues and wanted to know if the town wanted to pursue a new scope of work. Mayor Pritchard asked if DOT had approved a new scope of work; Mr. DeLonno said that the only thing they agree to was demolition.

Commissioner Griffin made a motion to allow town manager to talk with NCDOT; Commissioner Jefferys seconded and the motion passed unanimously.

Police Chiefs Report

Chief Gant said that there were 131 security checks, 3 traffic accidents and 196 calls for service during the prior month. He also reported that the box truck and trailer that was stolen from the Duck Thru was recovered within two days of the incident. Chief Gant said that there was a break in a business on Main St and at the solar farm outside of town. He also reported that he had picked up the truck that he received from the Dept. of Defense.

Town Attorney Mark Edwards had no new business.

Manager's Report

Mr. DeLonno said that the remediation plan for 205 W Main St. was in and he was waiting for the new demolition schedule.

Mr. DeLonno said that most of the items that were on his report had been discussed.

Mr. DeIonno said that the lead time was about 5 weeks for the new air conditioning unit for the town hall so the next meeting may be at the library as well.

Mayor Pritchard asked Commissioner Jefferys about the report on the hydrants after the major fire in town. Commissioner Jefferys said that Wooten Engineering had the reports from the hydrant issues and asked when the projects would begin as far as the capital projects. Mr. DeIonno said probably in July.

Commissioner Jefferys also said that the development in Walnut Cove was moving along and that Tom White would be turning things over to the contractor.

Mayor Pritchard asked about the keys to the wells; Mr. DeIonno said that there was a copy of the keys in the office. Mayor Pritchard wanted to know why they weren't available during the fire. The clerk said that she and Sandra tried to call Envirolink who according to their contract they have a 24-hour service. She said that they would not answer the call.

Commissioner Jefferys said that if all the wells were running there would only be 200 gallons a minute running. He said that the tanks were drained in less than an hour and that no town would be able to keep up with them. He said the fire department was trained for that kind of issue and that they did a great job.

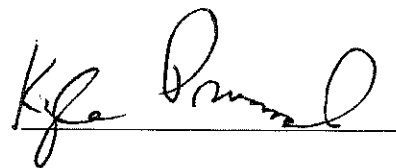
Mayor Pritchard said did not like Mr. DeIonno copying all the board members in his emails.

Mayor Pro Tem Drew Griffin called for an adjournment; Commissioner Wilkins seconded and the motion passed unanimously.

Submitted

Attested



Minutes
Spring Hope Board of Commissioners Meeting
June 17, 2022

A special called meeting of the Town of Spring Hope Board of Commissioners was held at 8:30 a.m. in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, Brent Cone and Prudence Wilkins.

Also present was Town Manager Andrew DeLonno and Town Clerk Michele Collins.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Southern Nash News and Kendra Jones from the Nashville Graphic were also present

Mayor Pritchard was not present at 8:30, Mayor Pro Tem Drew Griffin called the meeting to order.

Commissioner Griffin said that the purpose for the meeting was end of the year adjustments.

The finance officer explained the budget amendment 2022-07 moving items from one line item to another. These including large amounts from Admin to Police department salaries and money from Admin to Sanitation. Water and Sewer salaries were also increased due to a new employee from a line item in Water/Sewer.

Commissioner Cone made a motion to accept amendment 2022-07; Commissioner Wilkins seconded and the motion passed unanimously.

Commissioner Cone made a motion to go into closed session; Commissioner Wilkins seconded and the motion passed unanimously.

Mayor Pritchard was in attendance for the closed session.

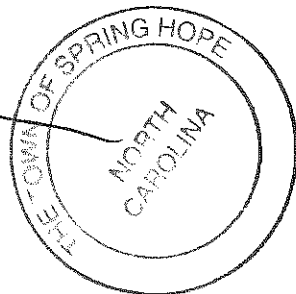
Closed Session

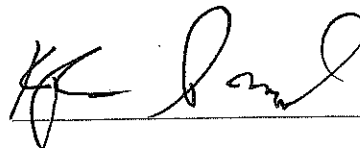
Commissioner Griffin made a motion to adjourn; Commissioner Cone seconded and the motion passed unanimously.

Submitted

Attested







Minutes
Spring Hope Board of Commissioners Meeting
July 5, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, Prudence Wilkins and Commissioner Cone.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda with the addition of a resolution to cancel the old water tank contract; Commissioner Cone seconded and the motion passed unanimously.

Commissioner Griffin made a motion to approve the minutes from the regular meeting of June 6th and the special called meeting of June 17th; Commissioner Lucas seconded and the motion passed unanimously.

