



**CAROLINA BEACH**  
**TOWN COUNCIL MEETING**  
**MINUTES • APRIL 14, 2015**

Council Chambers

Regular Meeting

6:30 PM

**1121 N. LAKE PARK BLVD.**  
**CAROLINA BEACH, NC 28428**

**1. CALL MEETING TO ORDER WITH INVOCATION AND PLEDGE OF ALLEGIANCE**

Mayor Wilcox called the meeting to order. Invocation was given by MPT Pierce followed by the Pledge of Allegiance.

<b>Attendee Name</b>	<b>Title</b>	<b>Status</b>	<b>Arrived</b>
Dan Wilcox	Mayor	Present	
LeAnn Pierce	Mayor Pro Tem	Present	
Steve Shuttleworth	Council Member	Present	
Sarah Friede	Council Member	Present	
Gary Doetsch	Council Member	Present	
Michael Cramer	Town Manager	Present	
Ed Parvin	Assistant Town Manager	Present	
Debbie Hall	Finance Director	Present	
Kim Ward	Town Clerk	Present	
Noel Fox	Attorney	Present	

**2. ADOPT THE AGENDA**

**Mayor Wilcox made a motion to adopt the agenda. MOTION CARRIED UNANIMOUSLY.**

**3. SPECIAL PRESENTATIONS**

- a. Presentation by Wilmington Trolley Company

*(Requested by Kim Ward, Town Clerk)*

Wes Moore, Wilmington Trolley Company, 304 Okeechobee Road, made presentation. He came to present what they are hoping to do this summer with regard to having the trolley on Pleasure Island. He gave a brief history of the company which started in 1998 with one trolley and they now have 6 trolleys which they also charter and are used for special events. They are proposing the Pleasure Island Trolley for fun and safe travel around the beach, evening service from 5:30 to 10:30 June through August. Right now the price is going to be \$2.00 per person, per ride. They are also hoping it will stop at Kure Beach as well. He showed the route on the overhead - start at the boardwalk, up and down Lake Park Blvd. To the pier at Kure Beach and then back taking roughly 30 minutes. They are a member of the PI Chamber of Commerce, provided trolley service for the Chowder Festival and Island Day, currently sponsoring PI baseball team and other teams in the past, provide transportation for the summer recreation program for the past 8+ years and for the 150th anniversary of Ft. Fisher. Drivers all have a CDL, have had a background check, drug tested regularly and most drivers have been with the company for 10+ years. They now have about 14 part-time drivers. They are hoping to expand their route to all of the island including the north end to Ft. Fisher and have a daytime and evening service.

Council Member Friede - Have you considered daytime service on the weekends in the summer?

Wes - We have. Right now they are all at the beach and they don't know how to offer a service for that, how it would work. The nighttime is when everybody is moving around. They would like to but will try just the nights this summer and going from there.

Mayor Wilcox - You might want to consider the Food Lion Shopping Center as a stop for visitors getting off their boats who don't have transportation.

Wes - The route was crudely done and they are open to suggestions.

Mayor Wilcox - He is glad everything is coming together and you think it is financially feasible now. Have you met with staff about the route?

Michael Cramer, town manager - They have not. From a staff perspective this will be very much like the fire truck route that we have for activities and would fall underneath that same area which is private bus service in the town ordinance. We don't see it as too much of a difficulty getting it through a review and approval process as they already comply with the items in the ordinance.

Mayor Wilcox - I assume you would want some kind of signage at the stops, those are the kinds of things staff would need to work with you on.

Mr. Cramer - That's probably the only area we have concerns about as many of the stops are along Lake Park Blvd. Which is a state system street.

Mayor Wilcox - Perhaps temporary stops they just put out in the evening and pick up at end of service.

Mr. Cramer - Because of the work on Canal and increase in width of lanes, the trolley shouldn't have any overlap onto the other lanes or maneuvering.

Wes - If the police department says we're in the way we're willing to reroute it.

Mayor Wilcox encouraged him to get with staff and work out the details.

