



**City Council
Pre-Agenda/Regular Meeting Agenda
Tuesday
August 13, 2019 @ 6:00 pm
Trinity City Hall Annex**

Members Present: Mayor Pro-Tem Don Payne; **Council members:** Bob Hicks and Tommy Johnson.

Member's Absent: Jack Carico and Steve Lawing

Others Present: City Manager, Debbie Hinson; City Attorney, Bob Wilhoit; Planning Director, Marc Allred; City Clerk, Annette de Ruyter; Finance Assistant, Lisa Beam; Public Works Director, Jonathan Cranford; Deputy, Kyle Cox and other interested parties.

- **Call to Order; Welcome Guests and Visitors**

Mayor Pro-Tem Payne called the Meeting to order at 6:08 pm and welcomed everyone. Prior to the Pledge of Allegiance, Mayor Pro-Tem asked those present that has served in the military to please come forward and led the Pledge of Allegiance.

- **Pledge of Allegiance and Invocation**

Mayor Pro-Tem Payne thanked and asked those present that has served in the military to please come forward and led the Pledge of Allegiance.

Mayor Pro-Tem Payne led the Invocation.

- **Review, amend if needed, and approve Proposed Regular Meeting Agenda**

Mayor Pro-Tem Payne called for changes or amendments to the agenda.

Hearing none, *a motion was made by Council member Johnson to approve the Agenda as presented. The motion was seconded by Council member- Mayor Pro-Tem Payne and approved with a vote of 3 ayes and 0 nays with Council member's Carico and Lawing absent.*

Regular Meeting Begins Here:

I. Standing Report

A. Update on Street Paving Projects

Mayor Pro-Tem Payne opened this Item and called on Jonathan Cranford for updates on the Streets.

Jonathan Cranford, Public Works Director discussed the updates.

- **Dawn Acres Drive** has been completed.
- **Younts Street** has been completed.
- **Younts Street Extension** is currently being reviewed by Engineer Rick Austin, Abbotts Creek Engineering.

Council member Johnson shared with Council he had received a call from a resident on Cedarberry Road, in reference to paving the road. Manager Hinson replied that we cannot acquire the Right of Way from some residents, so therefore we cannot pave the road.

B. Update on Subdivisions Development

Mayor Pro-Tem Payne opened this Item and called on Marc Allred, Planning Director for updates on Subdivisions and Non Residential Updates.

- **Trinity Furniture:**
- Contractor has been delayed due to work on other projects
- Has obtained a building permit from Randolph County
- Despite delay in addition, the new fire detection and suppression system has been installed.
- Unanticipated water tank was installed.
- Construction should start next month on the new addition

Trinity Convenience Site:

- Disposal is free.
- Max of 10 – 60 gallon bags
- Max of 2 bulky items that are too large for a 60 gallon bag
- Limit 1 trip per day
- Accepts antifreeze, oil, batteries and large items such as furniture.
- Will not accept tire and yard waste
- Hours are Monday, Thursday and Friday 8-4 and Saturday 8-3.

Harvest Builders (Townhomes)

- Original group has decided to restart the project.
- In process of getting costs from new contractors.
- Planning on coming back to Council with updated plans.

Cottages on Piper Village

- Developer was denied a permit to expand the driveway access at Mendenhall Rd Ext.
- Sight distance was too small
- When looking towards 62 from entrance vehicles disappear.
- Developer is looking at two options:
Buy property next door and have the entrance at the top of the hill.
Bring road across the stream

Chuck Grubb Subdivision

- Stabilized entrance going into the property
- Waiting for ditched to have full amount of grass before continuing to next road.

Steeplegate Village

- Sewer Infrastructure has been installed.
- Sewer pressure test passed
- Lots have been leveled
- Stormwater pipes have been installed
- Road construction is in process

II. Public Comment Period

Mayor Pro-Tem Payne opened the Public Comment and called on those who had signed in and wished to speak during Public Comment to please come forth.

Linda Sylvia- 4420 Twinwood Drive, Ms. Sylvia expressed concern about the rising sewer charges and issues with the grass where sewer was installed on the corner of her yard. She felt her yard was never repaired correctly after installation of sewer.