Town Manager Andrew DeIonno asked the board to consider the contract with Wooten Engineering. He explained that they would carry out the task orders and work related to the \$ 3.7million-dollar Water/Sewer projects. Commissioner Jefferys asked if he had already given them an idea of what some of the work could involve. Mr. DeIonno said that he had given them a general idea and that once the contract was signed Wooten would be project specific.

Commissioner Cone made a motion to approve the contract with Wooten Engineering; Commissioner Griffin seconded and the motion passed unanimously.

Commissioner Griffin made a motion to accept the resolution to cancel the contract with Suez; Commissioner Cone seconded and the motion. Town Attorney Mark Edwards told the board that all the Commissioners would need to sign the resolution since it was a stipulation in the contract.

Commissioner Cone seconded and the motion passed unanimously.

Mr. DeIonno asked the board to look at the revised contract for the new tank company Southern Corrosion. He said the difference was that the Mclean St. tank would be painted in the first year. He noted that there was a price difference of \$2,000.00 dollars for the change. Commissioner Jefferys reminded the board that the tank would be down for several weeks and that the wells must be in good working order before the tank is down

Commissioner Griffin made a motion to approve the revised contract with Southern Corrosion; Commissioner Cone seconded and the motion passed unanimously.

Spring Hope Changer President Ethan Vester informed the board that along with Michael at Show side they were sponsoring a spaghetti drive thru fund raiser for the police department. He said that they would hold it on July 31 and hope to raise money for needed equipment. He also said that there appeared to be two baby pumpkins growing and that they were monitoring them to see which one would be the most viable. He also mentioned that he had seen a lot of cars speeding on North Pine St.

Ruth Emory from Alliance Code Enforcement was present. She told the board that she had a hearing scheduled for July 20th with John Clark concerning his buildings on West Main St. She also said that ACE had opened 188 case and abated/closed 164.

Town Attorney Report

Town Attorney Mark Edwards said that his business would be in closed session.

Commissioner Cone asked if Bobby Ball the Public Works Director would be coming to the meetings to give a report of the monthly water/sewer updates. Mr. DeIonno said that sometimes Bobby would be there and other times he would give the report.

Police Chiefs Report

Chief Gant said that there were 154 calls for service. He said that they sponsored Kona Ice and that it was a great turnout on a hot day. He asked Ethan Vester where he had seen the most speeding; Ethan said downtown coming from Branch going north on Pine. Chief Gant said he would put the trailer in that vicinity.

Town Manager Report

Mr. DeIonno updated the information on the elevated bridge and that NCDOT Rail Division would agree to a scope of work that would repair the bridge.

Mr. DeIonno explained that the Down East Home Consortium partnership was changing and that Nash County would no longer be involved. He said that the funds associated with that program were strict and hard to obtain.

Commissioner Cone made a motion to go into closed session; Commissioner Griffin seconded and the motion passed unanimously.

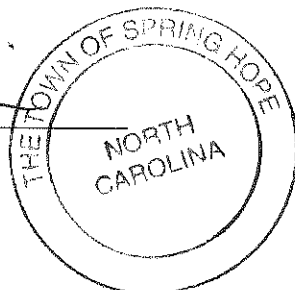
Closed Session

Commissioner Cone made a motion to go into open session; Commissioner Jefferys seconded and the motion passed unanimously.

Commissioner Griffin made a motion to adjourn; Commissioner Lucas seconded and the motion passed unanimously.

Submitted

Michael K. Cole



Attested

Kye [Signature]

Minutes
Spring Hope Board of Commissioners Meeting
August 1, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, and Brent Cone. Commissioner Prudence Wilkins was absent.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda; Commissioner Jefferys seconded the motion passed.

Commissioner Griffin made a motion to approve the minutes of the July 5th meeting; Commissioner Cone seconded and the motion passed.

Mayor Pritchard asked everyone to keep Commissioner Wilkins in their prayers as she was out due to an illness.

New Business

Mr. DeIonno explained to the board that the developers involved with Bryson's Ridge were ready to take the next steps towards voluntary annexation. He said that the town had received the necessary petition from the landowners and that there must be a resolution passed to direct the clerk to investigate.

Commissioner Griffin made a motion to approve resolution 2023-01 direction for the Clerk to investigate the petition; Commissioner Griffin seconded and the motion passed.

Mr. DeIonno asked the board to consider renewing the contract for Alliance Code Enforcement. He said that the price would be the same as the prior year along with 20 hours a week.

Commissioner Cone made a motion to renew the contract; Commissioner Griffin seconded and the motion passed.

The board decided to table any action on the event license ordinance to clarify questions about deadlines and insurance

Commissioner Cone made a motion to table the ordinance; Commissioner Griffin seconded and the motion passed.

