

CITY COUNCIL REGULAR MEETING

City Council Chambers

Monday, May 10, 2021 at 7:00 PM

AGENDA

Bessemer City will conduct this meeting in accordance with the Governor's current Executive Order issued in response to the COVID-19 Public Health Emergency. Group size is limited to fifty (50) people and masks are required.

Call to Order, Prayer, Pledge of Allegiance — *First Wesleyan Church Pastor, Matt Mitchell will lead the audience in prayer.*

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

Request to Speak/Opportunity for Public Comment — *Citizens will be provided an opportunity for Public Comment. You must sign up for Public Comment with the City Clerk at (704) 729-6509 by 12:00 PM on the day of the meeting in order to speak. Comments will be limited to three (3) minutes.*

Special Presentations

1. **Central Drug**

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.*

2. **Approval of Minutes:** Regular Meeting Minutes of April 12th, 2021.

3. **Approval of Minutes:** Work Session Meeting Minutes of April 27th, 2021

4. **Approval of Minutes:** Special Meeting Minutes of April 30th, 2021

5. **Capital Project Budget Amendment:** City Staff is seeking the approval of the reformatted capital project budget amendment regarding Stinger Park. Said reformatting is needed to meet LGC requirements.

Business Items

6. **Asset Management Plan:** Kenneth Orie of Withers Ravenel will address Council regarding the asset management plan.

7. **Summer Feed Program Presentation:** Event & Recreation Supervisor, Andrea Nixon will address Council regarding a Summer Feed Program in Bessemer City.

8. **Establish Public Hearing for 2021-2022 Proposed Budget:** Council will consider setting a public hearing for the 2021-2022 Proposed Budget at the Regular Meeting on Monday, June 14th, 2021 at 7:00 PM in Council Chambers.
9. **Public Hearing - Unified Development Ordinance (UDO) Update:** City Council will hold a public hearing to consider the adoption of the revised and updated Unified Development Ordinance (UDO) at the Regular Meeting on Monday, June 14th, 2021 at 7:00 PM in Council Chambers. This public hearing was advertised in accordance with NCGS.
10. **National Police Week Proclamation:** City Council will consider adopting a resolution that declares Sunday, May 9th-Saturday, May 15th as Police Week here in Bessemer City, NC in support of National Police Week.
11. **Juneteenth Week Proclamation:** City Council will consider adopting a proclamation that celebrates Juneteenth week in Bessemer City from Sunday, June 13th until Saturday, June 19th.
12. **Resolution- Opposition to HB 401/SB 349:** City Council will consider adopting a resolution opposing two bills regarding single family homes regulations.
13. **Resolution - Authorizing A Policy for Mutual Aid Assistance with Other Law Enforcement Agencies:** City Council will consider adopting a resolution regarding a mutual aid assistance policy.
14. **Approval of Building Rehab Incentive Grant (BRIG):** Council will consider approving grant funds for building improvements at 128 & 130 West Virginia Avenue.
15. **Ordinance- Vacate & Close 205 East Maryland Avenue:** Code Enforcement Officer, Don Mauldin will address Council regarding a vacate and close order for property at 205 East Maryland Avenue.
16. **Pedestrian Plan Update:** City Staff will address Council regarding the Pedestrian Plan update.

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.*

Adjourn

REGULAR MEETING

April 12th, 2021

The Bessemer City Council met in regular session on Monday, April 12, 2021 at 7:00 PM in Council Chambers.

Members Present

Mayor, Becky S. Smith, Council Members: Alfred Carpenter, Kay McCathen, Brenda Boyd, Dan Boling, Joe Will, and Donnie Griffin were all present. City Manager, James Inman was present as well.

Call to Order, Prayer, Pledge of Allegiance

Mayor Smith called the meeting to order. David Sullivan, Sunnyside Baptist Pastor led the audience in prayer. Mayor Smith led the audience in the Pledge of Allegiance.

Approval of the April Agenda

By motion of Alfred Carpenter and unanimous vote, the April agenda was approved.

Gaston County 2040 Community Visioning Project Update

Gina Shell, of the Gaston County Manager's Office addressed Council regarding the 2040 Community Visioning project. Ms. Shell informed Council that she was addressing the Board, as this is a County vision and all municipalities are asked to join the effort. The purpose of this project is to develop what the County's vision is going to be in 20 years. An economic development assessment is currently being done to assess where the County is. A steering committee has been created to carry out this task. The committee will begin working immediately and will make sure that they listen to all parts of the Gaston County community. The end product will be a vision document that every municipality can review and a website to bring attention to the County's vision efforts. The project has 4 phases. Ms. Shell informed the board that she would be in contact in a later phase to seek the City of Bessemer City's help.

Request to Speak/Opportunity for Public Comment

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

- David Lutz of 408 N. 12st Street: Mr. Lutz addressed Council about his concern of the City's vision for the future. Mr. Lutz stated that he felt that there is a lack of growth and direction in Bessemer City. Furthermore, Mr. Lutz inquired about a citizen community identity survey.
- Aaron Grosdider of 517 Costner School Rd: Mr. Grosdider addressed Council regarding the Police Department and City parks. Mr. Grosdider stated that he had saw a Police vehicle almost strike a pedestrian in the crosswalk in front of City Hall. Mr. Grosdider stated that although Stinger Park is a positive for the community, he believes that work should be invested in City existing parks. Kevin Millwood Park is one that he mentioned could be upgraded. Also, he stated that attention was needed regarding Indian Springs Park by the middle school.

Consent Agenda

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

- Approval of Minutes- Regular Meeting Minutes of March 8th, 2021 and Work Session Meeting Minutes of March 30th, 2021.
- Procurement Disbursement Policy- This is a policy that addresses how the City procures funds for the CDBG project. The policy strives, to the maximum extent practical, to promote a fair, open, and competitive procurement process as required under the CDBG-NR Program.
- CDBG-NR Assistance Policy- This Assistance Policy describes who is eligible for assistance under the CDBG-NR, how applications for assistance were ranked, what the terms of assistance are, and how the rehabilitation process will be managed. Bessemer City has designed the CDBG-NR project to be fair, open, and consistent with its awarded application for funding and with CDBG-NR Program Guidelines.

Ordinance- Vacate & Close 216 East Maryland Avenue

Code Enforcement Officer, Donald Mauldin addressed Council regarding the ordinance to close and vacate property located at 216 East Maryland Avenue. The property owner has been contacted about the current resident occupying the home with no water connection. The water was cut off for non-payment in November 2019. Since then, the current residents have not paid the bill to restore services. Thus, City Staff is recommending that the property be closed, and residents vacated until services are restored. Per City Code, any residence without water connection for a year may be closed and vacated in the interest of public health.

By motion of Dan Boling and unanimous vote, the ordinance to close and vacate property at 216 East Maryland Avenue was adopted.

Resolution-State Revolving Fund (SRF)

City Manager, James Inman addressed Council regarding the resolution for the state revolving fund application. The City is in the process of applying for grant funds to receive assistance with replacing sewer lines and make upgrades to the Vantine Pump Station. Said grant would cover 75% of the cost of the project.

By motion of Joe Will and unanimous vote, the resolution regarding the state revolving fund application was adopted.

Budget Amendment

City Manager, James Inman addressed Council regarding the April budget amendment. The City received proceeds from the insurance company, from a police vehicle involved accident. A citizen struck a police vehicle. An amendment is needed to account for funds coming in to the budget.

City Manager's Report

City Manager, James Inman addressed Council regarding the following:

General- Two sewer projects are still underway by 12th Street. Mr. Inman commended Chief Ellis, Sgt. Duque, and the Parks & Recreation department for their assistance with the Kintegra COVID-19 Vaccine clinic on Friday, March 19th, 2021. As of Monday, April 5th, 2021 all City buildings and facilities are open to the public. Each location will require a mask worn by the public and City

Staff, some locations will require a temperature check. Discussion was held regarding Parks & Recreation upcoming events and programming and progress of the CDBG project.

City Council General Discussion

Mayor Smith opened the floor for Council general discussion. Council member, Dan Boling inquired about potholes on Maine Avenue and by the First Wesleyan Church. City Manager, Inman informed Mr. Boling that the potholes have been reported to the NCDOT. Currently, they are behind on road maintenance. Mr. Boling led a discussion on the neighboring communities Car Shows. Council member, Kay McCathen expressed her gratitude for the new homes being built in her ward. Council member, Donnie Griffin inquired about the COVID funds being sent to cities for infrastructure improvements and the progress on County services.

Adjourn

Being no further business to come before the board, by motion of Alfred and unanimous vote, the meeting was adjourned at 7:50 PM.

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk

WORK SESSION MEETING

April 27th, 2021

The Bessemer City Council met in work session on Tuesday, April 27th, 2021 at 2:00PM in Council Chambers. Proper notice was given.

Call to Order

Mayor Becky S. Smith called the meeting to order.

Members Present

Mayor Becky Smith, Council Members: Donnie Griffin, Kay McCathen, Brenda Boyd, Dan Boling, Joe Will and Alfred Carpenter were all present. Also present were City Manager, James Inman and department heads.

Discussion – Unified Development Ordinance (UDO)

City Staff introduced Meredith Gruber, of Withers Ravenel to City Council. Mrs. Gruber presented Council with updates to the UDO that the Planning Board and City Staff have made thus far. Changes to the Zoning Map and layers were discussed. The table of uses for the updated UDO has been condensed, and will contain an appendix that will detail what is permitted for citizen review. Discussion regarding the setbacks for the viewshed, and chain link fencing was held. The new UDO will include a requirement for a shed or garage for all new homes. The update also includes a provision that manufactured homes are not allowed in City limits. However, they are allowed in the ETJ and must be on a two acre lots. In the current code, Chain link fences are only allowed in the back yard. This has been interpreted several ways. Thus, the update will state that chain link fences cannot be visible to the eye. Discussion about requiring a permit for fencing was discussed.

By general consensus, Council approved the requirement of a permit before fencing work can be done. Foundation planting was discussed and deemed important by Council. This will require new home builders to install a tree and some shrubbery.

Health in All Policies

City Staff addressed Council regarding a Gaston County initiative called, Health in all Policies. Several municipalities have been asked to join a work shop in May to discuss the progression of the health policies in Gaston County. Mayor Smith and Council Member Joe Will volunteered to represent the City Council Board at the meeting.

Council General Discussion

Mayor Smith opened the floor for Council general discussion. There was none.

Adjourn

Being no further business to come before the board, the meeting was adjourned at 3:12 PM by motion of Donnie Griffin and unanimous vote.

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk

SPECIAL MEETING**April 30, 2021**

The Bessemer City Council met in special session on Friday, April 30th, 2021 at 8:00AM in Council Chambers of City Hall. Proper notice was given.

Members Present

Mayor Becky Smith, Council Members: Dan Boling, Brenda Boyd, Kay McCathen, Joe Will, Alfred Carpenter, and Donnie Griffin. Also present were City Manager, James Inman and department heads: Jamie Ramsey, Tom Ellis, Charlie Harbin, JoD Franklin, Karen Floyd, Diane Jenkins, Nathan Hester, Joshua Ross, and Hydeia Hayes.

Call to Order

Mayor Smith called the meeting to order and explained that this meeting was the 2021 City Council Planning Retreat. This meeting's purpose was to review the City's plans for FY 2021-2022 and discuss future projects.

Presentations

City Manager, James Inman led the retreat. Presentations from McGill Associate Engineers and department heads were given.

Light discussion amongst Council and outside presenters ensued.

By general consensus, City Council approved the Master Service agreement with Sam Kline to market certain City property for sale. Council also approved City Staff to contact NCDOT regarding a four way intersection study along Virginia Avenue.

Adjourn

Being no further business to come before the board, by general consensus, the meeting was adjourned at 2:15 PM

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk



CITY OF BESSEMER CITY
CAPITAL PROJECT ORDINANCE AMENDMENT
May 10, 2021

BE IT ORDAINED by the governing board of the City of Bessemer City, North Carolina, that the following amendment be made to the Capital Project Ordinance for North Park/Stinger Park.

Section 1. The following amounts are appropriated for the project:

| <u>Account Description</u> | <u>Amendment</u> | <u>Total Budget</u> |
|----------------------------|---------------------|---------------------|
| Construction | \$ 5,227,305 | \$ 7,499,519 |
| Design/Engineering | 236,000 | 481,000 |
| Property Acq/Loan Interest | 221,247 | 433,247 |
| Contingency | 424,234 | 424,234 |
| Funding Assistance | | 60,000 |
| | <u>\$ 6,108,786</u> | <u>\$ 8,898,000</u> |

Section 2. The following revenues are anticipated to be available to complete this project:

| <u>Account Description</u> | <u>Amendment</u> | <u>Total Budget</u> |
|----------------------------|---------------------|---------------------|
| Gaston County Grant | \$ | \$ 500,000 |
| NC Parks & Recreation | | 500,000 |
| Connect NC Bond | -480,000 | |
| Loan Proceeds | -1,309,214 | |
| RD Loan 07 | 7,897,487 | 7,897,487 |
| Applicant Contribution | 513 | 513 |
| | <u>\$ 6,108,786</u> | <u>\$ 8,898,000</u> |

Section 3. The Finance Officer is directed to report, on a quarterly basis, on the financial status of each project element in Section 3 and on the total revenues expended.

Section 4. Copies of this capital project ordinance amendment shall be furnished to the Clerk to the Governing Board, and to the Budget Officer and the Finance Officer for direction in carrying out this project.

Adopted by Council, this _____ day of _____ 2021.

Becky S. Smith, Mayor

Date

Hydeia Hayes

Date



Sun, Food & FUN

FREE LUNCH

Allan Farris Community Center

220 S. 14th Street, Bessemer City

JUNE 1 - AUGUST 13

Meals served daily Monday - Thursday

11:00 AM - 12:00 PM

Youth & Teens 18 & Under



For more information please contact:
Andrea Nixon, Events & Recreation Supervisor
(704) 629-5111 or anixon@bessemercity.com





Sun, Food & Fun

Summer Food Service Program

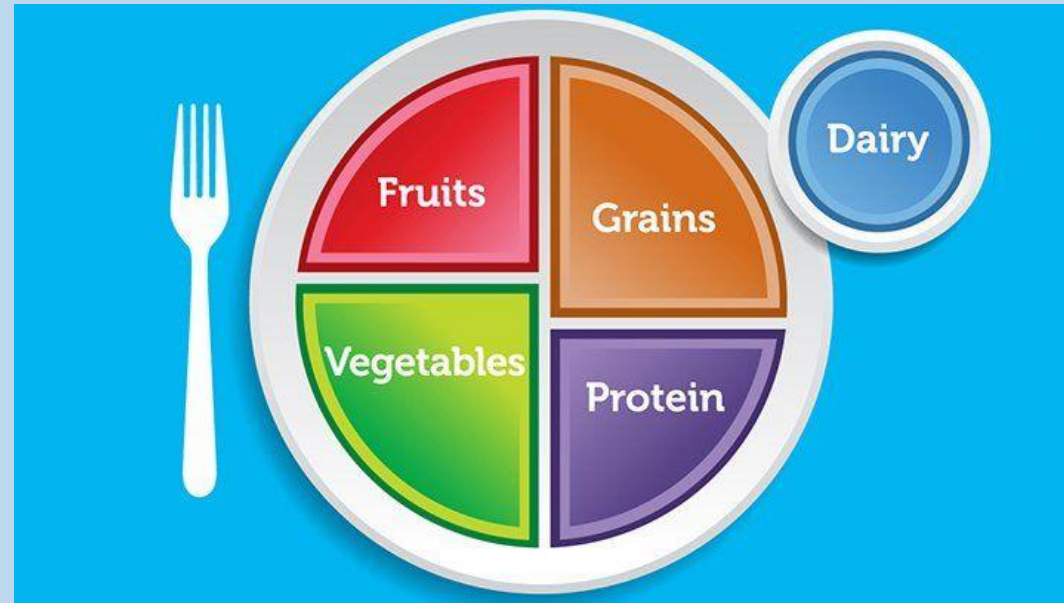
In collaboration with Gaston County Schools

2021



Andrea Nixon
Events & Recreation Supervisor
Bessemer City Parks & Recreation Department

WHAT ?



The Summer Food Service Program is a federally-assisted initiative that provides healthy meals to children and teens in economically disadvantaged areas when school is not in session.

WHO?

Youth and Teens ages 18 & under



WHEN ?

MONDAY

—

THURSDAY

- Serving time-max 2 hours
- **Proposed dates:**
Tuesday, June 1-
Friday, August 13

WHERE?

- Allan Farris Community Center/Bessemer City Pool

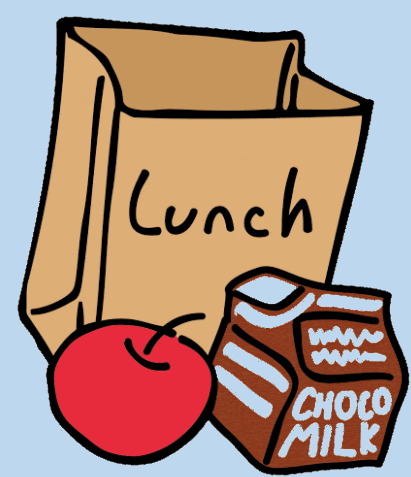


WHY?

- Impact to Youth and Families
 - Food security
 - Nutrition
 - Health/Wellness
 - Mental Health
 - Educational



Cost



+

\$

=

FREE!

COVID-19 Guidelines



RECREATION BENEFITS

- Programming
 - Arts & Crafts
 - Tutoring/Mentoring
 - Sports
 - Camps
 - Gardening
 - Reading Programs
 - Special Presentations

UNLIMITED PROGRAM IDEAS



ADVERTISEMENT

- Local Paper
- New Releases
- Social Media (Facebook, Twitter)
- Website
- Flyers
- Mailers



A colorful poster for a summer food program. At the top left is a large yellow sun with rays. The text "Sun, Food & FUN" is written in a playful, orange and black font. To the right is a circular logo for the "Summer Food Service Program" by the "USDA", featuring two children playing. Below this, the words "FREE LUNCH" are written in large, bold, black capital letters. Underneath, "Allan Farris Community Center" is written in red, followed by the address "220 S. 14th Street, Bessemer City" in a smaller black font. The dates "JUNE 1 - AUGUST 13" are prominently displayed in large blue letters. Below the dates, it says "Meals served daily Monday - Thursday" in a small black font, followed by the time "11:00 AM - 12:00 PM" in large blue letters. At the bottom, "Youth & Teens 18 & Under" is written in green. The background features faint, stylized drawings of children. At the bottom left is the "Bessemer City" logo with a house icon and the tagline "Shaping our Future". At the bottom right is the "Gaston County" logo with an apple icon and the tagline "Shaping our Future".

FREE LUNCH

Allan Farris Community Center
220 S. 14th Street, Bessemer City

JUNE 1 - AUGUST 13
Meals served daily Monday - Thursday

11:00 AM - 12:00 PM

Youth & Teens 18 & Under

For more information please contact:
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Bessemer City
Shaping our Future

Gaston County
Shaping our Future





In 2018, the SFSP provided more than 145 million nutritious meals and snacks to children during the summer when school was not in session.

-USDA Food and Nutrition Service





Let's Make a Difference One Child at a Time!

Thank you for listening!



PROCLAMATION
National Police Week 2021

To recognize National Police Week 2021 and to honor the service and sacrifice of those law enforcement officers killed in the line of duty while protecting our communities and safeguarding our democracy.

WHEREAS, there are approximately 900,000 law enforcement officers serving in communities across the United States, including the dedicated members of the Bessemer City Police Department; and

WHEREAS, nearly 60,000 assaults against law enforcement officers are reported each year, resulting in approximately 16,000 injuries; and

WHEREAS, since the first recorded death in 1791, almost 20,000 law enforcement officers in the United States have made the ultimate sacrifice and been killed in the line of duty; and

WHEREAS, the names of these dedicated public servants are engraved on the walls of the National Law Enforcement Officers Memorial in Washington, D.C.; and

WHEREAS, many new names of fallen heroes are being added to the National Law Enforcement Officers Memorial; and

WHEREAS, the service and sacrifice of all officers killed in the line of duty will be honored during the National Law Enforcement Officers Memorial Fund's 33rd Annual Candlelight Vigil, on the evening of May 13, 2021; and

WHEREAS, May 15 is designated as Peace Officers Memorial Day, in honor of all fallen officers and their families and U.S. flags should be flown at half-staff.

