

**Minutes of the  
Mineral Springs Town Council  
Regular Meeting  
January 12, 2023 – 7:30 p.m.**

The Town Council of the Town of Mineral Springs, North Carolina, met in Regular Session at the Mineral Springs Town Hall located at 3506 Potter Road S, Mineral Springs, North Carolina, at 7:30 p.m. on Thursday, January 12, 2023.

**Present:** Mayor Frederick Becker III, Councilwoman Valerie Coffey, Councilwoman Lundeen Cureton, Councilwoman Bettylyn Krafft, and Councilman Jim Muller.

**Absent:** Councilwoman Janet Critz and Mayor Pro Tem Jerry Countryman.

**Staff Present:** Town Clerk/Zoning Administrator Vicky Brooks, Attorney Bobby Griffin, and Administrative Assistant/Deputy Town Clerk Maurice Norman.

**Visitors:** None.

**1. Opening**

With a quorum present at 7:30 p.m. on January 12, 2023, Mayor Becker called the meeting to order.

Councilwoman Cureton delivered the invocation.

Pledge of Allegiance.

**2. Public Comments**

There were no public comments.

**3. Consent Agenda – Action Item**

Ms. Brooks pointed out a couple of corrections for the December 8<sup>th</sup> minutes. Item 3 on page 40: Countryman and Krafft should not be there for the “Ayes”. Item 7 on page 45: Countryman and Cureton should not be there for the “Ayes”.

Councilwoman Coffey motioned to approve the consent agenda containing the December 8, 2022 Regular Meeting Minutes (as corrected), the November 2022 Union County Tax Report, and the November 2022 Finance Report and Councilwoman Krafft seconded. The motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

**4. Selection of Council Members to Serve as the Delegate and Alternate to Centralina Council of Governments – Action Item**

Mayor Becker explained Councilwoman Critz was the Centralina Council of Governments (COG) delegate, but she had informed him that she did not wish to be reappointed. Mayor Becker asked Town Clerk Vicky Brooks if she had any information from COG (i.e., is it still available online, or is it in person, is it every other month, is there a meeting schedule). Mayor Becker asked if a council member wanted to take it on.

Ms. Brooks commented she did not have any information, because it would be delegate and alternate that would get the agendas.

Councilwoman Coffey clarified [as the alternate] that she had not received anything, and that Councilwoman Critz received all the information.

Mayor Becker commented that he thought everybody in attendance knew what the COG delegate did; the meetings have been online and in person, but he thought COG elected to continue that.

Councilwoman Coffey explained the online starts promptly at 5:00 p.m., but you know well in advance if you need to make some changes in your schedule to be in attendance. Councilwoman Coffey did not know when the meetings were, because it had been a long time since she had been to one.

Mayor Becker believed the meetings were bi-monthly.

Councilwoman Krafft stated she would volunteer, but at this point in her life she chose not to take anything else on because her hands were way full.

Councilwoman Coffey suggested Councilman Muller.

Councilman Muller agreed to be the delegate.

Councilwoman Coffey motioned to nominate Councilman Muller as our delegate to Centralina Council of Governments and Councilwoman Krafft seconded. This motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

Councilwoman Krafft agreed to be the alternate delegate.

Councilwoman Coffey motioned for Councilwoman Krafft to be the alternate for Centralina Council of Governments and Councilman Muller seconded. This motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

**5. Selection of 10 of the 16 NCLM Proposed Goals and Consideration of Appointing a NCLM Voting Delegate** – Action Item

Mayor Becker explained the league's board came up with some potential legislative goals they are going to focus on with their activities at the General Assembly in the current session. The league asked each municipality to narrow it down to 10 and then appoint a voting delegate to vote for the council's 10 choices.

Each council member reviewed the 16 goals and selected the 10 goals they felt were important and voted as shown below.

(1) Affordable Housing – 4 votes.

(2) Vacant and Abandoned Properties – 5 votes.

(3) Permanent Funding for Local Infrastructure – 5 votes.

(4) Broadband Access – 3 votes.

(5) Deadlines for Completion – Extend Federal Completion Deadlines – 3 votes.

