

**TOWN OF UNIONVILLE
MINUTES OF REGULAR MEETING**

The Town Council of the Town of Unionville met at 7:30 p.m. on Monday, April 18, 2016 in Town Hall, 1102 Unionville Church Road, Monroe, NC. Mayor Simpson and Commissioners Randy Baucom, Andrew Benton, Edd Little and Jaren Simpson were present. Commissioner Ken Brown was absent. Attorney Ken Helms was also present.

Everyone stood and recited the Pledge of Allegiance to the United States flag, after which Commissioner Jaren Simpson led the prayer of invocation.

Mayor Simpson welcomed everyone in attendance and called the meeting to order.

There were no public comments.

There being no corrections to the minutes of the March 21, 2016 public hearing and regular meeting, Mayor Simpson declared them approved as reviewed by Council.

Mayor Simpson recognized Budget and Finance Officer Darrell Baucom, who reviewed the Financial Statements, a copy of which is appended to these minutes. Mr. Baucom noted that the cash balance is \$2,399,000 versus last June's balance of \$2,357,000. Income is \$715 above budget of \$320,000; expenses are below budget \$13,000 mainly due to legal fees and contributions. In Activity Since Last Month, a donation to Unionville Volunteer Fire Department for CPR equipment is the only unusual item. In Pending Bills to be Paid, the large item is Barbee Lawn Care. The consensus of the Council was to pay pending bills.

Mayor Simpson recognized Scott Huneycutt with Union County Public Works Department. Mr. Huneycutt reviewed Union County's water and wastewater plans as they relate to Town of Unionville. He referred to two maps. Two CIP water projects will affect the Town, as they are nearby. The largest is \$160 million effort with Yadkin. Union County partnered with Town of Norwood several years ago to provide a new intake on Lake Tillery to bring water to Union County and build a new raw water treatment plant on the west side of the county. Currently, the main water supply for one-third of Union County is the Catawba River. The county will replace the existing water line on Sikes Mill Road, beginning engineering next month. The current water line has been in the ground about 30 years. The new line eight-inch line will be made of newer material which should last 30-50 years.

The Water & Sewer Short Water Line Extension Program opens enrollment July 1 each year. Owners within 1,000 feet of existing water mains may extend the water main to their property, pending Board approval. This provides a joint application for up to 6,000 feet if six neighbors join. The cost is \$50/foot to extend public water. They are averaging 10,000-12,000 feet per year serving 25-30 customers.

The wastewater master plan will follow along creeks, as the most cost-effective way is to use gravity. The northern part of Unionville has sewer from the Grassy Creek plant; service is provided to Piedmont Middle and Piedmont High Schools, Loxdale and Smith Field subdivisions. Everything south of this flows toward Monroe. If development were to occur along the Monroe Bypass, more development could be built in terms of sewer. The county plans to build a new wastewater treatment plant west of 601 near where the North Fork, South Fork and Crooked Creeks merge, pending Board approval.

Commissioner Simpson made inquiry as to the timeline for water hookup. Mr. Huneycutt projects the system to be in the ground and operating in 2022.

Commissioner Edd Little made inquiry as to the size of the water main on Sikes Mill Road. Mr. Huneycutt stated it will be an eight-inch pipe. Commissioner Simpson inquired as to the placement of the newer pipe. Mr. Huneycutt stated that engineers will make recommendations.

Mayor Pro-Tem Randy Baucom made inquiry as to the requirements for the Unionville Community Center to hook up to a forced sewer main. Mr. Huneycutt stated that it must gravity feed back to the pump station or the new force main. If the applicant submits a sketch plan, they will work with them.

Mayor Simpson made inquiry as to the number of gallons of water Union County is getting from Yadkin now and the cost of buying versus producing it ourselves. Mr. Huneycutt stated that the contract with Anson County is for 4 million gallons per day. In 2011, the county was unable to come to an agreement with Anson County, so they partnered with Norwood. Mayor Simpson asked how much consumption must there be for it to be cost-effective. Mr. Huneycutt stated that was difficult to answer, depending on several variables—the number of customers, their usage, rates and fees. The capacity fee is \$1,200 and the tap fee is \$400 per customer. Mayor Simpson asked how many gallons must pump through the line to pay for the line over the life of the system. Again, Mr. Huneycutt stated there are too many variables to answer—how much water is pumped and the size of the lines. Anson County charges \$2.45/100 gallons plus distribution, and the tiered rate can be found on the county's website. Mayor Simpson made inquiry as to the tiered rate structure—the more you use, the more it costs per volume. Mayor Simpson stated that this seems directly opposite of other industries—typically, the more you use, the less it costs. Mr. Huneycutt stated that the county devised an allocation plan a few years ago. It didn't have the capacity to meet demands, so it instituted the tier rate. They also try to promote water conservancy and extend capacity to new customers.

Mayor Pro-Tem Baucom asked if the new pump station will provide water to all of Union County. Mr. Huneycutt stated that the water treatment plant will pump to all of the customers in the county.

Commissioner Edd Little made inquiry as to the capacity from Norwood. Mr. Huneycutt stated that they can provide 28 million gallons per day if successful.

Mayor Simpson asked our cost-per-gallon compared to surrounding counties'. Mr. Huneycutt stated that Union County is affordable; in the low range in comparison to utilities their size.

