

**HIGH POINT CITY COUNCIL  
REGULAR MEETING  
FEBRUARY 3, 2020- 5:30 P.M.  
COUNCIL CHAMBERS**

**MINUTES**

**ROLL CALL, PLEDGE OF ALLEGIANCE, AND MOMENT OF SILENCE**

*Mayor Wagner called the meeting to order at 5:30 p.m.*

*Upon call of the roll, the following Council Members were **Present (9):***

*Mayor Jay W. Wagner, Mayor Pro Tem Chris Williams (Ward 2); Council Member Britt Moore (At Large), Council Member Tyrone E. Johnson (At Large), Council Member Cyril A. Jefferson (Ward 1), Council Member Monica L. Peters (Ward 3), Council Member S. Wesley Hudson (Ward 4), Council Member Victor A. Jones (Ward 5), and Council Member Michael A. Holmes*

*Mayor Wagner called for a Moment of Silence. The Pledge of Allegiance followed.*

**RECOGNITIONS AND PRESENTATIONS**

**2020-45      Resolution - Extraordinary Educators**

Mayor Wagner will present a resolution to recognize Extraordinary Educators and their contribution to Guilford County Schools.

*Mayor Wagner asked all teachers and administration staff being honored tonight to come forward to be recognized. He then read the Resolution into the record recognizing Extraordinary Educators and their contribution to Guilford County Schools.*

*[applause, standing ovation, photo op]*

**STRATEGIC PLAN UPDATE**

**2020-44      Strategic Plan Update**

Council will receive an update on the Strategic Plan from Mayor Pro Tem Williams, Chair of the Community Development Committee.

*Mayor Pro Tem Chris Williams, Chair of the Community Development Committee, provided an update on some numbers as they relate to Code Enforcement; he shared numbers for the January 2020 activities as follows:*

Minimum Housing Complaints	23
Active Minimum Housing Cases	312
Active Backlog Cases (270 originally)	0
City Demolished Houses	4
Public Nuisance Complaints	30
Active Public Nuisance Cases	86
City Abated Public Nuisance Cases	13
Zoning Complaints (vehicles, signs, etc...)	21
Active Zoning Cases	130
Signs Collected	177

*Lori Loosemore, Local Codes Enforcement Manager, shared some photographs of public nuisance abatement cases that staff has been working on.*

## Public Comment Period

2020-43

### Public Comment Period

A Public Comment Period will be held on the first Monday of the regular City Council meeting schedule at 5:30 p.m. or as soon thereafter as reasonably possible following recognitions, awards and presentations. Our policy states persons may speak on any item not on the agenda.

- Persons who have signed the register to speak shall be taken in the order in which they are listed. Others who wish to speak and have not signed in will be taken after those who have registered.
- Persons addressing City Council are asked to limit their comments to 3 minutes.
- Citizens will be asked to come to the podium, state their name and address and the subject(s) on which they will comment.
- If a large number of people are present to register concerns about the same subject, it is suggested that they might be acknowledged as a unified group while a designated speaker covers the various points. This helps to avoid repetition while giving an opportunity for people present with the same concerns to be recognized.

Thanks to everyone in the audience for respecting the meeting by refraining from speaking from the audience, applauding speakers, or other actions that distract the meeting.

*The following people addressed Council during the Public Comment Period:*

**James Roberts**, a resident at 202 Pine Ridge Drive in High Point, addressed Council on behalf of the 1967 Class of William Penn High School, regarding the following concerns within the community.

- ✓ Violence
- ✓ Violence among the youth
- ✓ Gang Activity
- ✓ Drug problems
- ✓ Safety concerns about businesses closing on S. Main Street
- ✓ Lack of interest in well-established neighborhoods
- ✓ Lack of enforcement in of codes and established guidelines for homeowners to adhere to in order to preserve the appearance of these areas. (destroying the values of their homes)

*He asked the following questions:*

- 1. How is the city addressing these concerns?*
- 2. Is police presence enough to curtail these problems? They need assurances that the police can provide security for all locations in the city.*
- 3. What is the city doing to address the violence among the youth and is the city focusing on pre-emptive strategies to curb some of these struggles before they become problems that the courts must resolve?*
- 4. How and when are the Local Codes being enforced in the neighborhoods?*

**Samuel Whitley, Jr.**, 809 E. Commerce Avenue, distributed a copy of a Housing Investigation Report for 900 Anderson Place in High Point, citing violations for the period of December 12, 2019 through December 16, 2019. He informed Council that he is being forced to live in a residence with over 30 Minimum Housing Code violations and advised that the Human Relations Department in Raleigh is looking into it as well. He applauded past Councils and administrations for doing a wonderful job in cleaning up illegal boarding/crack houses that were in operation, but noted the city is full of those types of houses again.

