

City of High Point

*Municipal Office Building
211 South Hamilton Street
High Point, NC 27261*



Minutes

Monday, June 2, 2014

5:30 PM

Council Chambers

City Council

*Bernita Sims, Mayor
James C. Davis, Mayor Pro Tem
Foster L. Douglas, Jason P. Ewing,
Jeffrey J. Golden, Judith P. Mendenhall,
Britt W. Moore, Rebecca R. Smothers,
Jay W. Wagner*

ROLL CALL, PRAYER, AND PLEDGE OF ALLEGIANCE

Note: There were 200+ in attendance.

Upon call of the roll, the following Council Members were present. Council Member Mendenhall offered the invocation; the Pledge of Allegiance followed.

Present 9 - Mayor Bernita Sims, Council Member Foster Douglas, Council Member Jason Ewing, Council Member Jeffrey Golden, Council Member Judy Mendenhall, Council Member Rebecca Smothers, Council Member Jay Wagner, Council Member Britt Moore, and Mayor Pro Tem James Davis

MISCELLANEOUS

[140147](#)

Recognition of Honors Program Recipients

The Human Resources Department will present the certificates to the City of High Point Employees who are recipients of the HONORS Program awards.

Script with details of each award can be found in **Exhibit Book, Volume XI, Page 17**

City Manager Strib Boynton recognized employees, who are recipients of the HONORS Program awards. Melissa Dance and Yvette Carey of the Human Resources Department assisted in presenting the plaques/awards. The following employees were recognized:

ABOVE & BEYOND AWARD (\$500, Plaque; Lapel Pin and Name on Plaque in Display Case)

Police Department.....

Rebekah Denning, Crime Scene Technician; Laverne Pike, PIT Supervisor; and Ron Orgias, Master Police Officer.

EXTRA MILE AWARD (\$100, Plaque and Lapel Pin)

Gary Hughart, Sanitation Equipment Operator; Roger Dean Roach- MRF Crew Chief; Randal Knight, Police Officer; Christopher O'Toole, Police Officer; Omarr Byrom, Police Officer; Joshua Mears, Police Officer; Brnadon Land, Police Officer; Bonita Garrett, Police Officer; Ryan Mizell, Police Officer; Scott Treadway, Police Officer; Brian Hilliard, Police Officer; Lance Moss, Police Officer; David Inthisane, Police Officer

WORKING TOGETHER AWARD (Plaque and Lapel Pin)

Joe Prazacky, Chief WS Plant Electrician; Mike Livengood,m WS Plant Electrician; Johnny Williams, WS Plant Electrician; Jeremy Ingram, WS Plant Electrician; Tony Dennis, WS Plant Electronics Technician; Tom Beckett, WS Supervisor; Lance Hutchens, WS Equipment Mechanic; Rick Ingram, Andy Wall, Robert Causey, Ryan Lynch, Daryl Adkins, Joshua Urban, Parks & Recreation Department; Patrick Martin, WS Service Dispatcher; Ricky Caudle,

Utilities Services Dispatcher; April Swaim, Customer Service Department/Collections; Deborah "Debbie" Bragg, Customer Service Department/Phone Center; Clark Sellars, Fire Department; Mitchell Hall, Customer Service Department; Nicole Hale, Parks & Recreation Department; Carlos Perez, WS Technician; Michelle White, Safety & Health; Holly Lackey, Police Animal Control; Sandy Williams, Steve Lee, Portia Clowdis, Joe Meservey, Thomas Hackworth, Steven Grose, Theresa Varner, Patrick Servey, Susan Brooks, Police Information Technician; David Cox, Transportation Department; Julia Smith, Tammy Dyles, Lori Laughlin, Patrick Servey, Amanda Honeycutt, Kyle Thaggard, Keven Knight, Brooke Nagy, Telecommunicators; Leigh Anne Bassinger; Human Resources Department

SPECIAL RECOGNITIONS:

Boy Scout

Xavier Williams, Boy Scout Troop 6 (Greater First United Baptist Church), was present and working on his Citizenship in the Community merit badge.

FINANCE COMMITTEE - Council Member Moore, Chair

140148

Budget Ordinance Amendment - Market Authority - Occupancy Taxes & Business Licenses

Adoption of an ordinance amending the 2013-2014 Budget Ordinance to appropriate funds received for the Market Authority for occupancy tax and showroom licenses that exceed the adopted budget by an estimated \$65,000.00.

Attachments: [Budget Ord Amendment - MARKET AUTHORITY](#)

Ordinance No. 1760/14-38

Introduced 6/2/2014; Adopted 6/2/2014

Ordinance Book, Volume XVIII, Page 92

Adopted Ordinance amending the 2013-2014 Budget Ordinance to appropriate funds received for the Market Authority for occupancy tax and showroom licenses that exceed the adopted budget by an estimated \$65,000.

A motion was made by Council Member Smothers, seconded by Council Member Mendenhall, that this Bidger Prdomamce Amendment be adopted. The motion PASSED by a 9-0 unanimous vote.

140149

Condemnation - Sanitary Sewer Improvements - O'Connor

City Council is requested to authorize the City Attorney's office to institute condemnation proceedings for property located at 3842 North Main Street, belonging to Linda O'Connor. The condemnation is necessary for the Highway 66 Sanitary Sewer improvements project.

Attachments: [Condemnation - O'Conner - Hwy 66 Sewer Improvements](#)

**Resolution No. 1380/14-20
Introduced 6/2/2014; Adopted 6/2/2014
Resolution Book, Volume XVIII, Page 102**

Note: The question was raised as to if it would be necessary for Council Members Wagner and Davis to be recused from this matter since it was somewhat related to other matters that involved their recusals. City Attorney JoAnne Carlyle determined that there was no need for recusal since this matter is not directly related to the others.

Council Member Douglas asked if compensation for this property is part of the original budgeted amount. Ms. Carlyle explained it is contained in a line item in the budget that is made up of a larger amount of money for various other acquisitions that might become necessary throughout the year. Mayor Pro Tem Davis asked staff to clarify the reason for the condemnation of this piece of property. Henry Moon, Right-of-Way Agent, clarified that negotiations broke down, but the property owner desired more for the property than what the city was offering. He explained this is the start of the process for the actual condemnation for this property and noted there are four properties still outstanding, but he hoped these would be worked out.

Adopted Resolution authorizing the City Attorney's office to institute condemnation proceedings for property located at 3842 North Main Street, belonging to Linda O'Connor for the Highway 66 Sanitary Sewer improvements project.

A motion was made by Council Member Smothers, seconded by Council Member Mendenhall, that this Resolution be adopted. The motion PASSED by a 9-0 unanimous vote.

Pending Items

140101

Property Tax Early Payment Reduction

City Council is requested to ratify the reduction in the property tax early payment discount rate from 1.0% to 0.5%.

Attachments: [Change In Property Tax Discount Rate](#)

This matter has been pending since it was first introduced on April 21, 2014, at which time it was tabled.

Approved the reduction in the property tax early payment discount rate from 1.0% to 0.5%.

A motion was made by Council Member Moore, seconded by Council Member Smothers, to ratify the reduction in the property tax early payment discount rate from 1.0% to 0.5%. The motion PASSED by a 9-0 unanimous vote.

COMMUNITY HOUSING & NEIGHBORHOOD DEVELOPMENT COMMITTEE - Council Member Douglas, Chair

140153

Kilby Hotel/First Baptist Church - Update

City Council will be given an update on the status of the demolition of the Kilby Hotel and the First Baptist Church on Washington Street.

Attachments: [Patrick Harman Email \(Kilby Hotel\)](#)
[Community Builders Information](#)
[Letter from Preservation North Carolina](#)
[LOI between Community Builders McElrath and Williams](#)
[Proposed Kilby Redevelopment Project](#)
[Sketch Plans Proposed Mixed Use Development](#)

Chairman Douglas: We're here tonight with Community Housing & Neighborhood Development to discuss the Kilby Hotel and First Baptist Church update. Who is present to give that update?

Doug Harris: I'm Doug Harris. I'm an attorney in Greensboro and I'm assisting on this property. My office address is 315 Spring Garden Street in Greensboro. I know that some of you City Council Members have been discussing this with various people and are somewhat updated, but I want to first of all, let everybody know whether you've been in discussions or not and catch you up-to-date on everything going on. The first thing that's happened is we have come into contact with a group known as Community Builders, which is a California group. In your packet, there's a lot of their projects they've done in California. They have not worked on the east coast, but interestingly enough they are interested in starting to work on the east coast and they are interested in Washington Street. The very first thing we wanted to know about Community Builders was we wanted to know how for real they were because they had a nifty brochure and everything, but you always wonder about these things. So we had Preservation North Carolina check them out because we knew they had the credentials to check them out and you've got a letter in your packet dated May 28th, signed by the regional director saying they had in fact checked them out and they think they can do it. We think they can do it, too. Their president flew here last week. He was here until just this afternoon. He wanted to stay here, but his flight wouldn't allow him to stay, so he could not come. His name is Jason Scott. They've done multi-million dollar projects in California and various cities. They're located in Pasadena, I believe it is. They've done a lot of multi-million dollar projects out there and the part that I was particularly interested in and I think you'd be interested in is they have experience dealing with the historic tax credits and community development tax credits. That's the very thing I mentioned the other week that we had great luck with the city museum over in Greensboro.

To refresh your memory, we brought in \$24 million into the City of Greensboro from the tax credits. In other words, that was from the tax credits alone. That's what built the museum. The problem with a tax credit type plan if your people that have no money, is that you have to pay some highly specialized accountants and highly specialized attorneys to do that kind of work. It's something that even I as an attorney wouldn't even think about doing. It's highly specialized. Womble Carlyle did the work for the Sit-In Movement and some accountants down in Charlotte did the work for the Sit-In movement building over there and can probably do something similar here. But you need some upfront money. You need some to get into that kind of thing. That's

where this Community Builders comes in. They have the wherewithal. They've done it before. They've done these kinds of projects here. So, they're interested and not only in the Kilby Hotel, but they're interested in the First Baptist Church. They're interested in some of the buildings across the street. My clients with the Kilby Hotel have signed a Letter of Intent for them to convey the building to them already; that's in your packet too.

