

**City of Graham City Council  
Regular Meeting Agenda  
June 14, 2022  
6:00 p.m.**



**CALL TO ORDER:** Mayor Jennifer Talley

**INVOCATION & PLEDGE OF ALLEGIANCE**

**CONSENT AGENDA:**

- a. To approve the following City Council Meeting Minutes:
  - May 10, 2022 – Council Meeting
  - May 10, 2022 – Closed Session
  - May 17, 2022 – Budget Workshop
- b. To adopt a resolution authorizing the intent to exchange City-owned property (wooden mantles), between the City of Graham and Preservation Burlington.
- c. To award a bid in the amount of \$74,653,000, to Crowder Construction Company contingent upon the award of additional CWSRF loans in the amount of \$30,000.000.
- d. To approve a Project Budget Ordinance, in the amount of \$200,000, for the proposed Truby Drive Street Improvements and to set a date of a public hearing for July 12, 2022, to consider an agreement with A. L. Neyer for the street improvement project.
- e. To approve closing the 100 block of East and West Elm Streets from 3:00 p.m. to 10:30 p.m., and closure of North and South Main Streets from 4:00 p.m. to 10:30 p.m. on October 28, 2022, for the Annual Pumpkin Bash.
- f. To approve the following tax releases in the amount of \$15.93.

CITY OF GRAHAM RELEASE ACCOUNTS				
JUNE RELEASES				
ACCT #	YEAR	NAME	REASON FOR RELEASE	AMOUNT RELEASED
660779	2021	R & R PROPERTIES OF ELON LLC	BUSINESS SOLD OCTOBER 2020	\$15.93

- g. To approve the following Fiscal Year 2021-2022 Budget Amendment Ordinance:

**CITY OF GRAHAM  
BUDGET AMENDMENT ORDINANCE  
2021-2022**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAHAM THAT  
THE 2021 - 2022 BUDGET ORDINANCE SHALL BE AND IS HEREBY AMENDED AS FOLLOWS:**

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**Section 1.**

**GENERAL FUND**

DEPARTMENT	APPROVED	AMENDED	INCREASE	(DECREASE)	INCREASE ( DECREASE)
City Council	53,900.00	293,900.00	240,000.00		
Administrative	580,100.00	540,100.00		40,000.00	
Downtown Development	127,200.00	122,200.00		5,000.00	
Information Technologies	269,700.00	273,200.00	3,500.00		
Finance	342,300.00	370,300.00	28,000.00		
Public Building & Ground	123,700.00	116,200.00		7,500.00	
Police Department	4,617,000.00	4,837,000.00	220,000.00		
Fire Department	1,770,100.00	1,827,100.00	57,000.00		
Inspections	581,300.00	599,100.00	17,800.00		
Traffic Engineering	91,000.00	28,000.00		63,000.00	
Garage Warehouse	110,400.00	112,200.00	1,800.00		
Street Department	1,630,200.00	1,513,200.00		117,000.00	
Street Lights	110,000.00	100,000.00		10,000.00	
Sanitation	1,234,400.00	1,278,900.00	44,500.00		
Recreation	904,600.00	816,300.00		88,300.00	
Graham-Mebane Lake	186,600.00	186,600.00			
Athletic Facilities	400,500.00	405,700.00	5,200.00		
Property Maintenance	817,300.00	821,800.00	14,500.00	10,000.00	
Non-Departmental	820,200.00	850,700.00	30,500.00		
	<b>14,770,500.00</b>	<b>15,092,500.00</b>	<b>662,800.00</b>	<b>340,800.00</b>	<b>322,000.00</b>

**Section 2.**

**GENERAL FUND**

REVENUES	APPROVED	AMENDED	INCREASE	(DECREASE)	INCREASE (DECREASE)
Local Sales Tax	4,042,700.00	3,720,700.00		322,000.00	
	<b>4,042,700.00</b>	<b>3,720,700.00</b>	<b>-</b>	<b>322,000.00</b>	<b>(322,000.00)</b>

**Section 3.**

**WATER & WASTEWATER**

EXPENDITURES	APPROVED	AMENDED	INCREASE	(DECREASE)	INCREASE (DECREASE)
Water Billing	613,100.00	620,300.00	7,200.00		
W&S Distribution	2,050,800.00	1,471,200.00		579,600.00	
Maintenance & Lift Stations	292,200.00	267,200.00		25,000.00	
Water Treatment Plant	2,032,500.00	2,368,000.00	335,500.00		
Wastewater Treatment plant	1,622,100.00	1,884,000.00	261,900.00		
Non-Departmental	2,383,000.00	2,383,000.00			
	<b>8,993,700.00</b>	<b>8,993,700.00</b>	<b>604,600.00</b>	<b>604,600.00</b>	<b>-</b>

**Section 5**

**GARAGE FUND**

EXPENDITURES	APPROVED	AMENDED	INCREASE	(DECREASE)	INCREASE (DECREASE)
Garage	911,400.00	1,061,400.00	150,000.00		
	<b>911,400.00</b>	<b>1,061,400.00</b>	<b>150,000.00</b>		<b>150,000.00</b>

