



City of Trinity
CITY COUNCIL MEETING

April 08, 2024

Trinity City Hall Annex

MINUTES

PRESENT

Mayor Richard McNabb
Mayor Pro Tem Bob Hicks
Councilman Tommy Johnson
Councilman Robbie Walker
Councilman Ed Lohr
Councilman Jack Carico

OTHERS PRESENT

City Manager Stevie Cox
City Clerk Darien Comer
Finance Director Crystal Postell
Public Services Director Rodney Johnson
Planning Director Jill Wood
Planning Consultant Carrie Spencer
Attorney Bob Wilhoit
Sgt. Ric D'Angelo

Mayor McNabb called the meeting to order at 6:30 PM.

Mayor McNabb led the Pledge of Allegiance and gave the Invocation.

Review, amend if needed, and approve Proposed Regular Agenda

Councilman Carico made a motion to amend the agenda to add a Closed Session for Personnel Pursuant to NCGS 142-318(a)(6). The motion was seconded by Councilman Lohr with a unanimous vote of 5 ayes and 0 nays.

Councilman Carico made a motion to put the Closed Session at the beginning of the agenda. The motion was seconded by Councilman Lohr with no vote.

Councilman Carico asked to be excused from the meeting at 6:34 PM.

Councilman Walker made a motion to remove the Closed Session for Personnel Pursuant to NCGS 142-318(a)(6) from the Agenda. The motion was seconded by Councilman Johnson with a vote of 4 ayes and 0 nays.

Mayor Pro Tem Hicks made a motion to add to the agenda a Discussion and Purchase to the annual Budget for an Emergency Service Truck purchase and the Alignment of the Budget Ordinance 24 - 08 after 7B. The motion was seconded by Councilman Johnson with a vote of 4 ayes and 0 nays.

Mayor Pro Tem Hicks made a motion to remove the Planning And Zoning Board Member appointment from the agenda and Table it until the next Council meeting. The motion was seconded by Councilman Walker with a unanimous vote of 4 ayes and 0 nays.

Councilman Walker made a motion to approve the agenda as amended. The motion was seconded by Mayor Pro Tem Hicks with a unanimous vote of 4 ayes and 0 nays.

Public Comment Period

None

Consent Agenda Items

- a. Approval of Regular Meeting Minutes of March 11, 2024.
- b. Approval of Closed Session Meeting Minutes of March 11, 2024
- c. Approval of Special Called Meeting Minutes of March 20, 2024
- d. Approval of the Budget Retreat Meeting Minutes of March 20, 2024
- e. Finance Director's City of Trinity Financial Statements (Finance Director Crystal Postell)

Councilman Johnson made a motion to approve the Consent Agenda Items. The motion was seconded by Councilman Walker with a unanimous vote of 4 ayes and 0 nays.

Public Hearing

Request for Property Rezoning - 6695 Auction Rd (Planning Director Jill Wood)

Action Agenda

Request for Property Rezoning - 6695 Auction Rd (Planning Director Jill Wood)

Planning Director Jill Wood presented to the Council a request from Automotive Recovery Services Inc., Westchester, Illinois, to rezone 26.95 acres located at 6695 Auction Road, PIN# 6798677698, be rezoned from RA to M2-CZ (Light Industrial, Conditional Zoning). It is the desire of the property owner to expand the existing business, formerly known as Mendenhall Auction, as per the site plan. On March 25, 2024, the Trinity Planning Board considered the following request and recommended approval as consistent with the Trinity Land Use Plan. The motion passed with a vote of 3 to 1, Keith Akiens voted against the motion.

Colin McGrath, Land Use and Zoning Attorney with Poyner Spruill at 301 Fayetteville Street Suite 1900, Raleigh, NC. Mr. McGrath spoke to the Board and presented a power point on behalf of Automotive Recovery Services DBA Insurance Auto Auctions. He presented a power point and answered questions from the Board.

William Dytrych with Insurance Auto Auctions at 2 Westbrook Corporate Center, Westchester, Illinois. Mr. Dytrych is manager of real estate development for IAA. He informed the Board about the business being worldwide with 200 locations throughout the United States, Canada, and England. The aspect of the business is that they auction off salvage cars and low value vehicles. They are not a junk yard. They run a consignment business.

Speaking For:

None

Speaking Against:

None

Mayor Pro Tem Hicks made a motion to rezone PIN# 6798677698 from RA to M2-CZ. It follows the consistency and reasonable finding of reasonableness and public interest. It promotes high quality land development pattern by focusing growth in areas with existing infrastructure and available capacity. These two goals encourage Commercial Services to locate in Trinity and illustrates the zoning ordinance and the land development plan. The applicable General Statutes should be followed. The motion was seconded by Councilman Johnson with a unanimous vote of 4 ayes and 0 nays.

Planning and Zoning Board Member Appointment (Councilman Lohr)

Councilman Lohr said that he did not have a candidate at this time.

Mayor Pro Tem Hicks made a motion to Table until the next City Council meeting. The motion was seconded by Councilman Walker with a unanimous vote of 4 ayes and 0 nays.

Amendment to the Annual Budget for Emergency Service Truck Purchase and the Alignment of the Budget

Public Services Director Rodney Johnson presented to the Council a need for an Amendment to the Fiscal Year 2023 - 2024 Annual Budget to conduct an emergency purchase of a service truck from Ilderton Dodge Chrysler Jeep Ram Fiat of High Point. The service truck being purchased is a 2024 Ram 2500 Trademan Crew Cab 4X4 8' Box. The price for the truck is \$66,545.17. This includes the service truck, document fee, title, tag, and registration.

Mayor Pro Tem Hicks made a motion to purchase a new service truck as an emergency purchase and to approve the transfer of funds from both the general fund and the sewer fund contingency to cover it. The motion was seconded by Councilman Johnson with a unanimous vote of 4 ayes and 0 nays.

Discussion on R-10 Zoning District (Councilman Lohr)

Councilman Lohr expressed concerns with the traffic, schools and taxes going up with the growth of R-10 zoning. He feels that R-20 would be better for the City and building nicer homes. Planning Consultant Carrie Spencer was present to answer any questions from Council.

Mayor, Council and City Manager Updates

Councilman Walker asked about the completion date on the electronic sign at the Sherriff Office Substation. Rodney Johnson reported that the rock should be delivered soon and installed. Mr. Johnson said that the work will be completed soon.

Councilman Walker inquired about the Sheriff's Office opening up. Sgt. Ric D'Angelo informed the Council that the internet was installed and they are waiting for the cameras to ship and be installed. Signs will be put up to let the community know that the Sheriff's Department is there. City Manager Stevie Cox expects that the date for the open house should be set this week.

Councilman Walker inquired about the award for the Parks and Master Plan. City Manager Stevie Cox informed the Council that the interviews had been conducted. They are working with the firm about pricing.

City Manager Stevie Cox reminded Council of the Budget Workshop set for Wednesday, April 10, 2024 at 9:00AM, Lunch with Lawmakers on April 28, 2024, Archdale Chamber Golf Tournament in May and City Vision in April.

Mayor Pro Tem Hicks would like to see the City digitize the office records and paperwork.

Adjournment

Councilman Walker made a motion to adjourn. The motion was seconded by Mayor Pro Tem Hicks with a unanimous vote of 4 ayes and 0 nays.

Attest:

Richard McNabb, Mayor

Darien P. Comer, City Clerk