Mr. DeIonno told the board that the Police Chief was concern about the way the Noise Ordinance was written as it pertained to the distance that was allowed before it would be

considered a violation. He said that instead of the 10 feet currently written the Chief believed that 100 feet would be more reasonable.

Commissioner Cone made a motion to approve the change in the ordinance; Commissioner Griffin seconded and the motion passed.

Mr. DeIonno explained to the board that parts of the Utilities Ordinance needed to be updated to stay current with regulations. He said he spoke with representatives from Rural Water and they outline what the changes that were needed. He pointed out that the changes were noted in red on the information provided to the board.

Commissioner Griffin made a motion to approve the changes in the ordinance; Commissioner Cone seconded and the motion passed.

Town Attorney Mark Edwards had no new business

Police Chief Report

Police Chief Nathan Gant said during the prior month there were several vehicles broken in to. He asked all residents to make sure that they were locking their vehicles at night.

Town Managers Report

Town Manager Andrew DeIonno asked the board if they had any questions about the report that was included with the packet. He also said that he needed the board to make a motion to request NCDOT to cut down the tree on Pine St.

Commissioner Griffin made a motion to request the action from NCDOT; Commissioner Cone seconded and the motion passed.

Commissioner Griffin made a motion to approve Budget Amendment 2023-01; Commissioner Cone seconded and the motion passed.

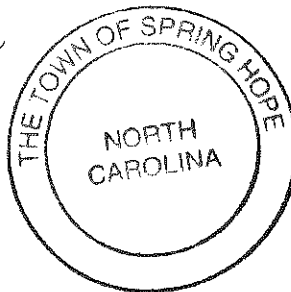
There was no new business from the board.

Commissioner Griffin made a motion to adjourn; Commissioner Cone seconded and the motion passed.

Submitted

Attested

Michael Cone



W. K. Pratt

Minutes
Spring Hope Board of Commissioners Meeting
September 6, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, and Brent Cone. Commissioner Prudence Wilkins was absent.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Spring Hope Enterprise, Mark Cone from Tar River Productions and Kendra Jones from the Nashville Graphic were also present.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Pastor Perry led a prayer for all with special consideration for Commissioner Wilkins.

Commissioner Griffin made a motion to approve the agenda; Commissioner Jefferys seconded the motion passed.

Commissioner Griffin made a motion to approve the minutes of the August 1stth meeting; Commissioner Cone seconded and the motion passed.

Christopher Jones the Principal of Spring Hope Elementary introduced himself. He told the board that he lived in Spring Hope and was back after being at a different school for a while. He said that he wanted to be involved with the town and offered his and the school's help.

Gary Sanders founder of Logics told the board that the town currently allowed to many days of exposure as it pertained to utility payments. He said that the time from when the meters are first read and cut-offs were performed was at 88 days. Mr. Sanders said that having these many days in between are a reason for the number of cut-offs as well as giving someone more time to leave town without making a last payment. He said he would be happy to help if the town decided to change the number of days.

Commissioner Griffin made a motion to open the public hearing that would allow a funeral home conditional use in a R8 zone; Commissioner Cone seconded and the motion passed.

Public Hearing

Jennis Toney Carpenter the owner of the funeral home told the board that they just needed a small amount of room to expand the current emboning area. She told the board that the business had been in the same spot for over 50 years and that they just needed a little extra space.

Mr. DeIonno explained that the text amendment was for the owner of William Toney's Funeral home and that it would be for a conditional use for the business that was in the R-8 zone. He said that the business was a legal nonconforming use currently that according to the ordinance it was not allowed in R8.

Robin Koricanek asked if the area would be rezoned. Mr. DeLonno said that it would technically be a rezoning in the form of a text amendment rather than a map amendment.

Commissioner Jefferys asked if the board were to say yes to the conditional use would there be an issue when the regulations were changed with the 160D updates. Mr. DeLonno said no that it would continue as currently its in the ordinance.

Ed Brantley asked if a different board could take away the conditional permit in future years. Mr. DeLonno said that unless the Board of Adjustment put a time limit on the permit it should be an ongoing right. Mr. Edwards said that if something were to happen then the property owner would need to decide from there.

Ruth Emory from Code Enforcement asked if the expansion of the business would cause more traffic in the area. Mrs. Carpenter explained that it was just more room for preparation that the funerals would go on as they have for many years. She pointed out that her family or the business owned the property on both sides of the street across from the business.

Commissioner Griffin made a motion to close the public hearing; Commissioner Cone seconded and the motion passed.

Commissioner Griffin made a motion to approve the change to allow funeral homes in the R8 as a conditional use; Commissioner Lucas seconded and the motion passed unanimously.

Mr. DeLonno told the board that the next public hearing was to approve a map amendment changing the area adjacent to Walnut Cove from RA&RMH to R8. He said that the area was also owned by the owners of Walnut Cove and that they would like to add 10 homes in Phase 2 of the subdivision.

