



CONOVER

North Carolina

Conover City Council Regular Meeting
Conover City Hall Council Chambers
101 1st Street E, Conover
Monday, June 3, 2024 at 6:00 PM

- I. CALL TO ORDER** Kyle J. Hayman, Mayor
- II. INVOCATION** Rev. Bernard Coulter, Alyve Church
- III. PLEDGE OF ALLEGIANCE** Kyle J. Hayman, Mayor
- IV. APPROVAL OF AGENDA**
- V. APPROVAL OF CONSENT AGENDA**

All items below are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a council member so requests. In which event, the item will be removed from the Consent Agenda and considered under the Business Agenda section.

Item 1: Approval of Minutes

- a. May 6, 2024 Regular Meeting Minutes**
- b. May 8, 2024 Special Meeting Minutes**

Presented By: Kyle J. Hayman, Mayor

Item 2: Resolution 17-24: Appointment to Western Piedmont Regional Transit Authority

Presented By: Kyle J. Hayman, Mayor

Item 3: Resolution 18-24: Conover Planning Board / Board of Adjustment Appointments

Presented By: Kyle J. Hayman, Mayor

Item 4: Resolution 19-24: Planning Board / Board of Adjustment - Appointment of Chairman

Presented By: Kyle J. Hayman, Mayor

Item 5: Resolution 20-24: Resolution to Oppose the City of Charlotte Interbasin Transfer Request

Presented By: Kyle J. Hayman, Mayor

Item 6: Resolution 21-24: A Resolution Amending the City of Conover Personnel Policy (Adopted January 5, 1998)

Presented By: Kyle J. Hayman, Mayor

Item 7: Proclamation: National Flag Day - June 14, 2024

Presented By: Kyle J. Hayman, Mayor

Item 8: Proclamation: Juneteenth Day - June 19, 2024

Presented By: Kyle J. Hayman, Mayor

VI. BUSINESS AGENDA

Item 9: Comments from Visitors and Guests

Presented By: Kyle J. Hayman, Mayor

Item 10: Presentation of Order of the Long Leaf Pine to Retired Police Chief Eric Loftin

Presented By: Kyle J. Hayman, Mayor

Item 11: Public Works Presentation

Presented By: Terry Jones, Public Works Director

Item 12: 2024-2025 Fiscal Year Budget Discussion

- a. Public Hearing to Receive Public Comments on the Proposed Fiscal Year 2024-2025 Budget Ordinance for the City of Conover**
- b. Ordinance 13-24: Adoption of Proposed Fiscal Year 2024-2025 Budget Ordinance to Include the 2024-2025 Fee Schedule and Pay Classification Plan**

Presented By: Tom Hart, City Manager
Kurt Beal, Finance Director

Item 13: Small Area Plan

- a. Public Hearing to Receive Public Comments on the Proposed Small Area Plan**

b. Ordinance 14-24: Approve Adoption of the Southern Conover Small Area Plan (SAP)

"Southern Conover Small Area Plan," for areas in and around the Bolick Historic District and related changes to the LDP Conceptual Development Plan Map.

Presented By: Erik Schlichting, Planning Director

Item 14: Proposed Amendment to Appendix A: Zoning of the Conover City Code

- a. Public Hearing to Receive Public Comments on the Proposed Amendment to Appendix A: Zoning of the Conover City Code**
- b. Ordinance 15-24: Amending Appendix A: Zoning of the Conover City Code**

Code amendment to update definitions in Appendix A: Zoning

Presented By: Erik Schlichting, Planning Director

Item 15: Amendment to Appendix C: Stormwater Ordinance (Phase II) of the Conover City Code

- a. Public Hearing to Receive Public Comments on the Proposed Amendment to Appendix C: Stormwater Ordinance (Phase II) of the Conover City Code**
- b. Ordinance 16-24: Amending Appendix C: Stormwater Ordinance (Phase II) of the Conover City Code**

Amendment to Appendix C: Stormwater Ordinance (Phase II) to comply with G.S. 160D

Presented By: Erik Schlichting, Planning Director

Item 16: Contract: Agreement Between the Western Piedmont Council of Governments and the City of Conover - Stormwater Partnership (July 1, 2024 - June 30, 2026)

Presented By: Tom Hart, City Manager

Item 17: Ordinance 17-24: Capital Project Ordinance Amendment - Arhaus Economic Development Project

Presented By: Kurt L. Beal, Finance Director

Item 18: Resolution 22-24: Resolution Accepting Infrastructure Improvements from Premier Conover, LLC

The resolution to accept ownership and maintenance for infrastructure improvements constructed by Premier Conover, LLC, in conjunction with the construction of the Arhaus facility on Punch Loop Road SW.

Presented By: Erik Schlichting, Planning Director

Item 19: Resolution 23-24: Tourism Development Authority Appointment

Presented By: Kyle J. Hayman, Mayor

Item 20: North Carolina Cooperative Liquid Assets Security Systems

- a. **Resolution 24-24: Resolution to Participate in North Carolina Cooperative Liquid Assets Securities Systems**
- b. **Joinder Agreement to Interlocal Agreement - NC Cooperative Liquid Assets Securities System**

Presented By: Kurt L Beal, Finance Director

Item 21: Committee Reports

Presented By: Kyle J. Hayman, Mayor

Item 22: City Manager's Report

Presented By: Tom Hart, City Manager

VII. ADJOURNMENT

The City of Conover holds all public meetings in accessible rooms. Special requests for accommodations should be submitted by individuals at least 48 business hours prior to the scheduled meeting time.

This institution is an equal opportunity provider and employer.