



Town of Lake Lure

P. O. Box 255 • Lake Lure, NC 28746-0255 • 704/625-9983 • FAX 704/625-8371

Incorporated 1927

MINUTES OF THE REGULAR MEETING OF THE LAKE LURE TOWN COUNCIL HELD TUESDAY, FEBRUARY 13, 1996, 9:30 A. M. AT THE LAKE LURE MUNICIPAL CENTER

PRESENT: Mayor Max E. Lehner
Commissioner Bill Bush
Commissioner Carolyn Cobb
Commissioner Bethmyrl Rose
Commissioner Bud Schichtel

John R. Strutner, Town Manager
Sam Karr, Finance Director

ABSENT: N/A

CALL TO ORDER

Mayor Lehner called the meeting to order at approximately 9:30 a.m.

INVOCATION

Town Manager Strutner gave the invocation.

AUDIENCE OF CITIZENS

No one requested to speak under audience of citizens.

APPROVAL OF MINUTES

Commissioner Schichtel moved, seconded by Commissioner Cobb, to approve the minutes of the Tuesday, January 23, 1996 Regular Council meeting as written. The vote of approval was unanimous.

OLD BUSINESS:

A. Proposal from Hickory Nut Gorge Chamber of Commerce to Lease Space in the Old Community Center Building

Richard Coley, President of the Hickory Nut Gorge Chamber of Commerce, summarized the following letter of January 29, 1996 to Town Council regarding a proposal to lease space in the old Community Center Building:

This letter is to formally request that the Town of Lake Lure lease the Hickory Nut Gorge Chamber of Commerce the former police station offices located in the community center building. We have enclosed a set of plans showing the renovations to the building that we propose to make. In addition, we have included the estimated costs to complete this work. This includes installing a 2 1/2 ton heat pump, separating the electrical panel into separate panels for Chamber offices and the Community Center, and installing exterior windows in the front and side of the building.

We believe that this building would be the perfect location to have a visitors center in our community. Having it in this space would alleviate the volume of people who regularly come into the town offices looking for information and tying up town staff. It is centrally located and would be able to serve Chimney Rock, Bat Cave and Gerton.

We have made a proposal to the Rutherford County Tourism Development Authority (TDA) in which we ask them to join us in the visitors center by subleasing some of the office space in this building from the Chamber. In return, the Chamber will provide the TDA with the opportunity to tell all of our visitors about what is available on the eastern side of Rutherford County. This would include setting up displays in the visitor center area which focuses on events, businesses or other aspects which we and the TDA choose to emphasize such as recreation, retirement, etc.

The total cost to the Hickory Nut Gorge Chamber of Commerce to renovate this space is approximately \$10, 630. We would ask for a 2-year lease, rent free, with an option to renew the lease for an additional two years, rent free. The Chamber would agree to have the building open to the public during the busy season for tourists (April through October). This would be seven days a week from approximately 9:00 a.m. until 5:00 p.m. During the off-season, when traffic is much lighter, the building would be open on a slightly less frequent basis. The intent would be to keep the building open as much as possible in order to serve those visiting our area who are looking to for information or would like to use the restrooms. We would bear the cost and responsibility of cleaning and stocking the restrooms.

We would ask that the Town of Lake Lure be responsible for renovating the restrooms and making the necessary repairs to the roof and the exterior soffit and fascia.

We welcome any comments or ideas you may have regarding this proposal and appreciate your time and consideration. (Renovation plans attached)

Mr. Coley also told Town Council that if the chamber ever moved out of the community center building, that all renovations would remain in the building.

Mr. Coley agreed to bring back to Council members a draft copy of the proposed signage to be used by the Hickory Nut Chamber of Commerce.

Town Manager Strutner presented to Council members memorandums of February 5, and 12, 1996 concerning estimated costs for the Town to renovate its portion of the community center building in regards to the proposal from Hickory Nut Gorge Chamber of Commerce for a visitor center. (Memorandums attached)

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Mr. Coley agreed to connect the restrooms in the community center building into the chamber's heat pump system.