*He asked for someone to help lead and guide him as to how to correctly handle this problem and to put him in contact with the people that can help him. He felt these properties need to be licensed and suggested the money collected from the license fees could be given to the Inspections Department to do regular inspections.*

**James Williams Jones**, a resident at 1204 Montlieu Avenue, addressed Council regarding the following issues:

- ✓ *Violence in the Five Points area.*
- ✓ *Flooding on his property due to people washing cars.*
- ✓ *Litter on Montlieu Avenue*

*City Manager Greg Demko offered to get Mr. Jones' contact information and advised that he would be in touch with him regarding the issues in the Five Points area.*

**Louis Thibodeaux**, a resident at 1242 Kensington Drive, inquired about the study that Mayor Wagner spoke about commissioning regarding the possibility of the High Point city schools breaking away from the Guilford County Schools. The Mayor replied that it is moving forward.

**Ron Tuck**, a resident at 1500 W. Vandalia Road in Greensboro and a candidate for the Guilford County School Board District #1, addressed Council regarding the following:

- ✓ *Plan concerning violence in the city (Each One, Teach One).*
- ✓ *Support for High Point city schools becoming independent from Guilford County Schools.*
- ✓ *Offered his assistance to help the youth and to help the city lay claim to its community.*

- ✓ *Stressed the importance of training the youth; giving them opportunity; mentorship programs; apprenticeship programs; teaching youth how to respect their community; and providing them an opportunity to solve problems instead of creating problems.*
- ✓ *Spoke to the rich heritage in High Point and bringing the John Coltrane Jazz Festival to High Point.*
- ✓ *Spoke to the vision his alumni and friends brought to High Point.*
- ✓ *Expressed concerns that High Point was recently compared to the lowest rated city in America, Camden, NJ, regarding crime rates and how High Point is becoming the "Renaissance" city.*

**Mike**, a High Point resident, addressed the Council regarding the following issues:

- ✓ *The Constitution, particularly The Preamble, more specifically "Life, Liberty, and Property".*
- ✓ *Spoke to how everyone should be addressed equally as humans.*
- ✓ *High crime rates in High Point due to people getting caught up in the system that is built to take away "Life, Liberty, and Property," so they turn to a life of violent crime out of desperation.*
- ✓ *Asked for a review of the High Point Ordinances in the legislative capacity and repeal anything that does not have a clear victim because High Point cannot be a victim and if there is no victim, there is no crime.*
- ✓ *Spoke to the difficulties in navigating the court system.*
- ✓ *Spoke to how all the laws on the books make it harder for people to live, to have life, liberty, and property.*

*In conclusion, Mike encouraged everybody to look at the problems from a human perspective and not necessarily from a bureaucratic one.*

**Pastor Donald Hunter**, representing TLC Ministries, addressed Council regarding prior action that was taken by Council in October regarding a housing case for 317 Fourth Street. He advised that at that time they were given an additional 90 days to make repairs and bring the structure up to substantial completion; however, after putting over \$10,000 to make repairs to the foundation and reframing the house, they ran out of time and were notified by staff that no additional time could be granted and they had to move forward with demolition of the structure. He mentioned that a statement was made at the last City Council meeting that they wanted to make money off the house, but quelled the statement because they wanted to utilize it for ministry in helping those coming into a hardship. He informed Council that they have pulled the necessary permits to demolish the structure and they do plan on demolishing it.

**Shane Asbury**, who serves on the Arc of High Point Board and is the current Aktion Club President, asked for the creation of a Mayor's Council on Disabilities similar to ones already in place in Greensboro, Winston-Salem, and Asheboro to advocate for education, employment, housing, safety, and transportation needs for people with disabilities.

Mayor Wagner asked if there was anyone else present who would like to comment. There being no further comments, the Public Comment Period was declared closed.

FINANCE COMMITTEE - Council Member Moore, Chair

Committee Members: Moore, Holmes, Jones, and Peters

CONSENT AGENDA ITEMS**2020-37      Contract - WESCO Distribution, Inc. - Fiber Optic Cable**

City Council is requested to award a contract to WESCO Distribution, Inc. in the amount of \$301,200 to replace the current 14 pair cable with the new industry standard of 144 pair cable, replace the outdated cable, bring other components, such as cameras, back online.

Approved award of a contract to WESCO Distribution, Inc. in the amount of \$301,200 to replace the current 14 pair cable with the new industry standard of 144 pair cable, to replace the outdated cable, and bring other components such as cameras back online.

**A motion was made by Council Member Moore, seconded by Council Member Peters, that this contract be approved. The motion carried by the following unanimous 9-0 vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

REGULAR AGENDA ITEMS**2020-38      Resolution - Issuance of Series 2020**

City Council is requested to approve a "Resolution of the City Council of the City of High Point, North Carolina Making Certain Statements of Fact Concerning Proposed Bond Issue.

