

**EDEN CITY COUNCIL  
REGULAR MEETING AGENDA  
Council Chambers  
308 E. Stadium Drive  
October 20, 2020  
6:00 p.m.**

1. Meeting called to order by: Neville Hall, Mayor
2. Invocation: Pastor Lem Hardison, North Spray Christian Church
3. Pledge of Allegiance: Led by Mike Dougherty, Director of Economic Development
4. Proclamations & Presentations:
  - a. Presentation: Recruitment appreciation. **Mike Dougherty, Director of Economic Development**
5. Roll Call
6. Set Meeting Agenda
7. Public Hearings:
  - a. Consideration of an amendment to the City Code to repeal the existing Chapter 18, Zoning, and adopt the proposed Chapter 18, Unified Development Ordinance. Submitted by the City Council. Z-20-05. **Kelly Stultz, Director of Planning & Inspections**
  - b. Consideration of an amendment to the City Code to amend Chapter 2, Administration, as follows: rename Article III to City Council Committees; repeal Division 3, Planning Board; renumber Division 4, Administrative Staff, to Division 3, Administrative Staff; repeal Division 5, Board of Adjustment; repeal Division 6, Historic Preservation Commission; repeal Division 7, Community Appearance Commission; repeal Division 8, Tree Board; and renumber Division 9, Strategic Planning Commission to Division 4, Strategic Planning Commission. **Kelly Stultz, Director of Planning & Inspections**
  - c. Consideration of an amendment to the City Code to repeal Chapter 4, Building Regulation and Code Enforcement. **Kelly Stultz, Director of Planning & Inspections**
  - d. Consideration of an amendment to the City Code to repeal Chapter 6, Health, Sanitation and Nuisances, Article II, Nuisances. **Kelly Stultz, Director of Planning & Inspections**
  - e. Consideration of an amendment to the City Code to repeal Chapter 13, Streets, Sidewalks and Other Public Places, Section 13.52, Street name signs. **Kelly Stultz, Director of Planning & Inspections**
8. Requests and Petitions of Citizens
9. Unfinished Business:
  - a. Consideration of the certificate of sufficiency and adoption of a resolution calling for a public hearing on the annexation petition of property located at 106 Fireman Club Road. **Kelly Stultz, Director of Planning & Inspections**
  - b. Consideration of a request to adopt an ordinance for the demolition of a structure at 617 Spring Street under the City of Eden Human Habitation Ordinance. **Kelly Stultz, Director of Planning & Inspections**

- c. Consideration to submit a request for proposals for an internal auditor.  
**Tammie McMichael, Director of Finance and Personnel**
10. New Business:
- a. Consideration to adopt a resolution for application of a Building Reuse Grant match for the Eden Venture Business Park. **Mike Dougherty, Director of Economic Development**
  - b. Consideration of an agreement for the installation, maintenance, and liability of meters and infrastructure at 625 Washington Street. **Erin Gilley, City Attorney**
11. Reports from Staff:
- a. City Manager's Report. **Jon Mendenhall, City Manager**
  - b. Update for the Matrimony Creek sewer repair. **Paul Dishmon, Director of Municipal Services**
12. Consent Agenda:
- a. Approval and adoption of the (a) September 15, 2020 and (b) September 30, 2020 Minutes.  
**Deanna Hunt, City Clerk**
  - b. Approval and adoption of Budget Amendment 2.  
**Tammie McMichael, Director of Finance and Personnel**
  - c. Approval and adoption of Budget Amendment 3.  
**Tammie McMichael, Director of Finance and Personnel**
  - d. Approval of proposed water main extension by Dan River Water, Inc. along Parkland Road.  
**Bev O'Dell, Director of Engineering**
13. Announcements
14. Closed Session:
- a. To discuss economic development matters pursuant to NCGS 143-318.11(a)(4).
  - b. To discuss legal matters pursuant to NCGS 143-318.11(a)(3).
  - c. To discuss real estate matters pursuant to NCGS 143-318.11(a)(5).
  - d. To discuss personnel matters pursuant to NCGS 143-318.11(a)(6).
15. Adjourn



# Planning and Inspections Department

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P. O. Box 70, 308 E Stadium Drive, Eden NC 27289-0070/Telephone 336-623-2110/Fax 336-623-4057

## MEMO

**To:** Honorable Mayor and City Council  
**Thru:** Jon Mendenhall, City Manager  
**From:** Kelly K. Stultz, AICP, Director  
**Subject:** **Unified Development Ordinance**  
**Date:** October 8, 2020

At the November 2019 meeting, approval was given to hire a consulting firm to guide us through the process of adopting land use regulations and meeting the new statutory requirements. Stewart, Inc. was hired as a consultant to assist City Staff with the process.

There have been five meetings with the Steering Committee to review the UDO provisions through this process, two public meetings and workshops and all the meeting schedules and drafts have been posted on the City of Eden website since February 2020.

The Planning Board met on Tuesday, August 25, 2020, and voted to recommend to the City Council that the UDO be adopted.

Please bring your UDO notebooks that were given to you at the August City Council meeting to the November meeting in order that we can update them with the adoption date.

AN ORDINANCE AMENDING THE  
CITY CODE OF THE CITY OF EDEN

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BE IT ORDAINED BY THE CITY COUNCIL of the City of Eden, North Carolina, that, after having fully complied with all legal requirements, including publication of notice of a public hearing and the holding of a public hearing relative thereto, effective January 1, 2021, the existing Chapter 18, Zoning, of the Eden City Code is hereby repealed and the proposed Chapter 18, Unified Development Ordinance is adopted.

APPROVED AND ADOPTED, this 20th day of October, 2020.

CITY OF EDEN

BY: \_\_\_\_\_  
Neville A. Hall, Mayor

ATTEST:

\_\_\_\_\_  
Deanna Hunt, CMC  
City Clerk

AN ORDINANCE AMENDING THE  
CITY CODE OF THE CITY OF EDEN

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BE IT ORDAINED BY THE CITY COUNCIL of the City of Eden, North Carolina, that, after having fully complied with all legal requirements, including publication of notice of a public hearing and the holding of a public hearing relative thereto, effective January 1, 2021, Chapter 2, Administration, Article III, is amended as follows:

- (1) Rename Article III to City Council Committees;
- (2) Repeal Division 3, Planning Board;
- (3) Renumber Division 4, Administrative Staff, to Division 3, Administrative Staff;
- (4) Repeal Division 5, Board of Adjustment;
- (5) Repeal Division 6, Historic Preservation Commission;
- (6) Repeal Division 7, Community Appearance Commission;
- (7) Repeal Division 8, Tree Board; and
- (8) Renumber Division 9, Strategic Planning Commission to Division 4, Strategic Planning Commission.

Effective January 1, 2021, Chapter 2, Administration Article III, City Council Committees of the Eden City Code shall read as follows:

**ARTICLE III: CITY COUNCIL COMMITTEES**

Section

***Division 1 Generally***

2-56 City Council Committees

***Division 2 City Council***

2-61 General powers and duties

***Division 3 Administrative Staff***

2-70 Support Staff

***Division 4 Strategic Planning Commission***

2-75 Created  
2-76 Membership and vacancies  
2-77 Absence and attendance  
2-78 Rules of conduct for members

2-79	Organization, rules, meetings and records
2-80	General powers and duties
2-81	Basic studies
2-82	Annual report, budget request, receipt and expenditure of funds
2-83	Special committees
2-84	Reserved

***DIVISION 1 GENERALLY***

**§ 2-56 CITY COUNCIL COMMITTEES.**

Committees appointed by the Eden City Council noted herein are designated and assigned responsibilities under this article.

***DIVISION 2 CITY COUNCIL***

**§ 2-61 GENERAL POWERS AND DUTIES.**

The City Council, as the governing body of the city, appropriates funds; approves acquisition, construction, and disposition of public facilities; and oversees the administration of the city. Under the authority of the Charter of the City of Eden and the North Carolina General Statutes relating to general ordinance making power, may appoint committees to serve the interests of the citizens of the City of Eden and provide recommendations to the City Council.

***Statutory reference:***

*Municipal authority, see G.S. § 160A-174*

***DIVISION 3 ADMINISTRATIVE STAFF***

**§ 2-70 SUPPORT STAFF.**

The City Manager, or his or her designee, shall provide staff support to the City Council Committees.

***DIVISION 4 STRATEGIC PLANNING COMMISSION***

**§ 2-75. CREATED.**

The City of Eden Strategic Planning Commission is hereby created pursuant to Chapter 160A- 174 of the N.C. Gen. Statutes and the provisions of this ordinance.

**§ 2-76. MEMBERSHIP AND VACANCIES.**

The Strategic Planning Commission shall consist of 12 members. Members shall be citizens and residents of the City of Eden, its ETJ, local business owners or shall be

persons with expertise deemed to be appropriate for inclusion on the Commission. The members shall be appointed for terms of three years, with the exception of the initial members. Four (4) of the initial members shall be appointed for a term of one (1) year; four (4) for two (2) years; and four (4) for three (3) years. Vacancies occurring for reasons other than expiration of terms shall be filled as they occur for the period of the unexpired term. Members may be re-appointed. The Strategic Planning Commission shall make recommendations to the City Council for members either to fill unexpired terms or new members.

#### **§ 2-77. ABSENCE AND ATTENDANCE.**

It shall be the duty of all Strategic Planning Commission members to inform the administrative assistant of the board of any anticipated absence and notification shall be immediately after receipt of the agenda. A member who misses three (3) consecutive regular meetings loses his status as a member of the Commission until reappointed or replaced by the governing body of his respective unit after the receipt of a recommendation from the Strategic Planning Commission.

#### **§ 2-78. RULES OF CONDUCT FOR MEMBERS.**

Members of the Strategic Planning Commission may be removed for cause by the City Council, including violation of the rules stated below.

(A) Faithful attendance at all Commission meetings and conscientious performance of the duties required of Commission members shall be considered a prerequisite of continuing membership on the Commission.

(B) Each member of the Commission shall be familiar with all statutes, laws, ordinances and rules of procedure relating to the Commission as time and circumstances permit.

(C) It shall be the duty of every Commission member to avoid even the appearance of conflict of interest. Therefore, no member shall vote on, discuss, debate, advocate, influence, or otherwise participate before the Commission in any matter that would substantially affect, directly or indirectly, his or her personal financial interests or the financial interests of a member of his household. This prohibition includes formal or informal consideration of the matter by the Commission, whether conducted in public or private. This provision does not prohibit participation in advisory decisions that will have a similar effect on all citizens of the Eden planning area or in which the financial interest is so insignificant or remote that it is unlikely to affect the member's official action in any way. In applying this rule, the following procedure shall govern:

(1) A member who has a conflict of interest shall disqualify himself and withdraw from participation in the matter. The member shall not sit with the Commission during the consideration and discussion of that matter.

(2) Withdrawal from participation in any matter is necessary only in those specific cases in which a conflict arises. There shall be no attempt to exclude entire categories of consideration because of the business or profession with which a member is associated.

(3) Any Commission member may seek an opinion from the City Attorney as to the applicability of this section to a particular decision or set of facts. The response to such a request shall be made to the member making the request, and a copy shall be provided to the chairman of the Commission. By majority vote, the Commission may seek the opinion of the City Attorney as to the applicability of this section to a particular decision or set of facts.

(4) If an opinion is received from the City Attorney that a member has an impermissible conflict of interest pursuant to a particular decision or set of facts and the member does not disqualify himself or herself, the commission may, by majority vote (not considering the vote of the member with the alleged conflict) disqualify that member from all participation in the matter involved.

(D) Members of the Commission shall not commit themselves on any question scheduled to be considered by the Commission prior to the consideration of the matter at a duly authorized meeting. Members shall use discretion in discussing with individuals scheduled agenda items which are later to be voted on by the Commission.

## **§ 2-79. ORGANIZATION, RULES, MEETINGS AND RECORDS.**

The Strategic Planning Commission shall elect a chair and create and fill such offices as it may determine. The term of the chair and other officers shall be one (1) year, with eligibility for reelection. The Planning and Inspections Director or his designated appointee shall act as the administrative assistant to the Commission, and subject to the direction of the chair, shall be responsible for taking minutes of all meetings, conducting all correspondence of the Commission, supervising all clerical work of the Commission, maintaining a file of all studies, plans, reports, recommendations and actions of the Commission, as well as, providing other technical and professional assistance to the Commission. The administrative assistant shall not be eligible to vote on any matter. The Commission shall adopt rules for transaction of its business and shall keep a record of its members' attendance and of its resolutions, discussions, findings and recommendations, which shall be a public record. The Strategic Planning Commission shall establish a regular meeting schedule and shall meet frequently enough so that it can take action in conformity with its duties. All meetings shall be open to the public. A majority of the members, excluding vacant positions, shall constitute a quorum.

## **§ 2-80. GENERAL POWERS AND DUTIES.**

It shall be the duty of the Strategic Planning Commission, in general:



(A) To acquire and maintain in current form such basic information and materials as are necessary to an understanding of past trends, present conditions, and forces at work to cause changes in these conditions;

(B) To identify needs and problems growing out of those needs;

(C) To prepare and, from time to time, amend and revise a strategic and coordinated plan for the physical, social, and economic development of the area;

(D) To prepare and recommend to the City Council projects, ordinances, initiatives and programs along lines indicated in the Strategic Plan and advise it concerning these issues;

(E) To keep the City Council and the general public informed and advised as to these matters;

(F) To monitor the progress and success of the Strategic Plan and to inform the City Council and the Citizens of the City of Eden Planning Jurisdiction; and

(G) To perform any other duties that may lawfully be assigned to it.

#### **§ 2-81. BASIC STUDIES.**

As background for its Strategic Plan and any ordinances it may prepare, the Strategic Planning Commission may gather maps and aerial photographs of physical features of the area; statistics on past trends and present conditions with respect to population, property values, the economic base of the area, and land use; and such other information as is important or likely to be important in determining the amount, direction, and kind of development to be expected in the area and its various parts.

In addition, the Strategic Planning Commission may make, cause to be made, or obtain special studies on the location, the condition, and the adequacy of public facilities.

All city officials shall, upon request, furnish to the Strategic Planning Commission such available records or information as it may require in its work. The Commission or its agents may, in the performance of its official duties, enter upon lands and make examinations of surveys and maintain necessary monuments thereon.

#### **§ 2-82. ANNUAL REPORT, BUDGET REPORT, BUDGET REQUEST, RECEIPT AND EXPENDITURE OF FUNDS.**

The Strategic Planning Commission shall, in February of each year, submit in writing to the City Council a report of its activities, an analysis of its expenditures to date for the current fiscal year, and its requested budget of funds needed for operation during the ensuing fiscal year. All accounts and funds of the Strategic Planning Commission shall be administered substantially in accordance with the requirements of the Local

Government Fiscal Control Act all as shown in Article 3, Chapter 159, Section 7 of the N.C. General Statutes.

The Strategic Planning Commission is authorized to receive contributions from private agencies, organizations and individuals, in addition to any funds that may be appropriated for its use by the City Council. It may accept and disburse such contributions for special purposes or projects, subject to any specified conditions that it deems acceptable, whether or not such projects are included in the approved budget.

**§ 2-83. SPECIAL COMMITTEES.**

The Strategic Planning Commission may from time to time establish special committees to assist it in studying specific questions and problems. The membership of such committees shall not be limited to commission members. The Commission shall not delegate to any such committee its official powers and duties.

**§ 2-84. RESERVED.**

APPROVED AND ADOPTED, this 20th day of October, 2020.

CITY OF EDEN

BY: \_\_\_\_\_  
Neville A. Hall, Mayor

ATTEST:

\_\_\_\_\_  
Deanna Hunt, CMC  
City Clerk

AN ORDINANCE AMENDING THE  
CITY CODE OF THE CITY OF EDEN

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BE IT ORDAINED BY THE CITY COUNCIL of the City of Eden, North Carolina, that, after having fully complied with all legal requirements, including publication of notice of a public hearing and the holding of a public hearing relative thereto, effective January 1, 2021, the Eden City Code is amended as follows:

- (1) Chapter 4, Building Regulation and Code Enforcement is repealed.
- (2) Article II, Nuisances, under Chapter 6, Health, Sanitation and Nuisances, is repealed.
- (3) Section 13.52, Street name signs under Chapter 13, Streets, Sidewalks and Other Public Places is repealed.

APPROVED AND ADOPTED, this 20th day of October, 2020.

CITY OF EDEN

BY: \_\_\_\_\_  
Neville A. Hall, Mayor

ATTEST:

\_\_\_\_\_  
Deanna Hunt, CMC  
City Clerk

A RESOLUTION ADOPTING A  
STATEMENT OF CONSISTENCY REGARDING  
A PROPOSED AMENDMENT TO THE  
CITY OF EDEN ZONING ORDINANCE  
**CASE NUMBER Z-20-05**  
**TEXT AMENDMENT**

WHEREAS, pursuant to North Carolina General Statutes Chapter 160A-383, prior to adoption or rejection of any zoning amendment, the Eden City Council is required to adopt a statement as to whether the amendment is consistent with the Land Development Plan and why the City Council considers the action taken to be reasonable and in the public interest;

WHEREAS, on August 21, 2007, the Eden City Council adopted the Land Development Plan. Plans such as the City of Eden Land Development Plan are not designed to be static but are meant to reflect the City of Eden's needs, plans for future development and to remain in compliance with North Carolina State Law and the City of Eden's ordinances;

WHEREAS, the new Chapter 160D of the North Carolina General Statutes consolidates current city and county enabling statutes for development regulations (formerly in Chapters 153A and 160A) into a single, unified chapter. These changes require that the City of Eden Land Use Regulations be amended to conform with the legislative changes; and

WHEREAS, the City Council of the City of Eden initiated an action to convert the City of Eden Land Use Regulations to a Unified Development Ordinance (UDO) and conform to the changes in NCGS Chapter 160D.

WHEREAS, On September 22, 2020, the City of Eden Planning Board voted to recommend to the City Council that the Unified Development Ordinance be approved.

STATEMENT OF NEED:

The City of Eden Zoning Ordinance was adopted in 1993 and has been amended over 100 times. The use of a UDO rather than a Zoning Ordinance is widely accepted as a more usable document. With the changes required by the consolidation and amendments of Chapters 153A and 160A to Chapter 160D, it is an appropriate time to convert the City's Zoning Ordinance to a UDO.

