

Town Manager's Weekly Report: (# 144)

For the Week-Ended: Friday, November 19, 2015

- On Tuesday of this week we made a conditional offer of employment to fill the position of our Water Treatment Plant Superintendent/ORC to a well-qualified, NCDENR-certified individual who is currently employed in a similar capacity for the Two Rivers Utility (Gastonia). This gentleman has accepted and, pending the acceptable results of his background check, along with his two-week notice to his current employer, will take on these full-time duties serving the Town of Dallas. In the interim, however, we have contracted with him to serve as our ORC so that we were able to bring our plant back on-line and avoid further wholesale purchases from Two Rivers.
- This week the Office of the Gaston County Manager, on behalf of the Board of Commissioners, sent out notifications and instructions to those communities who had submitted a request for project funding under the Caromont Lease Proceeds "Township Grant" Program – detailing how they want a rather formalized grant application to be submitted for these funds. As such, since we have made our request for \$300,000 in funding toward the Sanitary Sewer Inter-connect line project, I will be completing the grant application request per the guidelines and format specified. The Applications are not due until December 30th, but I expect to have ours completed and submitted by the first week in December. The County has stated that the review of all proposals will occur in January, 2016 and awards of the funds will be announced approximately 60 days thereafter.
- Crews with Morris Mechanical, who the Town contracted with to install the new HVAC system in the Gym, were able to accomplish a significant portion of their work this week – completing all of the wall openings in the back wall for the duct work, along with the installation of the large, ceiling-mounted, fabric "duct-socks". In addition, the floor installers will be back this weekend to complete the final floor finishing and line and logo installations.
- The Dallas Fire Department has once again received its so-titled, "9S" certification as issued by the State of North Carolina, which will remain valid for the 5-year period extending to 2020. It should be also noted that the full-scale, national I.S.O review recertification process for the Department is scheduled for 2018. This very intense and involved review of operations, facilities, and documentation will once again establish the Town's updated "I.S.O. Rating" which has a significant bearing on insurance rates within the areas of Town served by the Department.
- The Planning Board met last evening and took action to issue recommendations on three separate matters following Public Hearings. Specifically, they voted unanimously to recommend the addition to the Zoning Code of a new definition for a "microbrewery", and to allow for said uses, by right within the I-2, General Industrial Zone. Also, and associated with such action, they

then voted unanimously to recommend that the property recently annexed to the Town on Durkee Lane, and serving as the site of the Old Dallas Brewery, be zoned as "I-2, General Industrial, and classified as a "microbrewery". And then finally, following a very lengthy presentation and discussion, the Planning Board voted unanimously to recommend that the Board deny the granting of a Special Use Permit for the erection of a cellular communications Tower to SCI Towers for their requested site 330 feet northeast of the intersection of East Webb and South College Streets. The Planning Board felt that the applicant could not show justification or reasons for why the suggested carrier (Verizon Wireless) could not be served by a co-location on the existing antenna site (water tower) at N. Oakland Street. Each of these items will come before the Board of Aldermen for final action at the December 8th, Meeting.

- In a somewhat-related matter, the final terms of the Cricket Communications cell antenna removal/abandonment agreement have been reached and agreed to; payment has been made; and the way fully cleared for negotiations with a new cell carrier who would desire a location on the Oakland Street Water Tower – our consultants will be handling any such negotiations on our behalf.
- Next Thursday, November 26th is the traditional Thanksgiving day Holiday and as established, the Town will be observing both Thursday and Friday as Holidays, meaning offices will be closed to the public on those days.

Respectfully Submitted,

James M. Palenick, Town Manager