

CITY OF EDEN, N. C.

A special (retreat) meeting of the City Council, City of Eden was held on Saturday, February 25, 2012 at 8:30 a.m., in the Council Chambers, 308 East Stadium Drive. Those present for the meeting were as follows:

Mayor:	John E. Grogan
Mayor Pro Tem:	Wayne Tuggle, Sr.
Council Members:	Gene Hagood
	Donna Turner
	Darryl Carter
	James Burnette
	Jerry Epps
	Jerry Ellis
City Manager:	Brad Corcoran
City Clerk:	Sheralene Thompson
City Attorney:	Erin Gilley
Department, Division Heads and Staff:	

MEETING CONVENED:

Mayor Grogan called the special meeting of the City Council to order and welcomed those in attendance. He stated that he really appreciated everyone's attendance. He also mentioned that Pastor Jonathan Woodbury of The Sanctuary of Hope came by City Hall yesterday and left a card and token of appreciation to Council and everyone at City Hall. They also offered to pray for any specific need that the city may have. Mayor Grogan noted that the desserts, coffee and cookies were provided by them as well.

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*Complete copies of all information the City Manager presented is located in the office of the City Clerk and also on the city's website.*

Mayor Grogan skipped the following portion and began with Consideration of Recommendation Concerning Employee Compensation for Full-Time Employees.

**Review Of City Council Priorities for FY 2012-13 & Budget/Planning Retreat Materials**

*Note: Most of this portion was not discussed in the meeting; please see the last portion of the minutes for further information.*

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**Consideration of Recommendation Concerning Employee Compensation for Full-Time Employees (*Listed By: Burnette, Carter, Ellis, Epps, Grogan, Tuggle & Turner*)**

Mayor Grogan commented that this item was placed at the request of Council Members Burnette and Tuggle. He then recognized Council Member Tuggle.

Council Member Tuggle explained that he put some numbers together for the sake of looking at it and employees have not had an increase in the last 3 years. He pointed out that in looking at what they have ahead and what it would cost, if they did not do something now, it might be tough in the future to do something.

He explained that he looked at a 3% increase across the board starting immediately. He explained that currently, from the General Fund they could spend \$67,329 and from Water & Sewer they could spend \$17,457 for a total of \$84,786 and then use Contingency Funds for the rest of the year. He explained that 3% for the next fiscal year would be \$194,503.20 out of the General Fund and \$50,432.40 out of the Water & Sewer for a total of \$244,935.60.

He asked them to recall that not too many years ago they had gone without compensating employees and they began losing them to other people. He added that he did know that other municipalities around the county were doing some increases and the last thing he wanted was to have good employees not being compensated appropriately. He stated that he felt that they could at least make up a little of it if they started with 3% in the next pay date.

Council Member Burnette added that this would be the fourth year if they did not do anything and that over the last three years employees have fallen over 7% behind according to the Consumer Price Index.

Council Member Ellis agreed that they were well due. He also pointed out that they have had a lot of people who were hired in the past three years and have not received anything. They are still where they were when they started. They did not need anybody to walk away from them right now as they were already at a bare minimum. It would also be nice to let these employees know the great job they do throughout the city. They have people here and you pat them on the back but you also need to pat them in the pocket.

Council Member Epps stated that he also thought it was good and those other cities were doing better and they did not want to lose anybody. He added that they would have to re-train a person for a position and it would cost a lot more money to do that. He stated that the employees bit the bullet for the last three years and have not complained and he thought it was great that they do this.

Council Member Carter agreed and wanted to let everybody know that the Council had really looked at this every year. He stated that there were some other things, big projects down the road with costs and it was more feasible to do this now.

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Council Member Tuggle also pointed out that some of the things that were coming in the next couple of years included self-insurance. Self-insurance has probably gone up an extra \$277,000 and they will have to come up with money for that. There was also the Phase II Storm Water that was a half million dollars and the Annexation in Lieu of money could be over \$400,000. He stated that they had over one million dollars (in projects) that if they did not do something now, it may be very difficult to do it in the future.

Mayor Grogan commented that as he understood it, the pay increase would begin in the next pay period.

Mr. Corcoran replied that it would be the current pay period. He added that if the Council does this today that would be obviously the next fiscal year and it would go on into the next fiscal year, there would not be another pay increase for the next budget.

Council Member Hagood commented that since they were bouncing around numbers, the last fiscal year they spent \$7.8 million on salaries and wages. The past 5 years that has gone up \$1.2 million from \$6.6. Now, per capita when they compare that with like size communities, the salaries and wages expenditures for their community was \$504 and that was way above the state average and way above the average for like size communities. He added that like size communities was \$441. Notwithstanding that, this was either an increase in personnel or in wages in the past 5 years. Realistically, that was an increase in funds or treating it as a priority to find those funds. In the face of that he would like for the Council to consider what they were doing.

Council Member Burnette asked if he had any specific communities as an example when saying like size.

Council Member Hagood replied that there were 42 of those included in the numbers that he was looking at.

Council Member Burnette questioned the specifics and also Reidsville.

Council Member Hagood replied that he could give them a list. He stated that Graham was one and he could also give them Reidsville.

Council Member Burnette questioned how they compared to which Council Member Hagood replied that he could look that up for him.

Mayor Grogan noted that the City Manager has some numbers.

Mr. Corcoran replied that Council Member Hagood was right in that Eden last year was \$7.8 million and a per capita of 504, but if they look at like size communities that are Tier I communities, Reidsville's payroll last year was over \$10 million per capita of 689, Henderson was a payroll of \$10.3 million with a per capita of 635, Lenoir was a payroll of \$9.5 million with a per capita of 524, and Mount Airy was a payroll of \$8.1 million with a per capita of 781. He

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pointed out that when you compare Eden to like size Tier I communities, Eden was at the bottom.

Council Member Hagood asked that in saying Tier I, were they less or more likely to afford that.

Mr. Corcoran replied that Tier I was distressed, but the numbers were what the numbers were. Reidsville's number was at \$10,104,000 in payroll and 689. He noted that was right down the street with a thousand less people and that was a fact. He also pointed out that they did not even have water and sewer employees. He added that this information came from the North Carolina Department of State Treasurer. He also added that as for Graham, they presented a study a couple of years ago which showed why they as a staff believed Graham was not comparable.

Council Member Hagood replied that at the same time though he would not consider Reidsville as a model either.

Mr. Corcoran replied that they could agree to disagree.

Mayor Grogan questioned why he would not consider Reidsville.

Council Member Hagood replied that he would compare them but he would not put them as a model and that was two different things.

Council Member Turner commented that as a State employee they have been frozen for the same amount of time and in that amount of time you have had to pay more for your insurance, gas, groceries and your cost of living and she was very fortunate that her husband had another salary.

Council Member Epps pointed out that even Social Security got a 3.5% increase.

A motion was made by Council Member Carter seconded by Council Member Ellis to accept the recommendation to compensate full-time employees (3% increase). All Council Members voted in favor of this motion.

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### **Consideration of Specific Recommendation Concerning Creation of Eden Youth Advisory Council.**

Mayor Grogan called on Council Members Tuggle and Burnette.

Council Member Tuggle explained that when they went to Kansas City there were an awful lot of cities there that had youth councils. He pointed out that their community was made up of about 25% young people and they thought they needed to hear what they had to say. He added that in looking at some stats, Rockingham County has lost more 24 to 30 (age) population than any county in North Carolina and based on numbers in percentages they were still third from the worst in North Carolina. This would really be a good way to sit down and listen to what young people have to say.

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Presentation by Council Member Burnette:

Council Member Burnette added that they first heard about this from a couple of cities in Kansas City as part of their presentation for All-America City. He explained that they brought this information back and asked the City Clerk to contact these cities and bring some information back. She also found that there were a lot of these youth councils around the country. He explained that he wanted to take a few minutes to talk about what they are, what they do, what their goals are and how that could apply to Eden.

He questioned first, what is a youth council? They are generally made up of high school youth who are an advisory body for different groups. Normally they provide advice to local councils or commissioners and potentially other organizations within the city as well. They can also look at the needs within the community and the things that affect the youth and design projects, implement, supervise and participate in those for improvement within the community. The main purpose is to meet the needs of the youth within the community, so it is the youth speaking for the youth if you will.

He explained that overall the council has five main goals. The first (1) is to be that voice and set up the communication path between a governing body or the adults of the community from the youth and back and forth. They also can do projects (2) so they can be an organization who can decide on these projects, they set them up, they supervise them and it is a benefit for everyone, especially the youth in the community. They are also looked at as a planning body (3) within the community for the youth. They serve as the advising committee to local government and the key thing there, there has to be an education process that goes on as well within the youth, but certainly his thoughts, he thought there was an education process that goes on that helps them understand what is within the realms of operation of what goes on that they can be a part of. It gives them the opportunity to be a part of the local government matters (4) and overall how to become responsible citizens. It says early on what it is that they will be doing to become that responsible citizen. They also make changes within cities and counties. They are asked and provide information to other committees (5) and they actually serve on some of these committees and contribute to the counties and cities in that matter.

Council Member Burnette stated that importantly, the youth learn about their community by doing this, the civic involvement that they have, teamwork, how to work with each other for a common good, respect for each other and then the work ethic that it takes to become responsible citizens. Of course they also have a formal role in the decision making process as well.

He stated that it also gives them an opportunity to develop skills such as leadership along with working together and the difference with that but yet how they complement each other. They practice democracy, again working towards improving the citizens, making and understanding the responsibilities of the citizens.

He stated that the important piece was that their young folks were leaving communities. When they go through and do these things, they have a definite vested interest in the community. That

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was not necessarily going to bring them back to this community if they do leave but it was one piece that can help bring them back once they have that interest in the community.

He asked why they would want to do this. He answered that as Council Member Tuggle had stated earlier, they were the future. They are about 25% of the population so why would they not want to listen to what they have to say. They have ideas. They want to make sure that they have the knowledge and the skills and the abilities to be those leaders in the future. He added that honestly, it would be better for the county and the state to provide the opportunity to make those skills. So the youth council is an excellent place, an organization which they can develop these leadership, teamwork attributes and so on that they are so much in need of.

Council Member Burnette stated that they also want to make sure that they were recognized. They were valuable and they want to make sure that they understand that. They can give them a way to make a difference. If they have ideas and they set up those communication paths, then this is an excellent way to let them make differences in the community.

He stated that of course it was all about making Eden a better place to live, especially for the youth. They have problems every day, they have concerns, and this gives them the opportunity to work on and realize the solutions for those things and then of course it was to give them a voice within the community.

He asked why they would do it and what would be the benefit. He explained that it was certainly a benefit to the youth, it was a certain benefit to the council for having that other voice and advice there, and long term the community was a much better place to live in as well because of the solutions that they have suggested and provided.

It also enables them to talk about their concerns and ideas, they would have these meetings, they voice their concerns and they look towards working on solutions for them. They are directly participating in the local government and with that participation it gives them the opportunity to make the decisions that will enable them to improve the community they live in.

Council Member Burnette asked what it did for local councils. He explained that it allowed the councils (City Council) to listen and gain that that advice and be more representative of the entire community. He added that sometimes you did not want to hear progressive or dynamic or young things but it was very important that they do and they bring a different perspective that does need to be heard. He also added that they were not necessarily saying that they were encouraging youths to participate in politics but they would be encouraging them to participate in the political process. It also allows the councils to improve the services that affect the young people by using that advice and become more sustainable.

He asked who would create the youth council. He explained that there were lots of options in going about this but basically the governing body decides who will create and oversee the council. There were many ways and they saw examples where 4-H would do it or Parks & Recreation and as a matter of fact in talking with Mr. Farmer (Director of Parks, Recreation & Facilities Maintenance) he was part of a youth council in Mayodan and also a part of overseeing one in Florida. So, he has had that experience and there were many different ways to do it. The

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main thing to keep in mind is that they were there to advise local government officials on concerns and potential solutions for the youth of the area.

He pointed out that they have to be viewed truly as an essential part of the government. It was not something you set up and walk away from and every once in a while you say, you got any good ideas, or I need a photo op with you today. He explained that they were there and you have to make sure that they would be the valuable tool they could be.

Therefore they recommended that Eden sets up in the future a youth council as an official board of the city with a liaison. That liaison would be the City Clerk and they have discussed this. He added that initially, he thought setting this up there will be a lot more work going on. They would not be asking the clerk to do all of this as it would certainly be the City Council that would have to be involved to make sure this was set up correctly.

He stated that they had received some information across the country and probably \$750 could be included in the budget for the youth council, more for supplies and things that they might need to carry on their meeting.

Council Member Burnette asked who it would be. He explained that it would generally be for high school students, grades 9-12. Again with many variations and maybe even extend it out to the community college people. He explained that they were not there today to say exactly how to do this; they were just saying that they need to do it. Then, if it is agreed, they would get all the details on how to do it.

He explained that they did want students from very diverse backgrounds. That way you get a much better voice and understanding of what those needs are. They need to set up minimum requirement for GPA and unexcused absences and things like that. They need to consider that not all the students in this particular school would be in the city limits. They also need to consider that not all of the students in Eden go to Morehead High School. There were also private schools, home schools, and that needed to be considered. They did want students who wanted to make a difference in this community. They did not want all student government presidents. They want them to be totally representative of the youth within the community and who do want to make a difference in the community.

He asked how you would do this. He explained that they would need to adopt an ordinance or a resolution establishing the council. They have to set up the membership, what it looked like, how many, where are they from, what age, etc. He added that they would be appointed just the same as any other board appointed by the City Council. They have to set up length of terms, their duties, their responsibilities, what the organizational structure really was, how it reports, how it gets its information, the requirements for meetings and procedural. The key thing here was that they invest in the youth if they do this. He explained that they get out of it what they put into it. So they set up a very rigorous application process that has to be very inclusive but make sure that they get the right people.

He asked if they were ready and if they wanted to do this. He noted that some of the things that they have done in the past year included achieving an All-America City award, establishing a

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successful Citizens Academy and they partnered and set up the Eden Resource Center. They recently had a report on its success at the last council meeting so they must be ready, but that was not necessarily true. He explained that there were three indicators to prove they were ready. Did they have a concern (1), what was that concern (2), and when he said local leaders, he was not only talking about the City Council but everyone in this room, did they recognize that they need a voice from the youth in their community. Did they trust and did they see that those youth can be helpful to them in a visible advisory role and then change. Were they ready to change (3), because if they make recommendations that they have thought through and gone through this process, were they willing to listen to those and to modify and change things according to those recommendations? He explained that those were the indicators that will tell the City Council if they were ready to do this.

Council Member Burnette explained that what they were asking was that the City Council allow them to go ahead and develop what it looks like in terms of a structure, this organization, what would it look like, who composes it, what do they do, or they were not ready to do it, plain and simple. He then opened the meeting for discussion.

Council Member Epps commented that in Florida the sheriff's department had a program called Junior Deputy and that was how he ended up being a deputy eventually but by working in the school, you had a little badge you had to wear and it was something that made you feel like you were a part of something and it also kept him out of trouble, it gave his idle mind something to do and he thought it was a great idea.

