

Public Hearing-

1. To amend Zoning Ordinance 4-17 Accessory Structures.
No one spoke.
Public Hearing was closed at this time.

Jerry Williams prayed

Minutes of Regular Meeting January 5, 2017

Determination of Quorum

A quorum was determined with the presence of Mayor Kevin Barbee, Commissioners Greg Lucas, Larry Sides, Jerry Williams, Rick Williams, and James Griffin.

Call to Order

Mayor Kevin Barbee called the meeting to order at 7:01 pm.

Approval of Agenda

Larry Sides made a motion to accept the agenda as written. All were in favor. Motion carried.

Approval of Minutes

Rick Williams made a motion to accept the minutes from December 2016 as written. All were in favor. Motion carried.

Approval of Bills

James Griffin made a motion to pay the bills. All were in favor. Motion carried.

Public Comment Session:

Anita Newhouse would like to suggest for the board to consider having on the agenda in the future the proposed land that is under contact with the county. She would like to be kept informed as much as possible as to what may happen with this piece of property that goes from Renee Ford Rd toward Browns Hill Rd parallel with Nance Rd.

Finance

The finance report is on target.

Public Safety

Nothing at this time.

Streets

Nothing at this time.

Parks & Recreation

Nothing at this time.

Water & Sewer

Nothing at this time.

Planning and Zoning

Rick Williams made a motion to approve James and Lorrie Castonguay to serve another 2- year term on the Planning and Zoning Board. All were in favor. Motion carried.

Rick Williams made a motion to amend Zoning Ordinance 4-17 Accessory Structures. All were in favor. Motion carried.

Mayors Report

Jerry Williams made a motion to adopt a Proclamation Request- School Choice Week in Stanfield. All were in favor. Motion carried.

Status of Willow Creek Project- all types of questions and concerns were discussed. Some residents in Willow Creek have sewer and others do not have access. Do we need to put sewer in? How do we pay for it? Who and how much? Test results from soil and water from the adjacent creek indicate possible fecal contamination. Jerry Williams and Greg Lucas would like to hear from the residents in Willow Creek, not just 1 or 2, but the majority. The sewer system will enhance the value of the property. Currently there are two vacant lots that will not perk, therefore are not buildable without sewer access. Jerry Williams stated that if the town takes on this sewer extension expense, every home needs to be hooked up. Larry Sides asked about options to finance the project so the burden doesn't fall on one group of residents. Rick Williams explained there is a rock vein in Willow Creek, could be 160 foot thick. He felt this would not be feasible if the rock is this thick. Rick Williams said nothing would perk in Stanfield with the current scope of the county's guidelines. Rick Williams asked at what point we start thinking about liability of water and sewer system in town. Rick also stated that Stanfield traded off the sewer main transmission line, due to liability, why would we not trade or sell the water and sewer to Stanly County and negotiate with county so they have to put sewer in Willow Creek. The county approved this years ago and why should we take the hit. Do we want to consider getting out of water and sewer business from the liability stand point? The county and state will have more of a leg to stand on due to some changes in legislation with Economic Development. Jerry Williams felt we would lose control of our rates if the county owned them. Larry Sides felt when we give up ownership we lose control. Rick Williams felt when we let the county take over the sewer transmission line, we have lost control anyway. Greg Lucas asked if we are putting ourselves where we can handle future growth. Are prepared to expand the sewer and water? How much growth can the treatment plant in Oakboro handle? Greg Lucas sees how expanding the sewer and water lines can benefit every property owner. Everyone agreed to have another Public Hearing and send a letter to Willow Creek Residents to discuss the sewer project. The question was asked, if we have such a large problem in Willow Creek why are Willow Creek Residents not showing up. We as Town of Stanfield and Willow Creek residents inherited a problem, why are (we) Town of Stanfield trying to solve the problem without Willow Creek Residents. The problem is not going away. We need to hear from Willow Creek residents. After much discussion:

Rick Williams asked should we consult all of this with our town attorney. Kevin Barbee said we would get his input and have him here at our next meeting.

Larry Sides made a motion to hold a Public Hearing on February 2, 2017 to hear from Willow Creek residents and anyone else about running sewer in Willow Creek. All were in favor. Motion carried.

All Willow Creek residents will receive a letter from Town of Stanfield asking them to attend the meeting on February 2, 2017.

The last leaf pick up has been rescheduled January 14 instead of January 7 due to snow.

Limb pickups will be scheduled for first week of January, February and March.

The next meeting will be February 2, 2017.

Rick Williams made a motion to adjourn at 8:00. All were in favor. Motion carried.

Mayor

Date

Town Clerk

Date

Summary Page: 1-05-17

Larry Sides made a motion to accept the agenda as written. All were in favor. Motion carried.

Rick Williams made a motion to accept the minutes from November 3, 2016 as written. All were in favor. Motion carried.

James Griffin made a motion to pay the bills. All were in favor. Motion carried.

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