



CITY COUNCIL REGULAR MEETING

City Council Chambers

Monday, November 13, 2023 at 7:00 PM

AGENDA

Call to Order, Prayer, Pledge of Allegiance

Adjustment and Approval of the Agenda — *Items will only be added or removed with the approval of the Mayor and City Council.*

Oath of Office

- Oath of Office:** Mayor Smith will administer the oath of office to Council Member, Nellie Floyd.

Special Presentations

- Students of the Month:** Mayor & City Council will recognize the November 2023 students of the month from Bessemer City area schools: Bessemer City Primary School, Bessemer City Central Elementary School, Bessemer City Middle School, and Bessemer City High School.

Request to Speak/Opportunity for Public Comment — *This is an opportunity for members of the public to express items of interest to the Mayor and City Council. This is not a time to respond or take action. Any necessary action will be taken under advisement. Speakers are asked to use proper decorum and to limit comments to no more than three minutes.*

- Public Comment Acknowledgment:** City Manager, Josh Ross will provide clarity on items mentioned during public comment, if needed.

Consent Agenda — *The items of the Consent Agenda are adopted on a single motion and vote, unless the Mayor and City Council wish to withdraw an item for separate vote and/or discussion.*

- Approval of Minutes:** City Council will consider adopting the Regular Meeting minutes of October 9, 2023.
- Approval of Minutes:** City Council will consider adopting the Work Session Meeting minutes of October 31, 2023.

Business Items

- Establish a Public Hearing for Community Development Block Grant (CDBG) -** City Council will hold a public hearing on Monday, December 11th at 7:00 PM to close out the 2014 (14-D-3029) and 2016 (16-D-3029) CDBG-Neighborhood Revitalization projects.

- 7. Ordinance for the Closing & Withdrawing of a Recorded Section of Public Street Right-of-Way (Hillcrest Dr):** City Council will consider adopting an ordinance closing public right of way on Hillcrest Drive. This portion of unimproved street right-of-way measures approximately 0.0921 acres. A public hearing was previously held on Monday, October 9th at 7:00 PM.
- 8. Declare Property Surplus:** City Staff is requesting that a 1981 GE Generator and Condec Detroit diesel generator be declared surplus.
- 9. Resolution to Accept Offer for Loan Funding:** City Council will consider approving a resolution regarding the sewer pump station in the Vantine Community.
- 10. Capital Project Ordinance Amendment - Vantine Sewer Pump Station:** City Council will consider approving a capital project ordinance amendment regarding the sewer pump station in the Vantine Community.
- 11. Establish Public Hearing: Amend Land Development Code (LDC) & Abolish Planning & Zoning Board of Adjustments:** City Council will hold a public hearing to hear public comment regarding the abolishment of Planning & Zoning Board of Adjustments.
- 12. Establish Public Hearing: Amend Land Development Code (LDC) & Establish Planning & Zoning Board of Adjustments:** City Council will hold a public hearing to hear public comment regarding the establishment of Planning & Zoning Board of Adjustments.
- 13. Establish Public Hearing: Abolish Downtown Development Board:** City Council will hold a public hearing to hear public comment regarding the abolishment of the Downtown Development Board.
- 14. Establish Public Hearing: Establish Downtown Development Board:** City Council will hold a public hearing to hear public comment regarding the establishment of the Downtown Development Board.

City Manager's Report

Council General Discussion — *This is an opportunity for the Mayor and City Council to ask questions for clarification, provide information to staff, request staff to report back, or place a matter on a future agenda.*

15. City Council will go into closed session as permitted under N.C.G.S. §143-318.11(a)(3) & (6) to discuss a personnel matter.

Adjourn

State of North Carolina
County of Gaston



**CITY OF BESSEMER CITY
OATH OF OFFICE**

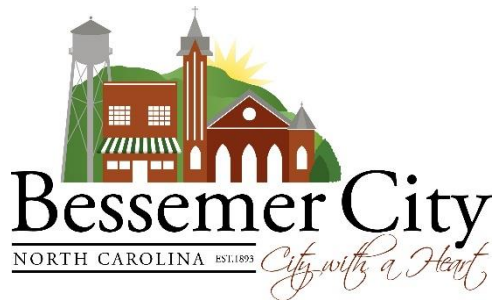
I, Nellie Floyd, do solemnly and sincerely affirm that I will support and maintain the Constitution of the United States; that I will be faithful and bear true allegiance to the State of North Carolina, and to the constitutional powers and authorities which are or may be established for the government thereof; and that I will endeavor to support, maintain and defend the Constitution of the United States, to the best of my knowledge and ability; so help me God.

