



**Regular Board Meeting
Monday January 8, 2024
6:00 PM- Town Hall Commissioners Room**

Call to Order- Mayor Tony Lapish
Invocation- Pastor Nick Newman of Propel Church
Pledge of Allegiance- Mayor Tony Lapish

1. Public Forum

(Please limit comments to 3 minutes or less)

2. Conflict of Interest

The Mayor and Commissioners are asked at this time to reveal if they have a Conflict of Interest with any item on the Agenda in order to be recused for that item.

(No member shall be excused from voting except upon matters involving the consideration of the member's own financial interest or official conduct or on matters on which the member is prohibited from voting under G.S. 14-234 or 160D-109(a). NC State Statute 160A-75 and no public official shall knowingly participate in making or administering a contract, including the award of money in the form of a grant, loan, or other appropriation, with any nonprofit with which that public official is associated. NC State Statute 14-234.3)

3. Approve Agenda (Pages 1-2)

4. Consent Agenda (Pages 3-16)

- A. Minutes December 11, 2023 (pages 3- 6)
- B. Proclamation for Dr. Martin Luther King, Jr. Day (page 7)
- C. WSACC Interjurisdictional Pretreatment Agreement (pages 8-16)

5. Staff Reports (Pages 17-39)

- A. Town Manager-Randy Holloway (page 17)
- B. Town Asst. Manager-Crystal Smith (page 18)
- C. Town Clerk/Finance Officer - Amy Schueneman (pages 19-20)
- D. Planning & Economic Development Director - Erin Burris (pages 21-26)
- E. Code Enforcement/Grant Writer- Jim Sells (pages 27-29)
- F. Public Works- Daniel Crowell (page 30)
- G. Cabarrus County Sheriff's Department (pages 31-36)
- H. Fire Department-Dustin Sneed (pages 37-39)

6. Old Business (Pages 40-49)

- A. LKC Engineering to discuss Downtown Stormwater Study (pages 40-48)
- B. Update on Assistant Town Manager Position (page 49)

7. New Business (Pages 50-55)

- A. Consider ABC Board request to reduce Board from five (5) members to three (3) members and set term limits. (pages 50-54)

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B. Water Shortage Response Plan & Brochure (separate attachments)

C. Receive a report from the Fire Department related to the NCDOI fire rating that was conducted last fall. (page 55)

8. Adjournment

All agenda items and attachments are considered public records.

If you would like to obtain or view copies of the attachments or minutes from the Board's meetings, please contact Town Hall Monday-Friday 8:00am-4:30pm.

Hard copies are \$.10 per page.

Closed Session minutes are unavailable until released by the Board and/or the Town Attorney.



**Board of Commissioners
Town Board Meeting Minutes
Monday, December 11, 2023 at 6:00 P.M.**

Attendance: Mayor Tony Lapish
Mayor Pro-Tem/Commissioner Lori Furr
Commissioner Chris Carter
Commissioner Steven Dixon
Commissioner William Meadows
Commissioner Justin Simpson
Town Administrator Randy Holloway
Town Attorney John Scarbrough
Town Clerk Amy Schueneman

Also Present: Erin Burris, Crystal Smith, Brian & Rita Gilmore, Jim & Leigh Ann Sells, Gail & Terry Scott, Jennifer Blake, Eddie Garmon, Vickie Lapish, Presley Armstrong, Jeremy & Tracy Cauble, Mike Steiner, Ryan Shaver, Harvey Barringer, Scott O'Loughlin, Dustin Sneed, Frankie Barringer, Fred M. Mills, Earl Bradshaw, Tim Snodgrass, Genna & Kate Dixon, Woody Foil, Charlie James, Sherri Cook, Scott Barringer, Lewis Whittington, Richard & Betty Lapish and two unknown.

CALL TO ORDER

Mayor Pro Tem Lori Furr called the meeting to order.

Presentation of Gideon Bible to Mayor Elect Tony Lapish by Gideon Mike Steiner

Oaths of Office were administered for Mayor Tony Lapish, Commissioner Steven Dixon, and Commissioner Justin Simpson by Town Clerk Amy Schueneman.

INVOCATION

Pastor Earl Bradshaw from Mount Pleasant Methodist Church led the Board in prayer.

PLEDGE OF ALLEGIANCE

Mayor Lapish led the Pledge of Allegiance.

1. Public Forum

No one spoke.

2. Conflict of Interest

The Mayor and Commissioners are asked at this time to reveal if they have a Conflict of Interest with any item on the Agenda in order to be recused for that item.

(No member shall be excused from voting except upon matters involving the consideration of the member's own financial interest or official conduct or on matters on which the member is prohibited from voting under G.S. 14-234 or 160D-109(a). NC State Statute 160A-75 and no public official shall knowingly participate in making or administering a contract, including the award of money in the form of a grant, loan, or other appropriation, with any nonprofit with which that public official is associated. NC State Statute 14-234.3)

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No one had a conflict.

3. Approve Agenda

Mayor Lapish added two items to New Business.

- E. Consider appointing 2 members to the NCSFA Relief Fund Board of Trustees for a one year term.
- F. N. Washington Street Project

A motion to approve the Amended Agenda as presented was made by Commissioner Simpson with a second by Commissioner Furr. All were in favor. (5-0)

4. Consent Agenda

- A. Minutes November 13, 2023
 - B. Budget Amendment #14 FD Radio Upgrades
 - C. Budget Amendment #15 FD Enclosed Trailer
 - D. Internal Control Policy
 - E. Community of Operations Plan (COOP)
 - F. Resolution to Adopt the Continuity of Operations Plan (COOP)
 - G. Emergency Operations Plan (EOP)
 - H. Resolution to Adopt and Implement the Emergency Operations Plan
 - I. Resolution to Adopt National Incident Management System (NIMS)
- Add Ons:**
- J. Budget Amendment #16 Reallocation of Funds
 - K. Appendix C: State Grant Certification-No Overdue Tax Debts
 - L. Resolution to Open Account for "State Grant of \$100,000"
 - M. Resolution to Open Account for "State Grant Skyland Waterlines"
 - N. Resolution to Open Account for "State Grant-Sidewalk Capital Project"

Commissioner Furr made a motion to approve the Consent Agenda as submitted with a second by Commissioner Meadows. All Board Members were in favor. (5-0)

5. Staff Reports

- A. Town Manager-Randy Holloway
- B. Town Asst. Manager-Crystal Smith
- C. Town Clerk/Finance Officer - Amy Schueneman
- D. Planning & Economic Development Director - Erin Burris
- E. Code Enforcement/Grant Writer- Jim Sells
- F. Public Works- Daniel Crowell
- G. Fire Department-Dustin Sneed
- H. Cabarrus Co. Sheriff's Dept. Report

6. Presentation

Town Christmas Decorating Contest Winners announced by Crystal Smith
Winners for the Residents were: 1st Place-The Smith Family at 8628 Lee St.(Basket and \$100 gift card), 2nd Place The Bowman Family at 8822 Oldenburg Dr. .(Basket and \$75 gift card), and 3rd Place The Fox Family at 754 N. Main St. .(Basket and \$50 gift card).
Business Winners were: 1st Place- down South on Main (\$100 gift card), 2nd Place-Uwharrie Bank (\$75 gift card), and 3rd Place- The Bakery of MP (\$50 gift card).

Ms. Smith thanked the sponsors, Cantina 73 and Mt. Pleasant Animal Hospital, that paid for the gifts.

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7. Old Business

A. LKC Engineering to discuss Downtown Stormwater Study

Mr. Holloway commented that LKC was not here tonight, and this was a place holder in case they were able to attend. It was on the agenda because Staff thought it was necessary for the BRIC grant. Erin Burris stated FEMA had reached out for additional information to be added to the Stormwater Study and LKC would need an extra month to get the information ready.

8. New Business

A. Consider selecting a Board member to act as Mayor Pro Tem (MPT) for a 2-year term and administer the Oath of Office.

Commissioner Simpson thought Commissioner Furr has been doing an outstanding job as Mayor Pro Tem and if she was willing, he would like to nominate her for the position.

A motion to approve Commissioner Lori Furr as Mayor Pro Tem until December 2025 was made by Commissioner Simpson with a second by Commissioner Meadows. All Board Members were in favor. (5-0)

The Town Clerk administered the Oath of Office to new Mayor Pro Tem Lori Furr.

B. Consider appointing a replacement for the WSACC Board to represent the Town of Mount Pleasant.

Mr. Holloway stated Jim Sells turned in his letter of resignation to WSACC and the Town on November 28, 2023 for his position on the Water and Sewer Authority of Cabarrus County Board, since he has a conflict now. He would like to step down on December 31, 2023. Mr. Sells will continue to serve as the Code Enforcement Officer.

Mr. Holloway asked if the Board would put him in the position since there is so much going on in Cabarrus County and he did not feel right putting someone else in that position.

A motion to appoint Randy Holloway as the Town representative for the WSACC Board was made by Commissioner Carter with a second by Commissioner Simpson. All Board Members were in favor. (5-0)

C. Consider appointing a TAC and TCC representative and alternate for 2024.

Phil Conrad of Cabarrus Rowan MPO is requesting the names for the TAC and TCC appointments by January 1, 2024. The MPO would like to know who will serve in 2024 as our designated appointees to the TAC (elected officials only), as well as the TCC (staff) appointee and alternate.

Erin Burris is currently the TCC representative with Crystal Smith as alternate. Staff is recommending reappointing Erin Burris as TCC representative and Crystal Smith as alternate.

Currently, Commissioner Simpson is serving as TAC representative for the Town with Mayor Pro Tem Lori Furr listed as alternate.

A motion to appoint Justin Simpson as TAC representative was made by Commissioner Furr with a second by Commissioner Carter. All Board Members were in favor. (5-0)

A motion to reappoint Erin Burris as the TCC representative with Crystal Smith as alternate was made by Commissioner Simpson with a second by Commissioner Furr. All Board Members were in favor. (5-0)

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A motion to reappoint Commissioner Furr as TAC alternate was made by Commissioner Simpson with a second by Commissioner Meadows. All Board Members were in favor. (5-0)

D. FIP 2023-01 Mount Pleasant Animal Hospital Façade Improvement Program Request

Erin Burris presented the packet of information on the Façade request by Mount Pleasant Animal Hospital. It is for a Tier 2 façade grant for up to a 50% reimbursement for no more than \$5,000. It includes new awning replacement, sign replacement, and new stone wainscoting. They have already painted the building. It has more of an industrial look. They meet the requirements for the Mount Pleasant Development Ordinance and the Façade Improvement Program. Estimates for the proposed work total \$14,538.89. Staff recommends approval.

A motion to approve the Façade Improvement request in accordance with the parameters of the Façade Improvement Program was made by Commissioner Meadows with a second by Commissioner Simpson. All Board Members were in favor. (5-0)

ADD On: E. Consider appointing 2 members to the NCSFA Relief Fund Board of Trustees for a one-year term.

Mr. Holloway stated that the Fire Department needs two people to be on the Relief Fund Board which helps firefighters due to illness or injury.

A motion to appoint Mayor Lapish and Commissioner Furr to the NCSFA Relief Fund Board of Trustees was made by Commissioner Simpson with a second by Commissioner Meadows. All Board Members were in favor. (5-0)

ADD On: F. N. Washington Street Project

Mr. Holloway explained the Washington St. Project to widen the road and put sidewalk in started 18 months ago. Funding was approved by Federal CMAQ grant for approximately \$500,000. What the Staff would like to do is set aside the CMAQ grant and use part of the \$2.7 million received from the State budget for sidewalks to do the project. Why would you not want to use the \$500,000 in Federal grants is because it would greatly reduce the time by half by not "jumping through hoops" to do the project and it would cost 40% less. As it stands the new Cabarrus County park would be completed and opening when the Town would be shutting down the road.

A motion to change the funding plan for Washington Street project upon confirmation from the State was made by Commissioner Simpson with a second by Commissioner Meadows. All Board Members were in favor. (5-0)

9. Adjournment

With nothing else to come before the Board, Commissioner Furr made a motion to adjourn. Commissioner Meadows seconded the motion. All Board Members were in favor. (5-0)

By our signatures, the following minutes were approved as submitted on Monday, January 8, 2024 in the Regular Meeting.

