

MINUTES OF THE TOWN OF WAYNESVILLE BOARD OF ALDERMEN
Special Meeting
September 17, 2021

THE WAYNESVILLE BOARD OF ALDERMEN held a special meeting on Friday September 17, 2021 at 3:00 pm. in the Town Hall Board Room located at 9 South Main Street Waynesville, NC.

A. CALL TO ORDER

Mayor Gary Caldwell called the meeting to order at 3:03 pm with the following members present:

Mayor Gary Caldwell
Mayor Pro Tem Julia Freeman
Alderman Anthony Sutton
Alderman Jon Feichter
Alderman Chuck Dickson

The following staff members were present:

Rob Hites, Town Manager
Jesse Fowler, Assistant Town Manager
Eddie Ward, Town Clerk
Martha Bradley, Town Attorney

The following media representative was present:

No media representatives were present

Mayor Gary Caldwell welcomed everyone and asked Town Manager Rob Hites to proceed with the continuation of the Public Hearing from September 13, 2021.

Manager Hites explained to the Board that Alderman Dickson had asked the staff to investigate the refinancing of Fire Station #1, and the Public Services garage. The Fire Station loan is a USDA loan with a 4.5% interest rate for 40 years, and the Public Services Garage loan has a 2.09% interest rate with a balance of \$910,000.00 balance.

BB&T bank has proposed to finance the USDA loan for the Fire Station at 1.99% with semi-annual payments, and a \$5,900.00 one-time charge. The payoff for both would be \$1,887,948.00, with a savings of 1, 000,485.00 over the life of the loan.

Manager Hites said that for the Public Services Building BB&T had proposed a 2.19% interest rate, which is higher than the current rate, for 15 years. At that rate the Town would loose \$49,845.00. In addition, the Town asked for a proposal from the bank to reimburse the General Fund

\$400,000.00 that was paid for the land for the Fire Department, and to purchase a Tanker Truck for \$378,000.00.

Manager Hites asked the Board to approve a Resolution for an application to the Local Government Commission for its approval of the Town financing \$2,600,000.00 based on the terms provided by BB&T. This Resolution would take effect immediately.

Alderman Feichter clarified that this amount would not include refinancing the loan for the Public Services Building.

Attorney Martha Bradley asked if there was anyone who wished to speak in the continued Public Hearing. No one spoke. The Public Hearing was closed at 3:10 pm

A motion was made by Alderman Chuck Dickson, seconded by Alderman Jon Feichter, to approve Resolution R-07-21 supporting an application to the Local Government Commission for its approval of a Town financing agreement-2021 Property Acquisition for a Fire Station, Tanker Truck financing , and refinancing of existing loan. The motion carried unanimously.

Mayor Caldwell asked about the next steps concerning the Downtown Waynesville Association. Manager Hites said that at the next Board meeting, he will be providing options for making the transition. Alderman Sutton suggested have a letter from the Town requesting funds for the interim Director's salary by the next DWA meeting next week.

I. ADJOURN

With no further business, a motion was made by Alderwoman Julia Freeman, seconded by Alderman Jon Feichter to adjourn the meeting at 3:17 pm. The motion carried unanimously.

ATTEST:

Robert W. Hites, Town Manager

Gary Caldwell, Mayor

Eddie Ward, Town Clerk