

CITY OF EDEN, N.C.

The regular meeting of the City Council, City of Eden, was held on Tuesday, June 15, 2021 at 6 p.m. in the Council Chambers, 308 E. Stadium Drive. Those present for the meeting were as follows:

Mayor:	Neville Hall (absent)
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
News Media:	Roy Sawyers, Rockingham Update Mike Moore, Mike Moore Media

MEETING CONVENED:

Mayor Pro Tem Carter called the regular meeting of the Eden City Council to order and welcomed those in attendance. Council Member Bernie Moore gave an invocation followed by the Pledge of Allegiance led by Interim Fire Chief Todd Harden.

PROCLAMATIONS AND RECOGNITIONS:

*There were none.*

SET MEETING AGENDA:

Mayor Pro Tem Carter requested to add item 10(b) Unified Development Ordinance (UDO) Report under New Business. A motion was made by Council Member Moore to set the meeting agenda as amended. Council Member Ellis seconded the motion. All members voted in favor. The motion carried, 6-0.

PUBLIC HEARINGS:

*There were none.*

REQUESTS AND PETITIONS OF CITIZENS:

Mayor Pro Tem Carter asked City Attorney Erin Gilley to read the City's policy regarding public comments.

Cathy Garrett of 611 Easley Road yielded her time to Jeff Garrett.

Jeff Garrett of 611 Easley Road said it was hard for him to speak at the meeting but it was his conviction to do so. It was the fifth meeting he had attended. What a tangled web we weave when we first start to deceive. Desperate situations called for desperate measures. He said hardly any Council attended Planning Board meetings, the Planning Board did not go to the Council meetings and only a few attended the public meetings. The citizens wanted to move forward but the more they heard, the worse it became, which was the reason he was there. At the first meeting he attended, he said there was no transparency. At the Planning Board meeting, he stated there was a failure to communicate. The letter that was mailed out to the citizens did not tell them anything, he called it a disgrace. At the last meeting, he said one bad apple ruined the whole bunch and he learned a new term, stakeholder. It was said the City had been working on the Unified Development Ordinance (UDO) for a year, but he just received his letter a few days ago. They needed to

go over a few vocabulary words, beginning with loyalty, in terms of who they were loyal to. Integrity, did anyone know the meaning? Ethics, was it a thing of the past? He said Council should not vote until they had heard from both sides and should not vote on something they had been working on for a year. He felt it was no wonder the vote was unanimous. He told Council they should not sell out the people they were supposed to represent. He asked if they talked to any of the business owners in their districts, who they represented. Why? In his opinion, the process had been corrupted and Council could not enforce an illegal contract. The citizens of Eden certainly had been mistreated. They had been asked how can we fix this? The only way to fix it was to give them their zoning back with no changes that was previously taken away from them for no reason. It was not a requirement by state mandate. He told Council to make it right. It could be their legacy and what people remembered them for as it would overshadow what they had done in the past. He stated one of the biggest lies told was that it was a state mandate. He asked why they did it. It should not be the City against the taxpayers, it should be for the citizens. Do what was right by giving them back their zoning with no changes. It was fine the way it was. They should clear their names. Loyalty, integrity and ethics. He asked that they please do the right thing. Restore faith in the City's government. It could be their legacy, what they were remembered for. How they felt about him and what he presented was how they felt about the citizens. He told Council they knew in their hearts if it was right or wrong.

Michelle Barnes of 634 Boone Road said the questions she had may be answered under 10b; however, she wanted to know why City employees, City Council and Planning Department staff were stakeholders because that should not have been the case. If someone had anything to do with the City's government, they should not have been on the stakeholder list. The stakeholder list should only have been people who did not have a clue about government. She needed a book with layman's terms regarding things she had heard in the meetings. She understood the codes were old but Eden was a small town and was never going to be a mini-Raleigh, nor did the citizens want it to be as people did not live in Eden who desired such. She wanted a yes or no answer to know if the changes made were required by the state, and if not, why the citizens were told it was.

Adrian Meeks of 807 Washington Street started by reading the rest of what Mr. Garrett had written down that he wanted to say. She said Mr. Garrett had met with City Manager Jon Mendenhall, he was a super nice guy and the meeting went really well. In the meeting, Mr. Mendenhall asked Mr. Garrett what the City could do to fix the situation as he acknowledged that a correction needed to be made. She said Mr. Mendenhall should not have been put in that position considering he walked into the situation that had already been started before he came to Eden. She said Mr. Garrett expressed thanks to Mr. Mendenhall for stepping up to the plate to solve an issue that should not have been there to begin with. He wanted everyone to thank Mr. Mendenhall as the citizens did not want to see him send resumes out for employment elsewhere because Eden needed a good city manager. Ms. Meeks said she was aware that Council was considering some things coming up related to zoning and there had been a lot of talk Business General (BG), but there were other zones that were impacted as well. She had also recently talked with Mr. Mendenhall about Residential 4 (R-4) that had been changed, which previously allowed manufactured housing, but currently left such property owners as non-compliant. One parcel she was working on selling for an 81-year-old property owner was affected by the change. Like Shane Hensley had said previously, the house was the owner's 401K and his zoning had changed to Residential 12 (R-12) which did not permit manufactured housing. After mentioning it to City staff, she was presented with an application to have the parcel rezoned to the suggested Residential Agricultural (RA) zone, which required 40,000 square feet of land in order to have a manufactured house located upon it. The lots were not that large so they were non-compliant. It was then suggested to her to request a text amendment, but that would not work either. She wanted Council to consider those things when they were reevaluating the UDO.

Jesse Meeks of 807 Washington Street said the zoning had been a real trial for the citizens. If they got Mr. Garrett to come in and speak, they had done something. He knew Council members were good people and he liked Mr. Mendenhall, but he wanted the zoning changed back to what it used to be. It was not handled

the way he thought it should have been handled where everyone was notified and aware of the potential changes. He asked Council to make a motion and change it back, referring to them as God in the City, as they had all the power.

