



Town of Green Level Regular Meeting
Green Level Municipal Building
Thursday, September 12, 2019

The regularly scheduled meeting of the Town of Green Level Council was held on Thursday, September 12, 2019 at 7:00 PM in the Green Level Municipal Building located at 2510 Green Level Church Road.

GOVERNING BODY MEMBERS PRESENT: Mayor Remonia Enoch, Mayor Pro Tem Carissa Graves-Henry, Councilmember Theodore Howard, Councilmember Richard Woods, and Councilmember Michael Trollinger (also Interim Town Administrator).

GOVERNING BODY MEMBERS ABSENT: None

GREEN LEVEL STAFF PRESENT: Interim Town Administrator Michael Trollinger (also Councilmember) and Town Clerk Suzanne Bigelow.

GREEN LEVEL TOWN ATTORNEY PRESENT: Eugene Russell.

Mayor Remonia Enoch called the meeting to order and Councilman Howard gave the invocation.

Mayor Enoch asked for a motion to consent to the agenda as it is. Councilwoman Graves-Henry made a motion to consent to the agenda as it is and Councilman Woods seconded this motion. The motion passed (5 – 0).

Mayor Enoch asked for a motion to approve the minutes from August 8, 2019. Councilman Trollinger made a motion to approve the minutes of August 8, 2019. Councilwoman Graves-Henry seconded it. The motion passed (5 – 0).

Public Comment:

Mayor Enoch opened public comment.

Eller Johnson of 113 Seward Place gave the council an update on the unsound state of some of the backyards located in Bedford Hills. She shared that she had been told that the week of Labor Day Bedford Hills were going to fix these backyards, but that as of today nothing had been done to resolve this issue. Administrator Trollinger stated that on the Friday before Labor Day, both he and the code enforcer were told by the construction manager and the sales manager of Bedford Hills that \$8,000 would be spent that weekend to fix this problem. On Tuesday, after Labor Day, the code enforcer and administrator went to Bedford Hills to personally observe that nothing had been done to correct this issue.

Town Administrator Updates

Interim Town Administrator Michael Trollinger introduced John Frye of the North Carolina Capital Management Trust. Mr. Frye explained that this Trust is a state wide investment pool for cities, towns, and counties in North Carolina governmental entities. Its purpose is for governmental entities to be able to easily invest their fund balance in U S treasuries. They distribute funds to participant's bank accounts at no cost to participants. According to Mr. Frye, this trust is the only money market mutual fund certified by the State Treasurer for investment in North Carolina. Mr. Frye discussed the benefits and details of investing in this trust as opposed to those benefits and details provided by a regular bank. It provides a market rate of return. Administrator Trollinger shared that Massey Accounting encouraged the Town's interest to invest money in an account and Massey's office is willing to work with the Town on this.

Administrator Trollinger updated the council on the status of the new Town Hall. PHC has finished most of the punch list items and will return tomorrow to finish the punch list items. In regards to the cracked concrete in the front of the building, a solution (acceptable to our engineer, Mike Koser) for repair of this has been reached and will be completed once the needed materials arrive. There was some council discussion.

Administrator Trollinger updated the council on newly hired staff. Blake Thaxton was hired as a part time groundskeeper. Clinton McAlister was hired as Darnell Pettiford's replacement as our new backup ORC, as required by the State. Mr. McAlister is one grade below Rodney Gunn. He meets the requirements by DEQ to be our back up. He is also fluent in Spanish, has a background in website design and installation, and commercial experience. He brought good publicity to the park and its amenities and we had over 1,600 hits in less than 8 hours via social media.

Administrator Trollinger made the council aware that unbeknown to them, the personnel policy manual had been included in the Town's codified ordinances and therefore approved by the council under the administration of Michael Douglas. As a result, this personnel policy manual will be what is now looked to by the employees for direction in the day to day operations of the Town.

The Town attorney and two engineers have come up with a response of the dirt mound located on N NC Hwy 49, in front of Bedford Hills. Our attorney will communicate the Town's position to Summit and the attorney will report back to the council.

Fence bids were discussed by the administrator. There was some council discussion. Out of the three bids that Administrator Trollinger presented, the council favored Seegar's Fence Company. The Mayor asked for a motion to accept the bid for Seegar's Fence Company for the vinyl fence, option # 2. Mayor Pro Tem Graves-Henry made a motion to go with Seegar's Fence Company, option # 2, with a color if the council so chooses. There was some council discussion

concerning color of the fence. Councilman Woods seconded it. Administrator Trollinger abstained from voting. The motion passed.

Administrator Trollinger asked for permission from the council to enter into a contract with WithersRavenel, so that the Town may have an engineer on staff and available as issues arise in Bedford Hills. Mike Koser would be the general contractor to help in the final stages of the Bedford Hills development. There was council discussion. The Mayor asked for a motion to enter into a contract with WithersRavenel for the Bedford Hills project. Mayor Pro Tem Graves-Henry made a motion to enter into an hourly rate with WithersRavenel until we enter into a contract. Councilman Woods seconded it. Administrator Trollinger abstained from voting. Councilman Howard was opposed. The motion passed with 3 votes.

Town Attorney Update

Attorney Russell stated that he had nothing for the open session.

Council Comments

The Mayor wants the football schedule put in the newsletter and posted online. She expressed empathy for the Bedford Hills resident's issues in regards to their issues in their new development and the disappointing results they've received from their homeowner's association.

Councilman Woods stressed the importance of Mike Koser being diligent with the completion of the Bedford Hills project.

The Mayor asked for a motion to go into closed session citing GS 143-318.11 a – confidential information and section 3 - consult with the attorney Mayor Pro-Tem Graves-Henry made a motion to go into closed session citing GS 143-318.11 a – confidential information and section 3 – consult with an attorney. Councilman Woods seconded the motion. All were in favor and the motion passed (5-0).

The Mayor asked for a motion to go out of closed session into open session. Mayor Pro Tem Henry made a motion to go out of closed session and into open session. Councilman Howard seconded it. The motion passed (4-0). Councilman Woods needed to leave during closed session.

The Mayor asked for a motion to adjourn the meeting until Thursday, October 10, 2019 at 7:00 pm. Mayor Pro Tem Henry made a motion to adjourn the meeting to Thursday, October 10, 2019 at 7:00 pm. Councilman Howard seconded it. The motion passed (4-0).