

**CITY OF GRAHAM  
REGULAR SESSION  
TUESDAY, FEBRUARY 6, 2018  
7:00 P.M.**

The City Council of the City of Graham met in regular session at 7:00 p.m. on Tuesday, February 6, 2018, in the Council Chambers of the Municipal Building located at 201 South Main Street.

**Council Members Present:**

Mayor Jerry Peterman  
Mayor Pro Tem Lee Kimrey  
Council Member Griffin McClure  
Council Member Chip Turner  
Council Member Melody Wiggins

**Also Present:**

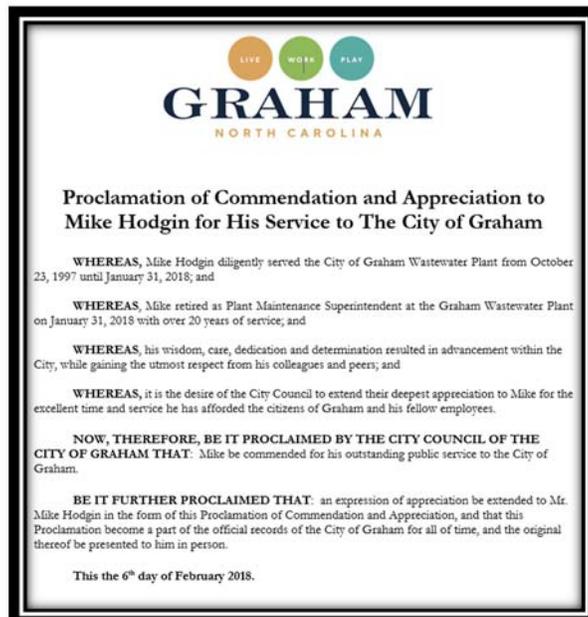
Frankie Maness, City Manager  
Aaron Holland, Assistant City Manager  
Darcy Sperry, City Clerk  
Nathan Page, Planning Director  
Keith Whited, City Attorney  
Alexa Powell, Planner  
Brian Faucette, Recreation & Parks Director  
Jeff Prichard, Police Chief

Mayor Jerry Peterman called the meeting to order and presided at 7:00 p.m. Reverend Dr. Derrick Thorpe Sr. of the First Baptist Missionary Church in Graham gave the invocation and everyone stood to recite the Pledge of Allegiance.

**Honorary Proclamations:**

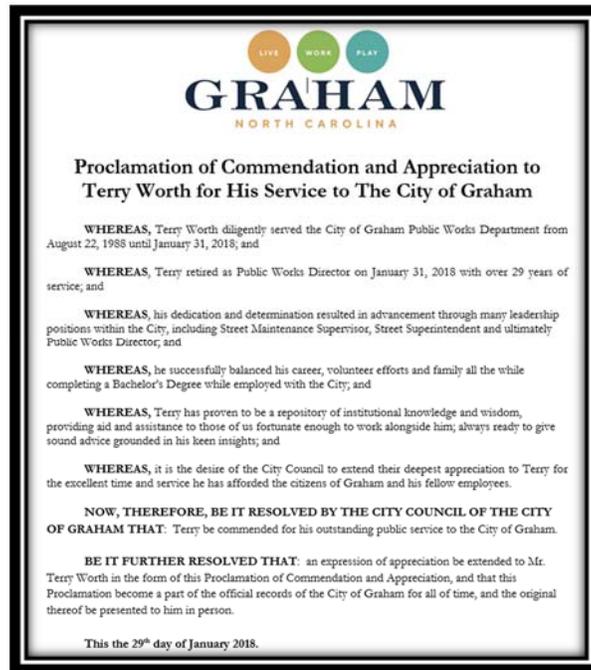
- *Mike Hodgin – Proclamation of Commendation and Appreciation for over 20 years of service to the City of Graham*

Mayor Peterman presented Mr. Mike Hodgin with a Proclamation of Commendation and Appreciation and a gift from the City. Mr. Hodgin thanked everyone and stated he appreciated the City.



➤ ***Terry Worth – Proclamation of Commendation and Appreciation for over 29 years of service to the City of Graham***

Mayor Peterman explained that Mr. Terry Worth was not in attendance. Mayor Peterman and City Manager Frankie Maness recently presented Mr. Worth with a Proclamation of Commendation and Appreciation along with a gift from the City.



