

REGULAR MEETING
BOARD OF ALDERMEN
TOWN OF WAYNESVILLE
FEBRUARY 25, 2003
TUESDAY - 7:00 P.M.
TOWN HALL

The Board of Aldermen held a regular meeting on Tuesday, February 25, 2003. Members present were Mayor Henry Foy, Aldermen Gavin Brown, Gary Caldwell, Libba Feichter and Kenneth Moore. Also present were Town Manager A. Lee Galloway, Town Clerk Phyllis McClure and Town Attorney Michael Bonfoey. Mayor Foy called the meeting to order at 7:00 p.m.

Approval of Minutes of February 11, 2003

Alderman Caldwell moved, seconded by Alderman Moore, to approve the minutes of the February 11, 2003 meeting as presented. The motion carried unanimously.

Presentation of The Main Street Lighting Award

In late January, Mayor Foy and Main Street President Mark Clasby were in Salisbury to accept the State's award for the best public-private partnership effort in the Millennium Lighting Project on Main Street of Waynesville. Also present at that time were Alderman Libba Feichter, Main Street Director Ron Huelster, Main Street Assistant Buffy Messer and Town Manager Lee Galloway. At that same time Buffy Messer was recognized with an award as Main Street Champion, one of those who contribute much to make the downtown business areas progressive and successful.

Mark Clasby and Ron Huelster attended the meeting and presented the award to the Mayor and Board of Aldermen. Mr. Clasby said Waynesville is very fortunate to have the partnership between the Downtown Waynesville Association and its Board of Aldermen. He thanked the Mayor and Board of Aldermen for their commitment in making Downtown Waynesville a successful program. This is a good example of how successful public-private partnerships can be. An award was also presented to Alderman Gary Caldwell who served on the Main Street Lighting Committee.

Alderman Brown said when you see the results of partnerships and awards such as this, it is one of the reasons someone enjoys serving on a Board. Alderman Feichter said this is something Waynesville should be very proud of. She pointed out that you don't have to go very far without realizing the reputation Waynesville has and hearing comments about how successful its downtown is. Alderman Caldwell said he was honored with the award presented to him by the Downtown Waynesville Association.

Alderman Brown said he recently had the opportunity to walk along Main Street and hear the audible devices located at the crosswalk for the visually impaired. Manager Galloway said this request was made to Police Chief Hollingsed from a group of visually impaired citizens. Once this request was

forwarded to the NC Department of Transportation they promptly installed the devices. Alderman Brown said this is one of the ways Waynesville tries to accommodate all people.

Representatives of the Volunteer Center Regarding the Playground Project

Almost two years ago, representatives of the Volunteer Center appeared before the Board asking support for the efforts to construct a playground structure in the Vance Street park with the use of community volunteers. Mr. Larry Leatherwood appeared at that time and explained the project, and the Town pledged \$30,000 toward the engineering and architectural design of the structure. The Volunteer Center then began the process of raising funds necessary to buy the materials for the project, and volunteers from throughout the county and beyond came together last April to construct the playground.

The Volunteer Center has now advised that their efforts were so successful and the community support for this project so strong, that they have a sum of money left over from their fund raising efforts. They realize that the playground, being primarily constructed of wood, will require weatherproofing and sealing over the years. The Center would like to transfer the remaining funds to the Town of Waynesville to be placed in the special fund to be used specifically for maintenance of the playground.

Elaine Kuhl and Larry Leatherwood attended the meeting. Ms. Kuhl presented a check to the Board of Aldermen in the amount of \$28,080.07 for future maintenance of the playground. She said the construction of the playground was one of the most fantastic experiences in her life. She expressed thanks to all the sponsors, volunteers and to Larry Leatherwood who coordinated the event. There were close to 1,800 volunteers who worked on this project. Larry Leatherwood said one day would be set aside each year to celebrate the birthday of the playground. The playground will be closed and volunteers will gather to make any necessary repairs. Birthday cake will be served. Mr. Leatherwood said the sense of community was outstanding and projects such as this build a sense of who you are. Ms. Kuhl said a human race would be held in May which will help to raise money for all organizations.

The Board thanked Ms. Kuhl and Mr. Leatherwood for all their work.