April Marsh- 4886 Tony Drive, I am here speaking on behalf for an additional deputy. I have lived in Trinity Heights for approximately 16 years and I have felt safe until recently. Break-ins have increased and drug addicts are wandering into the yards of the residents. We have set up a Facebook page for the community watch in the subdivision. We can communicate with each other via social media and it has helped. However, residents need additional law enforcement to cover the City. Deputy Kyle Cox does an excellent job and responds in a timely manner, but it is impossible for a deputy to answer calls 24 hours a day. Residents need visible police coverage in the city that one (1) deputy can't provide.

Jamie Sykes 4839 Tony Drive, Ms. Sykes reiterated the words of Ms. Marsh. We support the additional deputy for the City of Trinity.

Ed Lohr 5366 Meadowbrook Road, Mr. Lohr expressed his concerns relating to the Phase 5 Sewer Project. He discussed his son's desire to build a home on a 2- acre parcel located around the Phase 5 project. The property is outside of the current sewer system.

In closing, Mr. Lohr stressed his concern about sewer (septic) he believed to be running onto the ground at the homes below him and across the street.

III. Consideration of Consent Agenda: These items are considered routine, non-controversial and are considered and approved by motion, second, and vote.

1. Approval of the Minutes for the June 11, 2019 City Council Meeting Minutes.

Mayor Pro-Tem Payne opened this Item and called for discussion, changes, and or motion.

A motion was made by Council member Hicks to approve the minutes as presented. The motion was seconded by Council member- Mayor Pro-Tem Payne and approved with a vote of 3 ayes and 0 nays with Council member's Carico and Lawing absent.

IV. New Business

2. Consider Allowing Business Owner to Obtain Wholesale Dealer License to be Used to Establish a Business on Property Currently Zoned Highway Commercial That Does Not Allow Automobile Sales and Rentals (new and used)

Mayor Pro-Tem Payne opened this Item and called on Planning and Zoning Director, Marc Allred for discussion.

Planning and Zoning Director, Marc Allred stated the Ordinance does not allow auto dealers on this property.

There was a dealership on this property in the early nineties. However, when a nonconforming use of a structure is discontinued for a continuous period of 180 days, any future use of a structure shall be limited to these uses permitted in that district under the provisions of this ordinance.

Lindsey McPherson, an attorney representing Mr. Johnson relayed to Council that he has been doing this kind of work for approximately 40 years. His location is 5001 Hopewell Church Road, Trinity, NC. Mr. Johnson purchased this property approximately 5 years ago. He has previously worked under the dealer license of Auman Motor Company. Auman Motor Company has since went out of business and he must acquire his dealer's license to be able to operate. When he purchased this property, it was with the impression that since there was a dealership located here in the early nineties, he would not have a problem. He has not been a burden on the community and his shop is hardly visible from the road. You would actually have to be looking for it to see

it. He has good relationship with his neighbors. He will be operating the same way he has for years and will not be a burden on the community. Without the approval of this request he will not be able to operate his business.

Council member-Mayor Pro-Tem Payne replied to Ms. McPherson that during the winter months this property is very visible, and we have had complaints.

He continued his questions and asked Mr. Johnson why he needed a dealer's license. If you bought the car and repaired, it would you not have the title for it? Mr. Johnson answered that he buys cars, repairs them if needed, and then sells them to dealers. You cannot go to an auto auction and purchase vehicles without a dealer's license.

Council member-Mayor Pro-Tem Payne discussed changes to our Zoning Ordinance. This will take time to change and allow this use to be added in the Zoning Ordinance.

Attorney McPherson asked what would be required for Mr. Johnson to get this process started.

City Manager Hinson answered he would need to apply for a Text Amendment to the Ordinance. It will then go to the Planning and Zoning Board for review and recommendation. It will then be taken to Council for decision.

Attorney McPherson stated that she will advise Mr. Johnson on the process required to begin this action and thanked Council for their time.

