

Regular Meeting
May 5, 2025
S. Bailey

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TOWN COUNCIL MEETING
May 5, 2025, 6:30 PM
AGENDA

CALL TO ORDER	MAYOR BARBARA MALLET
INVOCATION	ALDERWOMAN HIGH
PLEDGE OF ALLEGIANCE	MAYOR BARBARA MALLET
WELCOME	MAYOR BARBARA MALLET

Present: Mayor Barbara Mallett Board Members: Mayor Pro Tem Curtis Cowan, Alderman Albert Smith, Alderwoman Deloris High, Alderman Shawn Rush, Alderman Dwayne Holmes. Town Manager, Michael Douglas, Town Attorney Thomas Brooke.

Absent: Alderman George Jackson, Town Clerk, ShaTaira Bailey

A motion was made to add Frazier Realty Group (FRG) to the agenda by Alderman Smith; seconded by Mayor Pro Tem Cowan. Motion passes unanimously.

Proclamation for Professional Municipal Clerks Week

Mayor Mallett read and presented a proclamation for town clerk ShaTaira Bailey in honor of Professional Municipal Clerks Week. The proclamation highlighted the importance of municipal clerks and celebrated their contributions and dedication to the community.

Proclamation for National Day of Prayer

Mayor Mallett read a proclamation in honor of National Day of Prayer. Mayor Mallett explained its significance and reading a verse from Romans 15:13. Alderman Rush was then invited to say a prayer in observance of this day.

APPROVE MINUTES of regular meetings on April 7, 2025, and Special meeting on April 22, 2025.

A motion was made to approve regular minutes on April 7, 2025, as well as special meeting on April 22, 2025, by Alderman Rush; seconded by Alderman

Smith. Motion passes unanimously.

PUBLIC COMMENT *Please note that comments shall be limited to five minutes and the Town Council reserves the right not to act on requests first presented this evening.*

- ***Carlton Dowdy - A resident, addressed the lack of streetlights causing safety concerns and the lapses in code enforcement leading to unkempt properties. To address these issues, Young engaged with Duke Energy and the city regarding work orders and drew attention to nearby safety hazards.***
- ***Michael Pope spoke on behalf of Dequan Coleman, requesting that the sign at the Community Garden remain in place, proposing to meet with the Town Manager to address compliance issues and maintain a harmonious relationship with the city.***

NEW BUSINESS

1. Department Briefs

- Utility Clerk

The Utility Clerk reported on revenue from utility billing between February and April 2025, explaining the breakdown of the amount billed versus amount received each month. She elaborated on deposits from new renters and addressed any discrepancies, articulating new procedural billing corrections, such as deposit requirements, prepay advice, and penalties leading to maintenance income shortfalls.

- Finance Director

The Finance Director presented the budget versus actual, checking the departmental funds' percentages. She explained the need for year-end fiscal balancing and reported near-future financial adjustments to ensure clarity against the planned projections. Additionally, checks issued worth \$49,000 were discussed, and current bank balances from general funds to power bills were outlined. The finance explanation continued with future projections toward the end of the fiscal year.

- Public Works

No Public Works representative was available to provide an update, but the council was informed of coordinative lawn care planning due to weather, along with neighborhood clean-ups and bulk pickups arranged particularly on Fridays.

- Fire Chief

The Fire Chief provided firefighting department updates, noting reduction in call volumes and ongoing internal captain assessments. Details were given about recruitment strategies to improve personnel quality and organizational changes, ongoing teaching methods through live operation scenarios scheduling, and future fire engine procurement stages. Grant

application delays due to bickering governmental issues were also highlighted.

- Police Chief

The Police Chief updated attendees on department stability post-technology upgrades, explaining processing of police records through alternate county systems for holistic database management. Issues discussed included staff turnover implications and plans to hire more reliable candidates following certain underperforming officers. A detective position was proposed considering rising neighborhood issues, using balanced resources to woman all available shifts with community vigilance pointers in place.

2. Resolution 24-12 – permanent closing of Holly Street

The council considered closing Holly Street permanently due to underutilization. The closure was supported by public statute guidelines, ensuring that adjacent landowners undertake the responsibility of the plot division post closure for development initiatives. A discussion ensued over the procedural responsibilities by private stakeholders in maintaining broader autonomy over accessible space and considerations without affecting utility access. A motion was made to approve Resolution 24-12 – permanent closing of Holly Street by Mayor Pro Tem Cowan; seconded by Alderman Smith. Motion passes unanimously.

3. Public Hearing – Kerns Ridge 2 Development- Special Use Permit Application for PID 057 174.

A motion was made to open the public hearing by Alderman Rush; seconded by Alderman Smith. Motion passes unanimously.

A proposal sought to approve 120 townhomes alongside a 113 single-family home completion site near Phase 1 developments to housing units on properly zoned spaces. Clearances under permissible use reflected public discussion, neighborly dialogues, and answering cost inquiries directed to contractors by local stakeholders. Information about compliance, construction, and roadmap timelines was shared.

A motion was made to close the public hearing by Alderman Holmes; seconded by Mayor Pro Tem Cowan. Motion passes unanimously.

A motion was made to approve the special use permit application for PID 057-174 by Alderman Holmes; seconded by Alderman Smith. Motion passes unanimously.

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Frazier Realty Group gave a presentation on the Andrews Corridor Master Plan. An update was given on what has been done so far as well as updating

the mayor and board of alderman on the next steps to take place. The town is looking for 2 residents to serve on the Andrews Street Corridor project.

4. Manager Comments

Mr. Douglas gave an update on the trip to D.C to meet with congress.

5. Council Comments

A few concerns, questions and updates were given from the board.

ADJOURNMENT

***A motion was made to adjourn by Alderman Smith; seconded by Alderman Rush.
Motion passes unanimously.***


Barbara A. Mallett, Mayor


ShaTaira Bailey, Town Clerk