STATEMENT OF CONSISTENCY:

The goals of the 2007 City of Eden Land Development Plan, as amended, are to make smart growth decisions by carefully managing growth to:

- A. Strategically locate new land development in the most appropriate places.
- B. Maintain and enhance Eden's community character and heritage.
- C. Use infrastructure investments as effectively as possible.
- D. Attract new jobs and a more diverse tax base.
- E. Protect natural, cultural and historic resources and open space as we grow.

WHEREAS, The Eden City Council has considered the written recommendation of the City of Eden Planning Board and has held a public hearing on the proposed amendment, and the Council desires to adopt a statement describing why the adoption of the proposed amendment is consistent with the City of Eden Land Development Plan, and why the City Council considers the proposed amendment to be reasonable and in the public interest;

NOW THEREFORE, BE IT RESOLVED BY THE EDEN CITY COUNCIL THAT:

- 1. The Eden City Council finds that the proposed amendment to the City of Eden Zoning Ordinance is consistent with the goals and recommendations of the 2007 City of Eden Land Development Plan, as amended.
- 2. At no time are land use regulations or plans of the City of Eden or any jurisdiction in the State of North Carolina permitted to be in violation of the North Carolina General Statutes.
- 3. Therefore, based upon the foregoing information, the amendment to the Zoning Ordinance is reasonable and in the public's best interest.

Approved and adopted and effective this 20th day of October, 2020.

CITY OF EDEN

BY: \_\_\_\_\_  
Neville Hall, Mayor

ATTEST:

\_\_\_\_\_  
Deanna Hunt, CMC  
City Clerk



# Planning and Inspections Department

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P. O. Box 70, 308 E Stadium Drive, Eden NC 27289-0070/Telephone 336-623-2110/Fax 336-623-4057

## MEMO

**To:** Honorable Mayor and City Council  
**Thru:** Jon Mendenhall, City Manager  
**From:** Kelly K. Stultz, AICP, Director  
**Subject:** **Voluntary Annexation Petition**  
**106 Fireman Club Road**  
**Date:** October 7, 2020

At your September regular meeting, you instructed the City Clerk to investigate the sufficiency of a petition for voluntary annexation for the property located at 106 Fireman Club Road owned by Judy F. Robertson.

With the assistance of the City Attorney, we have determined that the proper signature was placed on the petition and that the owner listed above is the owner of the property identified on the Petition.

Attached you will find a map of the property in question and a certificate of sufficiency executed by the City Clerk.

This type of annexation does not have the same requirements as does an involuntary annexation. However, there are requirements with regard to fire service.

Please accept the certificate of sufficiency and call a public hearing for your November regular City Council meeting.

If you have any questions, please give me a call.

# Eden Drive In

## PETITION REQUESTING A NON-CONTIGUOUS ANNEXATION

Date: 8/28/20

To the City Council of the City of Eden, North Carolina:

1. We the undersigned owners of real property respectfully request that the area described in Paragraph 2 below be annexed to the City of Eden.
2. The area to be annexed is non-contiguous to the City of Eden and the boundaries of such territory are as described in the attached Deed.
3. A map is attached showing the area proposed for annexation in relation to the primary corporate limits of the City of Eden.
4. We acknowledge that any zoning vested rights acquired pursuant to N.C.G.S. 160A-385.1 or N.C.G.S. 153A-344.1 must be declared and identified on this petition. We further acknowledge that failure to declare such rights on this petition shall result in a termination of vested rights previously acquired for the property.

<u>Name</u>	<u>Address</u>	<u>Do you declare Vested rights? Yes or No</u>	<u>Signature</u>
Judy Robertson	262 Smith Acres Rd Eden, NC 27288		Judy Robertson
Address of PIO	106 Fueman's Club Road		

**106 Fireman Club Road  
Eden File No. A-20-02**







### CERTIFICATE OF SUFFICIENCY

To the City Council of the City of Eden, North Carolina:

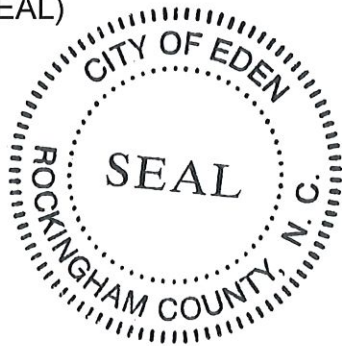
I, Deanna Hunt, City Clerk, do hereby certify that I have investigated the Petition attached hereto and have found as a fact that said petition is signed by all owners of real property lying in the area described therein, in accordance with G.S. 160A-58.1 and 160A-58.2.

In Witness Whereof, I have hereunto set my hand and affixed the seal of the City of Eden, this 6 day of October, 2020.

*Deanna Hunt*

Deanna Hunt, CMC  
City Clerk

(SEAL)



**RESOLUTION FIXING DATE OF PUBLIC HEARING ON QUESTION  
OF ANNEXATION PURSUANT TO G.S. 160A-58.2**

WHEREAS, Petitions requesting annexation of the contiguous areas described herein have been received; and

WHEREAS, the Eden City Council has by resolution directed the City Clerk to investigate the sufficiency of the Petitions at their meeting on September 15, 2020; and

WHEREAS, certification by the City Clerk of the City of Eden as to the sufficiency of the Petitions has been made;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Eden, North Carolina that:

Section 1. A public hearing on the question of annexation of the contiguous areas described herein will be held in the Eden City Hall in the City Council Chamber at 6:00 P.M. on November 17, 2020.

Section 2. The areas proposed for annexation are described as follows:

Tract 1: BEGINNING at a point in the center line of the old Leaksville-Madison County Road, now abandoned and obliterated, same being the northwest corner of the tract of land deeded to John & Sam, Incorporated, by B.W. Walker and John Dyer and runs thence South 34 deg. 46 min. East 40.34 feet with the John & Sam, Incorporated, line to the center line of the newly constructed road, or street; thence South 56 deg. 58 min. West with the center line of the said new street, 280.8 feet to an iron driven in the center line of said street; thence North 56 deg. 35 min. East 54.84 feet and North 46 deg. 54' East 228 feet, both with the old Madison Road to the POINT OF BEGINNING, and is a triangular shaped parcel of a land and is a part of the 3.26 acres tract of land deeded by Walker & Dyer to Smith River Water, Incorporated, and contains 0.12 acres of land, less 1/2 of the street area of 0.07 acres, leaving a total of 0.05 acres of land, more or less.

Tract 2: BEGINNING at an iron pipe driven in the center line of the old Leaksville-Madison Road and being a corner of George D. Robertson tracts and runs thence South 71 deg. 18 min. West 104.94 feet to an iron; South 52 deg. 21 min. West 59.7 feet to an iron; and South 46 deg. 54 min. West 293.9 feet to an iron; and South 56 deg. 35 min. West 54.84 feet to an iron, each with the center line of the old Leaksville-Madison County Road, now abandoned, and obliterated; thence a new line, North 30 deg. 47 min. West passing through an iron at 25 feet, a total length of 604.7 feet to a Spanish oak tree marked "fore and aft"; thence North 7 deg. 48 min. East 170 feet to the run of a branch; thence down the run of the said branch as it meanders South 60 deg. East 55 feet; North 35 feet; South 80 deg. East 140 feet; North 20 deg. East 50 feet; North 56 deg. East 130 feet; and South 84 deg. 5 min. East 232.3 feet to a point opposite a small oak on the south bank of said branch, corner with George D. Robertson; thence South 18 deg. 2 min. East 490.8 feet with Robertson line to the POINT OF BEGINNING, and contains 7.825 acres of land less 1/2 of the street area

abutting of 0.03 acres, leaving a total of 7.795 acres, more or less, and is a part of Tract #1 of the Sutenfield Farm.

Tract 3: BEGINNING at an iron pipe, original corner between Sam and Fred Swiney, now the Southeast corner of Robertson's tract, and runs thence North 29 deg. 29 min. West 316.4 feet with Robertson's line, originally Fred Swiney, to an iron in the center of the old Madison-Leaksville Road; thence South 71 deg. 18 min. West 30.54 feet to a point in the Southern line of a new 30 foot street and continuing South 71 deg. 18 min. West 74.4 feet and South 52 deg. 21 min. West 59.7 feet to an iron, and South 46 deg. 54 min. West 65.9 feet to a point, all with the center of the old Madison-Leaksville Road; thence South 34 deg. 46 min. East 468 feet, a new line with Smith River Water, Inc., to a point in the Western line of the above referenced Highway No.770; thence North 20 deg. 36 min. East 96.8 feet to an iron and North 20 deg. 19 min. East 103.18 feet to a point in the Southern line of a new 30 foot street and continuing North 20 deg. 19 min. East 39.27 feet to the POINT OF BEGINNING, and contains 1.66 acres, more or less, excluding said 30 foot street from area, and is a part of tracts purchased by the grantors from E.M. Swiney on May 1, 1948, and recorded in Book 388, page 107, and all of tract purchased from Sam Swiney on November 12, 1948, and recorded in Book 389, page 369, and through a part of this tract of land runs the transmission line of the Duke Power company and references made to their right of way. Also, all right, title, and interest that grantor may have in a 30 ft. street, contiguous to this property, shown on the map of Walker & Dyer property (near Matrimony Creek) made by J.S. Trogdon, C.E., for John & Sam, Inc."

Section 3. Notice of the public hearing shall be published in the Rockingham Now, a newspaper having general circulation in the City of Eden, at least ten (10) days prior to the date of the public hearing.

This the 20th day of October, 2020.

CITY OF EDEN

BY: \_\_\_\_\_  
Neville A. Hall, Mayor

ATTEST:

\_\_\_\_\_  
Deanna Hunt, CMC, City Clerk



# Planning and Inspections Department

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P. O. Box 70, 308 E Stadium Drive, Eden NC 27289-0070/Telephone 336-623-2110/Fax 336-623-4057

## MEMO

**To:** Honorable Mayor and City Council  
**Thru:** Jon Mendenhall, City Manager  
**From:** Kelly K. Stultz, AICP, Director  
**Subject:** Human Habitation Standards Action/617 Spring Street  
**Date:** October 7, 2020

The City Council was asked to consider the demolition of the house at 617 Spring Street at their regular meeting on September 15, 2020. Robert Roscoe Hodge, II, a representative for one of the property owners, Tina Lynn Server, appeared before the Council and asked for an extension to make the necessary repairs.

Council gave the property owners 60 days to start the repairs with a request that permits be obtained within 30 days.

As of today, no permits have been issued for the repairs and the electrician identified by Mr. Hodge at the September meeting contacted our office to say that they were not doing work on the house.

Five (5) bids were submitted to this department as follows:

Sam W. Smith, Inc.	\$ 8,000.00
Kenny Frith	\$ 4,700.00
Brad Fisher Hauling	\$ 4,900.00
Loye Grading	\$14,075.00
Rabco Inc of NC	\$ 7,690.00

Staff recommends that Kenny Frith be awarded the bid for the demolition of the house with the lowest bid being in the amount of \$4,700.00.

Once the demolition is done at the City's expense, actions can be taken to recoup the funds in the same manner as the collection of special assessments. Special assessments are a lien only on the property in question. That means the best remedy available to us is foreclosure. There is no guarantee that these funds can be recovered.

Prepared by and Return to:  
Erin B. Gilley

AN ORDINANCE AND ORDER  
FOR THE DEMOLITION OF  
PROPERTY AT 617 SPRING STREET,  
EDEN, NORTH CAROLINA

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THIS ORDINANCE is issued pursuant to the provisions of North Carolina General Statutes §160A-443 and Chapter 4, Article IV of the Eden City Code.

WHEREAS, on the 30th day of April, 2019, the Director of the Planning and Inspections Department examined the dwelling owned by Tina Lynn Church, Timothy Hodges, Iris Lee Jones Thompson and Otis Lee Jones, Jr. at 617 Spring Street, Eden, North Carolina and found it to be unfit for human habitation, that said property is more particularly described as follows:

Beginning at an iron on the N. edge of Spring St. said iron being with the N. edge of Spring St. N. 82 deg. 50 min. W. 90 ft. and continuing S. 85 deg. 42 min. W. 62.34 ft. and continuing N. 79 deg. 08 min. W. 150.83 ft., a total distance with the N. edge of Spring St. of 303.17 ft. from the N. W. corner of the intersection of Spring St. by Park Road; thence N. 10 deg. 52 min. E. 138.7 ft. to an iron; thence N. 65 deg. 01 min. W. 168.17 ft. to an iron; thence S. 33 deg. 16 min. W. 168.4 ft. to an iron in the N. edge of Spring St.; thence with the N. edge of Spring St. S. 71 deg. 47 min. E. 187.67 ft. to an iron and continuing S. 79 deg. 08 min. E. 41.2 ft. to the point of beginning and containing 30,675 sq. ft. more or less. Same being two unnumbered lots, Section 11, Primitive Heights, as per map by W. B. Trogdon, March, 1921, revised 9-8-28 and supplemental survey by W. T. Combs, 1947.

The above described property being more commonly known as 617 Spring Street, Eden, North Carolina, and being further identified by the Rockingham County Tax Dept. as PIN 7070-15-54-8355-00.

WHEREAS, on the 1st day of May, 2019, the Director caused to be issued a Complaint and Notice of Hearing for the 29th day of May, 2019, which was served on the property owners by first class mail and certified mail, return receipt requested; Tina Lynn Church signed for her certified mail on May 3, 2019; Timothy Hodges signed for his certified mail on May 1, 2019; Otis Lee Jones, Jr. signed for his certified mail on May 3, 2019; and the certified mail addressed to Iris Jones Thompson was returned by the U. S. Postal Service marked "Unclaimed;" the Complaint and Notice of Hearing was posted on the subject property on the 3rd day of May, 2019; and

WHEREAS, the hearing was held on the 29th day of May, 2019, and the Director subsequently issued an Order to repair, alter, improve or vacate and demolish the dwelling located on the property; and

WHEREAS, a copy of the Order was served on the property owners by posting a copy on the subject property on the 20th day of June, 2019, and by first class mail and certified mail, return receipt requested; that Otis Lee Jones, Jr. signed for his certified mail on June 21, 2019; that Iris Jones Thompson signed for her certified mail on July 5, 2019; and the certified mail addressed to Tina Lynn Church and Timothy Hodges was returned by the U. S. Postal Service marked "Unclaimed;" and

WHEREAS, the Director caused a Notice of Lis Pendens to be filed in the Office of the Clerk of Superior Court for Rockingham County, North Carolina, on the 3rd day of July, 2019; and

WHEREAS, the property owners did not appeal the Order and, pursuant to Chapter 4, Section 4-89(b) of the Eden City Code, a copy of the order has been mailed to any organization involved in providing or restoring dwellings for affordable housing that has filed a written request for such notice; and

WHEREAS, the Owners have had a reasonable opportunity to bring the property into conformity with Chapter 4, Article IV of the Eden City Code and they have failed to take any action to comply with the Director's Order.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Eden that the Director is hereby ordered to proceed to effectuate the purpose of the Human Habitation Standards set out in Article IV of Chapter 4 of the Eden City Code with respect to the property described above by demolishing the structures located thereon.

IT IS FURTHER ORDERED that a certified copy of this Ordinance and Order shall be recorded in the Office of the Register of Deeds of Rockingham County, North Carolina, and indexed in the names of Peggy Jean Hodges Church, Tina Lynn Church, Timothy Hodges, Iris Jones Thompson and Otis Lee Jones, Jr. in the Grantor and Grantee index.

IT IS FURTHER ORDERED that the amount of the cost of demolishing the dwelling by the Director shall be a lien against the real property upon which the cost was incurred, said lien shall be filed, have the same priority, and be collected as the lien for special assessment provided by North Carolina General Statutes Chapter 160A, Article 10.

APPROVED, ADOPTED AND EFFECTIVE, this 20th day of October, 2020.

CITY OF EDEN

BY: \_\_\_\_\_  
Neville A. Hall, Mayor

ATTEST:

\_\_\_\_\_  
Deanna Hunt, CMC  
City Clerk



## MEMORANDUM

**To:** Honorable Mayor and City Council

**Thru:** Jon Mendenhall, City Manager

**From:** Tammie B. McMichael, Director of Finance & Personnel

**Date:** October 20, 2020

**Subject:** Internal Auditor Request for Proposal

As a follow up to the July 21, 2020 Council Meeting, Council decided to hold off making a decision on hiring an Internal Auditor until a determination could be made of what level of auditing services are needed. Staff has been asked to amend the original Request for Proposal for Council's consideration.

If you choose to have Staff send out another RFP, we could ask for anyone submitting a bid to submit an example of a risk assessment and internal audit plan that they have done previously. This may help us develop a more complete understanding of the internal audit function.

Due to the Internal Auditor's services directly impacting the Finance Department, Staff does not feel comfortable making a recommendation. However, Staff is willing to proceed in whatever manner Council feels will be in the best interest of the City at this time.

## **CITY OF EDEN'S REQUEST FOR PROPOSAL TO PROVIDE AUDIT SERVICES**

The City of Eden, North Carolina (hereinafter called the "City") invites qualified independent auditors (hereinafter called "auditor") having sufficient governmental accounting and auditing experience in performing an audit in accordance with the specifications outlined in this Request for Proposal (RFP) to submit a proposal.

There is no expressed or implied obligation for the City of Eden to reimburse firms for any expenses incurred in preparing proposals in response to this request.

The specific details shown herein shall be considered minimum unless otherwise shown. The specifications, terms, and conditions included with this RFP shall govern in any resulting contract(s) unless approved otherwise in writing by the City of Eden. The bidder consents to personal jurisdiction and venue in a state court of competent jurisdiction in Rockingham County, North Carolina.

### **A. Pertinent Information**

The City is looking to contract with an Auditing Firm to provide internal auditing services related to risk analysis.

### **B. Contract Specifications**

1. Certified Public Accountant with Internal Audit Experience.
2. Internal auditing services which includes random, unannounced audits at minimum twice a year.
3. An initial risk assessment of areas to be audited, and to be updated annually. The risk assessment should include input from the following senior management: City Manager, Finance Director, City Attorney, City Council, and other Department Directors if needed.
4. An annual internal audit plan should be prepared based on the risk assessment.
5. The results of the audits and recommendations will be presented to senior management on an ongoing basis.
6. The City intends to continue the relationship with the auditor for no less than 2 years on the basis of annual negotiation after the completion of the 1<sup>st</sup> year contract. Each year after negotiation has taken place an annual contract documents the terms of the audit will be signed. Since one governing board may not obligate future governing boards, the remaining year of the agreement are subject to annual governing board approval. The City of Eden reserves the right to request proposals at any time following the first year of the contract. It is requested that proposals be prepared for the following years, with year one being the only obligated year:

July 1, 2020 – June 30, 2021

July 1, 2021 - June 30, 2022

### **C. Submission of Proposal**

Two copies of your proposal must be received by 12:00 noon on October 30, 2020, at the office of Tammie McMichael, Finance Director, City of Eden, 308 E. Stadium Drive, Eden, NC 27288. You may



also submit your proposal via facsimile transmission at (336)623-2598, but the bidder bears the risk of a late or incomplete transmission.