*Eric Olmedo, Assistant City Manager, advised that the city's financial advisors have determined that the city has the ability to refund or refinance debt from a 2010 bond issuance which will result in a new savings of about 11% for a total of \$150,000 for the remaining ten years of those bonds. He explained that this would not extend the term, but would take ten years of debt that has to be paid and refunding that for the ten years.*

*He advised that it is necessary for Council to take action on these legal proceeding which will require separate votes.*

Adopted a RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HIGH POINT, NORTH CAROLINA MAKING CERTAIN STATEMENTS OF FACT CONCERNING PROPOSED BOND ISSUE.

**A motion was made by Council Member Moore, seconded by Council Member Peters, to adopt the RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HIGH POINT, NORTH CAROLINA MAKING CERTAIN STATEMENTS OF FACT CONCERNING PROPOSED BOND ISSUE. The motion carried by the following unanimous 9-0 vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

**Resolution No. 1912/20-01**  
**Resolution Book Volume XX, Page 141**

**2020-57**

**Order- General Obligation Refunding Bonds**

City Council is requested to adopt a “Bond Order Authorizing the Issuance of Not to Exceed \$14,100,000 General Obligation Refunding Bonds of the City of High Point, North Carolina”

*Eric Olmedo, Assistant City Manager, advised that the city's financial advisors have determined that the city has the ability to refund or refinance debt from a 2010 bond issuance which will result in a new savings of about 11% for a total of \$150,000 for the remaining ten years of those bonds. He explained that this would not extend the term, but would take ten years of debt that has to be paid and refunding that for the ten years.*

*He advised that it is necessary for Council to take action on these legal proceeding which will require separate votes.*

Adopted the BOND ORDER AUTHORIZING THE ISSUANCE OF NOT TO EXCEED \$14,100,000 GENERAL OBLIGATION REFUNDING BONDS OF THE CITY OF HIGH POINT, NORTH CAROLINA.

**A motion was made by Council Member Moore, seconded by Council Member Hudson, to adopt the BOND ORDER AUTHORIZING THE ISSUANCE OF NOT TO EXCEED \$14,100,000 GENERAL OBLIGATION REFUNDING BONDS OF THE CITY OF HIGH POINT, NORTH CAROLINA. The motion carried by a unanimous 9-0 vote as follows:**

Aye (9):

Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

**2020-24**

**Agreement - Forward High Point**

City Council is requested to approve an agreement with Forward High Point to provide professional services in exchange for the city's financial support in the amount of \$250,000 paid in four (4) quarterly installments of \$62,500.

**Council Member Moore moved to remove this matter from pending and place it on tonight's agenda for consideration. Council Member Jones made a second to the motion, which carried by a unanimous 9-0 vote.**

Approved an agreement with Forward High Point to provide professional services in exchange for the city's financial support in the amount of \$250,000 to be paid in four (4) quarterly installments of \$62,500.

**A motion was made by Council Member Moore, seconded by Council Member Peters, that this agreement with Forward High Point be approved. The motion carried by the following unanimous 9-0 vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

### PENDING ITEMS

#### **2019-548      Public Hearing - 201 W. English Road**

This is the date and time established for City Council to hold a public hearing on December 16, 2019 at 5:30 p.m. for consideration of a lease for the property located at 201 West English Road. At the request of the company, the public hearing was continued to the January 21, 2020 Council Meeting. Due to a scheduling conflict, the company is requesting that the public hearing be continued to the Monday, February 17, 2020 Council Meeting.

*Note: Timeline for matter. The initial public hearing was advertised for December 16, 2019 at 5:30 p.m.. At the request of the company, the Council continued the public hearing to January 21, 2020 at 5:30 p.m. At the January 21, 2020 meeting, the Council granted another continuance of the public hearing at the request of the company. At that time, the public hearing was continued to February 17, 2020 at 5:30 p.m.*

#### **2018-169      Amendment to License Agreement - Cingular Wireless PSC, LLC (AT&T)**

City Council is requested to approve an Amendment to the License Agreement with Cingular Wireless PCS, LLC (AT&T) which allows the location of communication equipment at the City's Ward Water Plant; and authorize the City Manager to execute the agreement.

*Note: This matter was initially heard by City Council on May 21, 2018, at which time action was taken to refer it to the Finance Committee at the suggestion of City Attorney JoAnne Carlyle due to necessary clean-up on the contract in general as the company has changed hands and names.*

COMMUNITY DEVELOPMENT COMMITTEE - Mayor Pro Tem Williams, Chair  
Committee Members: Williams, Hudson, Jefferson, and Johnson

#### **2020-39      Resolution - Loan Term Amendment - Hartley Ridge Apartments**

City Council is requested to approve a resolution amending and extending the Section 108 HUD loan terms in the amount of \$694,000.00 for Hartley Ridge LLC and authorize the appropriate City official to execute all necessary documents.

