



**Stanley Town Council Regular Meeting  
Official Minutes  
Monday, October 5, 2020**

The regular meeting of the Stanley Town Council was held on Monday, October, 2020 at Stanley Town Hall and livestreamed on Facebook for the public. The following elected officials and staff were present:

Steven Denton, Mayor  
Cathy Kirkland, Mayor Pro-Tem  
Jimmy Ingold, Council Member  
Kerry Hart, Council Member  
Bud Pate, Council Member  
Victoria Kiser, Council Member

Heath Jenkins, Town Manager  
Olga Grishin, Town Clerk  
Eric Withers, Fire Chief  
Craig Roseberry, Public Works Director  
Tug Deason, Recreation Director  
Kevin Haney, Financial Director  
Derek Summey, Police Chief  
John Torbett, State Representative  
Bob Mahovsky, presenter

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***Call to Order:***

Mayor Denton called the meeting to order at 6:00 p.m.

***Pledge of Allegiance:***

All citizens present recited the Pledge of Allegiance.

***Approval of Agenda:***

Changes were made to the agenda. Item B was removed from New Business.

Mayor Denton asked if there was a motion to approve the revised agenda. Council Member Ingold made a motion, and Council Member Pate seconded the motion. A vote was held, and the motion passed unanimously.

***Approval of Minutes:***

Mayor Denton asked for a motion to approve the September 8, 2020 Regular Meeting Minutes. Mayor Pro-Tem Kirkland made a motion to approve the minutes as presented, and Council Member Ingold seconded the motion. A vote was held, and the motion passed unanimously.

***Old Business:***

A. Upgrading sewer infrastructure/water meters.

Public Works Director Roseberry made a presentation about the benefits of AMI (Advance meter infrastructure) meter reading. The following was talked about:

The Town's current meter reading system is dated and potentially contributes to some problems of non-revenue water.

AMI technology can drastically reduce the amount of non-revenue water in the community and provide a wide range of benefits for water utilities as well as customers alike and here are just a few of these examples.

**Fact: AMI systems increase the speed and quality of meter read collection.**

Ami does not require utility personnel to be involved in the collection of meter reads and meter data. Most AMI systems can provide meter data for all the meters in a system that is less than 24 hours old. The opportunity for meter reading errors is eliminated since data is transmitted from the endpoint through the AMI system, and into the meter reading software.

This can help the customer by being more guaranteed to be error-free.

**Fact: AMI systems do much more than just provide accurate meter reads.**

In addition to a current basic meter read, most AMI systems provide a history of hourly meter reads that can be stored for multiple years. A database of hourly meter reads allows for sophisticated reporting and performance monitoring. This can help our utilities prepare more efficiently for state-required reporting and allows us to provide consumption profiles to customers. Beyond meter reads, many AMI systems provide additional information such as a leak, backflow, and no-flow detection in addition to tamper alarms.

**Myth: AMI systems are too expensive.**

The belief that an AMI system upgrade is financially out of reach is not true for many water utilities. The costs of AMI systems have come down significantly over the last decade and have been economically feasible for years. Almost all utilities in the surrounding areas are now using some form of AMI technology. Most AMI systems have a financial payback of less than seven years as many as recurring operating costs are reduced with the automated reading technology. Given that most AMI systems on the market today are designed and warrantied to last 15 years or more, upgrading to an AMI system can be a smart long-term investment.

The Town Manager also conducted a study and found that the Town could save 50,000.00 annually from personnel, vehicle, maintenance and other items of savings for the customer not to include that by using AMI technology the town will be able to reallocate personnel to other job tasks thus making us even more productive for the community. It would take 3-6 months for the system to be installed.

Mayor Denton asked Public Works Director Roseberry to prepare a quote about meters to present to the Council.

***Special Presentations:***

State Official John Torbett announced to the Town that a Blacksnake Rd bridge would be named S. Nick O'Brien Bridge. Due to Covid-19 there was a delay with the official ceremony, and they finally scheduled a date for October 22, 2020, to have a sign put up and present a smaller replica to the family.