Commissioner Bush moved, seconded by Commissioner Schichtel, to do the following:

1. Retain the old community center.
2. Request the Town Manager to get quotations to accomplish items of work as outlined in his memorandum of February 12, 1996 in regards to community center (old) renovation costs.
3. Authorize the Town Manager to spend up to a maximum of \$25,000 out of the reserve contingency fund on renovations without further approval. If renovations costs exceed more than \$25,000, report back to Council members for further approval.

The vote of approval was unanimous.

Commissioner Rose moved, seconded by Commissioner Cobb, to do the following:

1. Accept a two-year lease with the Hickory Nut Gorge Chamber of Commerce for rent-free.
2. Start lease renegotiations after 18 months.

The vote of approval was unanimous.

It was the consensus of Town Council to authorize the Town Manager and Town Attorney to draft a two-year lease agreement between the Town and the Hickory Nut Gorge Chamber of Commerce dated April 1st and bring back to Council for review.

OLD BUSINESS:

**B. Board Appointment -- Lake Lure Golf Course
Advisory Committee**

Mayor Lehner stated that Council members will need to select five members to serve on the Lake Lure Golf Course Advisory Committee. Three members of the five are to serve a two-year term and two members are to serve a one-year term.

Town Council voted by ballots on the following nominees to the Lake Lure Golf Course Advisory Committee:

- | | |
|-------------------|--------------------------|
| 1. Jerry Wright | 5. Alex Karr |
| 2. Louis McKinney | 6. Woodrow (Woody) Price |
| 3. Russell Maze | 7. Harry Fritchman |
| 4. John Thompson | |

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Town Manager Strutner announced the final results of the five selected to the Lake Lure Golf Course Advisory Committee. The following were appointed to serve on the Lake Lure Golf Course Advisory Committee:

1. Alex Karr (two-year term)
2. Russell Maze (two-year term)
3. John Thompson (two-year term)
4. Woodrow (Woody) Price (one-year term)
5. Harry Fritchman (one-year term)

Mayor Lehner stated that the members of the Lake Lure Golf Course Advisory Committee were not to get involved in the operations of the golf course.

Mayor Lehner also requested that the Town Manager and the Town Clerk notify the new members appointed to serve on the Lake Lure Golf Course Advisory Committee of their appointment.

OLD BUSINESS:

C. Set fees for the Lake Lure Golf Course

Commissioner Bush moved, seconded by Commissioner Schichtel, to approve the following Golf Course rates as presented by Mayor Lehner and review the rates again on or after November 1, 1996. The vote of approval was unanimous.

WEEKEND & HOLIDAYS

No. Holes	Green Fee	Cart Fee	Total
9	\$10.00	\$8.00	\$18.00
18	\$13.50	\$8.50	\$22.00

WEEK DAYS

No. Holes	Green Fee	Cart Fee	Total
9	\$10.00	\$6.00	\$16.00
18	\$10.00	\$8.00	\$18.00

SENIOR DAYS

(Monday through Friday)

No. Holes	Green Fee	Cart Fee	Total
9	\$9.00	\$5.00	\$14.00
18	\$9.00	\$7.00	\$16.00

ANNUAL MEMBERSHIP RATES

Current Rates Effective Through March 31, 1996

Single	\$175.00
Family (2)	\$250.00
Additional (+)	\$ 25.00

Rates Effective April 1, 1996

\$200.00
\$275.00
\$ 35.00

OTHER OLD BUSINESS

There was no other old business.

NEW BUSINESS:

- A. Review Proposed Ordinance Amending Chapter 85, Lake Regulations Section 85.55, Water Skiing; Section 85.53 (B), Regulations Regarding Operation of Boats; Restricted Areas; and Section 85.50, Definitions, of the Code of Ordinances of the Town of Lake Lure, North Carolina, 1994, as amended**

Commissioner Schichtel moved, seconded by Commissioner Bush, to adopt the following proposed Ordinance as amended (amending Chapter 85, Lake Regulations, Section 85.55, Water Skiing; Section 85.53 (B), regulations regarding operation of boats; restricted areas; and section 85.50, definitions; of the code of ordinances of the Town of Lake Lure, North Carolina, 1994, as amended). The vote of approval was unanimous.

