

**TOWN OF UNIONVILLE
MINUTES OF REGULAR MEETING**

The Town Council of the Town of Unionville met at 7:30 p.m. on Monday, October 21, 2019 in Town Hall, 1102 Unionville Church Road, Monroe, NC. Mayor Baucom and Commissioners Brown, Little, Price and Simpson were present. Commissioner Andrew Benton was absent. Town Attorney Ken Helms was also present.

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

Mayor Baucom called the meeting to order and welcomed our only visitor, former Mayor Larry Simpson.

Upon motion duly made by Edd Little, seconded by Ken Brown, Council unanimously approved the minutes of the September 16, 2019 regular meeting.

Mayor Baucom then recognized Finance Officer Darrell Baucom, who reviewed the Financial Report, a copy of which is appended to these minutes. He stated that not much has changed since last month and noted the balances of the Certificate of Deposit and the account balances at BB&T Bank. The Town is unfavorable slightly on Income To Budget due to less than expected franchise fees. The Town is favorable on expenses due to lower maintenance and repairs, insurance and professional fees and partially offset by more contributions. Overall, the Town is \$4,000 favorable budget to income. Significant transactions are the \$3,000 donation to Piedmont High School for Student Government conferences, legal fees and Baucom Landscaping for third quarter grounds maintenance. Upon motion duly made by Ken Brown, seconded by Edd Little, Council unanimously approved payment of pending bills.

In considering the Resolution Opposing High Density Housing, and upon motion duly made by Edd Little, seconded by Jaren Simpson, Council unanimously approved tabling this decision, as City of Monroe has not decided on this issue yet.

In considering Text Amendment #TC-19-03, a text change to remove multi-family housing in RA-40 zoning in the Land Use Ordinance and Table of Uses, Commissioner Little clarified that this only takes multi-family zoning out of RA-40 and no other zoning districts. Land Use Administrator Gaddy confirmed that is correct. Upon motion duly made by Edd Little, seconded by Jaren Simpson, Council unanimously approved removing multi-family housing in RA-40 zoning, as the proposed zoning amendment is found to be reasonable and consistent with the recommendations of the Town's adopted comprehensive plan, the Town of Unionville Land Use Plan adopted March 20, 2006 and the Town of Unionville Land Use Ordinance effective October 1, 2003.

Mayor Baucom set a public hearing for Text Amendment #TC-19-04, a text change to reverse septic restrictions to Sections 238 and 239, requiring on-site sewage disposal facilities, in compliance with House Bill 495 for Monday, November 18, 2019 at 7:15 p.m. Land Use

Administrator Gaddy stated that the Planning Board will meet with Richard Flowe from N-Focus Planning on Monday, November 4, 2019 at 7:30 p.m. to discuss other options, as they have not yet made a recommendation on this text amendment. Mrs. Gaddy invited Council to join that meeting to hear Mr. Flowe's recommendations as a special Council meeting.

Land Use Administrator Gaddy reported that Code Enforcement Officer John Ganus is currently putting together language to address public nuisances the Council discussed at last month's meeting. He will send the suggested language to her as soon as it is completed.

Clerk Gaddy has arranged for a photographer to meet with Council and all appointed officials for photographs prior to the November 18, 2019 meeting at 6:45 p.m. prior to the regular meeting.

In other business, Attorney Helms reported that he has been in contact with Attorney John Burns regarding the appeal of Rezoning #ZC-18-03, for a Conditional Use Permit for mini warehouses on Sikes Mill Road. The appeal was filed on time, but was not filed procedurally correctly, and Mr. Burns will resubmit it. When Mayor Baucom receives it, the Town will respond at that time

In other business, Commissioner Brown reported that the Santa Claus suit the Town has been using for several years needs to be replaced. He has quotes from \$279 - \$500+ and stated that we should be able to purchase something for around \$300. Commissioner Price made inquiry as to the number of times the suit is used each year. Commissioner Brown stated that it is probably used 10-12 times per year. Upon motion duly made by Edd Little, seconded by Jaren Simpson, Council unanimously approved up to \$400 toward purchasing a new Santa Claus suit.

There being no other business, Mayor Baucom declared the meeting adjourned.

Respectfully submitted,

Sonya W. Gaddy
Clerk

Approved as to form:

R. Kenneth Helms, Jr., Town Attorney