Commissioner Andrew Benton made inquiry as to the 8-12 million gallons per day capacity and asked what volume of treatment chemicals is stored onsite. Mr. Huneycutt stated that it depends on several variables. The engineers will make recommendations regarding chemical usage and methods of storage.

Mayor Simpson asked if any studies had been done relating to the value of property when county water is available compared to its not being available. Mr. Huneycutt stated that no studies have been conducted, however, the close proximity of a fire hydrant decreases homeowners' insurance premiums.

Deputy Clerk Melody Braswell made inquiry as to whether the increase in infrastructure from 8-12 million gallons to 28 million gallons would mean the county would be able to extend capacity to more rural areas. Mr. Huneycutt stated that the likelihood of running water to non-developed rural areas is low, unless you participate in the short line extension program.

Mayor Simpson again addressed the idea that an increase in volume results in an increase in water rate, which is contrary to all business policies he's ever heard. If consumption is increased, that should result in savings. Mr. Huneycutt stated that it depends on the area, existing customers, how much used, etc. To optimize, usage should not exceed 8 million gallons per day.

Commissioner Little made inquiry as to whether everything must be done over if we go to 28 million gallons per day. Mr. Huneycutt stated that they will not; this plant will serve approximately 20 years. At that time, the water treatment plant will be expanded.

Mayor Simpson asked what the anticipated service time was for the existing system. Mr. Huneycutt stated that it was projected for 20 years and was started in the late 1970s.

Mayor Simpson recognized Melanie Miller, Executive Director of Arc of Union and Cabarrus. She thanked the Commissioners for allowing her to request funding again this year. The Arc provides free services to families with members who have intellectual and developmental disabilities. They operate Project Unify at Piedmont High School. Their goal is to unify special-needs and non-special-needs kids. Their First In Families program helped three families in Town of Unionville with a small grant program to cover medicines not covered by insurance. Mayor Pro-Tem Baucom made inquiry as to the Town's contribution staying within the Piedmont cluster. Ms. Miller confirmed that it will. She will also keep the Town updated on projects their contributions fund. Upon motion duly made by Andrew Benton, seconded by Randy Baucom, Council unanimously approved a donation of \$1,000 to Arc of Union and Cabarrus.

Mayor Simpson recognized Lions Club member Jim Walker, who thanked the Town for their past donations, and requested \$5,000 for the music at the July 4th festivities. Upon motion duly made by Edd Little, seconded by Randy Baucom, Council unanimously approved a donation of \$5,000 to the Lions Club.

Union County Arts Commission and Council on Aging will make presentations at the May 16, 2016 meeting.

In considering Planning Board appointments, upon motion duly made by Jaren Simpson, seconded by Edd Little, Council unanimously appointed Scott Barbee as Planning Board alternate. Upon motion duly made by Jaren Simpson, seconded by Randy Baucom, Council unanimously appointed Aaron Tarlton as Planning Board member. Upon motion duly made by Edd Little, seconded by Jaren Simpson, Council unanimously appointed Barry Baucom as Planning Board alternate.

In considering Board of Adjustment alternates, Randy Baucom nominated Ken Trull; Edd Little nominated Todd Loving and Edd Little nominated Gene Price. Upon motion duly made by Jaren Simpson, seconded by Andrew Benton, the nominations were closed and Council unanimously approved all three as Board of Adjustment alternates.

Mayor Simpson set a public hearing regarding Rezoning ZC-16-01 for Monday, May 16, 2016 at 7:00 p.m.

Mayor Simpson set a public hearing regarding Annexation #22 for Monday, May 16, 2016 at 7:15 p.m.

Clerk Gaddy reviewed the street light proposal for five light poles with banner rods on Town Hall property, as submitted by Ken Brown, Melody Braswell and herself. She asked that they review it and be prepared to discuss it at the May 16, 2016 regular meeting. Commissioner Simpson made inquiry as to who would maintain the light poles. Mrs. Gaddy stated that if the power company erects the poles, they will provide maintenance, but if the Town purchases them and has them installed, the Town is responsible.

In other business, Mr. Jonathan Thomas addressed Council, raising concerns regarding the future of Piedmont Recreation Association and the possibility of the Town to satellite annex the park into the Town limits, as they are unable to host twelve tournaments on Sundays according to their Special Use Permit with Union County. Attorney Ken Helms stated that the Town is unable to perform satellite annexations. Mayor Simpson stated that the Town is willing to help if the association will provide a contiguous voluntary petition for annexation.

In other business, Clerk Gaddy drew Council's attention to the thank-you note from Heritage Festival, and the invitation to the National Day of Prayer May 4th in Indian Trail. She then mentioned the tall grass in the roundabout at Five Forks. The NC Department of Transportation has crews mowing in Union County but it will be approximately five more weeks before they are able to mow the roundabout. Council asked Clerk Gaddy to contact Scott Barbee for a quote.

Mayor Simpson asked that everyone remember the Huntley family, whose three-year-old daughter was tragically killed in a recreational vehicle accident this afternoon. As a benediction, Mayor Simpson led a prayer for this family.

Respectfully submitted,

Sonya W. Gaddy
Clerk

Approved as to form:

R. Kenneth Helms, Jr., Town Attorney