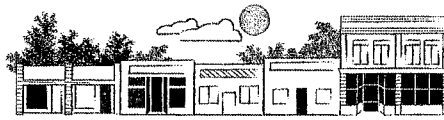
Town Clerk Amy Schueneman

Mayor Tony Lapish

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MOUNT PLEASANT

EST. 1859

NORTH CAROLINA

Proclamation

WHEREAS, Dr. Martin Luther King, Jr. inspired millions of Americans by becoming a visionary leader of the civil rights movement with a goal of creating a society tolerant of all races, cultures and nationalities; and

WHEREAS, Dr. King's enduring contributions to America remind us that people should "...not be judged by the color of their skin but by the content of their character;" and

WHEREAS, the ideals of Dr. King and of Mount Pleasant's commitment to human rights are worthy of reflection and serve as a reminder that improving the quality of life for all members of our community is a responsibility of every citizen; and

WHEREAS, the celebration of Dr. King's birthday is intended to honor an American who dedicated his life to the fundamental principles of freedom, opportunity, and equal justice for all;

NOW, THEREFORE, I, W. Del Eudy, Mayor of the Town of Mount Pleasant, do hereby proclaim, Monday, January 15, 2024 as:

"DR. MARTIN LUTHER KING, JR. DAY"

in the Town of Mount Pleasant and encourage all citizens to rededicate themselves to the principles of respect for human rights and freedom, of belief in non-violence, and of commitment to improving our community.

In witness whereof I have hereunto set my hand and caused this seal to be affixed.

Tony Lapish, Mayor

ATTEST: _____

Amy Schueneman, Town Clerk

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**STATE OF NORTH CAROLINA
CABARRUS COUNTY**

**INTERJURISDICTIONAL
PRETREATMENT AGREEMENT**

THIS INTERJURISDICTIONAL PRETREATMENT AGREEMENT (this “**AGREEMENT**”) made and entered into this ____ day of _____, 2023, by and between the **TOWN OF MT. PLEASANT**, hereinafter referred to as “**JURISDICTION**”, and the **WATER AND SEWER AUTHORITY OF CABARRUS COUNTY**, hereinafter referred to as “**WSACC**”. **JURISDICTION** and **WSACC** are collectively referred to as “**PARTIES**”.

WITNESSETH:

THAT, WHEREAS, the **PARTIES** are engaged in providing wastewater treatment and/or collection services in accordance with state and federal laws and regulations; and

WHEREAS, the **JURISDICTION** provides no wastewater treatment services; the **JURISDICTION** provides and maintains a wastewater collection system, over which the **JURISDICTION** controls the use and connections thereto; and

WHEREAS, **WSACC** provides and maintains a multi-jurisdictional wastewater collection system and treatment facilities, in accordance with the NPDES Permit Number NC0036269, NPDES Permit Number NC0081621, and Collection System Permit Number WQCS00009, which services include the treatment of wastewater within the jurisdictional area of the **JURISDICTION**; and

WHEREAS, the **JURISDICTION** and **WSACC** previously entered into an existing Interjurisdictional Pretreatment Agreement, which terminates on December 31, 2023; and

WHEREAS, **WSACC** is identified by the North Carolina Department of Environmental Quality (“**DEQ**”) and the United States Environmental Protection Agency as being responsible for the Publicly Owned Treatment Works (“**POTW**”), including the Rocky River Regional Wastewater Treatment Plant and the Muddy Creek Wastewater Treatment Plant (together, the “**TREATMENT PLANTS**”); and

WHEREAS, **WSACC** is required by the state and federal regulations to control the introduction of pollutants from non-domestic users into the **TREATMENT PLANTS** by development and implementation of a pretreatment program; and

WHEREAS, **DEQ** requires an interlocal agreement with each local jurisdiction served, for the implementation and enforcement of the pretreatment program, by **WSACC**, in accordance with 40 CFR Section 403 of the Federal Regulations.

NOW, THEREFORE, IT IS MUTUALLY AGREED AS FOLLOWS:

**Pretreatment and Surcharge Program Agreement
Article I**

Section A - Pretreatment Program

- 1) **WSACC** agrees to provide, implement, and maintain an approved pretreatment program as required by state and federal laws and regulations for the control of non-domestic discharges, in accordance with 40 CFR Section 403 of the Federal Regulations.
- 2) As part of the pretreatment program, **WSACC's** Sewer Use Ordinance, which shall be amended as necessary to remain consistent with state and federal regulations, contains the conditions and limitations to be met by each non-domestic discharger including federal and state pretreatment standards. This program allows **WSACC** to deny or conditionally approve new or increased contribution of flow and/or pollutants and to establish requirements for existing sources.
- 3) The Sewer Use Ordinance establishes the requirements for filing an Industrial Discharge Permit Application/Survey to discharge non-domestic wastewater into the Rocky River Regional Wastewater System and Muddy Creek Wastewater System. The Sewer Use Ordinance also establishes the following authorities:
 - a) Requires existing non-domestic users to develop a compliance schedule for the installation of technology necessary to meet current pretreatment standards and to submit self-monitoring reports.
 - b) Gives the staff of **WSACC** the authority to carry out inspections, surveillances and monitoring procedures necessary to determine compliance. This shall include the right to enter a non-domestic user's premises to examine records of monitoring activities.
 - c) Allows **WSACC** to seek injunctive relief for noncompliance and to seek and assess civil penalties for noncompliance.
 - d) Gives **WSACC** the authority to halt or prevent any discharges that present or are likely to present an imminent or substantial endangerment to the health or welfare of any person or the environment, or that threaten to interfere with the operations of the **TREATMENT PLANTS**, or cause violation of **WSACC's** permits.
 - e) Items (a) through (d) above shall not be interpreted as exclusive and, shall not be interpreted as preventing or restricting the **JURISDICTION** from exercising the same rights, privileges, and/or immunities pursuant to the **JURISDICTION's** Sewer Use Ordinance.
- 4) The **JURISDICTION** agrees to adopt a Sewer Use Ordinance that parallels the Sewer Use Ordinance adopted by **WSACC**, which is consistent with state and federal regulations. The

JURISDICTION's Sewer Use Ordinance shall be amended as necessary to ensure that all the requirements of the **JURISDICTION's** Sewer Use Ordinance are as stringent as the requirements of **WSACC's** Sewer Use Ordinance.

- 5) The **JURISDICTION** agrees to require, by its Sewer Use Ordinance, that all non-domestic dischargers, existing and future, file an Industrial Discharge Permit Application/Survey directly with **WSACC** and to comply with all other provisions of **WSACC's** Sewer Use Ordinance.
- 6) **WSACC** will deliver a copy of the draft Industrial Discharge Permit to the **JURISDICTION** for review and approval. Comments must be received by **WSACC** within fourteen (14) days from the date the draft Industrial Discharge Permit was received by the **JURISDICTION**. If the **JURISDICTION** does not provide comments to **WSACC** within the 14-day period, the **JURISDICTION** is deemed to have no comments and the permit shall be sent to the industrial user and the State for approval as drafted. Any changes requested or required by the **JURISDICTION** must be justified by the **JURISDICTION**. If the **JURISDICTION** needs to impose any special conditions upon a specific discharger, such as the requirement to equalize flow to protect sewer lines, the **JURISDICTION** must notify the discharger and **WSACC**. **WSACC** shall include these special conditions in the permit.
- 7) Both the **JURISDICTION** and **WSACC** agree to uphold the permit limitations or conditions imposed upon a non-domestic discharger by either or both.
- 8) **WSACC** agrees to provide the **JURISDICTION** with copies of all permits and copies of all correspondence with non-domestic dischargers connected to the **JURISDICTION's** wastewater collection system.
- 9) To the extent the **JURISDICTION** possesses such records, the **JURISDICTION** agrees to provide **WSACC**, upon request, any and all records relating to water use and wastewater discharges by non-domestic user(s) for the purpose of validation of monitoring records and compliance with pretreatment standards and requirements. The **JURISDICTION** and **WSACC** shall have the right to require the installation of a flow meter on wastewater services for wastewater volume determination pursuant to existing policies and procedures.
- 10) The **JURISDICTION** agrees to control, as provided for in the **JURISDICTION's** Sewer Use Ordinance, connections to its wastewater collection system so that all connections meet the requirements of the **JURISDICTION's** Sewer Use Ordinance. Procedures for approving industrial connections to the sanitary sewer system are summarized in Appendix A.
- 11) The staffs of the **JURISDICTION** and **WSACC** agree to coordinate in good faith prior to severing the power and/or water service to prevent any adverse impacts on the sanitary sewer system, the **TREATMENT PLANTS**, or the environment.

Section B - Surcharge Program

WSACC shall include in the Sewer Use Ordinance discharge limits based on the treatment plant influent design for particular constituents. Users discharging in excess of the constituent levels listed in the Sewer Use Ordinance will be subject to surcharges due and payable to **WSACC** as noted on invoices for the surcharges. Surcharges are not an exclusive remedy and may be used in conjunction with additional enforcement remedies to obtain compliance with the Sewer Use Ordinance or an applicable Industrial Discharge Permit. No discharge will be allowed which will cause **WSACC** to be in non-compliance with its permits for the **TREATMENT PLANTS**.

Section C - Compensation

- 1) **WSACC** will establish the basis for a Surcharge Rate Structure uniform throughout **WSACC's** service area and the **JURISDICTION** and consistent with current state and federal regulations. **WSACC** will review and update the surcharge rate as necessary to comply with the Sewer Use Ordinance and to recover all the cost incurred by the excess loadings (e.g. Surcharge Fees). Any proposed changes and modifications to the Surcharge Rate Structure will be reviewed with the **JURISDICTION** before adoption.
- 2) **WSACC** will include in and as a separate part of the Surcharge Rate Schedule Program, a Rate Schedule that shall recover the cost for administering and monitoring of the Pretreatment and Surcharge Programs (e.g. Program Fees and Sample Fees).
- 3) The Rate Schedules for the Pretreatment and Surcharge Programs, described in number 1 and 2, shall be reviewed by **WSACC** annually to insure that each non-domestic source is paying a reasonable fair share. Each non-domestic user, subject to the Pretreatment and Surcharge Programs shall be billed directly by **WSACC**. Bills are payable within twenty (20) days from the billing date.
- 4) To the extent the **JURISDICTION** possesses such records, the **JURISDICTION** agrees to provide the EHS Compliance Manager at the **TREATMENT PLANTS** with monthly water consumption and wastewater metered data by the third (3rd) day of each month for the previous month. The data will be used to calculate the monthly Surcharge Billing for each non-domestic user subject to the Pretreatment and Surcharge Programs, in accordance with **WSACC's** Sewer Use Ordinance.

Article II

Remedies For Non-compliance

- 1) The **JURISDICTION** agrees to reimburse and hold harmless **WSACC** from all costs and damages to treatment works or disruption of treatment processes or operations, including costs for sludge disposal, which may result from any act or omission by the **JURISDICTION** not in accordance with this **AGREEMENT**.
- 2) **WSACC** and the **JURISDICTION** agree to not accept any wastewater from any source, domestic or non-domestic, whose facilities do not meet all State requirements concerning obtaining and holding a valid permit prior to construction or whose permit has been revoked by **WSACC**.
- 3) The **JURISDICTION** agrees that **WSACC** may exercise any of its enforcement options within its Sewer Use Ordinance, **WSACC**'s Enforcement Response Plan and/or the industry's permit. The **JURISDICTION** also agrees to support **WSACC** in the enforcement procedures and action(s) taken by **WSACC** to correct violations of **WSACC**'s Sewer Use Ordinance and Pretreatment Program, provided such enforcement action(s) and procedures are in accordance with **WSACC**'s Sewer Use Ordinance as may be amended.
- 4) In the event the **JURISDICTION** and/or **WSACC** fails to comply with any of the terms of this **AGREEMENT**, **WSACC** and/or the **JURISDICTION** may initiate appropriate action for damages or for specific performance for compliance with the terms hereof.

Article III

Section A - Duration of Agreement

This **AGREEMENT** is effective as of the day and year first above written and, unless amended or modified as set forth in Article III, Section B hereinafter, shall remain in effect until December 31, 2043. Action to review, renew, and/or extend this **AGREEMENT**, as written or as appropriately modified, shall require action by both respective governing bodies of **WSACC** and the **JURISDICTION** on or before December 1, 2043.

Section B - Method of Amendment/Termination of Agreement

This **AGREEMENT** may be amended or terminated only by a vote of the majority of the members of each of the respective governing boards of **WSACC** and the **JURISDICTION**.

Section C - Warranties

WSACC and the **JURISDICTION** hereby warrant and represent that:

- a) Execution of this **AGREEMENT** and full performance of its own obligations hereunder is fully authorized by law;
- b) Each has complied or will comply with all procedures necessary to render its execution of this **AGREEMENT** and the performance of its obligations hereunder as valid, legal and binding acts of **WSACC** or the **JURISDICTION**, respectively.