Commissioner Cone made a motion to open the Public Hearing for the map amendment; Commissioner Griffin seconded and the motion passed.

Public Hearing

Ethan Averette from Stocks Engineering asked the board to look at the temporary plan that they had for the new homes. He said that they planned on putting an additional 10 homes in the area that would adjoin Walnut Cove.

Commissioner Jefferys asked if the road systems would tie into the existing roads already present at Walnut Cove.; Mr. Averette said yes.

Terah Himmelright from East Railroad St. asked if this parcel was the last owned by the developer; Mr. Everette said that to his knowledge that was the last piece currently owned by Axiom.

Nancy Perry from Bunn Lane asked if it was the intention of the developer to connect Walnut Cove and Bryson's Ridge; Mr. Averette said he was not aware of any plans to do so.

Town Attorney Mark Edwards reminded the public that the hearing was to be geared towards the current business and not future.

Commissioner Lucas made a motion to close the public hearing; Commissioner Griffin seconded and the motion passed.

Commissioner Griffin made a motion to change the current zoning from RA & RMH to R8 as it was not inconsistent with the plans for Spring Hope; Commissioner Cone seconded and the motion passed.

Commissioner Griffin made a motion to open the public hearing for a map amendment changing SUP-LI to RMF; Commissioner Cone seconded and the motion passed.

Public Hearing

Mr. Delonno told the board that the map amendment would allow the area to be used for residential manufactured homes.

Frank Ferraro one of the new owners of the property told the board that they were interested in changing the zoning to allow for either townhomes or duplexes. Mr. Ferraro showed the board several pictures of homes he said that the proposed residences may look like. He said that he and his partners wanted to see the property used and not to be vacant any longer.

Mayor Pritchard pointed out that the property had historically been zoned as commercial and would be the last vacant property in the downtown area.

Peggy Leggett asked if the townhouses would be 2 story; Mr. Ferraro said he could not commit to any idea but that it may be two story with individual driveways.

Commissioner Griffin asked if their business had ever done any other developments like the one, they are proposing. Mr. Ferraro said they had completed some in Franklinton and that they would provide sidewalks.

Mr. Ferraro said he wasn't sure about a price point since they haven't gotten far as they were waiting for rezoning. Ed Brantley asked Mr. Ferraro if he could at least give a low to high range of prices for the new homes. Mr. Ferraro said most like \$160,000 to \$190,000 and roughly 1700 to 1900 as far as town homes. Mr. Ferraro said that the market will dictate the price and size of the homes.

Terah Himmelright asked if any commercial properties had ever been interested in the property and asked Mr. Ferraro what they would do if it was not rezone. Mr. Ferraro said they did not have any alternative plans.

Commissioner Griffin made a motion to close the public hearing; Commissioner Cone seconded and the motion passed unanimously.

Mayor Pritchard said that the board could either table for more information or vote on the decision.

Commissioner Cone said he was concerned that that area was one of the last areas left for commercial growth. He also said he knew that there were empty buildings in town and that with all the residential growth he was on the fence with a decision.

Commissioner Lucas made a motion to table the discussion in favor of getting more information; Commissioner Cone seconded and the motion passed.

Mr. DeIonno said that he revamped the event license ordinance which included new verbiage to require insurance and application deadlines. He said that all events needed to obtain a permit and pay a fee.

Commissioner Cone made a motion to pass the event license ordinance; Commissioner Griffin seconded and the motion passed.

Ruth Emory from Alliance Code Enforcement told the board that the property at 205-207 W Main St. had not significantly improved as was ordered after the last appeal hearing. She said that they recommended going ahead with the new ordinance to demolish the site.

Mr. Clark the owner of the property on Main St. said that he had obtained another engineer's report that stated the buildings could be rehabbed. He said that he was going to file a lawsuit against the town and the town attorney.

Town Attorney Mark Edwards commented that the only engineers report the town had was one from 2021. Commissioner Griffin said that based on the only engineer's report the town had and the last order for demo he felt like the town had been more than patient.

Commissioner Griffin made a motion to approve the ordinance; Commissioner Cone seconded and the motion passed.

Commissioner Cone approved the application for the Pig at the Depot event; Commissioner Jefferys seconded and the motion passed.

Commissioner Griffin made a motion to approve the request to surplus the 2011 Dodge Durango; Commissioner Cone seconded and the motion passed unanimously.

Ethan Vester from the Chamber told the board that they were in full festival mode and asked if there were any questions. Someone from the public asked how much the pumpkin in the depot weighed and he said about 950 lbs.

Chief Gant told the board that there were several calls for service. He said that there was a shooting on Franklin Street. Mr. DeIonno mentioned that members of the Public Works crew were in the vicinity of the shooting but thankfully there were no injuries.

