

MINUTES  
TOWN OF PITTSBORO  
BOARD OF COMMISSIONERS  
REGULAR MEETING  
MONDAY, MAY 14, 2012  
7:00 PM

Mayor Randy Voller called the meeting to order at 7:06 p.m. and called for a moment of silence.

**ATTENDANCE**

Members present: Mayor Randolph Voller, Commissioners Pamela Baldwin, Jay Farrell, Michael Fiocco, Bett Wilson Foley and Beth Turner.

Staff present: Manager Bill Terry, Clerk Alice F. Lloyd, Attorney Paul S. Messick, Jr. (arrived at 8:50 p.m.), Chief David Collins, Planner Stuart Bass and Assistant Planner Paul Horne.

Mayor Voller asked Manager Terry if there were any changes to the minutes. Manager Terry said not that he is aware of. Mayor Voller said there are a couple of changes that need to be added: the approval of an applicant for the Citizens' Grant Committee (John Bonitz) to be added to new business and we have a resolution that Alice Lloyd has prepared and the board has received for his father Major Lot Voller who passed away last night and he would like that added as a ceremonial agenda item.

Motion made by Commissioner Baldwin seconded by Commissioner Fiocco to approve the agenda with the above mentioned changes.

Vote Aye-5 Nay-0

**CONSENT AGENDA**

Mayor Voller stated there were some items on the consent agenda that Commissioner Baldwin would like to speak about.

Commissioner Baldwin stated she would like to get information on the following items from staff:

1. Proposed Zone Text Amendment Creating the Pocket Neighborhood Type Subdivision.  
**Action recommended. Schedule a public hearing for May 29, 2012.**
2. Spoon Rezoning REZ-2012-02.  
**Action recommended. Schedule a public hearing for May 29, 2012.**

3. Chatham Park LLC Rezoning REA-2012-03.

**Action recommended. Schedule a public hearing for May 29, 2012.**

Mayor Voller stated the minutes probably needed to have a little more editing. Commissioner Fiocco has submitted some minor changes to Ms. Lloyd tonight so we will table those minutes to the next meeting and move the other three items to new business (3, 4,5).

Motion made by Commissioner Baldwin seconded by Commissioner Fiocco that:

1. The minutes of the May 4, 2012 special meeting is tabled until the next meeting.

Motion carried 5-0

2. Proposed Zone Text Amendment Creating the Pocket Neighborhood Type Subdivision. (Add to New Business – Item #3)

Motion carried 5-0

3. Spoon Rezoning REZ-2012-02. (Add to New Business – Item #4)

Motion carried 5-0

4. Chatham Park LLC Rezoning REA-2012-03. (Add to New Business – Item #5)

Motion carried 5-0

### **CEREMONIAL AGENDA**

Mayor Voller read a Resolution Honoring the Life and Memory of Major Lothar “Lot” Voller, Retired U.S.A.F., who was his father. It read as follows:

#### **RESOLUTION HONORING THE LIFE AND MEMORY OF MAJOR LOTHAR “LOT” VOLLER, RETIRED U.S.A.F.**

**WHEREAS**, Major Lot Voller passed away on May 13, 2012 at his home in Pittsboro, NC; and

**WHEREAS**, Major Lot Voller came to America as a thirteen year old immigrant from post war Germany in 1954 with his family to pursue the American dream; and

**WHEREAS**, Major Lot Voller graduated from the University of California Berkley in 1963 where he was commissioned through R.O.T.C as a Second Lieutenant; and

**WHEREAS**, Major Lot Voller served honorably in the Strategic Air Command (SAC) for the United States Air Force (USAF) from 1963 until 1969, where he received numerous

commendations including two oak leaf clusters for flying forty-four live combat missions; and

**WHEREAS**, Major Lot Voller served the rest of his twenty years in the Air National Guard and the U.S.A.F. Reserves, where he was a liaison officer for the United States Air Force Academy; and