THEREFORE, BE IT RESOLVED that the City of Bessemer City formally designates Sunday, May 9-Saturday, May 15, 2021, as Police Week in Bessemer City, and publicly salutes the service of law enforcement officers in our community and in communities across the nation.

IN WITNESS WHEREOF, I hereunto set my hand this the 10th day of May, 2021

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk



**PROCLAMATION
COMMEMORATING JUNETEENTH WEEK A NATIONAL WEEK OF PRIDE**

WHEREAS, the Emancipation Proclamation, an executive order issued January 1st, 1863 by President Abraham Lincoln immediately freed approximately five hundred thousand from generational bondage, but still left approximately 3.5 million enslaved across the United States; and

WHEREAS, Juneteenth is the oldest known celebration commemorating the ending of slavery in the United States, when Union soldiers led by Major General Gordon Granger arrived in Galveston, Texas to announce the war had ended, freeing the enslaved; and

WHEREAS, 2021 is the 156th anniversary of Juneteenth Day, a nationally recognized day which commemorates June 19, 1865 as the observance of African American Emancipation Day of Freedom; and

WHEREAS, “Emancipation Day” is an opportunity for Americans of all faiths to join in united prayer to acknowledge our dependence on God, to give thanks for blessings received, to request healing for wounds endured, and to ask God to guide our leaders and bring wholeness to the United States and her citizens; and

WHEREAS, Juneteenth is a time to cultivate the true spirit of freedom and remember our ancestors as the men and women who bravely acted as catalysts for change; and

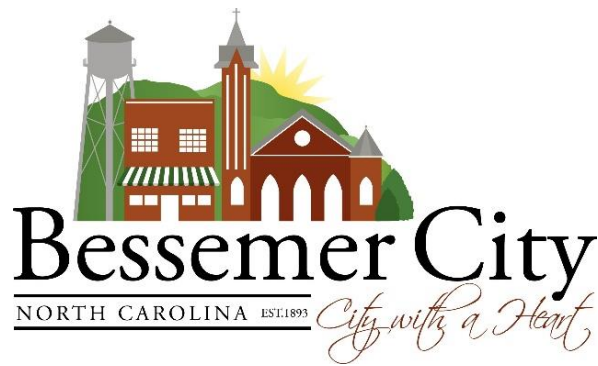
WHEREAS, the City of Belmont, City of Bessemer City, City of Gastonia, and Elements of Empowerment, will host a Juneteenth Celebration on Friday, June 18, in Bessemer City Centennial Park from 6:00 PM -9:00 PM, and Saturday, June 19, 2021 in Belmont beginning with “Juneteenth Sunday” on Sunday, June 13, 2021.

NOW, THEREFORE, I, Mayor Becky S. Smith and the City Council do hereby proclaim June 19th, 2021 as “Juneteenth Day” and Sunday, June 13th as “Juneteenth Sunday” and encourage citizens to recognize and commemorate Juneteenth which honors the history, legacy, and culture of African Americans throughout the United States of America by participating in celebrations and festivities during the month of June.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Bessemer City to be affixed on this 10th day of May 2021.

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk



**RESOLUTION IN OPPOSITION TO HB401/SB349
2021 NORTH CAROLINA LEGISLATIVE SESSION**

WHEREAS, recognizing the importance of zoning to the peace and prosperity of North Carolina's municipalities, for generations the State of North Carolina has allowed municipalities to regulate local development; and

WHEREAS, municipalities in the State of North Carolina have their own unique characteristics and challenges so that "one size" does not "fit all," and statewide zoning mandates thus may have unintended negative consequences for the residents of the State; and

WHEREAS, unfunded mandates by the State, particularly during a time when local revenues are under pressure due to Covid-19 and other factors affecting local economies, will force communities such as Bessemer City to either increase property taxes or decrease services critical to the their residents, such as street maintenance or fire and police protection; and

WHEREAS, HB401/SB349 is now pending in the North Carolina General Assembly, and would force municipalities to allow duplexes, triplexes, quadplexes and Cityhouses into all residential zones, including all low-density zoning districts, for the stated purpose of expanding housing opportunities in City; and

WHEREAS, HB401/SB349 exempts residential areas in which private restrictive covenants apply, thus differentiating between sub-divisions such as gated communities and the neighborhoods without such protections, in essence protecting the wealthy by exposing middle and low income residents to incompatible development dictated by state government; and

WHEREAS, although HB401/SB349 has reportedly been endorsed by "affordable housing" proponents as a way to increase supply and decrease costs, in actuality there is nothing in the bill which actually controls costs; and

WHEREAS, HB401/SB349 likewise mandates the allowance of "one accessory dwelling," which can consist of a duplex, on each lot on which there is a single family residence, circumventing all usual approval processes such as conditional district zoning, and trumping all local parking requirements and utility approval protocols without regard to the impacts of a potential tripling of density; and

WHEREAS, HB401/SB349 has the potential to fundamentally change most neighborhoods in Bessemer City and accelerate the disruption of the lives of its citizens; and

WHEREAS, HB401/SB349 allows deficient applications to nevertheless vest development rights, undermining the ability of local jurisdictions to react to changes within their communities; and

WHEREAS, HB401/SB349, by using terms which are undefined and vague, makes expensive future litigation likely to create certainty around the meaning of its terms; and

WHEREAS, HB401/SB349 shifts financial responsibility for a developers attorney's fees onto the municipality whether or not the City's decisions have been made in good faith in a manner seeking to protect the common good; and

WHEREAS, HB401/SB349 prohibits a municipality from even examining a traffic impact analysis which has satisfied the North Carolina Department of Transportation, whether or not the municipality believes that the traffic generated by the project poses a danger to public safety and the ratification by the Department is prudent; and

WHEREAS, HB401/SB349, under the guise of creating affordable housing, is actually a usurpation of local zoning authority and if passed, will undermine the long-term stability of the City of Bessemer City for its permanent residents, betraying the promises of zoning which residents have relied upon in making their most important financial investments, the purchase of their homes; and

WHEREAS, HB401/SB349 proposes significant changes to Chapter 160D (local planning and development regulation) of the General Statutes that significantly reduce the autonomy of local governments in establishing and enforcing local zoning and land use regulations through a Zoning, Unified Development, Land Development or comparable ordinance and the statewide regulations proposed in the bills would obstruct a local government's ability to thoughtfully plan for growth and evaluate development proposed in a community; and

WHEREAS, HB401/SB349 would eliminate single-family zoning by allowing for middle housing types (defined as residential duplexes, triplexes, quadplexes, and townhouses) in areas zoned for residential use and mandating the allowance of accessory dwelling units in all residential zones, and while such mandates would increase housing supply statewide, there is no guarantee of housing affordability, or neighborhood compatibility; and

WHEREAS, HB401/SB349 would significantly alter the development review and development appeals process to the disadvantage of a local authority with specific examples including: precluding using traffic as a basis for denying a development permit; barring local governments from conditioning the acceptance or processing of a permit application unless specifically statutorily authorized; and authorizing a court to award reasonable attorneys' fees and costs to a party successfully challenging the actions of a local government; and

WHEREAS, HB401/SB349 directs local governments to adopt land use ordinances and regulations or amend their comprehensive plans to implement the provisions of Part I of the Bill by October 1, 2021, at a time when local governments are investing significant time and resources to comply with new Chapter 160D requirements recently enacted by the General Assembly (S.L.

2020-25), and the proposed bills would significantly alter those ongoing planning processes, waste government resources, and erode public trust; and

WHEREAS, if the intent of the Bill is to increase the statewide housing supply, then there should be a rigorous analysis of the local fiscal, environmental, health and service impacts, both positive and negative, and reasonable solutions, including funding, included in the Bill to mitigate potential impacts;

NOW THEREFORE BE IT HEREBY RESOLVED by the City Council of the City of Bessemer City, North Carolina as follows:

1. That the General Assembly not adopt either HB401 or SB349;
2. That, if passed, the Governor, the Honorable Roy Cooper, veto these measures;
3. That the City Manager employ the City's lobbyists to work to prevent the passage of these bills;
4. That a copy of this resolution be sent to our elected State representatives and the Governor;
5. That the City Manager take whatever additional steps he deems prudent.

Adopted this the 10th day of May 2021.

Becky S. Smith, Mayor

ATTEST:

Hydeia Y. Hayes, City Clerk

COBC-GOVBOB-2020-2021 R 9



CITY OF BESSEMER CITY RESOLUTION ADOPTING A POLICY FOR MUTUAL AID ASSISTANCE WITH OTHER LAW ENFORCEMENT AGENCIES

WHEREAS, pursuant to North Carolina General Statutes GS160A-288 and GS 90-95.2, the governing body of a city or county may adopt appropriate guidelines, for the purpose of mutual aid assistance with other municipal and county law enforcement agencies; and

WHEREAS, pursuant to said laws, the law enforcement assistance to be rendered authorizes lending officers to work temporarily with officers of the requesting agencies, including in an undercover capacity, and lending equipment and supplies; and

WHEREAS, it is deemed to be in the best interest of the City of Bessemer City to adopt a reasonable policy and guidelines whereby reciprocal law enforcement assistance can both be rendered to and obtained from other governmental jurisdictions; and

WHEREAS, such reciprocal assistance is necessary for effective law enforcement for the protection of the citizens of the City of Bessemer City,

NOW, THEREFORE, I, Becky S. Smith, Mayor, and the members of the Bessemer City Council do resolve that:

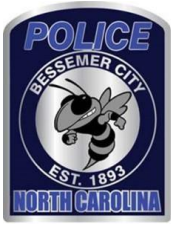
1. The Chief of Police is hereby authorized to enter into mutual assistance arrangements with other municipal and county law enforcement agencies, provided that the head of the requesting law enforcement agency makes such a request in writing.
2. The Chief of Police is hereby authorized to permit officers of the Bessemer City Police Department to work temporarily with the Officers of the requesting agency, including in an undercover capacity; and the Chief of Police may lend such equipment and supplies to the requesting agencies as he/she deems advisable.
3. The Chief of Police is hereby authorized to request officers of other law enforcement agencies to work temporarily with officers of the Bessemer City Police Department including in an undercover capacity; and the Chief of Police may borrow such equipment and supplies from other law enforcement agencies as he/she deems advisable.
4. All such requests and authorizations shall be in accordance with North Carolina General Statutes 160A-288 and 90-95.2, as applicable.

5. While working with a requesting agency, an officer shall, have the same jurisdiction, powers, rights, privileges and immunities including those relating to the defense of civil actions and payment of judgments as the officers of the requesting agency in addition to those he/she normally possesses.
6. While on duty with the requesting agency, an officer shall be subject to the lawful operational commands of his/her superior officers in the requesting agency, but shall, for personnel and administrative purposes, remain under the control of his/her own agency, including for purposes of pay. An officer shall furthermore be entitled to Worker's Compensation and the same benefits to the extent as though he/she were functioning within the normal scope of his/her duties.
7. The Chief of Police is hereby authorized to enter into mutual assistance agreements with other law enforcement agencies in accordance with such reasonable arrangements, terms, and conditions as may be agreed upon between the respective heads of the law enforcement agencies.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Bessemer City to be affixed this 10th day of May 2021.

Becky S. Smith, Mayor

Hydeia Y. Hayes, City Clerk



Bessemer City Police Department

Thomas E. Ellis, Jr.
Chief of Police



The City of Bessemer City Police Department hereby gives notice that our agency will participate in the Regional Law Enforcement Mutual Aid Agreement, effective June 1st, 2021, (Agreement) until expiration of the Agreement or earlier termination in accordance with the terms of the Agreement.

Thomas E. Ellis, Police Chief
Bessemer City Police Department
Bessemer City, NC 28016

North Carolina

County of Gaston

I, Hydeia Y. Hayes, a Notary Public of said County and State do hereby certify Thomas E. Ellis, Bessemer City Police Department, personally appeared before me, this day and acknowledged the due execution of the foregoing Regional Mutual Aid Agreement.

Witness my hand and Notary Seal, this the 10th day of May, 2021

Notary Public
My Commission Expires: 07-31-2023

State of North Carolina
Gaston County

BUILDING REHABILITATION GRANT AGREEMENT

This agreement, made and entered into this the ___ day of _____, 2021 by and between the City of Bessemer City (GRANTOR) and J.C. Vargas (GRANTEE), doing business as J & M Holdings LLC.

On Monday, May 11, 2021 the City Council of Bessemer City voted 6:0 to approve this Building Rehabilitation Incentive Grant (BRIG) to J.C. Vargas, property owner of 128 W. Virginia Ave.

WITNESSETH:

In witness whereof, the parties have hereunto set their hands and seals, this the day and year first above written.

The Grantor hereby approved to reimburse the Grantee with up to 50% of eligible expenses for the Grantee's interior building improvements at 128 W. Virginia Ave., Bessemer City, NC 28016 as allowed in the City of Bessemer City's Building Rehabilitation Incentive Grant (BRIG) Program. This funding will be used to pay for interior improvements only.

The Grantee affirms that J & M Holdings LLC is the current owner of 128 W. Virginia Ave. and that the Building Rehab Grant Application and supplemental items submitted are true and accurate.

This grant may only be used for the item(s) detailed below:

- Replacing floor coverings with ceramic tile and luxury vinyl tiles
- Installation of barn wood and faux brick wall coverings
- Paint all ceiling grid and replace tiles
- Detailed cleanup all interior areas and appliances
- Back roof flashing installation and roof repair

Grantee agrees to provide the City with all invoices from project elements stated above.

Grantee agrees to provide promptly such additional information, reports, and documents that the Grantor may request.

The Grantor shall reimburse the Grantee a total of \$10,000 after the project is completed, proof of payment has been provided, and a Certificate of Occupancy (C.O.) is provided to the Grantor. The maximum amount eligible for the grant is up to \$10,000 according to the grant's guidelines. The project total cost is \$23,000-\$25,000.

Grantee must request all reimbursable expenses outlined herein by Friday, June 25th, 2021.

The Grantor reserves the right to discontinue, modify or withhold any payments to be made under this grant award or to require a total or partial refund of any grant funds, if it, in the Grantor's sole discretion, such action is necessary: (1) because Grantee has not fully complied with the terms and conditions of this grant as outlined in the grant guidelines; (2) to protect the purpose and objectives of the grant; or (3) to comply with any law or regulation applicable to the Grantee, to the Grantor or this grant.

I understand and agree to the terms and conditions of the City of Bessemer City's Building Rehabilitation Incentive Grant (BRIG) Program, and hereby certify my authority to execute this agreement.

To the fullest extent permitted by law, I, J. C. Vargas (Grantee) agree to hold harmless the City of Bessemer City (Grantor), its elected and appointed officials, employees and volunteers and others working on behalf of the City against any and all claims, demands, suits or loss, including all costs connected therewith, and for any damages which may be asserted, claimed or recovered against or from the City, its elected and appointed officials, employees, volunteers or others working on behalf of the City by reason of personal injury, including bodily injury or death and/or property damage, including loss of use thereof, which arises out of or is in any way connected or associated with this agreement.

GRANTEE SIGNATURE

GRANTEE NAME AND TITLE

GRANTOR SIGNATURE

GRANTOR NAME AND TITLE

State of North Carolina
Gaston County

I, _____, a Notary Public for said County and State, do hereby certify that _____ and _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the ____ day of _____, 20 ____.

(Official Seal)

Notary Public

My commission expires _____, 20 ____.

1. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

CONTACTS

Applicant(s) Name: JC Vargas
 Applicant Address: 6640 Wilkinson Blvd.
 City: Belmont State: NC Zip: 28012
 Phone: 704 825 0061
 Email Address: JC@belmontoffices.com
 Business Name: Belmont Executive Offices
 Project Address: 128 W Virginia Ave, Bessemer City NC
 Property Owner(s) Name (if different from above): -SAME- JTM Holdings, LLC

Does the applicant own the project building? ☒ Yes ☐ No (Property owner must also sign below)

The undersigned applicant(s) affirms:

- Work done prior to grant approval (by City Council and written agreement) is not eligible for funding.
- The project will be completed within one (1) year from date of approval.
- I/we have read and understand the conditions, process, and guidelines of this grant program and agree to abide by its provisions.
- I/We acknowledge the project must meet certain requirements as required by the City.
- All required permits are responsibility of the applicant.
- The information submitted herein is true and accurate to the best of my/our knowledge.

Applicant Signature: JC Vargas Date: 5/4/21

Owner Signature (if Applicable): _____ Date: _____

Please submit Application to:

City of Bessemer City
 ATTN: Building Rehabilitation Incentive Grant (BRIG) Program Application
 132 W. Virginia Avenue
 Bessemer City, NC 28016



Please direct all questions or concerns to the Department of Economic Development
 (704) 729-6505 or jross@bessemercity.com



2. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

PROJECT INFORMATION

Project Description (Please describe what you anticipate to do. Also, please review the scoring sheet to understand what the review process will be looking for):

See Attached

Project Start Date: ASAP Anticipated Completion Date: May 25, 2021
Total Cost of Project (estimate): 23K-25K Grant Amount Requesting: 10K

Preferred Contractor(s):

Neely's Projects- General Contractor

Job: Interior Elements

Job:

JTM Holdings -

Job: Interior Elements

Job:

H+S Roofing

Job: Roof repair.

Job:

What permits will you need for this project?

PLEASE ATTACH:

- Project Plans, photos, and drawings
- Photos of current site
- Color samples and finished texture (if applicable)
- Project list



Please direct all questions or concerns to the Department of Economic Development
(704) 729-6505 or jross@bessemercivicity.com



We are planning a cosmetic up fit for 128 W. Virginia Avenue, Bessemer City NC. This building is integral in reshaping the cityscape on Virginia Avenue due to the proximity of the City Hall and the Police Department. Virginia Avenue is the main thoroughfare for downtown and should set the tone for the modernized plan for Bessemer City.

128 W. Virginia Ave was built in 1930 and has served most its life as a diner in downtown Bessemer City. If you ask anyone that is familiar with Bessemer City they know about Billy's Grill as it is known as a popular breakfast and lunch gathering place. Since the closing in March of 2020, Bessemer City has lost a vital community link to bring people downtown.

The diner was outdated with red painted panel walls, dingy floors, and dim lighting. In order to attract a high quality tenant and bring vitality to the diner and downtown, we have undertaken a complete cosmetic makeover. This includes:

1. Replacing flooring with commercial grade luxury vinyl that looks like rustic wood flooring
2. Installation of barn wood on walls and faux brick to create a rustic appearance in keeping with city revitalization of older structures
3. Replacement of ceiling grids and painting to make clean and updated
4. Detailed deep cleaning of kitchen area, appliances, vents, and prep/service area
5. Back roof flashing installation and roof repairs
6. Addition of interior décor to include historic framed pictures of Bessemer City and if budget permits a custom painted "Bessemer City" ghost image mural (on brick).

BRIG Elements:

Impact: This building is highly prominent due to location on Virginias avenue and neighboring the Police Department and City Hall

Design: We have taken the utmost care to preserve the integrity of the original building while adding character with the barn wood and faux brick-which is a very current design element seen in cities who are undergoing repurposing of older buildings.

Sustainability/Permanence: BEO owns 10 commercial rental properties in the Gaston County area. Currently BEO owns 2 properties in Bessemer City with 2 more under contract. We are committed to the communities where we own buildings. We have full time staff committed to maintenance and improvement on all of our properties.

Community Contributions: JC is committed to being a part of Bessemer City. Once the restaurant is open, we want to be active partners in commuting outreach such as the Down Home Festival where we would like to be a sponsor in the future. We would also like to bring in business from the growing business park by offering to go or delivered meals-a service that has not been maximized by incorporating these employees into Bessemer City.

Jobs: Jobs will be created for those working at the restaurant and will bring people back to downtown as a gathering spot. This will encourage other businesses to open and complementary businesses such as Blossom should benefit from increased pedestrian traffic and business.