Proposals must specify at a minimum the following information:

7. The audit shall be performed in accordance with the laws and regulations of the State of North Carolina. The audit firm shall comply with generally accepted auditing standards as required by the American Institute of Certified Public Accountants and Government Auditing Standards, issued by the Comptroller of the United States. The audit firm shall apply auditing procedures necessary to render a recommendation.
8. The term of the agreement.
9. The scope of the audit.
10. Summary of audit costs.
11. Profile of the Firm including experience and references.

The City reserves the right to request additional information from the bidders and reserves the right to reject all proposals and to waive any irregularity or informality. Although the selection will be based substantially on lowest total cost, the City reserves the right to select the bidder that best meet the needs of the City.

If further information is needed or if you have any questions regarding this Request for Proposal, please contact Tammie McMichael at (336)623-2110 Option 1.

Thank you in advance for your consideration of this proposal.

Very truly yours,

*Tammie McMichael*

Tammie McMichael  
Finance Director



## Economic Development Department

October 6, 2020

To: The Honorable Mayor and Eden City Council

Thru: Jon Mendenhall, City Manager

From: Mike Dougherty, Director of Economic Development

Re: Eden Venture Business Park Building Reuse Grant Match

The Eden Venture Business Park is the new concept created by facility owner Ron Hutchins. Mr. Hutchins has opened Night Owl National Stoneworks, creating 35 jobs in a facility that was vacant for twenty five years. He purchased the former Eden Mall and has planned the following:

A cabinetry fabrication facility in approximately  $\frac{1}{4}$  of the facility space

Build to suit spaces for professional and light industrial enterprises

We are seeking a \$100,000 building reuse grant to assist in the creation of the cabinetry fabrication facility that will employ 35 people. There is also the potential to partner with Rockingham Community College on a woodworking training facility, but both parties are in the infancy stage of discussions for this partnership.

The City of Eden match for this grant is 5% or \$5,000. In view of the increases in tax value of the Night Owl National Stoneworks facility, the lack of any incentives accompanying that project, and the renewal of the former Eden Mall facility, it appears to be a good investment for the City of Eden to supply this match.

We plan to submit the building reuse grant on October 22, 2020.

Please let me know if there are any questions concerning this request.



**RESOLUTION FOR APPLICATION OF BUILDING REUSE GRANT  
TO BENEFIT PROJECT HOOT**

**WHEREAS**, the Eden City Council has previously indicated its desire to assist in economic development efforts within the City; and,

**WHEREAS**, the Eden City Council wishes the City to pursue a formal application for the NC Department of Commerce Rural Division Building Reuse funding to benefit Project Hoot and will invest monies in the amount of 5% of the grant amount (\$5,000) toward the proposed renovations as committed to the application; and,

**WHEREAS**, the Eden City Council certifies it will meet all statutory requirements of the Program,

**NOW THEREFORE, be it resolved by the Eden City Council that:** Upon receipt of the Grant Agreement for the 2020 Building Reuse project by the NC Department of Commerce Rural Division, the Eden Mayor and/or City Manager are hereby authorized to proceed with the execution of the documents and return them to the funding agencies in the interest of proceeding with the grant execution.

The Eden Mayor and/or City Manager are hereby authorized to execute daily grant related documentation which includes documentation such as the grant agreement, general correspondence between the City and the proposed business and/or funding agency (as necessary). Any documentation which reflects a change in the original scope of work and/or amendment related activities must be brought before the Eden City Council for approval.

**NOW THEREFORE BE IT RESOLVED** by the Eden City Council that the City of Eden is authorized to submit a formal application to the NC Department of Commerce Rural Division for approval of a Building Reuse Grant to benefit Project Hoot.

Adopted this 20<sup>th</sup> day of October, 2020 in Eden, N.C.

\_\_\_\_\_  
Neville Hall, Mayor

Attest:

\_\_\_\_\_  
Deanna Hunt, City Clerk

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## CITY OF EDEN – MEMORANDUM

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**TO:** HONORABLE MAYOR AND CITY COUNCIL

**THRU:** JON MENDENHALL, CITY MANAGER

**FROM:** ERIN GILLEY, CITY ATTORNEY

**DATE:** OCTOBER 16, 2020

**SUBJECT:** AGREEMENT FOR THE MAINTENANCE AND LIABILITY OF METERS AT 625 WASHINGTON STREET

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City Code provides that the installation of water meters should be located in the rights of way and that City maintenance includes the meter and extends to the property line. Property Owners or consumers maintain the infrastructure on their property. The intent of this provision is so that maintenance and liability of City owned infrastructure is located in public right of way and the maintenance and liability of Property Owner -owned fixtures is located on private property.

With the addition of 27 new apartments (28 new meters) at 625 Washington Street, the City Staff and the Property Owner have decided that it is in the public's interest to have the meters installed in the basement of the structure, on private property. Both parties want to keep an unobstructed sidewalk and want to ensure that there is appropriate water pressure available. In order to ensure this, placement of the meters in the right of way is not a good alternative.

Because installing meters on private property would create a liability on the City for maintenance and possible of damage of private property if there were a leak or other unforeseen incident, I have drafted an Agreement where the Property Owner agrees to maintain the meters and fixtures on his property and has agreed to release and indemnify the City for any possible damage.

According to the Agreement the City's Contractor will run the tap from the road to a water cut off valve installed in the sidewalk. The Contractor will then extend the line to the face of the building. The Property Owner will drill a 4- inch hole in his wall. The Contractor will then connect the manifold (the meters and pipes) from the building to the inside of the basement. City will install transmitters for the remote reading of each meter on the exterior of the Property. The Public Works department has let bids for the installation of this work and should be in a position to proceed with the work very soon.

City will maintain all pipes and valves in the right of way. Property Owner will maintain all fixtures, meters and pipes on its property. Property Owner will release and indemnify the City for all damage occurring on private property as a result of the location of fixtures and meters on private property and as a result of the access and entrance on to the

property for City initial installation and any future disconnection or emergency repairs. Appropriate insurance will be maintained by the Owner.

If there is a malfunction of the meter or the Owner needs a new one, the City will provide a meter free of charge like we do to any other customer. If the City ever determines that there is a waste of water going through the meters or that the meters are being improperly calculated, the City will give a notice to the Owner for repair. If the repair isn't made in 6 hours, the City has the right to disconnect service or enter onto the property to make the necessary repair. The Owner will be charged for this repair and service will not be reinstated until the fee is paid.

Staff recommends that you authorize the Mayor or the City Manager to execute and perform the Agreement and before executing the Agreement, to negotiate and approve changes to the Agreement that do not increase the liability of the City. In addition, we are asking you to authorize the City to proceed with the installation contract once a low bidder has been determined.

Please do not hesitate to contact me if you should have any questions.



## **City Manager's Report October 2020**

City Manager Jon Mendenhall

### **ECONOMIC DEVELOPMENT**

#### ***Industry***

##### **Nestle Purina Comes to Eden**

On September 30, it was announced that Nestle Purina would be coming to Eden bringing 300 jobs and a record \$450 million in investment to the former MillerCoors facility. This is the largest investment in Rockingham County history and one of the largest in the state. This announcement marked the end of a process that encumbered more than six months of work. All of those who contributed to bringing Nestle Purina to Eden deserve thanks and include:

- N.C. Senator Phil Berger and N.C. Department of Commerce who helped support the project with state incentives.
- Eden City Council and Rockingham County Commissioners who supported the project with local incentives.
- Rockingham County Economic Development Director Leigh Cockram and Existing Industry Manager Kerry Taylor, along with Eden Economic Development.
- 770 Ventures, owners of the former MillerCoors property. After purchasing the facility in January of 2019, they pledged to bring jobs back to the facility and thus, have fulfilled that promise. Specifically, David and Deven Griffin deserve special thanks. If DH Griffin was not part of the process, it would not have happened.
- Drew Lucas, of One Environmental Group and a former MillerCoors employee, was always willing to show the property during the four years it was vacant and was invaluable to the Nestle Purina due diligence team.
- City of Eden staff including City Manager Jon Mendenhall, former Interim City Manager Terry Shelton, City Attorney Erin Gilley, Planning and Inspections Director Kelly Stultz, Chief Inspector Bob Vincent, Director of Engineering Bev O'Dell, Public Works Director Paul Dishmon, Water and Sewer Construction Projects Manager Mark Bullins and the Facilities and Maintenance Department employees led by Superintendent Ray Thomas.
- City of Eden staff Coordinator of Special Events and Tourism Cindy Adams, Assistant Director of Finance Amy Winn, Assistant Director of Human Resources Teri Sentiff, Billing & Collections Clerk Amy Lusk, City Clerk Deanna Hunt and Administrative Assistant Blair Barker all contributed to a celebratory event following the announcement.

- Draper Rural Fire Department will jointly work with the City of Eden in providing fire protection coverage to the facility. We appreciate their partnership.
- Finally, we thank Nestle Purina for selecting Eden for its first N.C. facility. They are returning jobs, investment and optimism to Eden. We look forward to a mutually beneficial partnership with this company for many years to come.

### **Night Owl National Stoneworks**

On October 1, Night Owl National Stoneworks celebrated its grand opening and ribbon cutting in its East Meadow Road facility. Owner Ron Hutchins has brought new life to the former K-Mart building for his quartz, granite and ceramic countertop fabrication operation. All of the many Night Owl employees helped celebrate this special day. Special thanks goes to Director of Operations and Eden native Marty White who was the reason this facility located in Eden.

### **Now Hiring!**

#### *Weil-McLain*

Hiring 10-15 full time employees, including machine operator, assembler, material handler and paint operator. Visit [www.weil-mclain.com/careers](http://www.weil-mclain.com/careers) for more information.

#### *Armor Express*

Openings for a ballistic sewer, carrier and ballistic spread and cut, packout clerk, customer service representative, customer service supervisor, ballistic pad prep, warehouse clerk, carrier sewer and ballistic material handler. Applicants should apply by visiting [armorexpress.com](http://armorexpress.com) under Resources<Careers<Current Openings.

#### *Josh Smith Auto Repair*

Looking to hire an automotive technician. If interested, you may apply and submit your resume in person during their regular business hours of Monday-Friday from 8 a.m. to 6 p.m. or email it to [joshsmithauto536@yahoo.com](mailto:joshsmithauto536@yahoo.com). They are offering a **referral reward**: if you refer an applicant and they are hired, you will receive a \$200 reward!

#### *Blow Molded Solutions*

Immediate openings for machine operators at Blow Molded Solutions in Mayodan! They offer 12-hour shifts (day or night) and up to \$11.75/hour. Contact AmeriStaff at [www.ameristaff.com](http://www.ameristaff.com) or 336-623-6252 for more information. Applications may be filled out onsite Monday-Friday from 8 a.m. to 5 p.m.

#### *Henniges*

Openings for a quality engineer, quality systems coordinator, industrial engineer, engineer and HR generalist. You may submit your resumes to [dana.huskey@hennigesautomotive.com](mailto:dana.huskey@hennigesautomotive.com)

#### *Royalty Adult & Home Care*

They are now hiring CNA's. For more information, call 336-623-2547; visit their website at [www.royaltyhwr.com](http://www.royaltyhwr.com); or email [angela@royaltyhwr.com](mailto:angela@royaltyhwr.com).

#### *Workforce Unlimited*

Hiring for positions in Blairs, V.A.; Martinsville, V.A.; Eden, N.C. and Reidsville, N.C. They have openings for order picker, packaging and general laborer positions in all shifts. For more information, call the Reidsville branch at 336-347-7783 or visit [wfunlimited.com](http://wfunlimited.com).

## ***Tourism and Special Events***

### **Halloween Treats**

There are three great opportunities for kids to have some Halloween fun and get some delicious treats. Three of our business districts have created some super fun events for Halloween weekend!

- **Treat Street** – The Uptown Eden merchants along Washington & Monroe Streets invite kids to dress up and trick-or-treat with participating merchants identified with a Treat Street flyer in their windows from 3 p.m. – 5:30 p.m. on Friday, **October 30**. The Annual Costume Contest will begin at 6 p.m. in the Washington Street Park located at the corner of Washington & Henry Streets.
- **Halloween Trunk-or-Treat on Fieldcrest** – The Friends of Draper invite kids to dress up and come enjoy hotdogs, beverages and CANDY on Saturday, **October 31** from 4 - 6 p.m. along Fieldcrest Road.
- **Trick-or-Treat on the Boo-Levard** – The Boulevard Merchants invite kids to trick-or-treat up and down the Boulevard Saturday, **October 31** from 4 - 6 p.m. There will be individual treat bags for each child. The street will be closed to traffic.

### **Photo Contest**

GIVE US YOUR BEST SHOT! We invite you to enter our Fall Rivers & Trails Photo Contest that runs through October 31. The top three photo entries featuring Eden's BIG OUTDOORS will win prizes! Top photos will also be featured on our social media platforms, websites and printed materials. Enter by sending your best photos to [cadams@edennc.us](mailto:cadams@edennc.us). Please include your name and phone number.

## **PARKS AND RECREATION**

### **COVID-19 Updates-Phase 3**

All Parks and Recreation facilities are open in a limited capacity due to Governor Roy Cooper's Phase 3 regarding COVID-19. Please note, at all open indoor facilities, staff will have participants sign in and answer questions regarding symptoms of COVID-19 before they are allowed into the facility. Staff will also sanitize the facility before, during and at the end of each evening.

### **Bridge Street & Mill Avenue Recreation Centers**

These two facilities will be open Monday through Thursday from 2 p.m. until 7 p.m. and on Fridays from 10 a.m. until 6 p.m. There will be a maximum of 25 participants allowed at any given time.

### **Citywide Playgrounds**

All playgrounds are open.

### **Eden City Hall**

City Hall is now open to individuals needing to conduct business within the Finance Department. In order to comply with social distancing guidelines, we ask that you wear a mask and remain six feet apart from others as there will be markings in the lobby appropriately spaced.

Staff from other departments within City Hall can meet with individuals in the lobby or in the front Conference Room if needed.

### **Facility Rentals**

There will continue to be no facility rentals due to the limited number of individuals allowed in a facility only being 25.



### **Freedom Park**

The park will continue to operate by maintaining social distancing during the use of the park by citizens. This includes the walking track, basketball courts, skateboard park, nature trail and dog park. The Splash Pad is closed for the season. There will continue to be no shelter rentals at this time.

The Freedom Park Softball Complex and Multi-Purpose Field will continue to operate as it did in Phase 2 with no weekend tournaments being held.

### **Garden of Eden Center**

This facility is operating with a limited capacity of 25 participants at any given time and will be open to the public Monday through Friday from 8 a.m. until 5 p.m.

### **Matrimony Creek Nature Trail Repair Update**

Eden's greenways and trails are typically built on sewer line outfalls that run along creeks and rivers. They have multiple uses, such as walking, jogging, biking and horseback riding, which make for a great environment to be out and enjoy the beautiful outdoors.

City staff began making improvements on the first three-quarter mile of the Matrimony Creek Nature Trail and hopes to have that portion open for public use by October 17.

## **PLANNING & INSPECTIONS**

### **Projects Underway**

The apartments at 624 Washington Street are now complete.

The Ray Commons project (formerly Central Hotel) is well underway. All rough-ins on the fourth floor are complete and trim-out has begun. The third floor rough-ins are expected to be completed by October 17.

The Ample Storage project has a target completion date of October 15.

### **GIS**

The City's GIS maps are regularly updated with information provided by staff members, including but not limited to, Director of Transportation Engineering Tammy Amos, Engineering Technician Kevin London and Collections & Distribution Crew Leader Michael Vernon. Learning the new systems available to the City is also a continuous effort by Planning & Inspections Coordinator Debra Madison to improve the resources available to City staff in their day-to-day jobs.

Maps have been built and provided to various members of staff including the City Manager and Director of Economic Development Mike Dougherty.

### **Boards and Commissions**

Meetings remain suspended for all of the boards and commissions except those that receive requests that cannot be delayed, such as Planning Board and the Strategic Planning Commission. The Board of Adjustment has not had any applications since the pandemic began.

### **Strategic Planning Commission**

City staff is assisting the SPC with a work session meeting on October 16. Dr. Kenny Scott, of Rockingham County Schools, has agreed to be the facilitator of the work session.

### **Board of Adjustment**

The Board of Adjustment approved a special use permit request for a major home occupation for dog grooming on Hamilton Street at their September 17 special meeting, which was their first meeting of 2020.

### **Draper CDBG**

The applications were rated by our consultant, Withers Ravenel, where they were then sent to the Housing Selection Committee and confirmed for environmental review. As soon as the environmental reviews are completed, the applicants will be notified if they are chosen as a recipient or an alternate, if they did not rate high enough to receive grant assistance, or if they did not qualify for the grant. The top ten recipients and the six alternates chosen will be instructed to provide documentation of their income as reported on the applications.

### **Unified Development Ordinance**

A public hearing on the text of the UDO will be held at the October regular meeting of the City Council.

The Public Workshop on the proposed maps was held on September 10. The Planning Board reviewed the Proposed Zoning Map, Watershed Map and the Outdoor Advertising Overlay Map at their regular meeting on September 22. They are recommending that the City Council approve and adopt these maps at their regular City Council meeting on November 17.

### **COVID-19 CDBG Assistance to Low and Moderate Income Citizens Grant**

The City is partnering with the Rockingham County United Way to apply for \$900,000 to assist its citizens with utilities, rent and mortgage payments that are delinquent due to issues incurred throughout the COVID-19 pandemic. This will include payments of bills owed to the City of Eden for water, sewer and garbage fees.

### **Assistance to Firefighters Grants**

Fire Department staff and Planning Department staff met concerning funding of reimbursements for COVID-19 expenses. There is a grant that is similar to the COPS grants, called SAFER, that both departments have researched. They hope to submit an application in the next cycle.

## **POLICE**

### **Job Vacancies**

The City currently has four vacancies for police officers. Staff conducted interviews and are in the process of completing background investigations on individuals to fill three of the vacancies. They are still accepting applications.

### **Halloween Events**

The Police Department will be working traffic and security on October 31 from 3 p.m. to 7 p.m. on Fieldcrest Road for their annual Trunk-or-Treat event.

