

TOWN OF UNIONVILLE MINUTES OF REGULAR MEETING

The Unionville Town Council met Monday, August 19, 2024 at 7:30 p.m. in Unionville Town Hall, 1102 Unionville Church Road, Monroe, NC. Mayor Baucom and all Commissioners were present. Town Attorney Ken Helms was also present.

Everyone stood and recited the Pledge of Allegiance to the United States flag, after which Commissioner Jaren Simpson led the prayer of invocation.

Mayor Baucom called the meeting to order and welcomed everyone. There were no public comments.

Upon motion duly made by Jaren Simpson, seconded by Jeff Broadaway, Council unanimously approved the minutes of the July 12, 2024 special meeting and the July 15, 2024 regular meeting and Executive Session.

Mayor Baucom recognized Finance Officer Darrell Baucom, who reviewed the Financial Report, a copy of which is appended to these minutes. Mr. Baucom reported that the Money Market continues to perform well; the rate is 5 percent and there is \$3,500,000 in the account and there is \$315,000 in the regular account. We collected \$13,000 in sales and use taxes. Other large expenses are dues and subscriptions of \$9,370, liability insurance of \$10,000 and payroll expenses. Overall, our excess of expenses over revenues are \$17,000, but ad valorem tax collections will change that soon. In Transactions Since Last Month, utilities at the Community Center were \$8,747 for two years, Alliant Insurance cyber liability for \$1,000, Baucom Lawn Maintenance \$2,500 and the Miles McClellan payment will be mailed since the punch list has been satisfied. NCLM dues, reimbursements and interlocal risk property and casualty total \$7,000.00. The Miles McClellan bill will be paid except for retainage of \$16,000. Upon motion duly made by Gene Price, seconded by Jaren Simpson, Council unanimously approved payment of pending bills.

Mr. Baucom also reported that he received an email from Seedspark indicating an increase in the monthly bill of \$150 from \$932 to \$1,100. An alternative would be CompuNetWorld, which provides services to several other Union County municipalities. Currently, Fairview pays only \$400. They don't provide quotes, so it would cost us \$400 to find out what they would provide our service for. He recommends we speak to them and receive a quote from them. Upon motion duly made by Jaren Simpson, seconded by Gene Price, Council unanimously approved the \$400 for a quote from CompuNetWorld.

No one was present from Turning Point.

Mayor Baucom recognized Pastor Gennady Maryanov from Word of Grace Bible Church. He asked for permission to install a sidewalk between the Town Hall parking lot and the street and make it a donation to the Town. They will have their professional licensed contractor

to do the job, who is also insured. He provided a sketch of a sidewalk not more than four feet wide. It would allow their members to park and walk to the church and not walk on the grass. Commissioner Benton made inquiry as to whether outside agencies are allowed to make improvements to government-owned property. Attorney Helms did not feel it would be a problem, however, some forms would need to be completed. He suggested that since the parking lot is one of the issues we are working through with Miles-McClellan, it would probably be a good idea to have this situation resolved prior to making a decision. The consensus of the Council was to wait until the Miles-McClellan contract is totally resolved before moving forward with a sidewalk.

In other business, Commissioner Benton reported that the Town opened applications for the clerk/tax collector/land use administrator position last month and that application period has officially closed. Those applicants have been contacted via email and the committee will be moving forward with the interview process.

Attorney Helms stated that he is still working to prepare a lease agreement for Piedmont Recreation Association and will hopefully have something to discuss next month.

Additionally, Attorney Helms stated that Unionville has worked with Union County to collect some past due taxes in the past. More recently, the county has contacted us and stated that they have changed law firms and asks the Town to pay a foreclosure cost of up to \$500 should we work with them again in the future on foreclosures. Tax Collector Gaddy reported that the Town has worked with Union County twice to recover taxes from several years, which totaled more than \$500. Attorney Helms recommended that the Town agree with this fee at this time. Upon motion duly made by Jaren Simpson, seconded by Andrew Benton, Council unanimously approved the \$500 fee.

Attorney Helms made inquiry as to whether all punch list items have been completed for Town Hall with Miles McClellan. It was confirmed that this list is completed. Attorney Helms stated that we are at the point where we need to discuss how to proceed concerning retainage and liquidated damages. Upon motion duly made by Jaren Simpson, seconded by Gene Price, Council unanimously entered into Executive Session with Attorney Ken Helms.

Upon motion duly made by Jaren Simpson, seconded by Andrew Benton, Council unanimously adjourned the Executive Session.

In other business, Finance Officer Baucom made inquiry as to the value of the Noel Williams Park land estimate. Commissioner Broadaway stated that the Piedmont Recreation Association is still in the process of finalizing this figure and should have something for the Town by next month. Mr. Baucom stated that we will need a footnote on our financial statement.

Clerk Gaddy reminded Council of the Heritage Festival at Unionville Elementary School on Saturday, September 14, 2024 from 10:00 am – 3:00 pm.

There being no other business, Mayor Baucom declared the meeting adjourned.

Respectfully submitted,

Sonya W. Gaddy
Clerk

Approved as to form:

R. Kenneth Helms, Jr., Town Attorney