



## MINUTES

**Town of Weaverville  
State of North Carolina**

**Town Council Regular Meeting  
Monday, August 22, 2022**

The Town Council for the Town of Weaverville met for its regularly monthly meeting on Monday, August 22, 2022, at 6:00 p.m. in Council Chambers within Town Hall at 30 South Main Street, Weaverville, NC with remote access via zoom.

Councilmembers present were: Mayor Patrick Fitzsimmons, Vice Mayor Jeff McKenna, and Councilmembers Doug Jackson, Andrew Nagle, John Chase, Catherine Cordell, and Michele Wood.

Staff members present were: Town Manager Selena Coffey, Town Attorney Jennifer Jackson, Clerk/Planning Director James Eller, Finance Officer Tonya Dozier, Police Chief and Interim Fire Chief Ron Davis, Assistant Police Chief Somer Oberlin, and Public Works Director Dale Pennell.

### **1. Call to Order**

*Mayor Patrick Fitzsimmons called the meeting to order at 6:00 p.m.*

### **2. Approval/Adjustments to the Agenda**

*Mayor Fitzsimmons moved for the approval of the agenda with an amendment to allow for public comment on the water allocation request for 171 Monticello Road shown as agenda item 6C instead of action being taken. Councilmember Jackson seconded the motion. All voted in favor of the motion to approve the agenda. Motion passed 7-0.*

### **3. Consent Agenda**

*Councilmember Wood moved for the approval of the Consent Agenda. Councilmember Cordell seconded the motion. All voted in favor of the motion to approve all action requested in the Consent Agenda listed below. Motion passed 7-0.*

- A. Town Council Minutes** – approved July 25, 2022 Town Council regular meeting minutes
- B. FY2022 Year End Tax Settlement Report** – Information only; submitted by Buncombe County
- C. Budget Amendment – Community Center/Recreation Complex** – Approved budget amendment for donations made to the Community Center
- D. Budget Amendment – Police and Fire** – Approved donations made to Departments
- E. Budget Amendment – Transfers** – Funds transferred from the general fund to the Community Center capital project fund, and engineering fees from the water capital reserve fund
- F. Minor Modification to Northridge Commons Townhomes** – Notice of minor modification approved by staff of a conditional district
- G. Proclamation: Childhood Cancer Awareness Month** – for the month of September
- H. Road Closure Ordinances** – Road closures for Art in Autumn and NBHS homecoming parade

**I. Resolution Supporting Option for Remote/Hybrid Public Meetings – offered to the North Carolina Legislature**

**4. Town Manager’s Report**

Ms. Coffey presented her Manager’s report to Council which included information related to the September Town Council Workshop, a drinking water State revolving fund grant application update, 9/11 observance, and an update on fuel conservation efforts.

**5. General Public Comment**

General public comments may be submitted either during the meeting or in writing in advance of the meeting. Normal rules of decorum apply to all comments. The general public comments section of the meeting will be limited to 20 minutes and priority will be given to those commenters in attendance. Individuals presenting comments during the meeting are generally limited to 3 minutes. Written comments that are timely received will be provided to Town Council, included as part of the minutes of the meeting, and read into the record during the 20-minute general public comment period as time allows. Written comments are limited to no more than 450 words and can be submitted as follows: (1) by emailing to [public-comment@weaverville.org](mailto:public-comment@weaverville.org) at least 6 hours prior to the meeting, (2) by putting your written comment in a drop box at Town Hall (located at front entrance and back parking lot) at least 6 hours prior to the meeting, (3) by mailing your written comment (must be received not later than Monday’s mail delivery) to: Town of Weaverville, PO Box 338, Weaverville, NC, 28787, Attn: Public Comments. For more information please call (828)645-7116.

Mayor Fitzsimmons noted the amendment to the agenda to allow for public comment on the water allocation request for 171 Monticello Road and requested that those wishing to speak regarding another topic to identify themselves.

Clint Parker gave positive remarks regarding an event he attended at the Community Center.

Mr. Eller noted that no comment had been received in advance of the meeting and that no member of the public attending remotely via zoom had identified themselves as wishing to make a public comment.

Mayor Fitzsimmons closed the public comment period.

**6. Discussion & Action Items**

**A. Weaverville Center for Creative & Healthy Living Update**

Ms. Jackson presented an amended and restated agreement with WCCHL. Mayor Fitzsimmons thanked the large group of people that have volunteered time to make WCCHL such a success.

*Councilmember Jackson motioned to approve the amended and restated memorandum of understanding with WCCHL. Councilmember Chase seconded the motion. All voted in favor of the motion. Motion passed 7-0.*

**B. Progress on Action Plan for Water System Recommendations**

Ms. Coffey presented a preliminary version of an action plan demonstrating steps and timeframes for progress toward completion of the water system recommendations adopted by Town Council on June 27, 2022.

**C. Water Allocation Request – LDG Multifamily LLC – 171 Monticello Road**

Mayor Fitzsimmons noted that action toward the water allocation request would not be taken by Town Council during this meeting as public input would be sought on the matter.

Landon Cox, a representative of LDG Development, spoke on behalf of the proposed development and the water allocation being requested. Of note was that the application for a water allocation was not coupled with a voluntary annexation request and that development approval following the water allocation, if granted, would be sought through Buncombe County.

Mayor Fitzsimmons recognized Ruth Smith, Latasha Vandevear, Harry Harper, Eileen Riehman, Joan D'Entremont, County Commissioner Amanda Edwards, Lucy Keil, and Pamela Retzloft each spoke regarding their position on the proposed development or water allocation request. There was a mix of support for and opposition to the project.

**D. Recreation Complex – Redesigned Concept Plan**

Mr. Pennell presented to Town Council a redesigned recreation complex concept plan noting changes from the original plan which would provide additional parking for the complex and Community Center.

*Councilmember Cordell motioned to approve the redesigned recreation complex concept plan. Councilmember Jackson seconded the motion. All voted in favor of the motion. Motion passed 7-0.*

**E. Staff Recommendations on Lake Louise Traffic Calming**

Ms. Coffey presented staff recommendations which will serve to calm traffic around Lake Louise and provide for increased pedestrian safety. These recommendations included measures to update signage around the lake, better delineation of trails and roadways, and improved crosswalks.

*Councilmember Wood motioned to direct staff to implement the recommendations for traffic calming around Lake Louise. Councilmember Chase seconded the motion. All voted in favor of the motion. Motion passed 7-0.*

**F. Board Applications**

Mayor Fitzsimmons spoke regarding the ongoing efforts to obtain applications for vacancies on various Town boards and encouraged citizens to submit applications.

**G. Quarterly Report – Fire Department**

Chief Davis presented Town Council with the quarterly report for the Fire Department.

**H. Quarterly Report – Police Department**

Chief Davis presented Town Council with the quarterly report for the Police Department.

**7. Adjournment.**

*Without objection, Mayor Fitzsimmons declared the meeting adjourned. Meeting adjourned at approximately 7:30.*

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**James Eller, Town Clerk**