(6) State Transportation Funding Streams – 5 votes.

(7) Multimodal Transportation Solutions – 2 votes.

(8) Increase State Funding for Public Transportation – 4 votes.

(9) Local Economic Development – 2 votes.

(10) Regionalization of Water and Sewer – 4 votes.

(11) Local Law Enforcement Recruitment, etc. – 1 vote.

(12) Assistance to the Finance Offices to Enhance the Audit Process – 2 votes.

(13) Revise State Contracting Laws to Help Offset Inflation – 2 votes.

(14) Update Annexation Petition Thresholds for Voluntary Annexations – 1 vote.

(15) Help Municipal Water Systems Recoup Pollution Clean-up – 3 votes.

(16) Provide Local Revenue Options in Addition to just Property Tax – 4 votes.

Ms. Brooks reported there were three fives, four fours, and three threes. The top 10 were 1, 2, 3, 4, 5, 6, 8, 10, 15, and 16.

Mayor Becker asked for a volunteer.

Councilman Muller volunteered to do it again this year.

Councilwoman Krafft motioned to appoint Councilman Muller to be the appointed delegate for this purpose and to direct him to vote the priorities that Vicky read out and Councilwoman Cureton seconded. The motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

#### **6. Consideration of Conducting a Work Session for Capital Funding and Meeting Protocols – Action Item**

Mayor Becker explained he had briefly discussed this with Councilwoman Coffey. The council will be looking to schedule a work session to begin looking at three things as Ms. Brooks had detailed; meeting protocol, capital improvement, and building and grounds needs. It has been almost fifteen years in this building, so the building and grounds needs will be on-going maintenance, some of it more major than others.

Mayor Becker thought it would be hard to schedule the work session without Councilman Countryman and Councilwoman Critz and he suggested that the council make a motion to postpone it until next month. Hopefully six council members will be present.

Mayor Becker suggested the council begin to think about those three areas and have some specifics to mention as they go into that scheduled work session, so the staff knows what to prepare for.

Councilwoman Coffey motioned to table agenda item six until next month, assign councilmembers to research meeting protocols, and contact the absent councilmembers, and Councilman Muller seconded. The motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

#### **7. 2022 Zoning and Planning Report**

Ms. Brooks explained the 2022 Zoning and Planning Report showed what type of permits were issued, what the planning board had done, and what the board of adjustment had done (i.e. special use permits, appeals) for last year.

Mayor Becker commented that it was a great summary and he thought it was nice to see the relatively small number of new homes, which were mostly in the McNeely Road area where there were vacant lots.

#### **8. Consideration of an Outdoor Movie Night at Town Hall – Action Item**

Mayor Becker asked the council if they were interested in doing the outdoor movie night again this year and if so they would need to select their three preferred dates.

After some discussion, Mayor Becker stated the consensus of the council was:

(1) September 29<sup>th</sup>; (2) June 30<sup>th</sup>; and (3) April 28<sup>th</sup>.

Councilman Muller motioned to submit the chosen dates to Union County as read and Councilwoman Coffey seconded. The motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

**9. Staff Updates**

Mayor Becker mentioned the audit had been approved by the LGC and the town paid Kendra [town auditor Kendra Gangal]. Mayor Becker will see if Kendra can come next month to do a presentation.

**10. Other Business**

Councilwoman Krafft asked Ms. Brooks if she was trying to get in touch with the property owners for the fall festival and if it would still be in September.

Ms. Brooks responded the fall festival needs to be an agenda item for discussion; it can be put on the agenda for next month. If the fall festival takes place it would be on the first Saturday after Labor Day in September.

**11. Adjournment – Action Item**

At 8:06 p.m. Councilwoman Coffey motioned to adjourn the meeting and Councilman Muller seconded. The motion passed unanimously. Ayes: Coffey, Cureton, Krafft, and Muller. Nays: None.

The next regular meeting will be on Thursday, February 9, 2023 at 7:30 p.m. at the Mineral Springs Town Hall.

Respectfully submitted by:

  
Vicky A. Brooks, CMC, NCCMC, Town Clerk

  
Frederick Becker III, Mayor

