

**TOWN OF PINEBLUFF
REGULAR MEETING
May 18, 2023**

The Mayor and the Board of Commissioners of the Town of Pinebluff held their regularly scheduled meeting on Thursday, May 18, 2023 at 6:30 p.m. at the Town Hall.

Present were Mayor Ronald McDonald (came in at 6:39 p.m.), Commissioners, Jerry Williams, Rachel Byrd, Robbie Conley (came in at 6:53 p.m.), Mike Thomas, and Guy McGraw. A Full Board was present.

Also present were Town Administrator, Melissa Adams, Police Chief, Pike Nordgren, Fire Chief, Jonathan Richardson, Public Works Manager, Andy Dick, and Town Clerk, Betty McDuffie, Public Works Employees, David Thompson, Brian Harrison, and Miguel Rodrigue. Finance Officer, Beth Cowan and Zoning Administrator, David Francis were absent.

Citizen present was Mark McDuffie.

CALL TO ORDER:

Mayor Pro-Tem Jerry Williams called the meeting to order at 6:30 p.m.

Everyone stood for the Pledge of Allegiance.

DISCUSSION/ADJUSTMENT TO THE AGENDA:

Commissioner Rachel Byrd presented the adjustments to the agenda: Police Department – Add “c” – Closed Session per G.S.143-318.11 for Personnel. Administration – Add #3 – Town Administrator COLA. Other Business: Add “A” – Schedule Proposed 2023-2024 Budget Meeting.

Commissioner Rachel Byrd made a motion to accept the adjustments to the Consent Agenda. Commissioner Jerry Williams seconded. All ayes. Motion carried.

CONSENT AGENDA:

Approval of items A through G.

Commissioner Rachel Byrd made a motion to accept the Consent Agenda. Commissioner Mike Thompson seconded. All ayes. Motion carried.

PUBLIC ADDRESS TO THE BOARD:

Citizens' Time:

Commissioner Mike Thomas informed the Public Works employees that he wanted to congratulate each one on a job well done. They each were doing a great job under the leadership of Public Works Manager, Andy Dick. They all work together like they have never done before. He recognized each one: David Thompson, Brian Harrison, Miguel Rodrigue, and Andy Dick.

The rest of the Board reiterated the same thing, they all stood and gave a round of applause for the great work that the Public Works employees were doing.

DEPARTMENTAL REPORTS

Zoning/Planning:

Mayor Pro-Tem, Jerry Williams opened the Public Hearing for the Petition for Zoning Amendment to rezone the foregoing property (1.4 acres) from R-8 District to R-30 District. The property is located on the North side of Pinebluff Lake Road between Longbrook Road and Flat Rock Road. The applicant is Nathali Delgado.

Town Clerk, Betty McDuffie informed the Board the 1.4 acres has been divided into two parcels on Pinebluff Lake Road and they are zoned R-8 (for mobile homes) but

Mr. Delgado would like to rezone to R-30 (single family stick-built homes). The lots are over 30,000 sq ft each.

After discussion, Commissioner Guy McGraw made a motion to rezone the property on Pinebluff Lake Road to R-30. Commissioner Williams seconded. All ayes. Motion carried.

Police Department:

Police Chief, Pike Nordgren presented the Police Department's monthly report for April.

Commissioner Rachel Byrd made a motion to accept the Police Department's report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Police Chief Nordgren presented the Board information addressing the use of golf carts on the streets of the Town of Pinebluff. The information he got was from the Village of Pinehurst.

After discussion, Commissioner Guy McGraw made a motion to hold a Public Hearing for the public to come and discuss their feelings on the subject. Commissioner Mike Thomas seconded. All ayes. Motion carried.

After discussion, Commissioner McGraw made a motion to set the Public Hearing Wednesday, June 21st at 6:30 p.m. Commissioner Thomas seconded. All ayes. Motion carried.

Commissioner Byrd made a motion to go into Closed Session per G.S.143-318.11 for Personnel at 7:03 p.m. Commissioner Williams seconded. All ayes. Motion carried.

Commissioner Byrd made a motion to come back into the Regular Board Meeting at 7:32 p.m. Commissioner Williams seconded. All ayes. Motion carried.

Commissioner Byrd informed everyone that during Closed Session they discussed adjustments to the salary schedule. They also discussed promoting Officer Brandon Phillips to Sergeant for the next payroll.