Council Member Turner commented that obviously, from what the kids were learning in Civics and Economics in high school, it was very book oriented and not day to day. She had some very unusual questions over the years as the kids know she was on the City Council. They really do not have an idea of how local government works at all. You read it in the text books but the day to day operation and how things have to be considered and why things have to become an ordinance that was just elusive. She added that getting those 18 year olds to register to vote, that would be a great first project for them to do to kind of make that work, because they were going to have so many seniors that will turn 18. She also liked the idea of adding an RCC representative. She thought from this area that was awfully important and those were the kids that feel the biggest disconnect right now. They were not in high school, they were out there at RCC with these other kids not necessarily from just Rockingham County and they did not have a voice or make their feelings known.

Council Member Ellis stated that he liked what he heard. He added a lot of people that come in ISS serve a different view. He saw a lot of kids that were sometimes smarter than others that come in there and they have reasons and he had also seen some that were not so bright. They strive every day to make it to class on time so when you put a GPA (requirement), what if you had one that needs to possibly stay here in this town, a child that you know is going to be good in the future and his grades are not real well, what would you do in that situation.

Council Member Tuggle pointed out that if you go by what everybody's grades were in high school and judge them by the future that was not a good way to judge people.



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Council Member Burnette explained that the recommendation was that they set some minimum GPA. They were not talking about a 3.5 GPA.

Council Member Tuggle noted that there were a lot of leaders that did not make straight A's in school.

Council Member Burnette explained that what he envisioned would be that with the approval of Council to go forward with this he and Council Member Tuggle would spearhead it and get a group of people together to hammer out the details.

Mayor Grogan commented that biggest thing that concerned him was that when they make a recommendation to do something that they get a vote for yes as he had the good fortune of serving on Planning and Zoning years ago and he used to get so frustrated, everything they did the City Council would change, they would never vote to support it.

Council Member Turner stated that she was concerned that the budget could be a little low, only because she wondered about the fees to possibly go to that State convention. They would want to provide an opportunity for that first group to mentor their leadership with the State group to which Council Member Tuggle replied that they could adjust that as they go along.

Council Member Burnette added that was a good point and those were recommendations. If they wanted to leave that open to an increase, he thought they could.

Council Member Tuggle also added that if the Council agreed, once it was developed and put in place, they could see where to go and make adjustments along the way.

Mayor Grogan stated that was the question, that they go forward to bring stuff out and he would be interested in seeing how many people participate in this thing. He added that they would have to have some perimeters and what projects have other communities done and what were the recommendations they made for their town. He suggested they get some feedback because they did not have to reinvent the wheel. That was the question he would have, what were they asking them to try to do.

A motion was made by Council Member Ellis seconded by Council Member Turner to proceed with the specific recommendations concerning the Eden youth council. All Council Members voted in favor of this motion.

Council Member Burnette suggested that if any of them had comments or ideas to please let them know.

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**Update & Discussion of Economic Development Initiatives (Listed By: Burnette, Carter, Ellis, Epps, Grogan, Tuggle & Turner)**

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Mayor Grogan asked Mr. Mike Dougherty, Director of Business & Economic Development to come forward to give his presentation.

### **Industry/business recruitment**

- Downtown Recruitment
  - Signs in buildings
  - Newspaper ads
  - Craig's list
  - Web site listings
  - Facebook page listings
  - Poach businesses from other communities
  
- Commercial
  - Contact companies directly
    - Most have their real estate departments listed on company web sites
- International Shopping Center Conference Idea Exchange
  - Each March in Charlotte, NC
  - Retailers and developers are contacted
  
- Companies normally....
  - Hire consultants to help them find what they need
    - Weil-McLain                      AFG Wipes
    - Caterpillar                      Gerbing's Heated Clothing
    - Google, Yahoo and Microsoft
  
- Consultants contact state Departments of Commerce with needs. NCDOC provide lists of communities that meet those needs
  
- Local Economic Developers submit proposed sites and meet with consultants
  
- Rockingham County Partnership for Economic Development
  - Call on site selection consultants to pitch the county and cities
  - Call on major commercial/industrial brokers and major developers
  - Contacts with Commerce and ED partners:
    - Duke Energy/Energy United/ AT &T
  - Attend target industry annual conventions
    - Plastics News Forum
    - Fabricators and Manufacturers Association
  - Maintain building inventories interactive with NCDOC

### **Piedmont Triad Partnership**

- Facilitates meetings with site selection consultants

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- Holds annual events for site selection consultants in the Triad
- Facilitates meetings with major commercial/industrial brokers
- Targeted trade shows and Executive Forums

### **Eden recruitment efforts**

- Existing Industry-80% of new jobs
  - Contacts are made on a regular basis with existing industry.
  - Eden has benefited from expansions of 8 industries since 2009
  - Working with Carolina Freightways and others on potential expansions

### **Eden initiated recruitment efforts**

- Mohr Partners study on Eden's attractiveness to call centers
  - Positive outcome—information circulated to site consultants
- Austin Consulting-Frank Spano
  - Specialize in food processing
  - Market analysis of Eden and Rockingham County completed in February-March of 2010
  - Applauded utility resources, especially in Eden.
  - Recommended skilled trade programs directed at industry
  - Stressed site to be on a major highway
  - "Shovel ready" sites or existing buildings that could be converted for food processing

### **Eden/county recruitment efforts**

- 2 sites are under contract by major data center industrial broker

### **Eden supported initiatives**

#### Elder Care

- 10,000 Baby Boomers will reach retirement age every day for the next 19 years starting on January 1, 2011.
- Need for elder care will not diminish for years.
- County and city are researching how to take advantage of this trend with retirement facilities
- Support medical field jobs
  - RCC reports ongoing success in job placement of students in their medical programs
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### **Eden Initiatives—Aquaponics**

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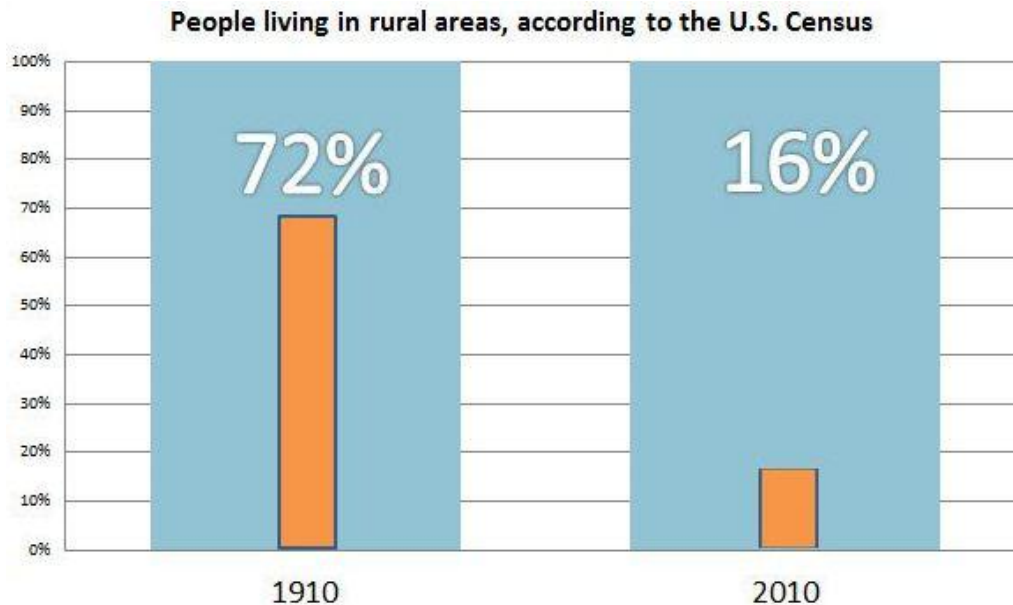
- In the circulating systems, the fish waste acts as natural fertilizer for plant growth and the plants act as a water filter.
- Grow
  - Lettuce, watercress, basil, cilantro, parsley, chard.
  - Perch and tilapia
- *“Sweet Water Organics has converted a former crane factory in Milwaukee into an indoor wetland, raising about 80,000 fish in tanks topped by beds of lettuce and other crops.”*

The Wall Street Journal

### Eden/county recruitment efforts

- Project Wood
  - Contacted area saw mills to determine the potential to process waste.
- Project South Park-Large retail distribution center
  - Contacted real estate department about Eden and Rockingham County
  - Rockingham County is a player in this site search
  - Company is working through consultant and NCDOC

### Rural areas of NC -Fighting to survive and thrive



- As of 2010, more North Carolinians live in urban areas than rural areas

### Jobs-Gravitating to Metro areas of North Carolina

- Raleigh/Durham/Piedmont Triad/Charlotte Metro

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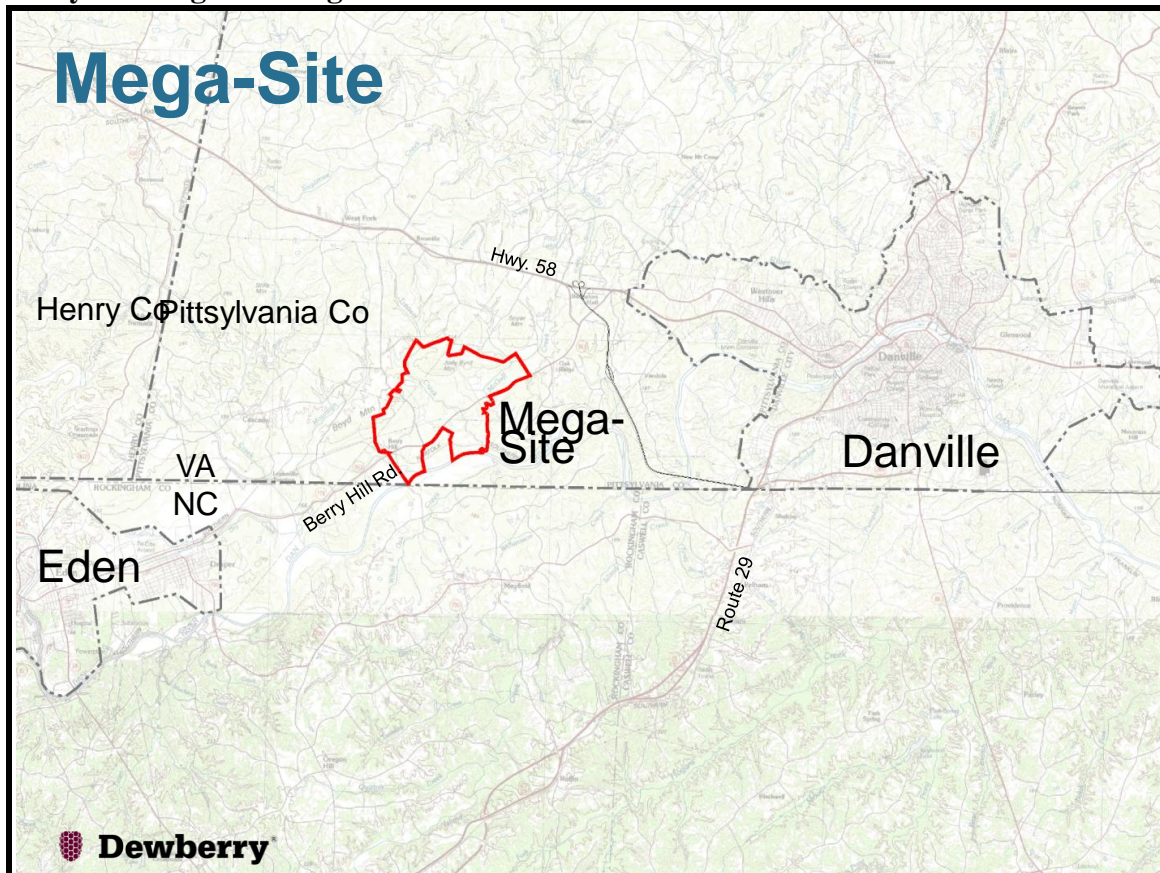
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- 57% of state GDP
- 50% of NC registered voters live in 14 counties
- 75% of jobs are located in 15 metro areas of NC
  - Source: U.S. Census and Mitch Silvers-City of Raleigh Planning and Development

### Regional Partnerships-Critical to Prosperity of Rural America

- Dr. James Johnson Competitiveness Process-UNC School of Government
  - Recommendation #6: *Pursue Regional Collaborative Projects*
- David Powell, President of the Piedmont Triad Partnership Priorities:
  - Manufacturing
  - Specifically: *Auto Assembly Plant*

### Berry Hill Regional Mega Park



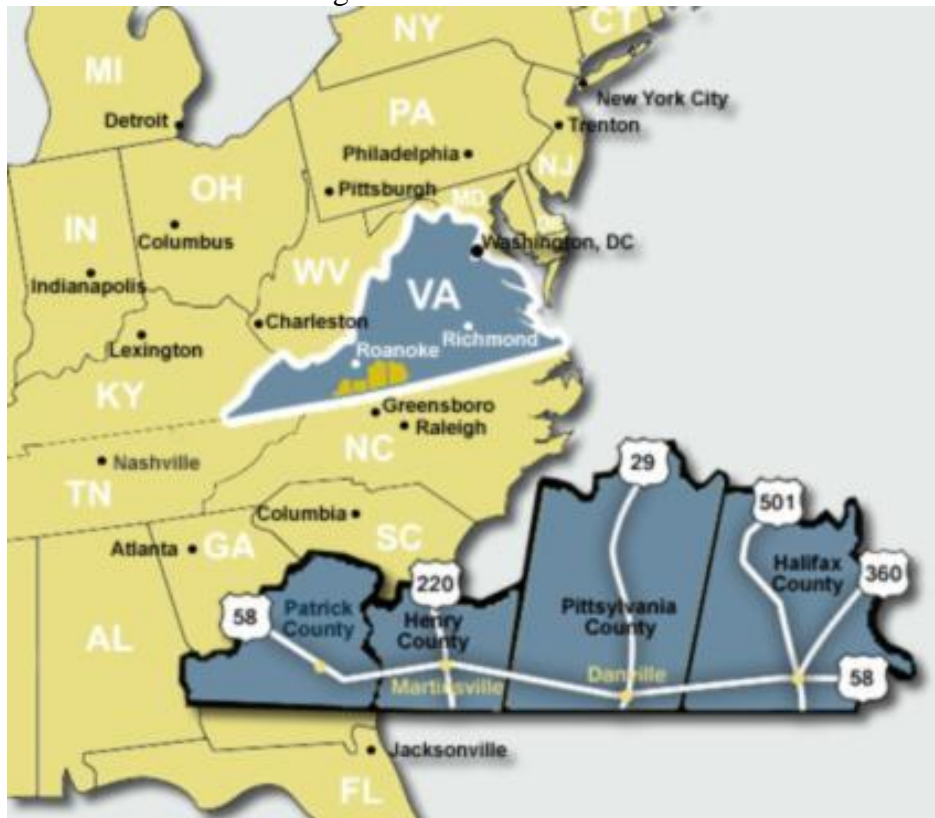
### Southeastern Virginia Regional Alliance

- Four Counties, Two Cities, One Future
- 4 Counties - Patrick, Henry, Halifax and Pittsylvania

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- 2 Cities - Martinsville and Danville
- Region boarding North Carolina
- Region built on Furniture, Textiles and Tobacco; 19% of our workforce is still in manufacturing