**Section 6**

**GARAGE FUND**

REVENUES	APPROVED	AMENDED	INCREASE	(DECREASE)	INCREASE (DECREASE)
Alamance County Fuel	185,300.00	125,300.00		60,000.00	
City of Graham Fuel	224,300.00	134,300.00		90,000.00	
	<b>409,600.00</b>	<b>259,600.00</b>	<b>-</b>	<b>150,000.00</b>	<b>(150,000.00)</b>

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Section 7

CAPITAL PROJECTS AND  
 OTHER SPECIAL FUNDS

REVENUES AND EXPENDITURES	APPROVED	AMENDED	INCREASE	(DECREASE)	NET INCREASE (DECREASE)
State Drug Funds	100.00	6,000.00	5,900.00		
Federal Drug Funds	100.00	96,800.00	96,700.00		
Capital Reserve Fund	-	732,500.00	732,500.00		
Old Fields Outfall	2,955,000.00	2,955,000.00			
WWTP Upgrade	3,815,000.00	3,815,000.00			
	<b>6,770,200.00</b>	<b>7,605,300.00</b>	<b>835,100.00</b>	-	<b>835,100.00</b>

**PUBLIC HEARINGS:**

1. **REZONING – 206 E ELM AND 105 N MARSHALL (CR2201)** - A public hearing has been scheduled to consider an application by Chad Huffine on behalf of Square Miler Holdings, LLC, to rezone approximately 0.65 acres at 206 E Elm Street and 105 N Marshall Street, from B-1, (Central Business) and B-2, (General Business) to C-R, (Conditional Residential) to construct townhomes and C-B (Conditional Business) to construct a live-work building. (Planning Board recommended approval.)
2. **VOLUNTARY CONTIGUOUS ANNEXATION – 3.87 ACRES – JIMMIE KERR ROAD (AN2203):**  
 A public hearing has been scheduled to consider a voluntary contiguous annexation to extend the corporate limits of the City of Graham, NC, for a 3.87-acre tract of land located on Jimmie Kerr Road.
3. **AMENDMENT – DEVELOPMENT ORDINANCE – ARTS AND CRAFT STUDIOS (AM2206)**  
 A public hearing has been scheduled to consider a text amendment to the Development Ordinance to include arts and craft studios’ standards in the Table of Permitted Uses. (Planning Board recommended approval.)
4. **AMENDMENT - DEVELOPMENT ORDINANCE - ARTICLE X - FLAGS & BANNERS (AM2207):** A public hearing has been scheduled to consider a text amendment to the Development Ordinance to revise the flags and feathered flags and banners standards. (Planning Board recommended approval.)
5. **ADOPTION - WATER AND WASTEWATER SYSTEM DEVELOPMENT FEE ANALYSIS:** A public hearing has been scheduled to consider adopting the City of Graham Water and Wastewater System Development Fee Analysis.
6. **FY 2022-2023 BUDGET:** City Council will consider the adoption of the FY 2022-2023 Budget Ordinance, FY 2023 Pay Plan, and the 2022-2023 Rates and Fees Schedule.

**NEW BUSINESS:**

**7. BOARDS AND COMMISSIONS:** City Council will consider the following appointments to the City's Boards and Commissions:

**ABC Board – Graham Appointee**

Robert Parrish - Reappointment

**Appearance Commission/Tree Board:**

Two Vacancies

*New Applicant* – Casey Wagner, Megan Buckner-Hickman, Emily Bell O'Dell (2<sup>nd</sup> choice)

**Graham Historical Museum Board**

Karen Chin - Reappointment

Jennifer Brito - Reappointment

*New Applicants* – Casey Wagner, Russell Compton, Zipporah Clark-Baldwin (3<sup>rd</sup> Choice)

**Graham Housing Authority**

Thomas Foust – Reappointment

*New Applicants:* Melissa Clay Barnes (2<sup>nd</sup> choice), Shanelle Harvey (1<sup>st</sup> choice)

**Historic Resources Commission**

Two Vacancies

Zipporah Clark-Baldwin - Reappointment

**Planning Board/Board of Adjustment**

Dean Ward - Reappointment

Tony Bailey - Reappointment

Mike Benesch (Extra-Territorial) appointed by Alamance County

*New Applicants:* Nathaniel Gainey, Colleen Macklin (2<sup>nd</sup> choice), Zipporah Clark-Baldwin (2<sup>nd</sup> choice), Keith Michaels, Melissa Clay Barnes (1<sup>st</sup> choice), Emily Bell O'Dell (1<sup>st</sup> choice), Shanelle Harvey (2<sup>nd</sup> choice)

**Recreation Commission**

Nicki Smith - Reappointment

Jay Cook, Jr. - Reappointment

*New Applicant* – Casey Wagner

**Alamance County Library Committee**

Jordan Dawson – Appointed by Alamance County

Colleen Macklin – Appointed by Alamance County

**Economic Development & Marketing Committee**

Seven Vacancies

*New Applicant:* Griffin McClure

**PUBLIC COMMENT PERIOD:**

**CITY STAFF COMMENTS:**

**CITY COUNCIL COMMENTS:**

**CLOSED SESSION:**

City Council will consider going into a closed session pursuant to G.S. 143-318.11(a)(6).

**ADJOURN**