New Business: While a restaurant is not a new type of business, it is one that has been missing for the past year. The redevelopment and completely new concept will create enthusiasm in downtown.

3. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

QUOTE TALLY

Depending on the scope of your project and if you are required to submit more than one quote per project element (determined in your Pre-Application Consultation), please use the space below to outline each project element's set of quotes. If quotes are written, please put them in the appropriate section below and attached a copy of the quote to this form.

EXAMPLE:

PROJECT ELEMENT: Painting

| | Contractor Name | Location | Quote |
|---------|-----------------|---------------|---------|
| QUOTE 1 | John Doe | Bessemer City | \$2,700 |
| QUOTE 2 | Jane Doe | Gastonia | \$2,990 |

PROJECT ELEMENT: Interior Prep/paint/ceiling/floors

| | Contractor Name | Location | Quote |
|---------|------------------|----------|-----------|
| QUOTE 1 | Neely's Projects | Gastonia | 14,300.00 |
| QUOTE 2 | | | |

PROJECT ELEMENT: Interior Barn wood / Park bench cleaning

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|----------|
| QUOTE 1 | J+m Holdings | Belmont | 8,000.00 |
| QUOTE 2 | | | |

PROJECT ELEMENT: Roof repair

| | Contractor Name | Location | Quote |
|---------|-----------------|-----------|----------|
| QUOTE 1 | H+S Roofing | Charlotte | 1,880.00 |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |



Please direct all questions or concerns to the Department of Economic Development
(704) 729-6505 or jross@bessemercity.com



Mike's Grill 1
Existing

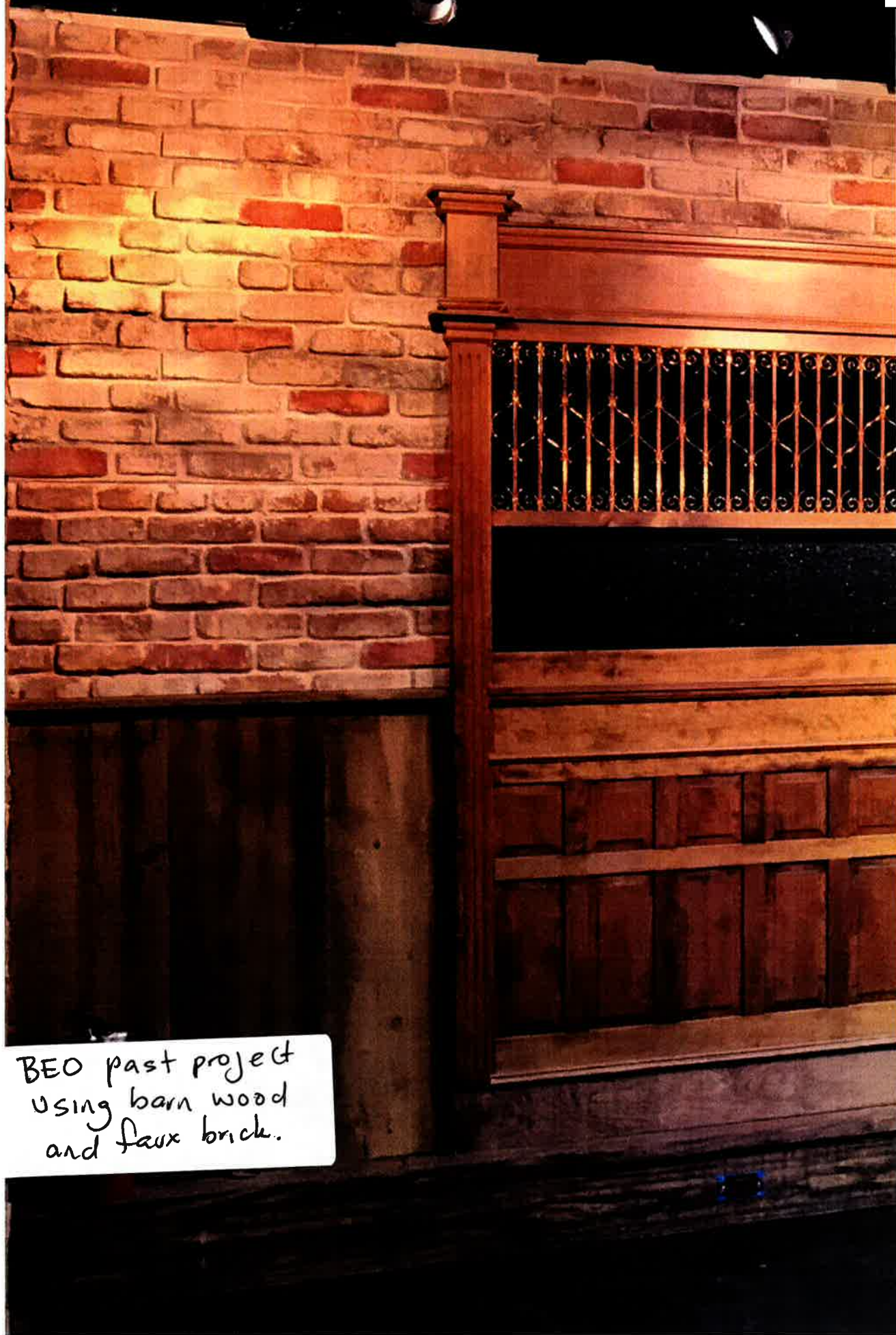


Mikes Grill 2
Existing



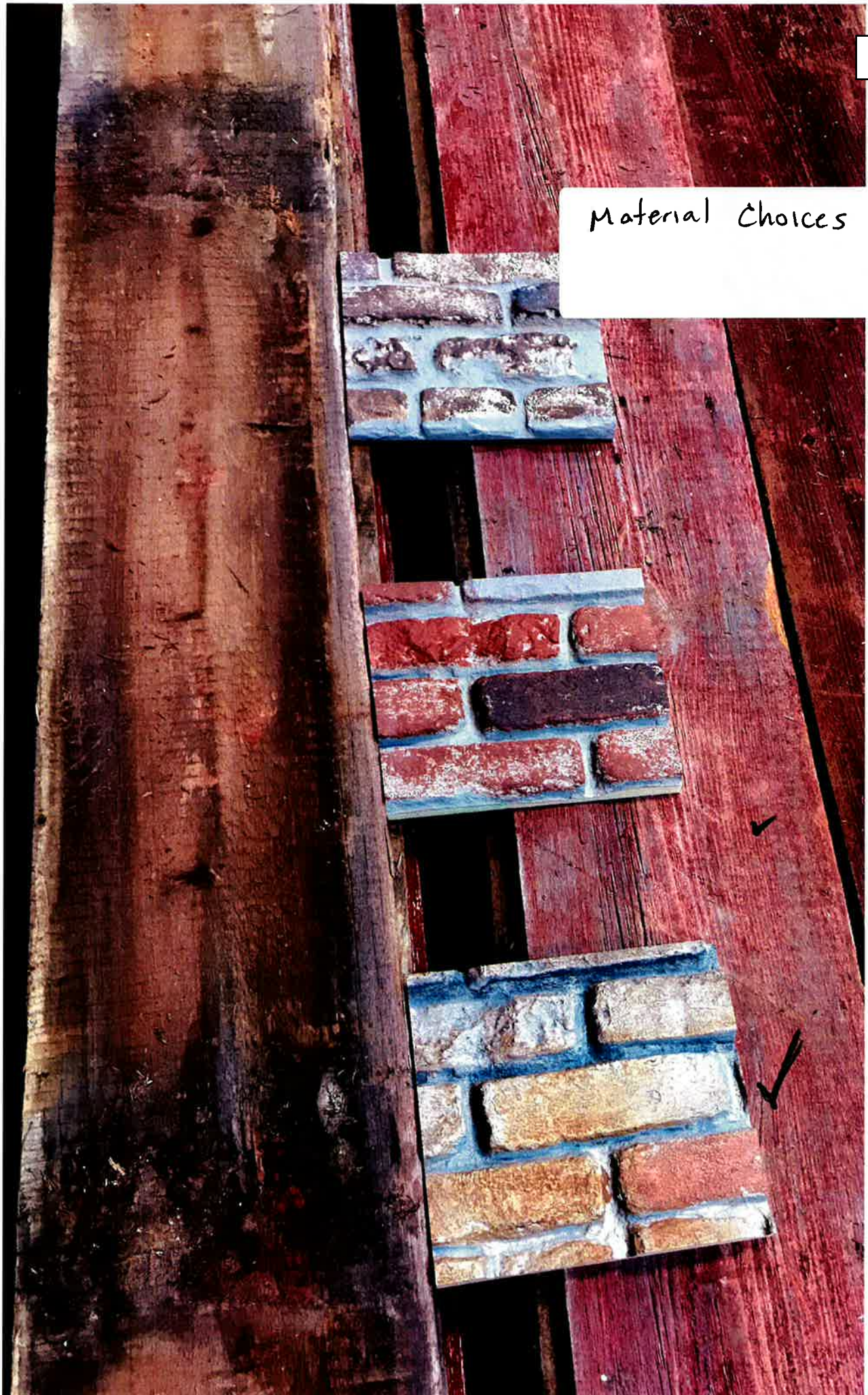
Inspirational
Brick Wall
Picture

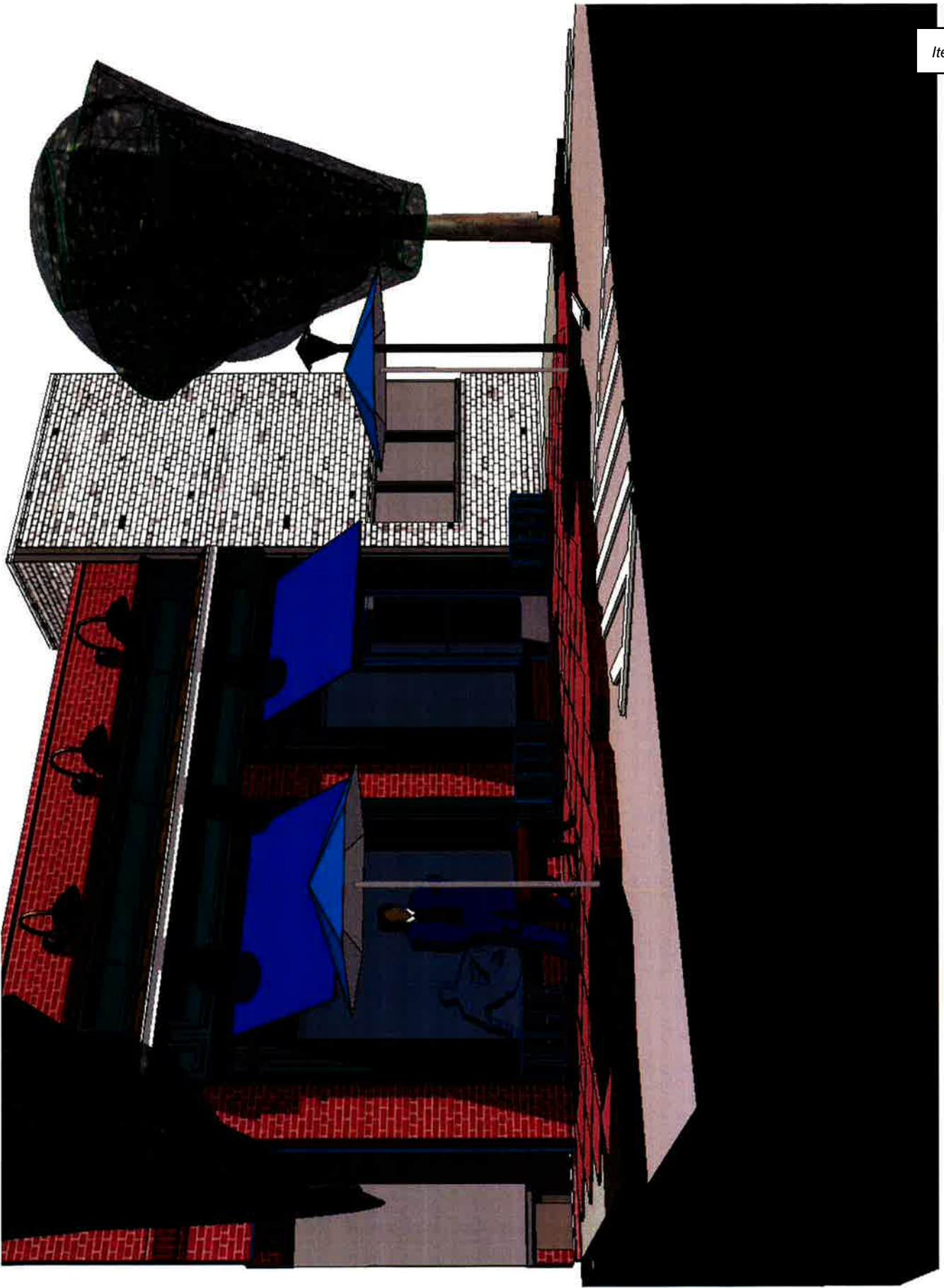


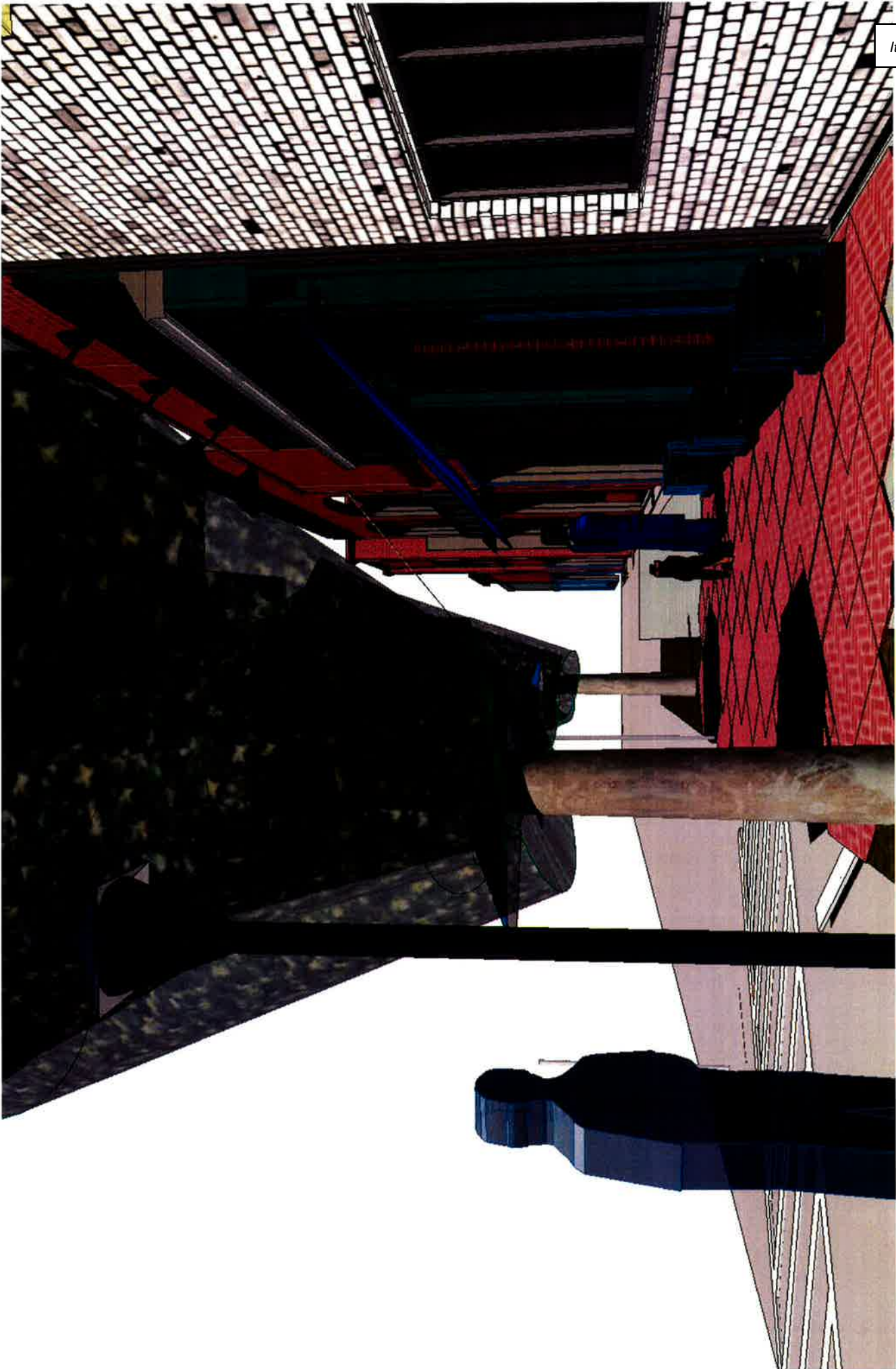


BEO past project
using barn wood
and faux brick.

Material Choices









pg 1pg 4pg 7pg 10pg 2pg 5pg 8[illegible]pg 3pgpg 9

| SHEET INDEX | |
|-------------|--|
| G0 | APPENDIX B SHEET INDEX, SITE PLAN, KEY PLAN, MAP TO SITE |
| A2a | MILLION DESIGN AND DIMENSIONS, ELEVATION |
| ED 1 | ELECTRICAL COVER SHEET |
| E1 1 | FLOOR PLANS - ELECTRICAL |
| E2 1 | ELECTRICAL - RISERS & SCHEDULES |

State of North Carolina
Gaston County

BUILDING REHABILITATION GRANT AGREEMENT

This agreement, made and entered into this the ___ day of _____, 2021 by and between the City of Bessemer City (GRANTOR) and J.C. Vargas (GRANTEE), doing business as J & M Holdings LLC.

On Monday, May 11, 2021 the City Council of Bessemer City voted 6:0 to approve this Building Rehabilitation Incentive Grant (BRIG) to J.C. Vargas, property owner of 130 W. Virginia Ave.

WITNESSETH:

In witness whereof, the parties have hereunto set their hands and seals, this the day and year first above written.

The Grantor hereby approved to reimburse the Grantee with up to 50% of eligible expenses for the Grantee's interior building improvements at 130 W. Virginia Ave., Bessemer City, NC 28016 as allowed in the City of Bessemer City's Building Rehabilitation Incentive Grant (BRIG) Program. This funding will be used to pay for interior improvements only.

The Grantee affirms that J & M Holdings LLC is the current owner of 130 W. Virginia Ave. and that the Building Rehab Grant Application and supplemental items submitted are true and accurate.

This grant may only be used for the item(s) detailed below:

- Cosmetic cleanup of interior of building
- Install barn wood details in main room
- Paint all interior walls
- Replace ceiling
- Replace HVAC system

Grantee agrees to provide the City with all invoices from project elements stated above.

Grantee agrees to provide promptly such additional information, reports, and documents that the Grantor may request.

The Grantor shall reimburse the Grantee a total of \$10,000 after the project is completed, proof of payment has been provided, and a Certificate of Occupancy (C.O.) is provided to the Grantor. The maximum amount eligible for the grant is up to \$10,000 according to the grant's guidelines. The project total cost is \$25,000-\$30,000.

Grantee must request all reimbursable expenses outlined herein by Friday, June 25th, 2021.

The Grantor reserves the right to discontinue, modify or withhold any payments to be made under this grant award or to require a total or partial refund of any grant funds, if it, in the Grantor's sole discretion, such action is necessary: (1) because Grantee has not fully complied with the terms and conditions of this grant as outlined in the grant guidelines; (2) to protect the purpose and objectives of the grant; or (3) to comply with any law or regulation applicable to the Grantee, to the Grantor or this grant.

I understand and agree to the terms and conditions of the City of Bessemer City's Building Rehabilitation Incentive Grant (BRIG) Program, and hereby certify my authority to execute this agreement.

