

THE FOUR HUNDRED AND FORTY SIXTH SESSION
OF THE BOARD OF ALDERMAN
VILLAGE OF ALAMANCE
APRIL 27, 2015 – 7:00 PM

Present: Mayor Bundren, Mayor Pro Tem Tichy, Alderman Clemmons, Alderman Sharpe, Alderman Tichy, Alderman Gregory and Clerk York.

Absent: Alderman Crouse

Alderman Gregory gave the invocation.

Alderman Clemmons moved to approve the March 23, 2015 meeting minutes. Alderman Dan Tichy added to the minutes relating to Heritage Glen Phase 5-A. He informed that Lot 12 had been sold. Alderman Dan Tichy then seconded the motion to approve the minutes. The motion passed unanimously.

At this point in the meeting, Alderman Clemmons introduced Jonathan Dean and two Boy Scouts that were with him. Their names are Jaiden and Logan. Jaiden was one of Alderman Clemmon's Cub Scouts. They are attending a public municipal meeting as part of their Scout advancement. Alderman Clemmons described Jaiden as a great scout, a very smart young man, and a great fisherman. Mayor Bundren welcomed the visitors to the meeting.

OLD BUSINESS

Report on Cabin Pump Station Project

Mark Reich has contacted the low bidder, Yates Construction. Yates has responded with two different options. Mr. Reich emphasized to them that they were trying to eliminate the pump station from the project, at this point in time. That could be delayed for one or two years, so the Village would be in a better position, from a funding standpoint. Yates obviously wants to keep the pump station in the project, based on the information provided to Mr. Reich. The first option, Option A, reduces the original bid amount on five debt items, totaling \$62,300.00. That option retains the pump station. If the pump station is deleted from the contract, the only item Yates was willing to negotiate on was the mobilization. He basically reduced that by the pump station amount. Typically, mobilization is a function of the total amount bid. They have to pay their bonds and mobilize to the site. Basically, Yates is taking out the money for the bonding for the pump station. Mr. Reich also asked Yates to furnish him with the materials cost. Mr. Reich has not received this information. He also asked if there were other areas that Yates would consider in reducing prices. Yates' response was that this was the best he could do. Mr. Reich has spoken with Arnold Allred, since receiving this information. The bids on the project were opened on April 7, 2015. There were 60 days, according to the contract documents, to make an award. In addition to speaking with Mr. Allred, Mr. Reich has spoken with Attorney Paul Koonts. It may be advantageous for Mr. Reich to hire a sub-consultant, another contractor-estimator, who has nothing to do with this project. This would give Mr. Reich a better handle on materials in the contract. If materials are \$400,000.00 or \$600,000.00, that will give more information before making an award. The next Board of Aldermen meeting is scheduled for May 18, 2015. This will fall within the 60 day timeframe. There is still plenty of time for getting this project constructed this year. This will allow for getting a better handle on the materials quotes. This will allow for making a better informed decision. Mayor Bundren asked if the sub-contractor was

hired, and the numbers were still the same, or close, would there be a certain number of days to toss the bids, and re-bid the project or take the low bidder. Mr. Reich stated this was correct. Mayor Bundren summarized that this would provide a better understanding of what the Board needed to do. Mr. Reich concurred. This would still be within the 60 day limit. The award would need to be made by June 6, 2015. Mayor Bundren questioned whether a called meeting would be needed to confirm accepting the bid. Mr. Reich suggested that he could submit information to the Board prior to the May 18, 2015 meeting. Then, a decision could be made at the regular Board meeting. Alderman Clemmons asked how quickly the information could be obtained. Mr. Reich stated he thought he could have the information in the next couple of weeks. Alderman Clemmons asked about the cost. Mr. Reich estimated the cost to be \$1000.00, adding that he would not charge for his own time on this. This will help, from a legal standpoint, if a sub-consultant is hired. He might also be able to bid on the project. Mr. Allred knows of a materials-only supplier. It will be better to have an independent party to this process. Mayor Bundren called for the consensus of the Board. The Board consensus was to wait until the May 18, 2015 meeting to consider this matter further. Mr. Reich promised to send the information to Clerk York, who will forward it to the Board members. Mayor Bundren thanked Mr. Reich and expressed her appreciation.