Section D - Miscellaneous

WSACC and the **JURISDICTION** further say that:

- a) No failure or delay in exercising any right hereunder on the part of either party shall operate as a waiver thereof, nor shall any single or partial exercise by either party of any right hereunder preclude any other further exercise thereof or the exercise of any other right;
- b) Except as modified by separate written agreement of **WSACC** and the **JURISDICTION** and/or termination as provided herein, this **AGREEMENT** shall be binding upon and endure to the benefit of **WSACC** and the **JURISDICTION**, and their respective successors and assigns.
- c) Either party perceived to be in violation of this **AGREEMENT** by the other shall be notified in writing of the perceived violation by the other and given ten (10) days from the receipt of such notification to cure any such violation. Said notice shall be hand-delivered to the Executive Director of **WSACC** or the Signatory Representative of the **JURISDICTION**.
- d) Neither party shall be liable to the other for violation of this **AGREEMENT** when such violation is proximately caused by force majeure whether by act of nature or person.

[SIGNATURE PAGES FOLLOW]

IN WITNESS WHEREOF, the **PARTIES** have executed this **AGREEMENT** in duplicate originals, following due and proper approval by their respective governing bodies in official session.

**WATER AND SEWER AUTHORITY OF
CABARRUS COUNTY**

By: _____
Name: Michael Wilson
Title: Executive Director

ATTEST:

Tammy Garifo, Executive Secretary
to the Board of Directors
(Seal)

This instrument has been pre-audited in the manner required by the "Local Government Budget and Fiscal Control Act".

Wendi Heglar, Finance Director

Date

IN WITNESS WHEREOF, the **PARTIES** have executed this **AGREEMENT** in duplicate originals, following due and proper approval by their respective governing bodies in official session.

TOWN OF MT. PLEASANT

By: _____
Name: _____
Title: _____

ATTEST:

_____, _____
(Seal)

This instrument has been pre-audited in the manner required by the “Local Government Budget and Fiscal Control Act”.

_____, _____ Date _____

APPENDIX A

PROCEDURES FOR APPROVING INDUSTRIAL

CONNECTIONS

TO THE SANITARY SEWER SYSTEM

- (1) Once the user has contacted the JURISDICTION for a tie-in connection to discharge non-domestic wastewater into the sanitary sewer system, the JURISDICTION should review the request and determine whether it approves the wastewater discharge, discharge location, sampling location, connection to sanitary sewer system, etc. WSACC shall be informed in writing of the JURISDICTION's decision, questions and/or concerns.
- (2) If the user proposes non-domestic discharge (i.e. industrial user), upon approval from the JURISDICTION, the industrial user shall be instructed by the JURISDICTION to submit a completed Industrial User Wastewater Survey and Permit Application to WSACC for review. If the JURISDICTION does not have a copy of the application, it should instruct the industrial user to contact WSACC's Pretreatment staff at 704-788-4164.
- (3) WSACC will review the application and determine whether the wastewater can be accepted into one of the TREATMENT PLANTS. Upon this determination, WSACC will submit a letter to the industrial user of the decision, with a copy forwarded to the JURISDICTION. For connections denied, the industrial user may appeal the decision or request a hearing in accordance with WSACC's Sewer Use Ordinance.
- (4) Once the proposed connection has been properly approved by both WSACC and the JURISDICTION, WSACC will determine whether the industrial user should be permitted and/or included in the local pretreatment program.
- (5) WSACC will notify the industrial user of the final determination and a copy of all correspondence will be sent to the JURISDICTION, in accordance with this AGREEMENT.

Note: These same procedures should be followed for additional connections to the sanitary sewer system from existing industries.

Updated: 05/23

MEMORANDUM

To: Mayor and Town Board
From: Randy Holloway, Town Manager
Date: January 8, 2024
RE: Manager's report for December 2023

Please find listed below an update / overview for the month of December 2023

- Continued working with Staff on the pay study. We had hoped to give the Board a report at the December Board meeting, however, the Staff has not had sufficient time to work with the consultant to prepare a presentation for the Board. We will have a presentation ready after the first of 2024. We plan to present this presentation to the Board at the February 2024 meeting.
- Participated in a meeting with Benchmark Planning to begin the planning process and schedule for the update to the Town's comprehensive plan. We are very excited about this project which will include an economic development component in the planning process.
- Continued working with Staff to deal with the water issues and we continued to flush the system and take samples at various sites. We are continuing to work with the Engineering Firm to ensure that the situation does not happen in the future.
- Participated in a meeting with Staff and a representative from NCDEQ making sure the Town is up to date on all requirements for the first round of ARP State funds (\$12,811,000) for various water and sewer projects. These projects will be going out for bid this Spring.
- Continued working with the Town Engineer and a consulting firm to explore the possibility of the Town having its own wastewater treatment facility. More information will be made available on this idea soon. I have a meeting scheduled with Mike Wilson from WSACC on January 10th to discuss our ideas.
- Worked with Staff on the sell and closing documents for the Henderson – Barrier house. The Town received \$300,000 that will be placed back in the general fund, fund balance.
- Participated in a meeting with Staff and representatives from Piedmont Triad Regional Council to begin the process on the Assistant Town Manager's position. That position will be open for applications by mid-January 2024.

ASSISTANT TOWN MANAGER'S REPORT

January 2024

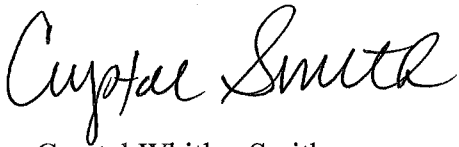
To: Mayor & Commissioners

From: Crystal Smith, Assistant Town Administrator

Subject: Monthly Activities for December 2023

- Attended monthly Town Board Meeting
- Worked on Christmas Parade and Tree Lighting (cancelled on Friday, December 1)
- Participated in new NSUITS reporting system for employer's quarterly taxes.
- Worked with Rick Driscoll (accounting consultant) – monthly work session
- Meeting with PTRC about new Assistant Town Manager's position. Randy and Crystal will give an update during Board meeting.
- Started preparing 2024 events.

Respectfully submitted,



Crystal Whitley Smith
Assistant Town Manager

Financial Report as of December 31, 2023

	<u>Bank Acct Name</u>	<u>Balance</u>
<u>General Fund Accts</u>	General Checking	\$480,553.91
	General Fund MM at First Bank	\$802,873.85
	General Fund MM (NCCMT)	\$426,845.85
	General Fund 42% MM at First Bank	\$13,352.49
	General Fund 42% MM (NCCMT)	\$1,011,748.26
	Façade Grant	\$11,121.30
	Park Development (Uwharrie)	\$1,108.50
	Payroll Checking	\$70,929.01
	Powell Bill	\$35,744.41
	Retiree Insurance	\$27,571.75
	Sidewalk Escrow Hwy 49	\$6,306.43
USDA- Payment Reserve	\$237,849.08	
Water/Sewer accts	WS Checking	\$114,778.03
	WS Money Market	\$423,661.74
	WS Money Market (NCCMT)	\$526,817.15
	Debt Setoff (NCCMT)	\$1,035.05
	Dredging Fund (Uwharrie)	\$31,062.61
Capital Reserve Accts	Infrastructure & Streets	\$14,960.12
	Police Vehicles	\$56,676.71
Capital Projects	CMAQ Capital Project	\$127,549.15
	Municipal Complex & Park Imp	\$15,123.48
	SCIF funds	\$17,022.00
	USDA Capital Project	\$121,516.69
	State Funded-Sewer Project	\$102,159.07
	State Funded Water Projects	\$25.44
	USDA (Uwharrie-Loan funds)	\$6,051,697.60
	State Grant-Skyland Dr Waterlines	\$100.00
	State Grant- \$100,000 capital/equipment	\$100.00
State Grant- \$2.7M for Sidewalks	\$100.00	
Fire Dept.	Fire & Rescue Relief Fund	\$40,750.97
	FD-Rado Reserves	\$10,969.50
	FD Capital Project	\$503,757.37
	FD Capital Reserve -Vehicles	\$55,110.39
TOTAL		\$11,340,977.91

FY2023-2024		General Fund			
	APPROVED	MONTH	YEAR		
	2023-2024	TO DATE	TO DATE	REMAINING	PERCENT
		(Encumbered)			
Revenues	\$2,772,577.00		\$1,485,495.78	\$1,287,081.22	54%
Expenditures	\$2,772,577.00	\$142,435.56	\$1,218,549.83	\$1,411,591.61	49%
		Water Sewer Fund			
	APPROVED	MONTH	YEAR		
	2023-2024	TO DATE	TO DATE	REMAINING	PERCENT
		(Encumbered)			
Revenues	\$1,534,530.00		\$747,510.54	\$787,019.46	49%
Expenditures	\$1,534,530.00	\$64,402.00	\$711,101.77	\$759,026.23	51%

**TOWN OF MOUNT PLEASANT
COMPARISON BUDGET VS ACTUAL -December 2023**

	<u>CURRENT BUDGET</u>	<u>YTD ACTUAL</u>	<u>DIFFERENCE</u>
GENERAL GOVERNMENT			
Town Hall	93,000.00	57,744.60	35,255.40
Governing Body	40,650.00	14,473.23	26,176.77
Admin	355,828.00	118,479.67	237,348.33
Planning & Zoning	216,390.00	61,287.77	155,102.23
	705,868.00	251,985.27	453,882.73
PUBLIC SAFETY			
Law Enforcement	162,993.00	38,678.66	124,314.34
Fire Department	831,202.00	344,889.99	486,312.01
	994,195.00	383,568.65	610,626.35
PUBLIC WORKS			
Operations Center	30,134.00	20,809.51	9,324.49
Streets	329,250.00	230,068.54	99,181.46
Sanitation	156,900.00	55,197.27	101,702.73
Buildings & Grounds	83,750.00	39,245.88	44,504.12
	600,034.00	345,321.20	254,712.80
CULTURE/REC	78,400.00	38,278.64	40,121.36
DEBT SERVICE			
Debt Service Principal	225,725.00	109,161.00	116,564.00
Debt Service Interest	124,898.00	65,035.07	59,862.93
	350,623.00	174,196.07	176,426.93
TOTAL	2,729,120.00	1,193,349.83	1,535,770.17
WATER/SEWER			
Admin	360,700.00	123,300.17	237,399.83
Operations Center	57,444.00	22,454.81	34,989.19
Water	179,500.00	119,574.59	59,925.41
Sewer	400,036.00	184,084.04	215,951.96
Water Treatment Plant	347,056.00	227,411.25	119,644.75
	1,344,736.00	676,824.86	667,911.14
DEBT SERVICE			
Debt Service Principal	167,284.00	29,048.26	138,235.74
Debt Service Interest	22,510.00	5,128.65	17,381.35
	189,794.00	34,176.91	155,617.09
TOTAL	1,534,530.00	745,178.68	789,351.32
COMBINED	4,263,650.00	1,938,528.51	2,325,121.49



**Planning and Economic Development
January 8, 2024**

Planning & Zoning Cases

SITE 2023-02 Parking Lot (corner of E. Franklin St. and Eastover Dr.)

Description: Site plan for commercial parking lot

Location: 8860 E. Franklin Street

Cabarrus County Parcel Number(s): 5670-42-6218

Zoning: C-1 Light Commercial

Area: approx. 0.5 acres

Estimated Sewer Capacity Usage: 0gpd

Current Status: Under construction

SITE 2023-01 Propel Church

Description: Site plan for religious institution and Alternative Design Proposal for building design

Location: 7801 NC Highway 73 E

Cabarrus County Parcel Number(s): 5660-96-0201

Zoning: OI Office & Institutional

Area: approx. 6.8 acres

Estimated Sewer Capacity Usage: 1,520gpd (5gal per seat) (allocated administratively – under 5,000gpd)

Current Status: 2nd submittal reviewed. Awaiting revisions. Grading only permit issued.

SUB 2020-03 Brighton Park

Description: 178-lot single-family subdivision with community clubhouse and pool. Plans for development of this property were originally initiated in 2008.

Applicant: Niblock Homes

Location: Southwest corner of NC Highway 73 and NC Highway 49

Cabarrus County Parcel Number: 5660-56-4096, 6785, 8647, & 9681

Zoning: RM Residential Medium Density

Area: approx. 86.77 acres

Density: 2.05 dwelling units per acre

Estimated Sewer Capacity Usage: 28,560gpd for first three phases and 14,160gpd for last two phases (42,720gpd total) (allocated in development agreement 6/17/2022)

Current Status: Phase 1 improvement installation underway.

SITE 2022-07 Virginia Foil Park/Library/Senior Center

Description: Site plan for athletic complex/library/senior center

Location: 1111 N. Washington St.