All of council is in favor of the service.

b. Project Update by Gil DuBois

*(Requested by Gil Dubois, Operations)*

Gil Dubois, Utilities Capital Projects Director, gave project updates. At the end of Cape Fear where they put in the new concrete, he would like to have some assistance for that drop off area which I think would be a good place for the trolley. The plan is to put bollards in which could be removed to get to the bandstand in that area.

Mayor Wilcox said he called the manager about that today and would like to get together with them before anything is done. Traditionally they get in there for all of the events so if it is anything difficult it adds to the problem of getting in and out. More importantly, because the amusements are in all the lots, that pull-in is the only place many of the business owners are able to pull in to unload supplies. We need to make sure it gives us protection but makes as much sense as possible.

Mr. Dubois said that way when they put the concrete back they can pretty much put the radius in where we want to. We are currently forming up the section on Canal. All the sidewalks are scheduled to be done by April 20th, then they will pave. They will be totally out of Canal by May 1st from Harper up to Cape Fear. At the same time they will be starting to form up and work the section from Lake Park to Third Street, the Sea Merchants area. We had a problem with a 10" waterline that we could not that we could not get stopped and had to put in a valve in and got it taken care of last week as well as put in the storm drain. In the next couple of weeks all of the sidewalks, curb and asphalt will be put in that section also. We have one section to cross on Lake Park which will happen tomorrow night at 10:00. We will close Lake Park, do that intersection cross and plan to have the work finished by 4:00 am and the roads back open to traffic. We'll have it paved, scheduled by 9:00, so we'll still have two lanes of traffic from 6:00 am until we get it paved. We still have a few things we have to do on Fifth Street and some touching up on Clarendon.

**4. OLD BUSINESS**

**5. PUBLIC DISCUSSION**

Gail McCloskey said on behalf of the Board of Directors of the Chamber of Commerce we would like to present the town and the council with a remembrance of our wonderful new boardwalk ribbon cutting. We want to thank Paul for all of these awesome pictures.

**6. PUBLIC HEARINGS**

- a. Public hearing seeking approval to obtain installment financing to reimburse the Town for the purchase of 1313 Bridge Barrier Road, 1317 Bridge Barrier Road, 400 Woody Hewitt Avenue, and construction of the new Operations Center.

*(Requested by Debbie Hall, Finance)*

Michael Cramer - The public hearing item tonight is a step that the LGC requires of us in order for us to get financing. Currently over the past 6-8 months Council has approved purchasing 1313 and 1317 Bridge Barrier Road, 400 Woody Hewitt Avenue and also the construction for the new Operations Center. All of those items total roughly \$1.3 million. At the time that those were approved the resolution stating that we would use LGC financing. In order to get that financing we have to have a public hearing that stipulates that we will be going out for financing for those particular projects. That is what you have before you tonight in the public hearing. All of the resolutions that are in the package are the same resolutions that you adopted previously.

Mayor Wilcox - Does anyone on council have any questions for staff?

**Mayor Wilcox made a motion to open the public hearing.** Is there anyone that would like to speak on this issue?

No one spoke.

**Council Member Doetsch made a motion to close the public hearing.**

Council Member Shuttleworth - Michael being that we have been in the press once again about the fire station going over budget, and this is a construction process that we are talking about on these buildings back here. I think the last time we talked about it, you said you were comfortable and confident on the fire department that we were close enough to finishing it that we didn't need to get a project manager. Where does the ax fall if we start running over budget on a new building back here

when we can't complete 90 days without running over budget twice with the fire station? I'm just concerned about that. We are about to borrow \$1.3 and some of that is a parking lot, I get that but one of them is a construction process. I understand it is different than the fire station but you were before us 60-90 days ago for a \$100,000 overage on the fire station and now according to the press releases, we are going to look for another \$169,000. Make me feel more comfortable that I am going to vote to approve a loan for \$1.3 million and we are not going to be upside down at some point.

Ms. Fox - Prior to the Manager answering that, I have been informed that this public hearing was advertised for 7:00 p.m. so we need to have this heard at 7:00 p.m.

Mayor Wilcox - Well we will come back to this. If we were getting the advertisements in our packets like we had talked about, we would know what time it was advertised for. But we're not. Just saying.

