



**REGULAR
MEETING *MINUTES*
MAYODAN TOWN COUNCIL
December 14, 2020
6:00 p.m.
101 N. 10th Ave**

MAYOR AND COUNCIL PRESENT:

Mayor James “Bud” Cardwell
Melanie Barnes
Doug Cardwell
Chad Wall

ABSENT:

Darrell Allred
David Holland

STAFF PRESENT:

Town Attorney Eugene Russell
Town Manager Melessa Hopper
Town Clerk Sarah Hopper

OTHERS PRESENT:

Mike Moore, Mike Moore Media

The Mayodan Town Council met at 6:00pm on December 14, 2020 at 101 N. 10th Avenue, and with a quorum present Mayor Cardwell called the meeting to order.

PUBLIC HEARING:

Mayor Cardwell opened the public hearing to hear public comment regarding a performance agreement with Sturm, Ruger & Company economic development incentives with respect to an expansion of their manufacturing operations at 6:01p.m.

No one from the public wished to speak.

Public Hearing was closed at 6:03

The incentive agreement asks for a total of \$212,839 of incentive costs for the Town of Mayodan to be paid in five-year installments beginning in May of 2022. The increments are year 1- \$45,577, year 2- \$45,108, year 3- \$42,991.20, year 4- \$40,168.80 and year 5- \$36,993.60. Sturm Ruger promises a-to investments of \$10,000,000 in new taxable capital improvements by December 31, 2022 and hire 60 new, full-time positions by December 31, 2022 related to the project in addition to the 490 full-time positions the Company currently employs. As with all incentive agreements, all requirements of the company must be met for full payout of the incentive funds. Not reaching the requirements are tabulated and percentage of goals met are calculated. The Company must also pay annual city and county taxes prior to incentive payments being aid to the Company.

Motion by Councilmember Wall, and seconded by Councilmember Cardwell, to approve a Performance agreement between The Town of Mayodan and Sturm, Ruger & Company for a period of five years beginning 2021.

Ayes: Councilmember Barnes, Cardwell, and Wall

Nays: None.

Motion: Carried unanimously

**A copy of the Performance agreement between the Town of Mayodan and Sturm, Ruger & Co. is hereby by reference made a part of these minutes and a copy is on file in the Town Clerk's office for public viewing.

Public Hearing:

Mayor Cardwell opened the public hearing to hear public comment for a satellite annexation petition request for property owned by Cold Creek Construction on NC Hwy 135 at 6:03 p.m.

No one from the public wished to speak.

Public Hearing was closed at 6:04

Cold Creek Construction has petitioned the Town of Mayodan for satellite annexation for property purchased on Hwy 135. The company has future development plans for the property and will be asking for Town water and sewer services. Town policy requires that any development outside the city limits that wish to be serviced with Town utilities must petition for satellite annexation. Town Clerk Sarah Hopper presented to Council a certificate of sufficiency and found the petition was in accordance with N.C. G.S. 160A-58.1.

Motion by Councilmember Cardwell, seconded by Councilmember Wall to approve the Ordinance to Extend the Corporate Limits of the Town of Mayodan for property located on NC Hwy 135 bearing tax parcel number 122826 and containing 3.04 acres, to be effective on December 31, 2020 as petitioned as a satellite annexation.

Ayes: Councilmember Barnes, Cardwell, and Wall

Nays: None.

Motion: Carried unanimously

**A copy of the Ordinance to Extend the Corporate Limits of the Town of Mayodan is hereby by reference made a part of these minutes and a copy is on file in the Town Clerk's office for public viewing, as well as appears in the document section below.

PUBLIC COMMENTS:

Kevin Hazelwood at 200 S 7th Ave, Mayodan, NC 27027 spoke to Town Council about the Town being responsible for fixing issues that have been caused from repairing 300 foot of sewer line across his property. The Town has contracted Mike's Etc. for the sewer line repair. He has concerns about concrete replacement, a tree possibly falling, and compaction issues. The Company has verbally agreed to make repairs to Mr. Hazelwood's property; however, he would like the Town Council to assure him that the Town will make any repairs should Mike's Etc. not make the repairs for any reason. Council inquired of Public Works Director Joey Hudy what is a sufficient time to give Mike's Etc. to make the repairs to the yard of Mr. Hazelwood. Mr. Hudy stated he felt two years would be sufficient. Consensus of Council was to give Mr. Hazelwood a two-year guarantee on the property damage at his address. Town Attorney Eugene Russell will provide a letter for Mr. Hazelwood.

APPROVAL OF MINUTES:

Motion by Councilmember Barnes, seconded by Councilmember Wall, to approve minutes for agenda and regular meeting minutes of November 5 and 9, 2020, and special meeting minutes of November 16, 2020 as presented.

Ayes: Councilmembers Barnes, Cardwell, and Wall

Nays: None.

Motion: Carried unanimously

OLD BUSINESS:

The Town Manager informed Council that the application for a grant from USDA for the purchase of an excavator was denied. She asked Council for direction regarding the purchase. Consensus of Council was to revisit the purchase with the next budget year.

NEW BUSINESS:

Town Hall building roof has been leaking for 5-7 years and has become a severe leak. The current roof was installed 25 years ago. The Town has received two estimates to replace the roof. Third Gen Services gave a bid with the total price being \$12,900 for replacing existing single ply roof systems. The contractor warranty will be 5 years. The factory warranty will be 20 years. Sunrise Roofing, Inc. put in a bid in to replace existing roof with a 15-year material and labor warranty for \$11,880.00. Motion by Councilmember Cardwell, seconded by Councilmember Wall, to contract with Third Gen Services to replace roof for \$12,900.

Ayes: Councilmembers Barnes, Cardwell, and Wall

Nays: None.

Motion: Carried unanimously

MANAGER COMMENTS/ANNOUNCEMENTS:

Town Manager Lessa Hopper gave the financial report for November. She informed Council that the auditors had completed the in-office portion of the current audit and should be ready for presentation at the January meeting.

COUNCIL COMMENTS/ANNOUNCEMENTS:

Council had no comments or announcements.

Motion by Councilmember Wall, seconded by Councilmember Cardwell, to adjourn meeting.

Ayes: Councilmembers Barnes, Cardwell, and Wall

Nays: None.

Motion: Carried unanimously

Council adjourned at 6:33 p.m.

ATTEST:

Sarah Hopper, Town Clerk

James Cardwell, Mayor