

Jim Palenick

From: Jim Palenick <jpalenick@dallasnc.net>
Sent: Friday, April 10, 2015 2:47 PM
To: 'Rick & Donna Coleman'; 'huggybarber@att.net'; 'hoylewithers@yahoo.com'; 'jjerryc2@att.net'; 'sdmalker@gmail.com'; 'ronniemorrow@att.net'
Cc: 'Maria Stroupe'; 'Gary Buckner'; 'Steve Lambert'; 'Doug Huffman'; 'Bill Trudnak'; 'J Kiser'; 'A Martin'; 'J. Thomas Hunn'; 'kcarter@dallasnc.net'
Subject: Town Manager's Weekly Report (#116)

Mayor & Board of Aldermen(Women):

The Town Manager's Weekly Report for the Week-Ended Friday, April 10, 2015 is as follows:

- This morning (Friday, April 10th), representatives of the State Commerce Department's Division of Community Assistance spent over two hours at Town Hall, and in the field, conducting an Audit and Close-out monitoring visit with regard to the Town's \$750,000 CDBG Infrastructure Grant for the Water-line replacement project. In that process, our contracted Grant-Administrator from CCOG, James Luster, was here to see that all documentation was present and to answer any questions regarding the Federal compliance matters pertaining to Davis-Bacon wage rates and employment monitoring. Bill Trudnak also came in to provide a tour of the actual project to show the physical boundaries of the project site; the systems installed; and the quality of restoration. I assisted with documentation preparation, review, and/or retrieval, and signed the close-out certifications on behalf of the Town. The one issue that came up was an apparent underpayment (based on job classification) of one of Ralph Hodge's field employees whose duties, based on interviews, suggested he was a pipe-layer, but who, based on certified payrolls, was paid as a "laborer". That will be cleared up by Ralph Hodge & Company either producing documentation that the discrepancy was in error, or by paying the worker for the calculated underpayment – the Town will have no liability. That being said, overall the Audit seemed to go well and we will now await the final response from the State and continue our scheduled "close-out" Public Hearing for the May 12th Board Meeting.
- With some help from Maria Stroupe, who is continuing her positive convalescence at home, but who is going to simultaneously assist me (from home) with the final personal & benefit cost calculations necessary to complete the Budget draft, I will be finalizing my comprehensive Budget proposal numbers next week. That will, in turn allow me to adjust any final line items or make cuts or additions to create a fully balanced Budget for presentation. From there, I will be writing and forwarding the written narrative and explanation for the budget which I have promised to get to the Board by May 5th. Prior even to that, however, we will utilize our scheduled **April 28th Work Session Meeting** to go over much of my preliminary findings so that the Board will be better prepared for our actual scheduled Budget Work Sessions on May 14th and May 19th.
- Our Design Engineers who have designed the Trade Street intersection improvements have forwarded all of their final design work documents on to NCDOT for their review, comment and approval; and, in the meantime, those same design documents have shown the Town's need to acquire two, very small easements (for placement in, or encroachment over) in the NW quadrant of Holland & Trade, from First States Investors; and, in the NE quadrant of Gaston and Trade, from First Gaston Bank. Town Attorney Hunn will be preparing these "Grant of Easement agreements", and I will, in turn be then approaching the property owners to acquire same. By working on these efforts simultaneously with NCDOT's review, we will keep the project moving forward. The FY2015-16 Budget proposal will include the full funding of these improvements.

- The Planning Board will be holding their Monthly Meeting for April on Thursday evening the 16th, beginning at 7:00 p.m. Their only identified Agenda item will be to conduct a Public Hearing on, and then make a recommendation regarding, the application for a Special Use permit to site a cellular communications monopole tower on the vacant parcel southeast of the intersection of East Church and South College Streets. Jack Kiser will be presenting his staff report to the full Planning Board at this meeting and Town Attorney Hunn will be in attendance to answer any possible legal questions and to assure that the “quasi-judicial” nature of the proceedings are maintained and followed. Any recommendation which might be made by the Planning Board will ultimately then go to the Board of Aldermen for final action.

Thank You,

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