Mr. DeIonno show a PowerPoint for Stewart Consulting firm which outlined their recommendations and state mandated changes as it pertained to the 160D updates. Which included slimming down the size of the Planning Board and having the administration approve subdivisions instead of the Planning Board.

Commissioner Griffin made a motion to approve Budget Amendment 2023-02; Commissioner Lucas seconded and the motion passed.

The Clerk said that she had completed the investigation of the petition for annexation for Bryson's ridge and had signed the paperwork which indicated everything was in order.

Commissioner Griffin made a motion to set October 3rd as the date for the public hearing for the annexation of Bryson's Ridge; Commissioner Lucas seconded and the motion passed.

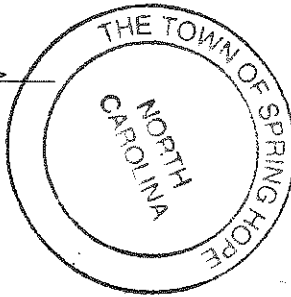
There was no new business from the board

Commissioner Cone made a motion to adjourn; Commissioner Griffin seconded and the motion passed.

Submitted

Attested

Michelle C. Allen



William G. Bond

Minutes
Spring Hope Board of Commissioners Meeting
October 3, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, and Brent Cone. Commissioner Prudence Wilkins was absent.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Nashville Graphic and Hannah Whitley from the Spring Hope Enterprise were in attendance.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Griffin made a motion to approve the agenda; Commissioner Lucas seconded and the motion passed.

Commissioner Cone made a motion to accept the minutes of the September 6th meeting as written; Commissioner Griffin seconded and the motion passed.

Mr. DeIonno told the board that the upcoming public hearing was the final stage for the annexation of Bryson's Ridge.

Commissioner Cone made a motion to open the Public Hearing for Annexation of Parcels 044084 and 007494; Commissioner Griffin seconded and the motion passed.

Public Hearing

Mayor Pritchard told the public that this was their opportunity to voice their thoughts on the voluntary annexation. There was no comment from the public.

Commissioner Cone made a motion to go back into regular session; Commissioner Griffin seconded and the motion passed.

Commissioner Jefferys asked Mr. DeIonno if NCDOT had any plans to widen Louisburg Rd. to accommodate for the extra residents. Mr. DeIonno told him no that it was not in the original scope of the project and that it was not proposed as a high traffic area.

Commissioner Cone made a motion to adopt the request for the Contiguous Annexation of parcels 044084 and 007494; Commissioner Lucas seconded and the motion passed.

Mr. DeIonno told the board that there was only one bid for the Dodge Durango that they had agreed to surplus the month prior. He told them that he did not think that it was an appropriate amount for the vehicle.

Commissioner Griffin made a motion to reject the bid and relist the vehicle; Commissioner Cone seconded and the motion passed.

Mr. DeIonno told the board that the current water disconnect policy gave residents who were late an extra 20 days to pay. He said that even though water bills are due on the 20th of the month the policy gives users until the 10th of the following month to pay. He said that this encourages people to not pay as well as hurts the bottom line as it pertained to collecting revenues. Mr. DeIonno said he was recommending cutting off water accounts 6 days after they are due on the 26th of the month. He said that the new policy would begin in January 2023 after residents have been informed.

Mayor Pritchard said that it was a hard decision with the current state of the economy. Mr. DeIonno said that the town currently works with residents that are having difficulties. Commissioner Cone asked if the shorter time would help to avoid reconnection fees; Mr. DeIonno said yes because it would not get to that point.

Commissioner Cone made a motion to amend the current policy to adhere to request by town to cut off on the 26th; Commissioner Lucas seconded and the motion passed.

Chief Gant told the board that there were 40 security checks, 4 traffic accidents and 113 calls for service during the prior month. He also said that there had been reports of catalytic converters being stolen and that it may help to park in a well-lit area.

Mr. DeIonno said that he reached out to Senator Barnes office and requested additional funds to assist the town. Commissioner Jefferys asked if the funds would be for next fiscal year. Mr. DeIonno said it would be up to the legislature and when they would disburse funds. He mentioned that the Community Building probably would not be ready for the elections and that the elections would most likely be at town hall. Mayor Pritchard asked if NCDEQ had gotten the information that was sent for the ARPA request; Mr. DeIonno said yes that they had sent confirmation. The mayor also asked what the next steps were in that process; Mr. DeIonno said that they would have to give approval of the tentative projects.

Mr. DeIonno said that Budget Amendment 2023-03 was needed to take money out of non-restricted funds to be able to pay the auditor from last year who had just sent in the invoice late.