Cabarrus County Parcel Number(s): 5670-44-0187

Zoning: OI Office & Institutional

Area: approx. 29.11 acres

Estimated Sewer Capacity Usage: 19,400 gpd (allocated)

Current Status: Under construction

SITE 2022-04 Highway 49 Mini-Storage

Description: Site Plan for 10 acres of mini storage (site area 11.27 acres), including 20 storage buildings totaling 98,100 square feet

Location: 8830 NC Highway 49 N

Cabarrus County Parcel Number(s): 5670-47-4622

Current Zoning: I-1

Area: 11.27 acres

Estimated Sewer Capacity Usage: 0gpd

Current Status: 2nd Submittal under review.

SUB 2017-01 Green Acres

Description: 37-lot single-family subdivision. Plans for development of this property were originally initiated in 2008.

Location: NC Highway 73 at Sloop Arthur Drive and Green Acres Circle

Cabarrus County Parcel Number(s): 5651-70-6355

Zoning: RM CZ Conditional Residential Medium Density

Area: approx. 14.92 acres

Density: 2.28 dwelling units per acre

Estimated Sewer Capacity Usage: 8,880gpd (allocated in development agreement 7/12/2022)

Current Status: Installation of improvements underway.

Code of Ordinances

In 2024, staff will work on updates to Part 2 Government & Administration, Part 4 Public Works, & Part 6 Licensing and Regulation to complete the updates and codification of the Town’s Code of Ordinances that has been underway the past several years.

Utilities

- A memo received from WSACC dated November 20, 2023 shows that Mount Pleasant has a total of 100,361 gpd of allocation with 77,801gpd remaining to be allocated through the 30MGD expansion.
- The Town was selected to move forward in the FEMA Building Resilient Infrastructure and Communities (BRIC) grant process. The application includes Downtown utility duct bank installation and conversion and stormwater mitigation as recommended in the downtown stormwater study currently underway. The grant request is for approximately \$4.5 million. The grant match is 12%. Staff has provided a list of deliverables for Phase 1 as requested by FEMA. Additional information has been requested by FEMA regarding the benefit-cost analysis (BCA).
- Work will begin soon on Empire Drive Sewer Pump Station utilizing a USDA loan and water line projects are scheduled to go to bid soon.

Comprehensive Plan Implementation

- HMW Preservation has completed of the National Register District architectural survey draft to submit to the State Historic Preservation Office. LKC and subcontractor McAdams have completed a report with recommendations and cost estimates for the Downtown Stormwater Study. The Town Board will be requested to adopt the plan and the CIP portion of the report at its January meeting to assist with grant applications.
- Town staff is working on plans for additional/improved parking in the southwest quadrant of downtown.
- The Town of Mount Pleasant received the following allocations in the recently adopted state budget:
 - \$1 million for water line replacement for S. Skyland Drive, Seneca, and Allman Rd. Ext. service area
 - \$100,00 for capital improvements or equipment

- \$2.7 million for sidewalk construction (in accordance with Bicycle & Pedestrian Project Acceleration Plan)

Staff is currently working to provide the scope of work on these projects to the Office of State Budget and Management in order. To assist with infrastructure projects, an RFQ for General Engineering Services has been released with a deadline of January 12, 2024.

- The Town Board voted at its November meeting to begin an update to the Comprehensive Plan, including an enhanced economic development component. The Cabarrus EDC provided \$20,000 through a Duke Energy grant and board-directed funds for the Economic Development component of the plan.

Transportation

- Volkert Engineering firm is preparing the scope of work and contract proposal for the N. Washington Street Sidewalk/Curb & Gutter project.
- Using the paving condition rating (PCR) system, the Town has paved Jackson Street (north of Hwy. 49), Westerholt Court, Bilverlor Court, Lorilei Street, Rhineland Court, Alish Trail, and Lee Street (S. Main St. to Barringer St.) in 2023. Once funds have accrued, the next lowest rated streets will be paved.
- At the direction of the Town Board, three additional pedestrian projects, and one additional highway project were submitted for State Transportation Improvement Program for P7.0. This is in addition to two pedestrian projects and one highway project that were submitted for P6.0 three years ago (delayed due to COVID and budget shortfalls). All projects are shown in the Comprehensive Plan and/or Bicycle & Pedestrian Project Acceleration Plan. The updated draft STIP will be complete in fall of 2025.

Permits

December permits attached.

2023 End of Year Highlights

Attached to report.

Town of Mount Pleasant 2023 Permitting End of Year Highlights

Permit & Case Load Summary

Cases	2016	2017	2018	2019	2020	2021	2022	2023
Total Permits	53	34	47	65	46	64	50	70
Residential New Construction (units)	10 (69)	8 (8)	15 (15)	9 (9)	19 (19)	18 (18)	12 (14)	7 (7)
In-Town	8 (67) ¹	1 (1)	12 (12)	1 (1)	14 (14)	16 (16)	8 (10)	7 (7)
ETJ	2 (2)	7 (7)	3 (3)	8 (8)	5 (5)	2 (17)	4 (4)	0 (0)
Residential Demolition (units)	0	0	0	1	2	3	3	0
In-Town	0	0	0	1	2	3	3	0
ETJ	0	0	0	0	0	0	0	0
Residential Addition	2	0	0	2	1	6	5	3
In-Town	2	0	0	2	1	2	4	1
ETJ	0	0	0	0	0	4	1	2
Residential Accessory	7	9	8	12	17	16	11	18
In-Town	7	4	2	4	14	9	8	14
ETJ	0	5	6	8	3	7	3	4
Non-residential Certificate of Compliance	7	7	7	9	2	9	5	13
Annexation Petitions	1	0	1	2	4	0	2	1
Rezoning Applications	5	1	3	2	5	0	5	5
Site Plans	3	4	2	3	0	2	3	3
Major Subdivision Preliminary Plats (units approved)-status	0	1 (37)- under const.	1 (9)- complete	1 (16)- delayed	1 (34)- expired	1 (178)- under const.	0	0
Text Amendments	3	4	5	5	0	4	4	1
New Businesses (net gain)	4	4	5	5	2	7	3	3 ²

¹In 2016, Barringer's Trace Apartments added 64 dwelling units, but only needed 5 permits. This plan was approved in 2015.

²2023 business summary (next page)

2023 Business Summary:

Closed/Relocated Businesses	2023 New Businesses
Pleasant Memories Sweets and Treats (closed after relocating to White Owl)	Ovadia Pet Salon
Industrial Pump Solutions (relocated to Hwy. 49)	Vacant space-8930 E. Franklin St.
Mount Pleasant Manufacturing (closed)	Industrial Pump Solutions/Well Doctor-2 nd location
Mount Pleasant Home Health (relocated to Tuscarora Mill)	Space leased to expand April Lisk Photography
Tiger Gym (relocated to Tuscarora Mill)	Vacant Space-7594 NC Hwy. 73 E
G2 Real Estate & Quicksilver Custom Builders (relocated to Tuscarora Mill)	Vacant Space-1460 N. Main St.
Mount Pleasant Properties (relocated to Barber Shop Building)	The Knorr Group
Mount Pleasant Mercantile (closed-moved to online and by appt. sales)	The Consignment Barn (closing early in 2024 due to personal reasons)-Space to be leased to Insurance Company
Simply Pleasant Boutique (closed-altered business model and relocation)	Down South on Main to expand into space
	Art-too Ink Gallery/Tattoo
	Tuscarora Tap House
	Dead Bunny Photography Studio

Net gain of 3 businesses in 2023. Does not include home-based businesses or temporary uses.

Population Information:

	2000 Census	2010 Census	2020 Census	2021 State Demographer Revised Estimate	2022 State Demographer Standard Estimate
1990 Census					
1,027	1,259	1,652	1,679	1,709	1,742

December 2023 Zoning Permits

Permit #	Date	Cab. Co. #	Add. #	Street Name	Type	Permit Description	Applicant	Notes
Z-2023-69	12/12/2023	5670-13-8704	8327	W. Franklin St.	Upfit	Façade Upfit and Mural	MP Animal Hospital	FIP 2023-01
Z-2023-70	12/14/2023	5670-26-5552	735	N. Main St.	Accessory	Two accessory structures	Ryan McLain	

2 Zoning Permits

CODE ENFORCEMENT

Monthly report
The following case load was managed by Code Enforcement for the month of:
December 2023

Case Status

New Cases	6
Cases Cleared	7

New Cases

Case #	Location	Reference	Status
023-099-C	1111 Washington Street	Noise	C
023-100-C	1190 Summer Street	Illegal Burning	C
023-101-EM	1400 C Street	Flooding	C
023-102-C	1400 C Street	Abandoned refrigerator	C
023-103-C	8228 Fisher Road	Animal cruelty	C
023-104-C	7901 West Franklin Street	Rubbish in right of way	C

Route Card Summary

Action	Number
Code Enforcement	18
Emergency Management	13
Golf Cart Inspection	0
Grants	0
Investigation	0
Meeting	5
Other	11
Recheck	19
Sign Sweep	0
Training	0
Hazardous Condition	0
TOTAL	66

Route Card

Date	Code	Notes
12/01	M	Meeting reference parade/Christmas Tree Lighting
12/01	E	Working on Water Emergency Plan
12/01	O	Picked up radios from Concord for parade.
12/04	O	Resignation letter for WSACC
12/04	C	Researched history of the storage building at Mt. Pleasant Methodist Church.

8590 Park Drive : PO Box 787 : Mount Pleasant, North Carolina 28124 : tel. 704-436-9800

An equal opportunity provider, employer, and lender.

Website: www.mtpleasantnc.org Email: townhall@mtpleasantnc.us

12/04	M	Meeting with property owner for storage buildings at 8424 Hwy 49-N.
12/04	C	7055 NC Hwy 73-E and 7045 NC Hwy 73-E reference junked cars and vehicles.
12/04	E	Water Resources Emergency Plan
12/04	O	Attempted to call the owners reference 1251 North College Street. Left message.
12/04	C	Telephone complaint regarding the properties at North Skyland Drive and W. Franklin Street.
12/05	M	Monthly report.
12/05	C	Initial actions for the properties on NC Hwy 73-#E.
12/05	O	Returned radios to Concord.
12/05	E	Completed resolutions for Emergency Management.
12/05	E	Finalized COOP.
12/05	E	Finalized EOP.
12/05	E	Continued Water Resources Emergencies
12/05	R	1190 Summer Street
12/05	R	625 Jackson Street
12/05	R	225 Mount Pleasant Road, N.
12/05	R	8900 Wade Street
12/05	R	425 C Street
12/05	R	Walnut Street – Storm Drain
12/05	R	365 Mt. Pleasant Road N.
12/05	R	8900 Wade Street
12/05	R	8330 Lee Street
12/05	C	Various locations accessory buildings
12/05	R	Oldenburg
12/05	R	8501 Hwy 49-N
12/05	R	8425 Hwy 49-N
12/05	R	8338 W. Franklin Street
12/05	R	8330 W. Franklin Street (sign)
12/05	R	8900 Wade Street
12/05	R	1251 College Street, N
12/05	R	8330 W. Franklin Street (tires)
12/05	O	8595 Park Drive
12/05	O	8350 Cook Street
12/07	E	Water Emergency Plan
12/07	R	Stakes on S. Main Street
12/07	C	Checked the ditch between White Owl and Circle K reference full of trash.
12/07	C	Check fallen building on 1190 Summer Street.
12/11	E	Worked on Water Emergency Plan
12/11	M	Council Meeting
12/11	C	1400 "C" Street reference flooding
12/11	E	Started ordinances on Water Emergency Plan
12/11	E	Drought restrictions
12/12	C	1400 C Street – Site visit
12/12	C	Spoke with Edifice regarding the current status of the silt fence around Foil park.
12/12	C	1400 C Street report
12/12	E	Water Resource Emergency Plan
12/12	E	Drought impacts for WRP
12/12	C	Sent question regarding repair of erosion control to Edifice for the flooding at Foil Park. Expecting a major storm over the weekend with heavy rain.