As usual, they will have additional officers out working on October 31 for Halloween.

CITY OF EDEN, N.C.

The regular meeting of the City Council, City of Eden, was held on Tuesday, September 15, 2020 at 6 p.m. in the Council Chambers, 308 E. Stadium Drive. Those present for the meeting were as follows:

Mayor:	Neville Hall
Council Members:	Darryl Carter Gerald Ellis (attended remotely) Jerry Epps Angela Hampton Phillip Hunnicutt Bernie Moore (attended remotely) Bruce Nooe
City Manager:	Jon Mendenhall
City Clerk:	Deanna Hunt
City Attorney:	Erin Gilley
News Media:	Roy Sawyers, Rockingham Update Mike Moore, Mike Moore Media

MEETING CONVENED:

Mayor Hall called the regular meeting of the Eden City Council to order and welcomed those in attendance. Council Member Gerald Ellis gave an invocation followed by the Pledge of Allegiance led by Municipal Services Director Paul Dishmon.

PRESENTATIONS AND RECOGNITIONS:

- a. Swearing in for Eden Youth Council.

Mayor Hall stated the Eden Youth Council was started several years ago by former Mayor Wayne Tuggle and former Council Member Jim Burnette. It was an opportunity to get youth involved in the City and its operations. It had turned out to be an excellent organization where the youth have had an opportunity to volunteer and learn about the workings of the City. He thanked advisors Erin Gilley, Deanna Hunt and Blair Barker for their help with the program.

The following new Eden Youth Council members, attending remotely, were sworn in by Mayor Hall: Allison Wheeler, Colby Garrett, Elijah Cobb, Ellyn Blackstock, Emily Wheeler, Hunter Smith, Jared Thomas, Laura Deel, Paige Tuggle, Seth Sharpe and Warren Flynt.

- b. Proclamation: Constitution Week.

Mayor Hall read the proclamation which would be given to Ginny Jones, member of the Daughters of the American Revolution.

PROCLAMATION: Constitution Week 2020

WHEREAS: September 17, 2020 marks the two hundred and thirty-third anniversary of the drafting of the Constitution of the United States of America by the Constitutional Convention; and

WHEREAS: It is fitting and proper to accord official recognition to this magnificent document and its memorable anniversary; and to the patriotic celebrations which will commemorate the occasion; and

WHEREAS: Public Law 915 guarantees the issuing of a proclamation each year by the President of the United States of America designating September 17 through 23 as Constitution Week,

NOW, THEREFORE I, Neville Hall, by virtue of the authority vested in me as Mayor of the City of Eden do hereby proclaim the week of September 17 through 23 as CONSTITUTION WEEK

AND ask our citizens to reaffirm the ideals the Framers of the Constitution had in 1787 by vigilantly protecting the freedoms guaranteed to us through this guardian of our liberties, remembering that lost rights may never be regained.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Eden to be affixed this 15th day of September of the year of our Lord two thousand twenty.

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

SET MEETING AGENDA:

Mayor Hall requested to remove item 10g (Consideration of a Memorandum of Understanding with the Draper Volunteer Fire Department for shared fire tax funding) due to sufficient documentation not yet being secured. Item 14 (Adjourn) was changed to Closed Session to discuss economic development pursuant to NCGS 143-318.11(a)(4) and personnel pursuant to NCGS 143-318.11(a)(6). Item 15 was added as Adjourn.

A motion was made by Council Member Epps to set the meeting agenda as amended. Council Member Hampton seconded the motion. All members voted in favor of the motion. The motion carried.

PUBLIC HEARINGS:

- a. Consideration to adopt an ordinance annexing the property at 197 and 199 E. Aiken Rd. pursuant to a request submitted by owner Millard Bryant.

Mayor Hall declared the public hearing open and called on Planning & Inspections Director Kelly Stultz.

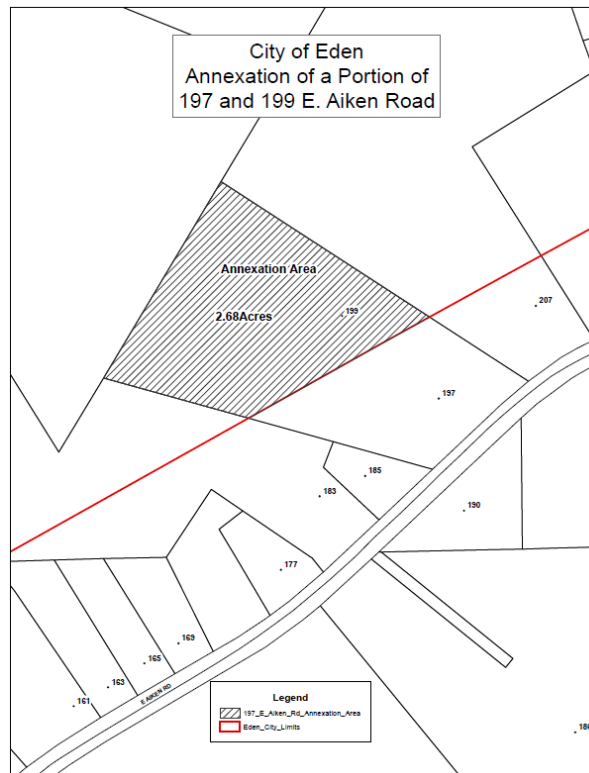
Ms. Stultz stated her department received an application to be annexed from the property owner of 197 and 199 E. Aiken Road after it was discovered that only a portion of the property was located inside the City limits.

Mr. Bryant said after it came to his attention several months before that part of his property was located in the County with most of it being located in the City, he met with the Planning & Inspections staff and was advised that he should make an appeal to be annexed or sewage could possibly be disconnected to one of the houses on the property. Therefore, he made an appeal to be annexed.

Ms. Stultz said Mr. Bryant would have to pay outside water and sewer rates if he were not annexed and after figuring up his taxes, it was determined he would save money if annexed.

As there was no further discussion, Mayor Hall declared the public hearing closed.

A motion was made by Council Member Hampton to adopt an ordinance annexing the property at 197 and 199 E. Aiken Road. Council Member Carter seconded the motion. All members voted in favor of the motion. The motion carried.



AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF THE CITY OF EDEN, NORTH CAROLINA

WHEREAS, the City Council of the City of Eden, North Carolina, has been petitioned under G. S. 160A-31 to annex the area described below; and

WHEREAS, the City Council of the City of Eden has by resolution directed the City Clerk to investigate the sufficiency of the petition; and

WHEREAS, the City Clerk has certified the sufficiency of the petition and a public hearing on the question of this annexation was held at the City Council Chamber, 308 East Stadium Drive at 6:00 o'clock p.m. on the 15th day of September, 2020, after due notice by publication on September 2, 2020; and

WHEREAS, the City Council of the City of Eden finds that the petition meets the requirements of G.S. 160A-31;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Eden, North Carolina, that:

Section 1. By virtue of the authority granted by G.S. 160A-31, the following described territory is hereby annexed and made a part of the City of Eden as of December 31, 2020:

That portion of 197 and 199 E. Aiken Road identified by the Rockingham County Tax Department as PIN 7081-17-00-5994 and Parcel Number 177187Z1 and Parcel Number 177187Z2 which lies north of the Eden City Limits current boundary and the entire parcels being described as follows:

TRACT 1: Parcel A containing 3.081 acres as per Plat of Survey for Helena A. Bryant dated January 1, 2009, by C. E. Robertson & Associates, P.C. recorded in Map Book 65, Page 49, Rockingham County Registry.

TRACT 2: Parcel B containing 1.176 acres as per Plat of Survey for Helena A. Bryant dated January 1, 2009, by C. E. Robertson & Associates, P.C. recorded in Map Book 65, Page 49, Rockingham County Registry.

Section 2. Upon and after December 31, 2020, the above described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force in the City of Eden, and shall be entitled to the same privileges and benefits as other parts of the City of Eden. Said territory shall be subject to municipal taxes according to G. S. 160A-58.10.

Section 3. The Mayor of the City of Eden shall cause to be recorded in the Office of the Register of Deeds of Rockingham, and in the Office of the Secretary of State in Raleigh, North Carolina, an accurate map of the annexed territories described in Section 1 above, together with a duly certified copy of this Ordinance. Such a map shall be delivered to the Rockingham Board of Elections, as required by G.S. 163-288.1.

Section 4. Notice of adoption of this Ordinance shall be published once, following the effective date of annexation, in a newspaper having general circulation in the City of Eden.

Adopted this 15th day of September, 2020.

CITY OF EDEN

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

- b. Consideration to apply for funding for the State’s Community Development Block Grant Coronavirus program in the amount of \$900,000 to prevent service disconnection and rent/mortgage payments to prevent eviction.

Mayor Hall declared the public hearing open and called on Ms. Stultz.

Ms. Stultz said a public meeting was held in June regarding a Community Development Block Grant application. After researching various options the City would be eligible for, the most promising of the choices was the possibility of the City obtaining up to \$900,000 for help on behalf of its citizens with their delinquent water bills, mortgages, rent and utility payments. The program was designed to assist citizens of low to moderate income with their utilities and avoid eviction. There were people in the community who were struggling and this was a good way for the City to help them.

Mayor Hall said he felt there were enough people who would qualify and apply.

Council Member Hunnicutt asked if there would be a methodology used to verify qualification.

Ms. Stultz answered yes. In order to receive any funding, the City was required to partner with a non-profit organization, which would be United Way. United Way would be responsible for the screening and determination of who was eligible for funding and the City would be handling the pass-through of the financing. Income levels would be verified in the same manner as the Draper Neighborhood Revitalization Project with applicants providing their bills and bank statements.

Council Member Hampton asked if the applicants needed to go through the City to apply.

Ms. Stultz answered no. If approved, the City would send all of the information to the citizens and in turn, they would be allowed to return their applications to the City, but the screening process would be handled through the consultant and United Way.

As there was no further discussion, Mayor Hall declared the public hearing closed.

A motion was made by Council Member Epps to adopt a resolution to apply for funding for the State’s Community Development Block Grant Coronavirus program. Council Member Ellis seconded the motion. All members voted in favor of the motion. The motion carried.

RESOLUTION FOR THE CITY OF EDEN APPLICATION FOR  
COMMUNITY DEVELOPMENT BLOCK GRANT COVID-19 FUNDING FOR THE  
EDEN SUBSISTANCE PAYMENT PROGRAM

WHEREAS, the City of Eden’s Council has previously indicated its desire to assist in community development efforts for housing and community development throughout the City; and,

WHEREAS, the City Council has held two public hearings concerning the proposed application for Community

Development Block Grant funding to provide emergency utility and rent/mortgage payments on behalf of low-moderate income individuals or families experiencing difficulties due to COVID-19 to prevent homelessness and eviction; and,

WHEREAS, the City Council wishes the City of Eden to pursue a formal application for Community Development Block Grant funding to benefit at least 51% low-moderate income individuals or families experiencing difficulties due to COVID-19 to prevent homelessness and eviction;

WHEREAS, the City Council certifies it will meet all federal regulatory and statutory requirements of the State of North Carolina Community Development Block Grant Program,

NOW, THEREFORE BE IT RESOLVED, by the City Council of the City of Eden that the City of Eden is authorized to submit a formal application to the North Carolina Department of Commerce for approval of a Community Development Block Grant (CV) COVID-19 to benefit at least 51% low-moderate income individuals or families experiencing difficulties paying utilities/rent/mortgage payments due to COVID-19.

Adopted this the 15th day of September, 2020, in Eden, North Carolina.

CITY OF EDEN

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

REQUESTS AND PETITIONS OF CITIZENS:

*There were none at this time.*

UNFINISHED BUSINESS:

*There was no unfinished business at this time.*

NEW BUSINESS:

- a. Consideration to accept CARES Act Funding from Rockingham County to cover City public safety costs up to \$348,309.

Mayor Hall called on Finance and Personnel Director Tammie McMichael.

Ms. McMichael stated a letter was received from Rockingham County advising they would allocate 25 percent of the Coronavirus Aid Relief Economic Security (CARES) Act Funding they received from the State to the municipalities within the County. The County chose to use a per capita allocation method to determine how to disperse the funding, which was the same method used by the N.C. Department of Revenue when allocating sales tax revenue. The County offered an allocation of \$348,309 to the City that must be spent on eligible costs that were described in guidance provided by the U.S. Treasury Department and the N.C. Pandemic Recovery Office. The funds could cover public safety, including salaries and benefits.

Mayor Hall stated the funding was federal money sent to the states for coronavirus relief. Instead of being dispersed to each city, funds were sent to each county and left to them to decide how to separate it amongst their cities.

Council Member Hunnicutt questioned if the funding was only to be used for first responders, such as police and fire, since it stated for public safety costs.

Ms. McMichael stated information provided by the N.C. Pandemic Recovery Office declared that all public safety could be presumed substantially dedicated to the coronavirus relief as a matter of administrative convenience. After consulting with the County and other local governments, that method was deemed to be the best way to account for the funding.

Council Member Hunnicutt asked if the funding could be applied towards the water revenue loss that the City



had incurred.

Ms. McMichael answered no.

Council Member Hunnicutt asked for an example of where the funding would be applied.

Ms. McMichael stated it would be used for the patrolling officers’ salaries and benefits.

A motion was made by Council Member Epps to accept CARES Act Funding from Rockingham County to cover public safety costs up to \$348,309. Council Member Hampton seconded the motion. All members voted in favor of the motion. The motion carried.

- b. Consideration to adopt an ordinance for the demolition of a structure at 711 McConnell Ave. under the City’s Human Habitation Ordinance.

Mayor Hall called on Ms. Stultz.

Ms. Stultz said 711 McConnell Ave. was a property the City had struggled with for years as it had been a constant problem for its neighborhood and the church across the street. The property should have come up for demolition in February, but COVID-19 had caused the delay. Ms. Stultz showed pictures of the property from over the last year. Five bids were received from contractors with the lowest bidder being Kenny Frith. She recommended Council accept Mr. Frith’s bid and demolish the building.

A motion was made by Council Member Hampton to adopt an ordinance for the demolition of a structure at 711 McConnell Avenue under the City’s Human Habitation Ordinance and to award the bid to Kenny Frith. Council Member Moore seconded the motion. All members voted in favor of the motion. The motion carried.

	Demolition	Asbestos Removal	Total
Sam W. Smith, Inc.	\$ 8,000	\$ 4,230	\$12,230
Kenny Frith	\$ 5,400	\$ 3,000	\$ 8,400
Brad Fisher Hauling	\$ 5,900		
Loye Grading	\$12,750	\$ 5,000	\$17,750
Rabco Inc of NC	\$ 8,490		

All contractors were given the opportunity to amend their bid to include the removal of the asbestos siding.

AN ORDINANCE AND ORDER FOR THE DEMOLITION OF PROPERTY  
AT 711 MCCONNELL AVENUE, EDEN, NORTH CAROLINA

THIS ORDINANCE is issued pursuant to the provisions of North Carolina General Statutes §160A-443 and Chapter 4, Article IV of the Eden City Code.

WHEREAS, on the 17th day of September, 2019, the Director of the Planning and Inspections Department examined the dwelling owned by Robert D. Carter and Billie Jo Carter at 711 McConnell Avenue, Eden, North Carolina and found it to be unfit for human habitation, that said property is more particularly described as follows:

BEGINNING at an iron pipe in the western line of McConnell Avenue (formerly Park Avenue), said iron being the corner between Lots 15 and 16; thence S. 88° 43' W. 128.25 feet with line of Lot 15 to an iron pipe; thence N. 8° 20' E. 77.05 feet with line of Lot 5 and 4 to an iron pipe; thence N. 88° 43' E. 116.95 feet with line of Lot 17 to an iron pipe in the western line of McConnell Avenue; thence S. 3° 9' W. 19 feet and S. 1° 17' E. 57 feet each to an iron pipe and with the western line of McConnell Avenue to the point of beginning and is all of Lot 16. Block 57. For further reference see Deed Book 791, page 15, Rockingham County Registry.

The above described property being more commonly known as 711 McConnell Avenue, Eden, North Carolina, and being further identified by the Rockingham County Tax Dept. as PIN 7979-10-26-9933-00 and Parcel No. 138199.

WHEREAS, on the 19th day of September, 2019, the Director caused to be issued a Complaint and Notice of Hearing for the 15th day of October, 2019, which was served on the property owners by first class mail and certified mail, return receipt requested; the certified mail was returned by the U. S. Postal Service marked “Unclaimed.”

WHEREAS, the hearing was held on the 15th day of October, 2019, and the Director issued an Order to repair, alter, improve or vacate and demolish the dwelling located on the property; and

WHEREAS, a copy of the Order was served on the property owners by posting a copy on the subject property on the 21st day of October, 2019, and by first class mail and certified mail, return receipt requested; that the certified mail was returned by the U. S. Postal Service marked “Unclaimed;” and

WHEREAS, the property owners did not appeal the Order and, pursuant to Chapter 4, Section 4-89(b) of the Eden City Code, a copy of the order has been mailed to any organization involved in providing or restoring dwellings for affordable housing that has filed a written request for such notice; and

WHEREAS, the Owners have had a reasonable opportunity to bring the property into conformity with Chapter 4, Article IV of the Eden City Code and they have failed to take any action to comply with the Director’s Order.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Eden that the Director is hereby ordered to proceed to effectuate the purpose of the Human Habitation Standards set out in Article IV of Chapter 4 of the Eden City Code with respect to the property described above by demolishing the structures located thereon.

IT IS FURTHER ORDERED that a certified copy of this Ordinance and Order shall be recorded in the Office of the Register of Deeds of Rockingham County, North Carolina, and indexed in the names of Robert D. Carter, Billie Jo Carter and Billie Jo Carter Manley in the Grantor and Grantee index.

IT IS FURTHER ORDERED that the amount of the cost of demolishing the dwelling by the Director shall be a lien against the real property upon which the cost was incurred, said lien shall be filed, have the same priority, and be collected as the lien for special assessment provided by North Carolina General Statutes Chapter 160A, Article 10.

APPROVED, ADOPTED AND EFFECTIVE, this 15th day of September, 2020.  
CITY OF EDEN

BY: Neville Hall, Mayor  
ATTEST: Deanna Hunt, City Clerk

- c. Consideration to adopt an ordinance for the demolition of a structure at 617 Spring St. under the City’s Human Habitation Ordinance.

Mayor Hall called on Ms. Stultz.