**WHEREAS**, Major Lot Voller also had a career in the domestic and international steel industry; and

**WHEREAS**, Major Lot Voller came to Chatham County in 1995 and Pittsboro in 1997 to pursue the design and development of real estate with his son, Pittsboro Mayor Randolph Voller, which resulted in the design and building of Chatham Forest and subsequent economic growth in Pittsboro; and

**WHEREAS**, He also served the County and State as a representative on the Council on Aging;

**NOW, THEREFORE BE IT HEREBY RESOLVED**, by the Town of Pittsboro Board of Commissioners, that it expresses its sincere appreciation and respect for the life and career of Major Lothar "Lot" Voller, and it expresses its heartfelt condolences to his former wife Viktoria Danning Voller, his children, Mayor Randolph Voller, Meredith Voller, Cynthia Voller, daughter-in-law Lesley Landis, and the many others who held him in the highest regard and esteem; and

**BE IT FURTHER RESOLVED**, that the Town Clerk is hereby instructed to place a copy of this Resolution in the permanent record of the Town of Pittsboro Board of Commissioners and to provide a copy to his family.

Motion made by Commissioner Fiocco seconded by Commissioner Baldwin to approve the resolution as read.

Vote Aye-5 Nay-0

**A RESOLUTION HONORING THE LIFE AND MEMORY OF MAJOR LOTHAR "LOT" VOLLER, RETIRED U.S.A.F. IS RECORDED IN THE BOOK OF RESOLUTIONS NUMBER ONE, PAGE(S) 21-22**

Mayor Voller asked Commissioner Fiocco to read the following into the record. Commissioner Fiocco read the following letter dated April 10, 1991 from Rick Hochman:

Dear Lot,

I just wanted to take a few minutes to tell you “THANKS” for the last four years. It was truly a pleasure and a learning experience to work for you. I found your high concern for the individuals in the department to be very unusual. You taught us all that people really do make the difference and that they are the most important asset in any organization. I was also impressed with your efforts to grow the Industrial Engineering profession, not just as a member of various organizations, but as an active participant in those groups, providing others with your keen insight to the future.

From a personal standpoint, I must also say “THANKS” for the things you have done for me. This includes offering me a job in 1987, the promotions and merits, and pioneering the Manufacturing Consulting concept. I feel your candidness and willingness to share information, during our weekly one-on-ones and at the IELT meetings, helped me to be a more effective manager.

I was extremely sorry to see you leave, but I know you will be successful in your next endeavor. I am sure our friendship will continue over the years. Good luck to you, Vickie, and the rest of your family.

#### **REGULAR MEETING AGENDA**

##### Citizens Matters

Richard Allen Manning – 85 Nooe Street, came before the board with a concern about senior citizens having to pay for a permit to get a handicapped ramp installed at their home. He stated the Town charged her (his neighbor) \$50.00 and then she had to go to the inspections department where she was charged another \$50.00. He feels there should be a variance on this fee for the elderly residents of town.

Manager Terry said this came to his attention earlier in the week. There is an elderly couple on Nooe Street, the husband has some fairly serious disabilities and needed an ADA ramp. He stated they got volunteer labor from one of the churches to help them build it, but it did require a building permit so they got that from the County (the county charged them as they normally do) and those permits as a matter of routine come to the Town for a Zoning Compliance Verification and we do charge a \$50.00 fee for that.

Manager Terry stated he thinks Mr. Manning is requesting a variance to be called a hardship etc. because of the age and infirmity and special circumstances around this couple. He is suggesting that the board consider directing the staff to refund that \$50.00, Manager Terry asked Mr. Manning if that was correct. Mr. Manning said he would like to see you give the Mitchell’s their money back and have a policy that does not charge senior citizens a fee for handicapped ramp installation.

## PUBLIC HEARING

Motion made by Commissioner Baldwin seconded by Turner to go into a public hearing.

Vote Aye-5 Nay-0

### **Manager's Recommended Budget for Fiscal Year 2012-2013**

Manager Terry said the Manager's Recommended Budget has been on the website for over two weeks and also the introductory memo from the Manager and he thinks citizens that are interested have already had a chance to review it.