3. Consider Adding Additional Deputy for the City of Trinity

Council member-Mayor Pro-Tem Payne opened this Item and called on City Manager, Debbie Hinson for discussion.

City Manager Hinson stated this was discussed at our Annual Retreat, however it was tabled. Council has asked that we bring this back for discussion. We currently have a contract with the Randolph County Sheriff's Department for 1 (one) deputy. The Sheriff is here tonight to discuss the procedure on how this will transpire. Council will need to vote on whether an additional Deputy is desired, and a Budget Amendment will need to be presented to Council at the next meeting once a decision has been made.

Council member-Mayor Pro-Tem Payne shared with those present that the Sheriff has been here before to discuss this and looking back at my record Ms. April Marsh has been here before about all the misfortunes she has had in her neighborhood.

Council member-Mayor Pro-Tem Payne expressed his concern about spending the taxpayer's money but feels that we have come to a time that we need more patrol coverage in the City of Trinity. The increase in crime and drugs has led to the need for the Council to step up and provide more patrol coverage for the residents.

City Manager read a letter Council member Carico provided prior to the meeting for the record. (Attachment 1).

Council member Johnson is supportive of an additional deputy but asked if the Sergeant position would mean that the Deputy would be in the county or the city more.

Sheriff Seabolt replied to the question that anytime you have 2 (two) deputies a need for supervision is necessary. The City of Trinity will see more of the assigned deputies. They will be at community functions, reach out to the citizens and be available to the residents. The additional deputy will open the eyes of our residents and they will be pleased.

After discussion, *a motion was made by Council member Hicks to table this until the September meeting. There was no second so the motion failed.*

A motion was made by Council member-Mayor Pro-Tem Payne to amend the Budget to include a 2nd Deputy. The motion was seconded by Council member Johnson and approved with a vote of 3 ayes and 0 nays with Council members Carico and Lawing absent.

4. Appoint Representative to Archdale/Trinity Chamber

Mayor Pro-Tem Payne opened this Item and called on City Manager, Debbie Hinson for discussion.

Manager Hinson shared that Council member Johnson has expressed an interest in representing the City of Trinity for the Archdale/Trinity Chamber.

A motion was made by Council member Hicks to appoint Council member Johnson to the Archdale Trinity Chamber. The motion was seconded by Council member-Mayor Pro-Tem Payne and approved with a vote of 3 ayes and 0 nays with Council members Carico and Lawing absent.

5. Randolph County Project Safe Neighborhoods

Mayor Pro-Tem Payne opened this Item and called on Rodney Trogdon for discussion.

- PSN is a nationwide US Department of Justice initiative that brings together federal, state and local law enforcement officials, prosecutors and community leaders in partnership to identify the most pressing violent crime problems in a community and develop comprehensive solutions.
- PSN has been in existence since 2001.
- PSN has been proven to reduce crimes as much as 42% across the country.
- PSN is community based and a partnership between the US Attorney's Office, The District Attorney and local law enforcement.

For additional information on this see [\(Attachment 2.\)](#)

After his presentation and a brief discussion between Council members and Mr. Trogon concerning the benefits of this program, Mr. Trogon thanked Council for allowing him to present the information about this program.

V. Code Enforcement Report and Permits Report

Mayor Pro-Tem Payne opened this Item and called on Planning Director Marc Allred for presentation.

Mr. Allred reported there were 7 cases open and 6 cases closed. This is the season for grass growing so complaints will increase.

Mr. Allred discussed the amount of rain and how it has affected contractors with current developments in progress and issuance of future permits.

Business from City Manager and Staff

City Clerk, Annette de Ruyter shared the Infrastructure Meeting scheduled for August 20, 2019 has been cancelled.

VI. Business from Mayor and Council

Mayor Pro-Tem Payne thanked everyone for attending the meeting and being involved with City business.

VIII. Adjournment

A motion was made by Council member-Mayor Pro-Tem Payne to adjourn the August 13, 2019 meeting at 7:35 pm. The motion was seconded by Council member Johnson and approved with a vote of 3 ayes and 0 nays with Council members Carico and Lawing absent.