Southeastern Virginia Regional Alliance Executive Director, Leigh Cockram

### **Mega Park Update**

- \$6.2 Million grant received from Virginia Tobacco Commission to grade site #4, a 240 acre parcel to make it “pad ready.”
  - People have inquired about when grading will begin
- Master Plan is being finalized
- Not ready to fully market until infrastructure is in place and master plan/certification completed
- Expect project to gain momentum when preliminary work is completed

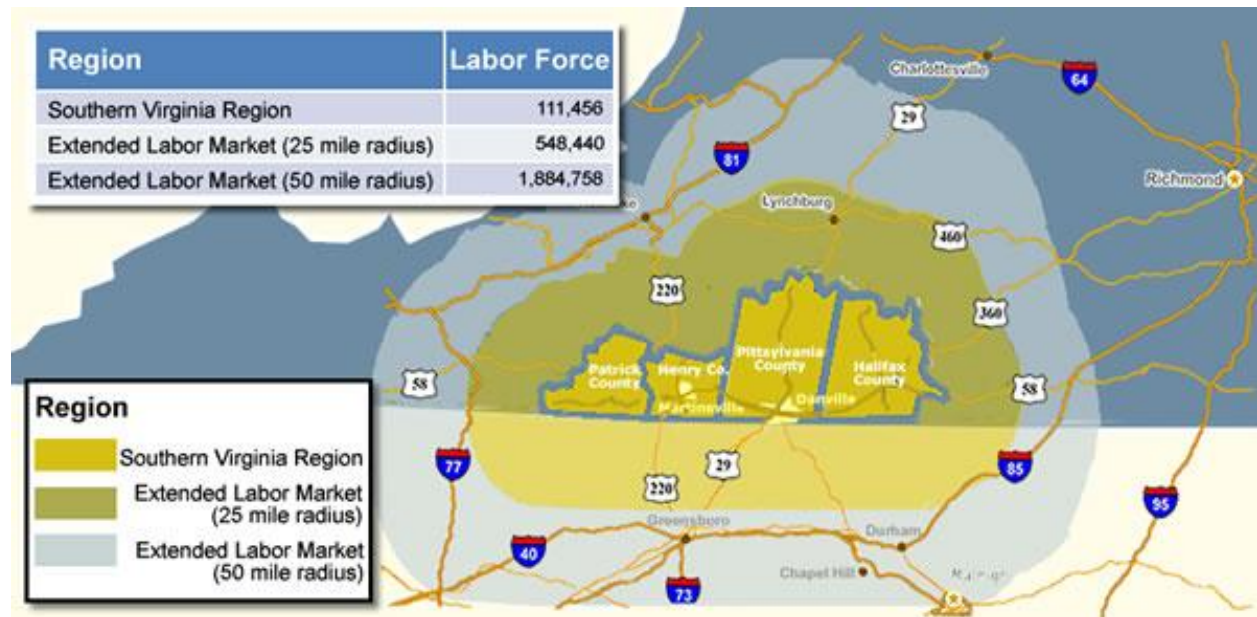
### **Mega Park-Sewer Line Project**

- Contract to be approved by City Council on 2/21/2012
- Within 30 days-Notice to proceed
- Construction should be completed by September of 2012



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- There are over 220,000 people living within the SVRA footprint and more than 111,000 people in the workforce
- There are more than 1.8 million in the labor force within a 50-mile radius

### Eden recruitment initiatives

- Large water users-chemicals, steel and food manufacturing
  - Chemical and steel companies are targets of mega park
- Will identify and attend food manufacturing trade shows
- Submit information on Eden to food manufacturers based on NAICS codes
- Join Rockingham County Partnership in
  - Industrial developer contacts
  - Contacts with NC Department of Commerce staff
- Continue regular existing industry contacts to identify potential expansions and support industries that would move to Eden
- Participate in RCC led Rockingham Manufacturers Association starting in March of 2012

### Realities of Industrial Recruitment

- 85% want an existing building
  - Many of Eden's buildings do not have the required ceiling height—24 feet or above
    - Karastan Service Center building will show well
- Most companies want “shovel ready” locations
  - They won't wait for utilities, access, site, prep or phase I environmental studies to be done



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- Note the Mega Park and Commonwealth Crossing investment
- Most want free land
  - Yahoo wanted free land....despite \$3 billion in cash
  - Project South Park will be offered free land

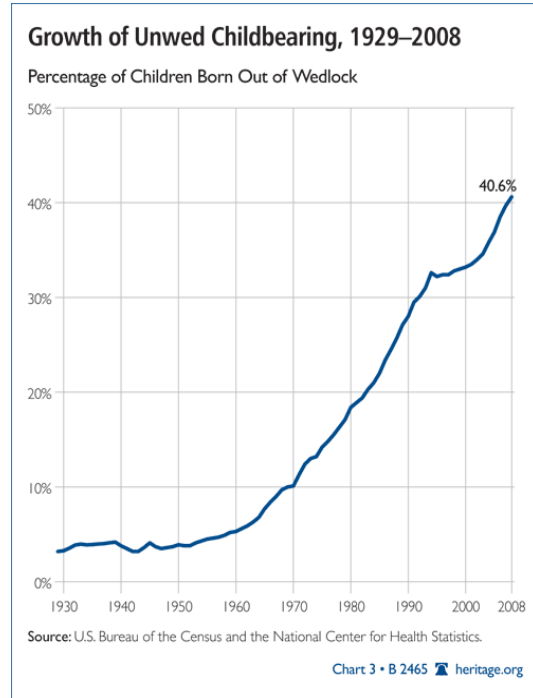
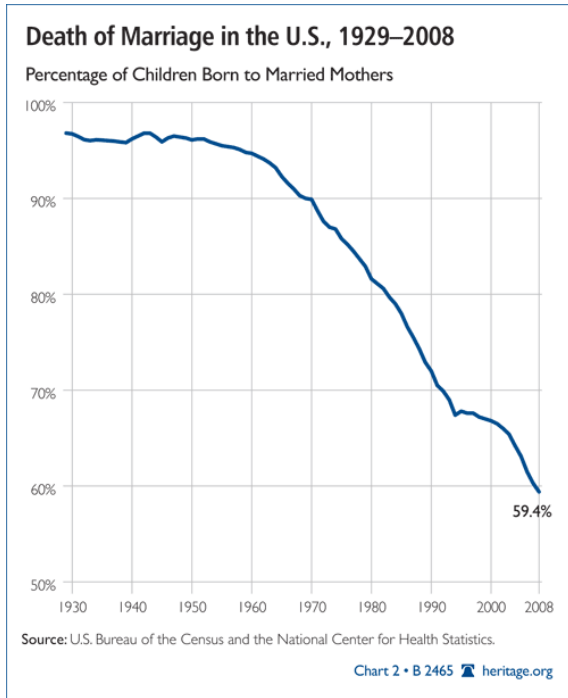
**USA Manufacturing Renaissance across 7 industries in next 5 years-Boston Consulting Group**

- Producing 2-3 million jobs
- \$80- \$120 billion in output
  - Furniture
  - Transportation goods
  - Electrical equipment and appliances
  - Plastics and rubber products
  - Machinery
  - Fabricated metal products
  - Computer and electronics
- Net labor costs in USA and China will converge around 2015

**Workforce**

- 1950                    60% of jobs required unskilled labor
  - 2011                    8% of jobs require unskilled labor
  - 1950                    20% of workers were skilled
  - 2011                    71% of workers must have skills
- 
- 21% (1 in 5)of workforce needs 4 year degree
  - 30% (1 in 3) of young adults will seek an associates or advanced degree
  - 71% (7 out of 10 ) jobs created require an associates or advanced degree

### Societal trends affect economy



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### **Eden Community Resource Center – Collaborating to give Eden and Rockingham County citizens a better future.**

- Provides a safety net for those citizens who are otherwise doomed to unemployment and poverty.
- Encourages students to continue education.
- Removes the inhibitions to higher education
- Builds confidence.
- 52 people found jobs and 534 have been served in the first 9 weeks of opening
- Many Eden citizens did not have funds to commute to Wentworth or Reidsville ...this will only get worse with expected higher gas prices by May of 2012.
- Illustrates need for training to compete for in job market

### **Potential expanded training**

Rockingham Community College

- City urging RCC to pursue
  - Truck driver training
    - Piedmont Triad is a major logistical center
  - Diesel Mechanics
  - Medical Interpreters
  - Small engine repair

### **RCC Marketing to Schools**

- Intensify community college marketing efforts
- Baby Boomers believe in 4 year degrees
  - Some look down upon vocational occupations
  - Even Raleigh only has 44.9% of population with college degrees..majority do not
- Most future jobs will involve science, technology, engineering or math....and skilled trades
- Need to promote technical degrees
  - Industrial Maintenance Program cannot supply all the jobs that industry requires
- Discuss financial benefits of starting four-year degrees there.

### **Eden Small Business Development**

- Assist with building searches
- Business mentoring through
  - Business Technology Center
  - RCC Small Business Center
  - SCORE
  - Chamber of Commerce seminars
- Marketing Assistance
  - 3 business columns

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- Explore Eden Facebook page
- Chamber of Commerce email blasts

### **Eden Small Business Support**

- Tri-City Glass connected with Sheetz leading to multiple jobs across the state.
- Working to connect them with McDonald's for Eden project

### **Coop-Advertising**

- Chamber of Commerce
- Leaksville Merchants

### **Chick-Fil-A Leadercast**

- Simulcast event from Atlanta, GA on May 4, 2012
- Held at Osborne Baptist Church
- Inspirational Speakers via simulcast
  - Tim Tebow            Soledad O'Brien
  - Urban Meyer       John Maxwell
  - 9 speakers in total
  
- Complimentary Chick-fil-A breakfast and lunch
- Tickets: \$25
- Contact the Chamber of Commerce for more information

### **Commercial business development**

- Dollar General
  - Assisted with sale of building to investors
- National Retailer
  - Coming soon to east end of Eden
- Eden Centre (Food Lion Shopping Center)
  - Assisted with sale of shopping center to New York firm
    - Resulting in center renovations
    - Food Lion remodeling
- Meadow Greens Shopping Center
  - Recruited
    - Save-A-Lot
    - Hibbett Sports
    - It's Fashion Metro expansion
  - McDonald's
    - Working with regional staff for expansion and acquisition of needed property
- Kingsway Plaza
  - A + Rentals
  - Potential beauty shop
  - Community Resource Center
    - Assisted with the redevelopment of the center

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### **Main Street Downtown Revitalization**

- Eden Main Street Program Update-2003-2011
  - 39 façade improvements
  - 51 building renovations
  - 109 net new jobs
  - 43 net new businesses
  - 14 business expansions
  - \$4,928,698 in public and private investment

### **Mixed Use Development**

- 646 Washington Street
  - Façade renovation-historically accurate
  - Additional apartment
  - Catalyst for downtown housing
  - Sustains restaurants and business

Mr. Dougherty pointed out one interesting thing about Mixed Use Development. The building where Belladonna is located is owned by Roger Hair and he has put in a second apartment in the front and he gets calls every month about people wanting to live downtown so they hoping this will be a catalyst for more people doing that. He added that their board from the Eden Downtown Development Corporation was going to have someone come into the Central Hotel to do a plan to see if apartments will cost out. This fellow has done work in Smithfield and in Salisbury so they hoped it would work out for them as well.

### **Design-Benches and Planters-Municipal Service District Funding**

Mr. Dougherty asked if there were any questions.

Council Member Ellis asked who owned the hotel downtown to which Mr. Dougherty replied that was Jonathan Wise. Council Member Ellis questioned how they could get that from him.

Mr. Dougherty explained that it was on the market. He hoped that if they get the proforma works out on the apartments then they could get some people. He explained that the fellow coming in from Salisbury had contacts. If that works and there was enough of a demand for downtown housing that would be a good step to get someone to buy it.

Council Member Turner asked if they were okay with parking if that was going to happen.

Mr. Dougherty replied that he had just leased the post office but he said he would sell them both. They have encouraged him to list it with Preservation North Carolina and they also had the Main Street Director here talking to him but what you are dealing with downtown, it was a bunch of independent business people and there was no real allegiance, you can offer things and

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sometimes they take it and sometimes they do not. But, if they get this proforma and it works, he thought they would be in better shape than they have been in a while.

Mr. Dougherty then turned the presentation over to Ms. Kelly Stultz, Director of Planning & Code Enforcement.

She presented a slideshow of the following downtown streetscape improvements:

### **Downtown Streetscape Improvements**

- Cook Block Sidewalk Improvements
  - Lee Street at Victor Street
  - Morgan Road at Lee Street
  - Morgan Road
  - Morgan Road at Jones Street

Council Member Burnette asked if they would be renewing that sidewalk in front of the Dollar General to which Ms. Stultz replied that they would.

She explained that on Lee Street, one of the things they were going to do was to dig up the traffic island and put more landscaping in it. There will be decorative lighting, the same kind as in Draper Village because there was no way to remove the overhead lines in that particular area.

- Spray Traffic Circle Lighting Improvements

She noted that there was some sidewalk on property owned by former Mayor Phil Price, and he did not want to make it public. Therefore, there will not be any lights there. They were able to find six streetlights listed in that area before they started the bridge (project) that they did not put back.

- Washington Street Improvements
  - Patrick Street to Bridge Street
- Fieldcrest Road Improvements
  - Mill Avenue to Ridge Avenue
  - Mill Avenue to Front Street
- Leaksville and Draper Streetscape Improvements Cost
  - \$110,000 funded by NCDOT grant
  - Stamped asphalt crosswalks – Washington Street
  - Crosswalks, landscaping, planters and street trees – Fieldcrest Road

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She noted that next Wednesday they would have the bid opening for the Washington Street and Draper Village improvements for crosswalks. This would also be for some considerable landscaping that will go in place in Draper Village.

### **Spray Cook Block and Traffic Circle Improvements Cost**

Funded by NCDOT

- Cook Block                   \$120,000
- Traffic Circle Lighting \$ 20,000
- Total Cost                   \$140,000

Milling and paving costs will also be covered by NCDOT

More than \$250,000 in taxpayer money was saved in three commercial areas by NCDOT grants

Ms. Stultz then turned the presentation over to Ms. Cindy Adams, Tourism Development Coordinator.

Ms. Adams began the presentation on Eden Tourism Development:

### **Eden Tourism Development**

- Eden Occupancy Annual Tax Revenue
  - 2006-07   \$59,619
  - 2010-11   \$66,989   +12%
  - 2011-12   YTD    +18.8%

She pointed out the different ads they have run:

- Our State Magazine Ads
- Blue Ridge Outdoors
- New Charlie Poole Ad
- Quality of Life Piece
- Summer Fun in Eden
- Holiday Promotional Piece

### **Promoting Eden Wedding Venues**

Ms. Adams stated that one of the biggest things they were focusing on this year because they have so many venues was becoming a wedding destination. The Willow Oaks Plantation was truly a jewel, it brings a lot of people into town and nothing fills up a hotel like a nice wedding. Their department (Tourism Development) was funded by the hotel-motel tax and so that was their focus. She also added that the Johns-Manors House has been refurbished into a beautiful place, not just to have weddings but other functions as well.