Commissioner Griffin made a motion to approve Budget Amendment 2023-03; Commissioner Cone seconded and the motion passed unanimously.

Commissioner Cone made a motion to go into Closed Session; Commissioner Lucas seconded and the motion passed unanimously.

Closed Session

Commissioner Cone made a motion to leave closed session; Commissioner Griffin seconded and the motion passed.

Commissioners said he mentioned that Public Works was doing a wonderful job and that he was happy to have them as well as the office staff.

Commissioner Lucas mentioned that the COG may have a grant the town needed to explore.

Commissioners Griffin had no new business.

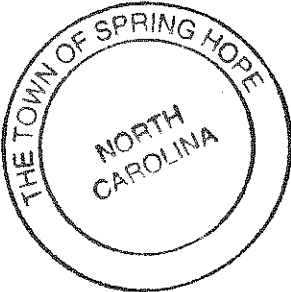
Commissioner Cone mentioned that there would be a meet the candidates on October 5th at the Pentecostal Church. He said everyone was invited but that seating would be limited.

Commissioner Lucas made a motion to adjourn; Commissioner Cone seconded and the motion passed.

Submitted

Attested

Michael Cone



Kjo Paul

Minutes
Spring Hope Board of Commissioners Meeting
November 7, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 6 p.m. at the Spring Hope Town Hall in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, and Brent Cone. Commissioner Prudence Wilkins was absent.

Also present was Town Manager Andrew DeIonno, Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant.

Lindell Kay from the Nashville Graphic and Hannah Whitley from the Spring Hope Enterprise were in attendance.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Commissioner Cone made a motion to accept the minutes of the October 3rd meeting as written; Commissioner Griffin seconded and the motion passed.

New Business

Mayor Pritchard said that the next item was a request from Commissioner Wilkins to resign her seat due to illness.

Mr. DeIonno said that the town attorney Mark Edwards had been consulted on the matter and that information about filling a vacancy from the General States had been placed in the packet. He said that it was purely a board decision on how the appointment was carried out.

Commissioner Griffin made a motion to accept the resignation of Commissioner Wilkins; Commissioner Lucas seconded and the motion passed.

Mayor Pritchard said that he knew that it was not an easy subject and that he wished privacy, respect and healing for her and her family.

Mayor Pritchard said that there was now a vacant seat. He said that the board had options such as forming a committee to decide who will take the vacant seat, leaving it open until November or appointing someone. He said that there was no time frame and that the board could wait and think about it. Mr. DeIonno asked that all questions be directed to the Town Attorney Mark Edwards. Mr. Edwards said that everything that the mayor stated was true.

Commissioner Jeffery's asked how the town handled the same kind of situation years prior. The Clerk said that the board at the time decided to allow anyone to request to be considered for the position. She said that then the board voted and then the person was appointed to the vacant seat. Commissioner Jeffery's said that if that was the way they did it before then it should be done that way now so that there would be more nominees. The Clerk said that the situation was a bit different and that there were not nominees just interested parties. She said again that it was the way that the board that was seated at the time decided to handle the vacancy. Mr. Edwards agreed and said it was totally in the hands of the board.

Commissioner Griffin made a motion to appoint former Mayor Gwaltney to fill the rest of Commissioner Wilkins term; Commissioner Lucas seconded the motion. The mayor opened the discussion to the board member.

Commissioner Cone said that he felt as though former Mayor Gwaltney was very knowledgeable. He said that it was the wish of former Commissioner Wilkins to have Mr. Gwaltney finish her term.

Commissioner Jefferys said that he felt like Buddy was doing a lot of work at the WWTP and hoped it wasn't a conflict of interest for him to help. Mr. DeIonno said that currently what he was doing was not a conflict. Commissioner Jefferys said he had asked to do things for the town and was told that it was a conflict and wondered why it was ok now.

Commissioner Lucas said that she thought about what the best decision would be the entire weekend. She said that she thought that the things that were being put on Facebook were damaging and that people believed what they read. She said that there was too much politics going on in the town and that if people wanted to talk on Facebook, they don't need to refer to her as they did not know what she is thinking. She said that there was too much confusion and separation going on in the town since the last election and that people on the board do not need to encourage the behavior.

The board voted to approve the nomination of Mr. Gwaltney to finish the remainder of Commissioner Wilkin's term.

The Clerk swore in new Commissioner Gwaltney and he took his seat.

Mr. DeIonno told the board that Kay Mitchell from FCM was requesting a partial removal of the vacate order for 102A S Ash St. He reminded the board that the original vacate order due to the collapse of 205 S Main St. was arranged by the board and therefore the board would have to vote to lift it.

Commissioner Griffin made a motion to approve a partial vacate order for 102 S Ash; Commissioner Cone seconded and the motion passed.