I, Nellie Floyd, do affirm that I will execute the duties of the office as a member of the Bessemer City Council to the best of my skill and ability, according to law, so help me God.

Nellie Floyd, Ward 2

Sworn and subscribed before me, this 13th Day of November, 2023

Becky S. Smith, Mayor



CITY COUNCIL REGULAR MEETING

City Council Chambers

Monday, October 9, 2023 at 7:00 PM

MINUTES

Members Present

Mayor, Becky S. Smith, Council Members: Brenda Boyd, Donnie Griffin, Dan Boling, and Joe Will were all present. City Manager, Josh Ross and City Attorney, David Smith were present as well. Council members, Kay McCathen and Brent Guffey were absent.

Call to Order, Prayer, Pledge of Allegiance

Mayor Smith called the meeting to order. Dennis Gomez, Pastor of New Life Baptist led the audience in prayer. Mayor Smith led the audience in the Pledge of Allegiance.

Adjustment and Approval of the Agenda

By motion of Brenda Boyd and unanimous vote, the October agenda was approved with no revisions.

Special Presentations

Fire Department Recognition

Mayor and City Council recognized the Bessemer City Fire Department for obtaining a new ISO rating of 3. Per the NC Department of Insurance's evaluation, the Fire Department's ISO protection class rating level has gone from a 5 to 3. ISO level 3 is the highest rating in the department's history! This achievement is due to the hard work of the BCFD staff and volunteers who work diligently to protect citizens and property in Bessemer City.

Student Appreciation- Students from Bessemer City High School, Bessemer City Middle School, Bessemer City Central Elementary School, and Bessemer City Primary School were recognized by their principals and City Council as part of the Student Appreciation Program:

Mrs. Meghan Sneed, Assistant Principal of Bessemer City High School, and Mayor Smith, recognized the following students of the month: Quantarius Nance, 9th grade representative; Troy Baranowski, 10th grade representative; Ari'ana Irby, 11th grade representative and Tiasia Dunovant, 12th grade representative.

Dr. Jessica Mellon, Principal of Bessemer City Middle School, and Mayor Smith, recognized the following students of the month: Dekise Hill, 6th grade representative; Liliana "Lily" Johnson, Ethan McKoy, and Jalen Webber, 7th grade representatives; and Rihanna Williams 8th grade representative.

Dr. April Conley, Principal of Bessemer City Central School, and Mayor Smith, recognized the following students of the month: Isiah Hall; 3rd grade representative; 4th Natoddra Hines; and 5th Bentley Shuford.

Mr. Bill Kessler, Principal of Bessemer City Primary and Mayor Smith, recognized the following students of the month: Hannah Weatherford, Kindergarten representative; Arely Rueda Rosales, 1st grade, and representative; Amaya Scott, 2nd grade representative.

Request to Speak/Opportunity for Public Comment

Mayor Smith opened the floor for public comment. The following individuals came forth:

- Monica Hence at 705 S Skyland Drive: Mrs. Hence addressed Council regarding a light being placed in the Vantine Cemetery. Her father is buried there and she would like to go visit his grave. However, the cemetery is not well lit. Additionally, the citizens of Vantine would like to see the entrance sign decorated for Christmas. It is a beautiful sign, however, Vantine residents were previously informed that the sign would say "Vantine".

- John Setzer at 905 W Georgia Avenue: Mr. Setzer addressed Council regarding the manhole flooding issue he brought before Council in the previous meetings. With new residential development, this will only hinder the City's sewer system. Thus, creating more flooding on his street.

- Courtney Womack at 517 Costner School Road: Ms. Womack addressed Council regarding the budget year items, the records request process, and the streaming of City Council meetings. All City budgets and audits should be placed on the website. This would help people view the budget more and understand what changes are being made. Although citizens have the right to complete a public records request for financial documents, having them online makes them more readily accessible. During COVID the City streamed meetings. Thus, the capability is there. Streaming the meetings will make it more accessible for working individuals and single parents. This could aid in the transparency of the water issue. Also, having a public forum where government officials could come in and explain the issue to citizens would be helpful.