*Council moved on to other items and came back to this item at 7:10 p.m.*

Mr. Cramer repeated the statements above adding that we are looking at a 15 year loan at approximately 4% interest.

Mayor Wilcox - It's a fixed fee project, right?

Mr. Cramer - Yes it is.

Mayor Wilcox - What type of site testing needs to be done? One of the places you can have the cost over run on a fixed fee project is coming out of the ground. We could run into something that is unexpected. Have we done any soils testing or any boring? Do we know what's down there in other words?

Mr. Cramer - We do know what's down there. We have not done any additional boring. Much of the information that we had from the beginning was based off of the pool and the analysis that was done on that area at that time.

Mayor Wilcox - Was there ever a structure over there Gary?

Council Member Doetsch - No, not that I am aware of.

Mayor Wilcox - I guess operations staff has gone through and reviewed it as far as feasibility.

Mr. Cramer - Yes, operations staff has been involved from the beginning on the type, location and size making sure it is usable for their needs for water, sewer, storm water and environmental crews.

Mayor Wilcox - Are we are going to have one engineer do a full engineer review on all parts of the building?

Mr. Cramer - That is correct. The only split engineering responsibility that we have is the contractor and their engineers will do all of the engineering for the building itself. The site prep work and the site plan itself was done by another engineering firm because the contractor or the building manufacture does not do site survey work.

Mayor Wilcox - So the builder is 100% responsible for the engineering to achieve the

intended result under the fixed fee of the contract.

Mr. Cramer - That is correct.

Council Member Shuttleworth - Michael, other than the \$466,210 for that building, what other costs do you anticipate for that site behind Town Hall? What costs are not going to be included in that fixed fee contract?

Mr. Cramer - There is more than just the fixed fee contract in that \$466,000. There were up fits to the warehouse area. We are going to put in pallet racks and things of that nature to make it an actual warehouse. There was fencing in there to go and wrap the facilities. We had some security for that facility off of 7th Street on the backside of the parking lot but for the most part everything that we could think of is wrapped up in that \$466,000.

Council Member Shuttleworth - My point is, you're not going to come to us in 6 months and say that you need another addition to that \$466,000.

Mr. Cramer - No. I have done my due diligence and tried to make sure we wrapped everything we could in that before we came to you.

Mayor Wilcox - Has this particular company done any similar facilities design wise?

Mr. Cramer - They have done other buildings in this area. A couple of buildings that I went and toured were up at the UNCW Campus where they had done similar buildings with multiple tears on prefab metal buildings. We took our specs and said that this is what we are looking for and they came back with the plans and the concept.

Council Member Shuttleworth - I am totaling these up but in the public hearing it doesn't give a gross amount it just has the individual resolution so if I am totaling this correctly, it's \$1,323,000. What is the loan amount that we are borrowing?

Mr. Cramer - I believe the loan amount is \$1,313,000. I'm saying that off the top of my head but you are right, we did not put that number on the document.

Council Member Shuttleworth - And there is no interest in that? That's just the reimbursement for what we have spent?

Mr. Cramer - That is the reimbursement for what we have spent.

Council Member Shuttleworth - Can you give us the terms on that again?

Mr. Cramer - We are looking at an installment loan from the LGC of 15 years and typically when I go and budget for these type of loans I put it in as a 4% loan. However, the most recent LGC loan was 2.89%.

Council Member Shuttleworth - So this is just an approval for us to go out and seek financing, is that correct?

Mr. Cramer - That is correct.

Council Member Shuttleworth - I assume you will come back at some point and tell us what that payment will be?

Mr. Cramer - That is correct.

Council Member Shuttleworth - That's it, that's all I have.

**Mayor Wilcox made a motion to open the public hearing. Motion carried unanimously.**

No one spoke.

**Mayor Wilcox made motion to close the public hearing. Motion carried unanimously.**

Council Member Friede- Resolution #15-2083 has an error in it. It says that the vote was 4 to 0 but I voted against it so that needs to be corrected. It should be 3 to 1 because Steve was excused from that meeting.

Mr. Cramer - All of the resolutions have previously been approved so all we have to do for the LGC portion of this is to hold the public hearing.

