

The regular meeting of the Town of Denton Board of Commissioners was held in Town Hall on Monday, October 5, 2020 at 6:00pm.

The following members were present: Mayor Larry Ward, Mayor Pro Tem Deanna Grubb, Commissioners: David Askew, Barbara Hogan, Julie Loflin, and Scott Morris.

Town Attorney, Paul Mitchell; Town Manager, Ken Gamble; Town Clerk, Angel Jenkins

Department Heads: Police Chief-Mark Hicks, Fire Chief- Travis Morris, Public Works Director-Michael High, Water Plant ORC- Heather Hicks, Waste Water ORC-Troy Branch.

1. Call to Order- Mayor Ward called the meeting to order at 6:00pm.
2. Pledge of Allegiance- Mayor Ward led the Pledge of Allegiance.
3. Approval of September 8 Minutes – Commissioner Grubb made a motion to approve the September 8, 2020 minutes. Commissioner Loflin seconded. Motion passed unanimously. (5-0)
4. Public Comment -No one signed up to speak during Public Comment
5. Adoption of Agenda- Commissioner Morris requested to add it item 10a: Surplus Town owned land on Old Camp Road. Commissioner Grubb made a motion to adopt the agenda with the addition of item 10a. Commissioner Morris seconded. Motion passed unanimously. (5-0)
6. Recognition of 2020 Watermelon Pageant Queens – Rebecca White presented the 2020 Watermelon Queens to the Board of Commissioners. Mrs. White stated that the pageant was a success. The contestant raised over \$4500 and 300 toys for Project Santa. The Queens recently made care baskets for the local shut-ins. Mrs. White stated that the Queen’s would earn their sash by participating in projects and would receive a pin for continuing to help throughout the year. Mayor Ward and Commissioner Grubb presented the Queens with a Town pin and congratulated them.
7. Resolution Recognizing Lanier’s Grocery Store – R-2020-12- Mayor Ward read the resolution recognizing Lanier’s Grocery Store for being in business in the Town of Denton for 74 years.
8. Public Hearing – Application by Carolyn Milliron for Water & Sewer Tap Grant Under Denton Jobs & Business Creation Program. Mayor Ward opened the Public Hearing at 6:11pm. There was no one public comments for the public hearing. Mr. Gamble stated that Ms. Milliron has applied for the Water & Sewer Tap Grant and has met the requirements for this grant. It is staff recommendation to approve this grant. Mayor Ward closed the Public Hearing at 6:14pm. Commissioner Grubb made a motion to approve the Water & Sewer Tap Grant for Carolyn Milliron. Commissioner Hogan seconded. Motion passed unanimously. (5-0) Ms. Milliron thanked the Board for their decision and stated she was glad to be a part of the Town of Denton.
9. Banner Project – Business & Public Participation – Ken Gamble stated that on September 21st, Mayor Ward, Ms. Jenkins and himself visited the Town of Mt. Gilead to inquire about their banner program. Their project was handled through a local foundation. The banners are standard with an area for a space to add names at the bottom of each banner for a

business or family name. Mr. Gamble stated that he would look into the cost of the project if there was interest from the Board.

-Mayor Ward stated there are over 75 banners in Mt. Gilead.

-Commissioner Grubb asked if the color varied based on the area of Town.

-Mr. Gamble stated they were different colors with a basic Welcome and the custom information printed at the bottom. They were different from the Town banners.

-Commissioner Hogan said she was interested.

It was a consensus of the Board to receive more information on having a banner project in Town. Mr. Gamble will research and bring this information back the Board.

10. Public Works & Fire Surplus Property – R-2020-13 – Ken Gamble stated that the surplus list is a new request from Public Works: one of the mowers without the deck. The Fire Surplus is the same list as last month. The air bottles were listed as 29 and there was 33. The old skid steer is being used at the Waste Water Treatment Plant. Mr. Branch is finding good use at the WWTP for this equipment. Mr. Gamble stated that he would not be putting a lot of money in to repairs.