Ms. Stultz said the house located at 617 Spring St. had been a constant problem for several years. Pictures were shown that showcased the house being wide open with vines growing up it. The house had been in deplorable shape for several years. Five bids were received from contractors with the lowest bidder being Kenny Frith. She recommended Council accept Mr. Frith’s bid and demolish the building.

Robert Roscoe Hodge II spoke on behalf of partial property owner Tina Lynn Church Server. He stated the pictures shown were not taken on that same day because the house did not currently look the same as the pictures presented. Someone was in the process of gutting the house, jacking up the floors, conducting electrical work and having it cleaned up. He asked for more time to repair the property.

Ms. Stultz asked Mr. Hodge if the owners had obtained any permits to jack up the foundation of the house.

Mr. Hodge said no.

Ms. Stultz said the property owner would have to attain permits for the repairs.

Mr. Hodge said he would get the permits for the property owner.

Ms. Stultz pointed out the picture taken from that same day and stated the other pictures were previously taken.

Mr. Hodge said people were riding by the property and shooting out the windows and therefore, they were unable to leave supplies on the property due to the risk of them being stolen. The owner was in the process of repairing the house but needed a little more time. They had also experienced a hard time hiring people to help with the repairs because of COVID-19. He restated that he would acquire the permits for the property owner.

Council Member Hunnicutt said he did not desire to spend City money on property that someone was willing to restore. He asked Mr. Hodge how much more time would be needed if Council were to grant an extension.

Mr. Hodge said 45 days would allow them time to show great improvements to the property. He added the roof was in good shape but the chimney needed repair. People were gaining access to the house and stealing material from the property.

Council Member Hunnicutt asked if they had the money to do the repairs.

Mr. Hodge said yes. He was a truck driver and had lived on that street for 48 years and the property owner had lived on that street since she was born. He was willing to help her in any way that he could.

Council Member Carter asked how many actions had been taken against the house.

Ms. Stultz said her staff started action against the property in June 2019, giving the property owners until August 19, 2019 to make the necessary repairs. However, no repairs were made. None of the work performed thus far had been processed through the Planning Department in efforts to obtain permits. Staff already conducted an asbestos report on the house. The owners were aware the demolition request could be on the Council's agenda in February but while it was cleaner, repairs had not been made to bring it to a livable condition. She did not like spending the money either but the property was wide open and it was still her recommendation that it be demolished.

Council Member Epps asked Mr. Hodge if they would be able to secure the house up while doing the repairs in order to keep people from gaining access to the house and destroying it.

Mr. Hodge said yes. While the house was being gutted out, the kitchen floor jacked up, electrical work conducted and sheetrock installed, he would securely lock it up. He had reported the windows being shot out to the Police Department.

Council Member Epps asked Mr. Hodge if he was going to contact the Planning Department regarding the permits.

Ms. Stultz said Mr. Hodge would not be able to obtain the permits as the property owner would have to acquire them.

Council Member Ellis asked when someone last lived in the house.

Ms. Stultz replied that it was before June 2019. The City had numerous actions on the property in the past, but it had reached the point of a housing code action.

Council Member Hampton asked Mr. Hodge if he felt he would be able to repair the house in a manner that would be compliant with code in one month.

Mr. Hodge answered no. He said it was difficult to find anyone to do any type of repair work at the present time but felt he would be able to show improvements to the property within a month and a half.

Ms. Stultz said it was heir property and the owners were Tina Lynn Church, Timothy Hodges, Iris Jones Thompson and Otis Lee Jones, Jr.

Council Member Epps asked if the service on the building was a 100 amp or 200 amp box.

Ms. Stultz replied that the house did not have any service at the present time as it did not have power or heating and air.

Council Member Epps asked if the house would be required to have at minimum a 200 amp box.

Ms. Stultz said it would depend on the load it was going to require. The City did not encourage people to acquire less than a 200 amp service but stated it would depend on the plans that were presented. The problem was Ms. Server was not the only property owner.

Mr. Hodge stated that it was his understanding that Iris Jones, Ms. Server's aunt, had her name removed from the deed.

Council Member Hunnicutt said he did not see a compelling reason that the house needed to be demoed right then. He also did not see a reason not to postpone action by Council if there was someone willing to spend money to get the property in a livable condition.

A motion was made by Council Member Hunnicutt to postpone action for 60 days so that the owner could show meaningful effort with a caveat that permits must be obtained from the City for work within the next 30 days. Council Member Carter seconded the motion. All members voted in favor of the motion. The motion carried.

Mr. Hodge said he wanted to thank Council and Ms. Stultz for working with him. He said he would do the best he could to help Ms. Server.

- d. Consideration to adopt an ordinance for the demolition of a structure at 1503 E. Meadow Rd. under the City's Human Habitation Ordinance.

Mayor Hall called on Ms. Stultz.

Ms. Stultz said the property was located near the intersection of Main Street and Meadow Road and was inherited by the property owner. Pictures shown by Ms. Stultz confirmed the house was well over 50 percent damaged. The walls were bowing and everything was falling in, leaving no hope for repair. It would cost the City a considerable amount of money to demolish it and clean the site. Five bids were received from contractors with the lowest bidder being Kenny Frith. She recommended Council accept Mr. Frith's proposal and demolish the building.

Council Member Hunnicutt asked if the property had been presented in the past for demolition as he recognized the pictures shown.

Ms. Stultz said yes.

Mayor Hall said an extension of time was given in the past but the property was back for consideration of demolition. The property was located diagonal from Railroad Café. He received a lot of calls regarding the property.

A motion was made by Council Member Carter to adopt an ordinance for the demotion of a structure at 1503 E. Meadow Road Street under the City's Human Habitation Ordinance and to award the bid to Kenny Frith. Council Member Hampton seconded the motion. All members voted in favor of the motion. The motion carried.

Sam W. Smith, Inc.	\$ 15,000
Kenny Frith	\$ 6,500
Brad Fisher Hauling	\$ 8,500
Loye Grading	\$ 12,975
Rabco Inc of NC	\$ 10,650

AN ORDINANCE AND ORDER FOR THE DEMOLITION OF  
PROPERTY AT 1503 E. MEADOW ROAD, EDEN, NORTH CAROLINA

THIS ORDINANCE is issued pursuant to the provisions of North Carolina General Statutes §160A-443 and Chapter 4, Article IV of the Eden City Code.

WHEREAS, on the 8th day of May, 2019, the Director of the Planning and Inspections Department examined the dwelling owned by Sara Morrison Dunovant at 1503 E. Meadow Road, Eden, North Carolina and found it to be unfit for human habitation, that said property is more particularly described as follows:

BEGINNING at an iron marking the northeast corner of the intersection of Meadow Road by Depot Street (Main Street) thence with the north edge of Meadow Road, North 85 deg. 0 min. E. 145.4 feet to an iron; thence continuing with the north edge of Meadow Road as it curves 48.74 feet (a total distance with the north edge of Meadow Road of 194.14 feet) to an iron marking the southwest corner of Lot No. 10, Section No. 2; thence with the west line of Lot No. 10, North 17 deg. 35 min. West and said west line extending said course 350.18 feet to an iron set on the south bank of Dry Creek; thence with the south bank of Dry Creek South 88 deg. 45 min. West 114.2 feet to an iron set at the intersection of the east line of Depot Street (Main Street) and the south bank of Dry Creek; thence with the east line of Depot Street (Main Street) South 4 deg. 21 min. East 352.01 feet to the POINT OF BEGINNING and containing 54,480 sq. ft. more or less, same being Lots 5, 6, 7, 8 and 9, Section 2, and acreage lying between said lots and Dry Creek as per map of North Draper and Meadow Road made by Clodfelder and Schisler on November 26, 1929, and supplementary survey by H. S. Pierce made January 16, 1936.

SAVE AND EXCEPT the following transfers, book 382, page 62, to Ezra Lewis Furches and wife, Anna Belle Furches, Book 419, Page 199, to Elmo Lemons and wife, Doris F. Lemons and book 480, page 114, to Ezra Lewis Furches and wife, Anno Belle Furches. Deed Reference: Book 706, page 580.

The above described property being more commonly known as 1503 E. Meadow Road, Eden, North Carolina, and being further identified by the Rockingham County Tax Dept. as PIN 7090-07-59-4232-00.

WHEREAS, on the 9th day of May, 2019, the Director caused to be issued a Complaint and Notice of Hearing for the 30th day of May, 2019, which was served on the property owner by first class mail and certified mail, return receipt requested, on the 11th day of May, 2019, and by posting on the subject property on the 13th day of May, 2019

WHEREAS, the hearing was held on the 30th day of May, 2019, and the Director subsequently issued an Order to repair, alter, improve or vacate and demolish the dwelling located on the property; and

WHEREAS, a copy of the Order was served on the property owner by posting a copy on the subject property on the 20th day of June, 2019, and by first class mail and certified mail, return receipt requested on the 21st day of June, 2019; and

WHEREAS, the Director caused a Notice of Lis Pendens to be filed in the Office of the Clerk of Superior Court for Rockingham County, North Carolina, on the 3rd day of July, 2019; and

WHEREAS, the property owner did not appeal the Order and, pursuant to Chapter 4, Section 4-89(b) of the Eden City Code, a copy of the order has been mailed to any organization involved in providing or restoring dwellings for affordable housing that has filed a written request for such notice; and

WHEREAS, the Owner has had a reasonable opportunity to bring the property into conformity with Chapter 4, Article IV of the Eden City Code and she has failed to take any action to comply with the Director's Order.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Eden that the Director is hereby ordered to proceed to effectuate the purpose of the Human Habitation Standards set out in Article IV of Chapter 4 of the Eden City Code with respect to the property described above by demolishing the structures located thereon.

IT IS FURTHER ORDERED that a certified copy of this Ordinance and Order shall be recorded in the Office of the Register of Deeds of Rockingham County, North Carolina, and indexed in the names of Edna F. Morrison and Sara Morrison Dunovant in the Grantor and Grantee index.

IT IS FURTHER ORDERED that the amount of the cost of demolishing the dwelling by the Director shall be a lien against the real property upon which the cost was incurred, said lien shall be filed, have the same priority, and be collected as the lien for special assessment provided by North Carolina General Statutes Chapter 160A, Article 10.

APPROVED, ADOPTED AND EFFECTIVE, this 15th day of September, 2020.

CITY OF EDEN

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

- e. Consideration to ask the City Clerk to investigate the sufficiency of an annexation petition for property at 106 Fireman Club Rd.

Mayor Hall called on Ms. Stultz.

Ms. Stultz said the property was that of the Eden Drive In. The property owner and manager of the Eden Drive In made a request to have the property annexed into the City. Staff asked for Council to have the City Clerk determine the sufficiency of the annexation petition.

A motion was made by Council Member Epps to adopt a resolution to direct the City Clerk to investigate the sufficiency of an annexation petition for property at 106 Fireman Club Road. Council Member Nooe seconded the motion. All members voted in favor of the motion. The motion carried.

RESOLUTION DIRECTING THE CLERK TO INVESTIGATE  
A PETITION RECEIVED UNDER N.C.G.S. 160A-58.1

WHEREAS, a Petition requesting annexation of an area described in said Petition was received on August 28, 2020, by the City Council of the City of Eden; and

WHEREAS, N.C.G.S. 160A-58.2 provides that the sufficiency of the Petition shall be investigated by the City Clerk before further annexation proceedings may take place; and

WHEREAS, the City Council of the City of Eden deems it advisable to proceed in response to these requests for annexation:

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Eden that:

The City Clerk is hereby directed to investigate the sufficiency of the above described Petition and to certify as soon as possible to the City Council the result of her investigation.

This the 15th day of September, 2020.

CITY OF EDEN

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

- f. Consideration to approve a Downtown Development Water Connection Fee Policy.

Mayor Hall called on City Attorney Erin Gilley.

Ms. Gilley stated she drafted a policy based on the need for economic development downtown. The policy proposed a water connection fee waiver for any project in the Municipal Service Districts that created or added at least eight new residential or commercial water accounts in one location. It would be applicable in the Municipal Service Districts due to a previous finding that determined the area was in need of improvement.

Connection fees would include the fees associated with meter and riser connections. The waiver would not encumber any restricted amount or existing City funds. The benefit to the City was that the fee waiver would encourage building renovation and development in the areas that were in need of revitalization, which would also encourage new water and sewer revenue that would offset the waiver of the fees. The intent of the policy was to make such type of action available to anyone who applied. The same type of waiving was awarded to a developer in May for a project located in downtown Leaksville. Therefore, the fee waiver needed to be granted by policy so that it would be available to anyone who had a similar type of investment.

Council Member Carter stated he had no problem with the policy as far as encouraging development downtown. However, some developers would be unable to secure a property capable of handling multiple meters. Therefore, in addition to the policy, he wanted to see some research conducted into a possible tier of waiver amounts based on the number of water accounts being created or added so that the smaller customer was not neglected.

Ms. Gilley asked Council Member Carter if he was referring to the water fees.

Council Member Carter replied the water fees for the meters.

Ms. Gilley stated the reason Council approved the same type of waiver earlier in the year was because of a large investment.

Council Member Carter said it was a great investment whenever a developer could afford eight water accounts, but he did not want to overlook the smaller customer who was trying to do the same thing but on a smaller scale.

Mayor Hall said there were not many downtown buildings that would accommodate occupancy of eight or more units.

Ms. Gilley said in respect to City revenue, a guarantee that the investment was large enough would need to be established to determine if it was something the City could afford to do. She said that Council Member Hampton had also expressed the same concern. Ms. Gilley and City Manager Jon Mendenhall had talked earlier in the week about looking into the blighted areas to help the business owners.

Council Member Hunnicutt stated the policy was specific to water connection fees and questioned if the buildings were already connected.

Mayor Hall answered that some buildings were already connected. If a developer purchased a dilapidated building that had not been occupied for an extended amount of time, it would be possible that a new tap would need to be made, depending on its condition. If units were added to a building, it would entail adding taps. Similar action had previously been taken by Council, but it needed to be established as an ordinance so that a policy would be in place for future occurrences as to avoid Council having to approve a project each time it involved creating or adding eight or more units. He expressed favor in exploring the idea of lowering the quantity of accounts stated in the policy to increase economic development in downtown. He supported having Mr. Mendenhall and the Economic Development team research what other municipalities offered. By waiving the water connection fees, the City would be establishing a customer who would not only significantly improve economic development in a blighted area, but would also spend money. He stated a motion could be made to revise the policy but he did not feel that there was enough verification at the present time to support a particular number of accounts Council would be willing to waive.

Ms. Gilley said she felt research needed to be conducted as to what affect the waiving of water connection fees for a smaller number of units would have on the City's budget. She also pointed out that if the policy were to be approved, it would go into effect immediately so that if any person met the requirements stated within the policy, the fees would be waived regardless of any other issues the developer may have.

Council Member Epps stated it was good to have the policy in place so that future qualifying projects would not have to come before Council for approval.

Council Member Hunnicutt asked Mr. Mendenhall to share his thoughts in regards to a performance agreement due to an approval that was made in the past that ended up having some movement made on it. He also asked for detail on what the developer would be obligated to do in order to stay within the plan.

Mr. Mendenhall said it was part of a thought process that would need to be deferred to Council in regards to how it should be structured. The commitments between the City and the developer would need to be clear so there was no confusion in regards to who was performing what, when, where and how. The City would need to establish a streamline method for handling such projects that would protect the City in regards to legal terms while also communicating with the developer in a way that was business-friendly, open for business, and able to serve them whatever scale they were.

A motion was made by Council Member Epps to approve the Downtown Development Water Connection Fee Policy. Council Member Ellis seconded the motion. All members voted in favor of the motion. The motion carried.



ADMINISTRATIVE POLICIES & PROCEDURES MANUAL		Subject: Economic Development Water Connection Fees Waiver	
Number: ED-1	Revision:	Effective Date: September 16, 2020	Page: 1
Supersedes:		Neville Hall, Mayor	

ED - 1 Authority:

This policy was approved by the Eden City Council on September 15, 2020.

ED - 1.1 Purpose:

The purpose of this policy is to promote economic development in underused and blighted downtown areas, specifically the Municipal Service Districts, that are in need of revitalization.

ED - 1.2 Policy:

Any project located in an established Municipal Service District in which at least 8 new water accounts (residential or commercial) are created in one location would be entitled to have all the water connection fees (fees for meter and riser connection) associated with the new water accounts waived.

- g. Consideration of a Memorandum of Understanding with the Draper Volunteer Fire Department for shared fire tax funding.

*This item was pulled from the agenda.*

REPORTS FROM STAFF:

- a. City Manager’s Report.

Mayor Hall called on Mr. Mendenhall.

Mr. Mendenhall said he wanted to make an observation in regards to things being done in response to COVID-19. An application was being submitted for CDBG funds to assist the City’s water and sewer customers and citizens who were in arrears on their utility accounts and rent. It was a considerable effort on behalf of City staff to help those in need with low to moderate income. In addition, CARES Act Funding would be received to help support public safety. Both funding projects were part of a comprehensive package to make sure the City was looking after its residents and being good stewards of the City’s funds. It was an ongoing effort that



Ms. Stultz and Ms. McMichael were working on.

Mr. Mendenhall asked for the City Manager’s report to be entered into the record.

City Manager’s Report  
September 2020  
City Manager Jon Mendenhall

ADMINISTRATION

Eden Youth Council

The new members of the Eden Youth Council will be sworn in at the City Council meeting on September 15. We are pleased to welcome 13 new members for this term, bringing our council to full capacity. We are very excited to provide our participants with service opportunities, development of leadership and professional skills, networking amongst civic leaders, coordinated opportunities for Eden youth, and a great experience to list on resumes and college applications.

ECONOMIC DEVELOPMENT

*Industry*

Gildan Yarns

Gildan is seeking machine electricians, spinning and carding technicians, spinning and carding operators, and can haulers. There are some day shift positions but the majority of these openings are on the night shift. Most positions are for 12-hour shifts on a 2-2-3 schedule. For more information, visit their 335 Summit Road facility.

Night Owl National Stoneworks

This company is a granite and quartz fabrication center located in the former K-Mart building on Meadow Road. They are hiring electricians, electricians’ helpers, granite polishers, CNC machine operators, forklift operators, finish carpenters, sheetrock workers and framers. Visit [www.noncstoneworks.com/careers](http://www.noncstoneworks.com/careers) or call 888-283-6303 for more information.

Eden Venture Business Park

The former Eden Mall is now the Eden Venture Business Park. The building exterior has been painted and outside appearance improved dramatically. The new owner is seeking professional and light industrial tenants. They will build to suit your needs. Visit [www.edenventurebusinesspark.com](http://www.edenventurebusinesspark.com) for more information and to apply.