- Aaron Grosdider at 517 Costner School Road: Mr. Grosdider addressed Council regarding drugs, city vehicles, and Council member, Kay McCathen. Grosdider stated that the use of fentanyl is high and is being laced in marijuana. When at the last Concert & Cruise-In I could smell marijuana. However, the Police did not apprehend anyone. Several Police Officers were persuaded to leave the City's Police Department because they were being bullied by superiors. It would be better to let the aggressor or bully in upper management leave. The City workers speed in their vehicles. One citizen witnessed one truck lose it's tools and speeding, but they couldn't report it because the vehicle didn't have a number on it. Someone informed me that Council Member, Kay McCathen was relocated to a nursing home.

Public Comment Acknowledgment

Mayor Smith recognized City Manager, Josh Ross to provide clarification on some items discussed during public comment.

- The City has been looking into a policy regulating speed bumps throughout the City. It is City Staff desire to have a formal policy soon for City maintained roads. However, Highway 161 is a state-maintained road. Thus, the City would not be the entity responsible for employing them on that road. Instead, NC Department of Transportation is the responsible entity. The City does plan to decorate the entrance sign located in the Vantine Community. However, City Staff can not confirm that the sign was supposed to say "Vantine". The City sign that was placed there before said "Bessemer City" as well. Other statements mentioned by some citizens tonight were incorrect. If anyone has a question or would like to speak to City Staff they can contact the City Manager at any time. The City Manager is also available via email.

Bessemer City History & Art Society:

Cynthia Lynn, of the Bessemer City History & Art Society addressed Mayor and Council regarding the society's club house and partnership efforts. The Society is still housed in the house located on Washington Avenue. The Society has been working diligently to digitize a lot of the records and older newspaper publications. However, the Society needs help with funding, gathering volunteers, and upfitting the building. The members of this organization would like to see the building preserved. They would also like to have crosswalk striping added for accessibility. The group would like to partner with the City at events such as the community concert series to obtain additional funding. Additionally, the organization would like to host an open house around Christmas to encourage citizens and visitors to come in and review the City's rich history.

Consent Agenda

The following items on the Consent Agenda were unanimously approved by motion of Donnie Griffin:

2. **Approval of Minutes:** City Council will consider adopting the Regular Meeting minutes of the September 11th, 2023 meeting.
3. **Approval of Minutes:** City Council will consider adopting the Work Session Meeting minutes of the September 26th, 2023 meeting.
4. **Street Closure- Christmas in the City Festival & Parade:** City Staff is requesting a temporary street closure of the 100 block of West, 100 Block East Virginia Avenue, 100 block of N. 12th, 100 block of N. 11th Street for the Parks & Recreation Christmas in the City festival, Parade, and Community Tree Lighting on Sunday, November 19th from 11:00 AM until 9:00 PM.

Resolution Providing Approval Of A Multifamily Housing Facility To Be Known As Osage Mill Apartments In The City Of Bessemer City, North Carolina And The Financing Thereof With The Gastonia Housing Authority's Multifamily Housing Revenue Bonds In An Aggregate Amount Not To Exceed \$1,500,000:

Nancy Pascall, with the Gastonia Housing Authority addressed Council regarding the approval of a resolution approving multifamily housing for the Osage Mill Redevelopment property. Per Mrs. Pascall, the project needs additional funding as the cost of construction and other items have increased. Mrs. Pascall reminded the visiting public and Council that the Council had no financial obligation for the bonds. However, because this governing body is over the Bessemer City jurisdiction; thus City Council has to approve the application of funds. This will be workforce housing. There will be no section 8 or government subsidies given for these loft apartments.

By motion of Joe Will and unanimous vote, the resolution approving the Osage Mill apartments bonds in the amount of \$1,500,000 was approved.

Public Hearing –Right-Of-Way (Hillcrest Dr):

City Council held a public hearing to hear public comment regarding a hear public comment regarding a right of way closure on Hillcrest Drive. This portion of unimproved street right-of-way measures approximately 0.0921 acres.

By motion of Brenda Boyd and unanimous vote, the public hearing regarding the right-of-way closure was opened at 7:49 PM.