To the fullest extent permitted by law, I, J. C. Vargas (Grantee) agree to hold harmless the City of Bessemer City (Grantor), its elected and appointed officials, employees and volunteers and others working on behalf of the City against any and all claims, demands, suits or loss, including all costs connected therewith, and for any damages which may be asserted, claimed or recovered against or from the City, its elected and appointed officials, employees, volunteers or others working on behalf of the City by reason of personal injury, including bodily injury or death and/or property damage, including loss of use thereof, which arises out of or is in any way connected or associated with this agreement.

GRANTEE SIGNATURE

GRANTEE NAME AND TITLE

GRANTOR SIGNATURE

GRANTOR NAME AND TITLE

State of North Carolina
Gaston County

I, _____, a Notary Public for said County and State, do hereby certify that _____ and _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the ____ day of _____, 20 ____.

(Official Seal)

Notary Public

My commission expires _____, 20 ____.

1. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

CONTACTS

Applicant(s) Name: JC Varggs
 Applicant Address: 6640 Wilkinson Blvd
 City: Belmont State: NC Zip: 28012
 Phone: 704-825-0061
 Email Address: jc@belmontoffices.com
 Business Name: Belmont Executive Offices
 Project Address: 130 W Virginia Ave, Bessemer City, NC
 Property Owner(s) Name (if different from above): J+M Holdings, LLC

Does the applicant own the project building? ☒ Yes ☐ No (Property owner must also sign below)

The undersigned applicant(s) affirms:

- Work done prior to grant approval (by City Council and written agreement) is not eligible for funding.
- The project will be completed within one (1) year from date of approval.
- I/we have read and understand the conditions, process, and guidelines of this grant program and agree to abide by its provisions.
- I/We acknowledge the project must meet certain requirements as required by the City.
- All required permits are responsibility of the applicant.
- The information submitted herein is true and accurate to the best of my/our knowledge.

Applicant Signature: J. Varggs Date: 5/4/21

Owner Signature (if Applicable): _____ Date: _____

Please submit Application to:

City of Bessemer City
 ATTN: Building Rehabilitation Incentive Grant (BRIG) Program Application
 132 W. Virginia Avenue
 Bessemer City, NC 28016

Please direct all questions or concerns to the Department of Economic Development
 (704) 729-6505 or jross@bessemerncity.com



2. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

PROJECT INFORMATION

Project Description (Please describe what you anticipate to do. Also, please review the scoring sheet to understand what the review process will be looking for):

see Attached

Project Start Date: June 1, 2021 Anticipated Completion Date: June 25, 2021
Total Cost of Project (estimate): 20K Grant Amount Requesting: 10K

Preferred Contractor(s):

| | |
|---------------------|-------------------------------|
| <u>Jtm Holdings</u> | Job: <u>Interior Elements</u> |
| <u>Franks HVAC</u> | Job: <u>HVAC Replacement</u> |
| | Job: _____ |
| | Job: _____ |
| | Job: _____ |

What permits will you need for this project?

PLEASE ATTACH:

- Project Plans, photos, and drawings
- Photos of current site
- Color samples and finished texture (if applicable)
- Project list



Please direct all questions or concerns to the Department of Economic Development
(704) 729-6505 or jross@bessemercity.com



We are planning a cosmetic up fit for 130 W. Virginia Avenue, Bessemer City NC. This building is integral in reshaping the cityscape on Virginia Avenue due to the proximity of the City Hall and the Police Department. Virginia Avenue is the main thoroughfare for downtown and should set the tone for the modernized plan for Bessemer City.

130 W. Virginia Ave was built in 1930 and has served the last 10 years of its life as a salon in downtown Bessemer City. The salon is outdated with a dilapidated HVAC system, old décor as well as an unattractive front facade. In order to attract a high quality tenant and bring vitality to the space, we have undertaken some cosmetic upgrades. This includes:

1. Painting and repair of ceiling grids
2. Detailed deep cleaning of entire space
3. HVAC replacement
4. Painting of entire space to provide a fresh look to potential renters
5. The space will be a fairly blank canvas initially which will be customized to any renter's specific needs to include cubicles, work stations, service counters, reception counter, dividers, etc.

Based on research into the most common types of businesses in small downtown areas, we will advertise to rent to a tenant such as: small business office, sandwich shop, hair/nail salon, barber shop, gift shop and potentially a space for expansion for the diner at 128 W. Virginia Ave (a pre assembled "grab and go" quick food service for families on the go – both cooked and uncooked).

BRIG Elements:

Impact: This building is highly prominent due to location on Virginia Avenue and neighboring the Police Department and City Hall

Design: We have taken the utmost care to preserve the integrity of the original building. The building will remain historic elements and will be up fit to the tenant. This may include faux brick walls, rustic elements such as barn wood accents, and small town design elements.

Sustainability/Permanence: BEO owns 10 commercial rental properties in the Gaston County area. Currently BEO owns 2 properties in Bessemer City with 2 more under contract. We are committed to the communities where we own buildings. We have full time staff committed to maintenance and improvement on all of our properties.

Community Contributions: JC is committed to being a part of Bessemer City. Once the space is open, we want to be active partners in commuting outreach such as the Down Home Festival where we would like to be a sponsor in the future. We would also like to bring in business from the growing business park by offering to go or delivered meals-a service that has not been maximized by incorporating these employees into Bessemer City.

Jobs: Jobs will be created for those working at the new shop and will bring people back to downtown as a gathering spot. This will encourage other businesses to open and complementary businesses such as Blossom should benefit from increased pedestrian traffic and business.

New Business: While the tenant has yet to be selected, any of the highlighted businesses we plan to attract will be a welcome addition to Bessemer City and the downtown revitalization. The redevelopment and completely new concept will create enthusiasm in downtown.

3. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

QUOTE TALLY

Depending on the scope of your project and if you are required to submit more than one quote per project element (determined in your Pre-Application Consultation), please use the space below to outline each project element's set of quotes. If quotes are written, please put them in the appropriate section below and attached a copy of the quote to this form.

EXAMPLE:

PROJECT ELEMENT: Painting

| | Contractor Name | Location | Quote |
|---------|-----------------|---------------|---------|
| QUOTE 1 | John Doe | Bessemer City | \$2,700 |
| QUOTE 2 | Jane Doe | Gastonia | \$2,990 |

PROJECT ELEMENT:

Interior paint, bathroom, cleaning

| | Contractor Name | Location | Quote |
|---------|---------------------|----------------|-------------|
| QUOTE 1 | <i>J+m Holdings</i> | <i>Belmont</i> | <i>10 K</i> |
| QUOTE 2 | | | |

PROJECT ELEMENT:

HVAC

| | Contractor Name | Location | Quote |
|---------|--------------------|----------------|-------------|
| QUOTE 1 | <i>Franks HVAC</i> | <i>Belmont</i> | <i>10 K</i> |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |

PROJECT ELEMENT:

| | Contractor Name | Location | Quote |
|---------|-----------------|----------|-------|
| QUOTE 1 | | | |
| QUOTE 2 | | | |



Please direct all questions or concerns to the Department of Economic Development
(704) 729-6505 or jross@bessemercity.com



4. Building Rehabilitation Incentive Grant (BRIG) Program: Application Form

OTHER FORMS

You are responsible for obtaining all necessary permits for your project. Staff recommends waiting to actually pull the permits until your grant has been approved. This way, if the grant application is rejected and/or if you decide not to go forward with the project, you have not wasted funds on permit fees.

Please complete form below. The Planning and Code Enforcement Department will determine the required permit(s) for your project.

Applicant Name: JC Vargas
 Applicant Email Address: jc@belmontoffices.com
 Applicant Phone Number: 704 825 0061

1. Property Address: 130 W Virginia Ave

2. Project Description: Replace HVAC

3. Required Permits (to be completed by the Code Enforcement Officer)

1. HVAC permit.
2. _____
3. _____
4. _____
5. _____

4. Required Variance and/or Meetings before the Planning Board/Board of Adjustments (to be completed by the Code Enforcement Officer)

1. _____
2. _____



Please direct all questions or concerns to the Department of Economic Development
 (704) 729-6505 or jross@bessemercity.com





BESSEMER CITY POLICE DEPARTMENT CODE ENFORCEMENT DIVISION

Item 15.



May 4, 2021

To: City of Bessemer City Council

**Re: Vacate and Close Request.
Brenda Harris
205 East Maryland Ave
Bessemer City, N.C. 28016**

Synopsis of events

This address has been a serious issue for the City for many years. Code Enforcement as well as the Police Department has had many complaints at this address.

May 05, 2020

A Notice of Violation was sent to Mrs. Harris in regards to tall grass, and weeds and obnoxious growth around her yard and property.

July 21, 2020

A raw sewage leak was located on the West side of the residence. The water was cut off to prevent more contamination.

An inspection was completed of the property both interior and exterior with numerous minimum housing violations clearly visible. Sanity and safety was a serious issue. The cost to repair this residence will be in excess of 50% of the value.

August 11, 2020

A Notice of Violation was mailed for Nuisance of upholstered furniture, appliances and other junk and debris being stored on the front porch and in the yard.

September 02, 2020

Received information that an Investor Company was purchasing the property with a possible closing date of October 01, 2020.

February 18, 2021

Contacted the Investor as well as the Social Worker. Consulted with the City Manager throughout this process. Mrs. Harris did not have anywhere to live if she left this residence. Everywhere Social Services found Mrs. Harris refused to go.

**BESSEMER CITY POLICE DEPARTMENT
CODE ENFORCEMENT DIVISION**

Item 15.

February 24, 2021

Spoke to Mrs. Harris again and inspected the residence. Nothing has changed and the residence remains in non-compliance. A Complaint and Notice of Hearing was drafted and mailed to Mrs. Harris with a list of violations and a scheduled hearing date of March 09, 2021 to inform their intentions to comply with the violations.

March 09, 2021

A hearing was conducted at City Hall concerning the safety and violations of 205 E Maryland Ave. In attendance was Mrs. Brenda Harris, Elsey Haney, Nathan Hester and Don Mauldin. The violations were discussed and Mrs. Harris and Elsey Haney stated that all they needed was 30-60 days to move completely out of the residence. An extension of 60 days was granted.

April 14, 2021

Posted a notice on the front door of 205 East Maryland Ave reminding Mrs. Harris that the time extended to her would be expiring on May 09, 2021 and that on May 10, 2021 a Vacate and Close Order would be requested at the City Council meeting.

Received information from the Investors that the closing date for Mrs. Harris house is scheduled for April 30, 2021. Also the Adult and Aging department of Gaston Co Social Service has located an assisted living facility that Mrs. Harris has agreed to reside will be available on Monday May 10, 2021. Mrs. Harris has signed a contract with the facility.

Regardless of Mrs. Harris moving vacating the structure that property is unfit and unsafe for habitation and needs to be locked and secured until the construction begins on the property.



Item 15.





7/21/20 1:11 PM



7/21/20 1:11 PM







COBC-GOVBO-2020-2021 O 15

City of Bessemer City

ORDINANCE DIRECTING CODE ENFORCEMENT OFFICER TO VACATE & CLOSE (Sec. 160A-443, NCGS)

WHEREAS, PURSUANT TO THE Code of Ordinances of the City of Bessemer City (hereinafter called the "Code"), the Code Enforcement Officer of the City of Bessemer City has requested the City Council of the City of Bessemer City (hereinafter called "Council"), to adopt an Ordinance requiring him to **VACATE AND CLOSE** that certain structure on certain premises locally designated as **205 East Maryland Ave., Bessemer City, North Carolina, Tax Parcel # 120555**, which premises are described in that certain deed duly recorded in the Gaston County Registry in **Deed Book 4199 page 2184** to which reference is hereby made, which has been found not to comply with the minimum standards established in said Code; and

WHEREAS, the Council hereby finds that the listed owners are **Brenda Faye Harris**

WHEREAS, the Council hereby finds that the occupants are **Brenda Faye Harris**

WHEREAS, the Council hereby finds that the premise is unfit for human habitation due the structure being in a state of disrepair and dilapidated beyond 50% of the estimated value.

WHEREAS, the owner and occupant of the premises, after having been given reasonable opportunity to do so has failed and refused to comply with a lawful order of the Code Enforcement Officer to repair the structure to minimum standards of the Code; and

WHEREAS, the Council hereby finds that the City has complied with all appreciable provisions of the Code relative to the adoption of this resolution; and

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL THAT;

Section 1. The Code Enforcement Officer shall cause the structure on the premises commonly known as **205 East Maryland Ave, Bessemer City, North Carolina**, to be vacated, closed and repaired before being reoccupied.

Section 2. The cost of the closing shall be a lien on the premises to be collected pursuant to Chapter 160A-443 (6) of the North Carolina General Statutes.

Section 3. A copy of this Ordinance, certified as a true copy by the City Clerk, shall be recorded in the Gaston County Registry pursuant to North Carolina General Statute 160A-443(5).

Section 4. This Ordinance shall become effective upon its adoption.

Adopted this 10th day of May, 2021

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 _____

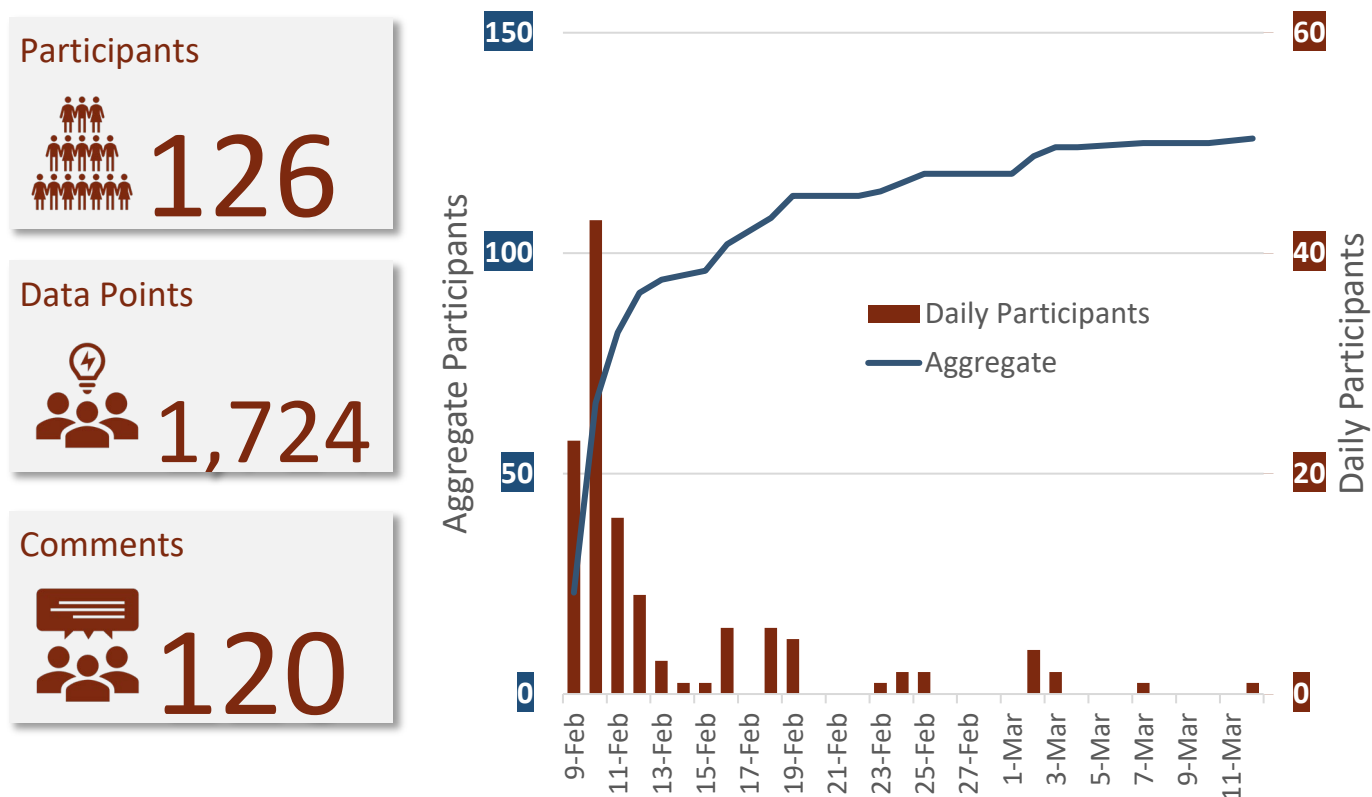
Prepared By: Don M. Mauldin (Code Enforcement)

Mail To: Bessemer City Hall
Attn: Code Enforcement
132 W. Virginia Ave.
Bessemer City, NC 28016

File# MINM-0609 -2021

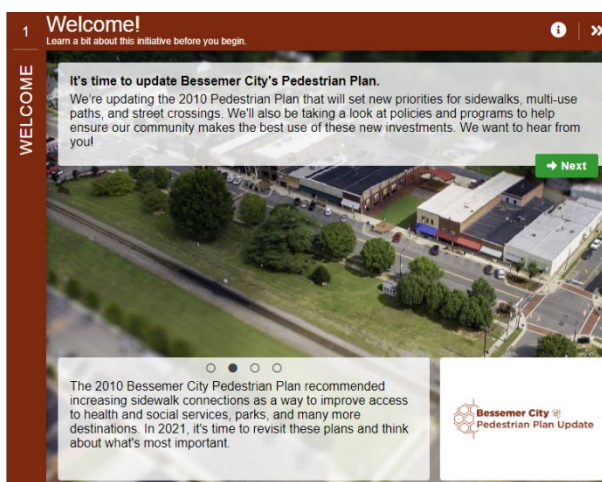
Public Survey Summary

The Bessemer City Pedestrian Plan Update public survey was active from February 9th, 2021 through March 14th, 2021, via the survey platform MetroQuest. The interactive questionnaire solicited feedback regarding which mobility themes were most important to residents and what obstacles they face to walking. Participants also were given an opportunity to map pedestrian issues and ideas at specific locations. The chart below shows daily and aggregate participation over the 32-day period that the survey was open. A total of 126 people participated in the survey. The greatest participation occurred during the first week that the survey was open. The day with the greatest participation was February 10th, the second day that the survey was open, with 43 participants.



Welcome

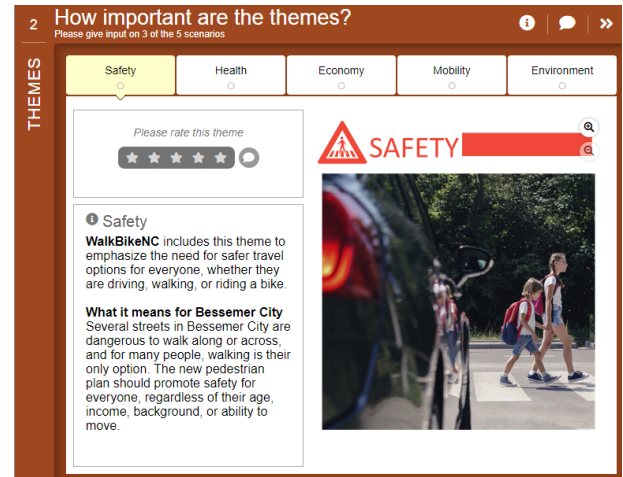
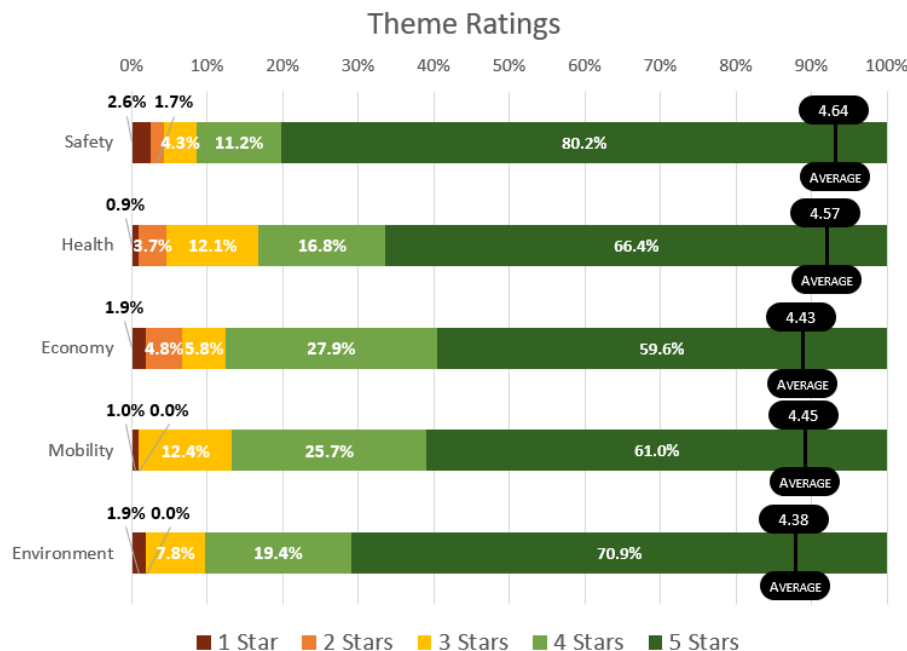
The first screen of the survey briefly explained the goals of the Plan Update: to set new priorities for sidewalks, multi-use paths, and street crossings, and to analyze policies and programs to help ensure the community makes the best use of these new investments. No input was collected on this screen.