- Wedding Promotion Piece-Front
- Wedding Promotion Piece-Back

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- Bridal Fair-November of 2012
  - Pace-Stone and Judith Warren will host
  - Area merchants and wedding venues will also participate
  - Past event drew more than 150 brides
- Customized Wedding Piece

### **Cycle North Carolina-Eden Stop**

She noted that they were very lucky again this past year to be an overnight stop in the county. They stayed at Autumn Creek Vineyards and Eden's hotels were absolutely full for the night.

### **Canadian Golfers-Annual April Trip**

Ms. Adams noted that the annual Canadian Golfers will be returning for their 11<sup>th</sup> year in Eden. She explained that this group was from Prince Edward Island and that it has grown from 10 golfers to well over 120. They golf all over the region and stay at the Hampton Inn and treated like family.

### **First Annual Eden Jazz Fest**

She explained that they held the first annual Jazz Fest last year however unfortunately they were plagued with cold weather and wind. They do plan to do that again and work with the high school and the band director this year.

### **Argus Camera Convention**

She explained that another group that was just as important, even though they were small, was the Argus Camera Convention. This was organized by Mr. Ron Norwood and he was the only local person that comes to that event. She explained that this was 40 to 50 people who were from literally all over the country and as far west as Washington State. They do a project when they are here and they have done the Greenway, the canal, and this year they plan to do Autumn Creek Vineyards. They will also be doing a tour of Miller Coors this year and having lunch there. They will also be extending this event from two days to three days.

### **Special Events**

- Piedmont Pottery Festival-One of the most successful in the state
- Eden RiverFest-Draws 15,000 annual visitors
- Voted top 20 event in the southeastern United States for September of 2011
- Explore Eden Facebook Page-2,600 fans
- Explore Eden NC. Com
- Think Local Campaign
- Main Street Marketing
- Explore Downtown Internet newsletter
- Eden Tourism Board Grants
- YMCA Tennis and ball tournaments



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- RiverFest
- Jazz Festival
- Dixie Youth Baseball Tournaments
- Rack Card for Eden Historical Museum
- Piedmont Pottery Festival
- MHS Wrestling Tournaments
- Charlie Poole Music Festival

### **Welcome Signs**

- Reflect natural image of:
  - River recreation
  - Greenway
  - Walkable community
  - Eden: Where Promise Flows slogan
- Eden Tourism Board will contribute to project

She then presented the Council with 2 handouts that included the sign proposal and the new seals.

Council Member Hagood questioned the status of the old warehouse property in Spray.

Ms. Stultz explained that they were working with a developer to potentially redo the American Warehouse building as well as the Nantucket. They were still awaiting final approval from the state to actually be able to close on the purchase of the Nantucket Building by Piedmont Folk Legacies. The gentleman who owned the property thinks it is worth more than they do but there was a lot of progress on that particular project.

Ms. Adams noted that with the signs, the old signs that are out there now were done in the early 1990s. She explained that they believe that your gateways were so important and tourism was partnering on these 50/50 so it may be a very economical way to get 6 high quality new entrance signs that will speak well for their city.

Council Member Burnette agreed that it was important. These were the front doors and front yards coming into the city so he thought that was very important that they make those as cost effectively presentable as possible.

Council Member Turner pointed out that they must have 25 signs coming into Eden on Highway 14. She hoped they could consolidate some of them as that was almost overkill.

Mr. Dougherty stated that they had talked with the Community Appearance Commission in the past about the fact that they maybe could just get one sign and put everything on it, all of those signs that commemorate things.

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Council Member Burnette asked what they were looking for them to do to which Ms. Adams explained that they were seeking interest to proceed so they could get designs together, contracts together and all the logistics that needed to be done.

Council Member Hagood asked if they had considered the vehicle logos and what the numbers were for those.

Ms. Adams replied that if the Council decided to do a seal change that would have to be an additional cost. They did have some preliminary numbers that they had worked with several months ago and that was \$5,904 to do all of the cars with the logos on them.

Mr. Dougherty also pointed out that a lot of those vehicles were going to have to be redone because the seals on the newer vehicles did not last, they faded. He stated that ironically, there was a 1994 truck that had a seal that looked like it was just put on yesterday but some of the new ones were faded. They were going to have to make some effort in that regard. He added that the seal has been here since 1967.

A motion was made by Council Member Epps seconded by Council Member Burnette to proceed with getting the information on the signs and the seals. All Council Members voted in favor of this motion.

## **BREAK**

*Latala Payne, Eden News, came into the meeting at this time.*

## **Update & Discussion of Administrative Order Issued by Environmental Protection Agency & Water/Sewer Infrastructure Projects, Priorities & Needs (Listed By: Burnette, Carter, Ellis, Epps, Grogan, Tuggle and Turner)**

Mayor Grogan turned the floor over to the City Manager.

Mr. Corcoran explained that the next item was the Administrative Order that the city was recently placed under by the EPA. He stated that he had also placed a copy of the actual letter at each member of Council's seat.

### **EPA Administrative Order**

- In 2008, Bill Harvey, former Superintendent for C & D completed a required survey sent to him by the EPA Region 4 regarding Sewer Overflows.
- The EPA reviewed this survey in the spring of 2011 and Eden was placed on a list of 140 Cities that would be required to participate in a *Show Cause Hearing* for why we are still having overflows and why we shouldn't be penalized for them.
- Although we've made great strides in reducing both the frequency and volume of sewer overflows, the EPA judges full compliance as having **NO** discharges.



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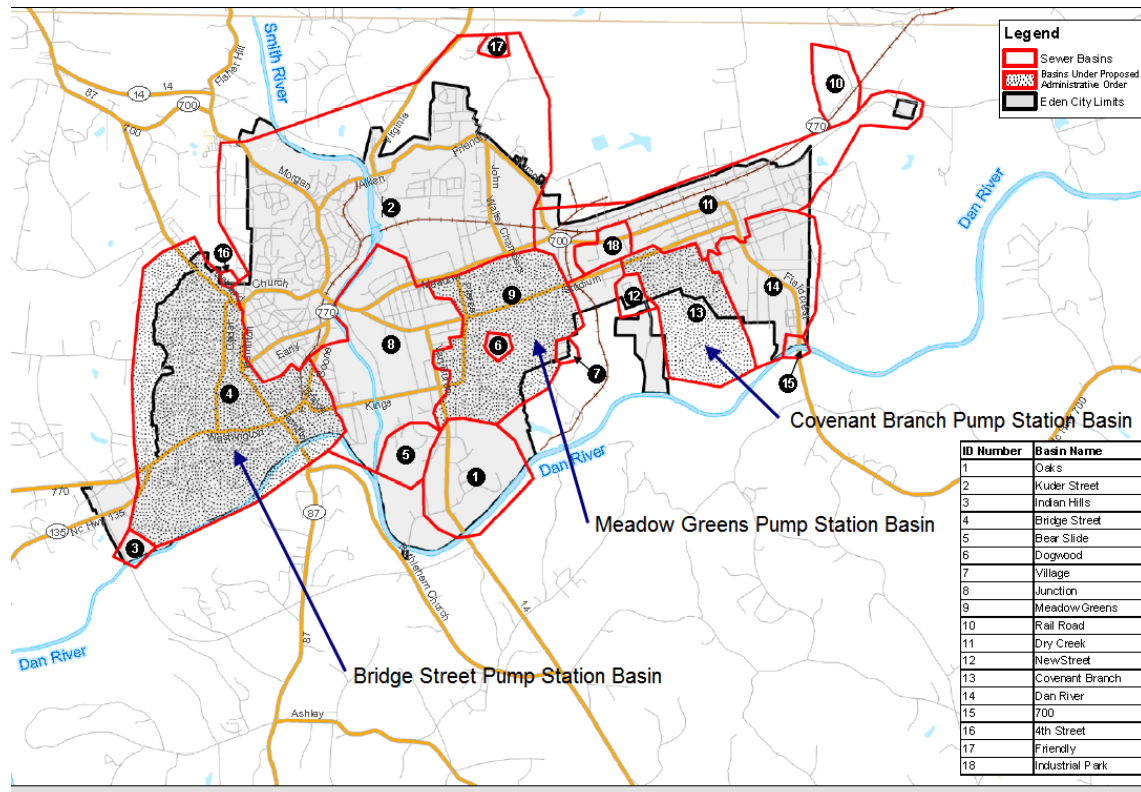
Minutes of the February 25, 2012 meeting of the Eden City Council, Continued:

- On August 4, 2011 a *Show Cause Hearing* was held during which we presented evidence outlining our diligent efforts to control and stop additional Sewer System Overflows (SSOs).
- After several months of reviewing and analyzing the evidence we presented, the EPA sent a draft Administrative Order (AO) for our review that surprisingly enough covered our entire Citywide Collection System.
- Through numerous discussions we continued to argue that our extensive rehabilitation efforts over the course of the past nine years had already reduced our SSOs considerably.
- The EPA listened to our argument and I am glad to report that the Administrative Order was actually reduced from covering the entire City Collection System to just three critical basins with recurring SSOs.
- The Administrative Order as issued will be applied to the critical basins of the following pump stations:
  - Covenant Branch
  - Meadow Greens
  - Bridge Street
- These will be the only critical basins provided we can establish through flow monitoring and evaluation that these are our only basins with significant issues.

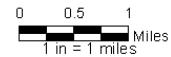
**The next slide is a map which shows the location of these three critical basins.**

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City of Eden  
Sewershed Map

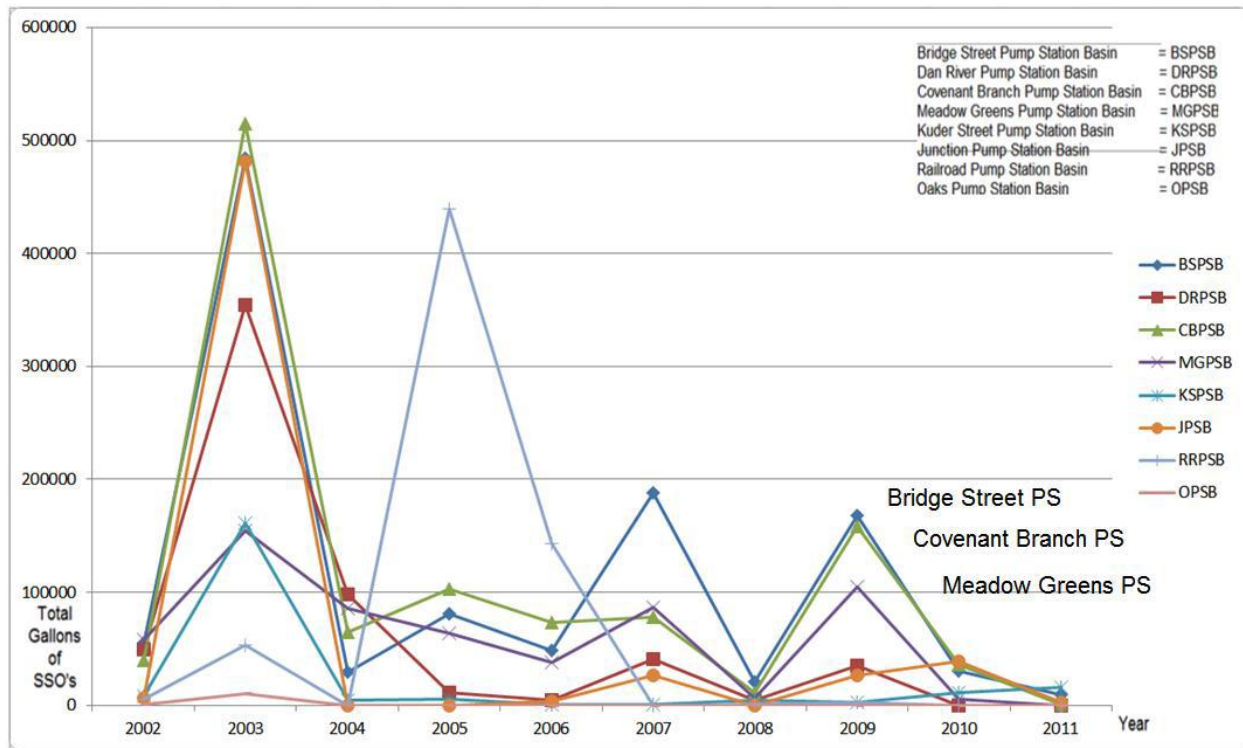


- Let's pause for a minute and take a second look at the historical graph of SSOs for the past nine years.
- You will note that these same three critical basins (Covenant Branch, Meadow Greens and Bridge Street) have had the largest volume of SSOs in the last three years but each of these areas has continued to see improvement as well.

**Graph of SSOs History 2002 to 2011 Trend of Improvement Total Gallons Overflowed per Pump Station Basin**

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Council Member Burnette asked what had caused the peaking and ebbing of those overflows.

Mr. Corcoran explained that was several situations such as one had a mechanical failure in a pump station to which Mr. Terry Shelton, Environmental Services Director, added that it was the Railroad Pump Station and he thought there was a mechanical failure there that they lost about 430,000 gallons before they were able to get the machinery back up and running properly.

Mr. Corcoran added that also, if they look at the cyclical or annualized rainfall amounts, the year where there was more rainfall of course they would see higher peaks too because of the inflow infiltration and the years where it was dryer they would see a little less.

Council Member Burnette asked so they could not necessarily represent total frequency they could just be one large volume in some cases that caused that to which Mr. Corcoran replied that one there was several hundred thousand gallons.

- The official start date for the Administrative Order was January 3, 2012.
- We've already initiated our work to comply with each of the programs and requirements outlined in the Administrative Order. Currently, we are in the process of preparing the Pump Station Operations Program and the Sewer Overflow Response Plan.
- The programs that are listed in the Administrative Order are very comprehensive and will require significant staff and engineering consultant time to complete.

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- The next five slides show dates and names of the programs and plans we will need to produce for submittal.

### **Calendar and Schedule of Compliance**

Time Line & Critical Dates (Dates posted are due dates for programs or plans)

January 3, 2012 – Administrative Order received by certified mail and the official compliance clock start date

April 1, 2012 – (within 90 days) Pump Station Operations Program (PSOP)

- \* Scheduled Pump Station Operations Program
- \* Emergency Pump Station Operations Program
- \* Full implementation of the PSOP within 3 months of EPA approval

April 1, 2012 – (within 90 days) Sewer Overflow Response Plan (SORP)

- \* Response Plans for responding to SSOs including Building Backups
- \* Training for employees responsible for responding to SSOs.
- \* Listing SSO locations within each basin that's been recorded as overflowing more than once in a twelve month period.
- \* Full implementation of the SORP within 3 months of EPA approval

Council Member Tuggle asked how much this deviates from what they had planned all along to try to address the issues.

Mr. Corcoran replied that they were already addressing the issues as they could afford. One of the things that they have done in the last couple of years was to focus on those projects where they thought they could leverage grant monies. They would try to go get maybe one million dollars of principal forgiveness and then a low interest loan for maybe the other half of the project so there were some things they did, but there was a lot in there that they would not be able to do in such a compact period of time. As they could see this has a potential of being about \$15 million worth of work in just a very short period of time so clearly they were not moving at that pace.