AN ORDINANCE AMENDING CHAPTER 85, LAKE REGULATIONS, SEC. 85.55, WATER SKIING; SEC. 85.53 (B), REGULATIONS REGARDING OPERATION OF BOATS; RESTRICTED AREAS; AND SEC. 85.50, DEFINITIONS; OF THE CODE OF ORDINANCES OF THE TOWN OF LAKE LURE, NORTH CAROLINA, 1994, AS AMENDED

WHEREAS, the Lake Advisory Committee of the Town of Lake Lure upon evaluation of Sec. 85.55, Sec. 85.53 (B), and Sec. 85.50 of the Code of Ordinances of the Town of Lake Lure has recommended that said sections should be amended to cover other types of water sports, in addition to water skiing, which involve being towed behind a boat; and to extend the permitted time to tie a water vehicle at a Town public dock from one hour to two and a half hours; and

WHEREAS, the Town Council of the Town of Lake Lure deems it to be in the best interest of the health, safety and welfare of the Town to amend Section 85.55, Section 85.53 (B), and Section 85.50 of the Code of Ordinances;

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF LAKE LURE, NORTH CAROLINA MEETING IN REGULAR SESSION AND WITH A MAJORITY OF THE COUNCILMEMBERS VOTING IN THE AFFIRMATIVE:

SECTION ONE. To amend Section 85.55, Water Skiing, of the Code of Ordinances of the Town of Lake Lure, 1994, as amended, by deleting said Section 85.55 in its entirety and adopting in its place the following:

Section 85.55 WATER SPORTS.

(A) All persons involved in water sports in Lake Lure shall wear proper U.S. Coast Guard approved life vest gear. No more than two persons engaged in water sports may be towed behind one boat (with the exception of water skiing shows permitted by the town).

(B) No person shall engage in water sports in any cove of less than 300 feet in width or in any cove marked by "no wake" buoys.

SECTION TWO. To amend Section 85.53 (B), Regulations Regarding Operation of the Code of Ordinances of the Town of Lake Lure, 1994, as amended, by deleting said Section 85.53 (B) in its entirety and adopting in its place the following:

Section 85.53 REGULATIONS REGARDING OPERATION OF BOATS;
RESTRICTED AREAS.

(B) No water vehicles shall be tied to any town public dock for longer than two and a half hours, except for boats owned or permitted in the name of the town, unless special permission is received from the Town Manager.

SECTION THREE. To amend Section 85.50, Definitions, of the Code of Ordinances of the Town of Lake Lure, 1994, as amended, by adding the following new definition thereto:

WATER SPORTS. Water skiing, knee boarding, wake boarding, tubing, and other similar activities which involve being towed behind a boat.

This ordinance shall become effective immediately upon its adoption.

Adopted this 13th day of February, 1996.

Mayor Max E. Lehner

ATTEST:

Town Clerk

APPROVED AS TO FORM:

Town Attorney

NEW BUSINESS:

B. Review Duke Power Easement Request

Sam McGuirt, District Manager of Duke Power Company, presented to Council members the following letter of February 6, 1996, requesting the Town of Lake Lure to grant a right-of-way to relocate a power line:

Duke Power Company proposes to relocate the power line serving the Sunny View area. Relocation of this line to Highway 9 will reduce the exposure to trees that now exists with the line going cross country in the vicinity of the Lake Lure Golf Course, and allow for quicker response to the line if repairs are needed.

The relocation of this line and the associated enhanced reliability will be a benefit to the whole area around Lake Lure.

Duke Power Company requests a right-of-way from the Town of Lake Lure to install poles along Highway 9 between Cane Creek Baptist Church and the Girl Scout property. Attached, is a drawing of the proposed line route.

Right-of-way has been granted by the Dotson's and Ms. Betty Smith Justice. The Mecklenburg Girl Scout Council is processing the request and verbal consent has been given.

Thank you for your consideration of this request.

Commissioner Schichtel moved, seconded by Commissioner Cobb, to approve the request from Duke Power Company for a right-of-way from the Town of Lake Lure to install poles (maximum of 4 poles) along Highway 9 between Cane Creek Baptist Church and the Girl Scout property. The vote of approval was unanimous. (Agreement and drawing attached)

NEW BUSINESS:

C. Review Proposed Rental/Usage Policy for the Lake Lure Community Center (new and old) and the Lake Lure Pavilion

Town Manager Strutner presented to Council members a memorandum of February 6, 1996 regarding a draft policy (Town policies governing usage of and rental fees charged for the Pavilion, Community Center and the Municipal Center's Community Hall). (Memorandum attached)

It was the consensus of Town Council to delay action on the proposed rental/usage policy for the Lake Lure Community Center (new and old) and the Lake Lure Pavilion for further review until the next regular scheduled Council meeting.