Manager Terry went over some of the highlights of the budget.

#### PUBLIC COMMENTS:

Lee Sullivan, 255 Lois Lane, Pittsboro, NC and Susan Little, 71006 Everard, Chapel Hill (Chatham County) - Mr. Sullivan said Ray Bland and Jane Pyle were also present and they were present on behalf of Chatham County Historical Society with a request that Ms. Little will present to the board.

Susan Little said the History Museum is going to go into the first floor of the courthouse. Its whole message is to tell the story of Chatham County from colonial days through today. It reflects the people, the events, the families, the education of its citizens and it spotlights local business and industry through the span of 250 years. They are in the process of raising funds for this endeavor. She would like to add that all of this work has been done by volunteers there has been no paid staff. She stated the committee members are diverse in many ways and include long time Chatham families as well as new comers. The goal is to raise \$135,000 for the museum room itself and for the area across which will be archive and research space. They have on hand \$113,000. The fundraising effort has been aimed at the Historical Association Members, interested citizens, foundations and organizations. They are asking Pittsboro to join them in presenting this new face to an old story.

Ms. Little said they are requesting support of this effort by putting in the budget whatever amount of money that you would feel approximate perhaps if they were to make a suggestion it would be \$3,000.00 but that is entirely up to the Board.

Ms. Little said they would be glad to come back at another time and do a power point presentation. The Board said they would like that.

Charles R. Devinney, 443 Oakwood Drive, Pittsboro – Mr. Devinney gave condolences to the Voller family. Mr. Devinney said he has sort of looked at the proposed budget and a lot of people are kinda upset about it, he is not, because he understands how things are going and the costs. He stated a lot of people are really upset over the water and sewer bill increase. He was really bothered by the comment the County Commissioners made about us and

Northwood High School and still wanting this board to cut that rate. Mr. Devinney said he sure hoped the Board doesn't do that because they got away with it for many years. Not only did they get away with it for many years the Town has been servicing that pump station out there for many years and the rate they were paying we were actually getting nothing because it cost that to pay for personnel and time you spent going out there, because you have to go up there about every two days to check the station.

Mr. Devinney said he sees where the Manager wants to ask the County for \$223,000. He said you have 4 million dollars in your general fund, borrow it and pay yourself back. Pittsboro needs to stand on its own. He thinks it is time you did it. He said if you don't have money for some of this stuff hold back on it, he noticed were there was a discussion of renovating a building. Mr. Devinney said we should not renovate somebody's private property, if you want a Police Station and Board Room do it right here you have five and one-half acres here.

Mr. Devinney said he notices there is a lot of overtime in the water and sewer departments, debt service is getting bigger and bigger each year and it's going to be hard to pay off. He is still bothered by the fact that those bonds didn't get paid off.

Mr. Devinney said there is 45 million dollars worth of freebies in this town. You are imposing a lot of increases to the citizens of this town and a lot of them cannot afford it. He stated the police department needs to be looked at he has heard a lot of complaints about the police department. People are not happy with the police officers driving their vehicles home, high as gas prices are it doesn't sit well with people. Mr. Devinney said he doesn't mind saying he is not happy with the county and that they haven't been good to the Town.

Brad Johnson, 300 Hillsboro Street, Pittsboro – said he thought we had a fairly good report about the finances back in February, and then we talked about increases in salaries for employees and he is sure they deserve it. But he can tell you that the citizens who are paying the taxes don't have salary increases. The tax increase along with the water/sewer rate increase makes it very difficult. He understands you have to do what you have to do but he would urge you to consider any options to decrease the increase or eliminate it all together. There may even be things that can be put off for another year.

Bill Crawford, 44 Hawks Spiral Way, Pittsboro, said his sympathy goes out to the Mayor and his family. He said he wanted to state that he realizes a lot of what the Town is up against and some of this stuff has been building up for a while. But right now we are at a crossroad in this country there are two groups that are going to have at it within the next three years once and for all. On one hand you have the group that tends to look at it whenever a deficits shows up they do a combination of cut spending – build a tax base through the business community and then you have the other side which has a tendency in his eyes to all to quickly look at the numbers and turn around and tell the people we need more money. This is all going to come to a head this year nationally (he doesn't think it will right away here).