Development Services Officer, Nathan Hester addressed Council regarding the right-of-way closure. City Staff received an application from property owners next to the right-of-way, the Rimmer family. They would like to see this right-of-way closed as they would like to extend their property line a little. Mr. Hester

displayed a map to show Council the area and metes and bounds. Per City Attorney David Smith at the last City Council meeting, the City would maintain the utility easements of said right-of-way.

City Council Member, Joe Will inquired about the future development of the property adjacent to the right-of-way. He inquired if the City would eventually need this right-of-way to access the City owned parcel behind it. Light discussion ensued between Council and City Staff.

Mayor Smith asked if there was anyone present to speak in favor of the right-of-way closure. The following came forth:

- Brent Rimmer at 501 Rimmer Rd: Mr Rimmer addressed Council regarding his desire to have this right-of-way closed. He stated that his family does not have the desire to build on the right-of-way. Rather, they would like to have the additional space to have more room in their driveway. Neighboring properties are becoming rentals, and he and his family would like some space.

Mayor Smith asked if there was anyone present to speak in opposition of the right-of-way closure. There was none.

By motion of Dan Boling and unanimous vote, the public hearing regarding the right-of-way closure was closed at 8:03 PM.

Ordinance for the Closing & Withdrawing of a Recorded Section of Public Street Right-of-Way (Hillcrest Dr):

By motion of Joe Will, this ordinance will be tabled to the November 2023 Regular Meeting on Monday, November 13, 2023.

Public Hearing –Rezoning Request (401 E. Alabama Avenue):

City Council held a public hearing to hear public comment regarding a rezoning request from Light Beam Estates to rezone the parcel #121483 401 E. Alabama Avenue from City Center (CC) to Urban Residential (UR).

By motion of Joe Will and unanimous vote, the public hearing regarding the rezoning request was opened at 8:11 PM.

Development Services Officer, Nathan Hester addressed Council regarding the rezoning request. The rezoning request is for tax parcel #121483 and is approximately 0.07 acres in size. The current property owner is Light Beam Estates LLC of 6028 Oxfordshire Rd. Waxhaw, NC 28173. The applicant purchased this property early 2023 and demolished the previous dilapidated single-family home upon the lot with the intent of constructing a new single-family structure.

The property, as it sits, is currently zoned City Center (CC) and does not allow for single-family as a land use permitted by right. The subject parcel and all parcels between S. 11th St. and S. 8th St. north of E. Alabama Ave. were rezoned to City Center in July of 2021 along with the city-wide zoning map amendment. The intent of this section of City Center was to allow for less intense commercial uses to be allowed along the Eastern Alabama corridor as passenger vehicles travel into the city.

There is currently single family residential structures on adjacent parcels of land along the southern road frontage side of E. Alabama Ave. The zoning of the north side of the E. Alabama Avenue right of way is City Center and the southern side of the right of way is Urban Residential. The size of the subject parcel

does present challenges if rezoning to Urban Residential. It does not meet the minimum lot size requirement, nor can any single-family structure be built upon the lot and be within the minimum setbacks of the Urban Residential District which are as follows:

Front – 20 feet
 Rear – 30 feet
 Side – 6 feet
 Corner – 20 feet

The subject parcel will have to be rezoned to conditional district designation under the Urban Residential district to allow for less intense setbacks for the sides and the rear. The Planning Board recommended that the standard setbacks be adhered to.

Mayor Smith asked if there was anyone present to speak in favor of the rezoning request. There was none.

Mayor Smith asked if there was anyone present to speak in opposition of the rezoning request. There was none.

By motion of Brenda Boyd and unanimous vote, the public hearing regarding the rezoning request was closed at 8:12 PM.

Ordinance Amending Zoning Map (401 E. Alabama Avenue):

By motion of Donnie Griffin and unanimous vote, the ordinance regarding a zoning map request from Light beam Estates to rezone the parcel #121483 401 E. Alabama Avenue from City Center (CC) to Urban Residential (UR) was approved.