Mayor Wilcox - So we are done here. We have met our public hearing obligations?

Mr. Cramer - That is correct.

## **7. CONSENT AGENDA**

**Council Member Shuttleworth made a motion to approve the consent agenda. MOTION CARRIED UNANIMOUSLY.**

The following items were approved:

Setting a public hearing on May 12, 2015 to hear the topics listed below:

Consider amending the zoning ordinance to amend Article 3 Sect 3.8-1 Table of Permitted Uses and Article 12 Sec 12.2 Development Standards for particular uses to review regulations for commercial parking lots.

Consider amending Chapter 8 Licenses and Business Regulations to eliminate Privilege Licenses and incorporate business registration requirements.

Consider amending Chapter 11, Article IV, Sec. 11-73. - Penalties and remedies: to include a penalty for camping without a permit.

Budget Amendments as presented by the Finance Director.

Council meeting minutes from March 4, March 10, March 20 and March 24, 2015.

## **8. NEW BUSINESS**

- a. Consider approving change order and budget adjustment to complete the Fire Station Expansion

*(Requested by Michael Cramer, Town Manager's Office)*

Mr. Cramer - You are correct that the original estimate for the fire station was \$1.2M. At the time that the town worked on that part of the project and getting it kicked off they determined that there wasn't a need for a project manager because the fire chief at that time had construction experience and that would be a good way for the person who basically lives in the house to watch over the house as it was built. Once that fire chief left and we had other transitions in management I would agree with you that we should have had a project manager for that particular project. It has created some issues with how we managed the project. I came to

you back in January and asked for an additional \$100,000 included into the project budget to cover expenses related to engineers and architects and in-house change orders and things like that, that we really didn't have a way to fund or manage because of the way that the project was initially set up and how it evolved. At this point in time I guess the best answer I can give you as to why no project manager on the operations center compared to the fire station is, one the size, two the complexity and three the ax always falls on the manager. And the ax itself is really what we've learned from in this project dealing with the fire station. I know that there are nuances and a little bit of difference between this project and the fire station just the simple fact that it is a brand new building from start to finish is completely different than trying to rehab and existing structure and add things to it. Can I give you a guarantee that there will not be cost overruns? No I cannot but I do intend on being out there on a regular basis just like I was on the boardwalk project, walking around, talking with the contractors, dealing with our internal project manager for instance our water and sewer folks and things like that to make sure all of those things are taken care of.

Council Member Shuttleworth - But we had a project manager as well on that.

Mr. Cramer - We did have a project manager on that also. At this point, if you would like to fund an additional \$30,000 to \$50,000 for a project manager for this project I won't stop you but I don't believe personally and professionally that it is necessary.

Council Member Shuttleworth - I would rather back up and talk about the fire station, the additional costs that you are asking for for another \$165,000 and the write up. Can you explain to me what those items are for?

Mr. Cramer - \$166,850. When I came to you in January I explained that there were some outstanding issues that were still unresolved after all this time. We have been able to resolve those issues and they are the ones that are contributing to this change order. For instance, things like the epoxy floor in the truck bays. Something that we actually had to jump out and take care of initially because it wasn't listed out effectively enough in the contract. That was a \$40,000 change order that we had for the project right off the bat.

Council Member Friede - We didn't have a floor in the contract?

Mr. Cramer - It's the type of coating that was applied to the floor to make sure that the vehicles have a non-stick surface to park on because they are water vehicles and you do have water coming off of them and you want to make sure that it's a non-slip or resistant type material and that it will support those trucks coming in and out of the facility. It's a special type of epoxy coating on top of the concrete. The other item was the south entry area into the fire station. For instance, the intent all along was to change the entry point for the fire station. Initially it was going to be to change it and put it on as an entry off of Dow Road. That didn't seem practical when we looked at the engineering of it since all the parking for the facility is on the side. So changing the southern end entry point for the facility made much more sense.

Council Member Shuttleworth - You mean for the firemen to come in and out of the building?

Mr. Cramer - No, for anybody to come in and out of the building.

Council Member Shuttleworth - The human interaction for the building, not the trucks because we always said the whole idea was to put the trucks on the south end.