Mr. Branch stated that they are using the skid steer to keep the road in better condition and doing work on his equipment. Having the skid steer has allowed them to do work around the plant without having Public Works bring other equipment to the plant.

Commissioner Morris asked about the other items at Public Works that needed to be declared surplus.

Mr. Gamble stated that there were many items that were approved as surplus for Public Works in the summer.

Mr. High reviewed the equipment on the Public Works yard.

Mr. Gamble stated that they would review the equipment and report back to the Board.

10a. Sale of Town Property Located on Old Camp Road. Mayor Ward recognized Commissioner Morris. Commissioner Morris stated that the property located on Old Camp Road was no longer being used by the Town. There is an abandoned sewer line on the property. There is a great interest in land in the Town and it would be a good time to sale the property. Tax value is \$14,000.

Commissioner Loflin asked where the property was located.

Mr. Gamble printed a map from the Davidson County GIS site for the Commissioner to review.

Mr. Gamble stated that he would look into the process for the Town to sale this property and report back to the Board.

Attorney Mitchell stated that he has sold property for Thomasville and Denton. He would review to property to move forward.

Commissioner Morris made a motion to have Town Manager look into the sale of the Town property located on Old Camp Road. Commissioner Hagan seconded. Motion passed unanimously. (5-0)

11. Dichlorobromethane Issue at Sewer Plant – Troy Branch stated the Dichlorobromethane is in the family of the Trichloromethane. Mr. Branch states that on the water side, he tests for Trichloromethane every quarter. The water side does not have a limit for this but the waste water side does. The limit is a 1.3, parts per billion on the WWTP and 80 ppb on the water side. We are the only one in the state with limit on the WWTP. This is caused from chlorine coming into contact with the organics. Mr. Branch stated they have done everything the State has asked them to do in order to correct this issue. The State sent an

engineer to look at the WWTP and they provided two suggestions to correct the issue. Mr. Branch stated they did the recommended corrections. Mr. Branch stated they are constantly cleaning the plant. When the water gets above 20 degrees Celsius, it creates the problem. When the water is below 20 degrees Celsius, the problem goes away. Rural Water has come in and provided suggestions that have been put in place. Mr. Branch stated that he may have come up with a possible solution. In the chlorine contact chamber, the walls are made out of cinder blocks which are porous. The blocks have been installed for 20 years. Mr. Branch feels that if they pressure wash the walls and paint them with dry lock, this could keep the chlorine from absorbing in the block and lower the Dichlorobromomethane levels. They are working on this project now. Mr. Gamble stated that the State has sent penalties four months of violations from 2019 that is being appealed. The last penalty appeal was denied. Rural Water is working on the permit renewal and asking for this level to be removed or changed.

12. Credit Card Fees – Ken Gamble – Mr. Gamble stated the Board approved at the last meeting to cover the credit card fees for online payments. Commissioner Morris would like to readdress this item with the Board.

Commissioner Morris asked if Davidson Water charged fees.

Mr. Gamble stated that Davidson Water and Handy Sanitary District did charge fees.

Commissioner Morris stated that if the other water services charge a fee, and unless we provide a discount for paying cash, after researching the information, doesn't agree with the decision not to change fees for online payments.

Commissioner Loflin asked if more residents are paying online with not service charges.

Mr. Gamble stated that has encouraged online payments and helped minimized traffic in Town Hall. Mr. Gamble stated that the information was shared on social media after the last Board meeting. Mr. Gamble stated he had not heard any negative comments.

Commissioner Morris has expressed his concerns and the Mayor had received a text that opposed this procedure.

Mrs. Jenkins stated that the online payments have increased during the pandemic.

Commissioner Morris stated that the water rates would have to be increased to cover the \$5500 in service charges.

Mr. Gamble stated that the cost can be absorbed in the operational cost. The \$5500 is less than 1% of total revenues for the system.

Commissioner Askew and Commissioner Grubb stated they would like to continue to cover the service fees and look at it with the new budget year.