12/12	C	Representative of Mt. Pleasant Methodist Church called to discuss the trailer in the parking lot across from the church. They want to work with the Town on the situation. The trailer has decorations inside. A meeting will be set in early January to discuss the options.
12/15	R	1539 Washington Street, South. Mailed LOI.
12/15	R	1111 North Washington Street regarding flooding.
12/15	C	1400 C Street reference abandoned refrigerator
12/15	C	Called property owner at 1190 Summer Street regarding collapsed building and left message.
12/16	C	Received an off duty phone call regarding animal cruelty on Fisher road, ETJ.
12/18	C	023-103-C Fisher road possible animal cruelty. Started investigation
12/18	C	8228 Fisher Road site visit.
12/18	O	Researched the owner of 825 Mount Pleasant Road, N.
12/18	C	Mattresses beside W. Franklin Street at Skyland Drive. Found 5 mattresses/box springs.
12/18	O	Contacted Waste Plr to determine what constituted a "large pile" for pick-up. They stated 4 mattresses/box springs were considered a large pile.
12/18	E	Checked 1400 C Street for flooding over the weekend and flood preventative measures installed appeared to have worked.
12/18	C	023-083-C Mailed LOI.
12/18	C	Spoke with occupant at 1539 South Washington Street regarding the collapsed building debris pile and reminded him of the deadline he stated in a meeting in September 2023 that he would have the pile moved. He stated the parts for the truck were still not back. Will recheck the first week of September.
12/18	R	023-067-C Rechecked the collapsed building on 1190 Sumner Street. Owner has began to clean up the building.
12/19	O	Filing
12/19	C	Received a call from CCSD regarding the animal cruelty case. They were aware of the situation and every thing was ok.
12/21	C	1045 NC Hwy 73-E. Investigated the site.
12/21	O	Called the complainant regarding site findings at 1045 Hwy73-E.
12/21	O	Called Cabarrus County regarding 1045 Hwy 73-E.
12/21	O	Research into the options for addressing 1045 Hwy 73-E since it was in the ETJ.
12/21	M	WSACC
12/22	O	Office

MEMORANDUM

To: Mayor and Town Board

From: Daniel Crowell, Public Works

Date: January 8, 2024

RE: Please find listed below an update / overview for the month of December 2023

New:

- Completed monthly meter reads
- Water Cut-Offs
- Responded to 2 pump station alarm calls
- Responded to 2 after hour customer calls
- Picked up 7 dump truck loads of brush which equals 84 cubic yards of brush
- Picked up 19 loads of leaves which equals 190 cubic yards of leaves
- Completed 30 work orders for various issues
- Repaired 2 water leaks on Allman Rd. Ext.
- Repaired water leak on South Washington St.
- Repaired water service at 8691 Oldenburg Dr.
- Repaired sewer service at 8857 Erbach Ln.

Ongoing:

- Public works mows and maintains approximately 18 acres each week to biweekly depending on conditions as well as ground maintenance at all 8 of our sewer pump stations
- 8 pump stations are checked once a week which included a visit to each station checking dialer status and recording run times. Alarm floats are pulled and checked and stations cleaned monthly in accordance to NC DWQ standards
- Weekly Chlorine monitoring is done on Mondays or Fridays depending on schedule of work and consists of pulling samples from 5 different sites which change every other week
- Due to the volume of brush/yard debris collection typically takes 1 to 1.5 days of the week especially during leaf season

Cabarrus County Sheriff's Office

Law Calls for Service

253 / Mt Pleasant

10/01/2023 - 12/31/2023

OFFICER-INITIATED

	Oct-23	Nov-23	Dec-23
Total	851	814	761
ALL ANIMAL CONTROL CALLS	1	0	1
ANIMAL CONTROL FOLLOW UP	2	0	2
ASSIST CID	0	1	0
BREAKING ENTER OF VEHICLE	0	0	1
CHASE	1	0	0
CIVIL PROCESS	5	7	4
COMMUNITY CONTACT	6	1	0
CRIMINAL SUMMONS	0	0	2
DIRECT TRAFFIC	1	0	0
EVICTION	0	1	0
FOLLOW UP	0	1	2
INVESTIGATION	3	0	0
LARCENY	1	0	0
OPEN DOOR	0	1	0
ROAD HAZARD	1	1	0
SCHOOL INVEST	0	1	0
SECURITY CHECK	624	508	493
SERVICE CALL LAW	2	2	1
SEX OFFENDER CHECK	0	0	1
SPECIAL EVENT	0	2	0
SRO ASSIST ADMIN	62	69	44
SRO DRUG INVESTIGATION	1	1	1
SRO FIGHT/ASSAULT	0	0	1
SRO INVESTIGATION	1	2	1
SRO MENTOR/COUNSEL	30	47	36
SRO PARENT MEETING	0	1	4
SRO SAFETY CHECK	82	143	126

	Oct-23	Nov-23	Dec-23
STRANDED MOTORIST	1	0	1
SUSPICIOUS SUBJECT	1	1	0
SUSPICIOUS VEHICLE	10	9	6
TRAFFIC ACC PROPERTY DAMAGE	0	0	1
TRAFFIC STOP	16	14	33
WARRANT	0	1	0

DISPATCHED

	Oct-23	Nov-23	Dec-23
Total	63	66	77
911 HANGUP	0	1	0
ALL ANIMAL CONTROL CALLS	4	0	1
ASSAULT	0	1	0
ASSIST COUNTY FIRE DEPARTMENT	0	1	0
ASSIST EMS	1	1	2
ATTEMPT TO LOCATE	0	1	0
BREAKING AND ENTERING IN PROG	0	1	0
BREAKING AND ENTERING OF RESD	0	3	1
BREAKING ENTER OF VEHICLE	0	0	5
BURGLAR ALARM	9	6	11
CAC WELFARE CHECK	1	0	1
CARELESS RECKLESS DRIVING	4	2	3
CHECKPOINT	0	0	1
COMMITMENT PAPERS	0	1	2
COMMUNICATING THREATS	1	4	0
DEATH	1	0	0
DIRECT TRAFFIC	1	0	0
DISCHARGE FIREARMS	1	0	0
DISPUTE (ANYONE)	3	2	2
DOMESTIC ASSIST	0	0	1
DOMESTIC DISTURBANCE	1	1	4
DRUG INVESTIGATION	2	0	0

	Oct-23	Nov-23	Dec-23
ESCORT	2	2	3
FRAUD / FORGERY	1	0	0
IDENTITY THEFT	1	0	0
IMPROPERLY PARKED VEH	0	1	1
INFORMATION	1	1	2
INTOXICATED DRIVER	0	0	1
LARCENY	0	0	2
LIVESTOCK	0	1	0
LOUD (ANYTHING DESC IN NARR)	0	0	2
OPEN DOOR	0	1	0
PROPERTY DAMAGE	1	0	0
PROWLER	1	2	0
REPOSESSION	0	2	1
ROAD HAZARD	1	1	1
SECURITY CHECK	2	0	0
SERVICE CALL LAW	7	9	10
STRUCTURE FIRE	1	2	0
SUSPICIOUS SUBJECT	2	6	4
SUSPICIOUS VEHICLE	2	3	3
THREATENING SUICIDE	2	2	0
TRAFFIC ACC PROPERTY DAMAGE	5	4	5
TRAFFIC ACCIDENT PI	0	2	0
TRESPASSING	1	1	2
VEHICLE FIRE	1	0	0
WARRANT	1	0	1
WELFARE CHECK (PERSON)	2	1	5

Total Disp. CFS: 77

Details for Dispatched Calls for Service

12/01/2023 - 12/31/2023

Event #	Date / Time	Street	Case #	Call Source
ALL ANIMAL CONTROL CALLS 1				
23-237262	12/03 11:41	WALKER RD		PHONE
ASSIST EMS 2				
23-235970	12/01 05:08	LEE ST		PHONE
23-246233	12/16 08:06	N MAIN ST		PHONE
BREAKING AND ENTERING OF RESI 1				
23-248490	12/20 04:49	E FRANKLIN ST		PHONE
BREAKING ENTER OF VEHICLE 5				
23-236701	12/02 04:57	ALISH TR		PHONE
23-236731	12/02 07:05	ERBACH LN	23-1202-0004	PHONE
23-236741	12/02 07:32	OBERHAUS ST		PHONE
23-236744	12/02 07:34	ERBACH LN		PHONE
23-236767	12/02 08:40	OLDENBURG DR	23-1202-0005	PHONE
BURGLAR ALARM 11				
23-236710	12/02 05:21	W FRANKLIN ST		PHONE
23-236857	12/02 12:32	S MAIN ST		PHONE
23-239355	12/06 10:44	S MAIN ST		PHONE
23-239414	12/06 12:00	S MAIN ST		PHONE
23-241183	12/08 15:42	WALKER RD		PHONE
23-245544	12/15 03:11	NC HWY 49 N		PHONE
23-246966	12/17 18:16	W FRANKLIN ST		PHONE
23-248489	12/20 04:37	NC HWY 49 N		PHONE
23-249180	12/21 06:47	N MAIN ST		PHONE
23-251035	12/24 16:09	NC HWY 49 N		PHONE
23-252777	12/28 12:21	W FRANKLIN ST		PHONE
CAC WELFARE CHECK 1				
23-249474	12/21 14:17	N SKYLAND DR		PHONE
CARELESS RECKLESS DRIVING 3				
23-243871	12/12 19:32	E FRANKLIN ST		PHONE
23-245962	12/15 16:58	NC HWY 73 E		PHONE
23-250098	12/22 15:11	N MAIN ST/W FRANKLIN ST		PHONE
CHECKPOINT 1				
23-249330	12/21 11:15	E FRANKLIN ST/BARRINGER ST		PHONE
COMMITMENT PAPERS 2				
23-236091	12/01 09:39	LEE ST		PHONE
23-249608	12/21 18:53	ROSS CIR		PHONE
DISPUTE (ANYONE) 2				
23-241152	12/08 15:20	NC HWY 49 N		PHONE
23-247278	12/18 10:31	E FRANKLIN ST		PHONE
DOMESTIC ASSIST 1				
23-251430	12/25 15:06	WADE ST		PHONE
DOMESTIC DISTURBANCE 4				
23-240555	12/07 20:51	N MAIN ST		PHONE
23-252552	12/28 02:19	JACKSON ST		PHONE

253 / Mt Pleasant

DOMESTIC DISTURBANCE			4	(continued)
23-252641	12/28 08:09	JACKSON ST		PHONE
23-253824	12/30 07:54	WOOD ST		PHONE
ESCORT			3	
23-240048	12/07 09:34	COOK ST		PHONE
23-246344	12/16 11:00	LEE ST		PHONE
23-249893	12/22 10:04	N COLLEGE ST		PHONE
IMPROPERLY PARKED VEH			1	
23-250156	12/22 17:38	N SKYLAND DR		PHONE
INFORMATION			2	
23-236797	12/02 09:27	OLDENBURG DR		PHONE
23-251877	12/26 15:10	COOK ST		PHONE
INTOXICATED DRIVER			1	
23-237330	12/03 15:00	NC HWY 49 N		PHONE
LARCENY			2	
23-245440	12/14 21:27	PAGE ST		PHONE
23-254044	12/30 17:19	E FRANKLIN ST		PHONE 23-1230-0006
LOUD (ANYTHING DESC IN NARR)			2	
23-237000	12/02 19:51	N MAIN ST		PHONE
23-251584	12/26 00:39	SUMMER ST		PHONE
REPOSESSION			1	
23-247760	12/19 04:01	CRESTWOOD DR		PHONE
ROAD HAZARD			1	
23-251931	12/26 17:15	LEE ST		PHONE
SERVICE CALL LAW			10	
23-236266	12/01 12:31	NC HWY 49 N		PHONE
23-238424	12/05 08:23	NC HWY 49 N		PHONE
23-239881	12/06 23:38	E FRANKLIN ST		PHONE
23-245907	12/15 15:27	E FRANKLIN ST		PHONE
23-247502	12/18 16:06	E FRANKLIN ST		PHONE
23-247554	12/18 17:56	E FRANKLIN ST		PHONE 23-1218-0014
23-247664	12/18 22:32	MALIBU RD		PHONE
23-247698	12/18 23:42	MALIBU RD		PHONE
23-249532	12/21 16:06	MALIBU RD		PHONE
23-249885	12/22 09:52	E FRANKLIN ST		PHONE
SUSPICIOUS SUBJECT			4	
23-236694	12/02 03:49	OLDENBURG DR		PHONE 23-1202-0003
23-244462	12/13 14:51	N MAIN ST		PHONE
23-252270	12/27 13:06	N MAIN ST		PHONE
23-252624	12/28 07:24	E FRANKLIN ST		PHONE
SUSPICIOUS VEHICLE			3	
23-244696	12/13 21:39	NC HWY 49 N		PHONE
23-250710	12/23 19:13	LEE ST		PHONE
23-254212	12/31 00:53	NC HWY 73 E		PHONE
TRAFFIC ACC PROPERTY DAMAGE			5	
23-239383	12/06 11:11	W FRANKLIN ST/S COLLEGE ST		PHONE 23-1206-0006

TRAFFIC ACC PROPERTY DAMAGE 5				<i>(continued)</i>
23-240213	12/07	12:59	W FRANKLIN ST	PHONE
23-248848	12/20	13:54	W FRANKLIN ST	PHONE
23-249401	12/21	12:50	NC HWY 73 E	23-1221-0012 PHONE
23-250349	12/23	00:42	NC HWY 49 N	PHONE
TRESPASSING 2				
23-241244	12/08	17:07	E FRANKLIN ST	PHONE
23-250725	12/23	20:00	E FRANKLIN ST	PHONE
WARRANT 1				
23-253561	12/29	16:00	JACKSON ST	PHONE
WELFARE CHECK (PERSON) 5				
23-243574	12/12	13:21	MALIBU RD	PHONE
23-246605	12/16	21:44	WOOD ST	PHONE
23-250310	12/22	22:31	NC HWY 49 N	PHONE
23-252692	12/28	09:36	ROSS CIR	PHONE
23-253459	12/29	13:07	CRESTWOOD DR	PHONE



MOUNT PLEASANT
EST. 1859
NORTH CAROLINA

Mayor and Commissioners,

-We responded to 98 calls in the month of December.