**Consent Agenda:**

- a. Approval of Minutes – January 2, 2018 Regular Session***
- b. Tax Releases & Refunds***
- c. Tax Collector’s Mid-Year Report***
- d. Tax Collector’s Debt Set-Off Report***
- e. Remove Jerry Peterman from the Fireman Pension Fund***
- f. Appoint Tim Beshel to the Recreation Commission – term to expire June 30, 2018***
- g. Appoint Doug Rowe to the Graham Sports Hall of Fame Committee – term to expire June 30, 2023***
- h. Appoint Pat Moser to the Graham Sports Hall of Fame Committee – term to expire June 30, 2023***
- i. Approve Graham Recreation & Parks request to close the 100 block of W. Elm St. in downtown Graham from 5:00pm-11:30pm on May 24, June 28, July 26, August 23, September 13 (4:30pm-11:30pm to accommodate band) and September 27 for the 2018 Thursday at Seven Concert Series. Rain dates requested are: May 29, 31 - June 5, 7, 12, 14, 19, 21, 26 - July 10, 12, 17, 19, 24, 31 - August 2, 7, 9, 14, 16, 21, 28, 30 - September 4, 6, 11, 18, 20 - October 2, 4***

Mayor Peterman asked that item “a” be pulled from the Consent Agenda. He asked Council Members if they would like to pull any of the items from the Consent Agenda. Council Member Chip Turner asked to pull item “f”, while Mayor Pro Tem Lee Kimrey asked to pull items “b”, “g” and “h”.

Council Member Turner made a motion to approve items “c”, “d”, “e” and “i” on the Consent Agenda, seconded by Mayor Pro Tem Kimrey. All voted in favor of the motion.

Mayor Peterman pointed out grammatical errors in the minutes and asked City Clerk Darcy Sperry to correct. Mayor Pro Tem Kimrey made a motion to approve item “a” on the Consent Agenda, seconded by Council Member Griffin McClure. All voted in favor of the motion.

Mayor Pro Tem Kimrey asked Mr. Maness to explain the Homestead Exemption included in item “b”. Mr. Maness explained that this tax discount is based on a variety of factors. He mentioned age, income and disability and stated that one can make application to Alamance County to see if they qualify for this exemption. Mayor Pro Tem Kimrey made a motion to approve item “b” on the Consent Agenda, seconded by Council Member Melody Wiggins. All voted in favor of the motion.

Council Member Turner questioned the expiration date for item “f”. Ms. Sperry advised that this appointment is to fill an unexpired term. Mayor Pro Tem Kimrey asked whose term Mr. Tim Beshel would be fulfilling. Recreation and Parks Director Brian Faucette stated it is Mr. Gordon Miller’s term. Council Member McClure made a motion to approve item “f” on the Consent Agenda, seconded by Council Member Wiggins.

Mayor Pro Tem Kimrey inquired as to the length of term in items “g” and “h”, pointing out that the agenda states a six year term, while the City’s website states members serve three year terms. Ms. Sperry confirmed six years is correct and advised that she will update the website. Mayor Pro Tem Kimrey made a motion to approve item “g” on the consent agenda, seconded by Council Member Turner. All voted in favor of the motion. Council Member Turner made a motion to approve item “h” on the Consent Agenda, seconded by Council Member McClure. All voted in favor of the motion.