Commissioner Byrd made a motion to approve the changes presented. Commissioner McGraw seconded. All ayes. Motion carried.

Commissioner Byrd informed everyone that they also discussed getting a donated K-9 dog for free from the "Throw Away Dog Project".

Commissioner Byrd made a motion to accept the K-9 dog as a donation from "Throw Away Dog project". Commissioner Robbie Conley seconded. All ayes. Motion carried.

Police Chief Nordgren informed the Board that though the dog is free we will need to get equipment and training for the dog and his handler and that he had the money in this year's budget to cover it.

Commissioner McGraw made a motion that the Chief can spend up to \$15,000.00 in training and equipment within this year's budget. Commissioner Williams seconded. All ayes. Motion carried.

Fire Department:

Fire Chief, Jonathan Richardson presented the Fire Department's monthly report for April.

Commissioner Rachel Byrd made a motion to accept the Fire Department's report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Fire Chief Richardson informed the Board that that he had two (2) applicants for part-time firefighter instead of one (1), Logan DeBerry and Oden Rosenberg. We are waiting on the background check for Mr. Rosenberg.

After discussion, Commissioner Williams made a motion approve the hiring of Logan DeBerry and the hiring of Oden Rosenberg if he passes the background check from the State. Commissioner Byrd seconded. All ayes. Motion carried.

Streets:

Commissioner Robbie Conley presented the Street Department's monthly report for April.

Commissioner Conley made a motion to accept the Street Department's report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Town Clerk, Betty McDuffie informed the Board that we have to approve the NCDOT agreement for Municipal Mowing on State maintained streets.

Commissioner Conley made a motion to approve the Mayor signing the NCDOT contract. Commissioner Williams seconded. All ayes. Motion carried.

Water-Sewer:

Commissioner Robbie Conley presented the Water-Sewer Department's monthly report for April.

Commissioner Conley made a motion to accept the Water-Sewer Department's report. Commissioner Guy McGraw seconded. All ayes. Motion carried.

Commissioner Guy McGraw made a motion to give Tim and Amy Brewer a water leak adjustment of \$83.85 for a water leak in the crawl space under the house. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Parks, Recreation, and Cemetery:

Commissioner Mike Thomas informed the Board that annual cookout at the Lake would be Saturday, June 10th from 11:00 a.m. to 3:00 p.m. The parks, lake, and cemetery look good.

Commissioner Guy McGraw informed Commissioner Thomas that he gotten a quote from Ryan McBride for a survey for the Lake for the placement of a bathroom for \$1,900.00 this is a survey with as built, but you can more quotes.

Town Clerk, Betty McDuffie informed Commissioner Thomas that the Town has gotten Matt Callahan to do surveying.

Commissioner Thomas made a motion to accept the Parks, Recreation, and Cemetery report as presented. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Building Inspection:

Commissioner Rachel Byrd presented the Building Inspection's monthly report for April.

Commissioner Byrd made a motion to accept the Building Inspection Report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Administration:

Commissioner Rachel Byrd presented the monthly tax reports for April.

Commissioner Byrd made a motion to accept the monthly tax reports.

Commissioner Jerry Williams seconded. All ayes. Motion carried.

Commissioner Byrd informed everyone that the Board had discussed giving Town Administrator, Melissa Adams instead of a 3% raise, we will take the 3% and put it in her 401-k.

After discussion, Commissioner Byrd made a to take the 3% and put it in Town Administrator Adams 401-k. Commissioner Williams seconded. All ayes. Motion carried.

Town Administrator Adams presented the Board the Fiscal Guidelines for the Town for information; also she informed the Board that she left the available fund balances at the close of each fiscal year percentage blank so that the Board may discuss and designate the percentage.

Unfinished Business:

None

New Business:

Fire Chief, Jonathan Richardson informed the Board that the new ice machine had been put in at the Public Safety Building.

Other Business:

After discussion the Board decided to schedule a Budget work shop for Tuesday, May 23rd at 5:30 p.m.

Announcements:

None

Adjournment:

Commissioner Jerry Williams made a motion to adjourn. Commissioner Rachel Byrd seconded. All ayes. Motion carried.

Meeting adjourned at 8:30 p.m.