Shane Hensley of 943 Laurelwood Drive declined to speak.

Mayor Pro Tem Carter thanked everyone who spoke. He said there was a time limit in place that had been adopted some time ago and sometimes it seemed that the time passed quickly when someone was speaking, but their comments were appreciated.

UNFINISHED BUSINESS:

*There was none.*

NEW BUSINESS:

- a. Consideration to adopt a sidewalk encroachment agreement.

Mayor Pro Tem Carter called on Ms. Gilley and Director of Municipal Services Paul Dishmon.

Ms. Gilley said the property owner of 625 Washington Street requested the City repair and fill in the sidewalk that was currently open with a grate. She prepared for Council an encroachment agreement between the City and the property owner that provided the City would allow the property owner to temporarily encroach into the City's right-of-way to perform construction, which would be based upon a professional engineer's recommendation, as attached to the agreement. The construction would involve pouring pourable-fill concrete into the opening. All openings from the building would be welded and covered prior to the filling. The owner and general contractor would be responsible for all liability for the work and would also hold and maintain the liability insurance coverage to conduct the repairs. Once completed to the satisfaction of the City's building inspector, the City would reimburse the property owner for the cost of the construction due to it being located in the City's right-of-way. City staff had reviewed the cost of the materials of the job and felt it was reasonable. The reimbursement would not exceed \$20,000 and the City would only pay for receipts presented by the property owner and contractor.

Council Member Nooe asked if the City had a policy in regards to encroachments of the City's rights-of-way as far as what was allowed going forward.

Ms. Gilley said no. The encroachment agreement presented to Council was based off of a similar agreement that North Carolina Department of Transportation (NCDOT) used. In the past, the City had been the encroacher of NCDOT's streets and that was what she used as a basis for the agreement. While the City did not have a written policy, she hoped that anything put into the City's sidewalk in the future would be maintained by the property owner and not the City. The building was built in the early 1900s, which left an opening in the sidewalk that was now in the City's right-of-way and there was currently no delineation of whose responsibility it was. From an attorney's aspect, she viewed it as a responsibility of the City to fix and maintain it.

Council Member Hunnicutt asked if someone were to walk down the sidewalk as it currently was and fall down the stairwell, would that mean the City would be liable since it was in the City's right-of-way.

Ms. Gilley said she could not say for certain how a judge or jury would rule, but she could assure him the City would be named on the lawsuit since it was in the City's right-of-way and had been for multiple years. She was uncertain if the property owner would be named on the lawsuit as well.

Council Member Hunnicutt said the building was built in the early 1930s. The grate over the top of the steps was approaching 100 years old and was in horrendous condition. He hoped the City would move forward and cover it up.

Ms. Gilley said there was no delineation from the 1930s as to whose responsibility it would be and by de facto it was in the City's right-of-way and that was where the City's liability would come in.

A motion was made by Council Member Hampton to adopt a sidewalk encroachment agreement for the property at 625 Washington Street. Council Member Hunnicutt seconded the motion. All members voted in favor of the motion. The motion carried, 6-0.

#### SIDEWALK ENCROACHMENT AGREEMENT

THIS AGREEMENT, made this \_\_\_\_\_ day of \_\_\_\_\_, 2021, by and between the City of Eden, a body politic existing under the laws of the State of North Carolina, herein after referred to as "City," and the Carpino Investments 2, LLC, a North Carolina corporation, hereinafter referred to as "Property Owner",

WHEREAS, the City is a municipal corporation that owns and maintains rights of ways including streets and sidewalks,

WHEREAS, Property Owner is the owner of 625 Washington Street, Eden, NC hereinafter referred to as the "Property" and is in the process of renovating the historic four- story brick construction, hereinafter referred to as the "Building" and has constructed 27 new apartments inside the Building which is adjacent and abutting the City sidewalk; and

WHEREAS, said sidewalk contains an opening with concrete steps leading from the ground level to the bottom of the building foundation and also contains a steel grating as part of the sidewalk as described in the Engineering Plan dated June 3, 2021 by Daniel C. Smith, PE of Consulting Engineers, attached hereto as Exhibit "A" and incorporated herein by reference; and

WHEREAS, for aesthetic reasons, as well as the safety of the general public, it is to the material advantage of both Parties that this stairway space and the steel grating to be filled and removed, creating a smooth, unobstructed, continuous sidewalk; and

WHEREAS, Property Owner's building contains openings that must be properly sealed during construction in order to protect the structural integrity of the building, and

WHEREAS, the purpose of this agreement is to provide the Parties hereto, a plan for the construction of the improvements, which will involve an encroachment by the Property Owner on to the City sidewalk, an Engineer's scope of work to be followed during construction, and the reimbursement of costs as detailed below, in order to provide clear delineation of ownership, maintenance and liability of the sidewalk improvements.

NOW THEREFORE, in consideration of the mutual covenants contained herein by and between the parties hereto, it is hereby agreed to as follows:

1. City shall permit the temporary encroachment by Property Owner for the duration and completion of the scope of work as described in Exhibit A.
2. The Property Owner, through his General Contractor, shall make improvements to the sidewalk in accordance with the attached Exhibit A (Engineering Plan). Such installation shall be permitted, approved and inspected by City of Eden Building Inspector. Any deviation or amendment to such plan shall be approved by City of Eden. Property Owner binds and obligates himself to install and maintain during construction the facility in such safe and proper condition that it will not interfere with or endanger travel upon said right of way (without City of Eden approval). Any interference with City right of way shall be coordinated through City Building Inspector.