It's going to have some conditions on it that: one, that the original walls are preserved and that's the historic part about it. Secondly, that the family be commemorated as having started a hotel and all that sort of thing. Other than that, the family is pretty much stepping aside and out of the picture. They just want to see it preserved, so they signed it over to Community Builders. That's important, too, because when you have a building like that, you can use that as part of your upfront money to use for tax credits. So, for example, with the Sit-In building over on Elm Street in Greensboro, we used the building we already bought for \$700,000 plus about I think about \$150,000 worth of work we done on the building doing various things. We used that as part of our upfront money to get the tax credits. So we intend to do exactly the same thing there. I would suggest to you, that....they only in very preliminary discussions with First Baptist Church and assuming they do something similar, there would be some more upfront money. The same with the buildings across the street. So what I'm suggesting to you is that this may be what you've been looking for to develop Washington Street. It looks like they want to do as much as they can lay their hands on. What they're going to do with it is.....we've had discussions with them....they want to put in a....I think this is in your packet too. They want to put in a school that trains in the culinary arts and all because there's not really something around here yet. We have not contacted GTCC, but we did contemplate contacting them and involving them in it. We thought that would fit in nicely with what they do anyway. We don't have such a thing, not in Greensboro or High Point or Winston, so we think it would be a nice piece in High Point. Upstairs and in some of the other locations as well, they want to put some kind of housing. They talked about veteran housing, they talked about low-income housing, they talked about other types of housing, but that's the type of thing they've done out in California that has been quite successful. The thing we talked about specifically was housing veterans and people like that and one of the reasons for that is you can also get some veteran's money for that.

I think you have letters saying that the Hayden-Harmon Foundation has not yet reached an agreement with us and that's kind of a peculiar thing to get a letter on. That's a true statement; however, let me tell you where that is. It has progressed to the point where....Community Builders arranged this, we didn't know the Foundation. It has reached the point where the Foundation has said they would be willing to advance some money, but they wanted some source to get it back from. Now, the importance of that is....now you'll remember when I spoke to you a month ago, I said that Preservation North Carolina often did that kind of thing, but they'd never put the money upfront. That's not how they work. How they work is somebody else puts the money upfront and then as they see real, honest to God progress on historic preservation, they then pay it back in steps. Remember I told you, for example, that for Castle McCulloch they

advanced \$75,000 and when they scooped out the dirt and mess and trees were growing in the old castle foundation, they gave back....I forget the amount, but something like \$25,000-\$30,000 and then when they put up the structure like we're talking about putting up here, they gave them some more and when they put on a roof, they gave them some more. So we'd be looking for that kind of thing.

I didn't get the word on Hayden-Harmon Foundation until last week and I called Mark Howard, he's the same man that coincidentally worked with Castle McCulloch and he was doing a speaking engagement and I couldn't get up with him last week, but this is what they were looking for. We've got a letter in here from Preservation North Carolina that they want to work with them. That's the woman in Durham who is in charge of this particular project, but the reason I called Mark Howard is he's the one that has access to the money to say we've got this person over here and that person over there that would be willing to pay it back as they got in the stages. So what we have is we have Community Builders, who is committed to the concept of coming in and redoing Washington Street. We have the Hayden-Harmon Foundation, who is okay with advancing the money as long as they get it back from some source. We have Preservation North Carolina that does that, but we haven't put the two together yet at this moment tonight. I wish I could tell you we have, but I just didn't quite have time to do it. I would also suggest to you that this ought to work very nicely with the money that you folks have allotted, that \$436,000 for Washington Street because that's for sidewalks and streets and benches and things like that. This, of course, is for the buildings-the very thing that makes it a historic district because that's the very reason it's designated as a National Historic site. I supposed it doesn't escape your notice that if we tear down the buildings, we don't have a historic site anymore and then it's impossible to get the money from the historic tax credits. So I know as I am standing here that you all anticipated that we'd have an iron clad, absolutely positively going forward to set a date. I don't quite have that, but what I do have is in your packet, we have a contractor ready to go. I think it's \$136,000 or so to do the job, so it's less than what the architect estimated. And we do have all these other things in place. So I think there's enough good faith and enough good things for High Point offered here that it warrants letting us finish what we begun here. I hope the city sees it that way. I do not have Jason Scott to speak to you because he had to return, but I do have someone speaking on behalf of Community Builders.

Charity Belton: Hi everyone. My name is Charity Belton and you all know me and thank you Council Members and Mayor Sims. I am speaking on behalf of the Community Builders, Jason Scott. His flight is leaving now out of Charlotte, so unfortunately he did not get a chance to meet with you all earlier. Just to introduce who they are, they are an economic development corporation. If you will look in your packet, you will see the brochure here that says Shield of Faith Economic Development Corporation. I have personally been involved with Shield of Faith for over 20 years. As you know, I am from California-out of Long Beach, California. I moved here about eight years-it will be eight years in July. I went there the last two months. I didn't think I was coming back, but I went there for two months to try to get some help from some people that I know that could help me and that have a very, great track record for

making things happen as it relates to revitalization of buildings. I've been a part of the North Long Beach revitalization efforts and went back and saw the things that we are trying to do here really manifested and it was just beautiful. So I went to Pomona for my International Convention for Shield of Faith Economic Development and reunited with Jason Scott, who I found out is the President of Community Builders Association, which is where they do business.

For the sake of time, I'm not going to go through all this. You can read this at your leisure, but I will briefly go over this first page here that has a copy ofa picture of the Kilby on it. It basically highlights the Community Builders Association, also known as Shield of Faith Economic Development. It is a 501(c)3 non-profit organization designed to serve social and economic needs of the community-based agencies. We provide assistance in areas of capacity building, affordable housing, commercial development, fiscal agents, non-profit law compliance, standard accounting procedures, and community-based learning. Our mission is to help bring about neighborhood revitalization to blighted communities and stimulate the economy and improve the quality of life for individuals and family. Below is a summary of our proposal for the Kilby redevelopment project. The proposed Kilby Redevelopment Project, we estimate the construction cost needed to shore up the building will range between \$140,000 to \$170,000. We have a contractor that will be coming out and another contractor that will be coming out on Wednesday, who will be meeting with me to give a second bid on the initial bid that you all heard from Peter Freeman because we want to make sure that we are allowing some bidding as well as doing some comparison as it relates to that.

Then, it goes on...based on what Mr. Harris talked about in a little more detail. Community Builders...how they have stake in Washington Street is because when I went to get help, they are the new co-owners of 126 N. Centennial, which is the High Point Fine Arts Guild building. They are my partners. So, now they are stake holders. Now they are property owners right here on Washington Street. So, with that being said, they are not going anywhere. So they came here to help us with our project and I mentioned to them...I said if you really want to help us in this community, the key building that will help save our district is the Kilby Hotel and First Baptist. They have a deadline and let's try to see what you can do to help, if at all or what have you. The Kilby family has been very gracious to open up their arms and come to some agreement and you will see in your packets, there is a letter from the family that indicates that they are turning over the building and granting the building over to Community Builders. You will see that is from Burnie McElrath and Myra Williams as the owner of the Kilby Hotel. So, as it relates to those details, so that you'll know, who Community Builders are...they are here and I am the North Carolina liaison for now, just kind of operating as the liaison until they bring their project manager and their staff here. As it relates to timeline, we're looking at starting in July....looking at bidding for the property for shoring up the building. Thirty days approximate-that time frame and upon acceptance, submitting for permits within the next 30 days. So we're looking at between 60 and 90 days to start construction on shoring up the building right away because we have the \$436,000 that you all granted to the Washington Street area, we're looking to start on

that right away and we want to make sure that the Kilby is up without any interference. We're trying to work with the Business Association as well as other property owners as it relates to that. There have been some discussions in meeting other property owners in the district, but at this point, Community Builders do not have any say as it relates to First Baptist or anything like that. They have their own representative to provide you updates as it relates to their property. But right now, we're only focusing on the Kilby Hotel at this time and just so that you know that they are our property owner and property owner at 126 North Centennial. Any questions as it relates to the Community Builders?

Because I'm intimately known to them and have worked with them before, I appreciate you all allowing me to represent them tonight due to the fact that they had to catch a flight. Now, did you all have any questions as it relates to Community Builders and as it relates to the Foundation? If not, I'll turn everything over to Earl Jones and Mr. Doug Harris.

Chairman Douglas: I have one question. Would Community Builders be able to help with other projects within the core?

Charity Belton: Absolutely. If you all have time outside of this....I know, for the sake of time, if you have time outside of here, they are a CHODO in Pomona, CA. They're based out of Pomona, California. If you briefly look at....they have just been given, they were given \$20 million to do a large project, 90 units in Pomona, which started in 2007 and it completed in 2009. With that, out of those 90 units, approximately 40 of those units are low income and also they have an on-site Mental Health/Social Services right on site to service those clients from mental health. They have partnered with...I don't know if you're familiar with Reliant Related. They are a large corporation that does development out of New York, as well as California and throughout the country really. Related actually contacted them because of their track record of providing revitalization for affordable housing and things of that nature.

On page 9 of your brochure, you will also see that the city has also granted them another housing project that will be starting very soon as well. This is a major project that since their track record was so good with the project that completed in 2009, the second project. The city has awarded them additional funding to purchase and they have connections with Union Bank as well as Chase Bank. So you can see why I went out there to get their help with our building on the corner of Centennial at the gateway.

Chairman Douglas: Are there any more questions of Ms. Belton?

Council Member Smothers: I want to ask Mr. Harris....he mentioned he didn't have quite enough time to get it all tied up nice and neatly, how much more time do you think will be required?

Doug Harris: I wouldn't think more than two weeks. I've got a little bit of a situation like this. The Foundation wanted something in writing from Preservation North

Carolina that they would reimburse them in stages. They wanted it in writing. Preservation North Carolina wanted something in writing from the Foundation that were, in fact, going to advance them the money. So I got crossed up and speaking as a lawyer, that sounds like about a two week thing. I'm on good terms with them because of my brother and I feel like they will respond to me well once I get a hold of him. I called him and he called me back. He had a speaking engagement on Thursday and Friday, so I couldn't talk to him because I was in court all day. So I'm going to reach him later on this week and if I can get a letter from him saying he'd go for reimbursement if they put up the money, I think I'm most of the way there.

Charity Belton: If I could just speak to the conversation Community Builders had with Patrick Harman as it relates to Community Builders. Patrick Harman, as you read in your letters, he really wanted to be clear that he was not going to be upfront the entire money. So we are clear with that, and we are actually glad that information did come out so that we would have some clarity for our approach. Our approach now that we're looking at is whatever foundation that will assist us with lending us the money, they would pay the contractors directly by invoice and the Preservation would pay the funders. So, really, funds do not really have to come through us. So that is a consideration. But since, Jason, the President of Community Builders, came in on Monday-he's working out of Charlotte. He came in on Sunday night, his projects in Charlotte they are working on with a county commissioner there and came here to High Point. So we were up against a tight deadline in making sure that he had the proper information from the parties. Unfortunately, the Hayden-Harman Foundation is out of town, so that's the reason why he had to send a letter. We do have an intent letter from the Hayden-Harman Foundation that, unfortunately, is still on the copy machine and I will get that over to you. I was trying to get here on time. So I will get that over to you and submitted to the secretary.