Mr. Crawford stated if the Board doesn't change their ways it will come here. Earlier this year he was meeting with a group of friends at a gathering at his house and they discussed with the loss of Gene (former Commissioner Gene Brooks), Clint (former Commissioner Clinton E. Bryan, III and Hugh (former Commissioner Hugh Harrington) that this day would be coming pretty soon and you didn't fail him. He said he is not sure you would have presented this budget if you didn't think you had the votes to pass it. He stated that Pittsboro is not business friendly right now.

Motion made by Commissioner Fiocco seconded by Commissioner Baldwin to go out of public hearing.

Vote Aye-5 Nay-0

### **OLD BUSINESS**

#### 1. Town Manager Recruitment Contract Award: Smither & Associates.

Manager Terry said at the request of Mayor Voller, Malena Smither of Smither & Associates made a presentation to the Board of Commissioners on April 23, 2012. Ms. Smither briefed the Board on her firm's work on the Pittsboro Town Manager recruitment in 2007 and the Finance Officer recruitment in 2008. Subsequent to that meeting, he asked Ms. Smither to prepare a formal fee proposal for consideration by the Board. The fee proposed is \$9,800.

Manager Terry said no budget amendment will be required for this work. Since the work will take place over two fiscal years, we can use surplus professional services funds from the Administration Department for the remainder of this fiscal year. Funding for work done in the next fiscal year can also be absorbed within the budget of the Administration Department.

After discussion, Mayor Voller stated Mr. Terry will be retiring after five years of service September 30, 2012 subject to potential extensions and like previous Managers the Board may want to retain Mr. Terry as a consultant and as we have the transition.

Mayor Voller said the Board can decide not to do this or to find another way to do it. But he would advise the Board to have a plan in mind and moving forward so that we do not end up sometime in August wondering what we are going to be doing when Mr. Terry is gone.

Commissioner Fiocco asked was this a fixed contract. Manager Terry said it is based on an hourly fee with a not to exceed amount.

There was a discussion about establishing a committee to work with the consultant. Commissioner Baldwin, Fiocco and Mayor Voller volunteered to serve on the committee.

After much discussion a motion was made by Commissioner Fiocco seconded by Commissioner Turner to appoint Commissioner Baldwin, Commissioner Fiocco and Mayor Voller to the sub-committee and that the committee move forward meeting with the consultant to come to

terms on a contract and that the sub-committee has the authority to enter into the contract on behalf of the board.

Mayor Voller said with the understanding the other board members will be kept informed on what is going on.

Manager Terry said he may need to sign the contract as your Town Manager.

Commissioner Fiocco changed the motion to read as follows seconded by Commissioner Turner:

To appoint Commissioner Baldwin, Commissioner Fiocco and Mayor Voller to the sub-committee and that the committee move forward meeting with the consultant to come to terms on a contract and that the committee has authority to authorize Manager Terry to sign the contract.

Vote Aye-5 Nay-0

**CONTRACT WITH SMITHER & ASSOCIATES IS RECORDED IN THE BOOK OF RESOLUTIONS NUMBER ONE, PAGES 23-25**

2. An Ordinance Establishing Fees for Electronic Gaming.

Motion made by Commissioner Farrell seconded by Commissioner Foley to approve An Ordinance Amending Chapter 15 of the Code of Ordinances of the Town of Pittsboro with the deletion of “ use or stored as part of the electronic gaming operation”.

Vote Aye-5 Nay-0

The Ordinance is as follows:

**AN ORDINANCE AMENDING CHAPTER 15 OF THE CODE OF ORDINANCES**  
**OF**  
**THE TOWN OF PITTSBORO**

BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE TOWN OF PITTSBORO:  
That Chapter 15, Article Two, Section 15-225 of Town of Pittsboro Code of Ordinances be amended to add the following:

“All persons and entities engaged in the business of an electronic gaming operation within the town shall pay an annual privilege license tax in the amount of three hundred dollars (\$300.00) plus one hundred and fifty dollars (\$150.00) per electronic gaming machine.”

