

TOWN OF COATS
Board of Commissioners
January 10, 2019
OFFICIAL MINUTES

I. ABSTRACT:

A scheduled meeting of the Board of Commissioners held on January 10, 2019 in the Board of Commissioners' Meeting Room at Coats Town Hall.

II. ROLL CALL:

Mayor Chris Coats, Mayor Pro-Tem Jerry Beasley, Commissioner John Raynor, Commissioner Allen Mosby and Commissioner Bob Hedrick were present.

Commissioner J C Allen was absent.

Attorney Alton Bain was present.

III. CALL TO ORDER:

A quorum being present, Mayor Coats called the meeting to order at 7:00 p.m.

Mayor Coats delivered the invocation and led those in attendance in the Pledge of Allegiance.

RESOLVED, to approve Agenda.

**MOTION BY: COMMISSIONER JOHN RAYNOR: SECOND BY: COMMISSIONER ALLEN MOSBY
APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

IV. APPROVAL OF CONSENT AGENDA:

RESOLVED, to approve Consent Agenda.

MOTION BY: COMMISSIONER JOHN RAYNOR: SECOND BY: COMMISSIONER ALLEN MOSBY

Mayor Pro-Tem Jerry Beasley questioned why the Solid Waste Budget Amendment #1 was under consent agenda. Town Manager Nick Holcomb stated that the amendment was only to have it on record of receiving funds from the County and that no action actually needed.

(Reference #1)

**APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

V. OLD BUSINESS:

A. Amend Project Ordinance #2

Nick Holcomb Town Manager presented an amended Project Ordinance #2 to cover for concrete paving which was approved during the December Board meeting. **(Reference #2)**

RESOLVED, to approve amended Project Ordinance #2.

**MOTION BY: COMMISSIONER ALLEN MOSBY: SECOND BY: COMMISSIONER BOB HEDRICK
APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

VI. NEW BUSINESS:

A. Surplus Property

Nick Holcomb Town Manager presented two properties to the Board to consider executing upset bid process to sell. Properties at 243 S. McKinley Street and E. Lemon Street. Mr. Holcomb presented acres, zoning and tax value for both properties adding that the market for selling commercial real estate is a little hot at this time. Mr. Holcomb suggested that the surplus properties to sell as negotiated offer, upset bid process and the option to refuse any offer. Mr. Holcomb recommended setting aside gains in a capital project fund for one-time expenses. **(Reference #3)**

Commissioner Allen Mosby inquired about the lot size and if the new zoning requirements were for this area.

Mayor Pro-Tem Jerry Beasley stated that he felt it was in the best interest of the Town to keep property on E. Lemon Street due to its location around other Town property.

RESOLVED, to authorize Town Manager to sell property at 243 S. McKinley Street at a minimum of \$22,000.

**MOTION BY: MAYOR PRO-TEM JERRY BEASLEY: SECOND BY: COMMISSIONER ALLEN MOSBY
APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

B. Talon Contingency Payment

Nick Holcomb Town Manager asked for input on two (2) Potential change orders for the Public Works Project which would come out of the contingency fund. **(Reference #4)**

A. Potential Change #1 - \$4,404 additional cost for material increase from February to March 26th for price of steel.

B. Potential Change #2 - \$3,445 additional cost for installing Driveway Pipe; undercut and backfill parking area.

Mr. Holcomb informed the Board concerning **Change #2**, that he and Rodney approved changes to the driveway and the parking area. Mr. Holcomb expressed concerns with the additional cost for the steel, which is **Change #1**.

Nick Holcomb Town Manager expressed that after changes made by the Board to the plans it took a couple of weeks for Tyrus to make all the changes prior to Talon Construction getting the final plans and ordering materials. During this time is when the steel prices changed.

The discussion among the Board was that the information concerning an increase in steel price should have been informed to the Town at that time. The Board agreed that if we owe the money then we should pay it, however they felt that we should work with Talon and meet in the middle of the price. The Board instructed Mr. Holcomb to ask Talon to show where in the contract that we would be liable for the price increase and have our Attorney to verify. Instructions were given to Mr. Holcomb to work with Talon and report to the Board at the February meeting.

Attorney Alton Bain stated to bring this **Change #1** back to the Board.

The Board instructed Mr. Holcomb to pay the **Change #2**.

C. Purchase Order Limit

Nick Holcomb Town Manager requested to increase Purchase Order limit from one hundred (\$100) to two hundred (\$200). Mr. Holcomb stated that this would save time for the departments and reduce the amount of paperwork that requires attention and tracking from Karen.

Commissioner Mosby inquired if increasing to three hundred (\$300) would work better for the departments and the procedures of the purchase orders.

The Board expressed that our department heads have showed how responsible they are pertaining to purchases and asked Town Manager and Town Clerk to pay close attention to all the expenditures.

RESOLVED, to increase Purchase Order Limit to three hundred (\$300).

**MOTION BY: COMMISSIONER ALLEN MOSBY: SECOND BY: COMMISSIONER JOHN RAYNOR
APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

D. CD Renewal

Nick Holcomb Town Manager presented the Board with a renewal CD for \$239,628 and recommended that the monies be transferred to NCCMT, which offers the best rate. Karen Wooten Town Clerk added that concerning the other institutions rates for CD's that moving the CD to NCCMT was the best decision. (**Reference #5**)

RESOLVED, to authorize moving \$239,628 to NCCMT.

**MOTION BY: COMMISSISONER BOB HEDRICK: SECOND BY: COMMISSIONER JOHN RAYNOR
APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

VII. MANAGERS & COMMITTEE REPORT:

Nick Holcomb Town Manager updated the Board on the following:

1. Condemnation of the property on Main Street – old kitchen – County on pause due to the State recommendation, however ready to move forward with demolition.
2. Performance review for Town Manager and Town Clerk. Mr. Holcomb asked the Board to review and fill out the forms to discuss during a closed session in February.
3. Review of the Town's accomplishments during 2018. (Reference #6)

Mr. Holcomb updated the Board for the Recreation Department in the absence of Mike Collins. Basketball in full swing and discussions going on concerning joining with Erwin Recreation for baseball and softball.

Chief Hall presented his stats for December 13, 2018-January 7, 2019. Chief Hall expressed his appreciation for the support and prayers during his absence and commended his staff for stepping up during his absence. (Reference #7)

Rodney Pleasant Public Works Director presented his report for the month of December. Mr. Pleasant informed the Board that plans are to start moving equipment into the new Public Works building on Friday. (Reference #8)

VIII. PUBLIC FORUM:

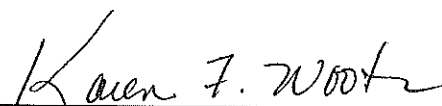
Mayor Coats opened Public Forum, hearing none Mayor Coats closed Public Forum.

IX. ADJOURN:


RESOLVED, to adjourn meeting.

**MOTION BY: COMMISSISONER JOHN RAYNOR: SECOND BY: COMMISSIONER BOB HEDRICK
APPROVED, AYES (4), MAYOR PRO-TEM JERRY BEASLEY, HEDRICK, MOSBY AND RAYNOR
NOES (0)**

Meeting adjourned at 8:12 p.m.



Karen F. Wooten, Town Clerk



Chris Coats, Mayor