

**Mayor**  
Jack Edwards

**Mayor Pro Tem**  
Ed Samaha

**Town Manager**  
Ryan Spitzer



**Town Council**  
Les Gladden  
Amelia Stinson-Wesley  
Chris McDonough

**Town Clerk**  
Lisa Snyder

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The Town Council of the Town of Pineville, NC, met in a Budget Workshop on Thursday, April 7th, 2022 @ 6:00 p.m. The meeting was held at the Pineville Police Department.

**ATTENDANCE**

Mayor: Jack Edwards  
Mayor Pro Tem: Ed Samaha  
Council Members: Amelia Stinson-Wesley, Les Gladden and Chris McDonough  
Town Manager: Ryan Spitzer  
Town Clerk: Lisa Snyder  
Public Works Director: Chip Hill  
Fire Chief: Michael Gerin

**CALL TO ORDER.**

Mayor Jack Edwards called the meeting to order at 6:00 pm. and asked for a motion to open the meeting. Council Member Les Gladden moved to open the meeting, seconded by Council Member Chris McDonough. There were ayes by all and the meeting was opened.

**DISCUSSION ITEMS:**

**Public Works, Chip Hill.** Mr. Hill began with Capital. Sidewalk completion by the end of July = \$200,000, Generator for Public Works building = \$32,950, Contex Container (used) = \$6,200. The container will be set up behind the building adjacent to the RR tracks. He added that the cost of cones is \$25 each. Total Capital = \$239,150.

Flail mower (it is 10 to 12 years old and at the end of its life) - \$12,149; Stand-on blower - \$12,500; leaf vacuum with truck cover - \$9,000. Total = \$33,649.

**Powell Bill Capital Expenses.** Per 2019 streets = \$400,000. Mr. Hill doesn't want to pave until the construction is complete. In addition, 10 Recycle cans in front of the PD are needed = \$31,000, Sidewalk Design for Zone 1 = \$47,000, Sidewalk Trip Hazard Removal = \$13,000. Total = \$491,000.

Council Member Amelia Stinson-Wesley asked how long it will take to do the work needed. Mr. Hill replied 3 days.

**Storm Water Capital Expenses.** Lowery Street right turn lane - \$600,000. Mr. Hill noted that they haven't received a quote yet; however, this is just an engineer's estimate. Concrete floor for Public Works building #2 = \$25,000. Total = \$625,000.

Total Public Works Capital Expenditures for FY22-23 = \$1,388,799.

Storm Water Truck - \$140,000. Currently, the model they have is a 1985 they got from the Telephone Company and it has served its purpose. Town Manager Spitzer added that the money is coming from the General Restricted Fund.

Lynnwood/Lakeview project was not listed as he recently got a set of exhibits and drawings and those will go out next week. There are 8 residents who still have not signed. They are not losing anything. It's just adding a storm drain.

Mr. Hill received a quote for the Cone and Dover realignment for \$1.1 million dollars. He added a 50' right-of-way to it so there will not be any problems later.

Operating Expenses increase. Mr. Hill is requesting \$1,000 more for ink and paper; \$3,611 for technology equipment = \$17,326; \$1,700 for contract services for mowing contracts = \$72,126. Insurance and bonds actually decreased and he is requesting \$13,500. He noted that the trash contract increased about \$20,000.

An additional note that he is waiting on surveys for Lowery Street. Mayor Pro Tem Samaha asked Chip if he has received good feedback from See, Click, Fix and is it useful? Chip replied yes.

**Fire Department, Chief Gerin.** Salaries and operating costs. Chief Gerin feels that he needs to up the hourly rate for his part-time people. No pay increases have been made since 2018. He feels that it is time for his people to get a raise. Total cost = \$49,000. He did not include a raise for himself. They do a lot for his department and it would be very well deserved. There is justification for the steps. Council Member Gladden asked if this includes pay for volunteers and Chief Gerin replied yes.

Chief Gerin noted that travel and training remained the same. He also wanted to remind Council that the Sheltra Run is scheduled for April 23<sup>rd</sup> and that Council Member Amelia Stinson-Wesley will be offering a blessing.

Chief Gerin discussed turn-out gear and that it is only good for about 10 years. This includes coat and pants. Through attrition, he has started buying sets at a time; when someone leaves, they leave their gear.

Capital Outlay. Last year he requested \$100,000 and received \$60,000. He has used the \$60,000 this year and is now requesting \$40,000. He noted that April 21<sup>st</sup> it will be open to buy the Chevy Silverado; however, they may not need this.

Town Manager Spitzer shared that they went over the bids for the new Fire Department and they selected 2 out of 6 architects to interview. It could be July before the work begins. Chief Gerin added that it would be 2 years before we see the new fire truck. Chief Gerin summarized that he is only asking for \$40,000 for the increase in salaries.

Town Manager Spitzer estimates that we will see \$54,000 surplus. We removed some of the capital projects so that we could approve the COLA this year. He shared that the new library will pay 50% of everything, except for the fountain. They will pay 100% of their own expenses for their 1,800 square feet.

ARPA Funds were reviewed. We will have \$2.8 million in funds and at this time, we should have \$436,840 leftover, which could be used toward the Cone Avenue and/or Pineville Forest Fiber project. Town Manager Spitzer advised Council that they need to pick a category where they would like to spend the money. Projects need to be completed by 2026. Council Member Gladden asked about using money for the Cone Mill monument and possibly to secure some land. Mayor Pro Tem Samaha asked how many people live in Pineville Forest that would purchase the fiber? Town Manager Spitzer replied that if they're homeowners, he estimated about 50 to 60%. If they are renters, it is hard to determine as most renters may not know about our Pineville Communications internet.

Sponsorships. We have \$46,000 under scholarships. Council Member Stinson-Wesley suggested giving each category the same amount each, with the exception of Charlotte Soccer Academy. Council Member Gladden did not

want to go with Downtown Merchants or the Chamber. Mayor Pro Tem suggested that they give to the groups listed and the amounts listed. Council Gladden further added that Pineville Neighbors Place does a lot for the Pineville community and keeps Council apprised of what she is doing with the money. She justifies how the money is spent and she helps residents with their utility bills. She pays the bills directly to the company rather than giving the money to the resident. Council Member Stinson-Wesley would like Arts & Science to do more for the Town of Pineville and possibly see if our Parks and Rec Director can get them to do more with us.

Capital Projects, Ryan Spitzer. The Mayor would like to see the \$275,000 spent elsewhere where we could see a better return and to wait 2 or 3 years on that. Mayor asked about the generator and why it's needed at this time. Town Manager Spitzer replied that it is essential and they would need in the event of an ice storm. Mayor said that he has no problem with purchasing it. Council Member Gladden added that they need a decent place to stay, with heat, if they happen to need to stay there overnight. Town Manager Spitzer advised that the Belle should have a generator first since they're a Red Cross location. ARPA funds can be used for a generator. He also discussed reserves and where the Town is at currently. Council Member Gladden mentioned that revenues will continue to increase when the new developments are complete.

There will be no budget meeting on April 21<sup>st</sup>.

**ADJOURNMENT:** At 7:53 pm. Council Member Amelia Stinson-Wesley made a motion to adjourn with a second made by Mayor Pro Tem Ed Samaha. There were ayes by all and the meeting concluded.

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Jack Edwards, Mayor

**ATTEST:**

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Lisa Snyder, Town Clerk