

City of High Point

*Municipal Office Building
211 S. Hamilton Street
High Point, NC 27260*



Meeting Minutes - Action Only - Draft

Monday, December 5, 2022

5:30 PM

Council Chambers

City Council

Jay W. Wagner, Mayor

Monica L. Peters, Mayor Pro Tem

*Britt W. Moore (At Large), Tyrone Johnson (At Large), Cyril Jefferson (Ward 1),
Christopher Williams (Ward 2), S. Wesley Hudson (Ward 4), Victor Jones (Ward 5), and
Michael Holmes (Ward 6)*

ROLL CALL, MOMENT OF SILENCE, AND PLEDGE OF ALLEGIANCE**STRATEGIC PLAN UPDATE- Blight Reduction and Marketing & Branding Initiative**[2022-578](#)**Strategic Plan Update**

Council Member Chris Williams, Chairman of the Community Development Committee, will recognize staff to provide an update on the Strategic Plan regarding Blight Reduction.

Attachments: [Strategic Plan Update](#)

PUBLIC COMMENT PERIOD[2022-579](#)**Public Comment Period**

A Public Comment Period will be held on the first Monday of the regular City Council meeting schedule at 5:30 p.m. or as soon thereafter as reasonably possible following recognitions, awards and presentations. Our policy states persons may speak on any item not on the agenda.

- * Persons who have signed the register to speak shall be taken in the order in which they are listed. Others who wish to speak and have not signed in will be taken after those who have registered.
- * Persons addressing City Council are asked to limit their comments to 3 minutes.
- * Citizens will be asked to come to the podium, state their name and address and the subject(s) on which they will comment.
- * If a large number of people are present to register concerns about the same subject, it is suggested that they might be acknowledged as a unified group while a designated speaker covers the various points. This helps to avoid repetition while giving an opportunity for people present with the same concerns to be recognized.

Thanks to everyone in the audience for respecting the meeting by refraining from speaking from the audience, applauding speakers, or other actions that distract the meeting.

FINANCE COMMITTEE - Britt Moore, Chair**CONSENT AGENDA ITEMS**[2022-566](#)**Equipment for Surplus - Landfill Operations Division**

City Council is requested to approve the listed Landfill Operations Division equipment as surplus and sold through the online auction process.

2006 Caterpillar D7R II Dozer

2006 Caterpillar 325DL Excavator

2008 CMI Terex TC550 Compactor

2011 CMI Terex TC550 Compactor

2005 CMI Terex 390E Compactor

Attachments: [1. Equipment for Surplus – Landfill Operations Division](#)

approved

[2022-567](#)**Environmental Services Positions Reallocation**

City Council is requested to approve the reallocation of three (3) part time Environmental Services Worker positions to two (2) full time Environmental Services Special Route Operator positions to allow for a consistent and ease of scheduling while utilizing non-CDL equipment to meet the needs of downtown and other collection needs.

Attachments: [2. Environmental Services Positions Reallocation](#)

approved

[2022-568](#)

Contract Renewal - Sole Source - Computerized Maintenance Management System (CMMS)-Accruent

City Council is requested to approve a sole source contract renewal with Accruent in the amount of \$52,560.86 for the computerized maintenance management system (CMMS) software that centralizes maintenance information and facilitates the processes of maintenance operations.

Attachments: [3. Contract Renewal – Sole Source – Computerized Maintenance Managemen](#)

approved

[2022-569](#)

Contract - Kemp Construction, Inc. - Eastside Wastewater Treatment Plant (WWTP) Final Clarifier #3

City Council is requested to award a contract to Kemp Construction, Inc. in the amount of \$106,524 to install replacement parts that have been pre-purchased from Evoqua Water Technologies for the repair of final clarifier #3 at the Eastside Wastewater Treatment Plant (WWTP).

Attachments: [4. Contract – Kemp Construction, Inc. – Eastside Wastewater Treatment Pl](#)

approved

[2022-570](#)

Contract(s) Chandler Concrete Co. (Primary) Childers Concrete Co. (Secondary) Citywide (Public Services)

City Council is requested to award a contract to Chandler Concrete Co. in the amount of \$153,037.50 (Primary) & Childers Concrete Co. \$173,875.00 (Secondary) to provide concrete materials to city crews allowing the availability of materials to be supplied when performing maintenance functions that require various different types of concrete such as sidewalk, curb/gutter and related repairs to the stormwater drainage system, etc. within the jurisdictional limits of the City.

Attachments: [5. Contract\(s\) Chandler Concrete Co. \(Primary\) Childers Concrete Co. \(Seco](#)

approved

[2022-571](#)

Contract - Oltrin Solutions / Trinity Manufacturing, Inc. - Sodium Hypochlorite

City Council is requested to award a contract to Oltrin Solutions / Trinity Manufacturing Inc. in the amount of \$437,580 for the supply of Sodium Hypochlorite chemical product used at the City's water and wastewater treatment facilities for treatment processes to each of the following plants: Ward Water Treatment Plant (WTP), Eastside Wastewater Treatment Plant (WWTP), Westside Wastewater Treatment Plant (WWTP).