Mr. Cramer - Exactly, it would be the human interaction, whoever is coming to the fire station like a neighborhood meeting. That would be the entry point for those individuals. That area was not well defined in the specs and did not go and coordinate the ADA requirements along with trying to put in things such as the concrete pad outside the doors and make sure that everything was flush so we would have ADA accessibility off of that ramp. Several of those items were things that weren't completely defined in the contract. That was approximately a \$16,000 adjustment. The largest portion of this change order is approximately \$85,000 and that is the Hardy siding. A lot of discussion has gone on for quite some time about how we should hang that Hardy siding in order to go and make sure that it doesn't structurally impair the building itself. When the building contractor bid on the construction project it was for a certain gauge metal on the outside of the building that you see on the outside of the building now, that metal gauge metal. The gauge that was on that building was not sufficient enough to support the Hardy siding that we had requested be placed on the outside of it. Call it an oversight, call it a mistake. One way or the other it was a problem that we had to solve. Either no Hardy siding on it and it looks like a metal shell all the way around it or figure out a way to get enough structure to hang the Hardy siding onto the building itself. We went through quite a few discussions with engineers and the structural engineers. We had to coordinate between our structural engineer, the building structural engineer and our architect for all these things and we did come up with a solution which was basically taking what I'll call a hat channel. It almost looks like a channel post that you would see a street sign hung on. Take that channel post and put it into the grooves of the metal building. That would give it more structure so that we'd be able to hang the Hardy siding which is a cement type product board so it has quite a bit of weight and structure to it to that facility and that it would meet all of our wind codes and things like that for being at the ocean. That discussion took a good six to eight months trying to figure out how best to do that. We just finally wrapped up and got the seals for all of those drawings in the last couple of weeks and that is why it is one of the last things that we have tackled with this change order hoping that we can get everything else done before having to go to that length.

Council Member Friede - That sounds like a design flaw that should have gone back on the architect or engineer, whoever it was that showed A and B going together when A and B couldn't go together.

Mr. Cramer - I won't disagree with you.

Council Member Shuttleworth - The bottom line for me Michael is we were here in January for \$100,000 which were primarily contractual administrative costs. Clearly some of these costs we knew were coming so, for me, I would prefer you would give us a heads up - guys I'm asking for \$100,000 but I'm going to be coming back for another big chunk because we just... not so much council and I'm not worried about council but they weren't overly favorable to the town in general in the press and our residents wondering if we know what we're doing taking six years to build a fire station and we keep going through cost overruns and it looks like we were not prepared and I'm concerned when we start another project. I don't think it's fair for us. The fire chief does a tremendous job running the fire department so I'm certainly not putting the burden of constructing a fire station \_\_\_\_\_ 29:03 remodel on the end is unfair and unexpected. Likewise, you're the town manager so if you think you have enough time to manage the site back here, okay. I'm not looking to spend money we don't have to. We're 20 some percent over budget, it's taken six years, I hope it's getting to the end.



Mr. Cramer - As a side note to the fire station item, we are talking about, as a whole, going from a \$1.2M project to a little bit over a \$1.6M project for the fire station itself. It is behind schedule there is not doubt about it and there have been a lot of troubles and difficulties getting through this process. We do anticipate that we will have the fire station completed by May 6th. I don't put that out there lightly. I have been hammering away at getting a drop dead deadline and if you go by the fire station tonight or tomorrow you will see that we now have Hardy siding virtually on the entire side of Dow Road and that really is getting us to the finished product. So the project is coming to a conclusion. It has had some miss steps and overruns. I think in the end what you will find is that you have a good, solid facility that will be useful for the fire department and the town for many years to come.

Council Member Shuttleworth - I am very impressed with the structure and the way it is looking and, again, our fire department does a tremendous job. They are not in the construction business. My only message is let's manage the message a little better, let's manage telling us when these change orders are coming because it doesn't play well when we keep coming back to the trough similar to what we did down on the boardwalk and Canal when we came in and said we'll I've already spent this money, I just need you to approve it. I'm just saying it's the messaging and the managing of it. We could use a little help on that.