-We responded to a total of 1077 calls last year.

-We purchased the enclosed trailer that was approved at the December meeting, and we have it on site.

-The TDMA Radio Flashes have been ordered and we are awaiting Motorola to come and install them.

-I met with the Cabarrus County Emergency Management Director (Jason Burnett) and also the Cabarrus County Fire Marshal (Jacob Thompson) for our bi-annual meeting. We discussed future needs from the Cabarrus County Squad 410 as to how they could best benefit Mt. Pleasant Fire Dept and the community we all serve.

-We have received our new ISO rating. The Town is now a Class 2, And the Rural is now a Class 4/9E. This is an improvement from our previous 4/5. Attached is the letter from the Office of State Fire Marshal. This would not be possible without the support of the Mayor, Commissioners, and Town Hall Staff.

-As always thank you for your support and we look forward to what the new year may bring!

Dustin Sneed

Fire Chief

Mt. Pleasant Fire Dept.

TOWN OF MOUNT PLEASANT

An equal opportunity provider, employer, and lender.

8590 Park Drive | PO Box 787 | Mount Pleasant, NC 28124 | 704.436.9800 | mtpleasantnc.org



MIKE CAUSEY
INSURANCE COMMISSIONER

BRIAN TAYLOR
STATE FIRE MARSHAL

December 19, 2023

Dustin A. Sneed
Fire Chief
P.O. Box 787
Mount Pleasant, NC 28124

Re: Mount Pleasant Fire And Rescue Department

Dear Chief Sneed:

Congratulations on your recent improvement to your fire suppression rating!

I commend you and your department for your dedication and commitment to making your community a safer place to live.

I know you are proud of your department's achievement and would like to share this news with the members of your community. I also know that the majority of citizens may not be aware that the rating of their responding fire department directly impacts their property insurance calculations. So I'd like to provide you the enclosed news release to offer to your local media. Feel free to add to it or use it as an example in creating your own. You deserve to brag a little about the expertise of your personnel, which saves homeowners money and, most importantly, makes their lives safer.

It was the pleasure of my staff to work with you and members of your staff during the recent survey of your department. Chief Sneed, I hope that you will take a few minutes to review our rating process and offer any suggestions that you feel may help us to improve our inspections program. Working together, we can continue to make North Carolina a safer place to live and work.

Respectfully,

A handwritten signature in black ink that reads "BRIAN TAYLOR".

Brian Taylor
State Fire Marshal

BT/sl



MIKE CAUSEY
INSURANCE COMMISSIONER

BRIAN TAYLOR
STATE FIRE MARSHAL

For Immediate Release

Contact: Shannon Bullock (919) 647-0000

December 19, 2023

Fire District Receives New Rating After Inspection

State Officials Award New District Rating

RALEIGH - State Fire Marshal Brian Taylor announced today that the following Fire Districts completed their routine inspection and received the listed rating, on listed effective dates. The inspection, conducted by officials with the State Fire Marshal (OSFM), is required on a regular basis as part of the North Carolina Response Rating System (NCRRS). Among other things, the routine inspections look for proper staffing levels, sufficient equipment, proper maintenance of equipment, communications capabilities and availability of a water source.

District	Type	Rating	Effective
=====	=====	=====	=====
M P R	Rural	4/9E	04/01/2024
Mount Pleasant	Municipal	2	04/01/2024

The NCRRS rating system ranges from one (highest) to 10 (not recognized as a certified fire department by the state), with most rural departments falling into the 9S category. While lower ratings do not necessarily indicate poor service, a higher rating does suggest that a department is overall better equipped to respond to fires in its district. Higher ratings can also significantly lower homeowners insurance rates in that fire district.

State Fire Marshal Brian Taylor extends his congratulations to Dustin A. Sneed for the commendable performance of the Mount Pleasant Fire And Rescue Department and the dedicated efforts of its team. "The residents of Mount Pleasant & MPR Fire District) Fire District can take comfort in knowing this highly capable team of firefighters from the Mount Pleasant Fire And Rescue Department is safeguarding them and their belongings in the event of an emergency," Brian stated. OSFM inspections are designed to assess various aspects of fire departments, including equipment, training, and emergency response capabilities, contributing to the overall effectiveness of fire services in North Carolina. State law mandates inspections by OSFM officials for departments serving districts with 100,000 people or fewer.

-OSFM-



Town Board of Commissioners Meeting

Town Hall - 8590 Park Drive Mount Pleasant, NC

To: Mayor & Town Board of Commissioners

From: Erin S. Burris, AICP, Planning & Economic Development Director

Date: January 8, 2024

Subject: Downtown Stormwater Study

A. BACKGROUND

In 2020, the Town of Mount Pleasant applied for and received the federal Emergency Supplemental Historic Preservation Fund (ESHPF) Grant as a result of stormwater flooding conditions observed and damage caused during Hurricane Florence and similar storm events in downtown Mount Pleasant, which is part of a National Register Historic District (see Map E1.06 to view drainage structure flooding areas). In order to protect valuable historic resources into the future, the grant included funding to update the Mount Pleasant National Register Historic District Survey and Nomination Form as well as conduct a Downtown Stormwater Study to plan for stormwater mitigation. The commencement of the Downtown Stormwater Study helped to secure the FEMA Building Resilient Infrastructure and Communities (BRIC) grant to make some of the improvements necessary to mitigate future stormwater events as well as install utility duct bank within the downtown.

The study was completed in 2023 and makes several recommendations for stormwater improvements along N. Main Street, W. Franklin Street, under an existing gravel parking lot on W. Franklin Street, and Barringer Drive (see Map P1.01 for overall recommended improvements map). The plan includes existing conditions/field assessment and hydrologic/hydraulic methodology and calculations for the drainage basin.

The study also includes a Capital Improvement Plan with prioritized project segments, totaling \$1.298 million (see Appendix D for CIP Cost Estimates). The plan is not a commitment for the Town to fund the all of the improvements, but provides recommendations in order to pursue funding. The BRIC grant budget included approximately \$400,000 towards these improvements. Staff will meet with NCDOT to discuss additional funding sources for the recommended improvements within state right-of-way. The plan also provides a basis for which to apply for additional grant funding from other sources. These improvements will also need to be coordinated with the water line project to begin in 2024.

B. STAFF RECOMMENDATION & ACTION REQUESTED

Staff recommends review and adoption of the Downtown Stormwater Study and Capital Improvements Plan by the Town Board of Commissioners.

C. ATTACHMENTS

1. Excerpts from Downtown Drainage Study Evaluation Report for the Town of Mount Pleasant

Due to large file size, the following link is provided to view the full report:

<https://www.dropbox.com/scl/fo/jtog9a8xyvpl0644s366p/h?rlkey=c30f3eq48fbga7ixzt785c4ya&dl=0>

Town of Mount Pleasant Stormwater System Existing Downtown Infrastructure

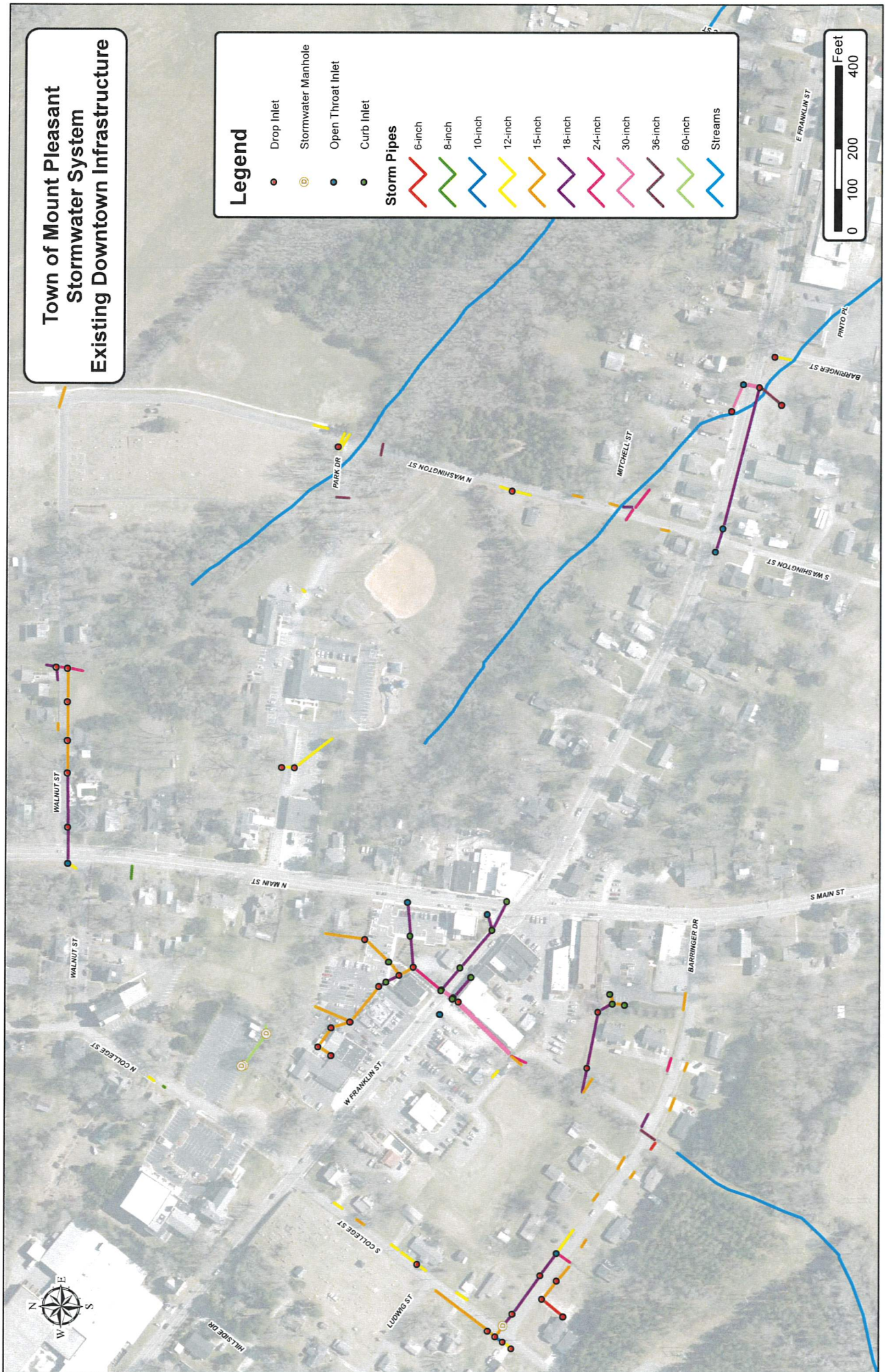
Legend

- Drop Inlet
- ⊙ Stormwater Manhole
- Open Throat Inlet
- Curb Inlet

Storm Pipes

- 6-inch
- 8-inch
- 10-inch
- 12-inch
- 15-inch
- 18-inch
- 24-inch
- 30-inch
- 36-inch
- 60-inch

Streams





MCADAMS
The John H. McAdams Company, Inc.
2000 S. Salisbury Street
Durham, NC 27713

Phone: 919.361.2800
Fax: 919.361.2809
License number: C-0293, C-387
www.mcadamsco.com