Sincerely,



Betty O. McDuffie, CMC
Town Clerk

**TOWN OF PINEBLUFF
REGULAR MEETING
May 18, 2023**

The Mayor and the Board of Commissioners of the Town of Pinebluff held their regularly scheduled meeting on Thursday, May 18, 2023 at 6:30 p.m. at the Town Hall.

Present were Mayor Ronald McDonald (came in at 6:39 p.m.), Commissioners, Jerry Williams, Rachel Byrd, Robbie Conley (came in at 6:53 p.m.), Mike Thomas, and Guy McGraw. A Full Board was present.

Also present were Town Administrator, Melissa Adams, Police Chief, Pike Nordgren, Fire Chief, Jonathan Richardson, Public Works Manager, Andy Dick, ~~and~~ Town Clerk, Betty McDuffie, Public Works Employees, David Thompson, Brian Harrison, and Miguel Rodrigue. Finance Officer, Beth Cowan and Zoning Administrator, David Francis were absent.

Citizens present was Mark McDuffie.

CALL TO ORDER:

Mayor Pro-Tem Jerry Williams called the meeting to order at 6:30 p.m.

Everyone stood for the Pledge of Allegiance.

DISCUSSION/ADJUSTMENT TO THE AGENDA:

Commissioner Rachel Byrd presented the adjustments to the agenda: Police Department – Add “c” – Closed Session per G.S.143-318.11 for Personnel. Administration – Add #3 – Town Administrator COLA. Other Business: Add “A” – Schedule Proposed 2023-2024 Budget Meeting.

Commissioner Rachel Byrd made a motion to accept the adjustments to the Consent Agenda. Commissioner Jerry Williams seconded. All ayes. Motion carried.

CONSENT AGENDA:

Approval of items A through G.

Commissioner Rachel Byrd made a motion to accept the Consent Agenda. Commissioner Mike Thompson seconded. All ayes. Motion carried.

PUBLIC ADDRESS TO THE BOARD:

Citizens' Time:

Commissioner Mike Thomas informed the Public Works employees that he wanted to congratulate each ^{one} on a job well done. They each were doing a great job under the leadership of Public Works Manager, Andy Dick. They all work together like they have never done before. He recognized each one: David Thompson, Brian Harrison, Miguel Rodrigue, and Andy Dick.

The rest of the Board reiterated the same thing, they all stood and gave a round of applause for the great work that the Public Works employees were doing.

DEPARTMENTAL REPORTS

Zoning/Planning:

Mayor Pro-Tem, Jerry Williams opened the Public Hearing for the Petition for Zoning Amendment to rezone the foregoing property (1.4 acres) from R-8 District to R-30 District. The property is located on the North side of Pinebluff Lake Road between Longbrook Road and Flat Rock Road. The applicant is Nathali Delgado.

Town Clerk, Betty McDuffie informed the Board the 1.4 acres has been divided into two parcels on Pinebluff Lake Road and they are zoned R-8 (for mobile homes) but

Mr Delgado
He would like to rezone to R-30 (single family stick-built homes). The lots are over 30,000 sq ft each.

After discussion, Commissioner Guy McGraw made a motion to rezone the property on Pinebluff Lake Road to R-30. Commissioner Williams seconded. All ayes. Motion carried.

Police Department:

Police Chief, Pike Nordgren presented the Police Department's monthly report for April.

Commissioner Rachel Byrd made a motion to accept the Police Department's report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Police Chief Nordgren presented the Board information addressing the use of golf carts on the streets of the Town of Pinebluff. The information he got was from the Village of Pinehurst.

After discussion, Commissioner Guy McGraw made a motion to hold a Public Hearing for the public to come and discuss their feelings on the subject. Commissioner Mike Thomas seconded. All ayes. Motion carried.

After discussion, Commissioner McGraw made a motion to set the Public Hearing Wednesday, June 21st at 6:30 p.m. Commissioner Thomas seconded. All ayes. Motion carried.

Commissioner Byrd made a motion to go into Closed Session per G.S.143-318.11 for Personnel at 7:03 p.m. Commissioner Williams seconded. All ayes. Motion carried.

Commissioner Byrd made a motion to come back into the Regular Meeting at 7:32 p.m. Commissioner Williams seconded. All ayes. Motion carried. *Board*

Commissioner Byrd informed everyone that during Closed Session they discussed adjustments to the salary schedule. They also discussed promoting Officer Brandon Phillips to Sergeant for the next payroll.