3. Property Owner agrees to perform the work described and in accordance with Exhibit A, as well as having the concrete brought up to grade, prepped and ready for the City's installation of sidewalk concrete. Such work shall be to the satisfaction of City building inspector.
4. Property Owner hereby agrees to indemnify and save harmless the City from all damages and claims (including third parties and damages to Property Owner's property) for damage that may arise by reason of the construction and improvement to the sidewalk as allowed under this Agreement.
5. Property Owner through its General Contractor shall maintain general liability insurance as required by state of North Carolina. Such work shall be included in the permit issued to Property Owner's General Contractor for work already in progress at Property.
6. Upon completion of the work outlined in Exhibit A and to the satisfaction of City Building Inspector, Property Owner shall present to City all receipts for the costs of work, including labor and materials, performed and City shall reimburse Property Owner for any work listed in Exhibit A up to \$20,000. All costs shall be reasonable and based upon industry standards.
7. City shall pour sidewalk concrete along Monroe Street after the work has been completed by Property Owner and shall maintain the sidewalk thereafter. Property Owner agrees to assume all liability, release, indemnify and save harmless the City from all damages and claims including third parties that may arise from the Building or any other property as a result of the temporary encroachment and scope of work performed due to the installation of the flowable fill. Property Owner shall maintain the Building and Property, including any repairs and maintenance occurring subgrade.
8. Successors and Assigns. This Agreement shall be binding upon and shall inure to the benefit of the successors and assigns of the Parties. Specifically, the Parties agree that this Agreement shall run with the Property Owner's Property and all portions thereof and that it shall inure to the benefit of and binding upon all subsequent owners of the Property or any portion thereof.
9. Enforceability. This Agreement shall be governed and construed in accordance with laws of the State of North Carolina. This Agreement shall be enforceable by each party hereto by all remedies available at law or in equity, including but not limited to specific performance.
10. Waiver. Failure or delay to exercise any right, remedy or privilege hereunder shall not operate as a waiver of such right, remedy or privilege nor prevent subsequent enforcement thereof.
11. Severability. If any portion of this Agreement is declared void or invalid the remainder shall be in full force and effect.
12. Entire Agreement. This instrument contains the entire Agreement between the Parties, and no statement oral or written, made by either Party or agent of either Party that is not contained in this written Agreement shall be valid or binding.

IN WITNESS WHEREOF, the parties have set their hands and seals as of the date set forth above.

CITY OF EDEN

BY: Neville Hall, Mayor

ATTEST: Deanna Hunt, City Clerk

b. Unified Development Ordinance (UDO) Report.

Mayor Pro Tem Carter called on Mr. Mendenhall.

Mr. Mendenhall said Council had heard some good thoughts from citizens regarding the UDO and City staff had been working on the report for a few weeks. A public participation meeting was held the week prior on the UDO to try to address individual issues and there were two more input meetings scheduled. At the present time, staff was moving forward with a recommendation to present to the Planning Board on June 22 for an areawide rezoning to bring BG back to all of the areas where it was deemed appropriate. Staff was looking at a table of permitted uses in order to establish the permitted use standards and restore all of the businesses negatively impacted back to where they needed to be. Some individual concerns from property owners that needed to be brought forward and should be brought forward would be heard at the next two public input meetings scheduled for June 23 at 5:30 p.m. and July 7 at 5:30 p.m. at City Hall. He stated that City staff did not know what it did not know; therefore, he encouraged citizens to let staff know if there was a concern or question about anything. In addition to the public input meetings, he reminded

citizens they could contact the Planning Department weekdays from 8 a.m. until 5 p.m. in an effort to address any individual property owner needs. The department worked for the people and offered good customer service. He added that staff was looking forward to BG being proposed to the Planning Board at their June meeting, which would put it in motion for being brought before Council at the July Council meeting.

Council Member Ellis asked Mr. Mendenhall to restate his comment about the July Council meeting.

Mr. Mendenhall said the Planning Board would consider a text amendment to add BG back to the code and a map amendment to apply BG back to the zoning map. The board would review the items at their June meeting and based on those results, it would likely be brought before Council in July. The City would publicize a public hearing and mail notification to all impacted property owners, as well as property owners within 100 feet of the impacted property. It would likely be addressed in sections due to the property count being over 300, but the structure of the public hearing had not yet been finalized.

Council Member Ellis asked Ms. Barnes if that helped.

Ms. Barnes replied that she thought so.

Mayor Pro Tem Carter asked for a motion to encourage the Planning Department staff, Planning Board and City staff to continue its study into the zoning and amendment to bring BG back. In addition, he wanted the staff and Planning Board to continue to work with the citizens who had residential problems and any other zoning problems.

Council Member Ellis made a motion to encourage the Planning Department staff, Planning Board and City staff to continue its study into the zoning and amendment to bring BG back, as well as instruct the staff and Planning Board to continue to work with the citizens who had residential problems and any other zoning questions or concerns. Council Member Hampton seconded the motion.

Council Member Nooe said he had an issue with the motion because the City had already started the process of mailing letters and scheduling meetings, but all of the information had not been gathered. He felt the process was already going in the direction to bring BG back based on the comments he had previously heard. He did not see the need to vote on something that City staff was already doing until the meetings and public hearing had taken place; at that time, the information provided would help Council make the best decision for the City. City staff needed to be gathering as much information as they could in order to make an appropriate decision. He did not see where a motion was needed.

Council Member Hunnicutt said he was indifferent to the motion and did not see where the motion did anything other than support and encourage, which he was fine with. He thought the important thing was to let the public know that the City acknowledged there had been some mistakes. All of the Council knew that. It was not a case of the City against the citizens. Everyone had to work together. Because some of the zoning districts and texts had been in place for 50 years, it was important to resolve the issue in the best manner possible. That would involve working through a process where hopefully everyone could return to the level of comfort they were looking for. Council heard what was being said and acknowledged there was a mistake or mistakes made. The motion put a voice out to the public that a correction process was underway. Mr. Mendenhall had a detailed effort with the Planning Department and other City staff to look at where the situation stood and what needed to be done to best address everything. The City was working hard to correct what needed to be corrected but it might not be completely corrected in one move as there may be other areas that needed to be adjusted. Council was confident Mr. Mendenhall had the situation under control to the extent that an effort was underway to correct and modify in the best manner possible. Council Member Hunnicutt said Council needed patience from citizens on the matter and added that people

were welcome to speak at the Council meetings as much as they desired. Council was not deaf to the situation, they were working on the issues and trying to get them corrected.