Mr. Cramer - I understand, thank you.

Mayor Wilcox - What was the commencement date on the construction contract for the fire house?

Mr. Cramer - Honestly I do not remember. We will be approaching a two year anniversary probably in another month if I remember correctly.

Council Member Shuttleworth - The construction part hasn't been that long.

Mayor Wilcox - I don't think we've been doing it for six years.

Mr. Cramer - The six year number was a discussion that I've had with several different folks about how long it took to plan and engage in the process of determining what to do. Yes, at each one of those occasions I let everyone know that it has taken us only two years to go and construct it but sometimes that message doesn't get put out. I will attempt to do better with that.

Mayor Wilcox - It is roughly a 10% overrun. Nobody wants an overrun, I get that. As a construction contractor, construction manager and consultant I can tell you that job is whole different animal than the one we're talking about back here. It was complicated. It should have had a construction manager from the beginning. It should have had a whole set of analyses done to the design before it ever broke ground to make sure that some of these issues were resolved but it wasn't done and we need to move on. I know the original architectural firm we were looking at a \$2M plus building over there so I think a lot of work was done to get creative, bring those costs down and still end up with a facility everyone needs and I appreciate that. I don't like that were over.

Mr. Cramer - Trust me, the folks from the town and the contractors and everybody that's been part of this project, we don't like having the cost overruns with the time delays either because we see this as our responsibility and our baby. There are some things that you just can't control. Could we have controlled things better and

organized them better with this project? Most definitely if we had done it right from the beginning.

Mayor Wilcox - The only other thing I want to say is back not too long after the election when Michael and I sat down and went over the fire department situation a lot of things were coming to light and the discussion came to council about bringing in a project manager at that late point or not. It was a give or take. There were things of bringing in a project manager that would have helped and there were things about bringing in a project manager that would have hurt us in time and budget and some other things so it was a little bit of a mess at that point in time. I appreciate everybody working to get through it. Any other questions of the manager? Do you need a vote?

Mr. Cramer - I need a vote to approve the budget adjustment.

**Mayor Wilcox made a motion to approve the change order for the fire station expansion in the amount of \$166,850. MOTION CARRIED UNANIMOUSLY.**

Council Member Shuttleworth - Michael, those funds coming from that loan will go back in to the General Fund as a reimbursement from non-budgeted expenditures that we approved. Is that how that works?

Mr. Cramer - On this particular budget for the fire station?

Council Member Shuttleworth - I'm sorry, I was thinking of the public hearing we're coming up with.

Mr. Cramer - The public hearing one where we went and issued town funds, yes, the loan would go and reimburse the General Fund.

Council Member Shuttleworth - So the expenditures that were made, those dollars that we spent out of the General Fund, those were non-budgeted items in last year's budget. Is that right?

Mr. Cramer - Yes, that's correct.

Council Member Shuttleworth - Another question on this, where will these funds come from?

Mr. Cramer - They will come from the General Fund as a non-budgeted item in this current year's budget.

b. Appointment to the Arts and Activities Committee

*(Requested by Kim Ward, Town Clerk)*

Mayor Wilcox announced Nell Hunnicutt was appointed and requested that the town clerk contact her to let her know.

Written ballot results:

Mayor Wilcox	Nell Hunnicutt
LeAnn Pierce	Nell Hunnicutt
Steve Shuttleworth	Nell Hunnicutt
Gary Doetsch	Megan Anderson
Sarah Friede	Megan Anderson

**9. NON-AGENDA ITEMS**

Council Member Friede - Can you give us a quick update on the status of the arcade? I've been asked a couple of times in the last week or so.

Mr. Cramer said after trying to work with the property owners for quite some time to try and get the demolition taken care of we did issue a demolition permit several weeks ago but it hasn't started yet. We are still concerned with the outside wall that is closest to the Carolina Beach north access. So we have sent out letters and started the condemnation process to have a condemnation hearing. This is not a condemnation process to take the property but strictly to force the property owners to clean it up and take care of the burnt structure. We're expecting to have that hearing next week I believe.

