

**MINUTES**  
**Town of Blowing Rock**  
**Town Council Meeting**  
**September 12, 2017**

The Town of Blowing Rock Town Council met in regular session on Tuesday, September 12, 2017, at 6:00 p.m. The meeting took place at Town Hall located at 1036 Main Street, Blowing Rock, N.C. Present were Mayor J.B. Lawrence, Mayor Pro-tem Albert Yount and Council Members Jim Steele, Sue Sweeting, Doug Matheson and Ray Pickett. Others in attendance were Town Manager Ed Evans, Attorney Tucker Deal (filling in for Town Attorney Allen Moseley), Finance Officer Nicole Norman, Planning and Inspections Director Kevin Rothrock, Public Works and Utilities Director Mike Wilcox, Fire Chief Kent Graham, Parks & Recreation Director Jennifer Brown and Town Clerk Hilari Hubner, who recorded the minutes.

**CALL TO ORDER**

Mayor Lawrence called the meeting to order at 6:00 p.m. and welcomed everyone.

**ADOPTION OF AGENDA**

Council Member Pickett made a motion to adopt the agenda, seconded by Council Member Matheson. Unanimously approved.

**SPECIAL RECOGNITIONS AND REPORTS**

**Highway 321 Valley Boulevard Construction Update**

Kipp Turner of Maymead Construction was unable to attend the meeting. Mayor Lawrence read the following update submitted by Mr. Turner.

- Last week, the final layer on side streets and driveways was completed between Green Hill and the end of the project past Possum Hollow
- The pavement marking subcontractor has begun final markings on arrows and stop bars and will continue later this week as weather allows
- Next week, we'll have achieved our 2-week cure time on the US 321 final layer and I hope to begin the final edge line markings soon
- I'm adding another drainage box on the north bound side between the Fire Department and Sunset Drive to address ponding water through that flat area, thus the small area of concrete and asphalt removal you may have noticed
- The signal crew has bored new conduit under US 321 for the new signal at S. Main but there is more underground boring work to resume
- Drainage work on the mountain continues in the Cone Orchard area – there are some upcoming lane closures associated with this work that I expect later this week

- Asphalt paving is scheduled on US 321 next week on the mountain portion between the Blue Ridge Vista Condos and Blackberry Condos in preparation for more concrete curb and gutter the following week – this work will also require a lane closure and flagging operation
- The rock stabilization work on the mountain and use of the large crane is expected to finish up by the end of this week or first of next week
- Wall work is progressing well at multiple locations on the mountain. The large wall in the curve below Rock Road is nearing completion. The wall across from Blackberry Condos is continuing. The only remaining wall to be constructed is a small wall between the Blackberry Condos and the southern town limits.

### **George Gilleland Family Donation of the Mayview Park Entrance**

The Village Foundation has completed Phase I of the Laurel Lane Median or Mayview Plaza project. In preparation for fund raising of Phase II, the Foundation learned that ownership of the property belonged to the George Gilleland Family. Afterward, Mr. Gilleland discussed donating the median to the Town Manager. The Town agreed to accept the donation via NC Non-Warranty Deed on and Mr. Gilleland represented himself and Family. Mayor Lawrence presented Mr. George Gilleland with a plaque in recognition of his family's generous donation of their property to the Town of Blowing Rock. Mayor Lawrence advised a plaque will also be put on or in near proximity to the property in recognition.

### **APPROVAL OF MINUTES**

Council Member Pickett made a motion to approve the minutes for the regular meeting held on August 8, Special Meeting/Workshop held on August 22 and Special Meeting held on August 30, 2017, seconded by Council Member Sweeting. Unanimously approved.

### **CONSENT AGENDA**

#### **BRAHM Lease Addendum**

The Lease agreement between BRAHM and the Town of Blowing Rock was recorded in 2003, before the building was built. The BRAHM director and former manager, David Harwood, asked for a mutual review of the Lease to determine any changes that may be warranted. The review was completed and the following Lease Addendum has been prepared and reviewed by staff, Manager Evans, BRAHM and Town Attorney, Allen Moseley. **BRAHM Lease Addendum – Attachment A**

#### **Budget Amendment Ordinance**

Budget Amendment Ordinance to account for various items. **Budget Amendment Ordinance – Attachment B**

#### **Tax Release and Refunds**

Various tax adjustments over time become apparent and present themselves in the form of requests for releases (adjustments) and refunds. Four (4) tax releases totaling

\$4,294.36 and one tax refund request totaling \$2,361.80 have been identified for Council approval. **Tax Release and Refunds – Attachment C**

Council Member Sweeting made a motion to approve the consent agenda as presented, seconded by Council Member Pickett. Unanimously approved.