Council Member Moore, Council Member Hampton, Council Member Epps, Council Member Hunnicutt and Council Member Ellis voted in favor of the motion. Council Member Nooe voted in opposition of the motion. The motion carried, 5-1.

REPORTS FROM STAFF:

a. City Manager's Report

Mayor Hall called on Mr. Mendenhall.

Mr. Mendenhall welcomed any questions related to the June City Manager's report.

City Manager's Report  
June 2021  
City Manager Jon Mendenhall

ECONOMIC DEVELOPMENT

*Industry:*

Even though U.S. manufacturing activity [surged to a 37-year high](#) in March, the industry has more than 500,000 current job openings. Factories are struggling to find skilled workers for specialized roles such as welders and machinists. Manufacturers are even having trouble hiring entry-level positions that do not require expertise. "We have a perception problem. People don't know the jobs are here or that these are jobs they want," Carolyn Lee, executive director of the Manufacturing Institute, said. The [talent shortage is not new](#) but it is getting worse and could have far-reaching consequences beyond the manufacturing industry itself. As many as 2.1 million manufacturing jobs will be unfilled through 2030, according to a study published by Deloitte and The Manufacturing Institute. The report warns the worker shortage will hurt revenue, production and could ultimately cost the U.S. economy up to \$1 trillion by 2030. The study points to the top reasons these positions tend to go unfilled, with new entrants having different expectations for jobs and careers topping the list (38%), followed by lack of attraction or interest in the industry (36%) and retirement of baby boomers (34%).

Eden's Nestle Purina facility plans a public area where students can view the manufacturing facility to understand that modern manufacturing is a clean and sophisticated process that yields good wages and potential for career growth. Virtually all Eden industries and many commercial businesses are eagerly seeking employees. If you need a job, check the N.C. Works website to learn about the opportunities in Eden and Rockingham County.

*Southern Finishing: Now Hiring!*

Southern Finishing has assumed most of the former AC Furniture location on N.C. 87 North in Eden. Headquartered in Stoneville, they manufacture, finish and ship prefinished wood products to many of the largest building product and furniture manufacturers in the U.S. Southern Finishing is a privately held company founded in 1978 and currently employs more than 500 people with 11 manufacturing and distribution locations in N.C., Virginia and Arizona. All shifts are hiring including general labor, warehouse, sprayers and sanders. Apply in person at ATC Staffing Solutions, 2873 N.C. 135 in Stoneville. Call 336-623-8180 or visit [www.hirestandards.com](http://www.hirestandards.com) for more information and to apply online.

*Commercial:*

*Simply MK Café*

Simply MK Café opened June 7. Open Monday-Saturday 10 a.m. – 8 p.m. at 708 Washington St. They sell sandwiches, salads and hot dogs. You can order on the menu or build your own sandwich. Call 336-635-9140 for more information.

#### Linda's Paint Bar

Linda features paint classes, private parties and pottery painting at 201 E. Meadow Rd. inside Total Vintage Marketplace. Call 336-432-0041 for more information and to schedule an event.

#### Railroad Café celebrating over 60 years in business

The dining room is now open at the Railroad Café at 239 N. Main St. at 770 East. You can enjoy country cooking in a friendly atmosphere. Call 336-635-1709 for more information or to place takeout orders.

#### Ingrid's Cupcakes and Confections

What started as specialty cupcakes has blossomed into a wide variety of cake and buttercream flavors, hand-pressed butter mints, cookies, pies, cake pops, and more. All of Ingrid's products are made fresh, to order, and with nothing more than is needed. They are proud to say that they have moved to a commercial location and are no longer a home-based bakery. They are at 238 W. Kings Hwy., Suite B.

#### The Bette-R-Look Salon & Day Spa

Hair, nails, skincare and massage are offered at this 715 Washington St. business run by Bette Hutchens. TanMark's Tanning Salon is also located inside the salon and now has spray tans. Call 336-623-9912 for more information or to schedule an appointment.

#### Oak Hills Swim Club

Located at 436 East Stadium Dr., this swim club offers family-friendly pool with three pools from which to choose. Family memberships are \$500 and single memberships are \$250. New easy access steps and railings have been added for all pools. For an application, call 336-623-6381 or email [kenan.wright@oakhillsgolf.net](mailto:kenan.wright@oakhillsgolf.net)

### ENGINEERING

#### Street Resurfacing Contract No. 2

Waugh Asphalt, Inc. finished resurfacing Kennedy Avenue, Patterson Street and Sherwood Court on May 17. Crews installed the shoulder stone on May 24 to complete the contract. Triad Road Maintenance reinstalled the pavement markings under a separate contract. This project has been completed.

#### NCDOT Road Resurfacing – Kings Highway

The resurfacing of Kings Highway has been completed. The permanent pavement markings are scheduled to be installed the week of June 7 weather permitting.

#### NCDOT Road Resurfacing – Washington Street

Delta Contracting and the Sharpe Brothers were scheduled to start construction June 7. The crews arrived on site but were delayed due to thunderstorms. NCDOT rescheduled the work for June 8.

#### Waterline Replacement Projects Update

An encroachment agreement has been obtained from NC DOT for the proposed Bridge Street waterline replacement project, but a date for the preconstruction meeting has not been set. The start of installation work by Collection and Distribution crews has not been established for the block between Irving Avenue and Oak Street. About a third of the materials needed for other water main replacement projects have been received. The rest of the materials are expected to be received by the end of June, with the possible exception of fire hydrants. Plans prepared by LKC Engineering, PLLC for four future water main replacement projects are expected to be submitted to Public Water Supply Section for review and approval before the end of June.