Themes

The next screen asked respondents to rate the importance of the five pillars, or themes, outlined in the WalkBikeNC statewide Bicycle and Pedestrian Plan. Respondents also had the opportunity to comment on their ratings. The themes included Safety, Health, Economy, Mobility, and Environment.

The graph below displays the results of the theme rating question. The bar graph shows, for each theme, the percentage of respondents who chose each number of stars. The average rating is also shown.

According to these results, all themes received at least 50% five-star ratings. The theme that received both the highest average rating (4.64 stars) and the greatest percent of five-star ratings (80.2%) was Safety. The lowest overall rated theme was Environment, though still 70.9% of respondents gave it five stars. All five themes were of importance to most participants.

This screen also provided an opportunity to comment on a particular theme or in general. Comments included:

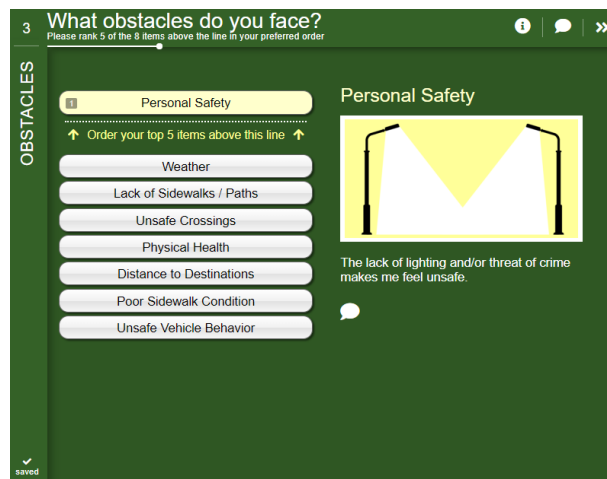
- **Mobility:** “Please make it accessible for handicap with wheelchair ramps to get on the sidewalks and benches every half mile or closer together.”
- **Environment:** “We will also need a plan to keep the parks/playgrounds/walking tracks/natural areas in good repair and safe.”
- **Safety:** “We definitely need to improve sidewalks in Bessemer City! And make more of them!”

Obstacles

This screen asked participants to choose and rank the top five biggest obstacles they face when trying to walk in Bessemer City. Participants were also given the opportunity to comment on their choices.

The choices included Distance to Destinations; Unsafe Crossings; Unsafe Vehicle Behavior; Physical Health; Personal Safety; Weather; Poor Sidewalk Conditions; and Lack of Sidewalks/Paths.

The graph below shows the results of the obstacle ranking question by the average ranking given and the frequency each obstacle was ranked in a participant's top five.



3 What obstacles do you face? Please rank 5 of the 8 items above the line in your preferred order

OBSTACLES

Personal Safety

Order your top 5 items above this line

Weather

Lack of Sidewalks / Paths

Unsafe Crossings

Physical Health

Distance to Destinations

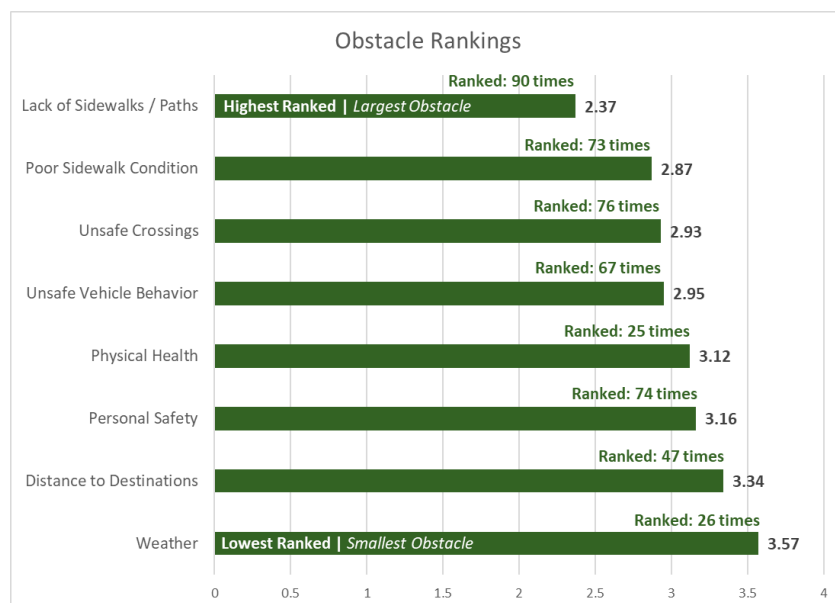
Poor Sidewalk Condition

Unsafe Vehicle Behavior

Personal Safety

The lack of lighting and/or threat of crime makes me feel unsafe.

saved



The obstacle that received the highest average ranking were Lack of Sidewalks/Paths, with an average ranking of 2.37. This obstacle was also the most frequently ranked, with 90 participants listing it in their top five obstacles. Other high-scoring obstacles included Poor Sidewalk Condition, Unsafe Crossings, and Unsafe Vehicle Behavior. The obstacle that received the lowest average ranking was weather. Physical health received the lowest number of rankings (25).

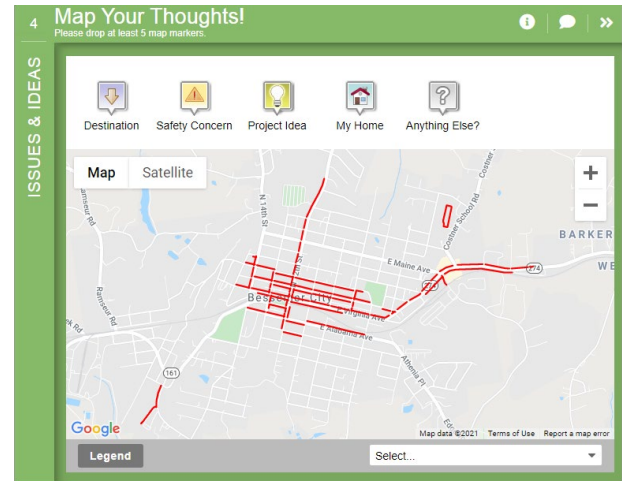
Comments on this question included:

- **Lack of Sidewalks/Paths:** “No connectivity between areas of interest and sidewalks. Sidewalks are not connected in some areas. Neighborhoods are far away from places of interest.”
- **Unsafe Crossings:** “My daughter goes to dance in Downtown Bessemer City and there’s not a crosswalk for us. People drive way too fast and aren’t considerate of people having to cross the road.”
- **Personal Safety:** “Our existing and any new sidewalks need to be very well lit.”

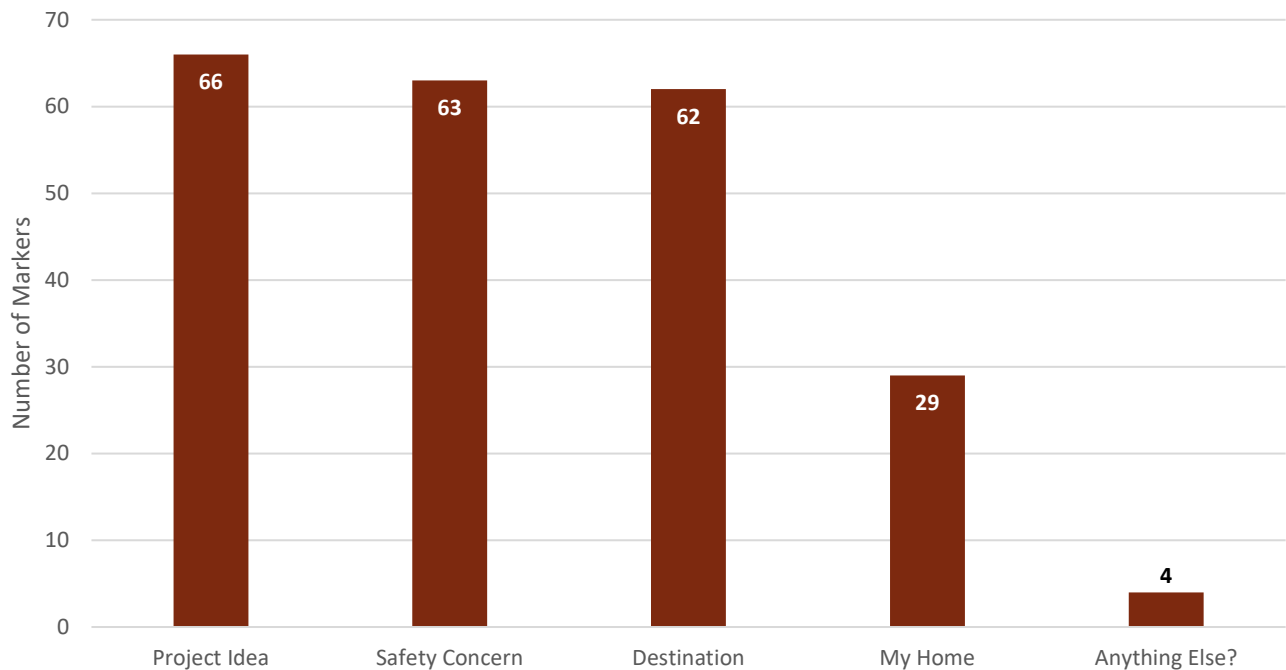
Issues & Ideas

This screen asked participants to drag markers on a map to identify key locations for walking in Bessemer City. These included destinations, safety concerns, project ideas, the participant's home, and anything else. Each map marker allowed the participant to elaborate. For example, for a project idea, participants could suggest a new sidewalk or crosswalk and express whether the project is "top priority", "important", or "low priority". Existing sidewalks were shown on the map for reference.

The chart below shows the frequency of each type of map marker placed by respondents.



Map Marker Types

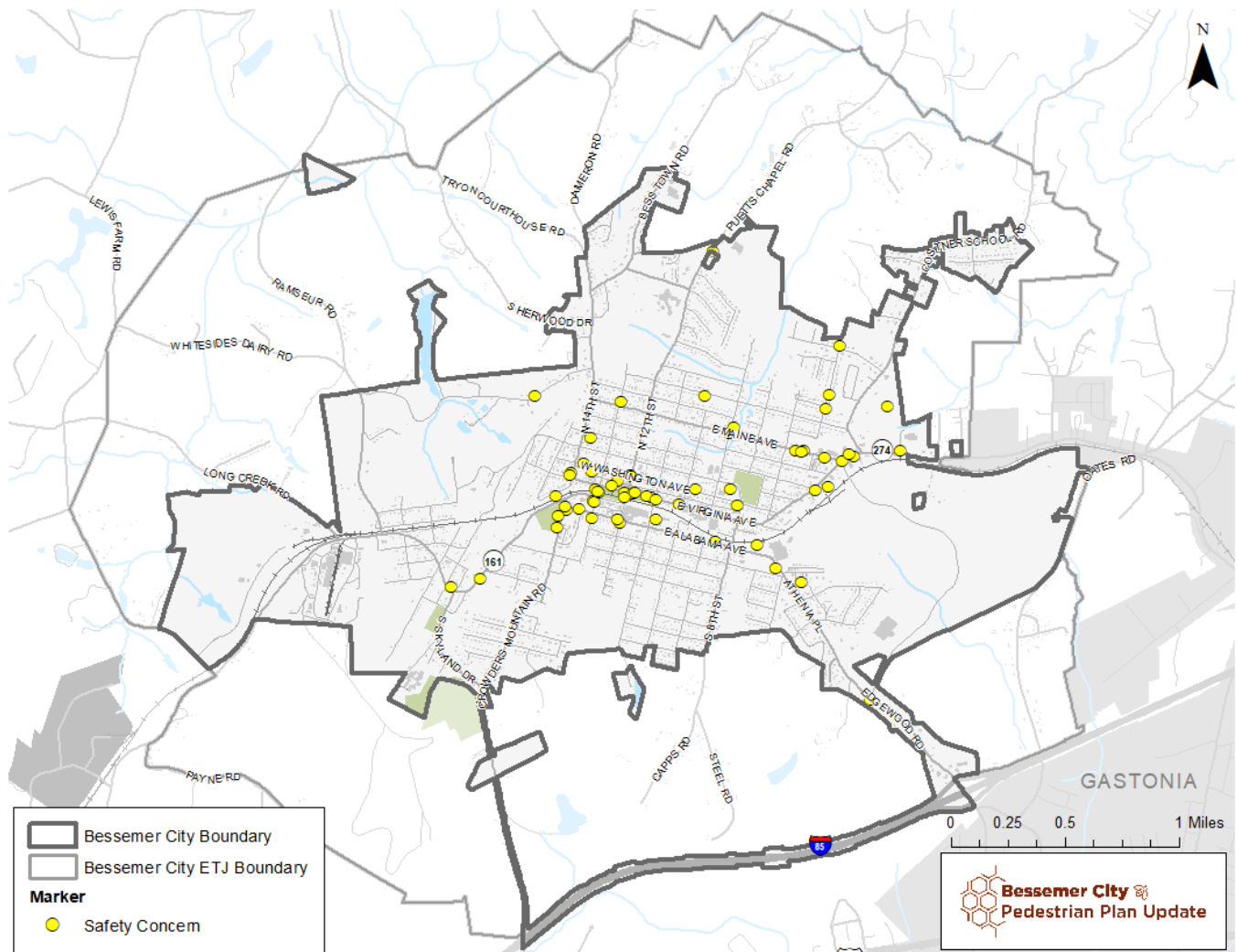


The most placed map marker type was Project Idea, followed closely by Safety Concern and Destination. 29 participants (23% of total respondents) shared their home location in this question.

Safety Concerns

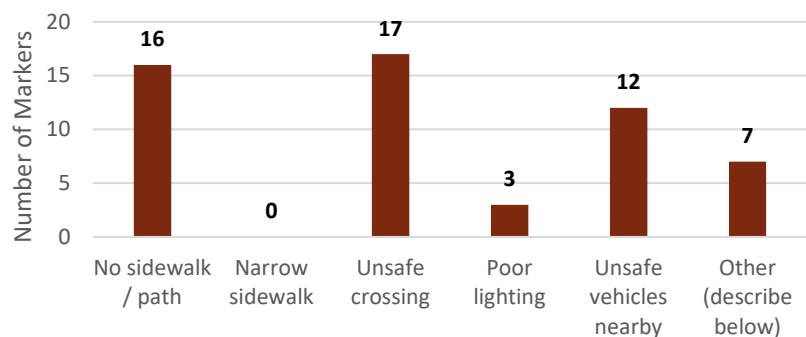
Most safety concerns were clustered around Downtown, with others in eastern Bessemer City along NC 274. Some examples of commonly cited safety concerns included:

- Unsafe crossings/inadequate pedestrian facilities near Bessemer City Pool and Park along S 14th Street
- Unsafe crossings along Virginia Avenue Downtown
- No sidewalk/path along Maine Avenue



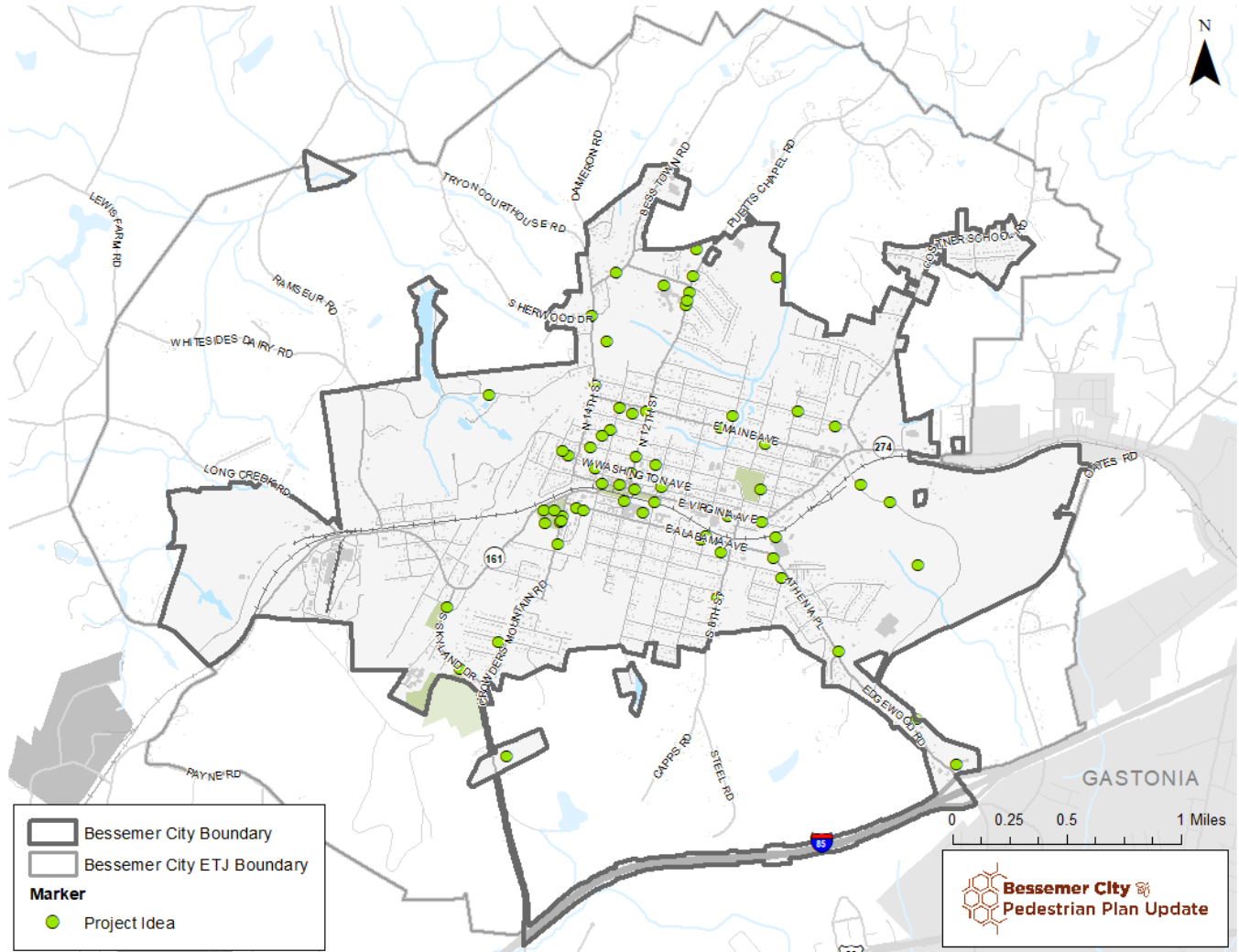
Safety Concern - What is the safety concern?

The chart to the right shows which types of safety concerns were most identified. The most commonly identified safety concerns were unsafe crossings, lack of sidewalk/path, and unsafe vehicles nearby.