Council Member Burnette commented that they were going to be looking at an amount of \$15 million which was going to be comparable to the 13 or 14 million that they have already spent over the last few years. So now they were looking at much worse.

July 3, 2012 – (Six Months) Capacity Assessment Plan (CAP) must be submitted to EPA for review and EPA approval

- \* If the CAP is approved by the EPA within two months (9/3/2012) the Capacity Assessment Report is due by 12/03/2013 (fifteen months after the CAP approval).

July 3, 2012 – (Six Months) Sewer System Evaluation Survey (SSES) Work Plan must be submitted to EPA for EPA review and approval.

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\* The SSES will be completed within twelve months after the EPA approval of the SSES Work Plan. Also, the SSES results shall be submitted within two months after completion of the survey.

August 1, 2012 – Within 30 days of the Capacity Assessment Plan (CAP) submittal the City will submit additional information that substantiates the selection of the basins it considers critical.

September 3, 2012 – (within 9 months) Pump Station Preventative Maintenance Program (PSPMP). The PSPMP must include a schedule for full implementation within twelve months.

January 3, 2013 – (within 12 months) Short-Term Pump Station Repair Program (must certify all pump stations are in “working order” and are in state of “good repair”). This program is composed of:

- 1) Electrical Maintenance Program
- 2) Mechanical Maintenance Program
- 3) Physical Maintenance Program

December 3, 2013 – Capacity Assessment Report

\* If Community Assessment Plan (CAP) was submitted and approved by the EPA by 9/3/2012, the Capacity Assessment Report (CAR) would be due fifteen months later or 12/3/2013.

February 3, 2014 – Wastewater Collection & Transmission System (WCTS) Remediation Plan

\* The WCTS Remediation Plan must be submitted for EPA review and approval two months (12/3/2013) after submission of the Capacity Assessment Report (CAR).

February 3, 2016 – Construction of the remediation measures as outlined in the approved WCTS Remediation Plan must be initiated no later than two years after the submission of the WCTS Remediation Plan.

- As you can see – there is a tremendous amount of work that must be completed in order to comply with this order.
- While much of this work can be done in-house with existing staff, there is no denying that it’s labor intensive and will draw seriously on already stretched internal resources.
- The Capacity Assessment Plan (CAP) and the Capacity Assessment Report (CAR) will require the most work and expense. This plan and report will be prepared primarily through our engineering consultant.



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- There will be a significant amount of field work involving surveying and evaluation, TV camera work, flow monitoring, impact of rainfall analysis, and extensive analysis of all collected data to be used for the final Remediation Plan.
- The engineering related work to comply with this order will cost an estimated \$1,113,195 over the next three years in Flow Monitoring, Analysis, Engineering Reports, Assessment Plans, and the Development of a WTCS Remediation Plan.

***Engineering Related Work Cost Projections***

A. Capacity Assessment Plan	\$ 70,914
B. Capacity Assessment Report	\$200,000
C. Sanitary Sewer System Evaluation Survey	\$ 71,716
D. Flow Monitoring	\$360,565
E. Pipe Condition Assessment	\$310,000
F. Development of Remediation Plan	\$ 50,000
G. Contingency	<u>\$ 50,000</u>

**Total \$1,113,195**

- The projected cost for engineering related services will be spread over the next three budget years as follows:

FY11-12	Budget	\$391,680
FY12-13	Budget	\$671,515
FY13-14	Budget	<u>\$ 50,000</u>
Total		\$1,113,195

- Once the Wastewater Collection and Transmission System (WCTS) Remediation Plan is completed, construction and rehabilitation projects will most assuredly be required to reach final compliance with the Administrative Order.
- During the course of working toward compliance with the Administrative Order, we will be applying for low interest loans and grant money to fund improvements that will be needed to correct deficiencies in our wastewater collection system.
- However, the possible costs associated with the implementation of the Remediation Plan are likely to be quite significant!

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- In October 2011 our consulting engineer, Mr. Mark Fisher, PE of W. K. Dickson and Associates prepared a “*what if*” scenario with rough cost estimates in order to communicate the potential magnitude of this Administrative Order.
- As previously noted in one of my weekly reports, the estimated costs associated with the implementation of the Remediation Plan was roughly \$14,795,000.
- Even if we assume the eventual acquisition of a \$2,000,000 grant we would still be faced with financing \$12,795,000. Based on an interest rate of 2.375% the estimated annual debt service would be \$804,300. If we had 6,520 sewer customers the annual rate increase that would be needed per customer is \$123.36 or a monthly rate increase per customer of \$10.28.
- Final compliance with all of the requirements of the Administrative Order are likely to take five years (2012 – 2017) to complete according to what EPA personnel told us during our negotiations with them. If additional time is needed we do have the right to submit a formal request for extension.
- Please rest assured that we plan to address all of the required submittals as rapidly as possible.
- It’s important to remember that violations of an Administrative Order can be subjected to a civil penalty of up to \$37,500 per day for each violation as well as possible criminal penalties.

Council Member Tuggle commented that if you read through this and you look at all the departments and the needs from all the departments, it goes on and on and to add this EPA administrative order and this much additional work, they might need extra personnel to try to even deal with this issue and do it on time and he was sure the City Manager would have to think through all that.

Mr. Corcoran agreed and stated that they would look at that. He explained that they break everything down into two halves, the General Fund and the Water & Sewer Fund. He pointed out that they hear cut, cut, and cut all the time, but he challenged anyone who says cut, cut, cut, to come up with some specific ideas of how to cut, cut, and cut. For example, when you have to run a Water Plant 24 hours a day, 365 days a year, it takes a certain number of people to man that facility. The same goes for the Wastewater Plant. So on the Water & Sewer side which was what they were talking about, they have their Water Plant and their Wastewater Plant and they were already at bare minimum. Then they have Billing & Collections and they would be reduced to one person when they go to automated meter reading. They also have C&D and they were already at a bare minimum.

He explained that his point was that Water & Sewer had already been cut to the bone. A mandate of \$15 million over the course of the next several years, let alone the initial \$1.1 million was going to be difficult. He pointed out that no one liked a rate increase but there was going to be no way to pay for that much work without raising the rates.

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Council Member Burnette stated that he had also mentioned that they were going to do the flow studies and they have to submit the reports. He was sure Mark Fisher has a good understanding of where they were and that \$15 million was a fairly conservative cost, however if they do find additional things that need to be done, they were a self-reporting agency so they have to report that and that could be additional cost as well and it could go over the \$15 million.

Mr. Corcoran added that the important thing to remember was that this was just the EPA administrative order. Over the next six (6) years they still need to take care of needed improvements at the Water and Wastewater Plants, the 2-inch waterline replacement program, the disinfection by-products that they were under, so this was just for this. There were all sorts of other needs that will need to be taken care of as well. If they did not continue to do it on an ongoing basis and they did not continue to appropriate funding and keep their rates to where they need to be to do that, all they were doing was putting it off to another day to where future leaders of this community, staff and Council will be forced to deal with it.

Council Member Epps commented that was what happened years ago.

Council Member Tuggle added that was when NCDENR stepped in and put them under the consent order.

Council Member Turner questioned what happened when other small cities were faced with this and could not pay for it.

Mr. Corcoran explained that the Local Government Commission requires you to have rates so that the revenue equals the expenditures. If it costs you \$2 million to provide water and sewer, you have to generate \$2 million in revenues. If one industry was generating \$1 million of those dollars, then you have to double rates. Honestly, for all the talk that was out there if you go and take an objective look at Eden's rates on a statewide basis, in North Carolina as well as Virginia, they still had one of the lowest utility rates in both states. So, the EPA was going to have no sympathy for them. They did not already charge enough for water and sewer as it is.

Council Member Tuggle added that in some respects, if they had not already spent this \$14 million in doing what they have already done, they would have had their whole system under EPA administrative order. \$15 million would have been a small amount compared to what they would have done for the whole thing.

Council Member Burnette also noted that they were one out of 140 cities in Region 4.

Mr. Corcoran then turned the floor over to Terry Shelton, Environmental Services Director.

### **Sewer Main Rehabilitation and Improvements**

Mr. Shelton explained that Water and Sewer Infrastructure needs are always difficult to fund, but today's economic situation continues to compound that challenge.

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Only critical needs for Water and Sewer improvements have been considered during the last two years and various projects that are eligible to receive funding through grants or loans with some principal forgiveness.

During the past nine years (2002 - 2011), we have spent approximately \$13,399,000 to address a multitude of various sewer needs. Of this amount \$1,362,078 has been in the form of a grant or principal forgiveness loan that did not have to be repaid.

The next four slides are a summary of Sewer Projects completed or underway between 2002 and February 2012.

**Sewer Projects 2002 to June 2004**

Basin	Project Description	Date (Start/Completion)	Cost	Grants
	City of Eden Sanitary Sewer Rehabilitation			
Meadow Greens Dan River Covenant Branch	Design, Engineering, CA, CO, Survey	2002/2003	\$94,625.72	\$0.00
Meadow Greens Dan River Covenant Branch	Construction of Project	2003	\$323,710.00	\$0.00
	Construction of Project		\$208,693.25	\$0.00
	Construction of Project		\$154,532.25	\$0.00
All Basins	Comprehensive Wastewater Master Plan	Jun-02 - Aug-03	\$82,682.00	\$40,000.00
Dry Creek	Sanitary Sewer Evaluation Study (Smoke Testing)	Jan-03 - Aug-03	\$45,200.00	\$0.00
Meadow Greens Dan River Covenant Branch	Flow Isolation in Subsystems	Jul-03 - Dec-03	\$18,400.00	\$0.00
Meadow Greens Covenant Branch Dan River Kuder Street	Pump Station Evaluation	Sept-03 - Jun-04	\$62,000.00	\$0.00

**Sewer Projects July 2004 to October 2008**

Basin	Project Description	Date (Start/Completion)	Cost	Grants
	City of Eden Sanitary Sewer Rehabilitation			
	Meadow Greens, Covenant Branch, Dan River and Kuder Street Sanitary Sewer Lift Station Improvements-Special Order by Consent Phase 4			
	Professional Services	Jul-04 – Oct-09	\$483,441.50	\$0.00
Meadow Greens Dan River	Construction (Replacement)	Jul-04 - Oct-09	\$1,460,230.00	\$0.00
Covenant Branch Kuder Street	Construction (Rehabilitation)		\$1,939,169.30	\$0.00
	Meadow Greens, Covenant Branch, and Dan River Sanitary Sewer Outfall and Collector			

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	Improvements-Special Order by Consert Phase 1 through 3			
	Professional Services	Aug-04 -Dec-08	\$1,171,268.96	\$0.00
Meadow Greens	Construction (Replacement, Point Repairs, Manhole Repairs)	Sept-05-Dec-08	\$4,920,131.04	\$500,000.00
Covenant Branch				
Dan River				
Kuder Street	Kuder Street Wastewater Collection Subsystem Sanitary Sewer Evaluation (Initialize Smoke Testing and Conduct Flow Isolation)	Dec-04 - Apr-05	\$44,040.00	\$40,000.00
New Street	Sewer Service to MGM Transport Building	Oct-05 - Nov-05	\$4,999.60	\$0.00
Dry Creek	Continuation of Wastewater Collection Subsystem Sanitary Sewer Evaluation Study (Manhole Inspection, Smoke Testing and Flow Isolation in Bridge Street; Manhole Inspection and Dye Testing in Kuder Street and CCTV Inspection in Kuder Street and Dry Creek)	Jan-07 - Oct-08	\$538,363.75	\$0.00
Bridge Street				
Kuder Street				

**Sewer Projects June 2008 to July 2010**

Basin	Project Description	Date (Start/Completion)	Cost	Grants
City of Eden Sanitary Sewer Rehabilitation				
Kuder Street	Smith River Sanitary Sewer Improvements Phase 1 - Replacement of the Irving Canal Aerial Crossing and Replacement of receiving section to enable shutdown of high priority sewer along the Smith River	June-08-Dec-09	\$ 606,690.00	\$ 303,345.00
Dry Creek	Dry Creek Sanitary Sewer Improvements Phase 1 -Immediate point repairs and replacement of two sections of sewers on Dry Creek Outfall	June-08-Dec-09	\$ 348,159.20	\$ 174,079.60
Dry Creek	Cargill Force Main - Approximately 2,310 linear feet of new 4-inch force main to redirect Cargill sewer from Dry Creek WWTP to Railroad Pump Station so Dry Creek WWTP could be taken off line	Nov-09-Jul-10	\$ 282,948.81	\$ 254,653.93

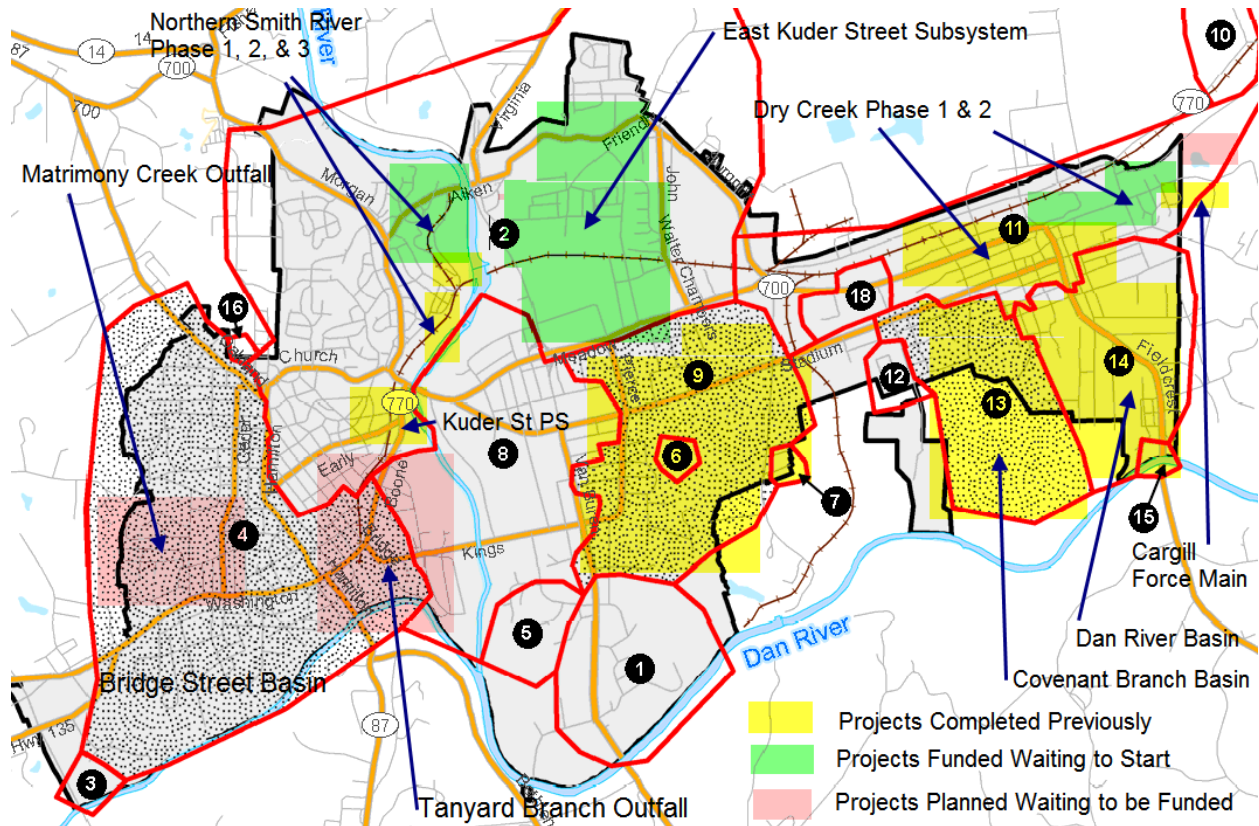
**Sewer Projects June 2008 to February 2012**

