

City of High Point

*Municipal Office Building
211 S. Hamilton Street
High Point, NC 27260*



Meeting Agenda

Monday, June 21, 2021

5:30 PM

Council Chambers

City Council

Jay W. Wagner, Mayor

Britt W. Moore (At Large), Mayor Pro Tem

*Tyrone Johnson (At Large), Cyril Jefferson (Ward 1), Christopher Williams (Ward 2),
Monica L. Peters (Ward 3), S. Wesley Hudson (Ward 4), Victor Jones (Ward 5), and
Michael Holmes (Ward 6)*

As part of the City of High Point's on-going COVID-19 mitigation efforts, in-person attendance will not be allowed at this meeting. Instead, the meeting will be live-streamed and the public can listen to the meeting as it is being live-streamed by clicking on the following link www.HighPointNC.gov/VirtualPublicMeeting.

ROLL CALL, MOMENT OF SILENCE, AND PLEDGE OF ALLEGIANCE

RECOGNITIONS AND PRESENTATIONS

[2021-246](#)

Presentation - Mary Brooks CMC Certification

City Clerk, Lisa Vierling will recognize Mary Brooks, Deputy City Clerk for her accomplishment as a Certified Municipal Clerk and present Mary with an official CMC certificate of achievement.

[2021-247](#)

Presentation - Elaine Marshall, Secretary of State - Mayor Jay Wagner

Secretary of State, Elaine Marshall will be in attendance to make a special presentation and Mayor Jay Wagner will present a proclamation recognizing June 27th in the City of High Point.

STRATEGIC PLAN UPDATE- Blight Reduction and Marketing & Branding Initiative

[2021-248](#)

Strategic Plan Update

Council Member Chris Williams, Chairman of the Community Development Committee, will recognize staff to provide an update on the Strategic Plan regarding Blight Reduction. Council Member Michael Holmes, Chairman of the Marketing & Branding Task Force will provide an update on the Marketing & Branding Initiative.

Attachments: [Strategic Update - Code Enforcement Activity Report for May 2021.pdf](#)

PUBLIC COMMENT PERIOD

2021-249**Public Comment Period**

A Public Comment Period will be held on Monday, June 21, 2021 at 5:30 p.m.

As part of the city of High Point's COVID-19 mitigation efforts, in-person public attendance will not be allowed at this meeting. Instead, the city will be live streaming this meeting. Once the City Council is in Session, please click on the following link to listen to the meeting as it is being live-streamed

www.highpointnc.gov/VirtualPublicMeeting

[<http://www.highpointnc.gov/VirtualPublicMeeting>](http://www.highpointnc.gov/VirtualPublicMeeting)

Although the public is unable to physically participate in the meeting, the public can submit comments by

1. Calling 336-883-3522 and leaving a message, or by
2. Emailing written comments to publiccomment@highpointnc.gov [<mailto:publiccomment@highpointnc.gov>](mailto:publiccomment@highpointnc.gov), or by
3. Dropping off written comments in the city of High Point's utility payment drop-boxes located on both sides of the Municipal Building located at 211 S. Hamilton Street in the Green Drive and the Commerce Avenue parking lots.

All comments received will be forwarded to the City Council and will be incorporated as part of the permanent proceedings of the June 21, 2021 City Council Meeting.

The City of High Point's Public Comment Policy restricts comments to no more than three (3) minutes which will apply for the telephone message submission. Email submissions and written comments should be kept at 350 words or less. The deadline for submitting public comments is Friday, June 18 at 5:00 p.m.

FINANCE COMMITTEE - Mayor Pro Tem Moore, Chair**CONSENT AGENDA ITEMS**2021-228**Resolution - GuilfordWorks Lease Agreement**

City Council is requested to adopt a resolution approving a five-year lease of 607 Idol Street agreement with the City of Greensboro for the purpose of continuing to operate GuilfordWorks (formerly Guilford County Workforce Development Board) and authorize the City Manager to execute any and all necessary documents.

Attachments: [1. Guilfordworks Lease Agreement](#)

[2021-229](#)**Contract (Resolution) - Guilford County Board of Education- School Resource Officers (SRO)**

City Council is requested to approve a contract and adopt a resolution with Guilford County Board of Education for eight (8) School Resource Officers and one (1) supervisor. The City agrees to provide eight (8) officers and (1) supervisor for a period of one year to the SRO Program and the Guilford County Board of Education shall reimburse the City for \$699,463.38 for the salaries and equipment of the officers assigned to the SRO Program for a period beginning on the date of contract signature through June 30, 2022.