Mr. DeIonno told the board that the bid for the Durango had come out low and that maybe it would be better to go with the auction site; Govdeals.

Commissioner Griffin made a motion to reject bid and repost on the website; Commissioner Cone seconded and the motion passed.

Mr. DeIonno told the board that Pinegate Renewables was requesting that the board accept the decommission report as it pertains to the solar farm. He said that the report was one of the original conditions from the beginning of the project.

Commissioner Cone made a motion to approve the request by Pinegate; Commissioner Griffin seconded and the motion passed.

Mr. DeIonno told the board that Resolution 2023-02 was to accept the funds that were given to the town in SL-2021. He said that this was a requirement and was based on the plan that was submitted to DEQ.

Commissioner Griffin made a motion to approve Resolution 2023-02; Commissioner Cone seconded and the motion passed.

Mr. DeIonno asked the board to look at the Cemetery Ordinance Amendment. He said that currently the resale or transfer of easements was unclear. He said it was important to note that cemetery plots were not meant to be assets therefore they should not be treated as such. Commissioner Gwaltney asked if there was an option for the town to purchase the plots back at the price they were sold; Mr. DeIonno said no as the fund operated as revenue neutral.

Commissioner Griffin made a motion to accept the changes to the Cemetery Ordinance; Commissioner Lucas seconded and the motion passed.

Chamber Report

Ethan Vester from the Chamber told the board that the fall decorations that were left in town would be picked up by several different individuals that wanted to use them. He also said that there were two options for the area that housed the giant pumpkin. He said that it weighed in at 930lbs. and had attracted a lot of attention including scientists from other countries. Mr. Vester offered two options for the depot area, the first was to use the soil to cover the current spots in the park to try to grow grass and the second was to simply remove it. Commissioner Griffin asked if the Chamber would ask the town to pay for the options; Mr. Vester said that the labor would be covered.

The board asked if the driveway area would be covered; Mr. Vester said that it would be up to the town but that would be a good idea. Mayor Pritchard asked if the town had money for the planters; Mr. DeIonno said there was money but that they planters would eat into the actual park space.

Commissioner Cone made a motion to go with Option I; Commissioner Griffin seconded and the motion passed.

Mr. Vester said that the upcoming weekend would hopefully bring the Dan Finch pottery festival and that on December 4th Christmas in Spring Hope would be held. He said Christmas in Spring Hope was changed to a day event to help recoup some of the costs from the missed Pumpkin Festival.

Commissioner Cone made a motion to approve the two events in the downtown area; Commissioner Gwaltney seconded and the motion passed.

Town Attorney Report

Town Attorney Mark Edwards had no new business.

Police Chief Report

Chief Gant said that there were 9 incident reports, 150 calls for service as well as 46 traffic stops and several business checks. Mayor Pritchard said that there was a lot of complaints about the business on Ash Street. And if something could be done. Chief Gant said that was J's Place and that they were actively working on it.

Mayor Pritchard asked Chief Gant if he had ever worked for the Sheriff's department and that he felt safe with him being the Chief. Chief Gant said he had done a lot in law enforcement and that he felt like as long as he had good people to work with, they would make him shine.

Town Manager Report

The Town Manager said he hoped to restore a officer's position after the end of the year. Mayor Pritchard asked when the first check from ARPA would arrive. Mr. DeIonno said it was a process and that the town had just begun.

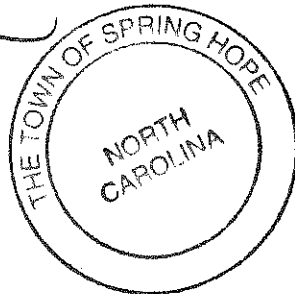
New Business Commissioners

Commissioner Jefferys had no business. Commissioner Lucas said she will be bringing some updates from her meetings with the COG. Commissioner Cone and Griffin had no business. Commissioner Gwaltney said it was a great honor to serve the rest of Commissioner Wilkins term.

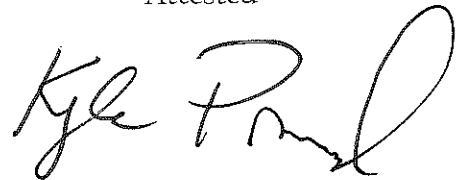
Mr. DeIonno commented that voting would be held in the Commissioners Room on Tuesday the 8th beginning at 6:30am.

Commissioner Griffin made a motion to adjourn; Commissioner Cone seconded and the motion passed.

Submitted



Attested



Minutes
Spring Hope Board of Commissioners Meeting
December 5, 2022

A regular meeting of the Town of Spring Hope Board of Commissioners was held at 7 p.m. at the Spring Hope Town Hall in the Commissioners Room.