Basin	Project Description	Date (Start/Completion)	Cost	Grants
City of Eden Sanitary Sewer Rehabilitation				
Kuder Street	Design and Bidding of Smith River Sanitary Sewer Improvements Phase 2/3 including CWMTF Grant and CWSRF Loan Application and Funding Approval - New Pump Station and Force Main, Sewer Re-routing and Replacement of Smith River Outfall between Aiken Road and Irving Canal Aerial Crossing to enable shutdown of high priority sewer along the Smith River	June-08-Oct-11	\$ 298,238.26	\$ -

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Dry Creek	Design and Bidding of Dry Creek Sanitary Sewer Improvements Phase 2 - Replacement of the Dry Creek Outfall between Main Street and Railroad Pump Station	June-08-Oct-11	\$ 176,859.30	\$ -
Kuder Street	CWSRF Loan Application and Funding Approval for Rock Creek, Blue Creek and Peter Hill Outfall (Kuder Street East) Sanitary Sewer Improvements	Jan-11-Aug-11	\$ 32,500.00	\$ -
Bridge Street	Tanyard Bridge Outfall Evaluation including Engineering Report and Environmental Documentation, CWSRF Loan Application and CWMTF Grant Application	June-11-Feb-12	\$ 102,040.00	\$ 50,000.00



**Projects currently under way or funding applications pending and awaiting formal review**

Northern Smith River Phase 2 & 3 and Dry Creek Phase 2  
 Loan \$3,144,692  
 Principal Forgiveness \$1,742,182

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East Kuder Street Phase 3

Loan \$2,545,342

Principal Forgiveness \$1,000,000

Tanyard Branch Outfall (Subsystem of Bridge Street Basins) – Application Submitted

Loan \$3,031,949

Principal Forgiveness CWSRF \$1,000,000

Principal Forgiveness CWMTF \$ 500,000

Upper Matrimony Creek Outfall Evaluation – Applied For Grant)

Matching Funds \$50,170

Assistance Grant \$40,000

Berry Hill Regional Mega Park Sewer Project

Funding included in the FY 2011-12 budget equals \$1,800,000. Of that total, \$769,000 is in the form of a grant from the Golden Leaf Fund

Council Member Tuggle asked Mr. Shelton if they would divert any funds since they have the EPA order now, from some of the other things they are currently working on.

Mr. Shelton replied that actually the projects that they currently have, with the exception of Kuder Street, of which they already have a low interest loan with principal forgiveness for that one, they will continue on with that...to which Council Member Tuggle asked if that would be the case in the future.

Mr. Shelton replied they would probably have to start targeting the areas.

**Two Inch Water Line Improvements**

During the past couple of years the primary focus of our water related capital improvement projects has been the 2 inch water line replacement program.

This is an extensive and ongoing Citywide project that requires a lot of engineering work, permitting, bidding, construction, inspection, and funding for each street as we progress. A tremendous amount of the engineering, bidding, and inspections have been handled in house by our staff.

Waterline Improvements

Recently completed projects:

- French St & Ridge Ave. - completed June 2011 (1,323 LF)
- Dillard Ct & Boyles Cir. – completed April 2011 (1,100 LF)
- Henry St & Taylor St – completed June 2011 (1,933 LF)

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- Lake Dr & Beech St – completed April 2011 (1,782 LF)
- Weaver St – completed Feb. 2011 (1,320 LF)
- Thompson St & Neil St – completed Feb. 2012 (1,473 LF)
- Total length of these projects: 8,931 LF

Completion expected by end of June 2012:

- Martin St – (563 LF)
- Kallem Ct – C&D crew to install 2” PVC WL (500 LF)
- Carter St – C&D crew to install 2” PVC WL (360 LF)
- E. Stadium Dr & Dishmon Loop (1,430 LF)
- Holland St – CDBG project (1,341 LF)
- Total length of these projects: 4,194 LF

Easement acquisition & final design phase:

- Lawson St extension (Lawson/Roberts to apt feed) – construction August 2012; 250 LF; est. \$22,000
- Price St loop connector (Lawson St to Lewis St) – construction Sept. 2012; 950 LF; est. \$80,000
- Coleman Street (Irving Ave to Center Church Rd) and (Irving Ave to Williams St) - construction late fall 2012; 1,405 LF; est. \$85,000
- Total length of these projects: 2,605 LF Estimated cost: \$187,000

Council Member Hagood asked if any easements had been obtained going into Virginia for the sewer line.

Mr. Shelton replied that it was not at this time. He explained that the way it was set up, Virginia was going to bring the sewer line to the state line. From that point the city would have a meter that will receive the sewage coming from that direction and then our city owned line would start right at the state line.

Waterline Improvements Projects being considered for next few years: (listed in order of priority)

- Danview Ln & Dodge St (S. Fieldcrest Rd to Shawn St R/W - 560 LF; est. \$30,000)
- Jackson St (W. Moore St north halfway to W. Meadow Rd – 670 LF; est. \$61,000)



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- Martin St (Harris St south to dead end – 560 LF; est. \$33,000 )
- First Street (S. Hamilton St to Cedar St – 900 LF; est. \$65,000)
- Circle Dr (Shedd St to Hodges St - 615 LF; est. \$37,000)
- Maryland Ave (S. Rickman St to Bay St – 1,135 LF; est. \$80,000)
- Highland Dr (end 6” to Lynrock St - 925 LF; est. \$84,000)
- Morehead St (Cherry St to Hollingsworth St – 845 LF; \$65,000)
- Circle Dr (Osborne/Pitcher to Hunter St – 500 LF; est. \$40,000)
- Caleb St & Ln (Flinchum St to Hudson St – 735 LF; est. \$63,000)
- Haled St (S. Hamilton St to Glenn St – 775 LF; est. \$73,000)
- Maple Street (Irving Ave to Williams St – 560 LF; \$49,000)
- Lynrock St (Highland Park Dr to Bridge St – 175 LF; est. \$9,500)
- Knott St (Hairston St to S. New St – 585 LF; est. \$48,000)
- West Ave (Central Ave to end WL – 750 LF; est. \$67,500)
- Wilson alley (Oak St - Hollingsworth St – 970 LF; est. \$76,000)
- Briarwood Dr (Maplewood Dr to end – 183 LF; \$9,500)
- Length of projects on last 4 slides: 11,443 LF Estimated cost of projects on last 4 slides: \$890,500

Council Member Burnette questioned if all of this was a part of a plan to replace all of the galvanized water lines.

Mr. Shelton replied that it was part of replacing the galvanized but there were some PVC pipe that was also in poor shape. He added that there were some lines that they have not had a chance to determine the composition of them so there were some more that can be added to this list.

Council Member Burnette questioned the percentage of waterlines that they have ahead of them to do. He knew there was a lot to be done but he thought they could relate better to how much was ahead of them and how much had been done.

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City Engineer, Mr. Bev O'Dell, explained that it seemed that it was around 15% at first but they were now down to 10% and a lot of the worst galvanized lines have been replaced. The ones out there now were getting by but from time to time one pops up. He added that a lot of lines that had been replaced in the past 3 or 4 years have been PVC and they were getting on the tail end of that.

Mayor Grogan asked for clarification that the waterlines were down to 10% to which Mr. O'Dell replied that he thought it was like 9.5%.

Mr. Shelton added that it translated out to about 9 or 10 miles to go.

Other projects being considered include:

- Fire hydrant installations by contractor
- Automatic flushing device installations by contractor
- Evaluation of booster pump stations by consultant
- Calibration of water model by consultant

Waterline Improvements Estimated 2" galvanized WL after these projects: 5.1 Miles Estimated cost to replace or upgrade: \$1,807,000

Estimated substandard 2" PVC WL after these projects: 1.46 miles  
Estimated cost to upgrade: \$375,000

Estimated 2" WL that may be galvanized (or old PVC): 3.55 miles  
Estimated cost to replace or upgrade (if all is galvanized): \$1,280,600

Council Member Epps questioned the durability of the PVC.

Mr. Shelton explained that when it was first put in about twenty years ago, the material was not as durable.

Mr. Mark Bullins, C&D Superintendent, added that in many cases it was substandard wall thickness and was not the proper pipe for the application. He explained that it was household plumbing thickness as opposed to water main thickness.

Council Member Ellis questioned the smell at Edgewood and Stadium.

Mr. Shelton explained that there was an air relief valve very close to where the bridge where the railroad goes underneath on Stadium Drive and it comes from Railroad Pump Station. Since it was primarily domestic sewage now it tends to have a lot more hydrogen sulfide gas in it than it ever did when it was an industrial base. It also sets for long periods of time because the pumping

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through that main was not sufficient volume just with the sewer out of Draper to push that sewer along through the pipe. He explained that they were looking at 2 different ways to try to control the odor. They have a carbon filter that they plan to install and they have ordered a new relief valve. They were also installing a chlorine feed system at the Railroad Pump Station that hopefully will oxidize the materials that make up that odor to get it under control.

### **The Automated Meter Reading Project**

The long awaited Automated Meter Reading (AMR) was started on January 3, 2012.

The contractor has made excellent progress with the project with only minor issues found as the project has progressed.

The City meter reading schedule is divided into 44 routes. The contractor is moving through the project route by route.

As of February 16th a total of 1,905 of the 6,998 Meters have been replaced or retrofitted.

As you will remember, \$1,452,260 was allocated for this project with the bid prices for the project as follows:

Meters and transmitter \$1,214,345  
Installation of Meters \$ 208,215

Currently, our contractor is running ahead of schedule and is anticipated to complete the project before the 18th of May.

The Installers have been and will be working throughout the City in the following order:

#### **First Area**

The Oaks Area  
Central School Area  
Creekridge Area  
Van Buren (Businesses) and Bear Slide Areas  
Behind Morehead Memorial Hospital and City Hall Areas

#### **Second Area**

Highland Drive and Kings Highway Areas  
Leaksville Area  
Price Street Area  
Behind Dyers and 87 North Areas

#### **Third Area**

Stoneybrook Apartments Area  
North Ridge Area  
New Homes behind Mall Area

#### **Fourth Area**

Draper Area  
Spray and Grand Oaks Area

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Blue Creek and Boulevard Areas  
Spray Area  
Big Meters

### **Water and Sewer Improvements with Community Development Block Grants**

We are currently preparing to start the water line and sewer line upgrades in the Holland Street and Morgan Road Area

Ms. Kelly Stultz, Director of Planning and Inspections and her staff were successful in obtaining a Community Development Block Grant to fund the needed improvements in this area of the City.

The Planning Department received bids for the water lines component of the project on February 16, 2012 with work schedule to begin in April.

The Water and Sewer components of this project are expected to be completed by the end of August 2012

### **Disinfection/Disinfection Byproducts Regulations**

Our Trihalomethane Issues

The water plant staff is currently doing studies and researching ways the City can be compliant with the Disinfection/Disinfection Byproducts Regulations.

Compliance will depend on our ability to control the formation of Trihalomethanes, Haloacetic Acids, and the removal of Total Organic Carbon from our raw water.

While in the process of trying to pick the low hanging fruit for the past year to reduce our Trihalomethanes (THMs), the Water Plant was thrown and forced to deal with a serious curve ball.

While working to analyze our data last spring, the staff realized there was a problem upriver on the Dan River. A boat trip and sampling expedition was arranged to find the source.

Personnel from the Water Plant, North Carolina Rural Water Association, and Dan River Basin Association went upriver to find the source of high THMs and chlorides the water plant was seeing.

This sampling effort was successful and we found that water coming from the tailing pond at Belews Creek Steam Station owned and operated by Duke Energy was the source.

The discharge was found to contain bromide and this was confirmed to be giving us higher than normal THMs.

Duke Energy was contacted and discussions began immediately to resolve this issue.

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Duke Energy has been very cooperative from the start and is working with us to find a solution.

The Duke Energy Belews Creek Steam Station installed a new system in 2007 on the smoke stacks to capture the discharge from going into the air from burning coal.

Unfortunately, the captured discharge material contains the bromide that ultimately becomes a liquid waste discharge that is released into the Dan River.

The Madison Water Plant, Eden Water Plant, Duke Energy, Public Water Supply, and Water Quality of the NC Department of Natural Resources have been working together to resolve this issue.

The Madison Water Plant, because of its smaller daily production has been acting as a pilot plant to test processes to remove bromide with help from Duke.

The Madison Water Plant sees higher concentrations of bromide than Eden. Logics dictates that if a solution is found that works in Madison, then it should work even better in Eden, due to the lower concentrations of bromide we see due to more dilution in the river.

Council Member Hagood stated that in talking with the Madison people, they had to mail out a notice and he understood that Dan River Water and Henry County had to also mail a notice but the City of Eden did not. He questioned if the city's guidelines were different from theirs.

Mr. Shelton explained that they were all the same but the difference was that Eden's average numbers were running very close to the limits of 80 parts per B but one of the main factors of water, the further it goes out into the system and when you look at Dan River and Henry County and even Madison, they have some really long runs that are dead end lines, like Dan River goes all the way to Madison or to Oregon Hill or Highway 87 North, the longer the water was in contact with chlorine and the residual that they keep in the water the higher those numbers will go and the only way to get those in line was for Eden's to be really low to start with and then hopefully they can keep their water ages down as it goes out to them to keep everything...

Council Member Burnette added that they have to have a certain amount of chlorine residual at the end of the line as well.

Mr. Shelton also added that the other piece of this rule was that you have to keep a certain chlorine residual everywhere, they want you to have chlorine up but at the same time they do not want you to have any there reacting with the Trihalomethanes formation so it was a really tight balancing act to supply water in between those two perimeters.

He then continued with the presentation:

Eden has continued to try other technical treatment processes to reduce bromide or Total THMs in the meantime while Madison tests.

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Eden has tried using polyaluminum chloride to settle out the bromide before it is chlorinated in the plant filters.

Eden has started a very aggressive flushing program to lower our water age in the distribution system. Flushing has shown positive results, but is not enough alone to control the THMs.

Eden began testing potassium permanganate on February 14th, to see if oxidizing the organic carbon in the raw water would lower the overall THMs.

Mayor Grogan questioned PAX and what that was.