Attachments: [2. Guilford County Board of Education SRO Contract](#)

[2021-230](#)**Contract - Allied Universal, Inc. - Security Guard Service - MOC**

City Council is requested to award a contract to Allied Universal, Inc. in the amount of \$93,674.88 for security guard services at the Municipal Operations Center (MOC) and that the appropriate City official and/or employee be authorized to execute all necessary documents.

Attachments: [3. Security Guard Services - Allied Universal Inc. - MOC](#)

[2021-231](#)**City Lake Park Renovation Phase 1 - Samet (CMAR) GMP Construction**

City Council is requested to approve the GMP construction package with Samet Corporation (CMAR) in the amount of \$19,893,743 to allow the renovations to continue with the City Lake Park Phase 1 Renovation project.

Attachments: [4. City Lake Park Phase 1 Renovation - Samet \(GMP\) Guaranteed Maximum P](#)

[2021-245](#)**Ordinance - City Lake Park Renovation Phase 1 - GMP Construction Budget**

City Council is requested to approve a capital project ordinance for the City Lake Park renovation to appropriate an additional \$13,652,748 for the City Lake Park renovation. The project will be funded by 2019 general obligation bonds, two-thirds general obligation bonds, and an interfund loan from the Landfill Post Closure Fund.

Attachments: [4a. Capital Project Ordinance City Lake Park Renovation Samet GMP](#)

[2021-233](#)**Ordinance - Demolition of Structure - 304 West Russell Avenue**

Council is requested to adopt an ordinance ordering the building inspector to effectuate the demolition of a condemned structure located at 304 West Russell Avenue.

Attachments: [Ordinance to demolish 304 West Russell](#)

[5. Demolition of Structure _ 304 W Russell](#)

[2021-234](#)**Ordinance - Demolition of Structure - 2138 Surrett Drive**

Council is requested to adopt an ordinance ordering the building inspector to effectuate the demolition of a condemned structure located at 2138 Surrett Drive.

Attachments: [6. Demolition of Structure _ 2138 Surrett](#)

[Ordinance to Demolish - 2138 Surrett Drive](#)

[2021-235](#)**Authorize Write-Off Delinquent Utilities Accounts Receivables**

City Council is requested to authorize the Financial Services Director to write-off \$836,382 for original billings from the fiscal year 2016-2017.

Attachments: [7. Write-Off Delinquent Utilities Accounts Receivables 2021](#)

[2021-236](#)**Authorize Write-Off Delinquent Miscellaneous Accounts Receivables 2021**

City Council is requested to authorize the Financial Services Director to write-off \$4,666 for prior years original billings through the fiscal year 2016-2017.

Attachments: [8. Write-Off Delinquent Miscellaneous Account Receivables 2021](#)

[2021-237](#)**Budget & Capital Project Ordinance - Year-End Technical Adjustments**

City Council is requested to approve budget amendments for year-end technical adjustment appropriations for the General Fund, Transit Grants, Transit Capital, and Landfill Development and Post Closure Fund.

Attachments: [9. Budget & Capital Project Ordinance Year-End Technical Adjustments 2021](#)

[2021-238](#)**Change Order #07 - Breece Enterprises, Inc. - Water/Sewer Emergency Repairs**

City Council is requested to approve change order #07 in the amount of \$500,000.00 to increase of the contract amount for Breece Enterprises, Inc. to assist the Water and Sewer Mains Division with the emergency repair of water and sanitary sewer utilities.

Attachments: [10. Water Sewer Emergency Repairs - Breece Change Order #07](#)

[2021-239](#)**Reimbursement - Leoterra Skeet Club, LLC - Amada Sewer Outfall**

City Council is requested to approve a reimbursement of \$110,362 to Leoterra Skeet Club, LLC for the cost to construct a sanitary sewer outfall to serve parcel 169942.

Attachments: [11. Amada Sewer Outfall Reimbursement - Leoterra Skeet Club, LLC](#)

[2021-240](#)**Contract - Brushy Mountain Builders Inc. - Riverdale Lift Station Odor Control Improvements**

City Council is requested to award a contract to Brushy Mountain Builders, Inc. in the amount of \$274,000 to demolish and safely dispose of the existing non-operational odor control system and install a new packaged odor control system.

Attachments: [12. Riverdale Lift Station Odor Control Improvements - Brushy Mountain Builder](#)

[2021-241](#)**Contract - Piedmont Automation, Inc. - Westside Wastewater Treatment Plant (WWTP) SCADA Upgrade**

City Council is requested to award a contract to Piedmont Automation, Inc. in the amount of \$230,400 to replace the SCADA (Supervisory Control and Data Acquisition) system at the Westside Wastewater Treatment Plant (WWTP).