United Churches of Stanley were presented to the Council meeting. Church representatives addressed the Council in support of the Police department and contributed \$7,920 to the department to purchase body cams.

Mr. Mahovsky expressed his gratitude towards all the effort and diligence the Police were doing. As a token of appreciation, he presented three checks with a total amount of \$6,000 to the Police Department to use it as they found it necessary.

***New Business:***

**A. Public Hearing:**

- i. Amendment to the Zoning Ordinance – equipment repairs permitted in C-B district with Special Use Permit.**

For the record: Notice of the Public Hearing was published.

Town Clerk confirmed that no citizen comments were received by the Town in regards to the item.

Mayor Denton asked for a motion to open a public hearing for the Zoning Ordinance Amendment. Council Member Pate made a motion to open a public hearing, and Mayor Pro-Tem Kirkland seconded the motion. A vote was held, and the motion passed unanimously.

Town Manager Jenkins addressed the Council, explaining that the Town recently issued a business permit to open a hardware store on N Main St. The owners would like to have a small engine repairs facility. Historically, that address allowed to have engine repairs, but when the

Town adopted the use chart back in 2018, that type of business was not listed as permitted in the C-B zone. The applicant petitioned to have it changed. The Staff recommends amending the use chart to allow engine repairs with a conditional use permit.

Mayor Denton asked for a motion to close a public hearing. Council Member Ingold made a motion to close a public hearing, and Council Member Pate seconded the motion. A vote was held, and the motion passed unanimously.

Mayor Denton asked for a motion to approve amendment to the Zoning Ordinance – equipment repairs permitted in C-B district with Special Use Permit. Mayor Pro-Tem Kirkland made a motion, and Council Member Ingold seconded the motion. A vote was held, and the motion passed unanimously.

### ***Department Reports***

*The finance report was presented.* Town Manager Jenkins commented that sales tax revenue was looking better than anticipated.

*The Public Works report was submitted.* There were no questions to the Public Works Director.

*The Recreation Department report was submitted.* Public Works Director gave an update that the Trick-or-treat event was canceled and the State fest. There would be food trucks at the Town Hall on October 9th, and 10th serving barbecue and sweets.

*The Fire Department report was submitted.*

Fire Chief Withers commented about a fire accident at 108 Puett Drive. A family of 7 lost their home and most of the belongings. The fire truck was at the scene in less than 4 minutes. Chief Withers also reminded everyone to check their smoke detectors to make sure they work correctly. He also reported that Gaston County delivered masks to all fire departments in the County, and they will be given away to the citizens.

*The Police Department report was submitted.*

Police Chief Summey reported that the department accumulated 8,094 GHSP Governor's Highway Safety Program points that could be used to purchase equipment for the police department. Two vacant positions were filled, and the department was in the process of hiring another officer.

Town Manager Jenkins recommended to the Town Council that Olga Grishin be appointed as the Town Clerk effective October 5, 2020. He presented that Ms. Grishin successfully completed her six-month training period. Ms. Grishin conducted herself in a professional manner and maintained a professional relationship with department heads, elected officials, a manager, and the public.

The Council did not have any objections, and Ms. Grishin was officially appointed as a Town Clerk.

Mayor Denton asked for a motion to go into a closed session pursuant to NC G.S. 143-318.11 (a) (6) involving a personnel matter. Council Member Ingold made the motion. Mayor Pro-Tem Kirkland seconded the motion. A vote was held and the motion passed unanimously.

The Council came out of the Closed session.

Mayor Denton asked for a motion to approve a 3% increase in Don Ritter’s salary. Council Member Ingold made a motion, and Council Member Kiser seconded the motion. A vote was held, and the motion passed unanimously.

Mayor Denton asked for a motion to adjourn the meeting. Council Member Kiser made a motion, and Council Member Ingold seconded the motion. A vote was held, and the motion passed unanimously.

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Respectfully Submitted:

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Steven Denton – Mayor

(OFFICIAL TOWN SEAL)

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Heath Jenkins – Town Manager

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Olga Grishin - Town Clerk