**AN ORDINANCE AMENDING CHAPTER 15 OF THE CODE OF ORDINANCES OF THE TOWN OF PITTSBORO IS RECORDED IN THE BOOK OF ORDINANCES NUMBER ONE, PAGE 12**

## NEW BUSINESS

Contract Award: Bill Walden's Sound Systems, LLC.

Manager Terry stated at the request of the Board of Commissioners, the Town Clerk solicited a scope of work and price quote for the replacement of the sound system in the Town Hall Board Room. After meeting with the Town Clerk and Town Manager, Mr. Bill Walden submitted the attached price quote in the amount of \$6,814.14 that would include the following work:

- 7 - wireless microphones
- 1 - suspended overhead microphone
- 1 - Yamaha Sound Mixer
- 1 - Amplifier for Speakers
- 2 - Digital CD Recorders

Connection of the system to existing ceiling mounted speakers

Manager Terry stated Mr. Walden has done work for the Courthouse of Chatham County, the Chatham County Schools and several churches in Pittsboro and he comes highly recommended. Due to the relatively low cost of this work, we are requesting authority to proceed with a sole source acquisition without acquiring additional price quotes.

Manager Terry said approval of this work will not require a budget amendment. With the approval of the Board, we can use some of the expected \$20,000 surplus from the Administration Department to defray the cost of this work.

Manager Terry said it is his recommendation that the Board of Commissioners adopt the attached resolution authorizing the Town Manager to accept the price quotation of Bill Walden's Sound Systems, LLC in the amount of \$6,814.14 for the installation of a new sound system in the Town Hall Board room and authorize the Town Manager to execute a contract for installation of the new system.

Commissioner Fiocco asked if we had reached out to Chatham Audio, they have a good reputation and that they have done some work at some of the schools and county buildings as well.

Commissioner Baldwin stated that Bill Walden's Sound Systems does an excellent job.

Manager Terry was instructed to contact Chatham Audio for a price quote and bring it back to the Board.

## CITIZENS' GRANT COMMITTEE APPOINTMENT

Mayor Voller said we received an application from John Bonitz expressing an interest in serving on the grants committee.

Motion made by Commissioner Baldwin seconded by Commissioner Foley to appoint John Bonitz as a member of the Citizens Grant Committee.

Vote Aye-5 Nay-0

Discussion of items moved from consent agenda:

Proposed Zoning Text Amendment Creating the Pocket Neighborhood Type Subdivision

Spoon Rezoning REZ-2012-02

Chatham Park LLC Rezoning REA-2012-03

Mayor Voller asked Commissioner Baldwin what she would like before scheduling the public hearings on the above three items. Commissioner Baldwin said she would like some more information so that she could review it. She said any item on the consent agenda should have information for their reviewing even though it will be given to them prior to the hearing. She said it would be nice to have it when it is placed on the consent agenda. Planner Bass said okay.

The Board asked for an explanation of each item. Planner Bass said the proposed zone text amendment is in response to a local property owner. It is not a public hearing for a particular development. It is a public hearing that will amend the zoning ordinance, however during the public hearing these folks were planning on coming and giving a presentation getting a little deeper.

Planner Bass said the other two are just straight rezonings in the northern quadrant of US 64/15-501. Mayor Voller asked Mr. Culpepper if he wanted to speak. Mr. Culpepper said it would probably be better to speak at the public hearing. Mr. Culpepper stated it is a straight rezoning and they intend on following the straight rezoning with a site plan.

There was a discussion about conditional zoning.

Motion made by Commissioner Baldwin seconded by Commissioner Foley to set a public hearing on the following requests for May 29, 2012 at 7:00 p.m.:

Proposed Zone Text Amendment Creating the Pocket Neighborhood Type Subdivision.