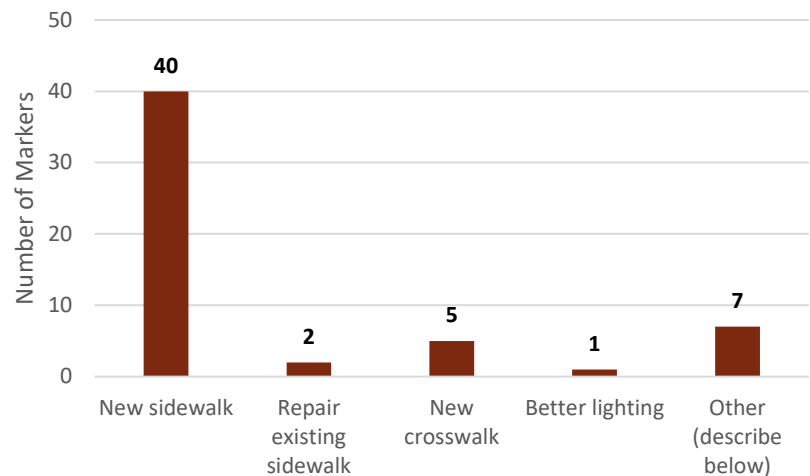
Project Ideas

Many project ideas were suggested near Downtown, near Bessemer City High School, and near Bessemer City Pool and Park.



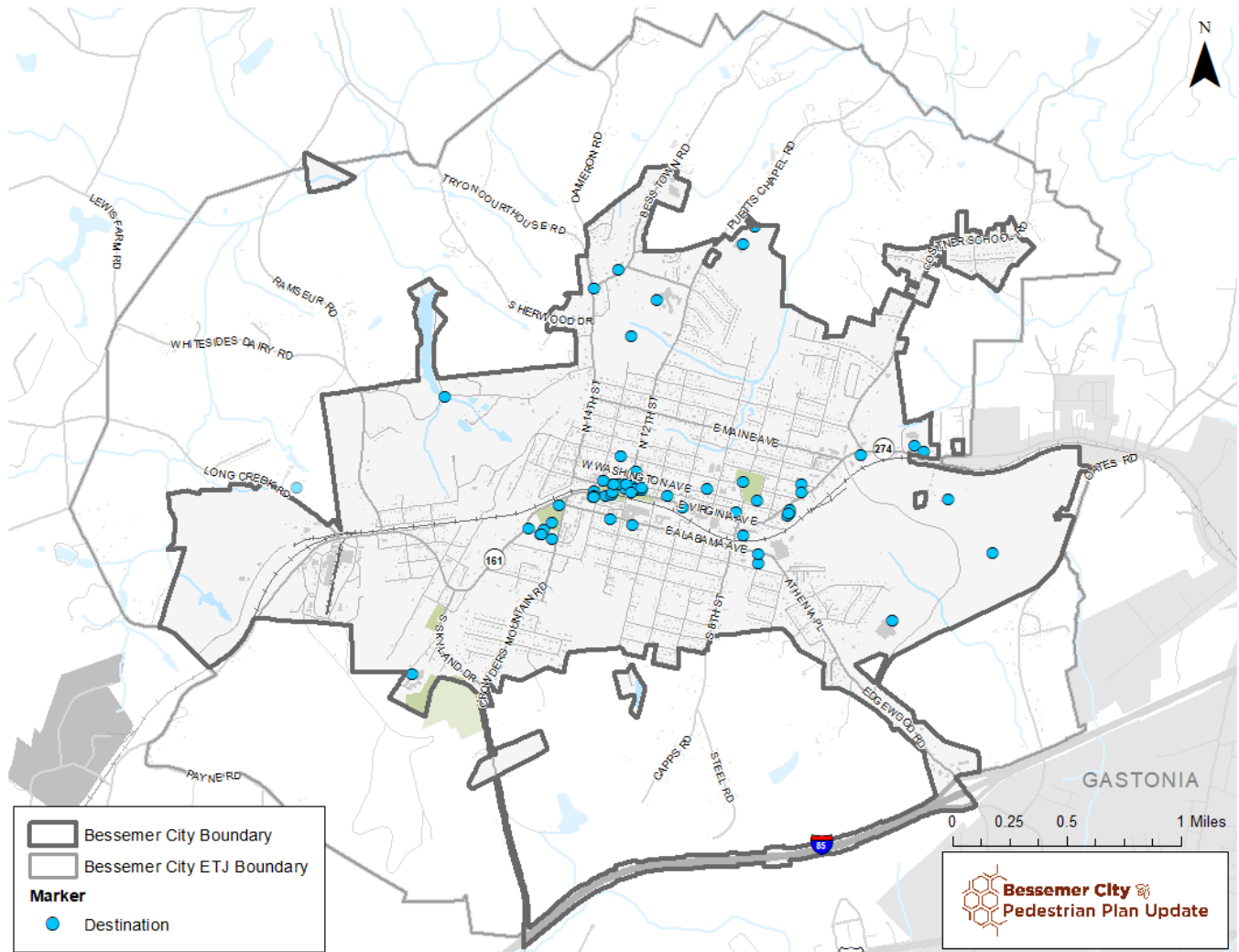
Project Idea - What is your idea?

The chart to the right shows the frequency of project idea types among participants. The most frequently suggested project idea was a new sidewalk, with 40 new sidewalk projects suggested by participants. Some project ideas frequently mentioned included sidewalks serving the schools, Edgewood Road/Athenia Place, Maine Avenue, and NC 161.



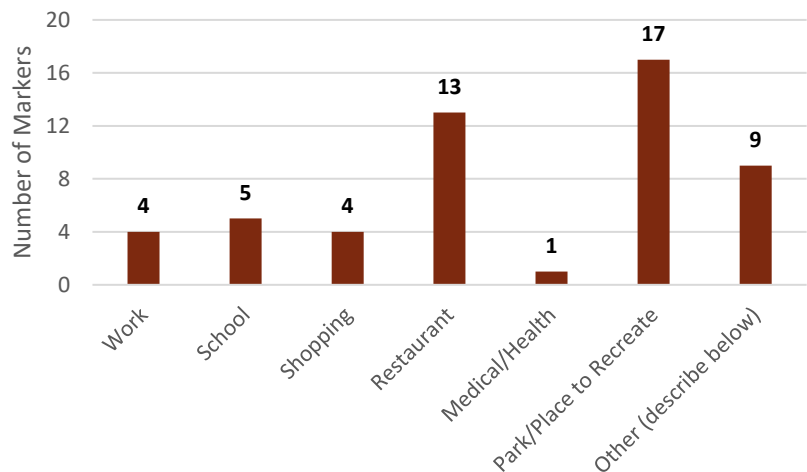
Destinations

Destinations identified were clustered Downtown, near Bessemer City Pool and Park, and at businesses along NC 274.



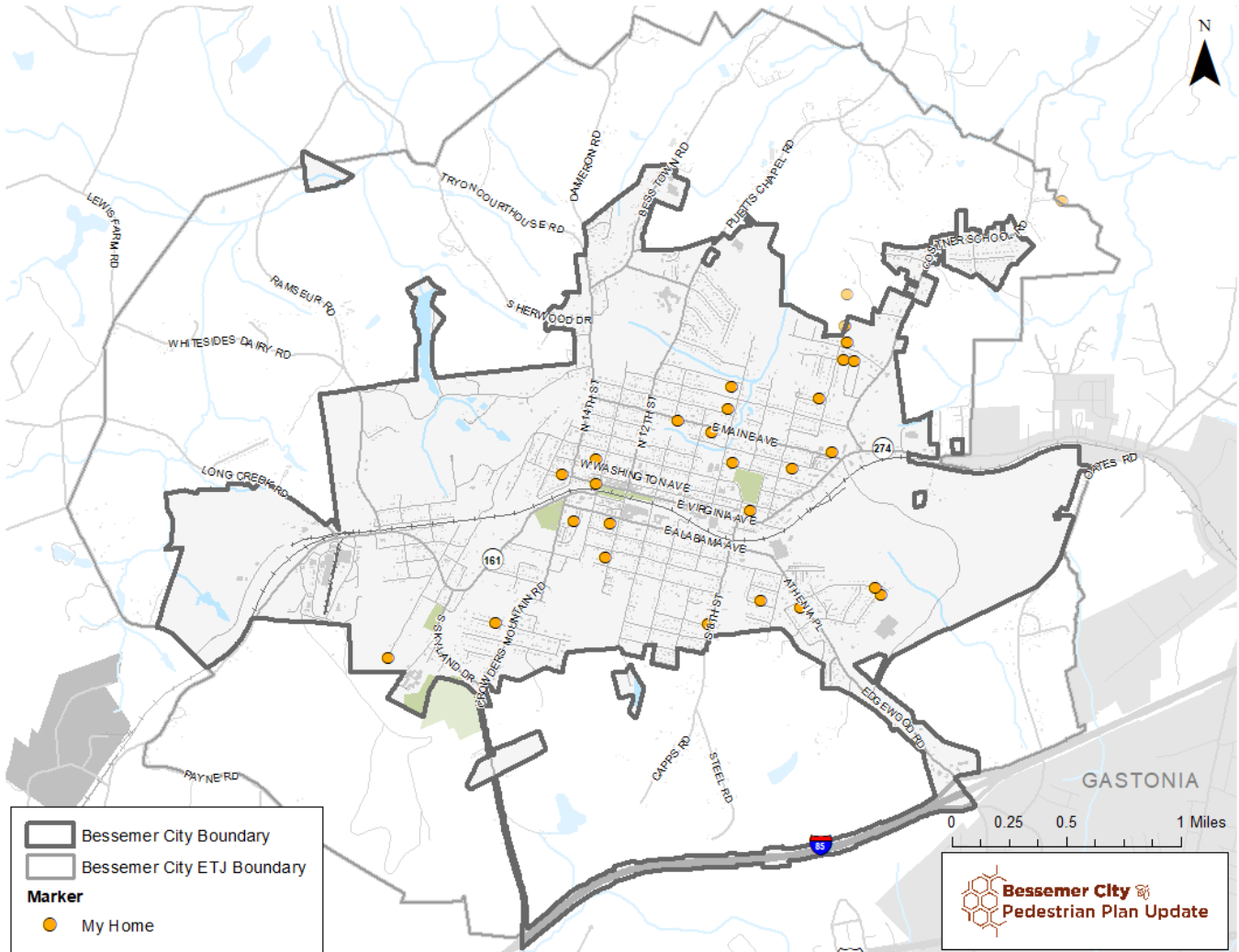
The chart to the right shows the frequency of types of destinations identified. The most identified destination type was Park/Place to Recreate, followed by Restaurant and Other.

Destination - What type of destination is it?



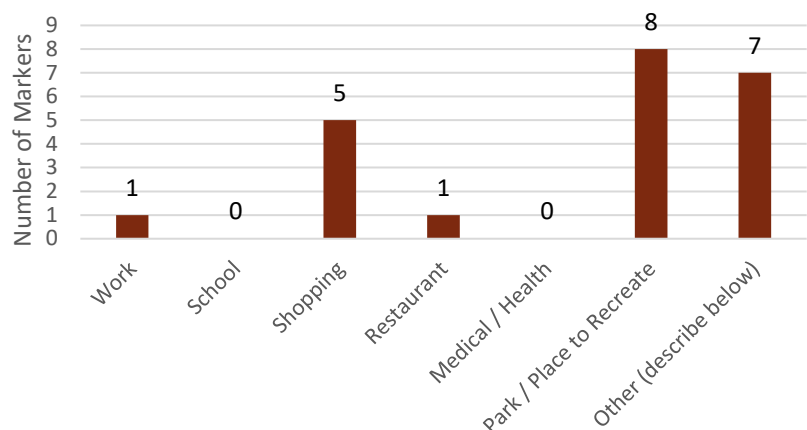
Home Location

Participants were given the option to identify their home location. The results are shown below.



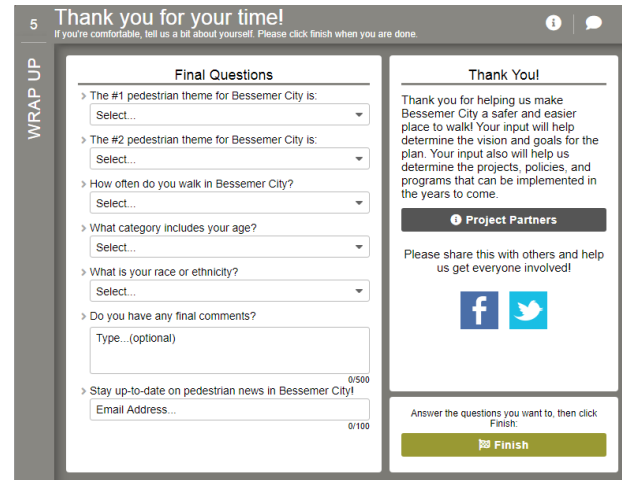
The most popular destination that participants would like to walk to from home was Park/Place to Recreate. Seven participants chose the Other option. Some responses in this category included churches and Downtown Bessemer City.

My Home - If I could, my #1 place to walk to would be?

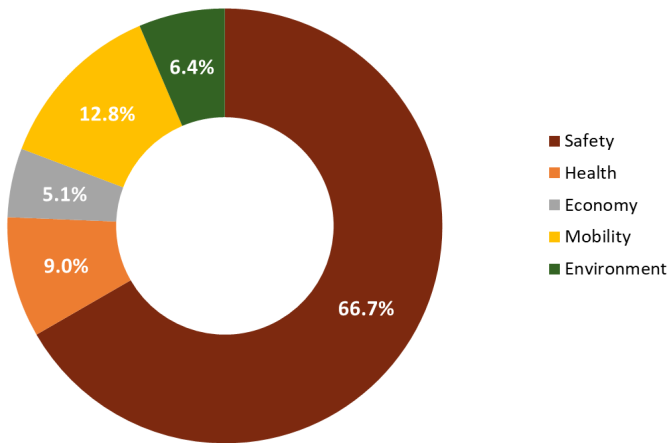


Wrap Up

The last screen of the survey asked respondents to pick their #1 and #2 pedestrian themes for Bessemer City. The screen also asked how often participants walk in Bessemer City and collected demographic information: age and race/ethnicity. Participants were also given the opportunity to make a final comment about the survey or sign up for updates regarding further engagement.

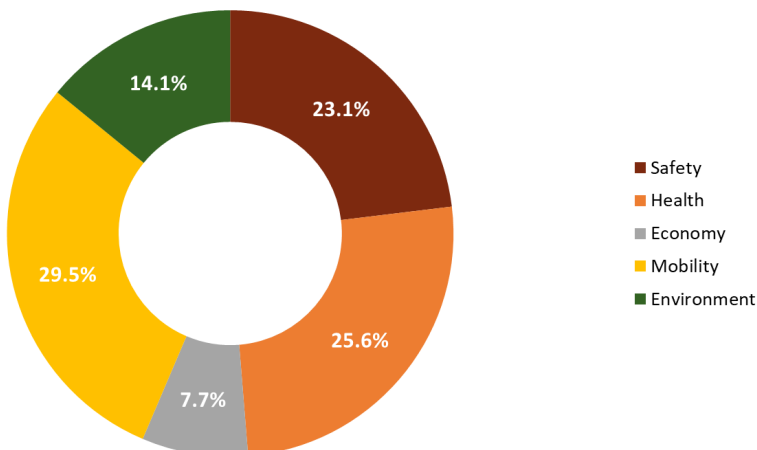


The #1 pedestrian theme for Bessemer City is:



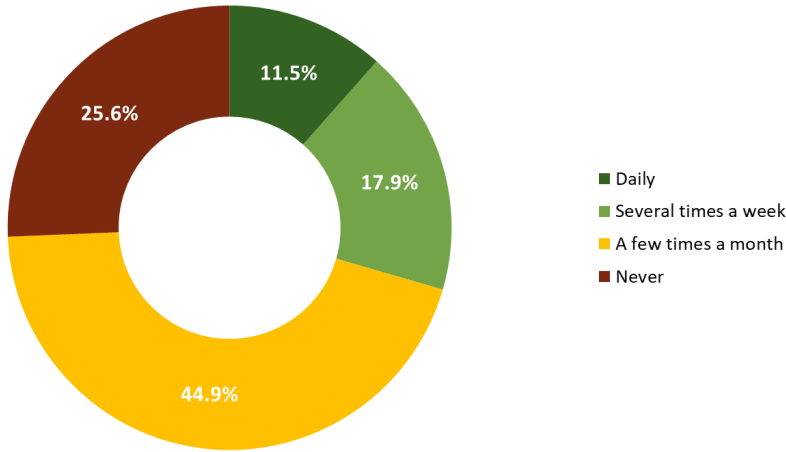
When participants were asked to choose just one theme as most important, a majority (66.7%) of respondents chose Safety. Each of the other four themes were chosen by less than 15% of participants.

The #2 pedestrian theme for Bessemer City is:



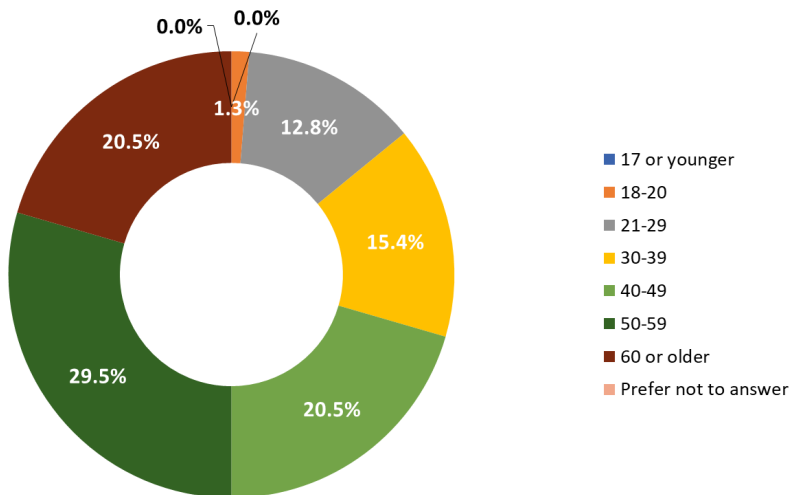
Participants' second-most important themes were more divided. The most common answer was Mobility (29.5%), closely followed by Health (25.6%) and Safety (23.1%).

How often do you walk in Bessemer City?



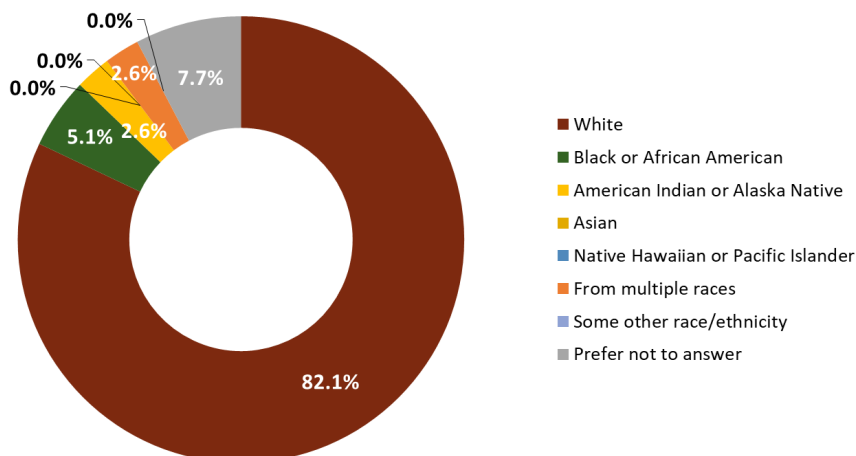
The greatest segment of respondents (44.9%) said they walk a few times a month. 11.5% said they walk daily, and 25.6% said they never walk in Bessemer City.

What category includes your age?



Participants were remarkably varied in age. No more than 30% of respondents were aged within the same bracket. No participants were under 18. The largest age group of participants was ages 50-59.

What is your race or ethnicity?



Most participants in the survey were white. However, this closely matches the racial breakdown of the City as a whole, where 77.1% of residents are white. 7.7% of respondents chose not to answer this question.