Mayor Wilcox said he is also working with the property owners. Their intent was to start construction before now but between all of the forensic engineering, structural engineering, asbestos testing, everything that has been required has taken a lot longer. As of yesterday they were waiting to meet with their lender and in order to meet with their lender they needed a construction contract, engineering, all the specs and everything that goes with that which they just recently finished. I will be talking with the owner in the morning to find out what the status is. I have encouraged and urged them to move forward with the demolition while the rest of it is approved and that hasn't happened yet. We are still talking with them about that. The demolition has to be done regardless and that is what I am trying to suggest to them. They were trying to tie it all into one financing packaged. They have spent considerable money to date just to get to the engineering and design, architectural consulting and jump through all the regulatory hoops which have been massive. They are very serious about rebuilding it. The timing is not working very well but we're still working with them on it.

Council Member Friede - If we had the condemnation hearing next week, what is the time frame after that we would be looking at for the building to...

Ed Parvin - Basically the hearing process for a condemnation, we will go into that as we do all property owners and listen to their timeline, their concerns and hopefully they will have a timeline already set out. If not the building inspector will set one for them. What that timeline will be, he will most likely set a timeline fairly quickly for certain things to happen that Mike talked about with the life safety type issues. That will move forward and if that doesn't happen then there is process for it to come back to council if they don't take action.

Council Member Friede - My concern is the increasing number of people in and around that area given the time of year if we have something structurally unsound there. Will that building be able to be rebuilt with the CAMA setbacks such as they are now?

Mr. Cramer - Yes, it does meet the regulations to have it built back in the same location at the same elevation.

Council Member Shuttleworth - The Ports and Waterways meeting the other day we reviewed the inlet dredging that is occurring right now and is probably just about wrapped up. They hit close to a full template for the first time in about 10-15 years. We're getting 100% of the template done at 8 feet and 65 of it at the 8 plus 2 so it's the full 150 feet wide. They also informed us that New Hanover County has either engaged or begun to engage a lobbyist for Raleigh. Their first focus is going to be long term funding for storm damage reduction to try and find a steady stream of income. Asked for update on Freeman Park from the manager.

Mr. Cramer - Generally everything has been going extremely well. To date we have somewhere in the range of 500 campsites that have been reserved. That is over the entire season. Typically we have been getting about 100 or so reservations per week. At this point our daily collections for daily passes and our annual passes are right about on par for this time of year. We've had good response from the folks that have camped and have been out there and seen the changes and we do seem to be getting better compliance with solid waste issues. We expect more fanfare when we get towards Memorial Day.

MPT Pierce - Is the fish freezer being used now?

Mr. Cramer - It is up and freezing. We should be receiving the containers hopefully by the end of the week from Waste Industries and we are expecting to have those out and start using the fish freezer next week.

Mayor Wilcox - Do we have an established protocol for when they get emptied, how often? Has that been done yet?

Mr. Cramer - Yes, it's going to be daily typically between 7:30 and 8:30 am and that will vary depending on when the boat captains come in and out. We also have talked about keeping a tab on it to see if maybe we shouldn't have something picked up around 1:00 - 2:00 and have it redone again. We're still playing with the schedule but our intent is to pick up in the morning, try to pick up again in the afternoon and make sure everything is in the freezer each day.

Mayor Wilcox - I hope we look at that closely because if we're not picking up late in the evening after all the fish parts are deposited that stuff is going to sit there and stink all night long.

Mr. Cramer - That is definitely something we can look at. At this point we are just trying to get the freezer in operation and have our crews get comfortable with trying to transfer the waste and then we can move on with some things like tweaking the times and see when we're getting the bulk of the waste.

**10. CLOSED SESSION IF NEEDED**

**Mayor Wilcox made a motion to go into closed session to discuss attorney/client and personnel matters in accordance to NCGS 143-318.11(a)(3)(6). MOTION CARRIED UNANIMOUSLY.**

**11. ADJOURNMENT**

**Mayor Wilcox made a motion to adjourn at 10:00 p.m. MOTION CARRIED UNANIMOUSLY.**

Kimberlee Ward  
Kimberlee Ward, Town Clerk

5.12.2015  
Date Approved