Spoon Rezoning REZ-2012-02.

Chatham Park LLC Rezoning REA-2012-03.

Vote Aye-5 Nay-0

Attorney Messick arrived at 8:50 p.m.

Manager Terry wanted to get clarification from the board; do they want to see a full package when the item is on the agenda to set a public hearing from now on? That was the consensus of the Board that they would like to have it when it is placed on the agenda to schedule the public hearing.

### **CAPITAL PROJECTS UPDATE**

Manager Terry reported on the:

3.22 MGD Wastewater Treatment Plant Construction, Manager Terry stated in speaking with the consulting engineer, he has noted that the concept of a Sanford to Pittsboro pipeline will be limited to 2MGD without getting an Inter-basin Transfer Certificate from NCDENR. Based on the experience of other jurisdictions, the IBT Certificate can take 7 to 10 years and cost as much as \$1,000,000 to obtain. So, if we decide to work with Sanford, we are limiting ourselves to a 2MGD line in place of a 3.22 MGD WWTP for the next 10 to 15 years. Final report still expected by the end of June.

Hillsboro Street Transmission Line Replacement Project, Manager Terry stated he presented an information briefing to the Chatham County Board of Commissioners on Monday May 7, 2012, wherein we requested supplemental funding from Chatham County in the amount of \$223,433 in support of this project in addition to payment of \$203,005 in access fees and capital recovery fees for the new County Jail Project. The County Board of Commissioners seemed receptive to providing some level of supplemental funding; however, they were not ready to commit to a specific number at the May 7, 2012 meeting. They have received our request and indicated that they will work toward a decision on the matter at their regular meeting on May 21, 2012. If we get favorable consideration from Chatham County, we would expect to bring a recommendation for award of the bid for this project at the Tuesday, May 29, 2012 meeting of the Pittsboro Board of Commissioners. Concurrently with the above, we have solicited proposals from local banks for an installment loan in the amount of \$249,000 to supplement the budget for this project. The deadline for submission of loan proposals is Friday, May 18, 2012 with an anticipated loan closing date of Friday, June 1, 2012.

Commissioner Fiocco said one of the issues they wanted to understand better was whether or not the insurance policies for the reconstruction of the courthouse could spend some of the funding for the water line since that would help the courthouse and they have not heard from the insurance carrier to this date. This is one of the reasons he thinks they pushed the vote out.

## **BUDGET WORK SESSION (continued.)**

### 1. Manager's Recommended Budget for Fiscal Year 2012-2013.

Manager Terry said he put the budget work session continuation at the end of this meeting to give the board the discretion if they wanted to continue going through some of the issues of the budget working papers, also we did not spend much time on the Capital Improvements Budget last time (you can do that) or if the Board prefers it can schedule a more lengthy budget work session on next Monday.

It was the consensus of the Board to schedule a budget work session for Monday, May 21, 2012 at 7 p.m.

Manager Terry stated he has been subpoena in reference to the Christmas Parade incident. It has been turned over to NCLM and they turned it over to a Law Firm in Raleigh.

Attorney Messick said the Town has never had a formal structure about the parade and the end result of this may mean the Town ought to have more rules and regulations and some standards by which the parade is organized.

Manager Terry said he has thought about some of the language in the lawsuit and he wonders what it actually means. Attorney Messick said he does not think the Town is liable. Commissioner Turner said if we have people apply to have a float and then if they have to sign off on something that we are not responsible for accidents.

Commissioner Foley suggested having railing on trailers.

Manager Terry said he would keep the board up on the situation.

Mayor Updates – Mayor Voller didn't have any updates on the following items:

- EDC
- RPO
- Solid Waste
- Fairground Association
- PMA/Downtown

### Commissioner Concerns

Commissioner Farrell said the only thing he has is regarding what Mr. Manning was talking about. He had spoken with Ms. Mitchell, Mr. Bass and Mr. Terry in reference to this matter and he would like some type ordinance or stipulation that if we have citizens building handicapped ramps or smaller projects like that to assist them by voiding that \$50.00 fee for zoning compliance. He said this may be something we can do in the future.