Attachments: [13. Westside WWTP SCADA Upgrade - Piedmont Automation Inc.](#)

[2021-242](#)**Contract - People Ready - Material Recovery Facility (MRF)**

City council is requested to award a contract to People Ready in the estimated amount of \$120,000 for full time temporary service employees at the Material Recovery Facility (MRF) and that the appropriate City official be authorized to execute all necessary documents.

Attachments: [14. Material Recover Faciltiy \(MRF\) - People Ready Temp Services](#)

PUBLIC HEARINGS[2021-244](#)**Public Hearing - Key Risk, a Berkley Company - Performance Based Incentives**

City Council is requested to approve performance-based incentives up to \$1,175,540 for a project with Key Risk, a Berkley Company and authorize the City Manager to execute a performance agreement containing benchmarks for the company to achieve and a schedule for the payment of such financial incentives.

Attachments: [15. Public Hearing - Key Risk Performance Based Incentives](#)

REGULAR AGENDA ITEMS**PROSPERITY & LIVABILITY COMMITTEE - Council Member Hudson,
Chair**[2021-250](#)

City Council will receive an update from Council Member Wesley Hudson, Chair of the Community Development Committee.

**COMMUNITY DEVELOPMENT COMMITTEE - Council Member Williams,
Chair**[2021-251](#)**Ordinance - Demolition of Dwelling - 401 Cedar Street**

Adoption of an ordinance ordering the building inspector to effectuate the demolition of a dwelling located at 401 Cedar Street belonging to Heirs of Effie McDonald, Heirs of Bert Rucker & Riley McDonald or Heirs of Riley McDonald.

Attachments: [401 Cedar Council Packet Final](#)

[2021-252](#)**Ordinance - Demolition of Dwelling - 1113 Springview Drive**

Adoption of an ordinance ordering the building inspector to effectuate the demolition of a dwelling located at 1113 Springview Drive belonging to Joyce Poole.

Attachments: [1113 Springview Council Packet Final](#)

[2021-253](#)**Ordinance - Demolition of Dwelling - 1116 Russell Avenue**

Adoption of an ordinance ordering the building inspector to effectuate the demolition of a dwelling located at 1116 Russell Avenue belonging to Heirs of Lilla Mae Walton.

Attachments: [1116 E Russell Council Packet Final](#)

PUBLIC HEARINGS[2021-254](#)**Public Hearing - Substantial Amendment of the 2019-20 Action Plan and 2015-19 Consolidated Plan**

City Council is requested to approve the Special Amendment to the 2019-20 Annual Action Plan and 2015-19 Consolidated Plan and that the appropriate City official and/or employee be authorized to execute all necessary documents.

Attachments: [Substantial Amendment for CDBG-CV3 Special Allocation](#)
[Public Comment \(anonymous\).pdf](#)

PLANNING & DEVELOPMENT - Mayor Jay Wagner[2021-255](#)**Adoption of Findings of Fact and Conclusions of Law-Special Use 21-01**

City Council is requested to adopt the Findings of Fact and Conclusion of Law in reference to Special Use 21-01.

Attachments: [Findings of Fact and Conclusion of Law](#)

PUBLIC HEARINGS[2021-256](#)**Classic Dyestuff, Inc. - Zoning Map Amendment 21-07**

A request by Classic Dyestuff, Inc. to rezone approximately 3.4 acres from the Light Industrial (LI) District to a Conditional Zoning Heavy Industrial (CZ-HI) District. The site is located east of the intersection of Brentwood Street and Gavin Drive (323 & 401 Brentwood Street) and west of the northern terminus of New Street (222, 226, 228 & 230 New Street).

Attachments: [Staff Report ZA-21-07](#)

[2021-257](#)**John Ritner - Zoning Map Amendment 21-09**

A request by John Ritner to rezone approximately 51 acres from a Conditional Use Planned Development Mixed (CU PDM) District to a Planned Development - Core City (PD-CC) District. The site is located east of Westchester Drive, approximately 1,500 feet south of Phillips Avenue, and north of Whittier Avenue.

Attachments: [Staff Report ZA-21-09](#)
[Statement from John Ritner \(Pinnacle Foods Co\) for City Council Hearing Tues](#)

[2021-258](#)**Hunter Farms - Zoning Map Amendment 21-10**

A request by Hunter Farms to rezone approximately 0.92 acres from the Residential Single Family - 5 (R-5) District and a Conditional Use General Business (CU-GB) District to a Conditional Zoning Office Institutional (CZ-OI) District. The site is located at the southwest corner of Irbywood Drive and Montgomery Street (108 and 110 Irbywood Drive).

Attachments: [Staff Report ZA-21-10](#)

[2021-259](#)**City of High Point - Zoning Map Amendment 21-11**

A request by the High Point City Council to rezone 91 properties, totaling approximately 25.03 acres, as part of the Comprehensive Zoning Map Amendment project.