Chairman Douglas: So Ms. Belton, your moving forward is predicated on Mr. Harris getting his piece wrapped up?

Charity Belton: Well, from Community Builders standpoint, we are going to be looking for additional funds for the project as a whole. So that piece of it, we're looking at shoring up. We're looking at starting a project as well. So we're moving fast. We're moving, so when he gets back next week, he's contacting his funders that he's worked with before, banks and things of that nature to really move forward with the project. Right now, we wanted to address the issue with shoring up and kind of give you some comfort and just kind of request some additional time, at least 60-90 days depending on permits and bidding, so we can start some construction in getting that shored up right away. We are working and not just with the Hayden-Harman Foundation.

Earl Jones: Let me say this too. Jason Scott who is here with Community Builders Association was here for 3-4 days. He was over at the Civil Rights Museum in Greensboro. We met and talked extensively and I think he intended to attend the Finance committee meeting of Council that was scheduled today, but I think that was

cancelled. I think he did have a chance to talk to you, Madam Mayor. They have the ability and the capacity to complete the project. I think it would be good for the City of High Point. As you know, the Kilby Hotel was built in 1913 and is a historic site, but more importantly, you have the Furniture Market here and you have the potential downtown on Washington Street where the Kilby Hotel is located to have in the future, maybe in two or three years, have a Beale Street and maybe even a bourbon street to a certain degree. It is an asset to the City of High Point sitting right off downtown and we, as an organization, at the Civil Rights Museum is committed. Doug is on the board, plus I'm the co-founder. Early is on the board and he really kind of organized this and put this together with the family. We think it will be a great asset to the City of High Point economically as far as historic preservation. I do want to thank the Mayor and City Council for giving us a little time to pull all this together. You all were gracious in doing that. I know you have a responsibility to make sure the street and building there is in a safe condition and we are committed to making sure the building is shored up. I think we have the people in place now to get that done and have that completed by the end of the year.

Chairman Douglas: Mr. Jones, I don't mean to interrupt you, but we normally do this at the beginning. We need your name and address for the record, please.

Earl Jones: Earl Jones, 21 Loney Circle in Greensboro, North Carolina.

Chairman Douglas: does anyone have any questions?

Mayor Pro Tem Davis: I have a question for Mr. Harris. The Preservation North Carolina, did you say that they would make grants as the work progressed, or will they make a grant once the work is completed?

Doug Harris: They make a grant once the work is completed, but they do it at various stages. So, I guess it is as it progresses. My specific experience with that was, as I said with Castle McCulloch, I know what I'm talking about. He got one grant, if you ever saw it back in those days, it had trees growing up through the middle of it and everything and it had about about 6-7 feet of silt. We got that silt cleaned out and all the trees cleaned out and they got some amount of money right there. The next thing was the chimney was about to come down and some of the walls were unsecured and we got the walls secured and we got the chimney secured so it wouldn't come down and we got another grant. So, to answer your question, they do it in stages.

Mayor Pro Tem Davis: The reason I asked is I received an email from Patrick Harman of the Hayden-Harman Foundation and he says in his email that if the money is to be repaid as the work progresses, he is interested in that, but if he has to fund the money and wait until the repairs are complete to receive his funding, he was not in support of that. He would not support this.

Doug Harris: I saw that and I stated specifically that that is not the way it worked with Castle McCulloch. They went about it as they went along.

Mayor Pro Tem Davis: So in two weeks, you think you can have these details worked out?

Doug Harris: Yes I do. I'll either be able to tell you if it all fell apart and I couldn't make everything fly or I'll tell you that I've got commitment letters from both of them. I don't know the foundation. That came from Community Builders, but I do know Preservation North Carolina and how they work and I'm reasonably confident I can work that out.

Council Member Moore: So will you come back to us in two weeks and let us know where that is?

Doug Harris: Yes, I will. I will report to you at that meeting and I would hope to have commitment letters going in both directions that I don't have tonight. I would have liked to have had them tonight, believe me.

Charity Belton: If you'll look on the third paragraph of the Preservation of North Carolina letter, I just wanted to make sure that I brought that to your attention. The acquisition of the Kilby Hotel by Community Builders and its rehabilitation for such a desirable use is an excellent outcome for this local landmark. Preservation North Carolina has agreed to accept the donation of a preservation easement on the Kilby Hotel when the building is transferred to Community Builders, and they are able to move forward with the project by the city. It is also our understanding that Community Builders intends to apply for a historic tax credit, which would require review of their plans by the State Historic Preservation Office as well as the National Park Service. As a local landmark, any exterior changes will be reviewed by the City of High Point's Historic District Commission. We did have a joint meeting with Benjamin Briggs and the director who wrote this letter, Kathleen Turner, and they are in full support, so they have been speaking with Community Builders prior to their trip here to assist them with making sure that they get the funding and tax credits and things of that nature because they have experience in applying and receiving tax credits out of California. So they are really willing to support and help us. One key thing is if the Kilby goes down, with that one of the key things that they've mentioned was that it could strip us of our historic landmark and she indicated that in this letter. It's a very detailed, long letter. So if you could just take that into consideration because it does impact the entire district. Although there's nothing in writing on walls, I've been trying to research that as well last night. But I just wanted to let you know that you can take that into consideration. We do have some help now and if you could just give them just a little bit more time to get things in order and we're looking forward to within 60-90 days to work on getting the project shored up.

Chairman Douglas: Any more questions?

Council Member Smothers: I'm not exactly sure whether we need to go with two weeks or 60-90 days.

Chairman Douglas: Well I think the 60-90 days would cover all of it.

Council Member Smothers: Well I'm sure it would.

Mayor Sims: I would like to suggest that maybe what we do is extend it out to our first meeting in July, which gives them 30 days to work out all the details, whatever they may be. I know we've got some cross country things that are going on and having to get that other entity involved in it along with everybody else, two weeks may not be sufficient time to make all that happen and I'd hate for them to come back in two weeks asking for another two weeks. So perhaps if we gave them 30 days, address this at our next meeting in July.

Council Member Smothers: Which is the second round of meetings.

Doug Harris: Madam Mayor, I'll tell you what I like about that, if for any reason I'm unable to do this thing in two weeks, you heard her say that Community Builders has worked on this. We don't have all of our eggs in one basket. That makes sense too.

Council Member Moore: I'd still like to have some communication from you, Mr. Harris in two weeks as to where you stand.

Doug Harris: I'll be happy to come back personally in two weeks. I'll commit that to you.

Council Member Smothers: You can send a letter.

Doug Harris: Okay. Either way.

Council Member Moore: Email or whatever.

Chairman Douglas: Thank you. Madam Mayor, **I would like to make a motion that we extend this out thirty days to our first meeting in July to get an update on the Kilby.**

Council Member Mendenhall: Aren't we only having one meeting in July? The second meeting? Or did we decide that?

Mayor Sims: Did we?

Council Member Smothers: Yes, we did.

Mayor Sims: Well we talked about it, but I didn't realize we had decided.

Council Member Mendenhall: I thought we had. Well, maybe not.

Mayor Sims: Whatever that first meeting is.

Chairman Douglas: The first meeting in July to get a full update on the Kilby Hotel.

Council Member Mendenhall: Whenever it is.

Council Member Wagner: **I'll second that motion.**

Mayor Sims: **I have a motion and a second to extend this to our first meeting in July to get an update from the individuals regarding the Kilby Hotel and the status of the agreement with Community Builders.** Any additional comments or questions concerning this item?

Mayor Pro Tem Davis: Are we keeping the demo active?

Mayor Sims: It doesn't go away.

Mayor Pro Tem Davis: So it's still active.

Council Member Ewing: I have one question for staff, wherever Randy is....where are we at in the process with the improvements that we already approved for Washington Street?

Assistant City Manager McCaslin: For the sidewalk project?

Council Member Ewing: Yes.

Assistant City Manager McCaslin: We are in the process of finalizing that and will be actually adding it to another existing contract.

Council Member Ewing: I presume we don't want to start that project until we know what is going to happen with this. Does that.....

Assistant City Manager McCaslin: We will not start it until we know more.

Council Member Smothers: Well, there are two sides of the street.

Chairman Douglas: If that's all, Madam Mayor, that concludes Community Housing.

Mayor Sims: We've not voted yet. I have a motion and a second. **All those in favor, signify by saying Aye. [all] Any opposed? [none] The motion PASSES. [9-0 vote]**

Thank you Charity and thank you Mr. Harris and all the rest of you that were involved in this matter. Good luck on moving forward.

Council Member Golden: You've got someone here from the church that I think, Rev. Robinson that might want to say something.

Mayor Sims: Does he want to speak?

Charity Belton: Why don't you correct an error as it relates to First Baptist and First Baptist in providing an update; however, Pastor Robinson is here to provide an update. We have been in discussion with Community Builders, but it wasn't anything related, so that's the reason why I referred back to the property owner and Pastor Robinson can speak to the update.

Chairman Douglas: Sorry about that Pastor Robinson, we weren't trying to overlook you. We got a little tangled up in the Kilby.

Pastor Michael Robinson: That's understandable. My name is Pastor Michael Robinson. I am the pastor at First Baptist Church Cathedral, formerly known as First Baptist Church. As you know, we have been going through a process now for about three years trying to get some things done and just moving things around. We are making some headway finally. I met today with Design Development out of Durham, who has come down and taken some pictures and have looked at what we have. I've given them the same information that I gave to the city in reference of what it would take to shore up the wall and also to stabilize the foundation. So they are going to be coming back down. They are going to be taking pictures. They are going to be giving more information and upon that time I will present to you the packet that I presented prior similar, to the city regarding that situation. I'm not going to stand here and promise you that this is going to happen in a matter of a week or two weeks, but I will give you the information as soon as I get to let you know where we stand.

Mayor Sims: There's not an order standing regarding First Baptist is there? Do we have an Order to Demolish?

Pastor Michael Robinson: You do? I didn't receive anything in reference to it.

Mayor Sims: Because I thought the taking down of the church by Pastor Robinson was voluntary on the part of the church. I did not realize that we had initiated an action for that. Did we do that?

JoAnne Carlyle: I don't remember where it was left.

Mayor Sims: You bid both structures, but I didn't think there was an order.