### MARKETING AND SPECIAL EVENTS

#### Grown & Gathered

What a magical night along the Spray Canal! Once again, this signature farm to fork dinner sold out! Many thanks to all our guests, Jarrett Nycamp of Blissful Palette, Real Jazz, Mark Bishopric/Spray Mercantile, Proper Pour, Johnson's Florist and our wonderful farmers/growers/bakers. Plus, a special thank you to all our volunteers who help make the night the special evening it was. Our Summer Grown & Gathered is set for Thursday, August 12. Make your reservations now!



#### Piedmont Pottery Festival

Pottery fans were certainly ready to buy some beautiful pottery on June 5! Many of our potters had record sales and are asking for a fall show. Our guests came from all over North Carolina and Southern Virginia. Our show was smaller this year due to effects of Covid from the past year, but it was certainly mighty. Thanks to First Presbyterian Church for allowing us to use their beautiful facility for this popular event. A huge thanks goes out once again to our very special volunteers who help make the day go smooth.

#### Oink & Ale

Oink & Ale is set for Saturday, June 19 on Monroe Street in Uptown Eden! We have the Eagles tribute band On the Border playing live, barbecue and ribs, beverages, ax throwing and more all set to go. There is no admission fee. Thanks to presenting sponsor That Little Pork Shop along with all our other sponsors that make this event possible. We hope to see you all on Uptown Eden on the 19th! It's going to be a fun night!

#### Spray Mural

Make sure you go by Ramsey's Barber Shop on Morgan Road and see the new SPRAY mural! It is awesome!

### PARKS & RECREATION

Eden Parks & Recreation offices are now located at the Bridge Street Recreation Center. The Bridge Street and Mill Avenue centers are open to the public from 11 a.m. until 7 p.m. Monday through Thursday and on Friday 10 a.m. until 6 p.m. Come out to exercise or play!

#### Freedom Park

Open daily, this park offers a walking track, nature trail, splash pad, skateboard park, basketball courts, miniature golf (open Friday, Saturday and Sunday 4-7 p.m.), playground and dog park – dawn to dusk, as well as picnic shelters and an amphitheater.

The park hosted a fun Eden Youth Council/Eden Police Department Kickball Game on May 27.

Concerts in the Park were held twice in May. The upcoming concert is Saturday, June 26. The cruise in begins at 5:30 while the concert, featuring Remedy, starts at 6:30. Free admission. Concessions are available.

#### Garden of Eden Senior Center

The Garden of Eden Senior Center offers paint classes, mahjongg, pickle ball (mornings and evenings offsite), exercise classes, cornhole, knit and crochet, strength and balance, legal aid, quilt guild, Friends Club, bingo, watercolor class, craft class, senior tech classes and assistance and referral for seniors! In addition, the community garden they planted is doing great.

In May, we held a volunteer lunch and the Kiwanis Fishing Derby, as well as a virtual workshop in collaboration with AARP and a home invasion prevention workshop. The Senior Games also wrapped up in May with a picnic and awards ceremony at Freedom Park. For more information about the center, call 336-627-4711.

#### Pool and Splash Pad

The Mill Avenue Swimming Pool and the Splash Pad at Freedom Park are open! Pool admission is \$4 for a city resident. Season passes are available. Splash pad admission is \$2. Each of these facilities may be rented out for private parties – call 336-623-2110, option 3 to make a reservation.

#### Rentals

We are now renting out shelters and some facilities. Shelter 1 at Freedom Park continues to be the hot spot for all renters since it is located next to the playground and splash pad. Karate classes are once again being held at the Boone Road Facility. Our RV pad had six campers staying the night over the Memorial Day weekend. To rent a facility, call us at 336-623-2110, option 3.

### PLANNING & INSPECTIONS

#### Local Codes and Inspections

Local code complaints have picked up considerably as they typically do this time of year, however complaints continue to be addressed in a timely manner and notices sent as needed. Permits are being issued, contractors are getting what

they need and the public's questions and concerns are being addressed in a timely manner. Complaints are being handled in a timely manner and turn-around time from time of complaint to inspection is usually 1-2 days, often the same day. The inspectors are also checking other code violations as they see them out in the field and submitting them for notices to be sent:

Total Local Code Inspections Performed: 156  
Local Code Notices Sent: 78  
Local Codes Abated : 29  
Sent to Facility Maintenance for mowing: 12

Inspections & Permits May 1 – May 31:  
Total inspections performed: 298  
Total permits issued: 157

#### Ongoing Projects for Inspections

Inspection volume is steady. Plan review for the Purina project continues as documents are released. Permits have been issued for three new single-family residences and construction should begin within the next two weeks. The Ray Commons project is moving along nicely with floors 2-4 now complete and occupied.

#### Planning Board

The Planning Board met May 25 to consider amending Article 5.06 of the UDO to allow Automobile/Vehicle Sales, Rental, Service & Minor Repair to be permitted with standards in the Business Central (BC) and Neighborhood Mixed Use (NMX) Districts.

#### Community Appearance Commission

The Commission elected Julie Talbert as chair and Debbie Ellis as vice chair. The Community Appearance Award was given to 241 Events on The Boulevard.

#### Historic Preservation Commission

The Commission discussed a work plan for the upcoming fiscal year.

#### Tree Board

The Board elected Max Kirks as chair and Paul Dishmon as vice chair.

#### Community Development and Main Street

A SECU construction team evaluated space we identified for new ATMs in Draper and Uptown. 545 Morgan Road has started a complete remodel by new owners.

Mr. Mendenhall said there was a late arriving matter that Director of Economic Development Mike Dougherty wished to present to Council as a matter of information.