*Michael McNair, Director of Community Development & Housing, advised that in 2016 the City Council approved a loan to Hartley Ridge, LLC to build 84 affordable housing units to be located at 700 Hartley Drive. As a result, there is a final permanent loan that has to be executed and HUD has approved extending the date/terms. He explained it would expire six months after the senior loan, which requires adjustment of the expiration dates. There will be no impact on the financial terms of the loan.*

Adopted a Resolution amending and extending the Section 108 HUD loan terms in the amount of \$694,000.00 for Hartley Ridge, LLC and authorized the appropriate city official to execute all necessary documents.

**A motion was made by Mayor Pro Tem Williams, seconded by Council Member Jefferson, that this Resolution be adopted. The motion carried by the following unanimous 9-0 vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

**Resolution No. 1913/20-02  
Resolution Book Volume XX, Page 142**

**2020-40      Ordinance - Demolition of Dwelling - 723 Fairview Street**

Adoption of an ordinance ordering the building inspector to effectuate the demolition of a dwelling located at 723 Fairview Street belonging to Heirs of Va Mae Huntley.

Chairman Williams reported it was necessary to remove this matter from the agenda due to some additional processing that is required by staff.

**A motion was made by Mayor Pro Tem Williams, seconded by Council Member Moore, that this matter be removed from the agenda. The motion carried by the following unanimous 9-0 vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

**2020-41      Ordinance - Demolition of Dwelling - 1220 Carter Street**

Adoption of an ordinance ordering the building inspector to effectuate the demolition of a dwelling located at 1220 Carter Street belonging to T&S Investment Properties.

*Lori Loosemore, Local Codes Enforcement Manager, shared the following timeline for the housing case for 1220 Carter Street as follows:*

- ✓ *October 21, 2019: Original Inspection*
- ✓ *November 5, 2019: Hearing (property owner was not present)*
- ✓ *November 5, 2019: Ordinance to Repair or Demolish was Issued*
- ✓ *December 5, 2019: Compliance date for the Order to Repair or Demolish*

*Ms. Loosemore reported that staff has had no further contact from the property owners and advised they are delinquent in property taxes for this property in the amount of \$19,000 from 2006-2019.*

*Chairman Williams asked if there was anyone present who would like to speak regarding this matter.*



*Mike, a High Point resident, urged his fellow humans to reach out to the property owner before destroying property that does not belong to the city in order to preserve their rights to property. He felt the city does not have the right to destroy somebody else's property if the city does not have ownership of it.*

*Council Member Holmes asked for confirmation that the due diligence was done on this property, which included staff reaching out to the property owner on multiple occasions. Ms. Loosemore replied in the affirmative and explained that all required correspondence was sent to the property owner certified regular mail and the property owner refused service and chose not to accept the information sent.*

Adopted an Ordinance ordering the building inspector to effectuate the demolition of a dwelling located at 1220 Carter Street.

**Ordinance No. 7592/20-008**  
**Ordinance Book Volume XXI, Page 8**

**A motion was made by Mayor Pro Tem Williams, seconded by Council Member Jefferson, that this matter be adopted. The motion carried by the following vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

**PLANNING DEPARTMENT ITEMS**

**PENDING ITEMS**

**2020-27      Consideration of Board Member Reinstatements**

To consider the reinstatement of board members that lost status as voting members due to unapproved absences, in accordance with attendance requirements of the City's Development Ordinance.

*Note: At the January 21, 2020 High Point City Council meeting, action was taken to defer this matter and place it in pending.*

**GENERAL BUSINESS AGENDA**

**2020-42      Minutes To Be Approved**

Public Safety Committee; Wednesday, January 15, 2020 @ 3:00 p.m.  
Regular Meeting of Council; Monday, January 21, 2020 @ 5:30 p.m.  
Special Meeting of Council; Wednesday, January 22, 2020 @ 3:00 p.m.

**A motion was made by Council Member Moore, seconded by Council Member Jones, that the preceding minutes be approved as submitted. The motion carried by the following unanimous 9-0 vote:**

Aye (9): Mayor Wagner, Mayor Pro Tem Williams, Council Member Moore, Council Member Johnson, Council Member Jefferson, Council Member Peters, Council Member Hudson, Council Member Jones, and Council Member Holmes

### ADJOURNMENT

*Prior to adjournment, Council Member Jefferson acknowledged that February is Black History Month and gave accolades to city staff for highlighting events such as this on the City of High Point's website and Social Media.*

*There being no further business to come before Council, the meeting adjourned at 6:24 p.m. upon motion duly made by Council Member Hudson and second by Council Member Jones.*

Respectfully submitted,

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Jay W. Wagner, Mayor

Attest:

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Lisa B. Vierling, MMC  
City Clerk