## **PUBLIC HEARING**

### **1. R & R Builders Rezoning for Short-term Overlay District**

Planning Director Kevin Rothrock stated R & R Builders is requesting an overlay district rezoning for a Short-Term Rental Overlay District (STR). The properties are located at 486 and 488 Ransom Street, both zoned R-6M, Multi-Family. Mr. Rothrock advised the property will maintain a base zoning district of R-6M and the overlay district, if approved, would allow short-term rental. Mr. Rothrock further advised the property consists of two duplex buildings (4 total units) and were recently constructed through a conditional use permit issued in 2015.

Mr. Rothrock advised the R-6M zoning district does not permit short-term rental by right unless the property is grandfathered like those in Chetola Resort. However, the Short-Term Rental Overlay District could be applied to property in R-6M or R-10M zoning districts. Mr. Rothrock further advised that Royal Oaks Condominiums is the only property with the Short-Term Rental Overlay District applied.

Mr. Rothrock further advised in 2015 when this project was approved, it required 16-foot buffers based on the use category and the adjacent uses surrounding the project. Mr. Rothrock explained Council approved a waiver at that time to reduce the buffer from 16 feet to 7 feet. He further explained that even within the 8-foot buffer the applicant still has quite a bit of landscaping on the property.

Mr. Rothrock stated at the Planning Board meeting, there was discussion of the rezoning being regarded as spot zoning, a zoning change limited to a small area. Spot zoning is not automatically illegal in North Carolina, but some spot zoning can be declared illegal by the courts if the decision is arbitrary or capricious, is unreasonable, and doesn't take into consideration the neighboring properties or the public. Also, since 2005 the NC General Assembly mandated that zoning amendments must be compatible with the existing comprehensive plan and whether the rezoning fits into the context of the surrounding neighborhood.

Mr. Rothrock advised that in May of 2000, the Town Council adopted the Short-Term Overlay District (STR) which was made available for consideration for properties in R-6M and R-10M zoning districts. The overlay district concept was further supported in the 2004 Comprehensive Plan and 2014 Comprehensive Plan Update.

Mr. Rothrock advised at the August 17 meeting, the Planning Board made a recommendation to deny the request for application of the Short-Term Overlay District.

Mayor Lawrence asked Mr. Rothrock what Planning Board's reason for denying the request was. Mr. Rothrock advised some of the reasons were the neighbors comments, some thought it might be spot zoning and some comments were the buffer reduction.

Planning Board Chairman David Harwood spoke on behalf of the Planning Board. He advised during the August 17<sup>th</sup> meeting most of the conversation was general conversation about short-term rentals and not specifically to this request. Mr. Harwood continued, with this property there were questions about the uniqueness of the property and discussion as to whether this was spot zoning. Mr. Harwood stated as Mr. Rothrock has pointed out, spot zoning is not illegal in North Carolina, but there must be a reasonable basis for it. Mr. Harwood explained such a reasonable basis would be if the spot zoning is part of the Comprehensive Plan. Mr. Harwood advised in his opinion looking through the 2014 Comprehensive Plan Update it is not part of that plan. Mr. Harwood further discussed some of the reasons he felt this was not a part of the Comprehensive plan.

Attorney Frank Ham Wilson, representing R & R Builders, spoke briefly on behalf of his client. Mr. Wilson reviewed the request and stated his client has met all six (6) of the requirements for this project.

Applicant Rick Riddle spoke to Council and stated he has met the criteria and would like Council to consider approving his request.

Scott MacIntosh, listing agent for the property, spoke for the applicant. Mr. MacIntosh explained initially short-term rentals were not addressed, but they have found most people inquiring about purchasing would like to have the option to rent it. Mr. MacIntosh advised allowing this property to be a short-term rental would only benefit the Town and will help property values in this area increase.

Billy Rich from Carolina Cabin Rentals spoke from a rental aspect on how this could benefit the Town in terms of gained sales tax as well as increased occupancy tax revenues.