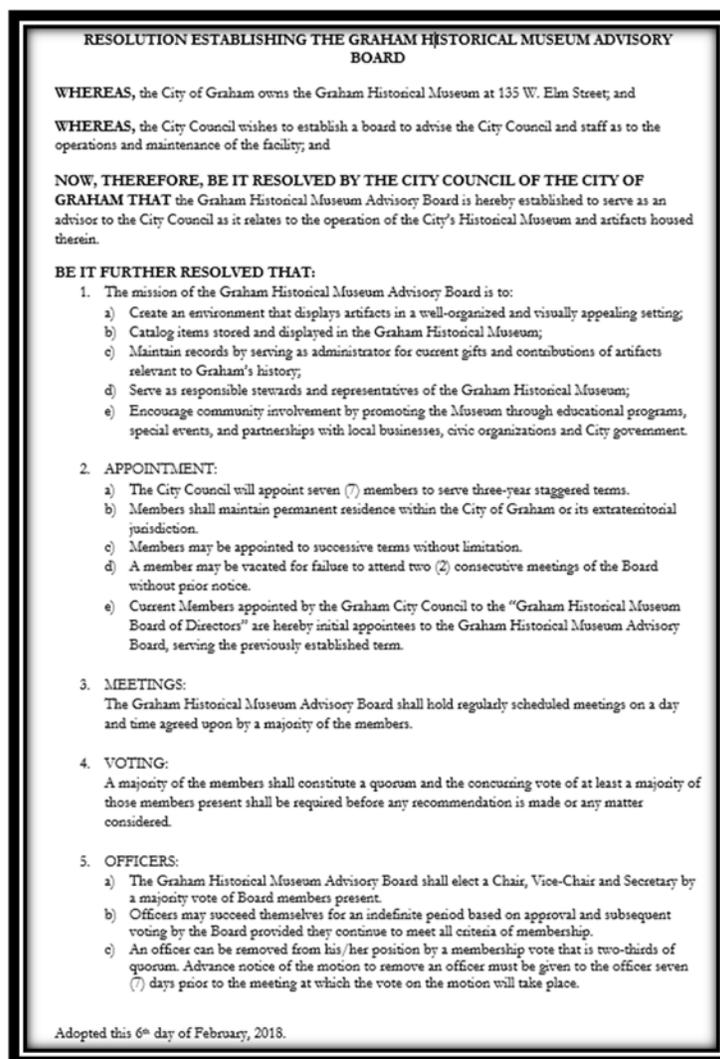
### **Old Business:**

#### ***a. Approve Graham Historical Museum Advisory Board Enabling Resolution***

City Manager Frankie Maness advised that while we have previously appointed volunteers to serve on the current Graham Historical Museum Board of Directors, there has been some uncertainty as to how this board came about. Members of this board have gotten together and drafted legislation for Council to consider adopting.

Mr. Tom Boney of the Alamance News wanted confirmation that the resolution, as written, makes this board an advisory board to the Council. Confirmation was given.

Council Member Wiggins made a motion to adopt the Resolution Establishing the Graham Historical Museum Advisory Board. Seconded by Council Member Turner. All voted in favor of the motion.



***b. Temporary Outdoor Sales Ordinance Update***

Assistant City Manager Aaron Holland explained that during the January 2, 2018 City Council meeting, Ms. Chelsea Dickey and staff presented language to Council for consideration and direction. Upon further discussion, Council directed staff to present proposed language at tonight's Council meeting based on the input provided by Council Members, business owners and citizens. He added that in an effort to resolve conflicting ordinances and provide clarity, staff is proposing language that provides an avenue for a vendor to operate on private property with permission from the property owner. This language also outlines criteria for operation including permitting, duration and signage regulations.

Council Members and staff discussed a number of things, such as, buffer areas, enforcement, outdoor sales on private property, location, number of days permitted and multiple vendors per parcel. Following the discussion, Mayor Peterman opened the discussion to the floor.

Mr. and Mrs. Chuck Talley of 808 Sideview Street Graham, Mr. Boney and Mr. Don Penny of Sutton's At The Wrike expressed concern with the language being proposed and that this agenda item had not been advertised. Mrs. Talley stated that it was her fear that Council would take action at tonight's meeting had the business owners not shown up to voice concerns.

Council and staff assured everyone that this was only added to the agenda per Council's request last month. Ultimately, Mayor Peterman asked for consensus from Council that this item will not be voted on until the June 2018 Council meeting. Consensus was given. Council Members encouraged those in attendance to contact staff with language they would like to see in this ordinance.

### **Downtown Revolving Loan Fund:**

City Planner Alexa Powell explained that the City of Graham received a \$50,000 Revitalization and Economic Development award for downtown revitalization. This money was provided by the State of North Carolina's Rural Development Division within the Department of Commerce. On September 15, 2017, Council Members voted to submit a proposal to the State to use these funds for a downtown revolving loan fund. Ms. Powell informed Council that the State approved this use of funds and requested the City of Graham provide an implementation plan. In the course of researching strategies for developing this revolving loan fund, City Staff identified The Rural Center as a potential resource to help manage this program and leverage these dollars to increase downtown investment. As a partnership, the City of Graham stands to gain an additional \$50,000 of value through the matching contribution to the loan fund by The Rural Center. Ms. Powell advised that there is a one-time setup fee of \$5,000 associated with training. To cover the cost of managing these funds, The Rural Center will use the interest earned off the loans, therefore, there is no ongoing expense to the City for this service.