Mr. Dougherty said Leigh Cockram was Rockingham County's economic developer and he had known her for roughly 10 years. On her second day on the job in February 2019, Ms. Cockram began working on the Pella project in Reidsville. Mr. Dougherty jointly worked with her on the Gildan Yarns project that brought 85 jobs to the City in September 2019. Although 2020 was a pandemic year, it brought unprecedented growth in industry to Eden and Rockingham County. Nestle Purina was originally projected to invest \$450 million into Eden and bring with it 300 jobs, but that had since been increased to \$600 million and 350 jobs. Over 1,000 jobs and \$737.2 million was invested into Rockingham County during 2020. A year-end review document issued by the County showed almost 80 percent of the investment in Rockingham County between the decade of 2010 and 2020 happened during the year 2020. Grants in the amount of \$1,200 were received by 84 small businesses who were struggling throughout the pandemic. A slide show presented by Mr. Dougherty showcased some coverage of Rockingham County conducted by the Triad Business Journal during 2020. Nestle Purina was announced in September 2020 and although it was a joint effort, Ms. Cockram led the incentive negotiations and deserved a lot of credit for doing so. In addition, Night Owl National Stoneworks took over the former K-Mart building, which had been idle for 25 years. Acrow Bridge

located to Summit Road and the former Eden Mall became the Eden Venture Business Park. Ms. Cockram caught the attention of the Triad Business Journal and was listed as one of the top 10 to watch in 2021. In December 2020, Mr. Dougherty contacted Business North Carolina magazine and urged them to write a story about her, which they did in their April 2021 issue. The North Carolina Economic Development Association (NCEDA) was the premier economic development organization in N.C. and they issued an annual Economic Developer of the Year award. Mr. Dougherty, in conjunction with Rockingham County's Existing Industry Manager Kerry Taylor, nominated Ms. Cockram for the award, in which she was endorsed by Senator Phil Berger, Former N.C. Secretary of Commerce Tony Copeland, Director of Communications for Nestle Purina North America Michael Zerman, Duke Energy's Economic Development Director John Geib, Gildan's President of Sales, Marketing and Distribution Chuck Ward, Linon Powell's Vice President of Facilities John Stigall and Rockingham County Manager Lance Metzler. Ms. Cockram was presented with the award at the 2021 conference. Not only was Ms. Cockram recognized for her diligence and expertise, but Rockingham County had its first feature in Business North Carolina magazine and its first Economic Developer of the Year award winner. In addition, Area Development Magazine named N.C. a gold shovel award winner in states with a population of 8 to 12 million and two of Rockingham County's projects contributed to the 10 projects that made that happen.

b. Report on advisory committee proceedings.

Mr. Mendenhall said the dinner meeting held on June 10 with the advisory committees went very well and there was a good consensus amongst the group. The staff liaisons had been instructed to begin the work planning process. A merger procedure would take place where all of the committee work plans would be merged together to ensure there was no overlap or duplication. Diversity amongst appointees to each committee would be addressed, in addition to the appointment, ordinance and budget process. There was not an update from the Planning Board or alike groups because they had not yet met for the month of June. He called on Mr. Vernon to give an update on the Parks, Recreation, Open Space and Greenway Commission.

Mr. Vernon said the Parks, Recreation, Open Space and Greenway Commission had met three times thus far. The commission divided into three subcommittees: green space, activities and facilities. The subcommittees met during the last meeting and decided what some of their goals were. The Green Space Subcommittee wanted for the greenways to be continued beginning in the Spray section of Eden around the canal. The Activities Subcommittee wanted the City to hire part-time directors for each youth sport, as well as an adult silver sports director. The football program already had a part-time director who had been doing a pretty good job. The subcommittee also wanted to establish a cornhole league, which would be accomplished through City staff and administration, to accompany the kickball league that had been started this year. The subcommittee would like to see the City start a program for golfers by having First Tee come and provide golf lessons to the local adults and children. In addition, the subcommittee wanted to hire a local tennis coach to help get children involved who were not interested in playing team sports. Mr. Mendenhall ensured that the City's facilities looked nice by letting department heads know if there were areas that needed addressing. They went riding once a week to determine what areas needed work. The Facilities Subcommittee would be involved in helping keep the facilities looking nice.

Mayor Pro Tem Carter said he was glad to hear the commission had meetings and was moving along as it was a very important program. The Council was careful in the selection of its members and he was glad to see it was moving forward.

Mr. Vernon said the commission was made up of good members who had the best interests of the citizens in mind.

Council Member Moore asked Mr. Vernon how many members were on the committee.

Mr. Vernon answered nine. He said Council Members Hunnicutt and Carter had also attended the meetings and they were open to the public. They met the first Tuesday of each month and he welcomed anyone to attend and bring forth any ideas they might have.

Council Member Ellis said the City was going to revamp the Recreation Department, beginning with its youth and citizens. He was certain the citizens trusted Mr. Vernon’s leadership and would support him.

CONSENT AGENDA:

- a. Approval and adoption of the May 18, 2021 regular meeting minutes.
- b. Approval of a pyrotechnics permit for the Kiwanis July 4th fireworks display.

Chief Harden wrote in a memo that Kenny Kirkman with the Eden Kiwanis submitted an application for a permit to display pyrotechnics at the July 4th celebration at Morehead High School. The application included a contract between Hale Artificer, Inc. and Eden Kiwanis, as well as Hale Artificer, Inc.’s federal explosives license/permit, certificate of insurance and a copy of their safety procedures, as required by City Code Chapter 7 Article X.

- c. Adoption of Budget Amendment #12.

Assistant Director of Finance Amy Winn wrote in a memo that the budget amendment allocated grant proceeds received from the N.C. Division of Water Infrastructure for the sewer line repair at the Smith River railroad trestle due to flooding.

	Account #	From	To	Amount
<b>Water &amp; Sewer Fund</b>				
<b>Revenues</b>				
SAP Grant - Sewer Line/Smith River RR	30-3831-56000	\$ -	\$ 310,000.00	<u>\$ 310,000.00</u>
<b>Water &amp; Sewer Fund</b>				
<b>Expenditures</b>				
Spray Outfall - Pipe Replacement	30-8130-31000	\$ -	\$ 310,000.00	<u>\$ 310,000.00</u>

Appropriates grant proceeds received from NC Division of Water Infrastructure.

Adopted and effective this 15th day of June, 2021.