Mike Quinto, a resident of Ransom Street and partner in developing three (3) lots on Ransom Street, spoke briefly for the applicant. Mr. Quinto advised he felt it would be a great addition to Ransom Street and as a full time resident and part time developer he was ok with it.

Cindy Ferguson, a resident of Ransom Street, spoke against the request of the applicant. Ms. Ferguson explained she couldn't attend the Planning Board meeting in August, but wanted to express her reasons for being against the request. Ms. Ferguson stated her and her husband purchased their home five (5) years ago and recently moved to Town full time. She advised neighbors don't want a different person next door every week and that allowing short-term rentals would change the neighborhood. Ms. Ferguson further advised she felt if this was allowed it would cause more developers to follow suit and would ruin the Ransom Street neighborhood that in her opinion has come a long way.

Bill Trail, a resident of Ransom Street and husband of Cindy Ferguson spoke against the request of the applicant. Mr. Trail advised residents are concerned that short-term rentals will affect the community feeling and the value of the single-family. Mr. Trail further advised he didn't feel that an individual should benefit over the neighborhood. Mr. Trail commented he felt if this was approved it would be like opening "Pandora's Mailbox" to the future of Ransom Street.

Charlene Lippard, a resident of Henkel Street (her property backs up to the applicant's property) spoke in favor of the applicant. Ms. Lippard stated she welcomed this and felt it would be good for the neighborhood.

Mayor Lawrence asked if anyone had further questions or comments. With no further questions or comments Mayor Lawrence closed the Public Hearing and entertained a motion for action. Council Member Steele made a motion to deny the request and asked for further discussion, seconded by Council Member Pickett.

Council Member Steele advised he could see the economic need for the developer, but felt with the number of R-6M's on this street if one was allowed, then to be fair it would need to be offered to others. Council Member Steele further advised he would like to have the Planning Department and the Planning Board look further into short-term rentals as a whole.

Council Member Sweeting stated her objection is because Council approved reducing the buffer, and Mr. Riddle stated initially it was going to be single-family homes and now has changed. She further stated Council cut the buffers to help the residents on each side. Council Member Sweeting advised Ransom Street has a lot of beautiful homes and many have been renovated. She further advised she felt having short-term rentals would increase walking traffic on Ransom Street and with no sidewalks on Ransom Street it's a safety concern.

Council Member Sweeting reiterated her biggest concern is Council dropped the buffer because of the original single-family request and now feels the applicant is going back for something else. Mr. Riddle advised he doubled up on the plants and has more plants there than on any other project in the area.

With no further discussion Council Member Steele's motion to "Deny the Request" stood, seconded by Council Member Pickett. Unanimously approved.

## **2. Amendment Request to Moody Building CUP**

Planning Director Kevin Rothrock stated RWL 1, LLC is requesting an amendment to the conditional use permit that was approved in 2015 and amended in 2016 to convert the old Moody Furniture building to a restaurant/retail establishment. The applicant is planning to reduce the project scope and reduce the building additions from the original plan. The project site is a combination of 125 Sunset Drive and 127 Sunset Drive.

Mr. Rothrock advised the applicable street setback along Sunset Drive is 15 feet, and the side and rear setback is 5 feet. The front of the existing building, including the porch, currently encroaches into the street setback. The front porch will remain in its current footprint but the new decks on each side of the building will encroach into the 15-foot street setback by approximately four feet. A setback waiver was approved with the original plans and application.

Mr. Rothrock further advised the original plans showed a kitchen added behind the proposed terrace on the east side of the building and an addition on the revised proposal is a deck on the east side of the building and an extension of the front porch. Mr. Rothrock advised the previous parking lot layout showed 20 parking spaces with 2 golf cart spaces. Mr. Rothrock explained by altering the building plans, the revised parking layout provides 22 parking spaces and 1 golf cart space.

Mr. Rothrock stated code requires a four (4) foot buffer between the site and the adjacent properties and shade trees in and around the parking lot perimeter. A four-foot buffer waiver along the western property line was approved with the original and amended CUP. The revised site/landscape plan provides more lawn/greenspace behind the building and on the west side of the building. The applicant proposes to use materials that are complimentary to the Moody building including hardi-plank siding board with a 12-inch profile to closely match the existing siding. The applicant is also attempting to match the metal roofing as close as possible with a new metal roof since the current roof is leaking.