City Manager's Report

City Manager, Josh Ross, addressed Council regarding the following:

- **General:** Bessemer City has been granted \$2,150,000 from the State of North Carolina, as part of the 2023-2025 State Budget, for public safety improvements. The City is currently conducting a feasibility study that will identify current and future public safety needs in the community, i.e. fire, police, etc. This study is focused on facility needs as the City continues to invest in a full-service fire department and as the police department grows. The Queen City News featured the City in their Hometown segment on Wednesday, October 4th, 2023. The newscast featured interviews with local residents and businesses, interviewed Mayor Becky S. Smith who explained the City's goals for growth, preservation, and the community's quality of life. Additionally, City Staff have begun to look at moving the Community Concert & Cruise Ins to Friday nights. However, Staff is re-evaluating this option as Council Members Dan Boling and Brenda Boyd have informed us that many would like to continue to support this endeavor. Moving this event to a Friday could possibly lower community support and attendance.

Council General Discussion

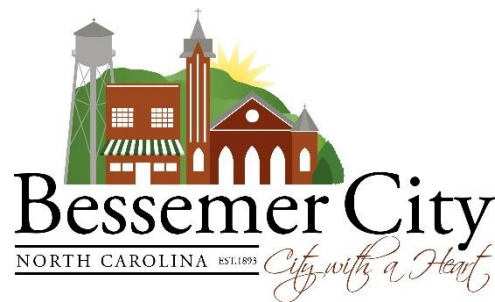
Mayor Smith opened the floor for Council general discussion. Council member, Joe Will commended the Mayor on representing the city well on the Queens City News. Council member, Brenda Boyd expressed her love for the City and the community. Bessemer City is a great place to live. Council member, Donnie Griffin inquired about the pickleball and tennis courts at Stinger Park. He also commended the Police and Fire Departments for working so hard.

Adjournment

Being no further business to come before the board, by motion of Brenda Boyd and unanimous vote, the meeting was adjourned at 8:19 PM.

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk



CITY COUNCIL WORK SESSION
City Council Chambers
Tuesday, October 31, 2023 at 3:00 PM

MINUTES

Call to Order

Mayor Becky S. Smith called the meeting to order.

Members Present

Mayor, Becky S. Smith, Council Members: Joe Will, Brenda Boyd, Brent Guffey, and Donnie Griffin were all present. City Manager, Josh Ross and department heads were present as well. Council Members, Dan Boling and Kay McCathen were absent. A quorum was present.

Department Head Reports

Bessemer City department heads gave reports on their department's status:

JoD Franklin, Parks and Recreation Director- Mr. Franklin addressed Council regarding Christmas in the City festival, the Trunk or Treat event, and Stinger Park. The 2023 Christmas in the City festival and parade will be held on Sunday, November 19th. The Trunk or Treat event went well. Stinger Park continues to see multiple tournaments a month. The walking trail will be maintained. Discussion about possibly having a sponsor help with paving the trail was held. The split rail fence is currently being installed and will be completed soon.

Tom Ellis, Police Chief – Mr. Ellis addressed Council regarding new Police Officers, current recruitment, the Fire Department Barbecue and new births to employees of the department.

Nathan Hester, Development Services Director – Mr. Hester addressed Council regarding the status of numerous economic development projects. There will be a new coffee and waffle shop coming to downtown. On Wednesday, December 6th City Staff will hold a holiday celebration for Downtown Development Board members and business owners to mingle. The Designs solutions group has now partnered with Brookline to complete the preliminary drawings for the town homes designs.

Diane Jenkins, Finance Director – Ms. Jenkins addressed Council regarding the upcoming audit and the Powell Bill funding. Additionally, discussion was held regarding several past due sewer accounts. City Council adopted new availability rates regarding several citizens who were connected to the sewer system. However, there are a few individuals who have not paid their accounts since August 2022.

Jamie Ramsey, Director of Operations- Mr. Ramsey informed Council that the Water Treatment Plant upgrades are 90% complete. The City's water system is in good standing, even though we have not had a lot of rain. The City has not had to purchase water.

Hydeia Hayes, City Clerk & Human Capital Director- Ms. Hayes addressed Council regarding the upcoming Staff Christmas Party and Thanksgiving Luncheon. Additionally, Ms. Hayes mentioned that the Planning & Zoning Board as well as the Downtown Development Boards will all be going through an dissolution and re-establishment process.

Discussion of Right-of-Way Closure (Hillcrest Dr)

Council member, Joe Will initially inquired about the City's future use of the property adjacent to the right-of-way. City Staff informed him that as this is a marsh, swamp area that no plans have been established as of date. Mr. Will stated that his reservations had been answered. This item will be placed on the Regular Meeting of November 2023.