*Commercial*

Divine Nutrition

This new business has opened at 403 W. Kings Highway, Suite B (next to Allstate Insurance). They offer healthy smoothies and energy drinks plus personal coaching. Hours are 6 a.m. until 6 p.m. Monday through Saturday. Call 336-512-9699 for more information or visit <http://Nutritionbychrissy.goherbalife.com>

Planet Fitness-Now Open!

This Kingsway Plaza business is now open after several months of being closed as a result of Executive Order No. 141. Planet Fitness will help you keep in shape after months of being idle. You can visit them at 220 W. Kings Highway or call 336-279-5603 for more information.

MJ’s Barbeque-New Downtown Draper Business

Local resident John Moore opened the former Jerry’s Restaurant, located at 121 N. Fieldcrest Road in the downtown Draper area, the week of August 17. They are open Tuesday through Saturday. Call 336-635-2575 for pick up or dine in.

Proper Pour Events

This company has 21 years of award-winning experience providing a unique, custom curated bartending service for any and all events. They cater to all of your beverage needs throughout N.C. and surrounding areas. They consult with their clients to cover every detail of weddings, birthdays, corporate events, engagements and parties. Choose from any one of their unique mobile bars to elevate your event. They customize their services to your event needs. There are several mobile bar options.

Owner Will Combs brought his Proper Pour Events to the recent Central Hotel unveiling. They did an excellent job supplying the event’s needs. This is a great way to add some class to your event. Visit [www.properpourevents.com](http://www.properpourevents.com) or call 336-456-4891 for more information.

### The Blissful Palette Catering & Events

Owner Jarrett Nykamp offers a full catering menu and can help plan your event from start to finish. Great taste and a great experience is the name of the game and they are committed to stepping up to the plate to provide a memorable event with delicious and blissful options. All meals are prepared with fresh ingredients and an artistic flare. If you are looking for someone to provide food at your next event, they will cater both large and small events, including business lunches, weddings, cocktail receptions and more. Call Jarrett at 336-520-0121 or visit [www.TheBlissfulPalette.com](http://www.TheBlissfulPalette.com) for more information.

### *COVID-19*

#### Legal Protections

A recent webinar sponsored by the N.C. Economic Development Association was held concerning legal protections against COVID-19 related lawsuits provided to N.C. businesses under SB 704 and HB 118. If businesses are diligent in posting masking, social distancing and cleanliness procedures, as well as pick-up options for retailers and restaurants, they will not be exposed to lawsuits. Only those companies that are blatantly negligent are not covered by this legislation.

### *Main Street*

#### 634-638 Washington Street

Initial drawings for new retail spaces and apartments at 634-638 Washington Street have been proposed. The former Leaksville Hardware and Belk building could start construction as early as late fall.

#### 624 Washington Street

Finishing work continues on the apartments located at 624 Washington Street as workers touch up exterior details, apply stucco and paint the building. Equipment has been ordered to outfit the downstairs restaurant, as well as large roll up glass doors for the front façade.

### Central Hotel

The renovation of the Central Hotel located at 625 Washington Street is moving forward with the majority of interior demolition complete. The upper floor has been framed enabling plumbing and wiring to begin while multiple crews continue working on alternating floors.

### Merrick's Collision and Restoration Service

Merrick's Collision and Restoration Service located at 259 The Boulevard is having extensive improvements made to their showroom and façade. New lighting, flooring and a lounge are being installed.

### Historic Eden Merchant Association

The Historic Eden Merchant Association has begun to meet again. They are proposing adding new identifying information to be incorporated into existing logos that were created by the City's branding study. The partnership is part of the City's original Strategic Plan and follows its rollout timeline.

### *Tourism and Special Events*

#### Otter Holt/Sculpture Celebration

What a great morning! It was very exciting to see so many folks come out. Thank you to Brian Williams, Tiffany Haworth and all of DRBA for their great partnership on the Otter Holt Project. Another huge thanks to Municipal Services, Street Department and Facilities & Grounds for all of their help with both projects and the morning of the event. These are two very cool projects that really make Eden unique.

#### Great River Race

There is still time to enter the great River Race on September 19. Call Jennifer at the Eden Chamber of Commerce and get registered: 336-623-3336.

We will launch at the Klyce Street Landing at 9 a.m. and finish 1.07 miles down the beautiful Dan River at the Leaksville Landing. Lots of fun!

### Readers' Choice

Thanks to everyone who voted for our fun events and beautiful trails in Rockingham Now's Readers' Choice 2020 Best of Rockingham County. RiverFest, Oink & Ale, Grogan Park, Smith River Greenway Butterfly Trail and the Matrimony Creek Nature Trail were all winners!

### Eden Trails & Tracks

Cooler temps are ahead that make for great walking and jogging weather! Check out all of Eden's beautiful trails and walking tracks located all over the City!

#### Our State Magazine Article

Eden's music heritage is part of an article in the September issue of Our State Magazine entitled '*Music at the Crossroads.*' Check it out!

### ENGINEERING

#### FY 2020-21 Street Resurfacing Contract

Waugh Asphalt, Inc. completed the construction on the FY 2020-21 Street Resurfacing Contract on September 8. Sectors of the following streets were included in this year's resurfacing contract: Kemp Street, Oakwood Drive, Westwood Drive, Fagg Drive, Spruce Street, Greenwood Street, Morehead Street, James Street, John Street, Pine Lane, Panther Lane, Carpenter Road, Hairston Street, Ridge Avenue, Delaware Avenue, Maryland Avenue and South Avenue.

#### Kings Highway – NCDOT Road Resurfacing

The N.C. Department of Transportation has scheduled to resurface Kings Highway from Fagg Drive to Boone Road over the next several weeks. APAC-Atlantic, Inc. will be the primary contractor. The work is scheduled to be completed during daytime hours, so traffic delays should be expected.

### INFORMATION TECHNOLOGY

#### Cybersecurity Awareness

It is no secret that Americans' online presence has grown exponentially over the past two decades. It's almost an expectation that every business you deal with will have an online presence. From banking, to shopping, to even exercise, our life is increasingly online. As a result, a billion-dollar criminal industry has grown up around us gaining access to online accounts and information. Identity theft, ransomware, phishing and a wide variety of other scams from fake tech support to advance fee scams make the internet feel like a minefield full of dangers.

The month of October was established as Cybersecurity Awareness Month. It was started by the Department of Homeland Security and the National Cyber Security Alliance in 2004 with the goal to help the nation's citizens to be safer online. Over the years, the month has had a series of themes. This year, the theme is "Do your part. #BeCyberSmart." Each week of October will focus on a different area of cyber security. StaySafeOnline.org breaks down the month's themes thusly:

Week of October 5 (Week 1): If You Connect It, Protect It

Week of October 12 (Week 2): Securing Devices at Home and Work

Week of October 19 (Week 3): Securing Internet-Connected Devices in Healthcare

Week of October 26 (Week 4): The Future of Connected Devices

Many organizations across the US participate in Cybersecurity Month each year and the City of Eden is no different. Our IT department will be providing our employees with training in line with this year's theme. Citizens can also do their part to #BeCyberSmart. Here are some online resources with tips and tricks to make your online life safer:

[www.staysafeonline.org](http://www.staysafeonline.org)

[www.cisa.gov/cyber-safety](http://www.cisa.gov/cyber-safety)

[www.eff.org/pages/tools](http://www.eff.org/pages/tools)

[www.youtube.com/watch?v=Q7WDL7qZPwQ](https://www.youtube.com/watch?v=Q7WDL7qZPwQ) (From the SANS Institute, a trusted leader in security training)

This October, let's all do our part and #BeCyberSmart!

### MUNICIPAL SERVICES

#### Matrimony Creek Nature Trail Repair Update

Eden's greenways and trails are typically built on sewer line outfalls that run along creeks and rivers. They have multiple uses, such as walking, jogging, biking and horseback riding, which make for a great environment to be out and enjoy the beautiful outdoors.

Municipal Services is currently looking at the cost to repair and open the first three-quarter mile of the Matrimony Creek Nature Trail for citizens to once again use and enjoy. The remaining one-quarter mile is awaiting plan approval from the Army Corps of Engineers, at which point the City will estimate costs and seek City Council approval to begin making the necessary repairs. Plans include measures to help control flooding and erosion of the trail. All work will be completed in house by City of Eden employees.

### PARKS AND RECREATION

#### COVID-19 Updates-Phase 2.5

All Parks and Recreation facilities are open in a limited capacity due to Governor Roy Cooper's Phase 2.5 regarding

COVID-19. Please note, at all open indoor facilities, staff will have participants sign in and answer questions regarding symptoms of COVID-19 before they are allowed into the facility. Staff will also sanitize the facility before, during and at the end of each evening.

#### Bridge Street & Mill Avenue Recreation Centers

These two facilities will be open Monday through Friday from 2 p.m. until 7 p.m. to give children a place to go while school is being conducted remotely and to assist with homework. There will be a maximum of 25 participants allowed at any given time.

#### Citywide Playgrounds

All playgrounds are open.

#### Eden City Hall

City Hall is now open to individuals needing to conduct business within the Finance Department. In order to comply with social distancing guidelines, we ask that you wear a mask and remain six feet apart from others as there will be markings in the lobby appropriately spaced.

Staff from other departments within City Hall can meet with individuals in the lobby or in the front Conference Room if needed.

#### Facility Rentals

There will continue to be no facility rentals due to the limited number of individuals allowed in a facility only being 25.

#### Freedom Park

The park will continue to operate by maintaining social distancing during the use of the park by citizens. This includes the walking track, basketball courts, skateboard park, nature trail and dog park. The Splash Pad will continue to operate with a maximum of 25 users at a time through September or until the weather turns cool. However, there will continue to be no shelter rentals at this time.

The Freedom Park Softball Complex and Multi-Purpose Field will continue to operate as it did in Phase 2 with no weekend tournaments being held.

#### Garden of Eden Center

This facility is operating with a limited capacity of 25 participants at any given time and will be open to the public Monday through Friday from 8 a.m. until 5 p.m.

## PLANNING & INSPECTIONS

#### GIS

Staff is continuing to work with ESRI representatives to train for the new services that are now available to the City. ESRI has provided Python scripts to help develop routes for the Solid Waste division to use with mobile devices for navigation directions.

Engineering staff, as well as a member of the Collections and Distribution department, are providing locations and data for sewer manholes, gravity main lines and water valves that will be added to the City's maps.

#### Unified Development Ordinance

A public meeting will be held in Grogan Park on Thursday, September 10 from 4 p.m. until 6 p.m. A public hearing will be held at the October regular meeting of the City Council to consider the text of the proposed ordinance. A public hearing on proposed zoning and other maps will be held at the November regular meeting of the City Council.

One of the new requirements of Chapter 160D is that all local governments are required to have a Technical Review Committee (TRC). The statutes require that all applications for development must be reviewed by the TRC before they are taken before any of the City of Eden's Boards and Commissions. This committee will consist of department heads with the meetings being considered public meetings. Applicants and their representatives will be allowed to be in attendance. City projects will be included.

#### Stadium Drive Sidewalk

The design phase of this project is nearing completion. NCDOT staff assures the City that the project's construction will begin in the spring of 2021. Previously, all such work was stopped, but now projects are beginning to move forward with improved NCDOT funding.

#### Draper CDBG

We plan to either meet with the committee in person or virtually. While the list has been ranked, staff needs to obtain further information from the proposed applicants regarding their financial information, including copies of actual records. To date, the ranking has been based upon the applications submitted and not hard data. Additionally, inspections of the homes will further determine eligibility and necessary repairs. Conformance with state and local codes will be required.

#### NC CDBG CV 2020 (COVID-19)

The State recently released data regarding the COVID-19 CDBG funding cycle. In July, they sent a recommendation of potential eligible activities for the expected funds, at which time the federal government narrowed the opportunities down. It was determined that it would be in the best interest of Eden citizens if the City proceeded with an application that would assist low and moderate income households within the corporate limits. This would include Eden utility bills, rent, mortgage payments, electric bills, gas bills and the like. The maximum amount the City is eligible for is \$900,000.

#### Boards and Commissions

Meetings remain suspended for all of our boards and commissions except those that receive requests that cannot be delayed, such as Planning Board, Board of Adjustment and the Strategic Planning Commission.

#### Board of Adjustment Special Use Permit

The Board of Adjustment is set to meet on September 17 in the Eden Room to discuss a special use permit application for a dog grooming business as a home occupation.

#### Eden Drive-In Annexation

We received an application for annexation of the Eden Drive-In. The City is working with the property owner regarding the outdoor theater and operating hours. The property is already connected to city water and sewer.

#### Business Remodel/Rehab/Construction Updates

The final sealed set of drawings for the 625 Washington Street project (Central Hotel) have been received and the plan review will be completed by September 11. The project at 624 Washington Street (624 Lofts) is nearing completion with four units already finished and occupied. The Wendy's remodel project should be completed by September 11. Zip's carwash has been issued a C.O. and the opening date is unknown at this time due to software issues. The Ample Storage project is in the final stages of construction; however, a completion date is unknown at this time. Burger King is closed due to the degraded original cast iron DWV system (drain, waste & vent) that must be completely replaced.

### POLICE

#### Job Vacancies

The department currently has three vacancies for police officers. They will be conducting interviews on September 22.

### PUBLIC UTILITIES

Construction of the new buildings and equipment is almost complete. The City is waiting on a flow meter that was part of a change order. Once that is delivered, the contractor will come back to install it, at which point the project will be considered complete.

Our NPDES permit expired April 30, 2018. The draft permit was received on August 28, giving the City 30 days to respond with any questions. Because the City performed so well over the last several years, they reduced the monitoring requirements, which will save the City a considerable amount of money for contract lab analysis.

b. Update on the Matrimony Creek project.

Mayor Hall called on Public Utilities Director Terry Shelton.

Mr. Shelton said there had not been much progress made over the past 30 days on the Matrimony Creek project. The City was still in the process of submitting the information needed to the engineering firm in regards to what the City received from other agencies, such as the Corps of Engineers. Once everything was received, the engineering firm would evaluate what the City had to do if any endangered species were found in the creek. The work required of the City may be covered under a nationwide permit, which would enable a quicker proceeding. Mr. Shelton hoped to be able to move forward with the project by November or sooner once all of the permitting agencies were satisfied.

Council Member Hunnicutt asked if the City was waiting on Dewberry Engineering to do an environmental

assessment to determine if endangered species were in the creek.

Mr. Shelton said it was required by U.S. Fish and Wildlife Service. By assigning surveying of endangered species to whomever was doing work in creeks and rivers, they were able to have the areas surveyed at no cost to the agency. He recalled the pipeline project where the U.S. Fish and Wildlife Service determined that the endangered species of the blue coneflower was expected to be found alongside the road. The City paid for a survey that did not find anything and the information was entered into a database for future reference. Because the Roanoke logperch was known to be in certain parts of the Dan River, and Matrimony Creek ran into the Dan River, they wanted to ensure it was not disturbed in any way.

CONSENT AGENDA:

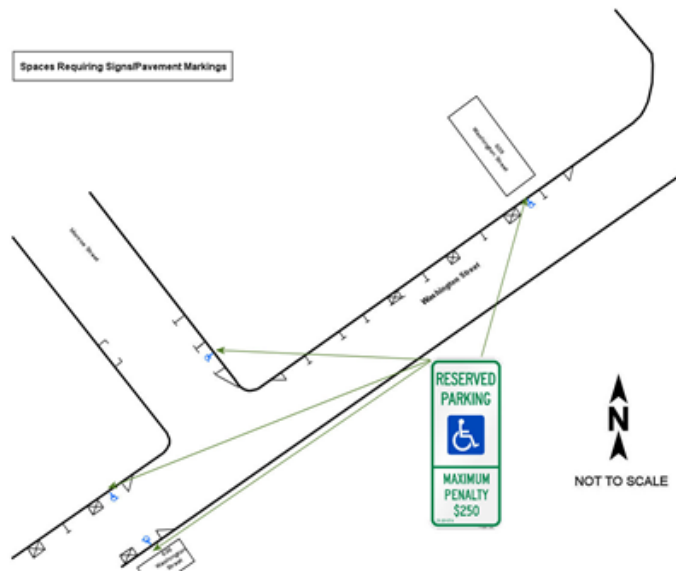
- a. Approval and adoption of the August 18, 2020 and the September 8, 2020 Minutes.
- b. Approval and adoption of an ordinance amending Chapter 9 – Motor Vehicles & Traffic of the City’s Code of Ordinances.

Sgt. Jim Robertson wrote in a memo that over the course of the past few months and in his prior position as Business District Officer, the concern of handicapped parking spaces was brought to his attention by downtown business owner Barry Carter and Main Street Manager Randy Hunt. Due to the passage of time and the changes brought about therewith, signs for the designated spaces on Washington Street had been removed and the designated space on Monroe Street had vanished altogether. Additionally, upon review of other designated spaces within the ordinance, he discovered several inaccuracies. In order to accommodate the growing downtown area and to correct the erroneous entries in Eden City Ordinances § 9-181 and § 9-182, it was the recommendation of the Police Department that the amendments to the ordinances of those sections be enacted as follows (the relevant changes have been italicized):

- § 9-181(A)(2) The parking space on the south side of Washington Street in front of *636* Washington Street;
- § 9-181(A)(3) The parking space on the south side of Washington Street in front of *712* Washington Street.
- § 9-181(A)(4) *The parking space on the north side of Washington Street in front of 609 Washington Street.*
- § 9-181(B) Monroe Street. The parking space on the *east* side of Monroe Street closest to Washington Street.
- § 9-181(D)(1) The parking space on the *east* side of Boulevard Street in front of *216* Boulevard Street;
- § 9-181(D)(2) The parking space on the east side of Boulevard Street in front of *258* Boulevard Street;
- § 9-181(D)(3) The *four (4)* parking spaces on the north side of Boulevard Street in front of *318, 320, and 322* Boulevard Street;
- § 9-181(D)(4) *Delete this entry. These spaces are no longer marked in any way nor relevant to Boulevard Street.*
- § 9-181(E) Henry Street. *The fourth parking space on the west side of Henry Street south of Jay Street.*
- § 9-181(H) Brame Street. The *three (3)* parking spaces on the north side of Brame Street, west of its intersection with Cedar Street, in front of Bethel Baptist Church.
- § 9-182 SIGNS. Sign *R7-8* as shown in the State Department of Transportation supplement to the manual on uniform traffic-control devices shall be erected or placed at each of the spaces designated in this division.

