

**Town of Cape Carteret
Board of Commissioners Minutes
7:00 PM July 15, 2013**

CALL TO ORDER

The Cape Carteret board of commissioners meeting came to order at 7:03 pm in the Debbie E. Stanley Board of Commissioners Room.

PLEDGE OF ALLEGIANCE led by Commissioner Saunders.

ROLL CALL

Present: Mayor Fowler

Commissioners King, Saunders, Seegers, and Hunt

Attorney Curtis, Carteret News Times, and 15 citizens

Absent: Commissioner Patterson (excused)

ANY CHANGES TO THE AGENDA? YES, under Old Business add a presentation by Advanced Office. Commissioner Saunders motioned to approve the amended agenda, seconded by Commissioner King.
Vote approved 4-0

CONSENT AGENDA

Resolution to support retaining The Solid Waste Management Act of 2007

Resignation letter from Planning Board alternate Steven Byrum

Appoint Robert Andrew Smith as an alternate to the planning board

Commissioner King motioned to approve the consent agenda items, seconded by Commissioner Hunt.

Vote approved 4-0

Any Board or Committee Updates?

Commissioner Saunders has provided financial historical data to all the commissioners.

Commissioner Seegers has a meeting with Mr. Alligood from the DOT next week to discuss the welcome sign. The leaf and limb bid has been posted.

ILA- On July 10th we had our first fiscal meeting, under the chairmanship of Mayor Dave Fowler. There were some raises approved for some personnel. A bid was submitted for a new fire apparatus.

Commissioner Hunt: "Last fall one of our town commissioners walked out of a town meeting and shortly resigned. There were many reasons for this decision. This commissioner felt he was being asked to do something that he did not think he had to do. At that meeting last fall the public works Commissioner Richard Renna was being asked to provide the BOC a weekly report of what each staff member was doing daily and how much time they were spending on each task. Mr. Renna refused, saying it took too much time. Commissioner Seegers challenged that notion stating it was an issue of accountability and filling out a report did not take that much time. Other town public works departments regularly turn in reports on the tasks they complete. The board decided public works and the building inspector should turn in regular weekly reports detailing tasks and time just as the police department has."

Commissioner Hunt was surprised when Mr. King and Seegers emailed him and said they were discontinuing those reports. They gave several reasons, but Mr. Hunt is the only one that wants the information. He is disappointed because task reports are a way for commissioners to learn and understand the operation of the services that the taxpayer's fund. Mr. Hunt went on to say, "It is a method for us to see how the time and money was spent and how tasks were being managed. All commissioners should examine reports and have questions that would clarify their understanding. Tonight we are going to extend the term of Mayor from two to four years. One of the arguments is that the mayor needed more time to learn his job. It seems ironic that the mayor needs time to learn about

the town, but it is not so important for inexperienced commissioners to learn about the operation of all the town services. Commissioner Saunders eludes that the task reports are somehow micro-managing our employees. I take exception to that term in the use of it here. We are not telling any employee what to do, although someone should be managing each department. All the report asks is what the employee is doing and how long does it take. We should all be interested in understanding the operation of all departments and know what is being accomplished. The task report is a tool. If our goal is to provide cost-efficient, quality services to our citizens, but commissioners are unwilling or uninterested in understanding and examining all operations, then how can we achieve our goal? It is interesting the rationale of government, at all levels, is to obscure their operation to limit transparency. The thought is that stopping the task report will save taxpayers money, but the truth is the opposite. Last year Mr. Seegers aggressively argued that the task report takes little time and provides useful information. I urged the board to ask these two commissioners to resume providing the task reports.” Commissioner Hunt noted that the building inspector has been spending his time on the sidewalks and wonders how that time will be used once the sidewalks are completed. The board has outsourced the leaf and limb pickup for an added cost of \$40,000. It has eliminated 1400 annual hours in the public works department. With the board making changes in public works, since 2012, it has reduced the past workload over 3000 hours. The task reports will show how these changes in hours are being utilized and what the resulting savings might be. Mr. Hunt hopes the two departments will resume their task reports.

Mayor Fowler: The mayor regrets to inform the board but he received the Chief’s resignation letter. He instructed Commissioner Hunt to start the search immediately. He told the Chief he understands his decision. He has done a great job and will be missed. The committee will consist of Commissioner Hunt, Commissioner Seegers, Chief Miller and one citizen.

OLD ITEMS

ADDED: Advanced Office Solutions: Joe Bradshaw. The town is trying to update the executive offices and to update the computers so they talk to each other. The town has new computers. Right now everyone goes to one work station to get his or her emails. They will set up all the emails to go to the work stations. They will make the system a secured, wireless high speed network for future growth. Commissioner King would like a report on the two bids at the next work session. The board discussed the possibility of a new type of color printer that will help us process our newsletter in-house. Commissioner Hunt wanted to know why the other bid appears to have more information and programs. Are these two bids based on the same request?

Commissioner Saunders stated that the other company was adamant that we had to be fully hard-wired along with some other things they said we had to do. She feels secure after speaking with Joe, and doing her own investigation, that we do not have to do all that the other bid stated. There will be four work stations with a fifth one as a backup so the town is never down. The board will discuss this further next month.