- a) To rezone 22 properties, totaling approximately 3.53 acres, within the Arbors Subdivision. This site is located at the southeast corner of Guyer Street and Beaucrest Avenue.

To rezone 69 properties, totaling approximately 21.5 acres, within the Ashton Woods Subdivision and two abutting parcels at the northern terminus of Wickham Avenue. This site is located north of the intersection of Suffolk Avenue and Stoneycreek Drive, with parcels fronting along a portion of Boulding Avenue, a portion of Stoneycreek Drive, a portion of Wickham Avenue and along Arborbrook Lane.

Attachments: [Staff Report ZA-21-11](#)

GENERAL BUSINESS AGENDA[2021-260](#)**Resolution - Reopening of Public Meetings**

City Council is requested to adopt a Resolution Regarding Reopening of Public Meetings that will be effective for all meetings on or after July 1, 2021.

Attachments: [FINAL Public Meeting Reopening Resolution](#)

[2021-261](#)**Resolution - US Department of Transportation - RAISE Greenway Grant**

City Council is requested to adopt a resolution in support of the U.S. Department of Transportation RAISE grant and that the appropriate City official and/or employee be authorized to execute all necessary documents.

Attachments: [FINAL Resolution - RAISE Grant Greenway](#)

[2021-262](#)**Reappointments - Citizens Advisory Council (CAC)**

Council is requested to confirm the following reappointments to the Citizens Advisory Council (CAC).

1. Reappointment of Donald Belton as Mayor Wagner's At Large appointee.
Appointment to be effective immediately and will expire 5/31/2022.
2. Reappointment of Jessica Wynn as Council Member Hudson's Ward 4 appointee.
Appointment to be effective immediately and will expire 5/31/2022.
3. Appointment of Kiyshona Person as Council Member Jefferson's Ward 1 appointee.

Appointment to be effective immediately and will expire on 5/31/2023.

Attachments: [Reappointments to CAC](#)
[PERSON Kiyshona 2021.pdf](#)

2021-268**Reappointment- Historic Preservation Commission (HPC)**

Council is requested to confirm the following reappointments to the Historic Preservation Commission:

1. Reappointment of Mary Powell DeLille as Council Member Hudson's Ward 4 appointee. Appointment to be effective immediately and will expire 6/30/2024.
2. Reappointment of Brenda Stewart as Council Member Jefferson's Ward 1 appointee. Appointment to be effective immediately and will expire 6/30/2024.

Attachments: Reappointments to HPC.pdf

2021-265**Appointment-Reappointment - Theatre Advisory Board (TAB)**

Council Member Hudson, as the Liaison to the Theatre Advisory Board, is requested to confirm the following appointments/reappointments.

1. Appointment of Micholas Credle.
Appointment to be effective immediately and will expire 6/1/2023.
2. Appointment of Mary McInerney.
Appointment to be effective immediately and will expire 6/1/2024.
3. Reappointment of Tom Blount.
Appointment to be effective immediately and will expire 6/1/2024.
4. Reappointment of Nho Bui.
Appointment to be effective immediately and will expire 6/1/2024.
5. Reappointment of Clay Fielding.
Appointment to be effective immediately and will expire 6/1/2024.
6. Reappointment of Edie Williams.
Appointment to be effective immediately and will expire 6/1/2024.

Attachments: [Appointments and Reappointments to TAB](#)

[CREDLE Micholas 2021](#)

[MCINERNEY Mary 2017](#)

[McInerney_Mary_Resume_11_17](#)

[2021-266](#)**Minutes To Be Approved**

May 10, 2021 Special Meeting @ 3:00 p.m.

May 13, 2021 Finance Committee Meeting @ 4:00 p.m.

May 17, 2021 Manager's Briefing @ 3:30 p.m.

May 17, 2021 Regular Meeting @ 5:30 p.m.

May 19, 2021 Recessed Meeting @ 5:30 p.m.

May 26, 2021 Special Meeting @ 3:00 p.m.

June 1, 2021 Special Meeting @ 4:00 p.m.

Attachments: [1. May 13 2021 Finance Committee Meeting Minutes.pdf](#)

[2. May 17 2021 Manager's Briefing Minutes.pdf](#)

[3. May 17 2021 Regular Meeting Minutes.pdf](#)

[4. May 19 2021 Recessed Meeting Minutes.pdf](#)

[5. May 26 2021 Special Meeting Minutes.pdf](#)

[6. June 1 2021 Special Meeting Minutes.pdf](#)

[7. May 10 2021 Special Meeting Minutes](#)

ADJOURNMENT