Downtown Property Discussion

City Staff and Sam Kline of MECA Real Estate addressed Council regarding the two downtown properties recently purchased with City BAP grant monies. Mr. Kline has been working with City staff to ensure that said properties are marketed to the right business to further enhance the downtown area. Currently discussion has been had with several interested parties. However, no concrete offers have been made at this time. The City wants to ensure that the right prospect is brought in to yield a profitable and sustainable business in the historic buildings.

City Manager's Report

Josh Ross, City Manager- Mr. Ross addressed Council regarding the following:

General: The Fire Department will host its annual barbecue sale on Friday, November 10th and Saturday, November 11th. Nathan Hester has recently graduated from RC2. The Rural Community Capacity (RC2) program, is a pilot initiative from the North Carolina Department of Commerce and part of Commerce's broader Rural Transformation Grant program. The purpose of the program is to increase various City's capacity to plan, implement and manage economic development programs and opportunities. Additionally, the City will be able to apply for a \$49,999 grant to further economic development initiatives. The City recently received \$2,150,000 from the State of North Carolina, as part of the 2023-2025 State Budget, for public safety improvements. The City is currently conducting a feasibility study that will identify current and future public safety needs in the community, i.e. fire, police, etc. This study is focused on facility needs as the City continues to invest in a full-service fire department and as the police department grows. City Staff will be coming back to Council at a later date with the results of this study. Council Member Guffey recently informed City Staff about a dust issue as a result of the Lennar Homes project site. City staff has reached out to the County to see if we could receive information about environmental regulations.

Council General Discussion

Mayor Smith opened the floor for Council general discussion. Council member, Joe Will made a motion to appoint Nellie Floyd as the Ward 2 City Council representative to replace Mrs. Kay McCathen. Ms. Floyd has attended many City Council meetings and is an advocate for the City. The vote was unanimously approved. Per Mayor and City Council, Nellie Floyd will be sworn in on Monday, November 13th at 7:00 PM.

Adjourn

Being no further business to come before the board, the meeting was adjourned at 4:26 PM by motion of Brenda Boyd and unanimous vote.



COBC-GOVBOBOD-2023-2024 O 4

City of Bessemer City

AN ORDINANCE FOR THE CLOSING & WITHDRAWING A RECORDED SECTION OF PUBLIC STREET RIGHT-OF- WAY NAMED HILLCREST DR

WHEREAS, G.S. 160A-229 authorizes the Council of Bessemer City to permanently close streets and public alleys:

WHEREAS, The City adopted a Resolution of Intent on September 11, 2023 to close and withdraw from dedication a portion of street right-of-way named Hillcrest Drive. A section of right-of-way measuring approximately 199.97 feet is located east of PID 121779 and west of PID 121804. This section of right-of-way measures 32.78 feet going northwest, then 40.12 feet going northwest, then 199.97 feet going northeast, then 40.12 feet going southeast, then 199.91 feet going south. This portion of unimproved street right-of-way measures approximately 0.0921 acres.

WHEREAS, after proper notification a Public Hearing was held before the Bessemer City Council at it's regularly scheduled meeting on October 9, 2023;

WHEREAS, the City of Bessemer City to retain rights-of-way for water, sewer, and natural gas in said street right-of-way.

NOW THEREFORE BE IT ORDAINED, by the City Council of the City of Bessemer City, that the above-described right-of-way be closed and withdrawn from dedication.

ADOPTED THIS THE 13TH DAY OF NOVEMBER 2023

BECKY S. SMITH, MAYOR

ATTEST: _____
HYDEIA Y. HAYES, CITY CLERK

NORTH CAROLINA
GASTON COUNTY

This the ____ day of _____, _____, personally appeared before me, a Notary Public for said County and State, Hydeia Y. Hayes who being duly sworn to me says that she knows the common seal of the City of Bessemer City and is acquainted with Becky S. Smith, who is the Mayor and presiding member of said municipal corporation; and that she saw the Mayor sign the foregoing instrument and saw the common seal of the said municipal corporation affixed to said instrument by said Mayor, and that she, the said Hydeia Y. Hayes, signed her name in attestation of said instrument in the presence of said Mayor of said municipal corporation.

Witness my hand and notarial seal, this the ____ day of _____, _____.