Commissioner Fiocco said they will claim a hardship and we would grant a variance. Manager Terry said right now we don't have a procedure for that and Commissioner Farrell is right we don't make a distinction between a half million dollar house permit and one for a \$2,000 handicap ramp. Commissioner Fiocco stated we are not in control of the County building permit process.

Mayor Voller said it needs to be consistent for everybody. Mayor Voller suggested getting something together and bringing it back to the Board.

Commissioner Fiocco stated he noticed that we are no longer posting Planning Board minutes to the website he asked that they be posted. He asked Manager Terry to work on the concept of how to track agenda items in a packet (how to identify and track them). Because we were talking about which document was in which packet. He has noticed that we have a nice shiny white kiosk with crisp black letters (thank you, it looks good).

Commissioner Fiocco stated he noticed that some of the banners are twisted because the mounts are twisted on the poles (try to fix them).

Mayor Voller said maybe we can do a "q" code or some way you can scan it and it automatically digitally updates where the documents are. He knows there are ways you can do it. Manager Terry said his suggestion is using a date/time stamp for documents.

Mayor Voller said a good while ago Pat Richardson from Galloway Ridge came here to talk about a certified retirement community which would be good for us to get on board because Siler City is pursuing it, she has contacted him. We had been told it would cost \$10,000 to apply, we weren't willing to go \$10,000 but he thinks we were willing to do something. Ms. Richardson now has commitments from Fearrington and Galloway Ridge to give \$3,000 and perhaps some of our other communities here might come on board. Mayor Voller said he will have her submit something for Monday.

Mayor Voller said being a Certified Retirement Community does have good economic presentation. Only a few in North Carolina have been certified.

Mayor Voller asked what is the follow up for the grant from the Rural Center has Mr. McRae come back and signed. Manager Terry said that they still needed to do some business. Mayor Voller said that needs to be done.

Mayor Voller said the ABC Board has contacted him about meeting to talk about the idea to perhaps look at other places to do business or join with the County ABC Board.

Commissioner Fiocco said Walter Harris made a presentation recently and he said they have a commitment on five year lease on a property. Commissioner Fiocco said the ABC Board is going to be making a distribution of about \$6,500.

Mayor Voller said a new restaurant is opening in Chatham Mills (Oakleaf).

Mayor Voller said we sent a letter to the former transcriptionist and she sent a letter back declining to re-engage. She sighted that our recording equipment was poor and she couldn't hear speakers. Mayor Voller said no one was saying she was doing a terrible job, perhaps we shouldn't have brought it up in the way it happened at the meeting but he does think there was some confusion. She was providing a service for the Town. If she was an employee it would not have been appropriate for us to discuss her performance in open session that would be Mr. Terry's responsibility.

Mayor Voller stated her response was more like it was a personnel matter and not a service being provided by a company that we would normally talk about. Manager Terry said it was just an unfortunate situation, she took it personally, she felt she was being criticized harshly and hurt her feeling and she is no longer interested in working for us. Mayor Voller said none of the Board meant to hurt her feelings and he tried to communicate that in the letter that was put together.

Mayor Voller said we might want to consider a Public Information Officer. He asked Planner Bass about the big box ordinance that was presented before he started to work here. Mayor Voller asked Mr. Bass if he could find it and bring it back to the board.

Motion made by Commissioner Fiocco seconded by Commissioner Turner to adjourn at 9:30 p.m.

Vote Aye-5 Nay-0

FYI -

1. Tentative Future Agendas May 14, 2012.
2. Town Financial Expenditure Statements for the Month Ending April, 2012.
3. Water and Sewer Revenues – Budget vs. Actual for FY 2011/2012.
4. UNC SOG Press Release April 20, 2012: Amanda J. Cartrette Graduates Municipal Administration Course

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Randolph Voller, Mayor

ATTEST:

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Alice F. Lloyd, CMC, Town Clerk