Lee Burnette: It was an Administrative Action; it has not moved to Council yet.

Mayor Sims: Okay, thank you so much. That clarifies that.

Pastor Robinson: So, again, I did make some leeway after three years trying to get things done. We have got some donations to help us out. We have been putting things together. Our whole initiative is to try to save the building. That's what we're trying to do. We have some ideas for that and some things we want to do that will help the community as well as the city. As you know, it is the first black church here in H

A motion was made by Council Member Douglas, seconded by Council Member Wagner, to extend this matter 30 days until the first meeting in July with another update/report to Council at that time. The motion PASSED by a 9-0 unanimous vote.

COMPREHENSIVE PLANNING COMMITTEE - Council Member Smothers, Chair

140110

Ordinance - Annexation Case ANX14-03 - Michael & Tonya Curtis

A request by Michael & Tonya Curtis to consider a voluntary contiguous annexation of approximately 1.6 acres. The area to be annexed is lying along the south side of Tangle Lane, approximately 1,900 feet west of Penny Road. **The public hearing on this item was held Monday, April 21st and City Council delayed action at the May 5th meeting to allow the petitioner additional time to consider if he wanted to proceed with the request for annexation or withdrawal of the request.**

Attachments: [Michael Curtis - Annex 14-03](#)

[Curtis Annexation \(Tangle Lane\) Carl Wright handouts](#)

[Michael Curtis - Annex - 14-03 Additional Information](#)

[Curtis - June 2 email](#)

[Annexationn 14-03 - Curtis - recorded](#)

Ordinance No. 1761/14-39

Introduced 4/21/2014; Adopted 6/2/2014

Ordinance Book, Volume XVIII, Page 93

Note: The public hearing on this item was held on Monday, April 21, 2014 at 6:15 p.m. At that time, the City Council delayed action at the May 5, 2014 meeting to allow the petitioner additional time to consider if he wanted to proceed with the request for annexation or to withdraw the request.

Chairwoman Smothers referred Council to the memo from Mr. Curtis' attorney, Carl Wright, stating that Mr. Curtis has elected to ratify the annexation petition.

Adopted Ordinance authorizing the voluntary contiguous annexation of approximately 1.6 acres, lying along the south side of Tangle Lane, approximately 1,900 feet west of Penny Road.

A motion was made by Council Member Smothers, seconded by Mayor Pro Tem Davis, that this Ordinance be adopted. The motion PASSED by a 9-0 unanimous vote.

140143

Ordinance - International Market Centers - Text Amendment Case 14-04

A request to by International Market Centers to amend Section 9-5-16 of the

Development Ordinance to allow video wall signs in the Central Business (CB) zoning district. **Public hearing on this item was continued to the June 2nd meeting to allow time for written confirmation that the High Point Theatre would have access to this advertising equipment.**

Attachments: [07. TA14-04 Staff Report](#)
 [IMC - Video Wall Letter](#)
 [Adopted Text Amendment Ord \(TA14-04\)](#)

Ordinance No. 1762/14-40
Introduced 5/19/2014; Adopted 6/2/2014
Ordinance Book, Volume XVIII, Page 94

The public hearing on this matter was initially held on Monday, May 19, 2014, at which time the public hearing was continued to the June 2, 2014 City Council meeting to allow additional time for written confirmation that the High Point Theatre would have access to this advertising equipment and to consider the concerns voiced by Charity Belton, a business owner at the corner of Washington Street and Centennial regarding the Text Amendment only applying to showrooms and not all businesses in the CB District.

Chairwoman Smothers referred Council to the letter contained in the packet and asked if there was anyone present who would like to speak further regarding this matter. She explained Lee Burnette, Director of Planning & Development, informed her that since Ms. Belton's concerns were broader in nature than what this Text Amendment was advertised for, it would require another rewrite of the Ordinance and a separate action.

Adopted Ordinance amending Section 9-5-16 of the Development Ordinance to allow video wall signs in the Central Business (CB) zoning district.

A motion was made by Council Member Smothers, seconded by Mayor Pro Tem Davis, that this Ordinance be adopted. The motion PASSED by a 9-0 unanimous vote.

PUBLIC COMMENT PERIOD - 6:00 P.M.

Mayor Sims: Okay, this is the time we set aside each month for public comment. Normally that time period is 15 minutes. We will honor that 15 minute time period and will call individuals from the sheets from those that have signed up to speak. We will then proceed after 15 minutes and go to our Finance Committee items, but will continue to hold the period open for public comment after our Finance Committee is done and that is, of course, the first of the public hearings for the proposed annual budget. Each speaker is limited to three minutes and we ask if you would honor that so that we can get through the rest of this agenda. I commit myself to sitting here and staying here to listen to the comments that you all have. I'm not sure about other council members, but I will be here and I'm sure the rest of them will honor that as well. So having said that, I'd like to start with David Rosen.

David Rosen: Good afternoon, Mayor Sims and Council Members. My name is David Rosen. I have my own small business here in High Point and also co-chair a small grass roots organization called We Heart (or we love) High Point. This group, as well as many concerned residents of High Point, are very worried about our local group of government officials to recharge our city. I'm hoping to get away from using revitalize

because I feel strongly that this is becoming a cliché term. We, citizens of High Point, have heard the political rhetoric that the city is not abolishing the City Project, but just reassigning the duties of its executive director to other responsibilities within the city. To me, and many others in this room, it's very political. We all realize the duties that each of you have is tremendous and does not all evolve around one area. We all get that. What I and many others in this room see, with all due respect to each of you, is there is a lot of divisiveness amongst you as our elected officials when it comes to the subject of growing our City of High Point, North Carolina.

About two weeks ago, myself and a High Pointer, Monica Peters, assembled a group of concerned residents of all different socio-economic classes, different wards and different age groups to come together to get involved and make a difference. Our group is growing by the hour. Each of us collectively wants to work together in a positive way to move forward. There have been more studies and stats that each of you are aware of in support of growing our core. Can one of you, in your own words, please explain to your citizens and myself, what is needed to collectively, to communicate listen and work together and put aside personal opinions and move this town forward without all the political talks that have been going on in the media for the past two weeks. Right now I feel like our government is disconnected. There's absolutely no cohesion. Now is the time. Not tomorrow. And I will leave you with one last thought that I've said over and over to a lot of people. If not now, then when? If not you, then who? Thank you. [applause]

Mayor Sims: Thank you, Mr. Rosen. Larry Diggs.

Larry Diggs: Hi. My name is Larry Diggs. I live at 1127 Biltmore Avenue. You all should know that by now because I've been here several different times. The only thing is with trying to revitalize downtown, it's no simple answers to the problem and all. I know I've heard since the last couple of meetings they talked about, you know its one thing not to be concentrated in one area, but in several different areas that needs attention and everything like that. The only thing is when Mr. Duany came here and, you know, he looked at everything and I'm sure he saw the other different areas that do need attention and everything like this. The plan that he came up with was, you have to start somewhere and he felt the best place to start in the area where he's talking about and hoping that it'll spill over into other areas like this. The only thing is, right now I feel like....I read the article in the paper the other day, on Friday. The gentleman that was speaking said that High Point is drying up. I can agree with him. I'm just saying, somehow I don't think some people here at City Hall realize the situation that High Point's in. I see a lot of smaller communities growing and a lot of it's because of inactivity of High Point. A lot of places like Archdale, Trinity, Thomasville and all, they would come to High Point because it's a larger city and it's got a lot of things going on here, but High Point has changed drastically in the last 25 years. Right now, all I'm trying to say is right now, we've got to start somewhere and we've got to....I mean it seems like we keep being put off as far as activity as far as getting revitalization going. The only thing I'm saying right now is I feel like we have a better chance right now with what we have at the City Project....well, y'all are saying to kind of change it

around and all like this and that may be needed, but I think the deep cuts that you're talking about and redoing things like this, I just think right now it's going to put things further off as far as going forward towards revitalization downtown. The only thing right now, I'm just saying we need to get started somewhere and I just think that the city leaders need to understand that we really need something to get it going here in High Point because right now we are, like he said, at odds and everything. I hope we can settle this and get where we can begin to talk and begin to work on new things and stuff like that. [applause]

Mayor Sims: Thank you, Mr. Diggs. Mike Carr.

Mike Carr: Good evening, Mayor and Council Members. My name is Mike Carr in High Point. Strib recognized tonight some employees that here in High Point were doing the right thing. I, and others in this room, hope that you will do the right thing tonight and not abandon the City Project. Your board, the Mayor and City Manager, you not only act as our CEO, you are our CEOs. You're the Chief Executive Officers or at least the COOs, Chief Operating Officers. We, as citizens, are the shareholders in our community and we have elected you to provide us executive leadership-not just leadership, executive leadership. There's a difference. We're looking for a positive return on an investment and earnings per share. I don't think that's an unreasonable request. At this time, I and the others in the room, do not feel that you're hearing us. We need to be on the same page and we need to become united in moving High Point forward. We are dying, as Richard Wood said the other day. And I believe that's an accurate statement. We are dying. We need to be on the same page and become united in moving us forward. You see other communities being successful in the Triad. Why is our community struggling so much? Why? Why does it appear that we're dying on the vine? We're the shareholders and we have the power to vote and I hope that all of you can see the turnout in this room should indicate our displeasure tonight. We're not here as happy campers.

I sent Ms. Smothers, Ms. Mendenhall and Mr. Wagner an article that appeared in the News & Observer this week. It was on the, I won't say demise, but on the negative effects at Rocky Mount, North Carolina down in eastern North Carolina-what they are experiencing. It's much like ours in High Point. I mentioned this to Becky and Judy years ago and I can remember when Judy was mayor, or I think Judy was mayor. We had the McManus Report, which was a report that was done in the City of High Point in the Economic Development Committee and it called us a gold collar town. We were not a white collar or a blue collar-we were a gold collar. God, what a compliment that was. We could start a business with a dream and an idea, a staple gun and a box of nails and fabrics and we had this town hopping. Through legislation beyond my control, we've lost all that. It's gone away. Can we not return our city to the likes of something that would, that would give us another level of respect like the gold collar community that we used to be? As Strib said tonight, let's do the right thing. Thank you. [applause]

Mayor Sims: We have time for one more speaker before we move into our Finance

Committee items. Michael Hayworth.