Additionally, some signs would need to be erected or placed in accordance with § 9-182 in the following locations to conform to the above changes and the current designated spaces in § 9-181:

1. The first parking space on the north side of Washington Street and west side of the intersection of Washington Street by Monroe Street.
2. The parking space on the south side of Washington Street in front of *636* Washington Street.
3. The parking space on the south side of Washington Street in front of *712* Washington Street.
4. The parking space on the north side of Washington Street in front of *609* Washington Street. (Will need to be marked on the pavement as well.)
5. The parking space on the east side of Monroe Street closest to Washington Street. (Will need to be marked on the pavement as well.)
6. The three parking spaces on the east side of Main Street that are south of and next to the existing handicap access to the United Methodist Church. (Will need to be marked on the pavement as well.)
7. The three parking spaces on the east side of Main Street, beginning with the first space north of the north end of the United Methodist Church. (Will need to be marked on the pavement as well.)



AN ORDINANCE AMENDING THE CITY CODE OF THE CITY OF EDEN

BE IT ORDAINED BY THE CITY COUNCIL of the City of Eden, North Carolina, that Article 181 of Chapter 9 of the Eden City Code is amended as follows:

*DIVISION 7 PARKING FOR PERSONS WITH DISABILITIES*

§ 9-181 PARKING SPACES DESIGNATED.

Parking spaces on the following streets and locations are hereby designated as parking spaces for persons with disabilities and the visually impaired:

(A) *Washington Street.*

- (1) The first parking space on the north side of Washington Street and west side of the intersection of Washington Street by Monroe Street;
- (2) The parking space on the south side of Washington Street in front of 636 Washington Street;
- (3) The parking space on the south side of Washington Street in front of 712 Washington Street.
- (4) The parking space on the north side of Washington Street in front of 609 Washington Street.

(B) *Monroe Street.* The parking space on the east side of Monroe Street closest to Washington Street.

(C) *North Fieldcrest Road.*

- (1) The parking space on the west side of North Fieldcrest Road in front of 151 North Fieldcrest Road.
- (2) The parking space on the east side of North Fieldcrest Road in between 130 and 124 North Fieldcrest Road identified as PIN #709900767284200.

(D) *Boulevard Street.*

- (1) The parking space on the east side of Boulevard Street in front of 216 Boulevard Street;
- (2) The parking space on the east side of Boulevard Street in front of 258 Boulevard Street;
- (3) The four (4) parking space on the north side of Boulevard Street in front of 318, 320, and 322 Boulevard Street;

(E) *Henry Street.* The fourth parking space on the west side of Henry Street south of Jay Street.

(F) *Main Street.*

- (1) The three parking spaces on the east side of Main Street that are south of and next to the existing handicap access to the United Methodist Church are hereby designated to be parking spaces for persons with disabilities and for the visually impaired.
- (2) The three parking spaces on the east side of Main Street, beginning with the first space north of the north end of the United Methodist Church, are hereby designated to be parking spaces for persons with disabilities and for the visually impaired.
- (3) The three parking spaces on the west side of Main Street that are opposite the three spaces described in division (F)(2) above are hereby designated to be parking spaces for persons with disabilities and for the visually impaired.

(G) *Cedar Street.* The two parking spaces on the west side of Cedar Street, north of its intersection with Brame Street, in front of Bethel Baptist Church.

(H) *Brame Street.* The three (3) parking spaces on the north side of Brame Street, west of its intersection with Cedar Street, in front of Bethel Baptist Church.

(I) *Jones Street.* One parking space on the south side of Jones Street, east of its intersection with Morgan Road, beside of Mitchell Drug.  
(89 Code, § 9-181) (Ord. passed 6-21-88; Ord. passed 11-15-88; Ord. passed 2-21-89; Am. Ord. passed 12-15-98; Am.



Ord. passed 3-16-99; Am. Ord. passed 8-15-00; Am. Ord. passed 2-20-01; Am. Ord. passed 11-20-01; Am. Ord. passed 7-15-03; Am. Ord. passed 10-18-05; Am. Ord. passed 9-15-20)

§ 9-182 SIGNS.

Sign R7-8 as shown in the State Department of Transportation supplement to the manual on uniform traffic-control devices shall be erected or placed at each of the spaces designated in this division. ('89 Code, § 9-182) (Ord. passed 6-21-88; Am. Ord. passed 9-15-20)

APPROVED, ADOPTED AND EFFECTIVE, this 15th day of September, 2020.  
CITY OF EDEN

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

Council Member Hampton made a motion to approve the consent agenda. Council Member Carter seconded the motion. All members voted in favor of the motion. The motion carried.

ANNOUNCEMENTS:

Mayor Hall stated there were some upcoming ribbon cuttings, which was a great sign as people were opening businesses: (1) MJ's Barbeque, 121 N. Fieldcrest Rd., on September 16 at 11 a.m.; (2) Sophisticated Rubbish, 633 Monroe St., on September 18 at 2 p.m. as part of their one-year anniversary celebration; (3) AK Emporium, 649 Washington St., on September 23 at 11 a.m.; (4) The V Suites Events and Design Center, 127 N. Fieldcrest Rd., on September 25 at 11 a.m.; and (5) Night Owl National Stoneworks, 201 E. Meadow Rd., Suite C, on October 1 at 11 a.m.

Council Member Ellis stated that school started back to in-person instruction on September 21 for increments of two days a week.

Mayor Hall said his son, Giles, had a foot operation and he hoped for a speedy recovery for him.

CLOSED SESSION:

- a. To discuss economic development pursuant to NCGS 143-318.11(a)(4).
- b. To discuss personnel pursuant to NCGS 143-318.11(a)(6).

A motion was made by Council Member Carter to go into closed session. Council Member Hampton seconded the motion. All members voted in favor of the motion. The motion carried.

A motion was made by Council Member Carter to return to open session. Council Member Hampton seconded the motion. All members voted in favor of the motion. The motion carried.

ADJOURNMENT:

As there was no further business to discuss, a motion was made by unanimous consent to adjourn.

Respectfully submitted,

\_\_\_\_\_  
Deanna Hunt  
City Clerk

ATTEST:

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Neville Hall  
Mayor

CITY OF EDEN, N.C.

A special meeting of the City Council, City of Eden, was held on Wednesday, September 30, 2020 at 9 a.m. in the Council Chambers, 308 E. Stadium Drive. Those present for the meeting were as follows:

Mayor:	Neville Hall
Council Members:	Darryl Carter
	Gerald Ellis
	Jerry Epps
	Angela Hampton
	Phillip Hunnicutt
	Bernie Moore
	Bruce Nooe
City Manager:	Jon Mendenhall
City Clerk:	Deanna Hunt
City Attorney:	Erin Gilley
Media:	Roy Sawyers, Rockingham Update

Mayor Hall called the special meeting of the Eden City Council to order.

PUBLIC HEARING:

- a. Consideration of an incentive package for Project Green Acres, appropriating an amount not to exceed \$5,336,606 from the General Fund to be distributed to the company in annual installments following the project parameters.
- b. Consideration of utility repair work on a sewer line not to exceed \$200,000.
- c. Consideration of in-city utility rates during the first two years of the company's facility ownership.
- d. Adoption of a resolution approving a performance agreement with Project Green Acres, approving utility repair work on a sewer line not to exceed \$200,000, and approving in-city utility rates during the first two years of the company's facility ownership.

Mayor Hall declared the public hearing open and called on Economic Development Director Mike Dougherty.

Mr. Dougherty said Project Green Acres would invest \$450 million in real and personal property at the former MillerCoors facility in Eden. The City was offering the company a total incentive not to exceed \$5,336,606 based on 50 percent of the annexation in lieu agreement. This was based on eligible investments made in four phases for 10 years each in the period 2022-2026. The company would not be entitled to any incentive payments under the agreement for investments in property first listed with the County Tax Department as of January 1, 2027.

He explained the second item was sewer repair. When MillerCoors was operating, they had their own wastewater treatment facility. The new company would have to send their sewage to the City. The City had done research on the line and there were some repairs needed. They had allocated up to \$200,000 but thought it would be considerably less than that.

Mr. Dougherty said under the third issue, the company would qualify when they were up and running for the economic development rate. The usage would be considerably less during the ramp up period. The company was asking for in-city water and sewer rates to be offered to them in the two-year ramp up period.

As no one came forward to speak in favor or opposition, Mayor Hall declared the public hearing closed.

A motion was made by Council Member Ellis that City Council adopt a resolution (1) authorizing the Mayor or the City Manager to execute a Performance Agreement Between Local Government and Project Green Acres substantially in the form which has been provided to each Council Member and approving utility repair work and providing in-city rates for two years to Project Green Acres and (2) determining that the incentives described in that Performance Agreement and Resolution to encourage Project Green Acres to make capital investments and create jobs in Rockingham County will increase the taxable property, employment, and business opportunities in the City of Eden. Council Member Carter seconded the motion. All members voted in favor of the motion. The motion carried.

ADOPTION OF A RESOLUTION APPROVING A FIRE PROTECTION AGREEMENT WITH PROJECT GREEN ACRES:

Mayor Hall called on City Attorney Erin Gilley.

Ms. Gilley explained this was the approval and adoption of an execution and performance for a fire service contract for property outside the corporate limits of the City. Council had been provided a copy of the contract. Project Green Acres had requested that the City provide fire protection services to the company. The City was allowed to provide the service. The contract required the City to provide fire protection services to the facility employing appropriate firefighting equipment including aerial trucks in the same manner that the City provided service to the other incorporated areas of the City. The agreement would run through the balance of the annexation in lieu agreement, which was through 2038. Consideration was for the payments of the agreement as well as a \$5,000 annual payment that the company would be making to the City.

A motion was made by Council Member Epps to adopt a resolution approving a fire protection agreement with Project Green Acres. Council Member Nooe seconded the motion. All members voted in favor of the motion. The motion carried.

ADOPTION OF A RESOLUTION APPROVING A REVENUE SHARING AGREEMENT WITH THE DRAPER VOLUNTEER FIRE DEPARTMENT:

Mayor Hall called on Ms. Gilley.

Ms. Gilley said the resolution was to approve an agreement between the City and the Draper Volunteer Fire Department. The Rockingham County Board of Commissioners had established a fire district where they levied a property tax on the Draper Volunteer Fire District and the Draper Volunteer Fire Department provided fire services to that area. Because the City had been asked and had agreed to provide fire services to the company in that area, the City had negotiated an agreement with the Draper Volunteer Fire Department to share in the revenue of the fire tax. The 18-year agreement said the tax would be shared with 60 percent to the Draper Volunteer Fire Department and 40 percent to the City of Eden for the first five years. After the fifth year, the parties would use metrics to determine the percentage through the remainder of the contract.

A motion was made by Council Member Moore to adopt a resolution to approve a revenue sharing agreement with the Draper Volunteer Fire Department. Council Member Hampton seconded the motion. All members voted in favor of the motion. The motion carried.

Mayor Hall pointed out a lot of work had been done by the City, County and State on the incentives and agreements. It had been an incredible partnership. He thanked Mr. Dougherty, Ms. Gilley and the County for their diligent work. The meeting was the end of a long six-month process of discussions.

Council Member Hampton thanked everyone for the work they had put into the process. She thanked City Manager Jon Mendenhall, Mr. Dougherty and Ms. Gilley for keeping Council informed throughout the process.

ADJOURMENT:

As there was no further business to discuss, a motion was made by unanimous consent to adjourn.

Respectfully submitted,

---

Deanna Hunt  
City Clerk

ATTEST:

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Neville Hall  
Mayor



To: Honorable Mayor and City Council

Thru: Jon Mendenhall, City Manager

From: Amy P. Winn, CPA  
Assistant Director of Finance

Date: October 20, 2020

Re: Budget Amendment # 2

The attached budget amendment allocates CARES Act funding received from Rockingham County to appropriate Public Safety line items. This is the funding that city council approved to accept at the September council meeting.



**MEMORANDUM**

To: Honorable Mayor and City Council  
 Thru: Jon Mendenhall, City Manager  
 From: Amy P. Winn  
 Assistant Director of Finance  
 Date: October 20, 2020  
 Subject: Budget Amendment # 2

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
CARES Act Proceeds	10-3850-89000	\$ -	\$ 348,300.00	<u>\$ 348,300.00</u>
<b>General Fund Expenditures</b>				
Police Salaries - CARES Act	10-4310-12101	\$ -	\$ 221,000.00	\$ 221,000.00
Police Group Insurance - CARES Act	10-4310-18301	\$ -	\$ 67,000.00	\$ 67,000.00
Police FICA - CARES Act	10-4310-18201	\$ -	\$ 16,000.00	\$ 16,000.00
Police Life/ADD&D/Disability Ins - CARES Act	10-4310-18401	\$ -	\$ 300.00	\$ 300.00
Police Worker's Comp Ins - CARES Act	10-4310-18601	\$ -	\$ 9,000.00	\$ 9,000.00
Police Retirement - CARES Act	10-4310-18001	\$ -	\$ 24,000.00	\$ 24,000.00
Police 401(K) - CARES Act	10-4310-18911	\$ -	\$ 11,000.00	\$ 11,000.00
				<u>\$ 348,300.00</u>

Appropriates CARES Act funding to Public Safety line items.

Adopted and effective this 20th day of October, 2020.

Attest:

\_\_\_\_\_  
 Deanna Hunt, City Clerk

\_\_\_\_\_  
 Neville Hall, Mayor



To: Honorable Mayor and City Council

Thru: Jon Mendenhall, City Manager

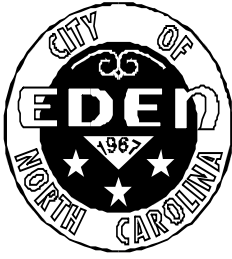
From: Amy P. Winn, CPA  
Assistant Director of Finance

Date: October 20, 2020

Re: Budget Amendment # 3

The attached budget amendment allocates funds from the General Fund contingency line item for the new Deputy Fire Chief position and vehicle based on council's decision in September.





**MEMORANDUM**

To: Honorable Mayor and City Council  
 Thru: Jon Mendenhall, City Manager  
 From: Amy P. Winn  
 Assistant Director of Finance  
 Date: October 20, 2020  
 Subject: Budget Amendment # 3

	Account #	From	To	Amount
<b>General Fund Expenditures</b>				
GF Contingency	10-9990-99100	\$ 400,000.00	\$ 297,100.00	\$ (102,900.00)
Fire Salaries	10-4340-12100	\$ 753,400.00	\$ 795,800.00	\$ 42,400.00
Fire FICA	10-4340-18100	\$ 67,700.00	\$ 71,000.00	\$ 3,300.00
Fire Retirement	10-4340-18200	\$ 77,000.00	\$ 81,300.00	\$ 4,300.00
Fire Group Insurance	10-4340-18300	\$ 253,200.00	\$ 263,500.00	\$ 10,300.00
Fire Life/AD&D/Disability Insurance	10-4310-18400	\$ 25,500.00	\$ 25,900.00	\$ 400.00
Fire 401(k)	10-4340-18910	\$ 38,000.00	\$ 40,200.00	\$ 2,200.00
Fire C/O Vehicles	10-4340-55000	\$ -	\$ 40,000.00	\$ 40,000.00
				<u>\$ -</u>

Appropriates contingency funds for additional Deputy Fire Chief position and vehicle.

Adopted and effective this 20th day of October, 2020.

Attest:

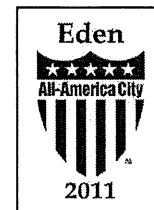
\_\_\_\_\_  
 Deanna Hunt, City Clerk

\_\_\_\_\_  
 Neville Hall, Mayor



## Engineering Department

P.O. Box 70, Eden, NC 27289-0070  
308 E. Stadium Drive, Eden, NC 27288  
(336) 623-2110



# MEMO

To: Honorable Mayor and City Council

Through: Jon Mendenhall, City Manager

From: Bev O'Dell, Director of Engineering *BOD*

Cc: Deanna Hunt, City Clerk  
Blair Barker, Administrative Assistant  
Kelly K. Stultz, AICP, Director of Planning & Inspections

Date: October 2, 2020

**Re: Consideration of Proposed Water Main Extension  
by Dan River Water, Inc. along Parkland Road**

Mike Lemons, Utility Supervisor for Dan River Water, Inc., is requesting that City Council grant approval for the proposed installation of about 900 LF of 6-inch diameter PVC water main along Parkland Road, southward from the intersection with Edwards Road (SR# 2005). Preliminary plans for the project have been prepared by William E. Mitchell Associates. Approval of the proposed improvements is being requested in accordance with the water purchase agreement between the City of Eden and Dan River Water, Inc.

The improvements are intended to serve 6 single-family residences, and possibly one existing residence along the proposed project route. The project site is located less than half a mile from the Chinqua Penn Plantation.

Enclosed are the preliminary plans for the proposed water main improvements, along with the Engineer's Report prepared for the proposed water main extension project.

It is recommended that the proposed Dan River Water, Inc. water main extension along Parkland Road be allowed to take place. If you have any questions, please do not hesitate to contact me, or Mike Lemons, prior to the October City Council meeting.

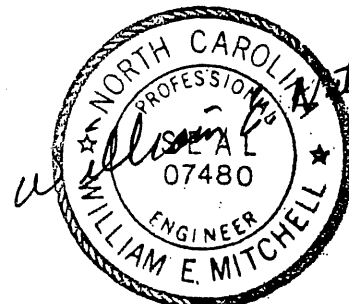
Thanks for reviewing and considering this matter.