Larry Ammons and Jay Hinson - Discussion Regarding Former Dayco Property and Economic Development Activities

Mr. Jay Hinson, Executive Director of the Economic Development Commission and the Haywood Advancement Foundation, attended the meeting to discuss the status of the former Dayco property. Mr. Larry Ammons was unable to attend the meeting.

Mr. Hinson reported that slow progress was being made. Signs have been put up on the property showing that the Haywood Advancement Foundation is working on the property. He thanked the Town for putting the signs up. Mr. Hinson reported that a \$200,000 grant had been submitted to the EPA and it is now on the short list. If this grant is approved, the money will be used for environmental assessments and engineering issues. The Haywood Advancement Foundation will

then proceed to apply for another \$200,000 grant for remedial efforts to include removal of asbestos, lead paint and transformers containing PCB oils. Once this is done they can move forward with redevelopment work. According to EPA representatives, the remediation process may take about two years. The warehouse property is usable now. Mr. Hinson added that this property is in a State Development Zone (tier 1) which offers tax incentives to industries of \$12,500 per employee compared to \$3,000 per employee in other tiers.

It may be possible for 20, 25 or 30 small industries to locate on this property, each with 100 or less employees. Some possible industries would be components for auto industry, plastics, etc. Public hearings will be held to gain input from the public regarding what they feel should be located there. Alderman Brown pointed out that Waynesville's Land Use Study encourages mixed development. Mr. Hinson said this is one reason for the public hearings

Haywood County has requested to house their Sheriff's Department and Magistrate Operations at this site while the new Justice Facility is under construction. They would like to use the old cafeteria complex. Mr. Hinson said he is also working with Mountain Projects to use space to bring logs to split for Mountain Projects clients to use as firewood.

Mr. Hinson also provided an update on the Lea Industrial Park property. He said Lazy Boy has accepted a proposal to redevelop the property into a condominium industrial type project in which pieces of the park would be sold to industries. There is also some discussion with Haywood Community College regarding a program which Mr. Hodges has some interest in.

The Mayor and Board of Aldermen thanked Mr. Hinson for the update. No action was necessary.

Roscoe Wells - Invitation to Meeting on March 20

Mr. Roscoe Wells attended the meeting to extend an invitation to the Mayor and Board of Aldermen to attend a meeting on Thursday, March 20 at 7:00 p.m. in the High Tech Center Auditorium. This meeting is sponsored by "Citizens in Action" and will be moderated by Mr. David Erickson. The meeting is to further facilitate communication between citizens and the County Commissioners. Sheriff Tom Alexander will be available to answer questions regarding the jail. Mayor Foy expressed appreciation to Mr. Wells for trying to do this and said hopefully there would be a good dialogue with the County. Alderman Brown said the Haywood Advancement Foundation project involving the former Dayco property is a good example of the Town and County working together. He added that the County should be applauded for their efforts. Mayor Foy said Haywood County, Town of Waynesville and everyone else wants to see jobs in Haywood County. No action was necessary.

Board of Aldermen Retreat

Manager Galloway reminded the Board that their Retreat will be Friday, February 28 at the Waynesville Country Club from 8:00 a.m. until 5:00 p.m. Planning issues, community appearance, code enforcement, economic development, finance, infrastructure, watershed issues and recreation will be discussed. Manager Galloway distributed reports regarding substation issues and property

tax assessments for the Board to consider and discuss at the retreat.

Suggestion by Alderman Moore for Additional Holiday for Town Employees

Alderman Kenneth Moore said the Town of Waynesville's employees are some of the finest employees you will find anywhere. He said they did not complain during the budget crisis when they did not receive their cost of living and merit increases. He asked if it would be possible to give the employees an additional holiday, possibly one for their birthday. Manager Galloway said the Board has the authority to grant this added benefit and may want to discuss this during the budget process. Manager Galloway agreed that Waynesville's employees are some of the best he has ever seen. This is one reason the Board granted a 2% cost of living increase in January 2003 and almost doubled their Christmas bonus to show their appreciation. No action was necessary.

Adjournment

With no further business, Alderman Brown moved, seconded by Alderman Moore, to adjourn the meeting at 7:52 p.m. The motion carried unanimously.

Phyllis R. McClure
Town Clerk

Henry B. Foy
Mayor