Lawn Maintenance

Clerk York referred to the quotes for lawn maintenance in the packets. There are two quotes, as presented at the last meeting, along with two additional quotes. Alderman Gregory recused himself from this discussion. Mayor Bundren asked if all four who presented quotes were bonded. Clerk York stated that Mr. Apple is the only one he is uncertain about, regarding being bonded. Alamance Lawn, Byrd's Lawn Care, and Mr. Harris are all bonded. Mayor Bundren asked if all the quotes were yearly. Clerk York responded that Mr. Apple's quote was the lowest, at \$1100.00 for the year. Since it is past April, the cost of two mowings should be subtracted. Mr. Apple's cost would be \$1000.00 for the rest of the year. In addition there are the other items, including fertilizer, weed-killing, etc. Mr. Apple's quote is the lowest. The quote of \$116.65 for this additional work, is not that different from what Mr. Byrd charges. The first load is likely all that will be needed. Mr. Byrd's quote is \$2400.00 for the year. Alamance Lawn's quote is also \$2400.00 for the year. Mr. Harris' quote is \$2900.00. Mr. Harris met with Clerk York and was much more detailed. He included trimming of the trees in his proposal. There was discussion about the other bidders not supplying a cost for trimming the trees. Mayor Bundren advised taking out the cost to do the tree pruning, in order to compare the quotes "apples to apples." Clerk York added that Mr. Byrd may not charge anything at all to trim the trees. Mayor Bundren observed that \$2550.00 would be the total mowing cost for Mr. Harris, including fertilizer, etc. Mayor Bundren asked about the spraying of weeds. Clerk York responded that weeds would be sprayed along the concrete, but not at the town sign. This area would be weeded. Mayor Bundren spoke of her personal experience with Byrd's Lawn Care. He sprays everything, so that there are brown rings remaining. Alamance Lawn Care states that they will actually "weed." Mayor Bundren stated that she would like to see the beds weeded. She added that she liked the fact that Mr. Harris had addressed so many of the other needs, in addition to the lawn maintenance. Alderman Dan Tichy asked whether the trees had been trimmed before. Clerk York observed that this has never been a part of the agreement. Mayor Bundren reminded that the flag can't be lowered to half-staff because of the trees. Alderman Sharpe said that she favored Mr. Harris, because of the detail. Alderman Dan Tichy asked about the tree trimming, in relation to Mr. Byrd. Clerk York answered that Mr. Byrd had never been asked to trim the trees. Mayor Bundren referred to the professionalism of the quote from Mr. Harris. Alderman Dan Tichy stated that some lawn maintenance companies don't do pruning at all. He expressed concern that Mr. Byrd has never recommended pruning, because he doesn't do it. It is a lot more work.

Alderman Sharpe made the motion to accept the lawn maintenance quote from Mr. Harris. Mayor Pro Tem Tichy seconded the motion. He added that what the Village is getting now is minimal on everything. Mr. Harris says he will do everything. Since this comes up every year, it is time to change. The motion passed unanimously. (Alderman Gregory explained that he recused himself because Mr. Harris is his uncle.)

Planning Board Vacancy

Mayor Bundren explained that two people had expressed interest in serving on the Planning Board. They have been trying to determine whether the individuals are homeowners or renters. In the process, Mayor Bundren has attempted to contact Shawn Mashburn. Neither she nor Clerk York have been able to reach him. She asked Clerk York if the Planning Board needed to meet before the May 18, 2015 meeting. Clerk York replied that there was no Planning Board meeting scheduled before May 18, 2015. Alderman Sharpe suggested that this item be tabled. Mayor Bundren added that Mr. Mashburn is a homeowner. Mayor Pro Tem Tichy asked about the other individuals and whether they are homeowners. Clerk York indicated that three individuals have responded about the Planning Board opening. He asked them to express their interest in writing. He has only received a written statement from the gentleman who lives on Birch Lane. Mayor Bundren stated that this individual lives with a homeowner, but himself is not a homeowner. Mayor Pro Tem Tichy asked Clerk York to follow up on that, to verify that this individual is or is not a joint homeowner. Mayor Bundren summarized that it would be best to have someone with a vested interest, to serve on the Planning Board. The Planning Board vacancy was tabled until the next meeting.

Meter Reader

Clerk York reported that Rusty Saxon has agreed to do the meter reading. He is willing to do the meter reading for \$300.00 per reading. This is a very good price. Mayor Bundren observed that the typical pricing for this is \$1.00 per meter. Clerk York noted that Mr. Saxon's pricing is less. Alderman Clemmons made the motion to accept Rusty Saxon as the meter reader, at the cost of \$300.00 per month. Mayor Pro Tem Tichy seconded the motion. The motion passed unanimously.

ORC Report

Arnold Allred reported that he came on April 21, 2015, and found that the phone line was down at the Birch station. This was repaired on April 23, 2015. Mayor Bundren asked how long the phone line had been down. Mr. Allred replied he did not know; it is checked monthly. Everything is fine regarding the Cabin station. At the NC 62 station, on April 21st, the alarm system was not working at all. The backup battery burst, and leaked on the instrument. The instrument is now "gone." Mr. Allred ordered a replacement battery online, and had it installed on Thursday. Everything is now working fine. Regarding the distribution system, everything is fine. They will be doing THM sampling again in May. Mr. Allred attended the meeting of the Piedmont Triad municipalities that have been doing the chloramines. They collaborated to see how all of this is going. Everyone is seeing a great reduction in THMHA5. Everyone is pleased with that. The State was present and was praising everything being done. Mayor Bundren thanked Mr. Allred for his report.

There was no further Old Business.