Attest:

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

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

- d. Adoption of Budget Amendment #13.

Ms. Winn wrote in a memo that the budget amendment appropriated funds to cover the expenditures for an entrance sign and benches for Grogan Park. There were donations received in FY 20-21 and the remaining amount would come from Fund Balance-Reserved for Grogan Park, which consisted of funds remaining from the donations received when constructing the park that had been carried over from year to year. The expenditures would deplete the fund balance reserve and there would be no funds carried over as of June 30.

Minutes of the June 15, 2021 meeting of the City Council, City of Eden:

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
Grogan Park Donations	10-3350-00900	\$ -	\$ 2,500.00	\$ 2,500.00
Fund Balance Appropriated - Grogan Park	10-3991-98500	\$ -	\$ 5,280.00	\$ 5,280.00
				<u>\$ 7,780.00</u>
<b>General Fund Expenditures</b>				
Grogan Park	10-9920-70000	\$ -	\$ 7,780.00	<u>\$ 7,780.00</u>

Appropriates Grogan Park fund balance and donations for Grogan Park expenditures.

Adopted and effective this 15th day of June, 2021.

Attest:

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

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

e. Adoption of Budget Amendment #14.

Ms. Winn wrote in a memo that the budget amendment allocated grant proceeds from K B Reynolds Charity Trust for the Get Fit Rockingham Program and increased the Get Fit expenditure line item in General Fund Special Appropriations. The grant money was remaining from FY 19-20.

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
Get Fit Rockingham - Grant	10-3612-86600	\$ -	\$ 8,000.00	<u>\$ 8,000.00</u>
<b>General Fund Expenditures</b>				
Get Fit Rockingham	10-9920-69983	\$ -	\$ 8,000.00	<u>\$ 8,000.00</u>

Appropriates grant funds received for the Get Fit Rockingham program for FY 2019-2020.

Adopted and effective this 15th day of June, 2021.

Attest:

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

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

f. Adoption of Budget Amendment #15.

Ms. Winn wrote in a memo that the budget amendment allocated proceeds from a Governor’s Crime Commission grant. The grant was for the purchase of backup radios and active shooter response kits for the Police Department. The amendment increased the Police Grant and Police Department Supplies line item.

Minutes of the June 15, 2021 meeting of the City Council, City of Eden:

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
Police Grant - Governor's Crime Comm	10-3431-72000	\$ -	\$ 47,800.00	<u>\$ 47,800.00</u>
<b>General Fund Expenditures</b>				
Police C/O Equipment - Depreciable	10-4310-57000	\$ 36,400.00	\$ 84,200.00	<u>\$ 47,800.00</u>
Appropriates NC Governor's Crime Commission grant funds for the purchase of backup radios and active shooter response kit.				
Adopted and effective this 15th day of June, 2021.				
Attest:				
_____ Deanna Hunt, City Clerk		_____ Neville Hall, Mayor		

g. Adoption of Budget Amendment #16.

Ms. Winn wrote in a memo that in May of 2017, the City purchased vending machines for Public Works and City Hall. The machines had been operated and maintained by the Facilities and Grounds Department. In FY 20-21, the vending machines at Public Works began being maintained by the Fleet Maintenance Department. Line items had been created to account for the proceeds and expenditures related to the vending machines, which would be the same amount; therefore, there was no cost to the City. The amendment allocated funds for the proceeds received from the machines and the expenditures to stock them.

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
Vending Proceeds - Public Works	10-3412-43100	\$ -	\$ 5,500.00	<u>\$ 5,500.00</u>
<b>General Fund Expenditures</b>				
Vending Supplies - Public Works	10-6920-29300	\$ -	\$ 5,500.00	<u>\$ 5,500.00</u>
Appropriates funds received and expended for vending machines.				
Adopted and effective this 15th day of June, 2021.				
Attest:				
_____ Deanna Hunt, City Clerk		_____ Neville Hall, Mayor		

h. Adoption of Budget Amendment #17.

Ms. Winn wrote in a memo that the Senior Center received a Home and Community Block Grant for Older Adults (HCCBG) and a Senior Center Technology Training grant from the Piedmont Triad Regional Council Area Agency on Aging. The HCCBG grant was for staff, program costs, equipment and supplies for the Senior Center. The Technology Training grant was for the purchase of computer tablets and training classes for the Senior Center. The amendment increased the Recreation grant line items and the Senior Citizen line item in the Recreation Department budget.

	Account #	From	To	Amount
<b>General Fund</b>				
<b>Revenues</b>				
HCCBG Grant - Senior Center	10-3612-48410	\$ -	\$ 15,000.00	\$ 15,000.00
Senior Center Tech Training Grant	10-3612-48430	\$ -	\$ 12,300.00	\$ 12,300.00
				<u>\$ 27,300.00</u>
<b>General Fund</b>				
<b>Expenditures</b>				
Recreation Senior Citizens	10-6120-29700	\$ 17,000.00	\$ 44,300.00	<u>\$ 27,300.00</u>

Appropriates grant funds received for the HCCBG and Senior Center Technical Training grants.

Adopted and effective this 15th day of June, 2021.

Attest:

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

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

i. Adoption of Budget Amendment #18.

Ms. Winn wrote in a memo that the budget amendment allocated insurance proceeds received for a police car that was totaled due to fire damage. The vehicle had been replaced and expensed from the Police C/O Vehicles line item.

	Account #	From	To	Amount
<b>General Fund</b>				
<b>Revenues</b>				
Insurance Proceeds	10-3850-85000	\$ 22,000.00	\$ 36,800.00	<u>\$ 14,800.00</u>
<b>General Fund</b>				
<b>Expenditures</b>				
Police C/O Vehicles	10-4310-55000	\$ 375,200.00	\$ 390,000.00	<u>\$ 14,800.00</u>

Appropriates insurance proceeds received for a police car that was totaled due to fire damage.

Adopted and effective this 15th day of June, 2021.

Attest:

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

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

j. Adoption of Budget Amendment #19.