Town Manager Strutner asked Council members to give more firm guidelines on who qualifies for exemptions and reduced fees.

Town Council asked Town Manager Strutner to contact Mr. R. A. Hutto regarding the possibility of purchasing the tables used in the old community center which are currently owned by the VFW group.

OTHER NEW BUSINESS

There was no other new business.

STAFF REPORTS

Town Manager Strutner reported that the Town issued a purchase order for repairs to the dredge in the amount of \$6,500 which will be paid out of the contingency fund. Mr. Strutner announced that the generator for the Hydro plant has been delivered.

Finance Director Karr reported that the Town's major expense for the month of January was a scheduled payment for \$27,200 to Clifton Corporation for gate hoists at the Hydro plant. The Town's major revenue for the month was \$189,199.61 from Ad Valorem 1995 tax collections.

Karr also requested that Council members make a new motion to clarify the original motion in regards to the appropriation of \$25,000 from the reserve contingency fund for community center renovations.

Commissioner Bush moved, seconded by Commissioner Schichtel, to amend the original motion to transfer \$25,000 out of the reserve contingency fund (account #109100.1000) into the community center maintenance account (#106230.1500) as recommended by Finance Director Karr. The vote of approval was unanimous.

COUNCIL COMMENTS

Mayor Lehner requested that the Town Manager and the Finance Director provide Council with a financial summary of what has been spent to date on construction and equipping the Municipal Center and a list of items that are still to be acquired with cost estimates.

Mayor Lehner reminded Council members about the school for newly elected City officials, February 27 -- 29, 1996, at The Radisson, Asheville.

Mayor Lehner announced that a community planning and land use workshop was being held in Forest City on Thursday, February 29th for Local Governing Board, Planning Board, Zoning Board of Adjustment and staff members and other interested persons. Anyone interested in attending this workshop should contact the Town Clerk.

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Mayor Lehner said that the appreciation dinner for the Town Council, and various boards/committees will be held at the Fairfield Lakeview Restaurant, on March 30th. He anticipated approximately 67 attending.

Mayor Lehner announced that the "Open House" for the Municipal Center will be held on March 4th and that the County had accepted the invitation from the Town to have their next regular Council meeting that same day at 10:00 a.m. Lehner stated that Commissioner Bush and Commissioner Cobb were the planning committee for the open house.


Commissioner Rose moved, seconded by Commissioner Cobb, to send Bob Washburn, Chairman of the Lake Advisory Committee, as representative of the Town, to the Southeastern Lakes Management Conference in Huntsville, Alabama on March 20-23, 1996 and to cover his expenses (transfer out of the reserve contingency fund into the Lake fund). The vote of approval was unanimous.

ADJOURNMENT

With no further items of discussion, Commissioner Rose moved, seconded by Commissioner Cobb, to adjourn the meeting. The vote of approval was unanimous.

ATTEST:


Mary A. Flack, CMC/AAE
Town Clerk


Mayor Max E. Lehner

Section 85.53 REGULATIONS REGARDING OPERATION OF BOATS:
RESTRICTED AREAS.

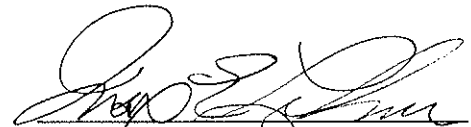
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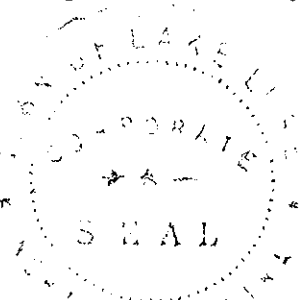
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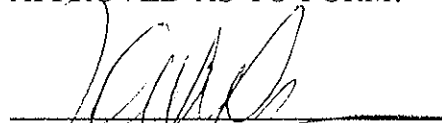

(Mayor Max E. Lehner)



ATTEST:


Town Clerk

APPROVED AS TO FORM:


Town Attorney

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