Mr. Shelton explained that it was a small California company who manufactures mixing systems to go in water tanks and also what was called an air stripping system. He explained that it was almost like a showerhead that goes into the top of the water tank and as the water sprays out of it, using high technology water heads, it makes very small droplets of water to get the maximum transfer there. It was a real hi-tech system even though it sounds simple. They have tried it in Stanley, NC and actually got 100% removal of the Trihalomethanes out of the water tanks that they put it into but the only problems with it is you still have a chlorine residual and you would see some redevelopment of Trihalomethanes once it leaves the tank if it has any ways to travel but you still gain and you probably do not get back up to 30 or 40% of what the limit would be so he had great hopes for that system and he was thinking they will give them a quote fairly soon. He added that he guessed they could put it in their water tanks for \$200,000 or less a tank so that could be a way to achieve compliance and try to stay under a million dollars in cost.

Council Member Burnette asked if they let you pilot those to determine the percentage to see if they work before you go buy the whole thing.

Mr. Shelton replied that they actually have a modeling system where they were showing the results that ran within 1 or 2% of what the actually results they achieved. Their results were just really impressive if it holds up in continued testing but the technology has only been in place since 2010 so there was not a lot of time in place with it.

Madison will begin the testing of a PAX mixer/aeration system in their plant clearwell sometime after a February 21st, meeting with PAX representatives.

This process will receive financial assistance by Duke Energy. In this process, aeration will volatilize the components of bromide out into the air.

Eden has purchased PAX mixers to go in our elevated storage tanks to reduce water age and aerate the water to reduce total THMs and bromide, if this process is successful.

Eden is also looking at a PAX mixer - aeration system for our clearwells. The company currently promises a 40% reduction in THMs and the process promises reduction of bromide.

Even though we have not yet had a violation of our THMs limit, we are averaging near the upper limit of 80 parts per billion.

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Our wholesale customers, Dan River Water and Henry County Public Service Authority have experienced violations of the THMs limits and this resulted in Public Notices to their customers.

We are working with our wholesale customers to assist all we can in an effort to help them lower the THMs in the water they receive.

It's important to remember that our wholesale customers see higher THMs values because of the longer distances to the delivery points. This results in longer water ages and this allows chlorine longer contact time to form more THMs.

We do not anticipate that Duke Energy will have processes in place that will mitigate the discharge of bromide for at least 36 months.

In the meantime, we must still be compliant with the current regulations and those regulations becoming effective in October 2013. Therefore we are aggressively seeking alternatives to treat the water and be in compliance.

For the next six months we will be testing additional lower cost alternatives to reduce the THMs. If we are unable to sufficiently lower our THMs, we will be compelled to move on to more expensive engineered solutions to lower the THMs.

There are at least 8 treatment options/process changes that can be made as proposed by Arcadis, our engineering consultant. Any one or a combination of these may be the best and most cost effective at our water plant.

October 2013 is our compliance deadline. If it's determined that we must construct one or more of the expensive treatment options, we can get an extension of up to two years to complete the construction to achieve compliance.

**A summary of possible costs for various treatment approaches for the next 3 years on the next slide.**

Eden, NC - Stage 2 Rule Compliance	Expenses	ARCADIS Engineering Services Fee (\$)	Other Services (\$)	Capital Cost (\$)	Total Cost (\$)	Budget (\$)			
						FY2011-12	FY2012-13	FY2013-14	FY2014-15
ARCAIS 1/28/11									
Water System (source, treatment plant, distribution) Sampling/Testing and Planning Future Studies & Tests - General		7,000		0	7,000	5,000	2,000	0	0

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Consultation (1)									
Treatability Study (2)									
Pilot Testing – Ion Exchange		15,000	15,000	0	30,000	5,000	25,000	0	0
Bench Testing – Alternate Coagulant		25,000	0	0	25,000	5,000	20,000	0	0
Bench Testing – PAC		25,000	0	0	25,000	5,000	20,000	0	0
Pilot Testing – GAX		15,000	15,000	0	30,000	5,000	25,000	0	0
Bench Testing – Chloramines		20,000	0	0	20,000	4,000	16,000	0	0
PAX Mixer/Aeration System for Clearwell		??	??	??	??	??	??	??	??
Chlorine Dioxide System		??	??	??	??	??	??	??	??
Additional cost if tests performed in separate studies		10,000	0	0	10,000	2,000	8,000	0	0
WTP Targeted Condition Assessment Study		50,000	0	0	50,000	0	50,000	0	0
Process Improvements									
Stage 2 Rule Compliance		600,000	0	5,130,000	5,730,000	0	300,000	2,750,000	2,680,000
Condition Upgrades		100,000	0	500,000	600,000	0	100,000	250,000	250,000
Water System Modeling – Flushing Program		25,000	0	0	25,000	0	25,000	0	0
Stage 2 Rule Compliance Total:		\$892,000	\$30,000	\$5,630,000	\$6,552,000	\$31,000	\$591,000	\$3,000,000	\$2,930,000
(1) = Does not include outside lab analytical costs; City to provide budget numbers for lab expenses under "Other Services (\$)" (2) = Assumes all analytical testing is performed by the City (3) = Assumes Ion Exchange technology is implemented									

Council Member Hagood asked if they simply accept the Duke Energy position.

Mr. Shelton replied that he did not know of any other recourse on that because they were actually not in violation of anything right at the moment. He stated that it was being reviewed heavily



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because of the fracking that they have heard about all over the country. The bromide produced was getting into the groundwater and surface water from those operations. Now that this issue came up for them there were some power plants that were discharging bromide in the western part of the state, so it was becoming an issue very quickly because of the different technologies that have been put into place and because of the drive to make water plants bring down their Trihalomethane numbers so it was really a merging of technologies and processes to try to deal with this right now.

Mr. Corcoran wanted to acknowledge the staff and department heads. He stated that there were many places where staff was reactive, they do what they have to do, but he thought that you have heard already this morning and in previous presentations about the proactive aggressive strategy of the grants, whether it was Community Development Block grants, Water & Sewer Project grants, grants for the Police and Fire Department, PARTF grants, and again if a specific department head was not successful in getting that grant, they would never know about it anyway. So, it was the imitative that the people in this room have that has allowed them to do a lot of things that they have done and he felt it was important to say that.

Mayor Grogan then stated that it was time for the lunch break.

## **LUNCH BREAK**

### **Update & Discussion of Eden Greenway Program (*Listed By: Carter, Ellis, Epps and & Turner*)\*\*\***

Mayor Grogan called the meeting back to order and asked Ms. Kelly Stultz, Director of Planning & Inspections, to come forward and give her presentation.

#### **Trails in Nearby Communities**

- Danville, Martinsville & Henry Co., VA already have active greenway programs
- Mayo River State Park will draw visitors to Western Rockingham County
- Reidsville Greenway connects Jaycee Park with Middle and High Schools
- Chinqua Penn Trail, rustic walking trail on Chinqua Penn Plantation property

#### **Eden Greenway Master Plan Project Proposals & Projected Costs**

- Master Plan proposes Primary, Secondary & Spur Trails, including equestrian trails.
- Trails centered around the rivers and would (eventually) reach all major areas of town.
- Master Plan is a comprehensive 30-year plan.

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### **Eden Greenway Program Possible Funding Sources**

- PART F Grants: Funds available in an annual cycle for park construction including greenways and/or pedestrian ways. Program requires a 50/50 match. Application would need to be prepared and submitted by January 2013.
- NC Recreational Trails Program: The City can apply for a grant from this program for greenways/pedestrian ways. No clear evidence whether the Federal government is going to fund this program in 2012. Amount the State usually receives is approximately \$1,600,000. Average grant is \$75,000.
- Federal Land and Water Conservancy: Funding level is not determined for this program for 2012. If funded, requires a 50/50 match with a maximum grant of \$250,000.
- NCDOT: Mike Mills, Division 7 District engineer, has indicated that DOT may have small amounts of funds to help with trail sections, provided they connect to a DOT arterial road, such as the sidewalk on King's Highway.
- CDBG: Program has been changed so that there is no opportunity for funding for trails or pedestrian ways

### **Eden Greenway Program Fundraising**

- Around the country efforts are made to create public/private partnerships to build and maintain trail systems.
- The City can create a permanent trail fund to accept donations and contributions. These can be public and private funds.

### **Eden Greenway Program Where Are We Now?**

#### **Eden Greenway Program Smith River Greenway - Today**

Meadow Road Trailhead Entrance, Shelter and River Access

Smith River Observation Deck

Views along the trail

Kennedy Street / YMCA Entrance

### **Eden Greenway Program What's Next?**

At this point Ms. Stultz asked Mr. Johnny Farmer, Director of Parks, Recreation & Facilities Maintenance, to provide input.

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Mr. Farmer stated that he had recently spoken with a lady at the Kate B. Reynolds Foundation. He explained that in the past they have been strictly healthcare related and now they were trying to do more preventative type things. They have separated North Carolina into 3 areas and in the next few years they want to spend \$100 to \$150 million on preventatives such as giving access to healthy lifestyles. They were trying to get out of their traditional healthcare funding and do nontraditional stuff such as nature trails, greenways so they were really open to some big things. He added that he wanted them to know that there were venues for some nontraditional funding through this foundation.

### **Eden Greenway Program Next Step Recommendations**

- Extend Smith River Greenway north from Island Ford Bridge to abandoned railroad trestle
- Follows existing sewer outfall
- Centrally located
- Accessible to Spray Traffic Circle area & Historic District
- Protection of Smith River area
- Amenities include picnic shelter, kiosks & signage
- Construct connector trail east from railroad trestle to Freedom Park
- Follows abandoned railroad bed to abandoned trestle and dam
- Connects Smith River Greenway to schools and Freedom Park

### **Smith River to Freedom Park Budget Estimate**

<b>Item No.</b>	<b>Item Description</b>	<b>Quantity</b>	<b>Unit</b>	<b>Unit Cost</b>	<b>Total Cost</b>
1	10 ft. wide granite screenings greenway	2.8	Mile	\$686,400	\$1,921,920
2	Professional Services				\$384,384
3	Construction Observation (Approx. 85 days)				\$125,000
4	Construction Administration				\$60,000
5	Legal Administration @ 3%				\$57,658
6	Grant Recipient's Administrative Cost @ 3% of Construction Cost				\$57,658
7	Easement & Right of Way Acquisition				\$100,000
	Subtotal				\$2,706,619
	Project Contingencies @ 15%				\$405,993

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of Subtotal	
Current Budgetary Estimate	<b>\$3,112,612</b>

Notes:

1. Easement & right-of-way acquisition assumes the railroad will be donated to the City at little to no cost. Easements & land costs are based on tax value plus 20% contingency.
2. No mitigation; assume impacts to streams & wetlands are below threshold.

**Eden Greenway Program Next Step Recommendations**

- Connect existing greenway to Kings Highway sidewalk by opening “paper street” for pedestrians only
- Use existing sidewalks on Kings Highway & Boone Road to Island Ford Bridge to create a loop
- Install approx. 175 ft. of sidewalk from Island Ford Bridge to connect to existing greenway trailhead at Meadow Road (done by City staff – cost \$2,000)
- Purchase property between existing Smith River Greenway and Island Ford Bridge
- Provides access to proposed northern extension of greenway
- Protection of Smith River
- Connect Holmes Middle School, Morehead High School and Central Elementary School to existing nature trail at Freedom Park
- Granite screenings trail
- Utilizes existing sidewalks, crosswalk, school property and right-of-way
- New crosswalks at Panther Lane and Country Club Drive
- Leaksville Historic Loop
- Connects Central Leaksville, Leaksville Commercial & Boone Road Historic Districts using existing sidewalks
- Future loop could utilize abandoned railroad right-of-way
- Only crosswalks and signage would be required to designate the route
- Draper Loop
- 2.43 mile loop connects Draper Village with Freedom Park
- Requires new sidewalks on Hundley Drive (Ridge Av. to Fieldcrest Rd.) & on Fieldcrest Road from existing sidewalk to Edgewood Road; also signage, crosswalks and RR crossing

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**Leaksville Historic Loop Cost Estimates**

Signage for 19 Intersections:	\$150/sign x 19 signs =	\$2,850
14 Crosswalks:	\$56.40 x 14 crossings =	\$ 790
<b>Total In-house Cost Estimate</b>		<b>\$3,640</b>

**Draper Loop Cost Estimates**

Fieldcrest Rd. Sidewalk		
Edgewood to Existing	\$75/ft x 4,826 ft =	\$361,950
Hundley Dr. Sidewalk		
Ridge Av. to Fieldcrest Rd.	\$75/ft x 725 ft =	\$54,375
Signage for 17 Intersections:	\$150/sign x 17 signs =	\$ 2,550
14 Crosswalks:	\$56.40 x 14 crossings =	\$ 790
<b>Railroad Crossing: Raised (speed table)</b>		<b>\$ 6,000</b>
<b>Total In-house Cost Estimate</b>		<b>\$425,665</b>

*Cost estimate figures based on City of Eden Comprehensive Pedestrian Transportation Plan, prepared by the Piedmont Triad Council of Governments.*

☐ Leaksville Landing Trail

- ☐ Connects Leaksville Landing River Access with downtown Leaksville
- ☐ Ties in to Leaksville Historic Loop and Kings Highway Loop
- ☐ Utilizes existing right-of-way along Dan River and existing sidewalks
- ☐ Nature Trail or small park on City-owned lots in Indian Hills
- ☐ Existing pump station and access road
- ☐ Easy access to Dan River
- ☐ Rustic trail can be constructed in-house using City staff

Council Member Burnette questioned that with matching money, could that money be acquired and utilized with matches over a period of years rather than one year.

Ms. Stultz replied that some things can, but the big ones, the PARTFs...to which she asked Mr. Farmer to provide some additional information.

Mr. Farmer explained that you can match up to \$500,000 but you have three years to spend that money. For example, if the City of Eden got \$500,000 and they have to come up with \$500,000, they could say that they have it but then come up with it over a period of 3 years rather than having to put it all up at one time.

Council Member Burnette stated that he thought they ought to consider looking at that rather than doing it over one year. They could do it three years or whatever it allows but put something out there was more reasonable than the \$300,000 in one year type of approach. The other thing

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was, one of the things he would like, if it was feasible to approach, was there any kind of public private-partnership that can be done with individuals or individual organizations working on the segments themselves.

Ms. Stultz replied that she thought that depended upon where it was. She pointed out that if you were located anywhere close to a body of water you would have the experience that they had when building the Smith River trail section. There were a lot of expenses from DENR and the engineering work. Things that they do away from the water or to deal on their existing sidewalk systems, those things can be done at times a little cheaper. The trick was that somebody has to supervise those citizens building trail sections and they have to be built to a standard that can be really usable. She used as an example back in 2003 when they first talked about it, a couple of folks thought it would be a great plan to have a trail down where they have the one now, but it would have been very rustic and inaccessible to many people. Also, just as Mr. Farmer was saying about the PARTF money, it was true that you can spread the cost over a few years but they could not start construction until the money was all there. She suggested that if the Council wanted to start setting aside some money and hold it, they could do that, but when construction starts they would have to finish.

Council Member Burnette stated that in talking about standards, the Rotary Club built the overlook and that was something that they did and that was why he thought there may be something else.

Council Member Turner commented that she was thinking about the health side of it and partnering with the hospital because of the wellness feature and also of their low rating for the county that there may be some money out there through county health that they could apply for.