Notary Public

My Commission expires _____

Prepared By: Hydeia Y. Hayes (Bessemer City City Hall)

Mail To: Bessemer City Hall
ATTN: Hydeia Hayes
132 W. Virginia Ave.
Bessemer City, NC 28016



**RESOLUTION DECLARING PROPERTY SURPLUS AND
AUTHORIZING THE DISPOSITION OF SAID PROPERTY**

WHEREAS, the City Council of the City of Bessemer City, North Carolina has determined that the City owns certain property that has become surplus for its current needs; and

WHEREAS, the property is described as follows:

1981 GE Generator with a Cummins turbo diesel engine 200 KW (ATSB1141000XS)
Condec with a Detroit diesel 92 series V12 engine and is 440 KW

WHEREAS, General Statute §160A-266 permits the City to sell such property by private sale, upon authorization by the City Council at a regular meeting and notice to the public; and

WHEREAS, General Statute §160A-271 permits the City to exchange such property for comparable property and not below tax value, upon authorization by the City Council at a regular meeting and notice to the public;

NOW, THEREFORE BE IT RESOLVED that the City Manager is hereby authorized to dispose of the aforementioned property by any means allowable including internet on-line offering, private sale or even exchange.

BE IT FURTHER RESOLVED that the property described in this resolution was declared surplus on November 13th, 2023

Adopted this the 13th day of November 2023.

Becky S. Smith, Mayor

Attest:

Hydeia Hayes, City Clerk



**RESOLUTION
TO ACCEPT AN OFFER OF FUNDING**

WHEREAS, the North Carolina Department of Environmental Quality Division of Water Infrastructure has offered a Clean Water State Revolving Loan in the amount of **\$1,985,000** for the construction of the **Vantine Pump Station and Sewer Replacements**, and

WHEREAS, the **City of Bessemer City** intends to construct said project in accordance with the approved plans and specifications.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BESSEMER CITY:

That **City of Bessemer** does hereby accept the Clean Water State Revolving Loan offer of **\$1,985,000**.

That the **City of Bessemer** does hereby give assurance to the North Carolina Department of Environmental Quality that any Conditions or Assurances contained in the Award Offer will be adhered to.

That **Joshua M. Ross, MPA, City Manager**, the **Authorized Official**, and successors so titled, is hereby authorized and directed to furnish such information as the appropriate State agency may request in connection with this project; to make the assurances as contained above; and to execute such other documents as may be required by the Division of Water Infrastructure.

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk

Capital Project Ordinance for the City of Bessemer City Vantine Pump Station and Sewer Replacements Amendment

BE IT ORDAINED by the City Council of the City of Bessemer City that, pursuant to Section 13.2 of Chapter 159 of the General Statutes of North Carolina, the following capital project is hereby adopted:

Section 1. The project authorized is the Vantine Pump Station and Sewer Replacements, which, in two (2) elements of work, the first includes replacement of the Vantine sewer pump station and extension of the existing force main to a new discharge point. The second work element includes replacement of sewer lines at various locations in the City.

Section 2. The officers of this unit are hereby directed to proceed with the capital project with acceptance of grant and loan funds, and the budget contained herein.

Section 3. The following amounts are appropriated for the project:

Construction	\$ 1,618,525
Contingencies	80,900
Planning and Design	120,000
Construction Phase Engineering	190,875
Administration	20,000
Closing Cost	39,700
Total Appropriations	<u>\$ 2,070,000</u>

Section 4. The following revenues are anticipated to be available to complete this project:

Clean Water State Revolving Fund Loan	\$ 1,350,000
Clean Water State Revolving Fund Grant	500,000
Additional CWSRF Loan	135,000
Local Funds	85,000
Total Estimated Revenues	<u>\$ 2,070,000</u>

Section 5. The Finance Officer is hereby directed to maintain within the Capital Project Fund sufficient specific detailed accounting records to satisfy the requirements of the loan agency agreements and regulations.

Section 6. The Finance Officer is directed to report on the financial status of the project pursuant to loan agreement.

Section 7. The Finance Officer is directed to include a detailed analysis of past and future costs and revenues on this capital project in every budget submission made to this Board.

Section 8. Copies of this Capital Budget Ordinance shall be furnished to the Clerk of the Governing Board and to the Finance Officer for direction in carrying out this project,

Adopted this the _____ of _____, 2023.

Mayor, Becky S. Smith

Hydeia Hayes, City Clerk