Attachments: [6. Contract – Oltrin Solutions - Trinity Manufacturing, Inc. – Sodium Hypochlorite](#)
approved

[2022-572](#)

**North Carolina Department of Transportation (NCDOT) - Reimbursement
Schedule C**

City Council is requested to approve the municipal agreements with the North Carolina Department of Transportation (NCDOT) schedule C to allow the City to be reimbursed for costs associated with the operation of the High Point Signal System. Reimbursement for costs associated with Schedule C are capped at \$300,000 per year. These new schedules cover preventive maintenance and the replacement of damaged, inoperative, or obsolete equipment and include updated pricing for equipment, materials, and labor, and both agreements will be retroactive to July 1, 2022 and effective for one (1) year, and may be renewed annually by the City Manager for up to five (5) additional years before a new agreement is required.

Attachments: [7a. North Carolina Department of Transportation \(NCDOT\) - Reimbursement](#)
approved

[2022-573](#)

**North Carolina Department of Transportation (NCDOT) - Reimbursement
Schedule D**

City Council is requested to approve the municipal agreements with the North Carolina Department of Transportation (NCDOT) schedule D to allow the City to be reimbursed for costs associated with the operation of the High Point Signal System. . The base amount for costs to be reimbursed that are associated with Schedule D are \$141,000 per year. These new schedules cover preventive maintenance and the replacement of damaged, inoperative, or obsolete equipment and include updated pricing for equipment, materials, and labor, and both agreements will be retroactive to July 1, 2022 and effective for one (1) year, and may be renewed annually by the City Manager for up to five (5) additional years before a new agreement is required.

Attachments: [7b. North Carolina Department of Transportation \(NCDOT\) - Reimbursement](#)
approved

[2022-574](#)

**Master Professional Service Agreements for Architectural Services with ADW,
Clark Patterson Lee, Creech & Associates, Davis Kane, ESPA, Freeman Kennett,
HH, Lindsey, McAdams, SEH, SCN, Stimmel, Summit, & Wooten**

City Council is requested to authorize the City Manager and the appropriate city officials to execute Master Professional Service Agreements for architectural services with ADW, Clark Patterson Lee, Creech & Associates, Davis Kane, ESPA, Freeman Kennett, HH, Lindsey, McAdams, SEH, SCN, Stimmel, Summit, and Wooten to provide such services for City departments on an as needed basis through five (5) year master agreements.

Attachments: [8. Master Professional Service Agreements -On Call Architectural Services](#)
approved

[2022-575](#)

**Contract - Change Order No.2 - KBS Construction, Inc. - Upper Piedmont Lake
Dredging and Dam Maintenance**

City Council is requested to approve Change Order No. 2 to KBS Earthworks Inc. in the

amount of \$119,496.00 which is for removal of approximately 1,300 cubic yards of additional sediment to restore the stormwater storage and collection capacity within the Upper Piedmont Lake to its original design.

Attachments: [9. Contract - Change Order No.2 - KBS Construction, Inc. - Upper Piedmont](#)

approved

[2022-576](#)

Contract - Community Housing Solutions (CHS) - Cedrow Affordable Housing Project

City Council is requested to award a contact to Community Housing Solutions (CHS) in the amount of \$1,486,886.56 to construct six affordable homes in the Cedrow Affordable Housing Project and that the appropriate City official and/or employee be authorized to execute all necessary documents.

Attachments: [Contract-Community Housing Solutions \(CHS\)-Cedrow Affordable Housing P](#)

approved

REGULAR AGENDA ITEMS

PLANNING & DEVELOPMENT - Mayor Jay W. Wagner

PUBLIC HEARINGS

[2022-557](#)

AAA Storage Management, LLC, Zoning Map Amendment 22-24

A request by AAA Storage Management, LLC to rezone an approximate 3.5-acre parcel from a Conditional Zoning Light Industrial (CZ-LI) District to an amended Conditional Zoning Light Industrial (CZ-LI) District. The site is located approximately 580 feet west of NC68 and approximately 570 feet south of Willard Dairy Road.

Attachments: [Staff Report ZA-22-24.pdf](#)

continued

[2022-558](#)

High Point University, Zoning Map Amendment 22-25

A request by High Point University to rezone approximately 116.5 acres from the Single Family Residential-5 (R-5) District and a Conditional Zoning Institutional (CZ-I) District to a Conditional Zoning Institutional (CZ-I) District. The site is lying along the east side of N. Centennial Street, between E. Farriss Avenue and Barbee Avenue, with the area of campus expansion being along the south side of Barbee Avenue.

Attachments: [Staff Report ZA-22-25.pdf](#)

adopted

[2022-559](#)

High Point University, Street Abandonment 22-01

A request by High Point University to abandon (close) the eastern 245± feet of the Barbee Avenue right-of-way. This is an improved 50-foot-wide right-of-way that runs in a general east - west direction between 804 and 908 Barbee Avenue.

Attachments: [Staff Report SA-22-01.pdf](#)

adopted

[2022-560](#)

City of High Point, Guilford College Rd./Wendover Ave. Land Use Evaluation

A request by the Planning and Development Department to approve the Guilford College Road/W. Wendover Avenue Land Use Evaluation.

Attachments: [Guilford-Wendover Land Use Evaluation Report.pdf](#)

adopted

[2022-561](#)

City of High Point, Plan Amendment 22-05

A request to amend the Land Use Plan map from and to a variety of classifications in multiple areas based on recommendations in the Guilford College Road/W. Wendover Avenue Land Use Evaluation.

Attachments: [Staff Report PA-22-05.pdf](#)

adopted

ADJOURNMENT