# WILLIAM E. MITCHELL ASSOCIATES

CIVIL ENGINEERS, LAND PLANNERS & SURVEYORS

ENGINEER'S REPORT NO. 1  
WATER MAIN EXTENSION  
PARKLAND ROAD  
ROCKINGHAM COUNTY  
SEPTEMBER, 2020

- (1) Existing water system : Dan River Water Incorporated water system
- (2) Facility served : Extension of Dan River Water Incorporated water system to serve Parkland Road  
920 L.F. 6" water main
- (3) Applicant : Dan River Water Incorporated  
610 Patrick Street  
Eden, N.C. 27288  
  
Owner : Dan River Water Incorporated  
610 Patrick Street  
Eden, N.C. 27288
- (4) Facilities served : 6 single-family residences & 1 potential existing residence
- (5) Future service : N/A; no expansion plans
- (6) Alternate plans : None; site is within Dan River Water Incorporated service area
- (7) Financial considerations : Cost borne by Dan River Water, Incorporated from available funds
- (8) Future demand : N/A; no expansion plans
- (9) Character of source of water supply : Supplied by City of Eden; no known sources of pollution
- (10) Water treatment processes : N/A; water provided by City of Eden
- (11) Purchased water : Dan River Incorporated purchases all water from City of Eden
- (12) Description of design basis : N/A; water provided by City of Eden
- (13) Daily demand data : Water provided by City of Eden; daily demand does not exceed agreement with City of Eden for purchase of water
- (14) Infrastructure improvements : N/A; water provided through existing Dan River Water Incorporated system

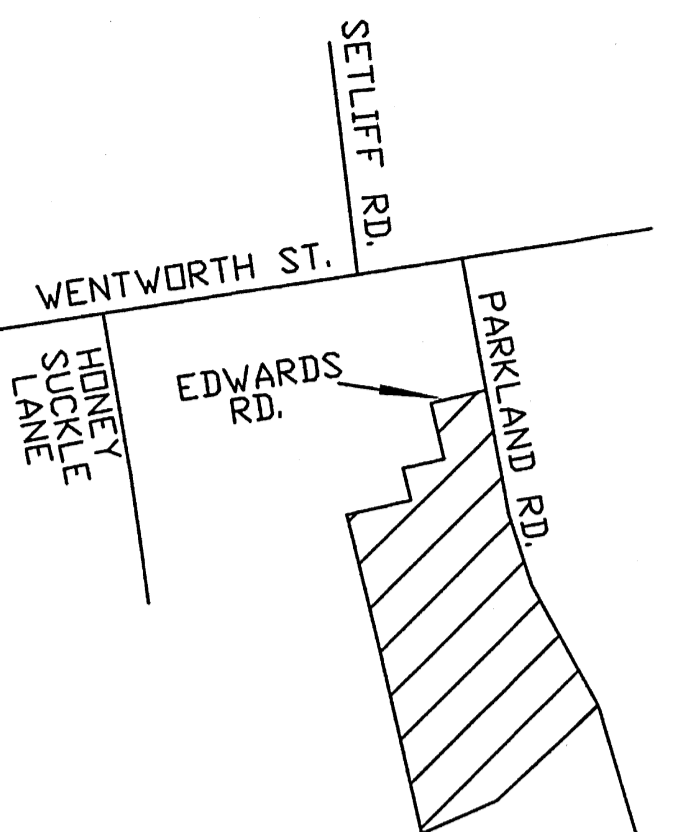
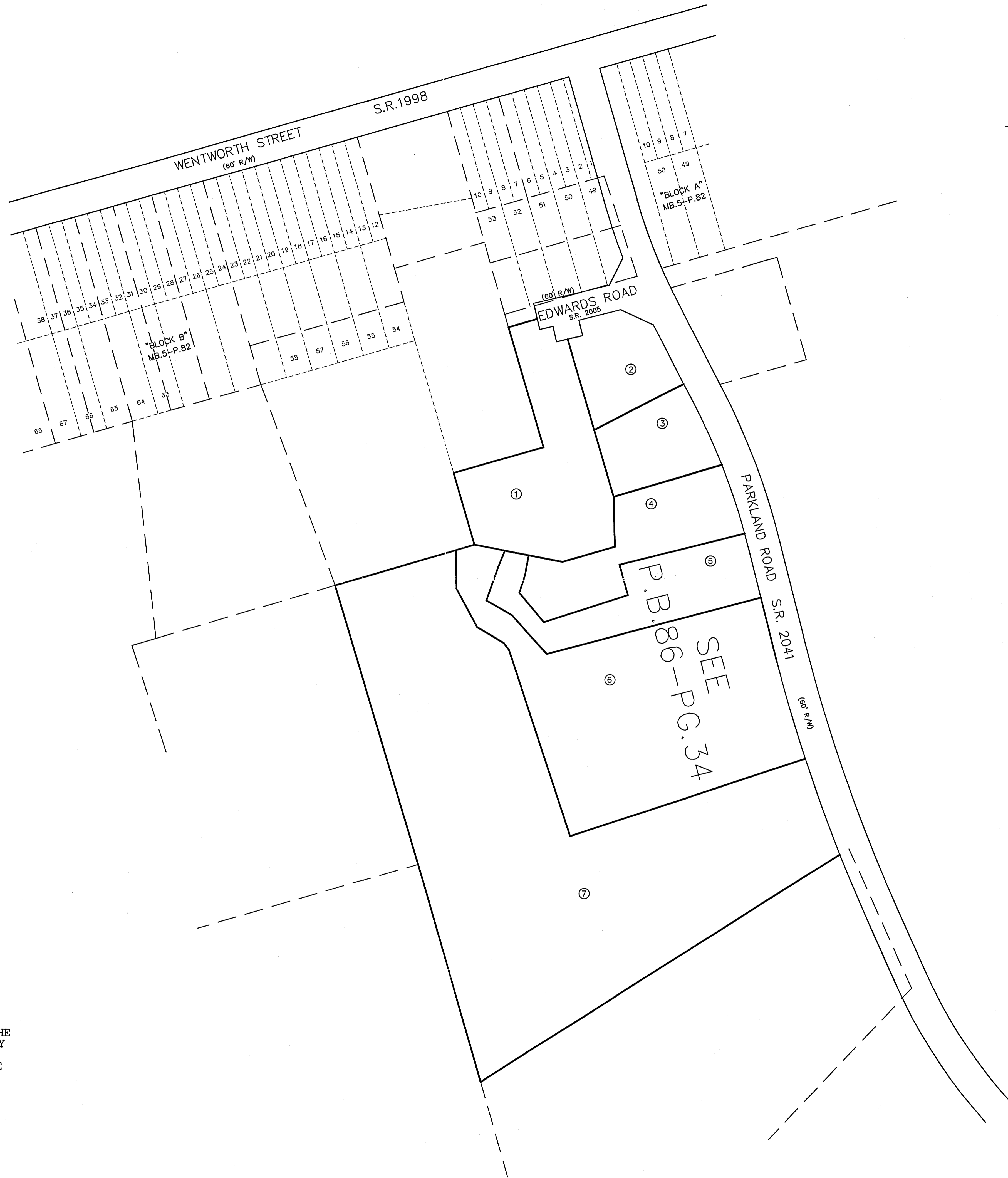


9-16-20

- (15) Average Daily Demand = 945,555 gal. (usage from 2019, prior  
to COVID-19 shutdowns)  
Maximum Daily Demand = 1,040,077 gal.
- (16) Maximum daily treated water that can be purchased from City  
of Eden = 1,666,666 gal.
- (17) Total storage capacity (elevated & ground) = 1,529,000 gal.

**LEGEND**

- Pole Utility
  - ⊗ Pole Light
  - Pole
  - Sign Small
  - Catch Basin-Drop Inlet
  - ⊖ Culvert Headwall
  - ⊕ Proposed Fire Hydrant
  - ⊗ Proposed Water Valve
  - ⊗ Existing Water Valve
  - ⊗ Existing Water Meter
  - ⊗ Existing Telephone Pedestal
  - ⊗ Mailbox
  - R/W Right-of-Way
  - ⊙ Centerline
  - E.I.S. Existing Iron Stake
  - RCP Reinforced Concrete Pipe
  - CPP Corrugated Polyethylene Pipe
  - CMP Corrugated Metal Pipe
  - EP Edge of Pavement
- x-x-x-x-x- Fence
  - - - - - Easement
  - — — — — Right-of-Way
  - — — — — Stream River
  - — — — — Existing Waterline
  - T — T — T — Existing Underground Telephone
  - TV — TV — TV — Existing Underground Cable Television
  - G — G — G — Existing Underground Natural Gas
  - F — F — F — Existing Underground Fiber Optic
  - P — P — P — Existing Underground Power
  - O — O — O — Existing Overhead Power



**CONSTRUCTION SEQUENCE:**

1. INSTALL SILT FENCES AND STONE DITCH CHECKS WHERE NOTED.
2. BEGIN UTILITY INSTALLATION; PROTECT STORM DRAIN INLET OPENINGS FROM SILTATION WITH STONE CHECK DAMS OR STRAW WATTLES.
3. SLOPES GREATER THAN 3:1 TO BE SEEDED WITHIN 7 CALENDAR DAYS OF COMPLETION OF CONSTRUCTION.
4. COMPLETE UTILITY INSTALLATION; INSTALL NETTING WHERE DITCH LINES HAVE BEEN DISTURBED; PERMANENTLY SEED ALL REMAINING DISTURBED AREAS WITH 14 CALENDAR DAYS OF COMPLETION OF CONSTRUCTION.

**NOTES:**

1. ALL WORK TO BE DONE IN ACCORDANCE WITH STANDARDS & SPECIFICATIONS OF DAN RIVER WATER, INC.
2. INFORMATION CONCERNING EXISTING UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS, ULOCO MARKINGS, AND FIELD SURVEY. HOWEVER, THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION OF ALL UTILITIES BY DIGGING TEST PITS BY HAND AT ALL CROSSINGS WELL IN ADVANCE OF TRENCHING. PRIOR TO BEGINNING WORK THE CONTRACTOR MUST PROVIDE 48 HOURS NOTICE TO DAN RIVER WATER, INC., THE N.C.D.O.T., & ALL OTHER APPROPRIATE UTILITY COMPANIES. FOR FIELD LOCATION OF EXISTING UTILITIES THE CONTRATOR SHOULD CALL NC ONE CALL AT 1-800-632-4949.
3. STORM DRAIN INLETS & DRIVEWAY PIPES MUST BE PROTECTED FROM SILTATION BY USE OF STONE DITCH CHECKS OR STRAW WATTLES.
4. DRIVEWAY PIPES TO BE REMOVED & REPLACED AS REQUIRED FOR CONSTRUCTION.
5. DISTURBED AREA =15' MAX. WIDTH ALONG ROUTE OF WATER LINE

**CONTACT**

DAN RIVER WATER, INC.  
610 PATRICK ST.  
EDEN, N.C. 27288  
336-623-2526

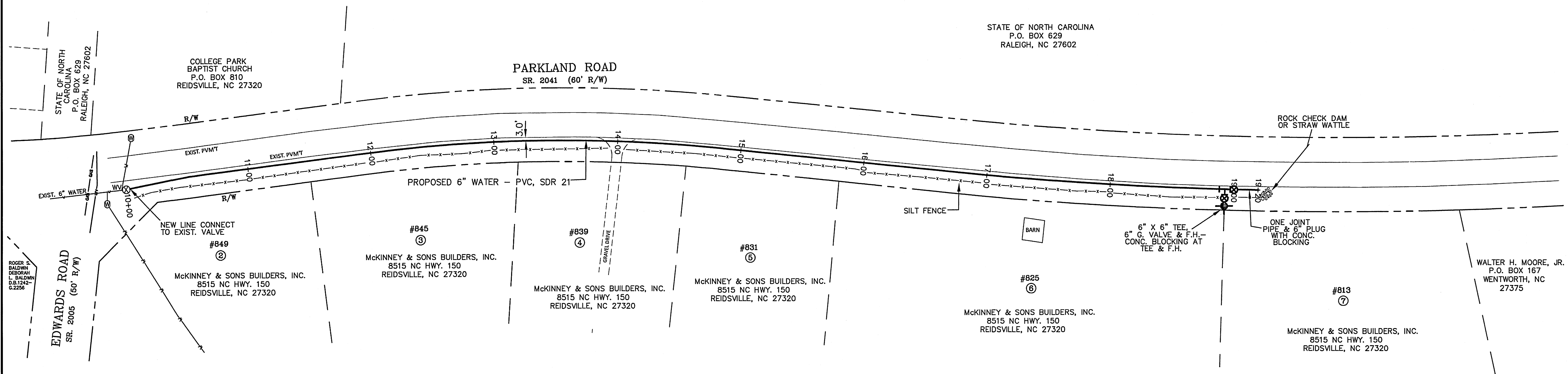
COVER SHEET  
FOR  
**DAN RIVER WATER, INC.**

WENTWORTH TOWNSHIP ROCKINGHAM COUNTY  
NORTH CAROLINA  
SEPTEMBER 2, 2020  
WILLIAM E. MITCHELL ASSOC.  
CIVIL ENGINEERING - SURVEYING - LAND PLANNING

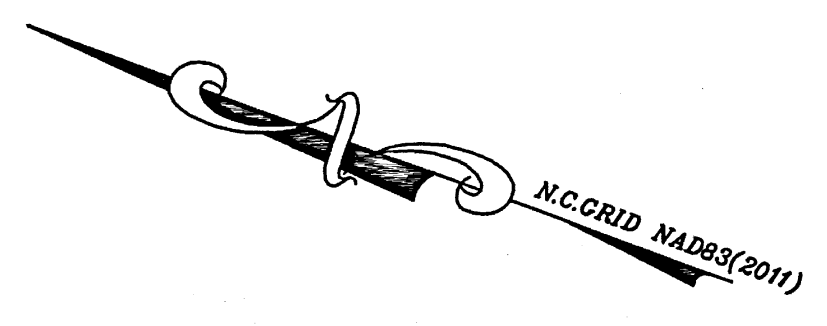
1903 C ASHWOOD COURT  
GREENSBORO, N.C. 27455  
336-540-0080

JOBNAME: DRCOVERSHEETPARKLANDRD

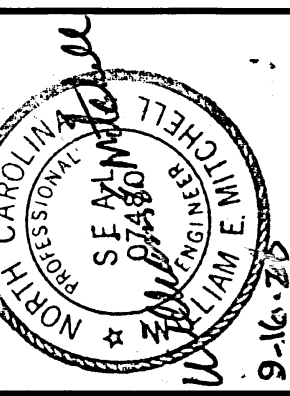
- GENERAL NOTES**
1. ALL WATER LINE INSTALLATION TO BE DONE IN ACCORDANCE WITH STANDARDS AND SPECIFICATIONS OF DAN RIVER WATER, INC.
  2. INFORMATION CONCERNING EXISTING UTILITIES WAS OBTAINED FROM FIELD SURVEY AND AVAILABLE RECORDS. HOWEVER, THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION OF ALL UTILITIES BY DIGGING TEST PITS BY AND AT ALL CROSSINGS WELL IN ADVANCE OF TRENCHING. FOR ASSISTANCE WITH FILED LOCATION OF EXISTING UTILITIES THE CONTRACTOR SHOULD CONTACT ALL APPROPRIATE UTILITIES AND NC CALL ONE AT 1-800-632-4949.
  3. DISTURBED DITCH LINES TO BE STABILIZED WITH NETTING (NORTH AMERICAN 575 OR EQUAL), MINIMUM WIDE=4', CENTERED OVER DITCH LINE.
  4. TRACER WIRE TO BE INSTALLED WITH PIPE. WIRE TO BE LOOPED INTO METER BOXES, CUT-OFF VALVES, & AT F.H.
  5. DISTURBED AREA=15' MAX. WIDTH ALONG ROUTE OF WATER LINE



STATE OF NORTH CAROLINA  
P.O. BOX 629  
RALEIGH, NC 27602



DATE: AUGUST 12, 2020  
SCALE: 1"=40' (HORIZONTAL)  
1"=4' (VERTICAL)  
REVISED:

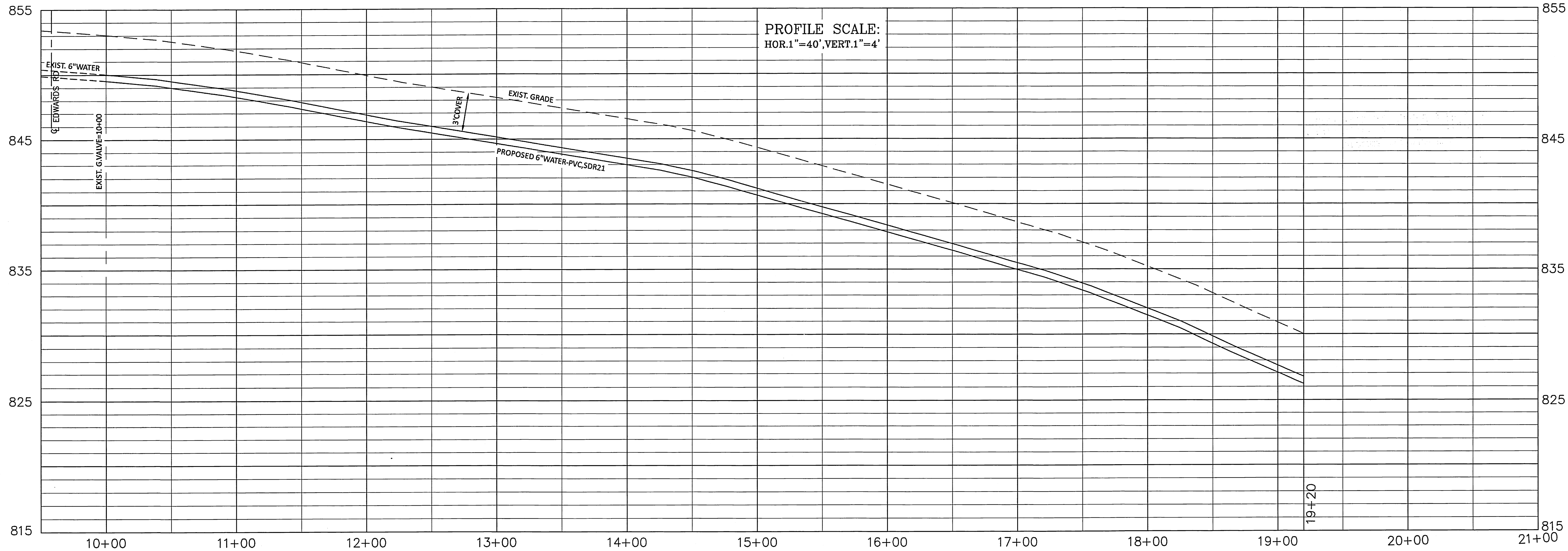


**WILLIAM E. MITCHELL ASSOC.**  
CIVIL ENGINEERING ~ SURVEYING ~ LAND PLANNING  
1903 C ASHWOOD COURT  
GREENSBORO, N.C. 27455  
336-540-0060

**DAN RIVER WATER, INC.**  
610 PATRICK STREET  
EDEN, N.C. 27288  
336-623-2526

PLAN/PROFILE FOR  
**PARKLAND ROAD**  
WENTWORTH TOWNSHIP  
ROCKINGHAM COUNTY - NORTH CAROLINA

SHEET NO.  
**1**  
OF 1 SHEETS



PROFILE SCALE:  
HOR. 1"=40', VERT. 1"=4'

JOB NAME: 2019120\_DANRIVERWATER