Commissioner Loflin stated she would like to continue covering the service fees.

Commissioner Morris made a motion to go back to charging a 3% conveniences fee for online payments.

There was not a second to the motion. The Motion died with lack of a second.

13. S. Jones Street Culvert – Ken Gamble Mr. Gamble stated that the erosion issues of Bullaboy Creek on S. Jones Street have storm drains coming into the culvert. Yates Construction looked at the project and suggested installing a new head wall at a cost of \$42,000. However, Mr. Gamble stated they should look at a long-term goal for this project. If the final goal is to move the water out of Town, replacing the head wall will not assist in accomplishing this. Mr. Gamble stated he would suggest having an engineer come in and look at the best way to reach the goal of getting the water out of Town. The NC DOT has Peacock Ave on the resurfacing list for 2022. Mr. Gamble has spoken to the

NC DOT engineer about having the culverts replaced when the resurfacing is done. Commissioner Morris did not feel that the head wall would not be the best use of the money.

Commissioner Morris made a motion to have an engineer look at the project to move the water out of Town. Commissioner Askew seconded. Motion passed unanimously. (5-0)

14. Town Attorney Update – Paul Mitchell- Mr. Mitchell stated that he has provided more videos in regards to the wreck on Highway 109 involving a drunk driver in 2018.
 - Mr. Gamble has asked how to handle the personal property in a nuisance case to avoid liability.
 - There was a public records request to all NC Municipalities for use of force at the Police Department. This was handled with Chief Hicks and Mrs. Jenkins.
 - There was a request for a personal record and Mr. Mitchell provided information to the Clerk for response.
 - There is a pending Solar Farm application. There was a special use permit granted several years ago and research was done to see what public notice would be required to those interested.
 - There will be a Planning Board meeting on the special use permit and a rezoning next week.
15. Town Manager's Report – Ken Gamble- Mr. Gamble stated that the Town did not receive the PART-F Grant. The project is being reviewed and will request more information from the State. Mr. Gamble and Thomas Marshburn will look at the project and speak to the State about how to move forward. The Town was not denied because of the scope of the project, there were not enough points awarded to be eligible. This could be due to some points not being awarded that should have. Mr. Gamble stated that he is aware that it is disappointing, however we can reapply next year. Mr. Marshburn stated that he will not be applying for the PART-F Grant for Davidson county and therefore would not be competing against the Town.
 - Commissioner Morris asked about the involvement of the County.
 - Mr. Gamble stated that this is Town Project and the County is in support of the project.
 - Nuisance Property - 156 S. Snider- Town staff abated the obvious nuisances on 10-02-20 and the property owner will be billed.
 - NC is in COVID-19 phase 3.0. The Parks and Recreation made the right call on the Halloween activities.
 - There were only twelve cutoffs in the water department this month.

Commissioner Morris asked if the position was still open in Public Works.
Mr. Gamble stated the position is still open.

16. Commissioner Comments / Concerns -Mayor Ward asked Commissioner Hogan about her Veteran's Day Meal. Commissioner Hogan stated that she is going to host the event on Veteran's Day at Larry Furr's Southern Theater and Event Center.
17. New Business/Other Updates- Mr. High stated that the base for the plaque for Hiram Ward would be installed at Harrison Park this week.
18. Announcements
 - a. Planning Board & Board of Commissioners Work Session on Proposed Zoning

Ordinance –

October 20th 6:00 p.m. Larry Furr's Southern Theater & Event Center


b. Denton Historical Ghost Tour – Saturday October 24th 6:00 p.m. – Harrison Park

c. Free Bulky Item Pick-Up Week – November 2nd – 6th

d. Election Day – November 3rd

19. Board of Commissioners Adjournment – Commissioner Askew made a motion to adjourn. Commissioner Loflin seconded. Motion passed unanimously. (5-0)

Meeting adjourned at 6:58pm.



Larry Ward, Mayor



Angel Jenkins, Town Clerk