Members present: Mayor William Pritchard, Commissioners Brenda Lucas, Tony Jefferys, Drew Griffin, Brent Cone and James Gwaltney.

Also present was Town Clerk Michele Collins, Town Attorney Mark Edwards and Chief Nathan Gant. Town Manager Andrew DeLonno was absent.

Lindell Kay from the Nashville Graphic and Hannah Whitley from the Spring Hope Enterprise were in attendance.

Mayor Pritchard called the meeting to order and led the pledge of allegiance.

Mayor Pritchard along with Spaulding President Johnny Perry presented Carolyn Avent and Peggy Leggett with an Ambassador's award.

Commissioner Griffin made a motion to accept the minutes of the December 5th meeting as written; Commissioner Lucas seconded and the motion passed.

Commissioner Gwaltney made a motion to reopen the Public Hearing for Map Amendment SUP-LI to RMF; Commissioner Griffin seconded and the motion passed.

Frank Ferraro was present to speak for the group requesting the map amendment at 212 S Pine St. He asked the board to look at the presentation that was sent which included a site plan and preliminary pictures of the proposed development. Mr. Ferraro pointed out that the surrounding properties were zoned R8 and one across the street was RMF. He said that there was street front on both the S Pine St. and Ash St. ends. He reminded the board that the Planning Board vote unanimously that rezoning would not be inconsistent with the 2020 Land use plan.

He also said that the tax base and water/sewer monies generated from the plan would help revenues for the town. Mr. Ferraro said that currently the price point would be from \$288,000 to \$306,000.00 per unit. He also said that there would be an HOA and that he felt that the homes would be a good addition to the area. He said that he spoke to a lot of people about the possibility of these homes and that he had gotten four pages of signatures in support. Mayor Pritchard asked if the homes would be rented; Mr. Ferraro said no.

Terah Himmelright asked what would keep the people that buy the homes from renting; Mr. Ferraro said it would in the HOA. Robin Lea asked if the look of the building could match more with the flavor of the town; Mr. Ferraro said that the pictures were just an idea. Nancy Perry asked if the plan wasn't realized and the town rezoned would it stay as RMF. Mark Edwards said yes that the zoning would stay RMF.

The Clerk mentioned that Mr. DeLonno said that the site plan did not meeting the requirements for RMF. Mr. Ferraro said he was just trying to get it rezoned not approval of the site plan. The

Clerk said once again it did not meet the requirements and that the site plan had to be a part of the request.

Eric Gainey said he thought that the prices for the townhomes would be too much for the area. Mr. Ferraro said that his real estate agents thought it would be a good spot.

Commissioner Gwaltney made a motion to leave public hearing; Commissioner Griffin seconded and the motion passed.

Commissioner Cone made a motion to approve the rezoning; there was no second and the motion.

Commissioner Griffin said he had concerns about what he wanted since the plan had changed several times.

Commissioner Lucas said her concern was the location of the townhomes. She said that the homes that surrounded that area are not in the kind of neighborhood that would get them the price they wanted so it could turn into a problem.

Mr. Ferraro said he would do some more work and try to come back.

The board looked at the lighting map for Bryson's Ridge.

Commissioner Gwaltney made a motion to approve the lighting map for Bryson's Ridge; Commissioner Cone seconded and the motion passed.

Ethan Vester told the board that Michael Ward from Showside would be the new President and Cathy Curtis would be the Vice President.

Police Chief Gant said that there were 122 calls for service, 26 traffic stops and 6 accidents. He told the board that there had been an arrest in the Gum Ave. and truck shed break-ins. He also said that there had been an uptick in calls at Duck-thru. Commissioner Jefferys asked if the plan was still to hire a new officer in January Chief Gant said that was hopefully what would happen. Commissioner Gwaltney asked about when the Humvee would be picked up Chief Gant

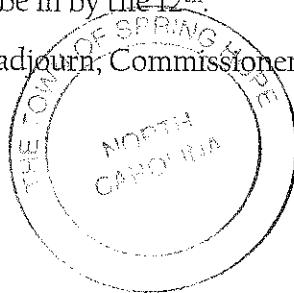
The Clerk asked if the board had any questions about the Town Manager's Report. Mayor Pritchard asked about the ARPA appropriations the Clerk said that was the 3.7 million that had been appropriated the year. She said that there had been some reappropriations. Commissioner Cone asked the Clerk to convey thanks to Public Works for the good job on the Christmas lights.

Commissioners Jefferys, Lucas and Griffin had no new business.

Commissioner Cone mentioned that Nash County had some grant money that they wanted to use for a walking trail at the community park. He said that there would be no cost to the town but that the paperwork would need to be in by the 12th.

Commissioner Cone made a motion to adjourn, Commissioner Cone seconded and the motion passed.

Submitted



Attest