CLIENT

Mount Pleasant
5000 Park Road
Mount Pleasant, NC 28124



**MOUNT PLEASANT
DRAINAGE STUDY
EXISTING CONDITIONS ANALYSIS**

Mount Pleasant, NC 28124

REVISIONS

NO. DATE

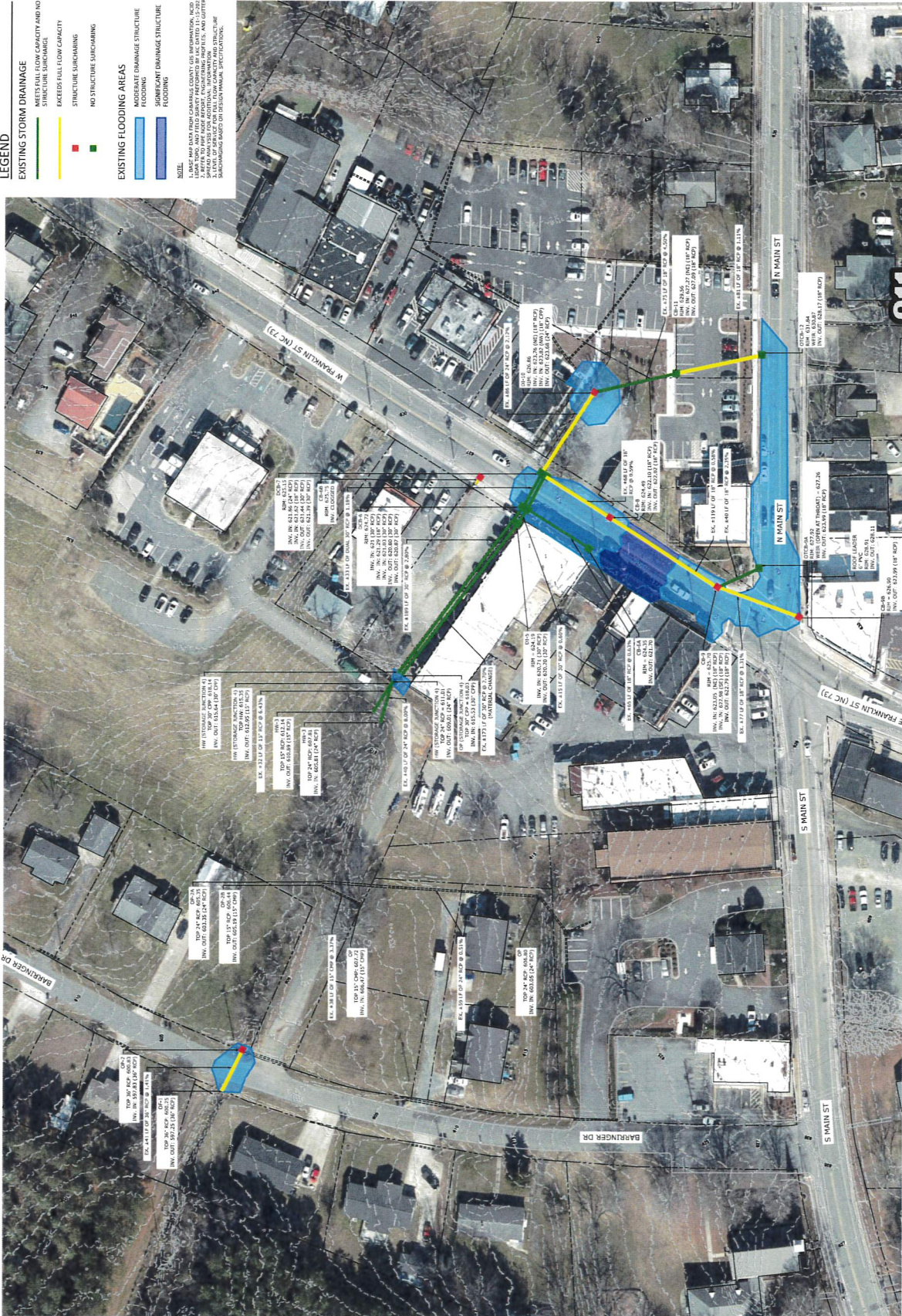
PLAN INFORMATION

PROJECT NO. SPC27243
FILENAME INFRASTRUCTURE_SPECS243
CHECKED BY NTO
SCALE 1"=40'
DATE 01.03.2023

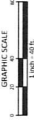
**EXISTING CONDITIONS
INFRASTRUCTURE & FLOODING**

E1.06

- LEGEND**
- EXISTING STORM DRAINAGE**
- MEETS FULL FLOW CAPACITY AND NO STRUCTURE SURCHARGE
 - EXCEEDS FULL FLOW CAPACITY
 - STRUCTURE SURCHARGING
 - NO STRUCTURE SURCHARGING
- EXISTING FLOODING AREAS**
- MODERATE DRAINAGE STRUCTURE FLOODING
 - SIGNIFICANT DRAINAGE STRUCTURE FLOODING
- NOTE:**
BASE MAPS FROM CAROLINA COUNTY GIS INFORMATION. NOISY LEAKS, TRENDS, AND FLOOD SURVEY PERFORMED IN AS LAYED TO 15-2022. SPREAD ANALYSIS FOR ADDITIONAL INFORMATION. ANALYSIS FOR FLOODING SURCHARGING BASED ON 2015 CAROLINA COUNTY SPECIFICATIONS.



Know what's below.
Call before you dig.



2018 NC DOT STANDARDS AND SPECIFICATIONS
PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION



MCADAMS
The John W. McAdams Company, Inc.
2000 Park Road
Durham, NC 27713

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www.mcadamsco.com

CLIENT
MOUNT PLEASANT
5500 PARK ROAD
MOUNT PLEASANT, NC 28124

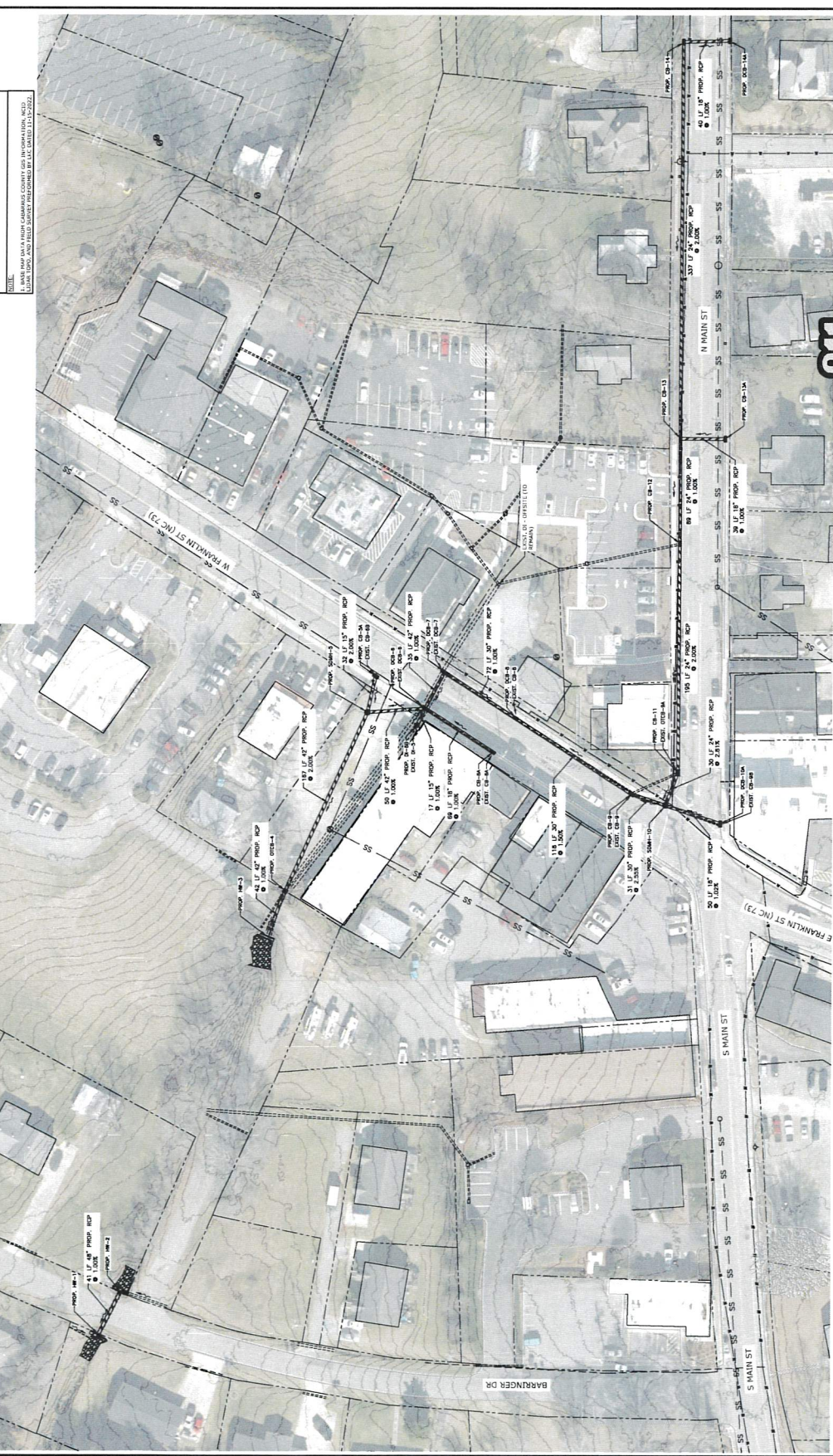


MOUNT PLEASANT DRAINAGE STUDY ALTERNATIVE PIPE ANALYSIS

Mount Pleasant, NC 28124

LEGEND	
	PROPOSED STORM PIPE
	EXISTING STORM PIPE
	EXISTING SANITARY SEWER
	EXISTING WATER LINE
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	STORM DRAINAGE TO BE REMOVED

EXISTING STRUCTURES NOT MEETING NCOTD STANDARDS	
01-3	NEW WETTING MANHOLE STRUCTURE, RIGHT SIDE
01-4	NEW WETTING MANHOLE STRUCTURE, RIGHT SIDE
01-5	NEW WETTING MANHOLE STRUCTURE, RIGHT SIDE
01-6	NEW WETTING MANHOLE STRUCTURE, RIGHT SIDE
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01-99	NEW WETTING MANHOLE STRUCTURE, RIGHT SIDE
01-100	NEW WETTING MANHOLE STRUCTURE, RIGHT SIDE



REVISIONS

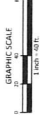
NO.	DATE

PLAN INFORMATION

PROJECT NO.	SPEC22243
FILENAME	PA_SPE22243
DATE	12/01/2023
SCALE	1"=40'

ALTERNATIVE ANALYSIS

P1.01



2018 NCOTD STANDARDS AND SPECIFICATIONS
PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

**TOWN OF MOUNT PLEASANT
CAPITAL IMPROVEMENT PLAN
for
HISTORIC DOWNTOWN AREA DRAINAGE SYSTEM**

PRELIMINARY PROJECT COST ESTIMATES

Budgets presented below are intended to be preliminary total project budgets and include contingency, engineering, and property/easement acquisition where necessary.

Capital Improvement Projects	\$1,038,000
<i>a. N. Main Street</i>	<i>\$421,000</i>
<i>b. W. Franklin Street</i>	<i>\$529,000</i>
<i>c. Barringer Drive</i>	<i>\$88,000</i>
CONSTRUCTION ESTIMATE:	\$1,038,000
Contingencies (10%)	\$104,000
Engineering Design and Permitting (15%)	\$156,000
TOTAL BUDGET ESTIMATE:	\$1,298,000

**TOWN OF MOUNT PLEASANT DOWNTOWN DRAINAGE
EVALUATION REPORT
Capital Improvement Plan
N. Main Street Improvements**

This proposed project includes the removal and disposal of the existing stormwater infrastructure along N. Main Street, and the installation of approximately 600 linear feet of new 18-inch and 24-inch stormwater pipe, as well as 8 new stormwater structures.