Council Member Sweeting asked what the reason was for reducing the foot print. Applicant Bob Lovern advised he wanted to scale back to make the building more unique and give better options for the future of the building. Mr. Lovern further advised he felt with this design it will allow more landscape.

Mr. Loven commented he was sorry and was very embarrassed the project has not been completed yet.

Council Member Sweeting stated she really wants to see something done as the current building and landscape look so bad.

Mayor Pro-tem Yount stated he would like Mr. Lovern to realize this is the "talk of the Town" and wants to see something done as well.

Council Member Matheson stated he was glad Mr. Lovern decided it was best to scale the project back and not build a big building that may sit empty.

Mayor Lawrence asked for Public comments or questions. There being no comments or questions, Mayor Lawrence closed the Public Hearing and entertained a motion for action.

After brief discussion of the applicant's plans and time frame. Council Member Pickett made a motion to approve the amendment and give the applicant a six (6) month

extension on his current CUP, seconded by Council Member Matheson. Unanimously approved. **Amendment Request to Moody Building CUP – Attachment D**

## **OLD BUSINESS**

### **1. Old Recycling – Storage Building Repair**

Manager Evans reviewed in previous Council meetings, Council had discussed several options for the Old Recycling building; tearing down the current building and not replacing, repairing the current building or tearing down and replacing with a new building. Mr. Evans advised staff has researched the options further and in their opinion the best option to the Town and the Town's need of storage is to repair the current building. Mr. Evans explained if the building were to be torn down and a new building constructed, it would cost a significant amount more due to newer building codes and regulations having to be followed. Mr. Evans further explained staff needs the building for storage and does not think it would be a good idea to tear the building down and not replace. Mr. Evans advised three (3) formal bids were received for the foundation repair and staff recommends the bid be awarded to the lowest bidder, Green Construction for \$18,250. Mr. Evans further advised Town staff will make the new siding and roof repairs that are also needed.

After brief discussion, Council Member Steele made a motion to accept the bid with the stipulation that expenses not to exceed the allotted \$30,000 for the repairs, seconded by Mayor Pro-tem Yount. Unanimously approved.

### **2. Public Art Policy**

Manager Evans briefly reviewed the history of the public art policy and how it came about. Mr. Evans advised in the August Council meeting, Council was presented a draft copy of a Public Art Policy for review. Mr. Evans explained the first draft copy contained some items that were not favorable and a revised draft policy has been completed for Council's review. Mr. Evans briefly reviewed some of the changes to the policy.

Mr. Evans advised originally the recommendation was to have a Public Art Commission formed to administer this policy. He explained after further discussion with BRAAC, and after BRAAC submitted a formal letter requesting they be considered to serve in this capacity, it is the feeling by BRAAC members that they are very well suited to perform this function without the need of another body. Mr. Evans stated BRAAC would like Council to consider adopting this art policy and having it fall under the leadership of BRAAC.

Mayor Pro-Tem Yount asked if he was correct in stating this whole public art policy came about because of NCDOT requesting the Town have someone connected with a public art background. Mr. Evans advised in his discussion with members of NCDOT this all came about when a particular artist went to NCDOT to seek opportunities to present public art along the 321 corridor. NCDOT looked at the request and agreed on some potential sites for public art, but felt they aren't the appropriate ones to make the decisions on public art. Therefore, it fell upon the Council to put a policy in place and administer that policy.

Mayor Pro-tem Yount made a motion for BRAAC to be the advisory board to administer the public art policy, seconded by Council Member Pickett. Unanimously approved.

Council Member Matheson asked Manager Evans to thank John Aldridge for his hard work drafting the art policy. **Public Art Policy – Attachment E**

## **NEW BUSINESS**

### **1. Watauga County Veterans Memorial Presentation**

Mr. George Brudzinski with the Military Officers Association of America MOAA spoke representing the local Watauga County chapter. Mr. Brudzinski stated Watauga County doesn't currently have anything to publicly recognize Veterans. Mr. Brudzinski further advised his group approached the Town of Boone and were able to have a 40' x 40' piece of land beside of Boone Town Hall on King Street donated to build a Veterans Memorial wall. Mr. Brudzinski shared the design and the artist selected with Council. Mr. Brudzinski advised MOAA needs to raise \$200,000 for the project and would like to request Council's consideration in donating \$10,000.

Mayor Lawrence advised Council isn't ready to make a decision, but would like to possibly consider this in next year's budget and/or discuss further at Council Retreat in January. It was the consensus to discuss at that time.