Commissioner Byrd made a motion to approve the changes presented. Commissioner McGraw seconded. All ayes. Motion carried.

Commissioner Byrd informed everyone that they also discussed getting a donated K-9 dog for free from the "Throw away dog project".

Commissioner Byrd made a motion to accept the K-9 dog as a donation from "Throw away dog project". Commissioner Robbie Conley seconded. All ayes. Motion carried.

Police Chief Nordgren informed the Board that though the dog is free we will need to get equipment and training for the dog and his handler and that he had the money in this year's budget to cover it.

Commissioner McGraw made a motion that the Chief can spend up to \$15,000.00 in training and equipment within this year's budget. Commissioner Williams seconded. All ayes. Motion carried.

Fire Department:

Fire Chief, Jonathan Richardson presented the Fire Department's monthly report for April.

Commissioner Rachel Byrd made a motion to accept the Fire Department's report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Fire Chief Richardson informed the Board that that he had two (2) applicants for part-time firefighter instead of one (1), Logan DeBerry and Oden Rosenberg. We are waiting on the background check for Mr. Rosenberg.

After discussion, Commissioner Williams made a motion approve the hiring of Logan DeBerry and the hiring of Oden Rosenberg if he passes the background check from the State. Commissioner Byrd seconded. All ayes. Motion carried.

Streets:

Commissioner Robbie Conley presented the Street Department's monthly report for April.

Commissioner Conley made a motion to accept the Street Department's report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Town Clerk, Betty McDuffie informed the Board that we have to approve the NCDOT agreement for Municipal Mowing on State maintained streets.

Commissioner Conley made a motion to approve the Mayor signing the NCDOT contract. Commissioner Williams seconded. All ayes. Motion carried.

Water-Sewer:

Commissioner Robbie Conley presented the Water-Sewer Department's monthly report for April.

Commissioner Conley made a motion to accept the Water-Sewer Department's report. Commissioner Guy McGraw seconded. All ayes. Motion carried.

Commissioner Guy McGraw made a motion to give Tim and Amy Brewer a water leak adjustment of \$83.85 for a water leak in the crawl space under the house. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Parks, Recreation, and Cemetery:

Commissioner Mike Thomas informed the Board that annual cookout at the Lake would be Saturday, June 10th from 11:00 a.m. to 3:00 p.m. The parks, lake, and cemetery look good.

Commissioner Guy McGraw informed Commissioner Thomas that he gotten a quote from Ryan McBride for a survey for the Lake for the placement of a bathroom for \$1,900.00 this is a survey with as built, but you can more quotes.

Town Clerk, Betty McDuffie informed Commissioner Thomas that the Town has gotten Matt Callahan to surveying.

Commissioner Thomas made a motion to accept the Parks, Recreation, and Cemetery report as presented. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Building Inspection:

Commissioner Rachel Byrd presented the Building Inspection's monthly report for April.

Commissioner Byrd made a motion to accept the Building Inspection Report. Commissioner Jerry Williams seconded. All ayes. Motion carried.

Administration:

Commissioner Rachel Byrd presented the monthly tax reports for April.

Commissioner Byrd made a motion to accept the monthly tax reports.

Commissioner Jerry Williams seconded. All ayes. Motion carried.

Commissioner Byrd informed everyone that the Board had discussed giving Town Administrator, Melissa Adams instead of a 3% raise, we will take the 3% and put it in her 401-k.

After discussion, Commissioner Byrd made a to take the 3% and put it in Town Administrator Adams 401-k. Commissioner Williams seconded. All ayes. Motion carried.

Town Administrator Adams presented the Board the Fiscal Guidelines for the Town for information; also she informed the Board that she left the available fund balances at the close of each fiscal year percentage blank so that the Board may discuss and designate the percentage.

Unfinished Business:

None

New Business:

Fire Chief, Jonathan Richardson informed the Board that the new ice machine had been put in at the Public Safety Building.

Other Business:

After discussion the Board decided to schedule a Budget work shop for Tuesday, May 23rd at 5:30 p.m.

Announcements:

None

Adjournment:

Commissioner Jerry Williams made a motion to adjourn. Commissioner Rachel Byrd seconded. All ayes. Motion carried.

Meeting adjourned at 8:30 p.m.

Sincerely,

Betty O. McDuffie, CMC
Town Clerk