Bessemer City

Pedestrian Plan Update



Kimley»Horn

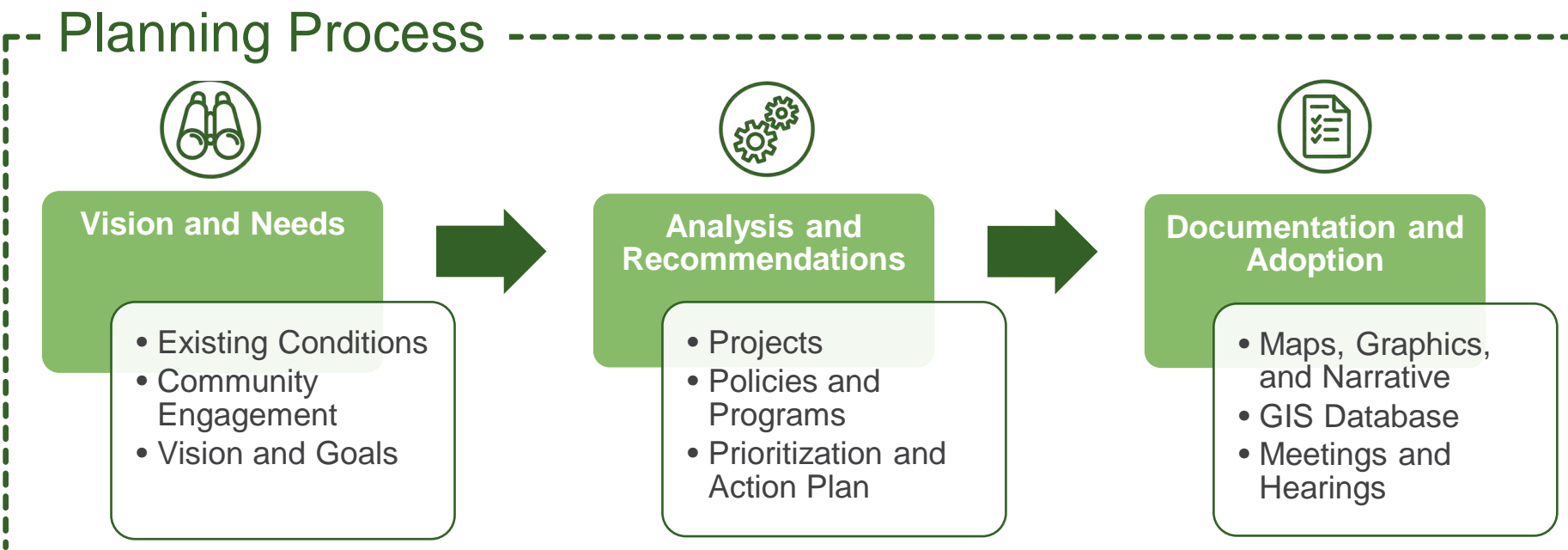
Existing Conditions Summary

March 29, 2021

Bessemer City Pedestrian Plan Update

The Existing Conditions Summary provides an inventory of current conditions as they relate to pedestrian mobility in Bessemer City. This content is a preliminary step to update the City’s pedestrian plan and provide a blueprint for identifying and prioritizing future pedestrian initiatives. The GIS data within this document was provided by the City, NCDOT, and Gaston County unless otherwise stated. Information in the Existing Conditions Summary will be repurposed for use in the final report for the Pedestrian Plan Update. The summary is organized around the following subjects:

- Demographics
- Equity Analysis
- Physical Conditions
- Assets, Challenges, and Corridor Inventory
- Previous Plan Review



Study Area

Bessemer City is in Gaston County along I-85, NC 274, and NC 161. Nestled between Gastonia and the Appalachian foothills of western North Carolina, Bessemer City is approximately 5.23 square miles. The Pedestrian Plan Update study area includes the city limits as well as the extraterritorial jurisdiction.



Demographics

Item 16.



Demographic Data Sources

Item 16.

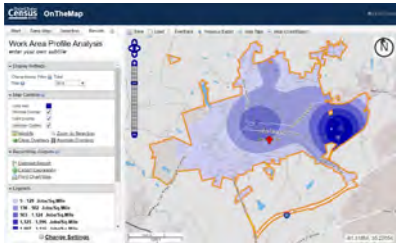
The Existing Conditions Summary relies on three industry-standard data sources a primary means to analyze the demographic context of Bessemer City's pedestrian network.



ESRI Business Analyst: This subscription-based tool uses US Census data to make yearly estimates and projections of a variety of demographic measures such as population, median household income, education, race, and more. This data is used for City-level estimates.



American Community Survey (ACS) 2019 5-Year Estimates: This free U.S. Census Bureau data source publishes yearly estimates for a variety of demographic variables, estimated over the previous five years (2014-2019). This data is available by Census block group and is used in the equity analysis mapping portion of this report.



U.S. Census LEHD OnTheMap: This data tool is used to provide employment data by sector and to identify the total number of jobs available in Bessemer City. Data from this source is used for City-level estimates related to employment. The most recently available data is from 2018.

At A Glance

The demographic makeup of Bessemer City is critical when considering walking as a means of active transportation in the community.

This data helps to better understand the needs of the community in Bessemer City, therefore appropriately tailoring the recommendations of the final plan to this community.

Total Population

Source: ESRI



5,375
(2010)



5,591
(2020)

Total Jobs

Source: LEHD



1,142
(2010)



2,039
(2018)

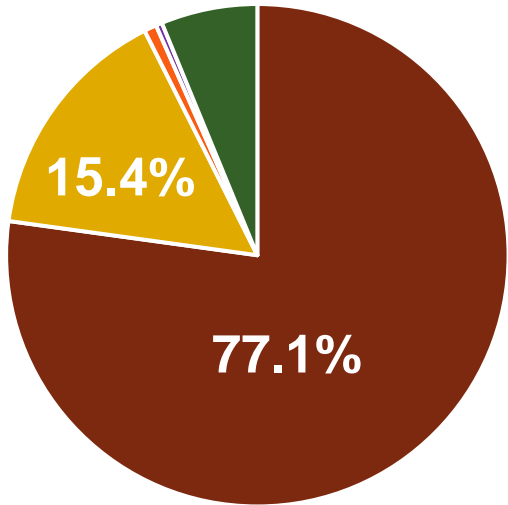
Minority Population

Source: ESRI

20.2%
(2010)

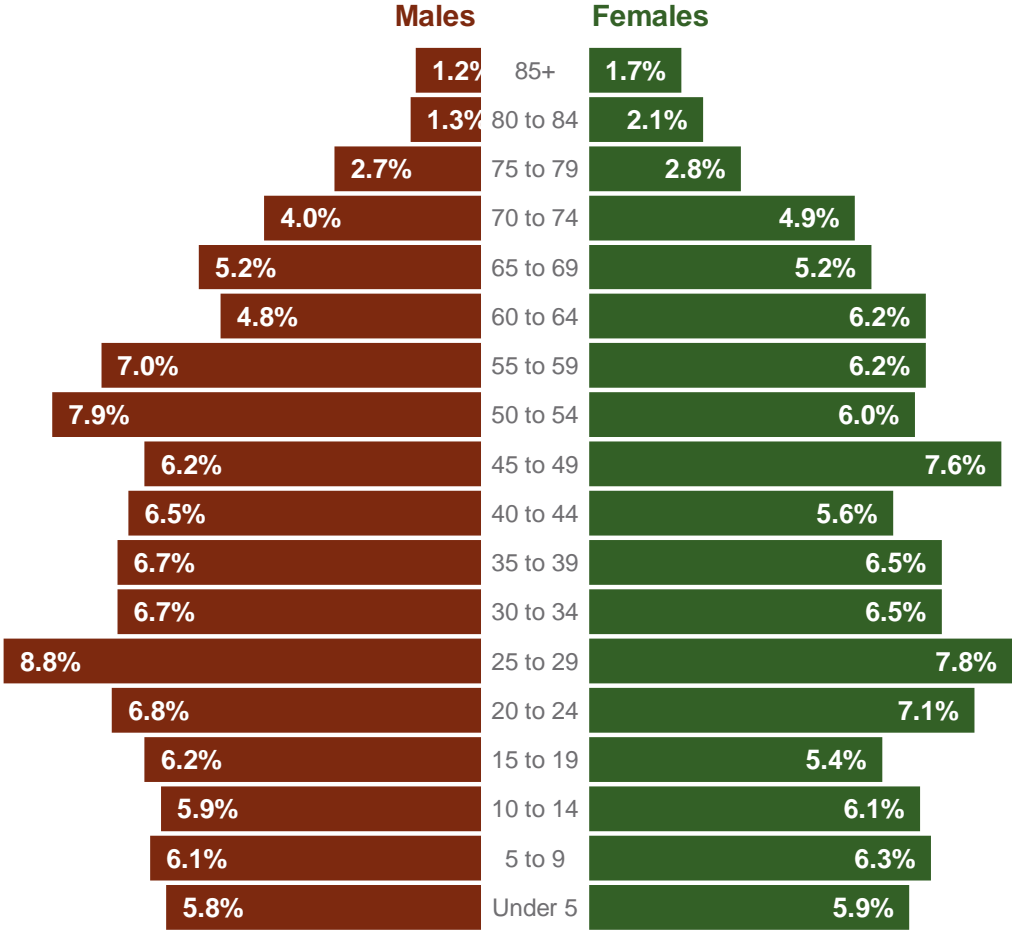


22.9%
(2020)



- White
- African American
- Asian/Pacific Islander
- Native American
- Other

Age Distribution

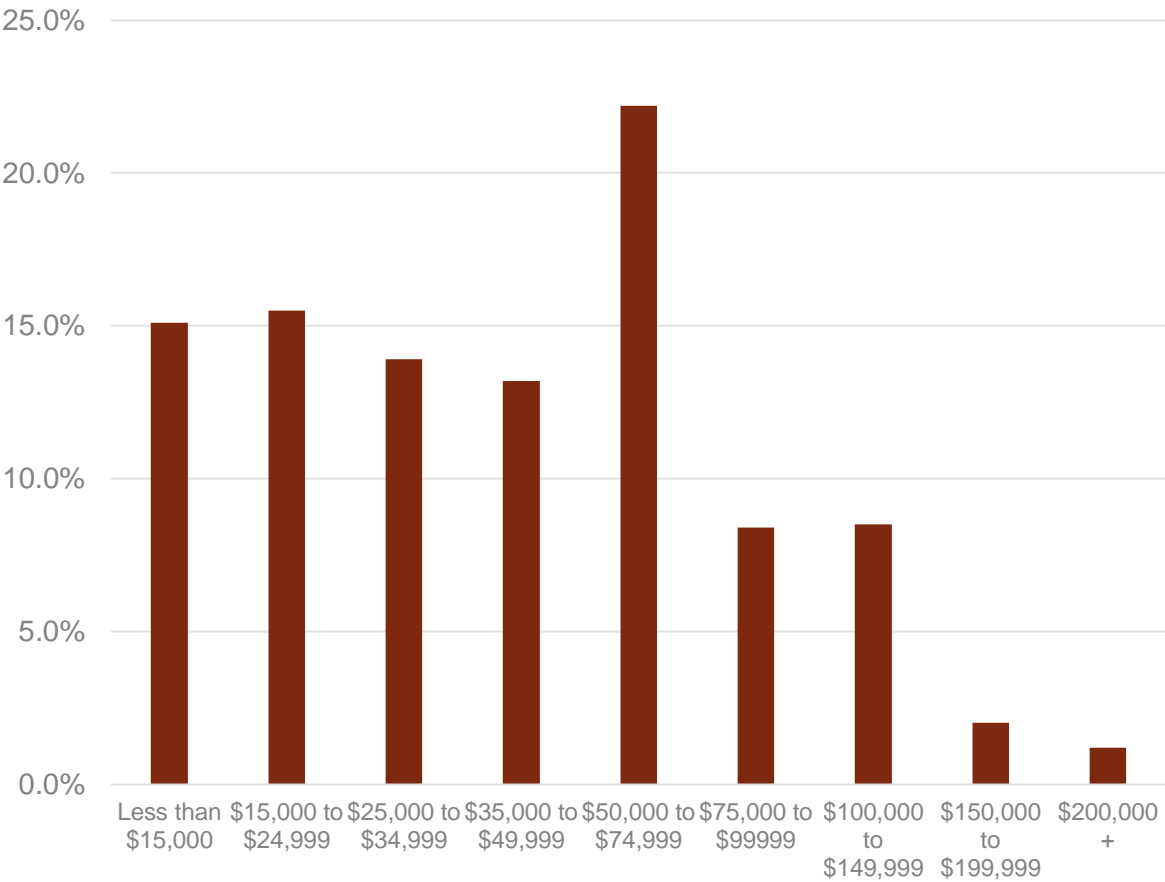


Bessemer City Median Age: 38.2

Source: ESRI

Household Income

Item 16.



Bessemer City Median Income: \$40,714
Kings Mountain: \$39,195
North Carolina: \$54,602

Source: ESRI

Commuting Patterns



Source: LEHD

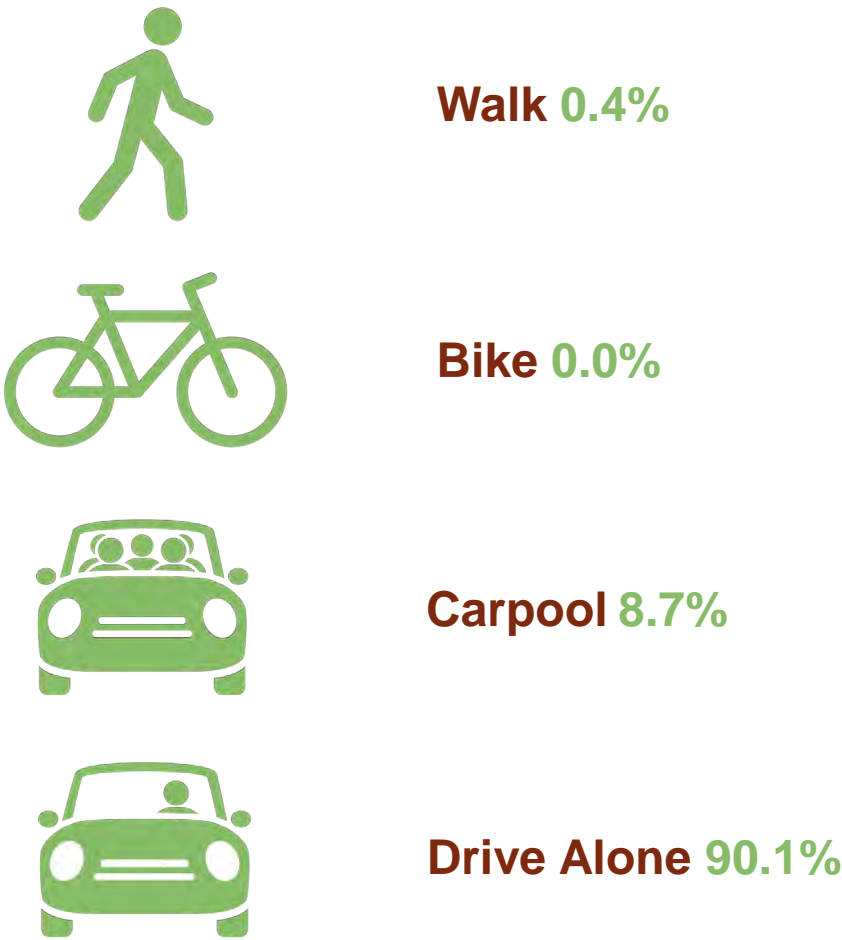
Top Industries (2018):

- 1. Manufacturing: 55.4%
- 2. Administration & Support, Waste Management & Remediation: 9.5%
- 3. Educational Services: 9.0%

Source: LEHD

Commuting to Work:

Source: ESRI



Equity Analysis

Item 16.

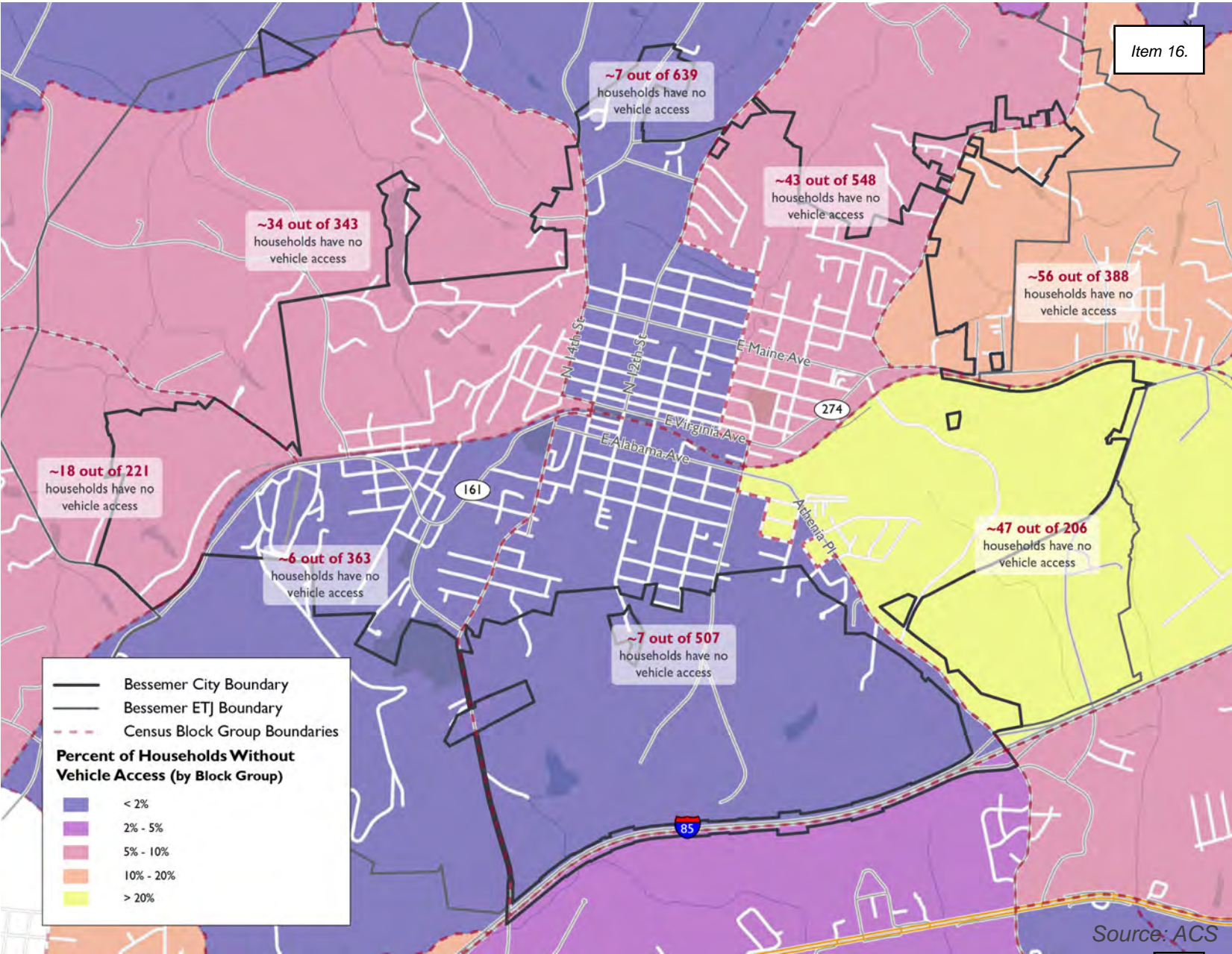


No Vehicle Households

This map shows the percentage of households without access to a vehicle. The information is shown by block group from the ACS 2019 5-year estimates.

The residential area with the highest percentage of households without access to a vehicle is between Athenia Place/Edgewood Road and NC 274, where 22.8% of households have no access to a vehicle.

Within Bessemer City, more than 200 households do not have access to a vehicle.