Ms. Winn wrote in a memo that the budget amendment increased the General Fund Police Security revenue line item and increased the Police Department's Police Security expenditure line item to reflect the additional revenue received from police security charges.

Minutes of the June 15, 2021 meeting of the City Council, City of Eden:

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
Police Security	10-3431-41100	\$ 40,000.00	\$ 50,000.00	<u>\$ 10,000.00</u>
<b>General Fund Expenditures</b>				
Police Security	10-4310-12500	\$ 40,000.00	\$ 50,000.00	<u>\$ 10,000.00</u>
Appropriates additional revenue generated by police security.				
Adopted and effective this 15th day of June, 2021.				
Attest:				
_____ Deanna Hunt, City Clerk		_____ Neville Hall, Mayor		

k. Adoption of Budget Amendment #20.

Ms. Winn wrote in a memo when the City purchased vehicles with installment purchases, it was required to show the loan proceeds as revenue and the payment to the vendor as an expenditure in the financial statements. The amendment increased the General Fund revenue line item “loan proceeds” and also increased the Fire Department Capital Outlay-Vehicles line item for the purchase of a ladder truck and pumper truck.

	Account #	From	To	Amount
<b>General Fund Revenues</b>				
Loan Proceeds	10-3850-86000	\$ 1,063,400.00	\$ 2,417,400.00	<u>\$ 1,354,000.00</u>
<b>General Fund Expenditures</b>				
Fire C/O Vehicles	10-4340-55000	\$ -	\$ 1,354,000.00	<u>\$ 1,354,000.00</u>
Appropriates loan proceeds for the purchase a ladder truck and pumper truck for the Fire Department.				
Adopted and effective this 15th day of June, 2021.				
Attest:				
_____ Deanna Hunt, City Clerk		_____ Neville Hall, Mayor		

l. Adoption of Budget Amendment #21 and adoption of a resolution to receive federal funds under the American Rescue Plan Act.

Ms. Winn wrote in a memo that the budget amendment allocated American Rescue Plan Act (ARPA) funds from the U.S. Treasury into a special revenue fund. A resolution was also attached for Council to approve that would accept the ARPA funds from U.S. Treasury that were distributed by the state of N.C.



	Account #	From	To	Amount
<b>ARPA Fund Revenues</b>				
American Rescue Plan Act Proceeds	11-3831-10000	\$ -	\$ 4,360,000.00	<u>\$ 4,360,000.00</u>
<b>ARPA Fund Expenditures</b>				
American Rescuce Plan Act Allowable Expenditures	11-5530-50000	\$ -	\$ 4,360,000.00	<u>\$ 4,360,000.00</u>
Appropriates proceeds received from the American Rescue Plan Act.				
Adopted and effective this 15th day of June, 2021.				
Attest:				
_____ Deanna Hunt, City Clerk		_____ Neville Hall, Mayor		

**RESOLUTION  
FOR RECEIVING FEDERAL FUNDS  
UNDER THE AMERICAN RESCUE PLAN ACT (ARPA)**

WHEREAS, the State of North Carolina will be appropriating funding from the federal American Rescue Plan Act (ARP A) to fund necessary Coronavirus State and Local Fiscal Recovery Funds; and

WHEREAS, the North Carolina General Assembly will provide for the distribution of funds to eligible municipal corporations, and townships; and

WHEREAS, before receiving a payment, a subdivision is required to adopt a resolution affirming that the subdivision will spend funding only on federal guidance related expenses as required under the ARP Act; and

WHEREAS, revenue received under the ARP Act will be kept in a separate fund and will not be co-mingled with other revenue; and

WHEREAS, the City of Eden will provide to the State of North Carolina and the US Treasury any unspent balance of the funds received; and

NOW, THEREFORE, BE IT RESOLVED, by the Eden City Council that we do hereby request ARP ACT funding to be distributed by the State of North Carolina and by adopting this resolution affirm that the revenue will only be used for the purposes prescribed in the ARP Act guidance as described in 31 CFR, Part 35, and any applicable regulations, for necessary expenditures incurred due to the public health emergency connected with the COVID-19 pandemic, budget and certify such to the State Director of Office of Budget and Management and the City of Eden Finance Officer; and

BE IT FURTHER RESOLVED that the City of Eden will comply with the procedure created by the North Carolina General Assembly and the US Treasury Department to receive funds under the act.

Adopted the 24 day of June, 2021.

CITY OF EDEN  
BY: Neville Hall, Mayor  
ATTEST: Deanna Hunt, City Clerk

- m. Consideration to adopt an ordinance to define a Municipal Service District for property owners within the confines of The Boulevard commercial area (second vote).

Director of Planning and Community Development Kelly Stultz and Community and Economic Development Specialist Randy Hunt wrote in a memo that a public hearing for the establishment of a Municipal Service District (MSD) in The Boulevard commercial area was held at the May 18 regular meeting of the City Council. There was no direct financial benefit for the City of Eden from the MSD tax as it was to be collected from downtown property owners for the benefit of downtown property owners. A second vote was required by N.C. statutes.

A motion was made by Council Member Moore to approve the Consent Agenda. Council Member Ellis seconded the motion. All members voted in favor. The motion carried, 6-0.

ANNOUNCEMENTS:

Marketing and Special Events Manager Cindy Adams said Oink & Ale would take place on June 19 from 6 to 9 p.m. on Monroe Street and invited everyone to attend.

Council Member Ellis said the July 4th celebration would take place at Morehead High School followed by fireworks in the evening.

Council Member Epps said he was glad to see that Fair's planned to conduct their July 4th parade this year.

Mayor Pro Tem Carter said the parade was a big event for the citizens of Eden and the County. He wanted to tell the citizens that Council, the Planning Board and City staff have heard the people who have spoken about the UDO. They were all concerned and were trying to take care of things to make everything work for the citizens and to make Eden a great city. He also thanked Sheriff Sam Page for being in attendance at the meeting.

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:

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