	Item	Quantity	Unit	Unit Price	Extended Price
1.	Mobilization, Insurance, & Bonding	1	LS	\$7,500	\$7,500
2.	Remove and Dispose of Existing Stormwater Pipe	550	LF	\$50	\$27,500
3.	Remove and Dispose of Existing Stormwater Structures	3	EA	\$1,000	\$3,000
4.	18" Class IV RCP Storm Pipe	160	LF	\$132	\$21,120
5.	24" Class IV RCP Storm Pipe	430	LF	\$160	\$68,800
6.	Abandon Existing 15" RCP Storm Pipe in Place w/ Flowable Fill	125	LF	\$260	\$32,500
7.	NCDOT 840.01 Curb Inlet	7	EA	\$6,500	\$45,500
8.	NCDOT 840.34 Manhole	1	EA	\$7,500	\$7,500
9.	Select Backfill	79	CY	\$40	\$3,147
10.	2' 6" Concrete Curb and Gutter	430	LF	\$35	\$15,050
11.	4" Concrete Sidewalk or pad	685	SY	\$55	\$37,675
12.	Concrete Driveway Replacement	30	SY	\$80	\$2,400
13.	Concrete Wheelchair Ramps	45	SY	\$250	\$11,250
14.	Open Cut & Patch Asphalt	400	SY	\$120	\$48,000
15.	Replacement of NCDOT Pavement Markings	1	LS	\$15,000	\$15,000
16.	NCDOT Detour Plan & Traffic Control	1	LS	\$20,000	\$20,000
17.	Bypass Pumping Operation	1	LS	\$15,000	\$15,000
18.	Reseeding and Site Cleanup	1	LS	\$5,000	\$5,000
19.	Utility Conflict Coordination	1	LS	\$35,000	\$35,000
TOTAL CONSTRUCTION ESTIMATE					\$421,000
Contingencies and Engineering (25%)					\$105,000
TOTAL PROJECT BUDGET					\$526,000

**TOWN OF MOUNT PLEASANT DOWNTOWN DRAINAGE
EVALUATION REPORT
Capital Improvement Plan
W. Franklin Street Improvements**

This proposed project includes the removal and disposal of the existing stormwater infrastructure along W. Franklin Street, and the installation of approximately 600 linear feet of new 15-inch thru 42-inch stormwater pipe, as well as 9 new stormwater inlet structures.

	Item	Quantity	Unit	Unit Price	Extended Price
1.	Mobilization, Insurance, & Bonding	1	LS	\$7,500	\$7,500
2.	Remove and Dispose of Existing Stormwater Pipe	300	LF	\$50	\$15,000
3.	Remove and Dispose of Existing Stormwater Structures	6	EA	\$1,000	\$6,000
4.	New 15" Class IV RCP Storm Pipe	50	LF	\$120	\$6,000
5.	New 18" Class IV RCP Storm Pipe	70	LF	\$132	\$9,240
6.	New 30" Class IV RCP Storm Pipe	190	LF	\$220	\$41,800
7.	New 42" Class IV RCP Storm Pipe	300	LF	\$285	\$85,500
8.	Abandon Existing 30" RCP Storm Pipe in Place w/ Flowable Fill	360	LF	\$260	\$93,600
9.	NCDOT 840.01 Curb Inlet	6	EA	\$6,500	\$39,000
10.	NCDOT 840.34 Drop Inlet	1	EA	\$5,500	\$5,500
11.	NCDOT 840.05 Open Throat Catch Basin	1	EA	\$10,000	\$10,000
12.	NCDOT 840.34 Manhole	1	EA	\$7,500	\$7,500
13.	NCDOT 838.11 Concrete Headwall	1	EA	\$12,500	\$12,500
14.	Rip Rap (Class A)	60	TN	\$85	\$5,100
15.	Select Backfill	81	CY	\$40	\$3,253
16.	2' 6" Concrete Curb and Gutter	260	LF	\$35	\$9,100
17.	4 " Concrete Sidewalk or pad	260	SY	\$55	\$14,300
18.	Concrete Driveway Replacement	80	SY	\$80	\$6,400
19.	Concrete Wheelchair Ramps	10	SY	\$250	\$2,500
20.	Open Cut & Patch Asphalt	410	SY	\$120	\$49,200
21.	Replacement of NCDOT Pavement Markings	1	LS	\$10,000	\$10,000
22.	NCDOT Detour Plan & Traffic Control	1	LS	\$20,000	\$20,000
23.	Bypass Pumping Operation	1	LS	\$15,000	\$15,000
24.	Reseeding and Site Cleanup	1	LS	\$10,000	\$10,000
25.	Utility Conflict Coordination	1	LS	\$45,000	\$45,000
TOTAL CONSTRUCTION ESTIMATE					\$529,000
Contingencies and Engineering (25%)					\$132,000
TOTAL PROJECT BUDGET					\$661,000

**TOWN OF MOUNT PLEASANT DOWNTOWN DRAINAGE
EVALUATION REPORT
Capital Improvement Plan
Barringer Drive Improvements**

This proposed project includes the removal and disposal of the existing 36" culvert under Barringer Drive and replacing it with a larger, 48" culvert to allow increased flow.

	Item	Quantity	Unit	Unit Price	Extended Price
1.	Mobilization, Insurance, & Bonding	1	LS	\$5,000	\$5,000
2.	Remove Existing 36" Culvert	45	LF	\$100	\$4,500
3.	48" Class IV RCP Storm Pipe	45	LF	\$350	\$15,750
4.	NCDOT 838.11 48" Concrete Headwall	2	EA	\$15,000	\$30,000
5.	Rip Rap (Class A)	120	TN	\$85	\$10,200
6.	Select Backfill	8	CY	\$40	\$320
7.	Open Cut & Patch Asphalt	40	SY	\$120	\$4,800
8.	Bypass Pumping Operation	1	LS	\$10,000	\$10,000
9.	Reseeding and Site Cleanup	1	LS	\$7,500	\$7,500
TOTAL CONSTRUCTION ESTIMATE					\$88,000
Contingencies and Engineering (25%)					\$22,000
TOTAL PROJECT BUDGET					\$110,000



Agenda Item

Provide an update on the search for a new Assistant Town Manager's position.

Narrative:

Randy Holloway and Crystal Smith met with Matt Reece and Ray Smith, from Piedmont Triangle Regional Council (PTRC), on their role in finding/hiring an Assistant Town Manager.

At the October 10th board meeting, closed session, Crystal Smith announced her retirement effective Thursday, March 28, 2024. Randy and Crystal provided two options for hiring an Assistant Town Manager: 1) take Crystal's current salary and benefits and add to Randy's salary and hire a Full Time Manger or 2) take Crystal's current salary and benefits and hire an Assistant Town Manager with the intent on that person becoming full time Town Manager in 18 months to 2 years. After discussion the Board directed Randy and Crystal to proceed with option 2.

PTRC, Randy and Crystal along with staff will develop a Position Profile, which will be posted by PTRC. Position Profile will describe the position requirements, describe the Town of Mount Pleasant, and describe the surrounding community and county. PTRC will also facilitate choosing the top finalists to be considered for interview, perform background checks on applicant's credentials, facilitate the formal background checks, and create a press release for the selected person.

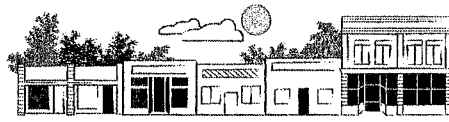
Recommendation:

Open

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MOUNT PLEASANT

EST. 1859

NORTH CAROLINA

Agenda Item:

Consider ABC Board request to reduce Board from five (5) members to three (3) members and set term limits.

Narrative:

The ABC Board has been working on a future store location at White Owl. During discussions with North Carolina Alcoholic Beverage Control Commission, they were asked to consider reducing the size of the Board to save money on board stipends. Concord ABC Board has three (3) members and eight (8) stores, and the State felt five (5) members were not necessary at this time.

The Mount Pleasant ABC Board agrees with the suggestion and submitted a signed request to the Town Board. They also agreed to term limits of two (2) three (3) -year terms with three (3) years off before reappointment.

Recommendations:

Two Motions:

1. Motion to reduce the Mount Pleasant ABC Board from five (5) members to three (3) members and set term limits.
2. Motion to remove _____ and _____ from the ABC Board to comply with the reduced number of Board members.

Board Member Lee Kluttz added a letter for the Board to read

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Mt. pleasant ABC Board

8840 E. Franklin St.

Mt. Pleasant, N. C. 28124

11/29/2023

The Mt. Pleasant ABC Board members are appointed by the Mt. Pleasant Mayor and Town Council. Terms began with the date of appointment and are three-year terms. The Mt. Pleasant ABC Board would like to request a reduction in members from five to three due to cost, participation and term limits.

If approved by the Mayor and Town Council the Mt. Pleasant ABC Board will be reduced to three members with one member a three-year term, one member with a two-year term and one member with a one-year term. A member may not serve more than two consecutive terms. After three years off the board an individual once again can be elected to the board.

Vacancies shall be filled by the Mayor and Town Council for the unexpired term.

18B 700A If a local board has five members and the appointing authority determines a three member board is preferable, the appointing authority shall not reduce the size of the board except upon the expiration of a member's term and only with the approval of the ABC Commission.

18B 700F A member of a local board may be removed for cause at anytime by the appointing authority. Local board members are subject to the removal provisions of GS 18B 202

This the 12th day of December 2023 the Mt. Pleasant ABC Board is in agreeance with this request.

Mt. Pleasant ABC Board members:	TERMS:	FIRST APPOINTED
Steve McAllister <u><i>Steve McAllister</i></u>	2023-2026	2019
Eric Boulware <u><i>E. Boulware</i></u>	2021-2024	2021
Gene Sneed <u><i>Gene Sneed</i></u>	2023-2026	2023
Alesia Atwood <u><i>Alesia C. Atwood</i></u>	2022-2025	2018
Lee Kluttz <u><i>Lee Kluttz</i></u>	2022-2025	2002

Town Commissioners approval on ____ day of January 2024

Signature: _____

Lee A. Kluttz

736 N. Main Street
Mt. Pleasant, NC 28124
Cell Phone: 704-791-3908

Tony Lapish, Mayor
Commissioner Chris Carter
Commissioner Steve Dixon
Commissioner Lori Furr
Commissioner William Meadows
Commissioner Justin Simpson
Randy Holloway, Town Manager

Town of Mt. Pleasant
PO Box 787/ 8590 Park Drive
Mt. Pleasant, NC 28124


This letter coincides with the January 8, 2024 Town Board Meeting agenda items concerning the reduction of the ABC Board size from 5 members to 3 members and imposing term limits on all current and future ABC Board members. I am appreciative of the 21 years I have had the opportunity to serve. I have always tried to conduct myself with high standards and unquestionable integrity. I have been proud to represent my hometown community and its citizens.

As a small, one-store system, I understand that having only 3 board members could be a good cost cutting move but I question if that would be in the best interest of the town and the ABC Board at this time. Until 2017, Mt. Pleasant was actually a 3-member board and functioned effectively. As of today, a large majority (2/3 of NC ABC Boards) continue to be only 3 person boards. Although it has been 6 years, I still have difficulty understanding why it was mandated by the Mt. Pleasant Town Board that the size was to be increased to a 5-member board at that time and is now being mandated to decrease back to a 3-member board effective immediately. As the ABC Board faces the daunting task of locating, securing, and moving to a new store, I'm now trying to understand why this is a good time for the town to take this direction. While I'm the only member of the board currently serving that was involved when the board grew to 5, the other 4 members of the present board are the most dedicated and pleasurable group that I have ever worked with and it would be a shame to lose any of them.

Another issue that was addressed in the document that was presented to each ABC Board member at our last meeting with the requirement that we read, sign and return it immediately involved some statement about term limits on all future ABC Board members. My understanding is that a person would be allowed to serve 2 three-year appointments and then would be forced to be off of the board for three years before being eligible to be reappointed. I realize our appointments are made by the Town of Mt. Pleasant but I really don't feel that it was reasonable for a policy statement change of this magnitude to be presented to us without any advance notice or explanation. In addition, we were basically told to sign it without even receiving a copy of the statement to keep for our own personal records.

Therefore, if it is the town board's decision to immediately reduce the ABC Board members from 5 to 3 and not allow everyone currently serving to finish his/her existing term then this letter serves as my resignation from the Mt. Pleasant ABC Board. My reasoning is based on the apparent desire of the Mt. Pleasant Town Board to impose term limits on all future ABC Board members. While I do not take it personally, I can't help but think that the experience and longevity that I have accomplished over the past 21 years is something that is being targeted with an attempt to prevent from happening in the future.

Thank you for your time and service. I also thank you for the privilege that has allowed me to serve the people of our community for the past 21 years. As a life long resident on Main Street, Mt. Pleasant, NC, I do truly believe that it is a place where life is pleasant--- although it does have occasional moments where thinking and reasoning are questionable. I welcome any questions that you might have regarding my thinking/reasoning and I'm grateful that I am allowed a means to express my concerns.

 1-4-24

Lee A. Kluttz



Agenda Item:

Receive a report from the Fire Department related to the NCDOT fire rating that was conducted last fall.

Narrative:

Fire Department was surveyed by NC State Fire Marshall last fall and received the results of the survey in Dec. 2023. Town Administration is very pleased with the results of the survey and the impact it will have on the insurance rates in the Town and rural fire district.

The FD will make a presentation at the Board meeting with more information on the positive impact this will have on fire insurance rates for the Town and rural fire district.

Recommendations:

Information only

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