### **2. Middle Fork Greenway – Resolution**

Ms. Wendy Patoprsty explained in April 2015, Appalachian Ski Mountain led a community wide fundraising event for the Middle Fork Greenway. In one weekend, 49 Watauga County businesses raised \$45,000 for the Middle Fork Greenway development. Ms. Patoprsty further explained local businesses want to do more; Appalachian Ski Mountain is leading the way for a month long fundraising event in July 2018. July is one of the busiest months in the High Country with tourists and second home owners. She stated they have a team of local business owners who will personally meet with other businesses to request their participation in the "Round Up". Both local and corporate businesses will ask their customers to "Round Up" their bill to the nearest dollar for the Middle Fork Greenway. It will not cost the businesses anything, and it is a great way to educate store employees, citizens, second home owners, and visitors about the Middle Fork Greenway. We are requesting the Town of Blowing Rock Council adopt a Proclamation that July 2018 is "Round Up for the Greenway" month in Watauga County. Ms. Patoprsty advised Watauga County Commissioners have already provided a resolution.

Council Member Matheson made a motion to accept the "Round up for the Greenway" resolution, seconded by Council Member Pickett. Unanimously approved. **Middle Fork Greenway Resolution – Attachment F**

Ms. Patoprsty stated she wanted to thank Manager Evans and Mr. Rothrock for all their hard work on obtaining the EFLAP Grant.



### **3. Nancy Briggs - High Water Bill**

Manager Evans advised Ms. Nancy Briggs is asking for relief on her water/sewer bill. Mr. Evans further advised when he spoke with Ms. Briggs, she advised that she contacted her house caretaker in May and asked to have the house de-winterized for her pending return to Blowing Rock. Her caretaker did as she asked and she returned to Blowing Rock approximately two weeks later. When she received her water/sewer bill in June for May/June, it was very high. She contacted Holly Autry and Holly requested a reread on the meter from Public Works. The meter reading appeared to be correct, and the usage since the high reading was normal. Holly made additional recommendations regarding possible trouble issues such as toilet problems. No problem was found per Ms. Briggs. A work order was generated and the meter was removed from service and tested. It was found to be accurate. Ms. Briggs requested that Council consider reducing her water/sewer bill for the period to \$100.

Mayor Pro-tem Yount asked Attorney Tucker Deal if the Council was on solid ground to reduce the water bill and if it would violate the Town ordinance if they decided to do so. Mr. Deal advised ultimately the decision is up to Council, but reminded Council to consider based on the information she has demonstrated in terms of the ordinance and has enough information been provided to allow a reduction in the bill. Mr. Deal further stated to keep in mind if approving Council could be setting a precedent for future requests.

Mayor Lawrence advised Council has helped over the years in special circumstances with high water bills, but to his knowledge Council has never adjusted beyond the sewer cost for anyone.

Council Member Sweeting stated what happened with Ms. Briggs is a prime example of why the AMI water meters are such a good idea and this leak could have been detected sooner. Council Member Sweeting further stated she was in favor of a 50% reduction in the bill, which would be the sewer portion of the bill.

Council Member Matheson agreed with the 50% reduction as he felt the cause of the leak couldn't be officially proven. Council Member Matheson asked Council Member to amend her request to include the twenty-five (25) dollar fee for having the meter tested since the meter was pulled, tested and was accurate, per the ordinance if the meter is pulled and tested and is correct the cost is charged to the home owner.

Council Member Sweeting made a motion to reduce the bill by half and include the twenty-dollar (25) meter testing fee, seconded by Council Member Matheson. Unanimously approved.

### **4. Dumpsters**

Finance Officer, Nicole Norman stated as previously discussed with Council, the need for a consistent vendor for dumpster lease/rental has been brought to the Public Work's Department's attention. Ms. Norman advised after receiving notice that customers were

dissatisfied with the current containers offered by the sole provider of this service to our area, and some uncertainty as to the future of the company's continuation in the long term, the Town begun research on the possible implementation of a dumpster rental service that could be offered by the Town as an alternate vendor. The only customers without alternative means of contract would be those that require rear loading pickup due to limited space, which would be a total of 6-11 businesses. Ms. Norman advised the North Carolina School of Government was consulted on the Town's ability to offer a program such as this and they had no concern from their perspective. She further advised she had spoken with the City of Baldhead Island regarding the structure they use for a similar program they offer for commercial storage containers. Ms. Norman stated she had searched for other providers and were able to find none that offer long term commercial dumpster rentals other than the current provider and Republic Services who only offers front load pickup. Ms. Norman further reviewed some costs and price points with Council.

