

**TOWN OF RANLO BOARD OF COMMISSIONERS MONTHLY SEPTEMBER 2023
MEETING
RANLO TOWN HALL
1624 SPENCER MOUNTAIN ROAD, RANLO, NORTH CAROLINA 28054
THURSDAY, SEPTEMBER 14TH 2023 7:00 PM**

MINUTES

Governing Body Present

Mayor Lynn Black
Mayor Pro Tem Katie Cordell
Commissioner Robin Conner
Commissioner Jamie Fowler
Commissioner Doug Moore
Commissioner Wade Morton

Staff Present

Town Manager Jonathan Blanton
Town Attorney Nick Tosco

I. Call to Order

Mayor Black called the meeting to order and the Town Manager conducted the roll call. All members were present.

II. Adoption of the Agenda

Commissioner Moore motioned to adopt the revised agenda. Commissioner Fowler seconded the motion. The motion passed with a 5-0 vote.

III. Comments from Attendees

Shelia Christenbury and a representative from Holbrook Middle School addressed the Board. Information was shared regarding the wrestling team at Holbrook Middle School. The Board gave suggestions regarding where additional funding may be found to help the program.

IV. Approval of the August 10th 2023 Meeting Minutes of the Board

Commissioner Fowler motioned to approve the August 10th 2023 meeting minutes of the Board. Mayor Pro Tem Cordell seconded the motion. The motion passed by a 5-0 vote.

V. Approval of the August 10th 2023 Closed Session Meeting Minutes of the Board

Mayor Pro Tem Cordell motioned to approve the closed session meeting minutes from August 10th 2023. Commissioner Moore seconded the motion. The motion passed by a 5-0 vote.

VI. Continued Discussion Regarding Consideration of a Resolution of Intent to Close a Portion of East Long Avenue

Michael Dickerson addressed the Board regarding a request to hold a public hearing to abandon an unopened portion of East Long Avenue. The Board reviewed the parcel in question and Mr. Dickerson explained that the request is being made in the hopes of developing the property.

The Board discussed the advantages and disadvantages of the request. No motion was made to call for a public hearing on the matter and the Mayor thanked Mr. Dickerson for attending the meeting.

VII. Presentation from the League of Municipalities Regarding Municipal Accounting Software Program

Autumn Lyvers from the North Carolina League of Municipalities addressed the Board regarding the Municipal Accounting Software Program. Ms. Lyvers explained that the League received funding for new financial software for certain municipalities across North Carolina. Ms. Lyvers informed the Board that Ranlo has been approved to participate in the program.

The Town Manager noted the benefits of the program and asked the Board to review the information provided by Ms. Lyvers and to revisit the resolution to participate at the October meeting. The Mayor announced the matter would be tabled until October.

VIII. Public Legislative Hearing for Rezoning of Parcel #196545 located on Crescent Avenue

Commissioner Moore motioned to open the public hearing and Mayor Pro Tem Cordell provided the second. The motion passed by a 5-0 vote.

The Town Manager informed the Board that the property owner of a certain parcel on Crescent Avenue was requesting a rezoning from Single Family Residential-3 to Mixed

Use-1. Mr. Blanton stated that the Planning Board voted to recommend the rezoning request by a 4-1 vote.

Representatives of the property owner addressed the Board regarding the request. The Town Attorney reminded the Board that no consideration of future usage of the property was allowed to be taken into consideration when making the rezoning decision and the Town Manager provided allowable usages for the property to the Board. Various options for usages of the property were discussed.

Commissioner Conner motioned to approve the rezoning request from Single Family Residential-3 to Mixed Use-1 and Commissioner Moore provided the second. The motion failed by a 3-2 vote with Commissioner Fowler, Commissioner Morton, and Mayor Pro Tem Cordell voting against the measure.

IX. Consideration of Resolutions to Accept Asset Inventory Assessment Grant

Mayor Pro Tem Cordell motioned to adopt the resolution accepting the Asset Inventory Assessment Water Grant and Commissioner Fowler provided the second. The motion passed by a 5-0 vote.

Commissioner Fowler motioned to adopt the resolution accepting the Asset Inventory Assessment Sewer Grant and Mayor Pro Tem Cordell provided the second. The motion passed by a 5-0 vote.

X. Discussion Regarding Revised Rental Rates for the Ranlo Lodge

The Town Manager presented the Board with a draft fee schedule for the Ranlo Lodge and gave an overview of current rates. The proposal provided a \$200 fee for residents and a \$400 fee for non-residents. The Town Manager also stated that the proposal requires a \$100 security deposit.

The Board discussed the proposal and requested a formal policy to be presented at the October meeting.

Mayor Pro Tem Cordell motioned to amend the fee schedule to provide for a \$150 fee for Ranlo residents to use The Lodge and a \$300 fee for non-residents to use The Lodge with an additional \$100 deposit required. Commissioner Fowler provided the second. The motion passed by a 3-2 vote with Commissioner Conner and Commissioner Morton opposing the measure.

XI. Proclamation Recognizing Hispanic Heritage Month

Mayor Pro Tem Cordell motioned to adopt the proclamation recognizing Hispanic Heritage Month and Commissioner Fowler provided the second. The motion passed by a 5-0 vote.

XII. Town Manager's Report

The Town Manager reported that the Fall Festival would be occurring on Friday and Saturday and gave an overview of the events.

Mr. Blanton announced the upcoming Faith and Blue weekend that would be occurring October 6th-9th.

The Town Manager also updated the Board on the progress being made at Fulbright-Wagner Park, Gardin Park, and The Lodge.

Mr. Blanton also announced that the fiscal year 2023 audit was underway.

The Town Manager reported that the YMCA is interested in using the Ranlo Ballfield for recreational activities in 2024. The Board agreed to hear from the YMCA at the October meeting.

XIII. Comments from the Mayor and the Board

Commissioner Fowler inquired about speedbumps for Joselynn Drive and Ranlo Avenue. He also asked about construction on Mitchem Road.

Commissioner Conner asked about the widening of and sidewalks for Mitchem Road. Mr. Blanton stated that he would send out the construction plans to the Board.

Mayor Pro Tem Cordell inquired about Boulder Court and speedbumps for the area. The Town Manager stated that the project was nearing completion with a few final punch list items to be tended to. He stated that once construction was complete, speedbumps would be installed.

The Mayor inquired about a speed-calming policy and the Town Manager stated that the practice has varied in the past with different approaches to adding speedbumps through the Town.

The Mayor asked if there was an update from the Department of Transportation regarding Spencer Mountain Road. Mr. Blanton noted that he and Commissioner Fowler attended a recent meeting regarding the project.

XIV. Motion to Adjourn

Commissioner Moore motioned to adjourn the September 14th meeting of the Board. Commissioner Fowler provided the second. The vote passed by a 5-0 vote.

ATTESTED TO:

Mayor Lynn Black

Recorder and transcriber of the minutes for the Monthly September 2023 Meeting.