

REGULAR MEETING  
BOARD OF ALDERMEN  
TOWN OF WAYNESVILLE  
APRIL 25, 2006  
TUESDAY - 7:00 P.M.  
TOWN HALL

The Board of Aldermen held a regular meeting on Tuesday, April 25, 2006. 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, Administrative Intern Alison Melnikova and Acting Town Attorney Stephen Martin. Mayor Foy called the meeting to order at 7:00 p.m.

Approval of Minutes of April 11, 2006

Alderman Caldwell moved, seconded by Alderman Moore, to approve the minutes of the April 11, 2006 meeting as presented. The motion carried unanimously.

Request of Central Elementary School to Close a Portion of Joy Lane May 13, 2006

A letter was received from John Sanderson, Principal of Central Elementary School, in which he requested approval to close a portion of Joy Lane for a period of time on Saturday, May 13, 2006. Central Elementary is planning to hold the Kaleidoscope Children's Festival on that day between the hours of 1:00 and 6:00 p.m. The request is that the street be closed beginning at noon on that date so that activities can be set up.

Mr. Sanderson said contacts have been made with neighbors of the school to advise them of the plans and the request for the street closing. He said all but one of the nearby residents will be able to access their property through Bryson Street or Daisy Avenue, and the resident who would be blocked out plans to be out of town that weekend anyway.

Mr. Sanderson invited the Board to attend the activities scheduled the following week. He said they would receive formal invitations for these events and he hoped they would have time to attend.

Town personnel could drop off barricades for the school on Friday, May 12, and retrieve them on Monday, May 15, so there would be no extra labor costs involved for Town personnel. Police and Fire Departments as well as the Haywood Emergency Management Services will be notified so that they will be aware that the street is blocked. It was recommended that Joy Lane be closed to vehicular traffic between the hours of 12:00 noon and 6:00 p.m. on Saturday, May 13.

Alderman Brown moved, seconded by Alderman Moore, to approve the request to close a portion of Joy Lane on May 13, 2006 as requested. The motion carried unanimously.

### Annexation Petition - The Great Laurels, Inc.

For some time now, plans have been discussed on a residential development to be located to the south east of the intersection of U. S. Route 276 and U. S. Route 19 north of Waynesville. The developer of this tract intends to connect the property to the Town's sewer lines, and as required by Town ordinances, whenever a request for sewer service is received for property located outside of the Town's corporate limits, it must be accompanied by a petition for annexation into the Town.

Alderman Caldwell moved, seconded by Alderman Feichter, to instruct Town Clerk Phyllis McClure to investigate the sufficiency of the petition. The motion carried unanimously. (Res. No. 13-06)

### Report by Town Manager Galloway on New Fire Station 1

Town Manager Galloway said he and Fire Chief Bill Fowler, Assistant Fire Chief Joey Webb, Town Planner Paul Benson, Land Use Manager Byron Hickox and Administrative Intern Alison Melnikova spent about five hours with the Architects earlier today to review preliminary drawings for the new fire station. He said there are a few things, including set back issues which will need to be worked out. Brick facade or hardy plank could be used for the building's exterior and can be bid separately for price comparison. A metal roof is recommended with an approximate 40 year life expectancy; however alternate bids can be requested for asphalt shingles.

The fire station will have four fire bays with space available on the side of the property closest to Mountain View Tire for an additional fire bay in the future. Space is available on the other end of the property for additional bedrooms in the future if needed. When the adjacent property was developed by Phil Mechanic, runoff from that property was diverted to Main Street. However, some of the abandoned pipe was left on this property allowing ground water to enter the property. Some of the soil will be removed and replaced with dry material and gravel. A rain garden is proposed in the corner area for drainage. The area would contain mulch and plants capable of absorbing a large amount of moisture. Some of the firemen have suggested constructing an area in the corner, similar to Carolyn's Pointe on North Main Street, on which to place a memorial to honor deceased Firemen Mike Warren, Wayne Yarborough and Former Fire Chief Lawrence Curly.

On site parking for the facility was discussed, as well as the possibility of parallel parking along Broadview Road. Parking may also be available in the parking lots in the area when the businesses are closed in the evening.

The Fire Chief would like to have a meeting room and several options were discussed. The exercise equipment could be moved into the two proposed bedrooms or removed from the fire station with the firemen using the exercise equipment at the Recreation Center. The architects plan to return in one to two months with changes. Money can be saved by hiring a local firm such as NEO to remove the asbestos and begin the construction on a clean site and town crews

could install storm drainage. However, there are some concerns with the deepness of the storm drainage system. The Town will need a large amount of fill material for the site.

Manager Galloway encouraged the Board to ask questions and come by Town Hall for further review of the fire station plans.

### Work Begins on Budget

Manager Galloway said he and Finance Officer Eddie Caldwell have been spending a lot of time on the budget. Water and sewer funds have been completed but they are experiencing problems with the electric fund because of fuel adjustments and the substation. The General Fund is \$900,000 in the red and gasoline is \$60,000 over budget so far this year. Town crews have taken measures to reduce fuel consumption.

Manager Galloway said he hopes to present the budget to the Board at their regular meeting scheduled for May 9. Budget workshops can be scheduled beginning the week of May 15.

### Discussion Regarding Retirement Center

A representative recently presented a retirement center proposal to the Board of Aldermen at a special meeting on May 29. Alderman Brown suggested meeting with Economic Development Director Mark Clasby and Representative Ray Rapp to discuss a retirement center. It was felt that Representative Rapp may be able to help Waynesville get a Certificate of Need and to assist the Town in counting the number of units. It was felt that it should be mentioned that the actual census count is not an accurate number to be used. The Board felt that the study has merit but there are other issues involved. Alderman Brown stressed that it was important to approach this issue in the right way. Alderman Caldwell said he spoke with the Executive Director of the Association of Retarded Citizens. Some of these individuals are now in their 60's and Alderman Caldwell said it would be good to see this group of citizens incorporated into the retirement center.

Mayor Foy said depending on the demand, it may be a possible to break the retirement center down into different groups. Alderman Feichter pointed out that this could cause overlapping of services since some of the same personnel could be used for more than one area of the center. Another issue to consider is the amount of property required for this type of facility. Alderman Brown said he has a meeting with Representative Rapp in the morning and he could discuss the issue with him at that time.

### Adjournment

With no further business, it was the consensus of the Board to adjourn the meeting at 7:54 p.m.

Phyllis R. McClure, Town Clerk  
Henry B. Foy, Mayor