Michael Hayworth: Thank you very much, Mrs. Mayor. When I was 21, I had a former state representative from High Point warn me that High Point was not a place for young people and it never would be. More recently, at an event about six months ago, a member of this very Council asked me why I was still living in High Point. I have a question for the entire Council and that is how do we intend on retaining any young talent if very members of this society, very members of this town have to provide excuses as to why they live in High Point? I'm a life-long High Pointer, but more frequently than not, when I ask young people why are they living in High Point, they, too often, point out that they get asked this time and time again as if they must provide excuses. How do we intend on retaining any young people if the one group, the City Project that could have had potential to change this have been completely been marginalized by this very Council. Thank you. [applause]

Mayor Sims: Thank you, Mr. Hayworth. Now we're going to extend Public Comment until after the Finance Committee. Saying that, we'll go to the Finance Committee. Councilman Moore.

Cynthia Davis: Okay, Cynthia Davis, 413 Evergreen Avenue. I just wanted to address this body and thank those of you that stayed two weeks ago for the duration of the meeting that occurred. I have to address Jay. I advocated for you during the election process. My aunt voted for you and she saw the stuff in the paper, the media and all this. So, I have promised her that I would ask you a couple of questions pertaining to why. I explained to her the why, but she wants a copy of this audio on her behalf. She would like to know why, even though she understands the passion that you have for City Project, why you felt compelled to get up and leave a meeting after a vote that you did not like, instead of staying seated for the duration of that meeting and getting up and abandoning the constituents that elected you to sit in that chair. That's basically her biggest question.

The second question that she had is why would you encourage a revolt to bring division? In her opinion, based on what she has seen in the media and in the paper. So these are her concerns. She's elderly and could not come, but she does want a copy of this audio and I told her....and just so you know, I didn't throw you to the wolves. I did tell her the history of your relationship with City Project, but she just felt that being an executive director as Mike Carr said, that your position should have been to stay in your seat instead of going over to the Theatre.

Council Member Wagner: Okay, I'll answer the second part of it first. I don't think I've done anything to encourage any kind of revolt, so I would disagree with how she's characterized that. Also, I'm a citizen. I'm an elected official, but I'm a citizen like everyone else and as such, I have the right to my opinion. Everyone has that. So I've merely expressed my opinion and those things have been published in the paper and are well known. As far as me leaving the meeting, I had very, very strong objections to the way that that vote occurred.

Cynthia Davis: Which I explained.

Council Member Wagner: I felt that it was....well I said what I felt. I felt it was an underhanded way for us to do business. It's a culmination of a lot of things that have occurred in that fashion, in my opinion. You know, as a member of this body, I was simply not going to participate in that form of doing business. I don't think that it is the way that you treat people. I certainly don't think it's the way we should treat each other as nine members of Council and so that was my reason for leaving.

Cynthia Davis: So, is it fair to say that even though you could have stepped out into the hallway for two or three minutes until that particular issue passed, to return to Chambers to deal with the other issues that were on the agenda that night? That was her concern, more than the City Project stuff-the fact that you became absent for the remainder is what she was concerned about.

Council Member Wagner: The bottom line is that I did what I did and under the circumstances, I'd do it again. [applause]

Cynthia Davis: Okay, thank you very much.

Mayor Sims: Thank you, Ms. Davis and Councilman Wagner. Gary Simon.

Gary Simon: Mayor Sims, City Council, I'm Gary Simon. I'm a business owner in High Point, Simon Jewelers at Lexington Avenue and Main Street in Times Square. I just want to tell you a brief background and just make a few comments. I moved to Times Square at Lexington and Main in 1997 into 2,000 square feet because I saw it as a great opportunity and a great location looking at everywhere in the city. I thought it had the strongest potential for the future to develop other businesses around me rather than just be a destination business, but to have a type of retail commerce center. So encouraged by the Core City Plan and growing business developments, in 2007, I invested in an additional \$400,000 into my business for improvements and construction. I do not own the property, but I was that invigorated by what I saw and what was happening. I'm concerned right now about the recent changes that are affecting what I feel is a successful approach with the City Project Board and the Coordinator Wendy Fuscoe. I did serve, myself, three years on the City Project Board until about two years ago. I did go through the Challenge High Point Program back in 1993, so I appreciate the challenges and complexities of city government and I know this is a very complicated situation. I'm here today to say that things look a little worse where I am today. Many retail uses in the areas around me aren't consistent with the direction that we're trying to go in. Many vacant retail spaces that aren't being occupied. Especially in Lindale Plaza. When I look across the street where the Golden Butterfly used to be-that's a fantastic space and nobody's gone into it. It really concerns me that there's, you know, these obvious signs there. I'm also concerned that, you know, by the effort moving Wendy will dismantle great growth and network efforts that are in place and that I joined the City Project Board and served to establish concerts and

public activities-a public/private effort. The first N. Main city effort and I'm worried about the perception of favoritism of the area that I'm in. People think that because it's by Emerywood that they are putting an extraordinary effort into that area. When it was discussed in early meetings before the City Project Board really got going, we just thought it was one of the best areas for the prognosis of success and that's why effort has been put in that area. Quality of life issues that are common throughout all non-profits and boards that I've been on and I'll continue to support High Point, but I'm having to....I have a little bit less to work with and I'm going to keep going at it. I just wanted to express those concerns. Thank you. [applause]

Mayor Sims: Thank you. Claire Peters.

Clara Peters: Hello City Council. My name is Claire Peters. My friend, Lillie Ruth, and I started an Instagram campaign to revitalize High Point. Lillie Ruth created a beautiful flier that says "Friends and Families for a Fresh Start in the Heart of our City." We think the heart of our city is our Main Street where all the beautiful historic homes are. This is the area that we think needs to be revitalized most. We would have fun when our parents would take us to outdoor concerts at the Vino Shoppe. We would play in the grass, listen to music and eat from the food truck. That business is now closed. I understand that High Point is big and lots of areas need help. Our house is kind of big and it reminds me, when we are having guests and my mom says, Hurry, we only have an hour to straighten up. Since we only have an hour, we just focus on the rooms where everyone will hang out-the kitchen and the den. [laughter] Please, City Council, let's focus on the areas of High Point that is the heart of our city, where we can bring out-of-town family and friends. Where we can look around the street and love the historic homes and be proud of our community. "Friends and Families for a Fresh Start in the Heart of our City." Thank you. [applause]

Mayor Sims: Ms. Peters, are your services for sale? [laughter]

Council Member Mendenhall: And I'd like to know if you put the dirty dishes in the oven like I used to do. [laughter]

Mayor Sims: Now, the infamous Aaron Clinard.

Aaron Clinard: Madam Mayor and Members of Council. My name is not Gunner and it's not Taxpayer....[applause]....I'm here tonight to tell you that unlike them and their anonymous characters, I'm going to say that my name is Aaron Clinard. I live at 803 W. Farris Avenue in High Point. Unlike them, I have a positive message for you folks tonight. Every one of you know me. You probably know me too well, but I'm here to send a message of gratitude and thanks. That's the message tonight. And I want to start with Becky Smothers. Becky, in 2000, if you hadn't asked me to chair the Downtown Improvement Committee, I would not be here today. You gave me the honor and the privilege of trying to find a way to improve downtown High Point. That was your message and that was the mantra???? we had for many years until the Core City Plan came out and I sincerely thank you for that. Along the way, we were able to create a

John Coltrane statue, which led to the purchase of his house by the city. We had the High Point Heroes Project, which has been a big hit all over town for visitors who come here. We have plaques on buildings and we had many other things that occurred. But, I think the most important thing that happened was we created some enthusiasm about revitalization. I don't want to take full credit for your hiring the Walker Collaborative Group to come in and do a Master Plan, but I think our successes-without any money, without any budget-helped lead to that. So I'm very appreciative of that. I'm also appreciative for my previous chairs, Tom Terrell particularly, and my predecessor, Richard Wood, for the work that they have put into this. I'm appreciative for the boards that have been busy at work. The 100 investors that have put \$410,000 into this project. The 500-600 people who came to the opening and closing sessions. The hundreds of people who came to the charrettes. The 684 signers of the resolution of support for the Master Plan. The 1,123 likes on the IGNITE High Point Facebook. Eleven days ago, 576 likes on "Save the City Project" and I am grateful for all of you folks. Stand up, all of you who came here to support the City Project. [applause] I've got 15 seconds left and I apologize. I should have done this during the budget hearing when there were no limits on time.

I want to also raise praise to City Councils, past and present, for some bold initiatives that they took. Piedmont Centre for one. I don't know who wants to take the credit, Becky or Judy, but that is a magnificent project that took bold risks with somebody named Lowell Easter and David Couch. You didn't know what was going to happen. You didn't know what it was going to lead to, but it led to something great for all of us. The Mendenhall Transportation Center with Judy's name on it. The Rebecca Smothers Environmental Center. The Library that Judy says she lost a job over. All these are bold, transformational initiatives and I think....in closing, and I'm sorry to take the time, but I think in closing what I would like to ask each of you: Jason, Jay, Becky, Foster, Bernita, Jim, Jeff, Judy and Britt, what is your legacy going to be with this Council? Judy and Becky already have theirs. They have names on things that they were responsible for or that they got credit for. What's your legacy going to be? What are you going to be able to tell your grandchildren, Jim, that you did while you were a City Councilman? What transformational thing will last, other than these normal budgetary things? I challenge you with that because I think that the City Project has begun that process and I hope you'll join with us by keeping us enforced. Thank you. [applause]

Mayor Sims: Thank you, Mr. Clinard. I don't want to mess up this name, but I think it's Buzov. Is that correct?

Miro Buzov: Miro Buzov. 2309 Palmer Street in High Point. So the things that I wanted to say pretty much have all been said. The best one was...where are you...the kitchen and the den. I think in regards to the City Project, I'm definitely in favor of this entity to be kept not only alive, but going with Aaron's words saying be bold and just do it right. I was going to speak earlier during the budget session, but to be honest with you I have no clue as to what the budget is. So, I'm going to go home tonight and I'm going to read all of this and I'm going to look at these numbers. I don't know if I can

make it by next week, but when I said be bold, I follow Aaron's vision here and that is let it be the City Project now that stays alive. If I wouldn't know the budget, I would address the City Council and say give the City Project \$5,000,000 right now. Alright? And have property leadership in place, wherever that may be. It may be elected by the public. I don't know how all this works. I am a really simple guy. I do stuff, right? I don't think about it too much. I just get it done and try it. But, I think this is really what we need to do now, take this entity and rather than.....and I don't even want to say that by the Council or by the city that it's being devalued, but in the public perception that is happening. I have a lot of access to the public with what I do and I hear over the past 16 months really what a lot of people in this town want and what they need and they are very simple. Ultimately having an entity like the City Project is extremely important and rather than devaluing it at this point, I think it's time to be bold and say, you know what, let's do it right. Like Duany says do it with excellence and put the proper funding behind it. I don't say money to give away to people, here take this and take this. It can be in the form of loans, or things that has to be paid back by the people who would like to start businesses. But what I really wanted to say, too, and I'm looking at the clock, I would like to ask each Council Member next week on a Sunday, sit down with either a mimosa or a virgin daiquiri or a beer or having a burger on a Sunday and really give your personal perception of what you would like this town to be in terms of the downtown area. I think High Point needs a unified center to create a unified community. I would really be interested in hearing from all of you what your vision of that would be. That's pretty much it for now.