Ms. Norman concluded this information was provided to Council as information only and would like to bring this back before Council for a decision at the October Council Meeting. Council briefly discussed and will wait for the October Council meeting for further information and/or action.

#### **5. Land Acquisition – 7855 Valley Blvd**

Town Manager Evans advised Council Member Sweeting has asked to discuss possible land acquisition. Ronald & Diane Cambria own 7855 Valley Blvd. The lot is located at the corner of Sunset and Valley Blvd and is 0.24 acre. It is currently listed at \$189,000 and is currently utilized as an automobile sales lot. The lot has a small creek flowing through close to the middle of the lot that is encased in a 30" underground pipe. It flows to the Middle Fork New River around the First Baptist Church property. There is a 2" waterline on the south side providing water to houses on Maple Road. There is a large concrete water collection box placed behind the curb (by the NCDOT) with a 60" outlet going under Valley Boulevard.

Mayor Pro-tem Yount advised he would not like to discuss this topic in the public and would ask to make a motion to enter Executive Session to discuss further. Mayor Pro-tem Yount further advised the law allows Council to do this, Manager Evans concurred. Council Member Pickett seconded the motion to enter Executive Session.

#### **EXECUTIVE SESSION**

At 8:51 p.m. Mayor Pro-tem Yount made a motion to enter Closed Session to discuss further the possible land acquisition. At 9:10 p.m. Council re-entered open session, Mayor Lawrence stated the consensus was for him to contact Mr. and Mrs. Cambira's agent and inquire about possible donation of the land to the Town, otherwise the Town has no interest in purchasing.

#### **MANAGER'S REPORT**

Town Manager Evans gave a brief report to Council:

1. Our new telephone system is installed in Town Hall, Police Department and Parks and Recreation will may be fully installed by the time you read this. We will soon be leaving AT&T's phone service and will begin saving money on our new service, and we will no longer pay for long distance calls.
2. Our Wastewater Treatment Plant and Water Plant are now connected to fiber and have much better broadband speed than they have previously had with Charter/Spectrum. We will begin saving money immediately with the cancellation of our service with Charter.
3. We have hired our new Recreation and Facilities Coordinator in the Parks and Recreation Department. Her name is Kelly Becker. We are happy to have her onboard.
4. Greg Taylor, our former Park Maintenance and Landscape Assistant, has been promoted to the position of Maintenance Technician. He replaces Scott Hilton who left Blowing Rock to move to Florida to attend to family health issues.
5. We have a new employee in the Sanitation Department. His name is Hunter Shook. We are happy to have filled this position and welcome Hunter.
6. We have a new Park Maintenance and Landscape Assistant beginning employment on September 18. His name is Jordon Woods.
7. Autumn Goheen attended the National Recreation Parks Association. (NRPA) Director School in West Virginia in August. This was her second year of two years of training.
8. Nancy Stair and Stuart Scott with the North Carolina Forestry Service will be in Blowing Rock September 18 to go over and discuss the most recent tree study. They will show people in attendance their findings of our Memorial Park trees. They will host sessions at 9, 10, and 11a.m. and at 1p.m. Sessions are limited to fifteen people per session and attendance requires signup. Jennifer Brown is handling the signups and can be reached at 828-295-5222.
9. The Town is working with a firm to determine the accuracy of several expenses incurred over the past three years with electric, cable, and telephone service. We are hopeful of finding any issues with overcharges and seeking refunds.

#### **SPEAKERS FROM THE FLOOR**

None

#### **OTHER BUSINESS**

None

#### **ADJOURNMENT**

With no further business to discuss, the meeting was adjourned at 9:15 p.m.

MAYOR \_\_\_\_\_  
J.B. Lawrence

ATTEST \_\_\_\_\_  
Hilari Hubner, Town Clerk

**ATTACHMENTS**

**BRAHM Lease Addendum – Attachment A**

**Budget Amendment Ordinance – Attachment B**

**Tax Release and Refunds – Attachment C**

**Amendment Request to Moody Building CUP – Attachment D**

**Public Art Policy – Attachment E**

**Middle Fork Greenway Resolution – Attachment**