



**Town of Fairview
Regular Town Council Meeting
July 13, 2021**

The following Council members were present: Mayor Phil Thomas, Jerry Clontz, Patricia Kindley, and Gary Wilfong. John Biggers was absent.

Others present: Joe McCollum, Town Attorney; Darrell Baucom, Financial Officer, Ed Humphries, Land Use Administrator / Deputy Clerk and Teresa Gregorius, Town Clerk, Spencer Thomas, Administrative Assistant

Agenda Changes

None

Approval of Agenda

Patricia Kindley made a motion to approve the agenda. Gary Wilfong seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Public Comments

None

Consent Agenda

- a) Accept Financial and Tax Reports as Information
- b) Accept Land Use Report as Information
- c) Accept Fund Balance Worksheet 2021-2022 report as Information
- d) Fairview Park Event Draft Minutes --- (No June Meeting)
- e) Fairview Park Facility June Draft Minutes --- Minutes Accepted as Information
- f) Planning Board June Draft Minutes --- Minutes Accepted as Information
- g) Approve Council Regular Minutes for June 8, 2021
- h) Floodplain Development Permit Fee - \$5,000.00; \$1,000.00 if engineered documentation is provided

Gary Wilfong made a motion to approve the consent agenda. Patricia Kindley seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Items of Business

Item 1: Discuss/Approve the Flood Damage Prevention Ordinance

Ed Humphries reported that he met with Terry Fox, with the state flood insurance program to audit Mr. Humphries and the town flood ordinance program. The audit went well. Mr. Fox suggested updating the town's ordinance dated August 13, 2018 and supplied Mr. Humphries with the NC Model Flood Damage Prevention Ordinance dated August 2020. Mr. Humphries reported that the Planning Board recommended the updated ordinance unanimously.

Mayor Thomas Opened Public Hearing

No Public Comments

Mayor Thomas Closed Public Hearing

The Council discussed. Patricia Kindley made a motion to approve the updated Flood Damage Prevention Ordinance as presented. Gary Wilfong seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Item 2: Renew Temporary Permit # TP 14-037

Ed Humphries presented Temporary Permit # TP 14-037 for renewal for six months (new permit will expire January 2022) in the name of Gregory Morgan- 6508 Morgan's Cove Road, Monroe, NC 28110. The permit would allow Morgan to add a manufactured home to his property (Parcel #08192012) for the purpose of caring for a relative—under Section 179 of the Fairview Land use Ordinance.

The Council discussed. Gary Wilfong made a motion to approve Temporary Permit # TP 14-037 for renewal for six months (new permit will expire January 2022). Jerry Clontz seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Item 3: Re-Appoint 3 members to Planning and Zoning Board

Ed Humphries reported that terms for 3 members of the Planning Board were up for re-appointment (Nancy Randall and Doug Buchanan with terms to expire July 2024 and Mike Medlin with term to expire December 2023).

The Council discussed. Patricia Kindley made a motion to approve re-appointing Nancy Randall and Doug Buchanan with terms to expire July 2024 and Mike Medlin with term to expire December 2023. Gary Wilfong seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Item 4: Re-Appoint 3 members to the Fairview Park Event Committee

Teresa Gregorius reported that 3 members of the Fairview Park Event Committee were up for re-appointment (Todd Donaldson, Spencer Thomas and Scott Cuthbertson with terms to expire May 2024).

The Council discussed. Jerry Clontz made a motion to approve re-appointing Todd Donaldson, Spencer Thomas and Scott Cuthbertson with terms to expire May 2024. Patricia Kindley seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Item 5: Discuss/Approve Purchasing 3 Acres Currently Known as Fairview Town Hall

Mayor Thomas reported that over the past several years the town, Union County School Board, Union County staff and Union County Commissioners have been in talks regarding the town purchasing the building currently used as town hall. The County and the School System have been working on a swap of property for some time now. The School System wanted property that the County owned, and the County wanted to take possession of the old Fairview School property in order to sell the property to the town and Fire Department (for a town hall and a new fire department building). The land/buildings are now available for purchase. The town would be purchasing approximately 3 acres and the building presently used by the town. Purchase money will come from fund balance (approximately \$150,000.00). Fairview Fire and Rescue will be purchasing the remaining approximately 6 acres to build a new fire department (after demolition of the old school building).

The Council discussed the purchase. Gary Wilfong made a motion to approve the purchase of approximately 3 acres known presently as Fairview Town Hall from Union County. Purchase money will come from fund balance (not to exceed \$150,000.00). Authorize the Mayor to review the final survey and sign all needed documents required for the purchase. Patricia Kindley seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Council Comments

Patricia Kindley reported that she had information regarding where renters in our area that have been impacted by COVID could seek assistance. The information will be put on the town website and Facebook page. She also noted that she is working on a historical article on the Fairview Fire Department.

Gary Wilfong reported that he had received several complaints regarding crop dusters in the area. Mr. Humphries reported that according to the town nuisance ordinance farming equipment is exempt.

Jerry Clontz reported he was working on information and pricing for a natural trail at the park. One of the first tasks will be to have an architectural drawing of the proposed trail site.

Mayor Thomas reported Darrell Baucom had been working on the NC Pandemic Recovery program and all paperwork had been sent in. Mayor Thomas also reported that he had received a survey from Union Power regarding broadband service. He suggested that everyone take the survey, information will be on the town website and Facebook.

Jerry Clontz made a motion to adjourn. Patricia Kindley seconded the motion. Council members Clontz, Kindley and Wilfong voted yes (3-0).

Respectfully submitted,

Teresa Gregorius
Town Clerk

Phil Thomas
Mayor

Approved this 10th day of August 2021