Following a discussion between Council Members and staff with regards to interest rates, collection procedures, The Rural Center's record with such loans and the possibility of the City acting as the loan administrator, Mayor Peterman opened the discussion to the floor.

Mr. Boney asked who was eligible to apply and if there is a minimum or maximum amount for this loan. Mr. Maness stated that the parameters have yet to be set up. Mr. Jason Cox of 200 North Main Street and Mrs. Talley stepped forward and expressed concern with The Rural Center. Mr. Talley stepped forward and stated that he believes that lending money is not something the City should be involved in.

Council Members discussed what other options may be available for administering this revolving loan fund. They applauded Ms. Powell's efforts, but asked staff to come back with more viable options at the March 6, 2018 meeting. Mayor Pro Tem Lee Kimrey made a motion to deny and do not move to authorize the City Manager to sign the Consulting Agreement with The Rural Center, seconded by Council Member McClure. All voted in favor of the motion.

### **Pine Street Speed Limit:**

Planning Director Nathan Page explained that this request is to amend the speed limit on Pine Street from Holt Street to Melville Street from 35mph to 20mph. He added that activity in and around our downtown is poised for an uptick. Motorists in this area are increasingly likely to encounter conflicts as they travel near our downtown. With this realization, City staff as well as NCDOT have been evaluating this area for safety improvements. The subject segment of Pine Street presents multiple sources of conflict for motorists; including pedestrian crosswalks, intersections with multiple movements, a school, fire department, detention center, post office and future bike lanes. NCDOT has established a 20mph speed limit for Harden Street from the Oneida Mills to Dollar General. Harden Street runs parallel and has many similarities to Pine Street.

In addition, NCDOT is currently evaluating the speed limit for the intersecting block of Highway 87 in front of the Children’s Museum and City Hall, with the expectation that they will return a recommendation for a 20mph speed limit.

Following a brief discussion between Council and staff, Mayor Peterman opened the discussion to the floor. Ms. Jan Searls of 526 E. Pine Street stepped forward and asked Council to consider making the speed limit 20mph all the way down to Goley Street. Mayor Peterman advised that Council cannot take action on an item not on tonight’s agenda. He encouraged her to make this request to staff and staff will bring it back before Council.

With no further comments forthcoming, Council Member McClure made a motion to amend the speed limit on Pine Street from Holt to Melville from 35 to 20mph, seconded by Council Member Turner. All voted in favor of the motion.

### **Issues Not on Tonight’s Agenda:**

Mayor Peterman advised that he was moving this agenda item in front of the Closed Session.

Mr. Page introduced Mr. Kailen Zorzi, Mr. Aiden Loftus and Mr. Jeremy Keys, students from Elon University. Mr. Page explained that as part of their school project, this group is working on branding and positioning statements for the City of Graham. The three gentlemen presented Council with various branding and positioning statements and advised that they will return later this spring to present new logo options for Council to consider.

Mr. Paul Harden of 16 NE Court Square Graham expressed concern for the lack of parking enforcement in the downtown area.

### **Closed Session Pursuant to the Terms of N.C.G.S. §. 143-318.11 (a) (3):**

At 9:15 p.m. Council Member Chip Turner made a motion to go into Closed Session Pursuant to the Terms of N.C.G.S. §. 143-318.11 (a) (3): To consult with an attorney employed or retained by the public body in order to preserve the attorney-client privilege between the attorney and the public body, which privilege is hereby acknowledged, seconded by Mayor Pro Tem Kimrey. All voted in favor of the motion.

At 9:37 p.m. Mayor Peterman reconvened the regular meeting. He advised that City Attorney Keith Whited spoke to Council about zoning violations.

### **Issues Not on Tonight’s Agenda (continued):**

Mr. Maness reminded Council to check the calendar on their iPad for upcoming events.

Mayor Pro Tem Kimrey expressed concern that people don’t know where the City’s municipal parking lots are located and feels like this might be the time to revisit permanent wayfinding signage throughout the downtown area.

Council Member Turner stated that he has received complaints about larger vehicles taking up more than one space in the downtown area.

Council Member McClure and Council Member Wiggins stated they have received concerns about parking as well.

Mayor Peterman reminded Council that Friday, February 9, 2018 is the Fire Department's Annual Ladies Night Dinner.

At 9:41 p.m. Mayor Pro Tem Kimrey made a motion to adjourn, seconded by Council Member McClure. All voted in favor of the motion.

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Darcy Sperry, City Clerk