Ms. Stultz replied that they had received a grant from the Healthy North Carolina Initiative for oddly the zoning amendment. This was to help make their land use regulations promote a healthier environment. She noted that they did not have a lot of money to build things. They were more into health care programs. She added that they try all the time finding sources and she did think some of the things they were talking about, such as cutting that connection from Kings Highway to their existing trail and sign those things and then doing some of that stuff that can be done with city staff for not a ton of money, like down in Draper to make a loop and then sign it. She also added that Mr. Farmer was absolutely correct in that it was not a Greenway system it was really a pedestrian system.

Mayor Grogan thanked Ms. Stultz for her presentation.

**Brainstorming/Idea Generation/Open Discussion - Free Time For Mayor & Members Of City Council To Select Additional Topics For Discussion From The Priority Topics Below That Were Submitted By Either The Mayor Or Members Of Council.**

- Beautification Efforts (*Burnette, Carter, Ellis & Epps*)
- Possibility of Adding Additional Staff (*Ellis & Tuggle*)

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- Replacement of Vehicles and Equipment (*Ellis & Grogan*)
- Hispanic Recreation Leagues (*Carter*)
- Possible Tax Increase (*Ellis*)
- Curbside Recycling (*Ellis*)
- Mill Avenue Pool Improvements & Rate Increases (*Ellis*)
- Afterschool Computer Use Program (*Ellis*)
- Sidewalk Improvements (*Ellis*)
- Additional Parking for Freedom Park (*Ellis*)
- Installation of Safety Nets for Fields at Freedom Park (*Ellis*)
- Acquisition of Field Drag for Fields at Freedom Park (*Ellis*)
- Light the Walking Track at Freedom Park (*Ellis*)
- Increased Utilization of Spray Ball field & Mill Avenue Ball field (*Ellis*)
- Creation of City Ordinance Regulating Exterior Color for Buildings (*Ellis*)
- No new taxes (*Epps*)
- Cost/Benefit of Piedmont Triad Partnership (*Hagood*)
- Cost/Benefit of Mega Park (*Hagood*)
- Public Safety of Eden (*Hagood*)
- Right Size Eden City Departments (*Hagood*)
- Reduce Costs (*Hagood*)
- Development/Implementation of Strategies Aimed at Our “Young Adult” Population (*Turner*)
- Development/Implementation of Community-wide Wellness Program (*Turner*)
- Brainstorming & idea generation type session (*Turner*)
- Develop Conservative Budget with Large Contingency Funds (*Tuggle*)

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## DISCUSSION

Mayor Grogan asked which topics they would like to discuss. He stated that they certainly wanted to talk about replacing vehicles. They also needed to do the Hispanic recreation. That could be a positive thing of reaching out to a part of their community. Mr. Carter had talked about this for 4 or 5 years and he thought it was time they did something.

He mentioned the curbside recycling to which Council Member Ellis stated that they could start that at the school. They have a lot of plastics that are thrown away every day. If the city was nice enough to come up there and collect the paper, why could they not be nice enough to come up there and collect the plastic.

Ms. Stultz noted that their Keep America Beautiful - Keep Eden Beautiful program has a grant opportunity that Ms. Galloway (Planner) was going to work on and that would provide recycling containers at some stops like that.

Council Member Turner asked if they would include pickup. They have some containers but they get full and nobody takes them anywhere and the next thing she knew, they were in the dumpster.

Council Member Ellis added that their recycling program definitely started out good. They have talked about this but because of costs and that sort, they now have new trucks and their citizens were looking at \$4 or \$5 gas in the city. They were not looking for a tax increase but still they were looking at \$15 million in water problems and you know they were not going to come out and say heck with recycling, they were paying it in the water bill, and then they turn around and skip one to go to the other. He also added that Ms. Stultz was talking about grants and he was talking about simple containers that can be picked up once a month or twice a month and try that. Or, try an area of the city for recycling. They were talking about youth programs and that might be a good place to start.

Mayor Grogan suggested that he make that a recommendation to which Council Member Burnette asked them to be careful because the youth pick their programs. Mayor Grogan stated that they could take recommendations to which Council Member Burnette agreed that they certainly could.

Council Member Epps asked if he was talking about some type of receptacle over there at the school to take care of the plastics.

Council Member Ellis explained that they have two 40 gallon barrels that have been there about 6 years and they did not have lids. They also bought 30 some trash cans in the past and they did not know where they all were now. He added that their custodial staff was so busy that they have to keep up with them themselves and when they see a truck there every week picking up paper that was why he kept going back to plastic. It would be a start and maybe the EC class can be in control of it but they have to have the containers to put it in and the school might be a good place to start. He explained that they did not have any curbside right now and if they could get



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them saying “well mom and dad, here we are we are recycling at school”. He added that it could not necessarily start at high school but go to every elementary school.

Council Member Burnette pointed out that curbside recycling was a cost and it boiled down to if residents willing to pay for it.

Council Member Epps stated that he could see putting in some type of containers for them to put plastic drink bottles in but if the garbage cans were disappearing then what was going to happen to these containers. There may be a possibility down the road where this might have to happen but normally they have always left this up to the City Manager to present to them.

Mayor Grogan agreed.

Council Member Burnette commented that when you read in there from the Department Heads what they consider their needs to be he did agree that the City Manager should do that but he would also like to see some sort of staffing plan for the future because there were some needs out there and there should be some way that they could look at those, phase those in, and have an approach for that.

Mayor Grogan asked if he thought a three-year plan would do to which Council Member Burnette replied that he would leave that up to him.

Council Member Tuggle added that he did know that if you read through all of these needs from all of the Departments, such as IT, the mobile terminals for the police cars, Fire Department, and Streets, they have been cut and cut and finally they would not be able to do a mile of streets if they keep going the way they were going right now. He stated that when you cut and cut it gets to a point where you cannot function as a department anymore. He really thought they needed to take a good look at that over the next 4 or 5 years as the City Manager deems necessary.

Mayor Grogan stated that he did not disagree at all but this was another thing they need to pass to the City Manager. He would take this information and as always take all the budgets from Department Heads and go over it with them and make his recommendation. He stated that they could sit there and go through each one and some of them probably need to be done, especially this replacement of vehicles and equipment but...he then moved on to Mill Avenue improvements and rate increases. He certainly thought the rate ought to be increased, however there again; Mr. Farmer would make his recommendations to the City Manager. He moved to the After School Computer Use Program and asked Council Member Ellis if that was going well.

Council Member Ellis replied that some of them were too proud to use them.

Mayor Grogan stated that if they did not use them then take them out.

Council Member Ellis explained that he thought they were getting it from the elementary schools but the middle schools were not using them the way they should. He thought that they arrive from around 3:45 and from there for an hour or so it was all shut down, (but) some of them just

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go outside and play instead of using it for homework time. He questioned that they were paying for an afterschool program were they not.

Mr. Farmer replied that it was actually a co-sponsor thing with the Boys & Girls Club, they pay the person but United Way actually funds that.

Council Member Ellis stated that they needed to somehow or another stress to them that they were there.

Mr. Farmer explained that they have about 40 kids in that program every day, so that has worked out really good. One of the things that he was going to put in the budget was for the flat screens. They were using old screens and they have prices, it was something that they could do very inexpensive, less than \$700 or \$800.

Council Member Epps asked if there had been a lot of abuse on these computers.

Mr. Farmer replied that the IT Department put in all the blackout stuff so they have it set up to where they can only get to programs related to the homework type situation.

Council Member Turner added that next fall the high school students would be getting Chrome Books and they will need Wi-Fi access. It was basically a Google browser type computer and there was basically limited Wi-Fi access around town. Some of the students did not have wireless at home or internet access so she was thinking about the Recreation Department.

Council Member Tuggle pointed out that was another example of one person (IT) who has a half time person helping him and technology gets bigger and bigger.

Council Member Epps stated that in Yanceyville, they have it on every telephone pole. He did not know how expensive that was but if a little town like Yanceyville can get it, they should be able to get it.

Mr. Kevin Taylor, IT Manager, replied that it was very expensive and one of the problems they would have was that they did not own the poles in town.

Council Member Burnette added that they would also probably be charged a rent to use them.

Mayor Grogan moved to additional parking at Freedom Park. He stated that they have some gravel over there now.

Council Member Ellis replied yes and it would be nice to have some electricity points out there.

Mr. Farmer noted that a couple of years ago they did paving costs for that it was roughly \$150,000.

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Council Member Ellis asked if it had to be paved to which Mr. Farmer replied that it would be up to the Council but they would have to go in and put the electrical in because there was very little in there now.

Council Member Epps asked if they would not have to also have a dump station to which Mr. Farmer replied that you would have to have that if you were going to have travel trailers in there.

Ms. Stultz added that they would also have to have a zoning amendment, which could be done.

Mayor Grogan moved to installation of safety nets for fields at Freedom Park. He asked what that would cost.

Mr. Farmer replied it would be \$20,000.

Council Member Ellis stressed that someone was going to get hit in the head.

Council Member Epps asked if it was a cotton type net.

Mr. Farmer explained that it was a nylon type safety net and the cost comes in because you have to put in a certain type of pole standard and then a type of aircraft type of wires to stretch it with to meet the wind loads. You have to have the right material because if you had a big storm and that thing blew over on someone there was a liability there.

Mayor Grogan questioned the light the walking track at Freedom Park to which Council Member Ellis suggested that they could make it be part of the pathways.

Mr. Farmer replied that the price on that was roughly about \$18,000 to \$20,000.

Mayor Grogan asked what kind of money they got out of concessions.

Mr. Farmer replied they earned about \$40,000 to \$50,000 a year.

Mayor Grogan moved to the topic "Creating a city ordinance regulating exterior color for buildings" to which Council Member Ellis questioned the colors of the new pawn shop and Mayor Grogan pointed out that was his (property owner's) property.

Council Member Ellis stated that it might be up to the City Council to turn around and say well...to which Mayor Grogan asked the City Attorney if they could legally do that.

Ms. Gilley explained that she thought they could legally do it through zoning. It would be difficult however. She asked if they would say "green", then would they mean all shades of green, or pink because that would be hard to do and then have to apply it to everywhere in the city. She guessed in zoning issues you could apply to certain parts.

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Mayor Grogan asked if you would do that in residential as well to which Ms. Gilley replied that she thought it was a controversial issue and she advised that the Council would have to think hard before they did that.

Mayor Grogan moved to Council Member Hagood's topic mentioning the cost benefit of Piedmont Triad Partnership. He explained that they pay \$1,000 a year and the North Carolina Department of Commerce has an office over there and they work very closely with Rockingham County as part of their responsibility.

Council Member Hagood explained that maybe the words were not all in there but he included the Rockingham County Partnership in there.

Mayor Grogan suggested that he may want to talk to the county representative about that.

Council Member Hagood explained that one thing he saw was that part of the funds was going to support a housing project in Winston-Salem. He made a note of it at that time and thought maybe their rep could elaborate on that.

Mayor Grogan suggested that he talk with the former chairman of the County Commissioners. He was not doubting what he was saying but he was surprised to hear that.

Council Member Hagood replied that he did not know that his facts were correct but he recalled it.

Mayor Grogan moved to the Mega-Park. He noted that the cost benefit of Mega-Park was that they received a grant and were betting on them to come and it is a little like the incentives. If you want to be in the game, you need to be able to [be ready], it was like winning the lottery, if you do not have a ticket you would not win.

Council Member Hagood stated that typically when they do a project whether it was an annexation, running a line and that sort of thing, they look at five years or seven years as far as a payback. In this case he did not believe they have that in front of them and he would like to have that on the table and track that as they go along and be aware of it because right now, if they have a date he was not aware of it.

Mayor Grogan replied that he did not think a date will happen until they start pumping. Now, there would be some money invested and if "a wish a could of would of we are going to have such and such", the only thing they were going to figure now was what their monthly rate was on the quantity that the pumping station was going to be clicking off when it comes through and it was so much per, and as far as a payback...

Council Member Hagood stated that from what they see today and as tight as their funds were and were going to be, it becomes even more of a priority to make sure that it was well spent and not necessarily such a crap shoot without a data attached to it.

Council Member Carter questioned how much the grant was.

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Mr. Corcoran replied that the grant was \$769,000 but again Virginia has invested nearly \$30 million in the project so it was not likely it was not going to happen.

Council Member Epps commented that once something gets out there he thought they could get a payback but he did not know about setting a rule saying that if nothing happens in two years they would be pulling out.

Mayor Grogan pointed out that they have already signed a contract that they would be accepting the sewer and at the rate they would be accepting to that.

Mr. Corcoran added that they were going to do the sewer regardless. The reason the City of Eden was doing it now was because they have a \$769,000 grant. Without the grant they would not be doing the work. It was a no brainer.

Council Member Burnette also added that there was no plan for the water in the future until there was a need for it to which Mr. Corcoran replied that was correct.

Mayor Grogan moved to public safety.

Council Member Hagood explained that they have spent almost \$6 million in the General Fund for public safety but had not heard anything discussed today about fire or police efforts. He understood that there were personnel challenges with firemen. He had heard the number used to be 60 and now it was only 30. He explained that he had a lot of respect for that kind of issue. On the other side for their police officers, he recognized that there were challenges there as well in personnel, staffing, equipment, vehicles and policies. Certainly with the current environment he thought that needed to be discussed.

Mayor Grogan stated that there again he thought they go back to the next session where they would meet and they would have some numbers and the people there to stand behind the numbers or the City Manager to have a discussion, but if he wanted to talk about it now...

Council Member Hagood used as an example the Fire Department. He would like to help him, not help him or consider what the plan or options were and not just let him dangle there struggling with that issue, he or the City Manager, whichever the case may be.

Council Member Burnette pointed out that he thought that was what they were all talking about in the future. There were needs within all the departments and that was why they need a staffing plan. They could not implement whatever they need, there were a lot of needs out there, and he did not think they could implement anything in one year.

Council Member Tuggle added that they also could not find volunteers.

Mayor Grogan stated that if they were talking about going to a full time paid Fire Department then they better get their pocketbooks out.

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Council Member Burnette stated that they were not necessarily talking about that to which Council Member Ellis pointed out that they were not far off from it.

Council Member Hagood commented that that was kicking it off and that was why it was on the list.

Mayor Grogan moved to reduced costs to which Council Member Hagood explained that there were other issues such as benefit plans and everything else. If there was an opportunity to reduce costs he would like for the City Manager to come back during this budget period and explore every opportunity especially in this day and time.

Council Member Epps suggested that they would probably have a lot better understanding of some of those situations if they would just take time to come to city hall and sit down with the City Manager before they try to implement something themselves. He stated that when he needed some information he had never been turned down. Either he or one of the Department Heads would talk with him and he got a better understanding, but before he talked to them he had a completely different outlook on it.

Mayor Grogan asked if there was any more discussion to which Mr. Rodney Carter, Solid Waste Superintendent, stated that he could probably help Council Member Ellis at the school with the plastic recycling as he could get some more containers in there.

As there were no other comments or questions Mayor Grogan asked for a motion to adjourn.

**ADJOURNMENT:**

A motion was made by Council Member Epps seconded by Council Member Tuggle to adjourn. All Council Members voted in favor of this motion. This motion carried.

Respectfully submitted,

\_\_\_\_\_  
Sheralene S. Thompson City Clerk

ATTEST:

\_\_\_\_\_  
John E. Grogan, Mayor