NEW BUSINESS

Budget Amendment

Clerk York presented the budget amendment, asking if there were any questions. The biggest item is under Contracted Water Services, which is the budget line for paying the City of Burlington. The amount of \$12,000.00 is being added to that line item, because of the leak. After doing the adjustment, this is the extra amount needed. Clerk York explained that this is really only \$7000.00 more than the amount the Village would have spent anyway. Mayor Bundren asked about the amount of the adjustment given by Burlington. Clerk York stated he would have to go back and look at the bill. Burlington looks at the average, and then gives half of the difference. He added that \$1600.00 was the adjustment amount. Clerk York then made adjustments accordingly. The Village has received \$12,000.00 in taps and connections fees, from houses being built, that was not expected to be received. This revenue is not usually budgeted. This takes care of most of the Contracted Water Services. The rest of the budget amendment ensures that lines are set for the remainder of the budget year. Alderman Sharpe made the motion to approve the budget amendment as presented. Mayor Pro Tem Tichy seconded the motion. The motion passed unanimously.

Finance Report

Clerk York presented the Finance Report. The new rate of interest is .75%. It's good that it keeps going up, though slowly. The total interest earned over the last 12 months is \$7200.00. Clerk York asked if there were any questions. Mayor Bundren asked about the 83% notation. Clerk York responded that he gives a detailed budget each month that shows how much has been spent so far. It shows how much is left in each line item. Line items generally do not exceed 83%, assuming 8.3% at 12 months. If anything is greater than 83%, it could indicate the Village is spending more than expected. The budget amendments address these concerns.

OTHER BUSINESS

Alderman Clemmons stated that a budget work meeting is needed soon. He will suggest some dates. Mayor Bundren asked Mr. Reich if he could give the Board a report at the time of the budget meeting. Mr. Reich indicated he could do this, if he has all of the information. Mayor Bundren and Alderman Clemmons both expressed that this would be a big help. Alderman Clemmons noted that they could still put the budget together, even if that doesn't work out. He asked the Board to consider adding something to the budget for this year. In full disclosure, Alderman Clemmons stated that he is on the Board of Directors for the Chamber of Commerce; so is Attorney Paul Koonts. The Chamber is starting to ask municipalities to help with economic development costs. Historically, Burlington, Elon, Graham, and Mebane have supported economic development. Counties do this different ways. Alamance County uses the Chamber of Commerce for economic development. There have been some changes. The Convention and Visitors' Bureau used to be housed at the Chamber. They paid rent to the Chamber, but have moved out. They also paid for use of the Chamber employees. Some of the income is gone. The Chamber is looking for ways to replace the income. They are asking municipalities to help and consider \$1.00 per person. For the Village of Alamance, this would be roughly \$1000.00, based on the number of residents. Also, to be a member of the Chamber of Commerce, the cost would be \$250.00 per year. So, the Village would be looking at the total of \$1250.00 per year. This would be a recurring cost. In the future, if the Board decided not to be a part of it, that would be their prerogative. Mayor Bundren asked about the annual membership. Alderman Clemmons

noted the \$250.00 per year cost was for the Village's size. Larger companies have a larger fee schedule. Alderman Clemmons stated he felt this was worthwhile. Development in the County helps the Village of Alamance. It helps the residents; it helps them get good jobs. He asked the Board to think about this. Mayor Bundren thanked Alderman Clemmons.

Alderman Dan Tichy reported that he had spoken with Clerk York about the possibility of scheduling multiple yard waste pickups per month. There are a lot of questions about this in Heritage Glen. Yard waste is building up in some yards, because spring is normally a big clean up time. Mayor Bundren asked when the contract with Waste Industries would be re-bid. Clerk York stated he wasn't sure; Waste Industries will come do to yard waste pickups as often as the Village requests. He explained that yard waste is billed at an hourly rate, plus the cost for disposal of it. The cost varies with the amount of yard waste. It can cost from a low of \$500 to a high of \$1000.00 per month. Clerk York estimates \$800.00 as the average pickup cost for yard waste. So far, this year, the Village has spent \$6400.00 on yard waste. Mayor Bundren asked how often the other municipalities have yard waste pickup. Clerk York stated this is really based on whether the Village can afford it, and whether the Board thinks it is reasonable. He estimated the cost would double, if yard waste was picked up every other week. He suggested the cost would be another \$7000.00-\$8000.00 per year, with two pickups per month. Alderman Dan Tichy explained that people just miss the yard waste pickups sometimes, and there are bags and tree limbs lying out for a while. Mayor Bundren said she would contact Waste Industries and get back to the Board. This item was tabled until the next meeting.

PUBLIC COMMENT

Elizabeth Powell asked when someone would be coming to bushhog at the creek. Alderman Clemmons said this was done by the Village years ago. However, now the Lake Jordan Rules have prohibited this. Clerk York said that Rusty Saxon keeps an eye on the manholes in that area. Ms. Ford also commented on the need for mulch at the town sign. Mayor Bundren noted that this will be addressed, with several other items as discussed earlier in the lawn maintenance item.

Mayor Pro Tem Tichy moved to adjourn and Alderman Gregory seconded. The motion passed unanimously and the meeting was adjourned.

Cathera R. Bundren, Mayor

Ben York, Village Clerk