



April 11, 2017

**WORK SESSION  
TOWN OF DAVIDSON BOARD OF COMMISSIONERS**

The Town of Davidson Board of Commissioners held its regularly scheduled pre-meeting on Tuesday, April 11, 2017 in the Town Hall Board Room. Mayor Woods called the meeting to order at 4:06 p.m. Present were Mayor John Woods and Commissioners Stacey Anderson, Beth Cashion, Jim Fuller, Rodney Graham and Brian Jenest. Town Manager Jamie Justice, Town Attorney Cindy Reid, Assistant Town Manager Dawn Blobaum, Finance Director Pieter Swart, Senior Planner Chad Hall, Human Resources Manager Heather James, Fire Chief Bo Fitzgerald, Police Chief Jeanne Miller, Parks and Recreation Director Kathryn Spatz, Public Works Director Doug Wright and Town Clerk Carmen Clemsic were also present.

The following items were included under other discussion:

- **Beaty Street Proposal Update**

Assistant Town Manager Dawn Blobaum provided an update on the Beaty Street Property and the developers from Luminous answered questions from the board.

- **Asbestos Update from the Environmental Protection Agency (EPA)**

Jordan Garrard from the EPA updated the board on the status of the asbestos removal

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**REGULAR MEETING  
TOWN OF DAVIDSON BOARD OF COMMISSIONERS**

The Town of Davidson Board of Commissioners held its regularly scheduled pre-meeting on Tuesday, April 11, 2017 in the Town Hall Board Room. Mayor Woods called the meeting to order at 6:00 p.m. Present were Mayor John Woods and Commissioners Anderson, Cashion, Graham and Jenest; Commissioner Fuller was absent. Town Manager Jamie Justice, Town Attorney Cindy Reid, Assistant Town Manager Dawn Blobaum, Finance Director Pieter Swart, Senior Planner Chad Hall, Human Resources Manager Heather James, Fire Chief Bo Fitzgerald, Police Chief Jeanne Miller, Parks and Recreation Director Kathryn Spatz, Public Works Director Doug Wright and Town Clerk Carmen Clemsic were also present.

Mayor Woods called the meeting to order at 6:10 p.m.

- **Announcements**

Duke energy and county officials will test the sirens around McGuire Nuclear Station. A three-minute test is scheduled for Wednesday, April 12, 2017 at 11:50 a.m., no public action is required. Town offices will be closed on Friday, April 14, 2017 for Good Friday. The Davidson Board of Commissioners will host our monthly Davidson Coffee Chat on Monday, April 17, 2017 at 6:30 p.m. at The Egg in Davidson. This is the month for April is for Arts! There will be a Gallery Crawl on April 21, 2017 from 6:00-9:00 p.m., Art on the Green is Saturday, April 22, 2017 from 10:00 a.m. to 5:00 p.m. and Sunday, April 23, 2017 from noon to 4:00 p.m. The first Concert on the Green is Sunday, April 23, 2017 at 6:30 p.m. Several elected officials and town staff will be at a table at the Farmer's Market on Saturday, April 22 from 9:00 a.m. until noon to talk to passersby about our plans for our public facilities.

Fire Chief Bo Fitzgerald introduced the three new full-time engineers.

Mayor John M. Woods read Resolution 2017- 12 acknowledging Firefighter Wilson Sadler's retirement and his 40 years of service to the community.

- **Public Comments**

The public comment period was opened at 6:11 p.m. and one citizen spoke. The Public Comment portion of the meeting was closed at 6:16 p.m.

- **Public Hearing**

Public hearing considering the annexation of 321 Catawba. Opened and closed at 6:17 p.m. no comments.

Public hearing considering the annexation of the Westbranch development. Opened and closed at 6:18 p.m.

- **Consent Agenda**

The following items were on the consent agenda:

Budget Amendment 2017-15 – HOME Down Payment Assistant  
Budget Amendment 2017-17 – Bailey Springs Park Design Expenses  
Approve First Tuesday Minutes from March 7, 2017  
Approve Second Tuesday Agenda Minutes from March 14, 2017  
Approve Coffee Chat Minutes from March 20, 2017  
Approve Fourth Tuesday Agenda Minutes from March 28, 2017  
Approve Tax Levy Adjustment

**Commissioner Anderson made the motion to approve the consent agenda. The motion passed (4-0).**

- **New Business**

Consider approval of Budget Amendment 2017-16 to purchase the property at 228 Sloan Street and Resolution 2017-11 approving the purchase of the property located at 228 Sloan Street.

**Commissioner Jenest motioned to approve Budget Amendment 2017-16 and Resolution 2017-11 the motion passed unanimously.**

- **Old Business**

Consider approval of Ordinance 2017-06 to extend the corporate limits of Davidson to include 321 Catawba Street, voluntary contiguous annexation.

**Commissioner Jenest motioned to approve Resolution 2017-09. The motion passed (4-0).**

Consider approval of Ordinance 2017-07 to extend the corporate limits of Davidson to include the Westbranch project, voluntary contiguous annexation.

**Commissioner Cashion motioned to approve Ordinance 2017-07. The motion passed (4-0)  
Commissioner Jenest was recused from all votes concerning the Westbranch development at the  
February 27, 2017 meeting.**

- **Adjourn**

The meeting adjourned at 6:37 p.m.

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John M. Woods,  
Mayor

**Attest:**

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Carmen Clemsic  
Town Clerk