Council Member Mendenhall: Could you spell your last name, please?

Miro Buzov: Buzov. B. U. Z as in zebra. O.V.

Council Member Mendenhall: Thank you.

Miro Buzov: That's something I really would be interested in, sit here, sit down and close your eyes and envision your town as maybe you like it the way it is and that's just fine with that, but I feel strongly about High Point. I moved here 15-16 years ago. My kids grew up here and I've had many opportunities to go away. I have a couple of business opportunities. Some worked and some didn't. It was just like this, up and down. Now I have this little shop downtown.

Council Member Moore: You can give it a plug if you want to.

Miro Buzov: I really would like to know how you envision your city and what you envision personally as what every normal city has and that's a regular downtown. I believe we have this already and it really doesn't take that much of an effort. Frankly, I believe it doesn't take millions of dollars to do it. But I would really be interested in the Council and the Mayor's opinion as you sit here, what your vision of the city is. To me, as a business owner, and somebody that is extremely driven to create more culture around us, it would really be important to know this on that kind of a personal level, regardless of funding and money or whatever..

Mayor Sims: Thank you very much. [applause]

Okay, we're going to switch gears just a little bit. Russell Tuttle.

Russell Tuttle: Thank you. Good afternoon, Mayor Sims and Council. I'm Russell Tuttle. 1719 Cedrow. I'm up here on behalf of the walkway that you are bringing through the community in the city on Cedrow. My biggest complaint is you're just coming in. I found out about it Tuesday morning through a construction group called Sharpe Brothers. There was no plan and nobody coming to find out why you were doing this. You've taken so much of our property-mine anyway. I spent years.....been there 40 years with no sidewalk there, raised my family there, sent kids to school with no sidewalks. I spend money in trying to keep my property up and I was very upset to see that the city just come in with a walkway without me knowing. I talked to some of my neighbors....without them knowing. I talked with Mr. Moon. He came out on Wednesday. I found out on Tuesday and he came out on Wednesday and was telling me that someone should have been talking to me and the community. We still....the next thing I know, I called and tried to get in touch with our representative, Jeff, but didn't get a call back. So I just proceeded to come up tonight and bring it before the board. We're not happy with that and we would appreciate it if you would consider not putting that there. Thank you.

Mayor Sims: So what you're saying is you all don't want sidewalks on Cedrow?

Russell Tuttle: No. It's 3-foot from the curbing and a 5-foot sidewalk and we are not interested in that.

Mayor Pro Tem Davis: How many neighbors on your street that don't want the sidewalk? Have you talked to your neighbors?

Russell Tuttle: We've got about thirty houses where the sidewalk starts and ends in the area. Twenty-five to thirty. Out of that twenty-five to thirty, I've got 18-20 that said they did not approve of that.

Council Member Golden: Can I say something Mr. Tuttle? Because I actually fought for the sidewalks. About three years ago, we had a kid get hit over there and everybody called me and said, Jeff, why don't we have sidewalks? We have a park with no way for the kids to access the park. A couple of years after that, we had another kid get hit with a loss of life and, again, the phone started ringing, why don't we have a sidewalk. This past summer, we had four kids get hit and, again, the phone started ringing, why don't we have a sidewalk. So I'm doing what I think my constituents want. I fight for sidewalks. I'm in Florida, my phone is ringing and they're upset because they're putting in sidewalks. I spent three years begging for these sidewalks and now we're getting the sidewalks and you guys are telling me you don't want the sidewalks. Do you see the dilemma you put me in?

Russell Tuttle: No. Why did you change where a majority of the houses were? Why

didn't you do it on the side where the park is?

Council Member Douglas: It wasn't cost effective on that side. They did the studies. It would have cost more money and affected more properties to put the sidewalks on the other side.

Russell Tuttle: I was told by one of the engineers....

Council Member Douglas: Staff is here.

Russell Tuttle:that it was...the reason was you have more gutter on one side than you did the other, so, therefore, you didn't want to put gutter on the other side to make it feasible. Even if you put the sidewalk there, the kids or whoever would have to cross the street to get to the park anyway.

Council Member Douglas: A crosswalk.

Russell Tuttle: Alright, so the kid that got hit in front of the park, it wasn't because the kid was in the street. There was a gentleman driving....well he wasn't even a gentleman....a guy driving down through there at 80 m.p.h. and lost control of the car and came across the street on the opposite side and hit the little girl. You know, if you want to make it cost efficient in that area, put a couple of speed bumps out there where you know you've got to slow up. You know, that type thing. Sidewalks.....you don't even have nobody down in there that walks. You just got a bunch of elderly people down in that area who are retired. They don't even walk by there. Have you been out there lately?

Council Member Golden: Absolutely. Mr. Tuttle, I've talked with a football coach. They have a football team down there that has roughly 35-50 kids every year. In addition to that, they have a cheerleading squad. In addition to that, they play softball down there three days a week in the warm months. So there's plenty of traffic there. Foot traffic.

Russell Tuttle: None of that traffic lives in that area though. The traffic comes from another part of town to use those facilities. If you look at the record, I think in order to get the park down there, you've got to sign something to say whose renting it.

Council Member Golden: To rent the shelters. Yes, Sir.

Russell Tuttle: Check and see how many people in that area rent the shelters? We don't rent the shelters. It's a beautiful place in there.

Council Member Golden: I actually coached that youth team for several years, Mr. Tuttle. And they all walked to practice.

Russell Tuttle: Yeah, but when was the last time you coached?

Council Member Golden: I live there. I live right off of Cedrow.

Russell Tuttle: And when have you seen anybody walking?

Council Member Golden: Every day. To the park, especially during football season and softball season. I don't want to argue with you. I honestly was trying to do the right thing, Mr. Tuttle. But I'm sure they'll be more than happy to snatch that money away from my neighborhood.

Russell Tuttle: Appreciate it. Consider using that money.....is that money that was allocated for that or just some money laying around?

Council Member Golden: We fought for that money on Cedrow.

Council Member Smothers: It wasn't laying around.

Council Member Mendenhall: It wasn't laying around. We can assure you that Mr. Golden brow beat us for that money.

Mayor Pro Tem Davis: Jeff fought for his. He was very convincing.

Council Member Ewing: There's about 72 other priorities behind that.

Russell Tuttle: Okay, why don't you talk to the people that live there and ask them what would be beneficial as far as helping the city, helping the park, helping the kids. You know, I raised kids there and I know what it's like.

Mayor Sims: Well, I think, Mr. Tuttle, the dilemma we have is when you have individuals who point out what is a safety concern or a safety issue, then Council adopts a position that says, yes, based on things that have happened previously, it is a safety concern. And then we do nothing to address it, that's part of the issue. You know, I never realized that feelings would be this high around a sidewalk in a residential neighborhood and I don't know what it would take for us, as a Council, to relook at and rethink our position on what's going on with the installation of the sidewalks.

Councilman Golden did fight very, very hard to get that funding in place to install sidewalks on that street. So, I think, at this point, maybe it does behoove us because as you said, you're talking for 18-20 people. I don't know who all is here in support of you. If you all would stand if you're here. So, I think that maybe we need to look at the entire street and find out exactly what the residents on that street want. Now, basically what they are taking from you guys....you can be seated. What they're taking from you guys is right-of-way and the city does have the right to do right-of-way when it comes to installing a sidewalk. And that's where I think the rubber kind of meets the road in terms of understanding what it is that's going on. So, maybe, and I don't know if there is a way to postpone just a little bit where we are with this. I think all they've really done is the surveying and they've staked it. Is that correct? Or, have we moved beyond

that process? In terms of diggi

PUBLIC HEARINGS - 6:15 P.M.

FINANCE COMMITTEE - Council Member Moore, Chair

[140150](#)

Public Hearing - Proposed City of High Point Annual Budget 2014-2015

Monday, June 2, 2014 at 6:15 p.m. and Thursday, June 5th at 9:00 a.m. are the dates and times established to receive public comments on the proposed City of High Point Annual Budget for FY 2014-2015.

Note: This is the first public hearing on the proposed FY 2014-2015 Budget; the second public hearing is scheduled for Thursday, June 5, 2014 at 9:00 a.m.

Transcript_____

Chairman Moore: Thank you, Madam Mayor. Today is the time for the public hearing concerning our proposed 2014-2015 budget. We'll open that meeting at this time for comments. Madam Mayor, do you have the list?

Mayor Sims: There is no one on this list who has signed up to speak on the budget.

Cynthia Davis: I did.

Mayor Sims: You scratched through it.

Cynthia Davis: I scratched through the subject because it was only one item.

Mayor Sims: Okay, Ms. Davis.

Cynthia Davis: Cynthia Davis, 413 Evergreen Avenue. High Point, North Carolina. I would like to applaud the Council for working on the budget sessions over the last two weeks. There is a savings of \$2.1 million in this budget and I hope that that money is somehow earmarked for revitalization in some fashion after the budget is completed in its totality. I have a couple of concerns. During the budget talks, we came across a department that had temporary employees in it. I believe it was the MRF Department and, you know, that really raised some concerns for me because there were other departments that have been restructured. So those employees even though they were temps, weren't listed as part-time. They were listed as full-time. It showed that we were paying for their overtime, their group healthcare, their dental care, their workers comp, unemployment insurance, Social Security, those sorts of things that I thought should be handled through the temp agency in which we're reaching out to unless there's another contract that hasn't come forward yet due to the budget talks. So that was a concern of mine that Council should, seeing how Council has been sort of derailed on other topics such as what's occurred with the City Project over the last week, I would ask that you extend the approval of your budget not for the 16th, but the 23rd to give you that week to make up that time that's been spent on other issues within

the city.

The solid waste fee was \$5. It's going up to \$8, but what concerns me there is that we're doing away with the recycling fee, which eliminates \$1, but we're carrying it over to the solid waste fee which adds an additional \$2. So that goes to \$8 and eventually we'll make it to the grand total of \$14. I understand that that solid waste fee will help allow council reduce the property tax and there's a piece out where Mr. Davis had requested a reduction in property tax of 1.5 and I would like to see that looked at because that would probably complement that solid waste fee that we're now imposing on citizens that can't really stretch another penny in some areas of the city.