Appoint a Storm-water Project Manager: recommendation is Commissioner King: Commissioner Seegers motioned to appoint Mr. King as the Storm-water Project Manager, seconded by Commissioner Hunt. *Vote approved 4-0*

Chalk and Gibbs Building Renovation: The mayor stated that while Chalk and Gibbs were subletting from Sound Bank the building was turned over to them when Sound Bank moved out. Normally there is a time frame for construction and cleanup from one tenant to the next. Commissioner King solicited three contractors and one did not respond. Jeff Holt and LA Johnson submitted a bid. Under the Holt bid, it states that the canopy will be removed; and, that is incorrect. The canopy will remain on the building.

Holt Building Company \$4,800
LA Johnson Construction \$6,183.26

Commissioner King made a motion to accept the lowest bid provided by Holt Building Company at a cost of \$4,800, seconded by Commissioner Saunders.

Discussion: The board discussed the responsibilities of the past tenant and how long the job will take before it is completed. The board agreed that a penalty clause should be added if the project is not completed within seven days. The attorney said the clause may be handwritten on the bid and signed by the bidder. ***Vote approved 4-0***

Penalty if time of 7 days is not met. Commissioner Saunders motioned that the penalty will be \$240 per week, which equates to 5%, if the job is not completed within seven days.

Vote approved 3-1 (No, King)

Welcome Sign update: Commissioner King said he has a signed leased from the Culligan but we have not signed it. Commissioner Seegers brought up last week that we should look in the DOT property at the corner of Hwy 24 & 58. Mr. Seegers said he has a meeting with DOT tomorrow. The sign is called a “gateway” sign. The board will make a recommendation next month.

Ordinance amending the Charter; Mayor’s term changed from two years to four years: The public hearing has been held. Tonight is the night that we accept or reject this change. ***Commissioner Seegers motioned to approve the ordinance amendment to the charter and to change the mayor’s term from two years to four years, seconded by Commissioner Saunders.***

Discussion: Commissioner King was ambivalent, so he called several people and they were ambivalent, except for the argument that it may help with continuity. It becomes difficult for Karen Zornes to train a board or mayor when they change every two years. Commissioner Saunders said she asked for public opinion and she received about two-thirds in favor and one-third either did not care or was against the change. ***Vote approved 3-1 (No, Hunt)***

The motion fails. According to NCGS 160A-45 any ordinance on the date of introduction must pass by a vote of two-thirds. If not, then a second vote will be held next board meeting at which time a simple majority vote is needed to adopt the ordinance. No one knows why this regulation was set, but it is, and must be followed. The mayor repeated that the motion fails tonight and will be re-introduced at next month’s meeting.

NEW ITEMS

Contract for Disaster Management Services: The clerk explained the contract. Commissioner Hunt motioned to approve the contract, seconded by Commissioner King. ***Vote approved 4-0***

Contract for Debris Monitoring and Supervision Services: The clerk explained the contract. Commissioner Seegers motioned to approve the contract, seconded by Commissioner Hunt. ***Vote approved 4-0***

Handy Mart Commercial Site Plan: Brandon Hawks gave an overview of the Handy Mart CSP. It has been through the planning board and has met the town ordinances. The planning board had a few concerns dealing with traffic flow and the elimination of an access. DOT approved the elimination of the access so the planning board proceeded. ***Commissioner Hunt motioned to approve the Handy Mart Commercial Site Plan, seconded by Commissioner King.***

Discussion: There was a concern about the lot being clear cut and the town losing all the trees. The representative of the property said they would only remove the ones necessary. The project will begin in September. A sandwich shop called “Which Wich” will be one of the shops on the property.

Vote approved 4-0

Multi-use Path Water-line: Brandon Hawks informed the board of the letter he needs approved. The letter was written on behalf of the town by Brandon. There is a concern by the property owner, Manatee Investments that when they go to develop the property, the water line under the multi-use path may be damaged. The letter states that the town will make any required cuts and repairs to the multi-use path to provide access to the 6" main water supply line for the connection of new service. Commissioner King wonders whose responsibility it is when you have sidewalks all over this country. Is it DOT, the property owner or the water company? The attorney stated that this was a unique situation. We do have a construction easement across it; however, if the land is ever developed, we do not know what the tap will be and it should be done prior to the construction. There is no issue with setting a precedent. The sidewalk was put in by a grant, and if it wasn't for the grant, we could have negotiated every property involved case by case. Brandon stated that the line is a six-inch fire main that services the shopping center. Commissioner King motioned to approve the letter as written, seconded by Commissioner Saunders. **Vote approved 4-0**

CITIZENS GENERAL COMMENTS:

Dot Marske: She receives the Tideland and Carteret News Times and she was not aware that the town was getting a Handy Mart. She does not think because of all the traffic issues that it is a good use of the property.

ANNOUNCEMENTS: none

ADJOURNMENT:

With no further business, Commissioner Hunt motioned to adjourn the meeting at 8:10 pm, seconded by Commissioner King. **Vote approved 4-0**

These are the minutes of July 15, 2013.

Respectfully submitted,

Karen M. Zornes, NCCMC
Town Clerk