The electric rate concerns me. I was present at the last ElectriCities presentation which was February 14 of 2013. There wasn't an additional ElectriCities briefing given to Council this year for your budget. The information that I have and I sent you guys an email earlier, was that the charts showed for 2013-2016, the increase was recommended by ElectriCities, who are advisers, to be 5%. Last year, we did 4.9, but this year we're going to 1.8. I'm not griping about the reduction what-so-ever. I say bring more of them to us, but the question I have is why so drastic? And my response I got from somebody was because of the natural resources cost have gone down. I'm scratching my head and I would like to speak to the individual that you mention in your email to have a better understanding, but that seems like an awful big jump because weren't supposed to see that 1.8 until 2021-2030 and we were supposed to hold steady from 2017-2019. So I would just like a better understanding at the next session for the budget. Just maybe if we could get somebody from ElectriCities to explain that better, which I do attend.

The other questions I have pertain to employees. There's a 1% cost of living increase proposed, in addition to a 2% merit increase that will continue to pick up this year going forward, those merit increases from 0-2%. They did in fact receive an increase of 1.5% back in 2012. I'm just asking that you really look at those individuals that have been with us a while making \$60,000 and below, considering looking at those as you go through the budget in regards to giving raises to city employees.

Again, I mentioned the MRF....oh yes, the MRF....there was a handout that was passed out during the budget sessions that shows our expenses versus revenue and when you subtract them from one another, we have a negative. I do have concerns going forward with the MRF. I would ask that as you consider continuing to budget the money for restructuring the MRF and do the things that you want to do there, that you take Mr. Wagner, Mr. Davis, Mr. Douglas and Jeff Golden's advise and possibly consider bidding that out, or at least get some information on that to see if it would be making money versus losing money. I think that would be prudent for citizens of the City of High Point seeing how we're really not even busting even. We're at 34% with the MRF right now, so it's not even clearing 100%.

I would like to say, seeing how the budget is in there for City Project, I know that you've looked at those finances and you've made a decision there. I just wanted to

touch base on that decision and how that came about while I'm here so I don't have to come back. Is that alright?

Mayor Sims: Ask that question again.

Cynthia Davis: I wanted to go ahead and touch on the City Project because it is in the budget and the \$35,000 that you approved, even though they petitioned for \$210,000 and you're authorizing \$35,000. I noticed that was \$35,000 and not \$35,000 plus \$35,000, but \$35,000 even. Is that correct? I wanted to make sure that was what I got. I just wanted to make sure that I understood as I was looking at the budget. I'll save my public comments for later. Thank you for allowing me to attend the budget sessions. Again, I hope that you'll indulge the citizens by taking an extra week because you've had some other issues that you've had to deal with over the last week or so to really go through the budget items and make sure that we don't have ghost employees in other departments that are there that we're not showing revenues or we have revenues for that really should not be there because of temp services. So, I'm just asking that you extend that process to the 23rd.

Mayor Sims: Ms. Davis, in response to what you've just asked. We did not in any way change our budget meeting schedule due to any other issues that were going on in the community.

Cynthia Davis: Not the schedule. I meant the time that each individual could spend.

Mayor Sims: Well, I don't think that was changed either. I think when we were in those meetings, the time was already set aside for what the time period would be for the meetings and so, if we adjourned the meetings prior to the time that had been specified, it was because all the questions had been asked and answered. So I do believe Council is comfortable with the time they've spent. We do intend to, again, have a public hearing on Thursday and there is time allotted for us to have some additional talk time if necessary. But I don't believe at this point it necessitates us extending the budget meetings due to a distraction, let's say. I don't think that that has happened with this Council and they can correct me if I'm wrong, but I think everybody is comfortable with where we are in the schedule. Is that correct? [no objections]

So thank you for thinking about us and thank you for coming to the meetings. It's always good to have another set of ears.

Chairman Moore: Madam Mayor, can I just say a couple of things toward some of her comments? I certainly appreciate her being here as well, but I want to thank the staff, the administration and my fellow council folks. The budget to this point, we've put a lot of time in it. We've still got some more to put in it, but I think in difficult economic times, staff is doing a very good job. This transition to the garbage fee is one, just like many things in government that's a double-edged sword. You know, where are you going to shift the cost or where are you going to collect the revenues? And I think all of us know that several cities, some of our peer cities that have been mentioned that we

want to be more like, use a garbage fee. So that's going to take some time to transition and let the minutia come out. I can see pros and cons in both of it. People get very upset when their tax rates are mentioned and especially if they're mentioned going up. But a tax rate and a tax are two different things. So, while I understand that, please know that I think this Council is doing everything within their power to make it as palatable and as fair as we can and provide the level of service that we want because nobody, year after year after year, comes up and says, hey how about cutting our service.

On the electricity, I'll say something that might be a little bit controversial, but that's not quite new for me, several years ago, or just today, the EPA yet passes more very heavy regulations on electrical industry and continues to devastate the coal industry, which is your cheapest form of electricity delivered to you where it's available. The administration that told us under their plans for electricity, your cost would necessarily sky rocket and we still decided to go down that road. So, I think Strib and the rest of the staff did a good job in helping us mitigate as much as we can, these pass-thru electricity costs. It's important for business. It's important for households, but it is part of something that is very much affected by the other side. Employee raises, it is a competition between cities as we have found out, but we do have to maintain a level of service that you expect and getting those employees is part of it.

Thank you for the note.

Council Member Douglas: Madam Mayor, I've got a question.

Mayor Sims: Well you need to be talking to Britt, it's his portion of the meeting. Go ahead.

Council Member Douglas: Councilman Britt....Councilman Moore, I have another question for Ms. Davis.

Chairman Moore: Say it again.

Council Member Douglas: I have a question for Ms. Davis. Ms. Davis, you mentioned something about ghost employees. Would you like to elaborate on that some, please? About where you feel this is taking place.

Cynthia Davis: Well, page 270 of the budget, we're looking at the recycling operations. We have 25 employees that over on the adjacent page, which is page 271, we have regular full-time employees that total \$776,941 and overtime in the amount of \$80,251. As well as group healthcare of \$177,268; life insurance it looks like for maybe a few people there. But when you come down to the temp services, you're paying \$300,000 there and I believe the conversation arose during the budget talks-the last one that we just had-I questioned the number of employees that we actually have staffed with the city versus with a temp agency and why some of the numbers are placed where they are. I believe some of that came up as a comparison of the Peard and you know some of

those monies going into supplies as meals instead of under meals or whatever and Council saw some questionable things there with the majority of the employees that are employed for the recycling operation being temp service employees and not actual city employees. That's where my question stems. Because the following page you actually have, which is page 274-275, you've got 46 employees there and then that budget is like \$6,000,000 for the Environmental Services, which was redirected from a previous designation to a new account. So there's been a lot of restructuring and moving around. I think that's how that came about, which caused my question to come up.

Council Member Douglas: So you're saying that the budgeted amount for 25 full-time employees was actually not that many employees. Is that what you're saying?

Cynthia Davis: Probably $\frac{3}{4}$ I think is what the discussion was. Without the audio, I can't be certain of the number, but I think when Council addressed it, I think Ms. Mendenhall was present and there was a question there as well. So I'm sure Ms. Mendenhall can elaborate on that as well because there was some debate as to why monies are in places that monies should not be if they are not employed by the city, but through a temp agency. And it's been done that way for the previous year and I went back to the previous book, so I've got the 2013 binder and then I have the 2012 binder and it was the same in both years.

Council Member Douglas: Have we checked to see how many full-time employees there were actually during that time?

Cynthia Davis: I believe that's up to Council to do that.

Council Member Douglas: Thank you, Ms. Davis.

Mayor Sims: I think, Councilman Douglas, the question that Ms. Davis raised, that question was brought up in the budget meeting and it was my understanding that our budget director was going to get some additional information and come back to the rest of Council with those very same answers to the questions that were raised by Ms. Mendenhall and others regarding this particular issue. So, I believe at some point, we would be presented with that information regarding why this was structured that way in our budget presentation and what, if anything, needs to be changed. Unless you're prepared to address that now....

Eric Olmedo: That was sent out on Friday.

Mayor Sims: Okay, so, thank you.

Mayor Pro Tem Davis: Did you say it was sent out Friday? In an email?

Eric Olmedo: Yes.

Cynthia Davis: Can I get a copy of the email?

Council Member Mendenhall: The question about the temporary employees versus being listed as regular employees?

Eric Olmedo: Yes.

Mayor Pro Tem Davis: I don't recall getting that, do you guys?

Council Member Wagner: I got it.

Mayor Sims: Jay has it.

Council Member Wagner: I got it.

Mayor Sims: While everybody is checking their emails..... [laughter] Is there anyone else who wants to speak concerning the budget?

Council Member Mendenhall: I found it. It says...explain the use of full-time and temporary employees at the MRF. The second page of this shows a three-year history of the MRF's salary line item and the temporary services line item, we have historically budgeted all the full-time staff at 100% even though we have purposefully kept several positions vacant and utilized temporary help. We then transferred dollars as needed to the temporary service line item if needed. There are currently eight vacancies in the MRF accounting unit.

Council Member Smothers: I think part of that explanation also was the statement that they were using more temp workers because they did expect with the refurbishing of the MRF it would take less employees, so they were retaining "x" amount of employees, but they were using the temporary workers until it was all done.

Council Member Mendenhall: I think the confusion became because if you look at the line item detail in the budget, you see all the associated costs of the regular employees, which if you hire a temp agency to provide them, are covered by them. So, the question, Eric, was why would we not just in the line item for contract services put what we actually anticipated those costs would be and then reduce all of the taxes and health insurance and everything else and the salary line item if, in fact, we're using more temp service folks than we are regular employees.

Eric Olmedo: We typically budget 100% of our authorized full-time employees. There are no ghost employees.

Council Member Mendenhall: I don't think we have ghosts. I think the confusion comes when it shows "x" number of regular employees with "x" dollars associated, but then we don't use those, so money is being shifted and we're not really aware of how many regular employees we have versus how many temps. So it's very difficult for us

who don't deal with the budget everyday as you do to get all that filtered out in our minds.

Eric Olmedo: I agree with you.

Mayor Sims: Eric, would it be safe to say that if we did not budget a temporary services line item, that in the event that you did that and it was not in the budget, that we would have to do a budget amendment to appropriate those dollars for that particular line item? Is that correct?

So, in essence, what you've done is eliminated the need for us to do that particular....

Eric Olmedo: That is correct.

Mayor Sims: Is that what it does?

Council Member Douglas: So how much, if any, of that money is left? I mean....

Mayor Sims: In this year?

Council Member Golden: In previous years.

Council Member Douglas: Wouldn't it be more prudent to come back and do a budget amendment instead of just having....

Mayor Sims: But you'd have to do it each time you hire and release employees because you don't know what that number is.

Council Member Douglas: Not if you have a certain amount already budgeted.

Mayor Sims: That's what they're doing.

Council Member Mendenhall: It think, Mr. Douglas, what they're saying is, you know, they just shift the dollars around.

Council Member Douglas: I know what he's saying, but I'm trying to get an understanding.

Council Member Mendenhall: I don't disagree with you.

Council Member Douglas: If you have 25 employees that's budgeted for that and you have let's say 15 employees there, you're saying that the monies from the other 10 employees are used for the make-up for the temp service, correct? In a sense?

So my question is why wouldn't it come back and get a budget amendment if that's needed.

Council Member Mendenhall: Madam Mayor, I realize we have questions, but we also have a meeting tomorrow in which we can ask these questions. Since this is the time for us to hear the public, maybe we need to listen. [applause]

Aaron Clinard: I'm just a lawyer, but is the time that you want the supporters of the City Project to speak, during the budget process or until the Public Comment Period.

Mayor Sims: If it involves the budget, you need to be speaking now. City Project and your support of the City Project itself is a Public Comment where you're able to talk about the other nuances of it, but if it has to do with the budget and the City Project in the budget, the time to speak is now.

Aaron Clinard: Well it might be appropriate for us to speak now. Do you want us to speak now? I'm not trying to run the meeting, but....

Mayor Sims: I do have a list. All I have is it says City Project, so it does not specifically state that you're speaking to the budget. I think probably to be fair, let's get through the Finance Committee part of the budget. You guys can certainly speak to it in the Public Comment Period because there are others that are here to speak public comment that has nothing to do with any of that.

Aaron Clinard: Well, how much longer will it be because when you closed the Public Comment period a little while ago, a lot of folks misunderstood it as well.

Mayor Sims: Well we won't be much longer I don't think, unless there are other individuals who want to speak on the budget.

Mr. Moore.

John Weir: May I speak to the budget? It's actually maybe more of a philosophical....

Mayor Sims: Can you state your name please?

John Weir: My name is John Weir, here in High Point, 2112 San Fernando Drive. I'm a business owner of several companies, a recent transplant in 1983 to come here to work for Hatteras Yachts and have decided to stay here. I think what might be happening here is the budgeting process is typically reactionary. In other words, you have services to provide, you have employees to pay, you have capital equipment to purchase and you have to service the debt, amongst other things. So, it seems like maybe the challenge is to think outside the box in terms of budgeting and how it applies to what is called innovation and creativity. It's almost a dichotomy between meeting a budget operating an entity and then being visionary and setting aside funds that are going to be experimental-not necessarily line item. So I'm thinking here, as I hear from this discussion and the use of \$35,000 to \$210,000-whatever that amount is, is that we are encumbered by the very process that has become institutionalized and the way to

break that is to set aside a fund that is meant to be at risk. So what you're really doing is saying that, you know, I've got to experiment, I've got to try some things and some of them may fail. But, what I think the community is asking you for is to be visionary and be experimental and there's a saying in technology which is where I come from, which is "if you want to fast, fail. Okay, so you want to try something and not in a super grand scale, but in a limited scale and see if it works. That's how Google operates and that's how Intel operates and that's how our company operates is we can't be looking backwards, we've got to be looking forward. I don't know how to do that within your budget, but I'm asking you to maybe consider-because I know some of you all-and I know that you all agree and want to do what's best for this community and really for the next generation and the generation after. It seems to me that you may be held back by some of the processes. So maybe the processes have to change. Maybe, you know, we have an opportunity to set....I mean if I heard right, \$300,000 of potential temporary service. I mean that's kind of left open, fill in the gap. Well maybe we can have a similar amount for these experimental ideas and go forward and really be adventuresome and be creative. It could happen very quickly. So maybe what we're asking for you all to do is to rethink how you really come up with the budget, how you come up with priorities and set some money aside for being visionary. Thank you. [applause]

Mayor Sims: Thank you, Mr. Weir.

Chairman Moore: Is there anyone else here to speak concerning the budget?

Warren Lackey: Ms. Mayor, Members of Council, thank you. My name is Warren Lackey. I'm a life-long resident of High Point. To steal Mr. Diggs' words....I would say let's get started. In September of 2012, I started looking to relocate my office here in High Point and I looked all over the city. I chose 211 W. Lexington Avenue and I chose that because of....really because of the City Project and the promotion of this whole Uptowne concept. You know, the W. Lexington move and my investment in this property just felt right because of the energy and the public/private cooperation that was going on here in this part of the community, as well as other parts of the community. You know these other communities that we envy, Asheville; Greenville, SC; Lexington, NC; Winston Salem. They've been able to reinvent their city cores whether it's downtown, uptown or wherever in the city because of a public/private cooperation partnership. It's my belief that any move to cut the funding of the City Project's budget is a huge mistake. It undermines this public/private cooperation and I think it's going to limit or impede incentives for further private investment in the city. Sure the city could and should do some projects that won't require private investment, but I think the data has been shown to us that those projects where you have both public and private investment, those bring the most tax revenues to our city. As Mr. Carr alluded to, you are our CEO and we're asking you to do cost benefit analyses on what's the best use of our tax dollars. I submit to you that the City Project is certainly on track with that. I attended two of the Duany meetings and, you know, like Mr. Diggs, I totally agree with what he is saying. The most important thing that Duany said was you've got to have a plan and you've got to start with a plan. The plan may change over time. You're not

going to have all the exact products lined up, but you've got to start on a plan and begin to move forward. I just feel like we're just about ready to get started and now we're talking about cutting the funding-the vehicle that was promoting the private investment that you've got to have to go on with public dollars. So, I just believe the private piece of our initiative of revitalizing all parts of our city can't move forward without the financial support of the City Project. And, a pro-development, can-do attitude by our city planning process. So, somebody's got to be a catalyst for promoting private investment. You know, it seems to me that the City Project was certainly that catalyst and so something to make change happen. If we, in effect, stop the City Project by limiting their funding, then I ask you what is our plan for promotion of private investment in our community? A street diet or any of these other projects, you know, without some private participation and my opinion it's a waste of my tax dollars. I think it takes both, public and private money. So, in closing, I fully support full funding of the City Project's request in the budget and I think we need to cut them loose to continue trying to find private investment to go along with these initiatives. Again, let's get started. [applause]

Chairman Moore: Thank you, Warren. Anyone else to speak concerning the proposed budget at this time?

Charity Belton: Hi, my name is Charity Belton. I live at 226 Hobson Street and as it relates to the city core area, I would like for you all to consider... being a recipient of the city core project, I would like for you to consider looking at additional employees of the city based on the changes you've already made. Looking at additional city employees to assist the coordinator in other areas within the city core, so that we all can get attention in the city core. So if you would look at your budget and look at that because one of the concerns before was there was not enough people to assist in order to tap into all of the eight areas. So some of the temporary employees that you have they were discussing, really look at hiring additional employees that would assist in all areas-all areas of the city core that is a part of the project. Not necessarily the non-profit, but for the city core boundary area that you look into that based on the changes that you've already made. We need it. We need that additional assistance. It would help in all areas. I would love to have this much support when it comes down to Washington Street. I would love to have this much support when it comes down to Five Points and Burnshill and all that area. I would love to have that. I would also love to have someone that would be dedicated to helping us specifically to our area that's from the city and that would be a key think if you would consider all areas of the City Project and gives us that help. Thank you. [applause]

Chairman Moore: Thank you, Ms. Belton. Anyone else to speak concerning the proposed budget? [none] Well if there's no one else to speak at this time, we will close the public hearing for the proposed budget.....what, are we going to leave it open until Thursday?

City Attorney JoAnne Carlyle: Well I would recommend leaving it open. Definitely.

Chairman Moore: Okay, well I will retract that from the record.

Mayor Sims: We will continue this on Thursday morning, which is the second hearing on the budget scheduled for this Thursday morning. Thank you all for your comments.

[end of transcript]

Special Announcements

Highland Cotton Mills Village- National Register of Historic Places

Council Member Mendenhall announced that she has received word that the Highland Cotton Mills Village Historic District has been approved to be included on the National Register on May 23, 2014. She noted official notification will be forthcoming, as well as receipt of the Certificate and news media notification.

High Point MPO Priority List of Transportation Projects

Council Member Smothers distributed a spreadsheet identifying the priority list for transportation projects within the High Point MPO and shared concerns that the Highway 68 Interchange project is now ranked #4.

(Exhibit Book, Volume XI, Page 18)

Date for Next Comprehensive Planning Committee Meeting (Discussion)

Chairwoman Smothers asked Council to look at their calendars to see if they could possibly meet next Tuesday to review additional information staff has regarding the PIT and the Library Parking Plaza property. It was noted that there is a Community Housing & Neighborhood Development Committee and a Budget Review already scheduled for Tuesday, June 10th. Chairwoman Smothers explained part of the issue in changing the date for her meeting is due to Allen Oliver being out of town the following week. Mayor Sims asked Chairwoman Smothers to touch base with Council when a meeting time is determined.

BOARDS AND COMMISSIONS APPOINTMENTS AND VACANCY REPORT

[140111](#)

Boards and Commissions - Vacancy Report

Attached is the current list of vacancies for all Boards and Commissions.

Attachments: [Vacancy Report](#)

This information is attached for informational purposes only. No action is required on this item.

APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

[140151](#)**Minutes to be approved**

Finance Committee Meeting: Monday, May 19th @ 4:00 p.m.

Regular Council Meeting: Monday, May 19th @ 5:30/6:15 p.m.

Attachments: [May 19 2014 Finance Committee](#)
 [May 19 2014 High Point City Council](#)

The minutes from the preceding meetings were unanimously approved as submitted.

A motion was made by Council Member Mendenhall, seconded by Council Member Moore, that these minutes be approved as submitted. The motion PASSED by a 9-0 unanimous vote.

ADJOURNMENT

There being no further business to come before Council, the meeting adjourned at 8:25 p.m. upon motion by Council Member Smothers and second by Council Member Mendenhall.

Respectfully Submitted,

Bernita Sims, Mayor

Attest:

Lisa B. Vierling, MMC
City Clerk