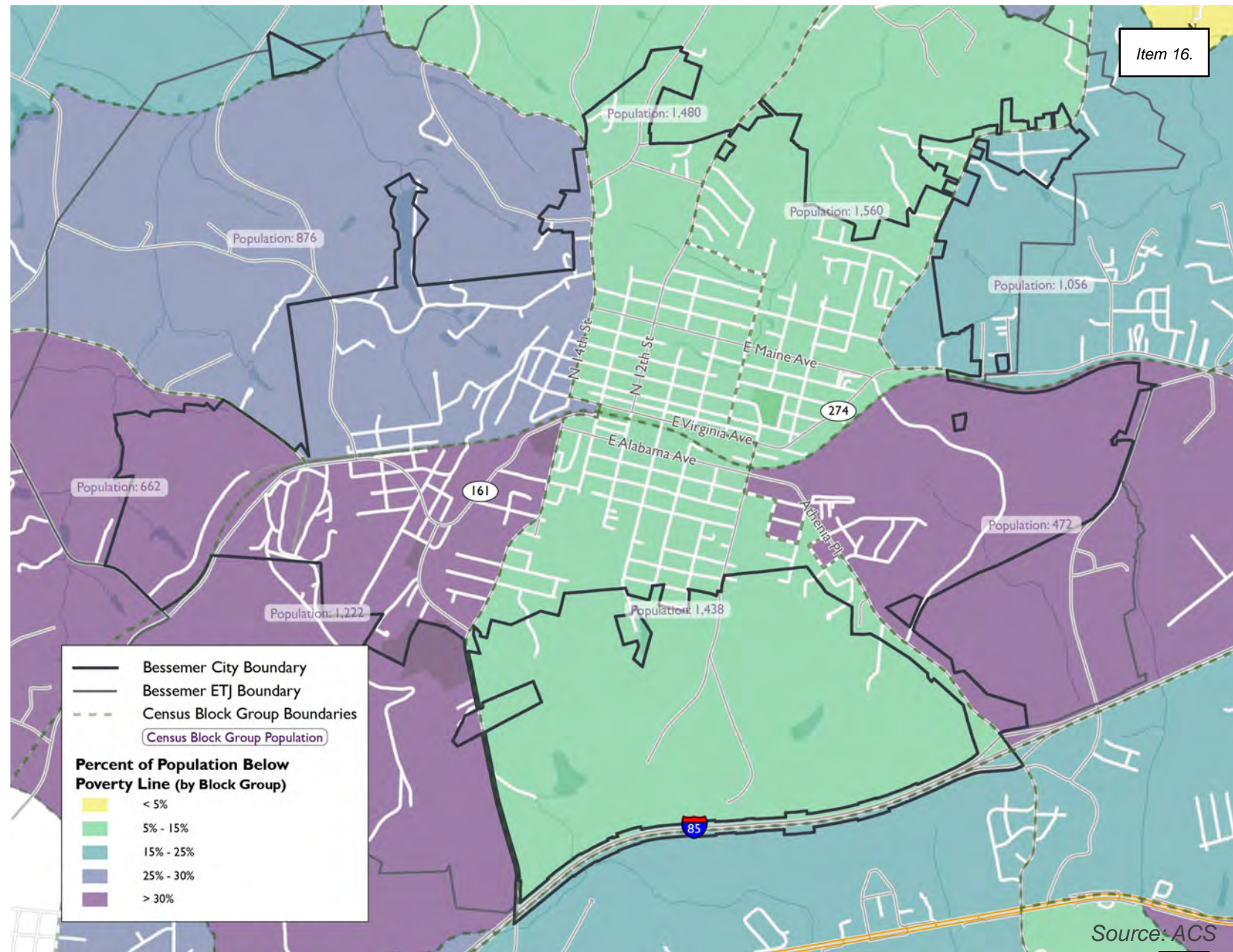


Individuals in Poverty

The percentage of individuals in poverty correlates with households that do not have access to a vehicle.

The largest percentages of individuals in poverty are in the eastern part of the city between Athenia Place/Edgewood Road and NC 274 (34.3% of the population below poverty) and in the southwestern part of the city (more than 30% of the population below poverty).

Based on Census estimates, approximately 1,676 individuals in Bessemer City live in poverty.

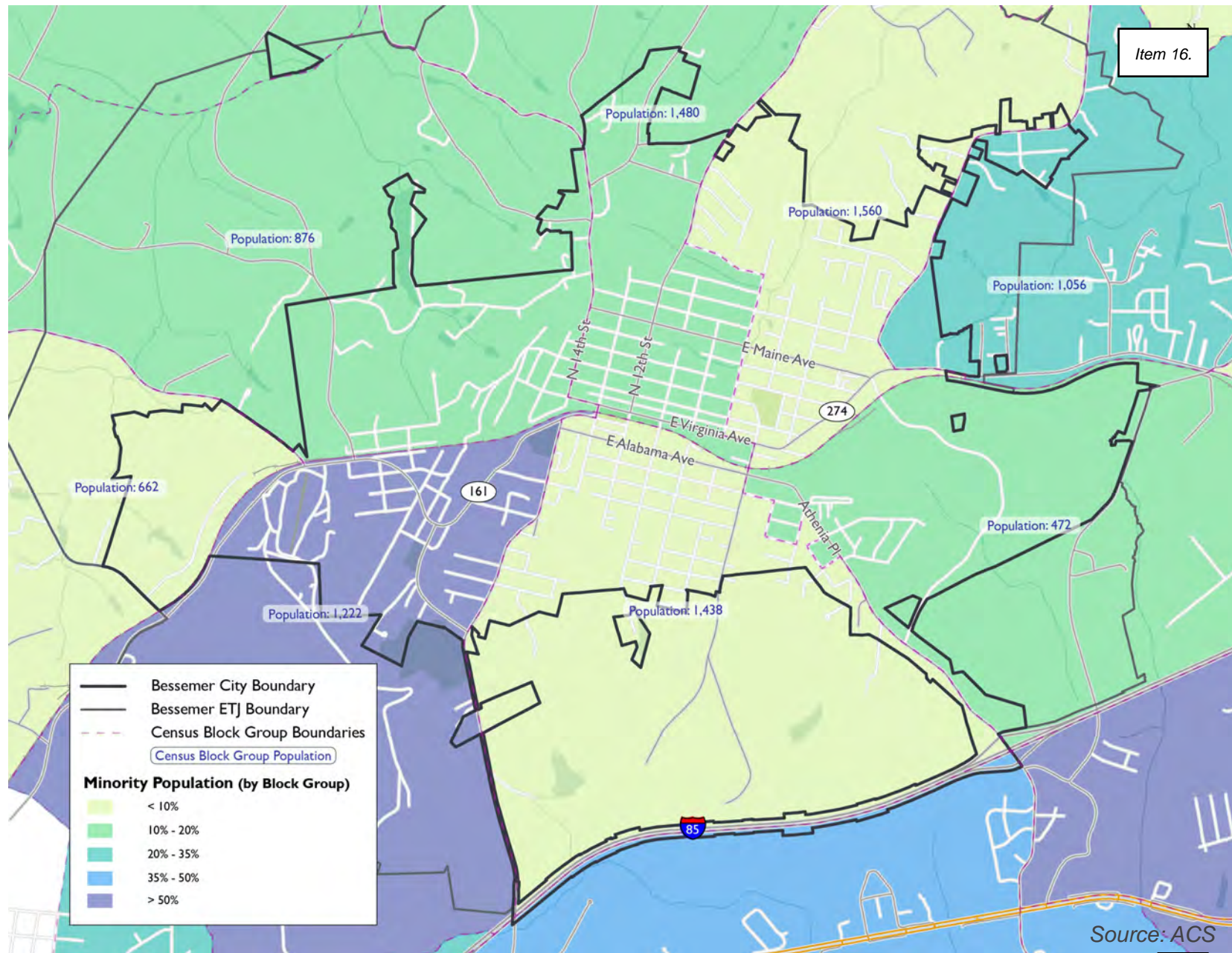


Minority Population

The percent minority population in Bessemer City is 22.9% (15.4% Black or African American; 0.8% Asian; 0.4% Native American; 3.8% some other race; and 2.4% two or more races).

This map shows only the racial minorities in Bessemer City and does not include ethnic minorities such as the Hispanic population due to data availability from ACS.

While not shown in this figure, approximately 6.7% of the population in Bessemer City identifies as Hispanic.



Physical Conditions

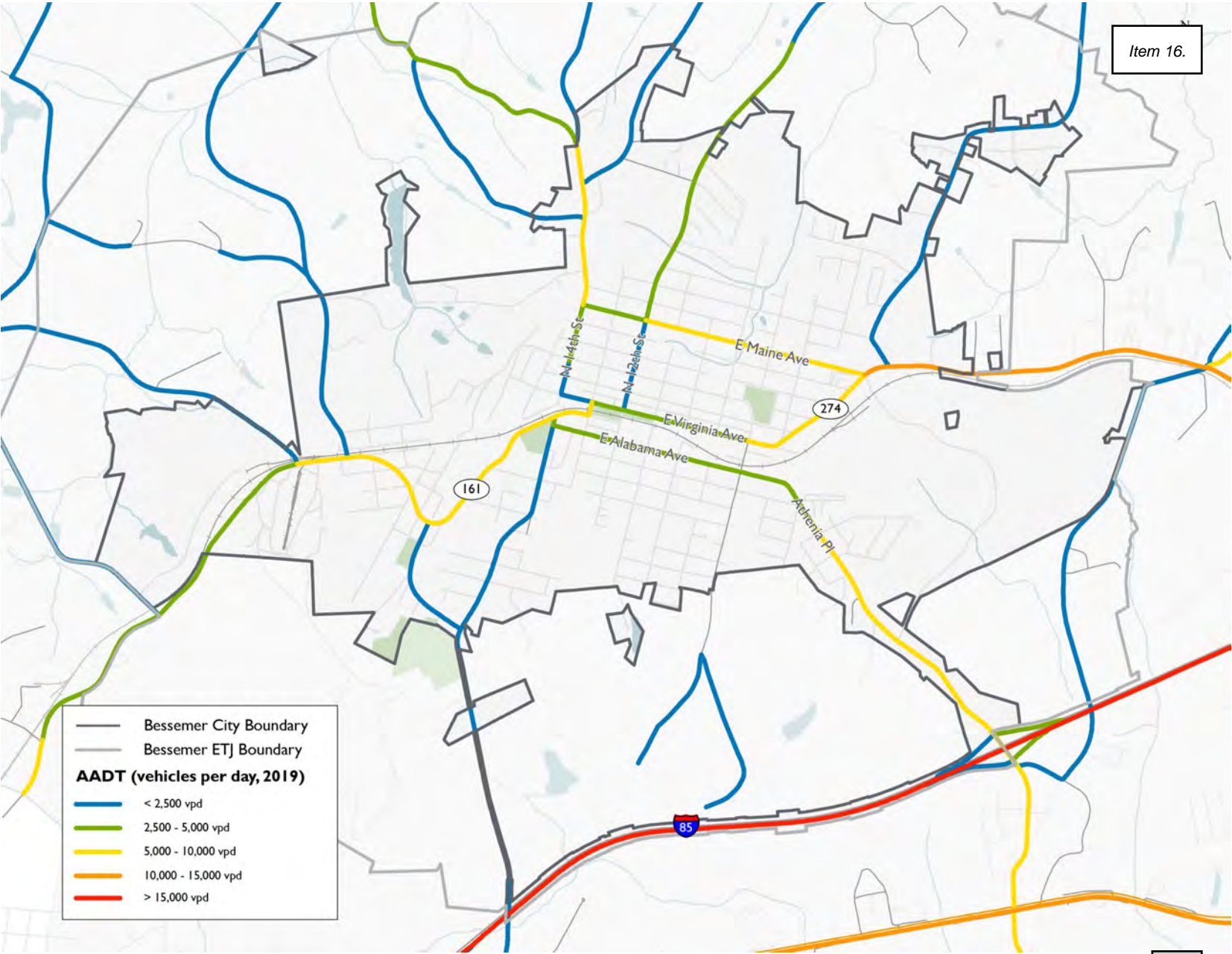
Item 16.



Annual Average Daily Traffic (AADT)

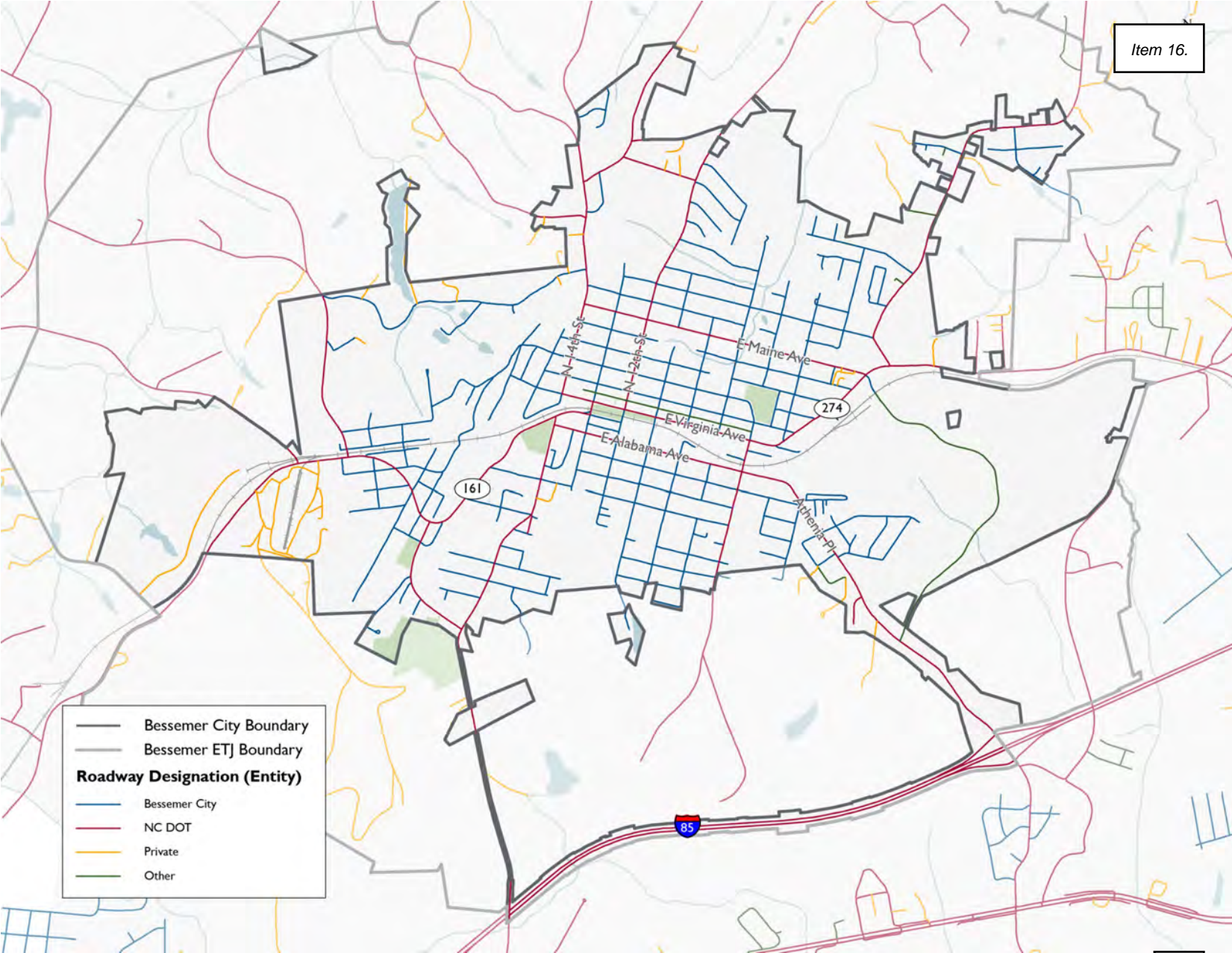
Heavily traveled corridors present challenges for pedestrians in Bessemer City. In addition to I-85, the eastern portion of NC 274 (Gastonia Hwy) and E Maine Ave are the heaviest traveled roads within the City's limits. On average, 13,000 and 8,200 cars, respectively, travel these corridors each day. Another heavily traveled corridor in Downtown is Edgewood Road/ Athenia Place with between 6,300 and 8,100 cars each day.

Notably, AADT is not always available for smaller, local roads.



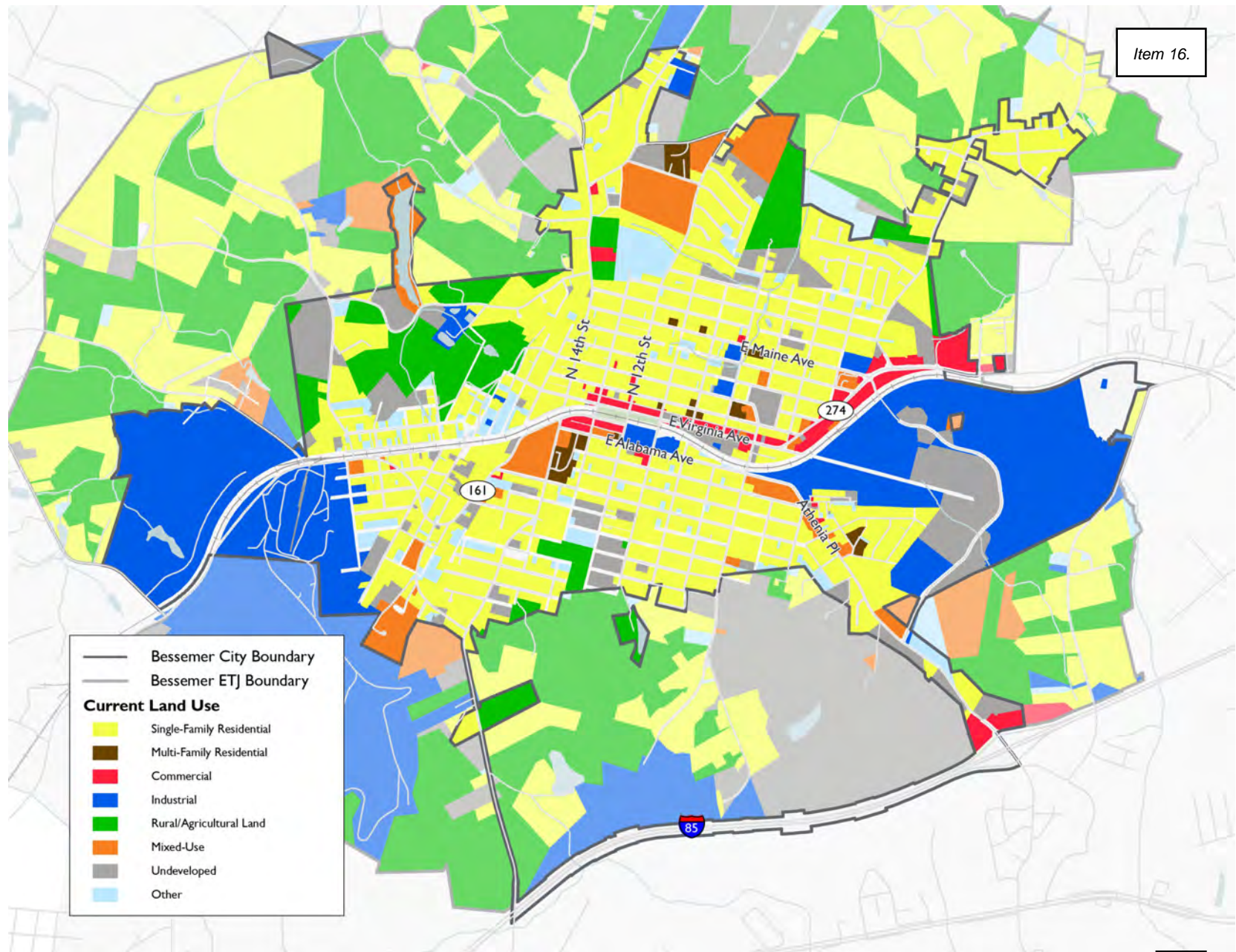
Roadway Designation

This map shows the entities responsible for maintaining the roads in Bessemer City. When considering improvements to the pedestrian system, it will be important to consider and coordinate with the entity responsible for the maintenance of and investment in each facility.



Current Land Use

The most common land use types in Bessemer City are single-family residential and rural/agricultural land. Commercial activity is clustered along the eastern edge of the City along NC 274. Industrial land is common at the eastern and western ends of the City along NC 274 and NC 161. Land use is an important when deciding where pedestrian improvements are needed. Heavily-trafficked commercial or residential areas may need more pedestrian facilities than agricultural or industrial areas.

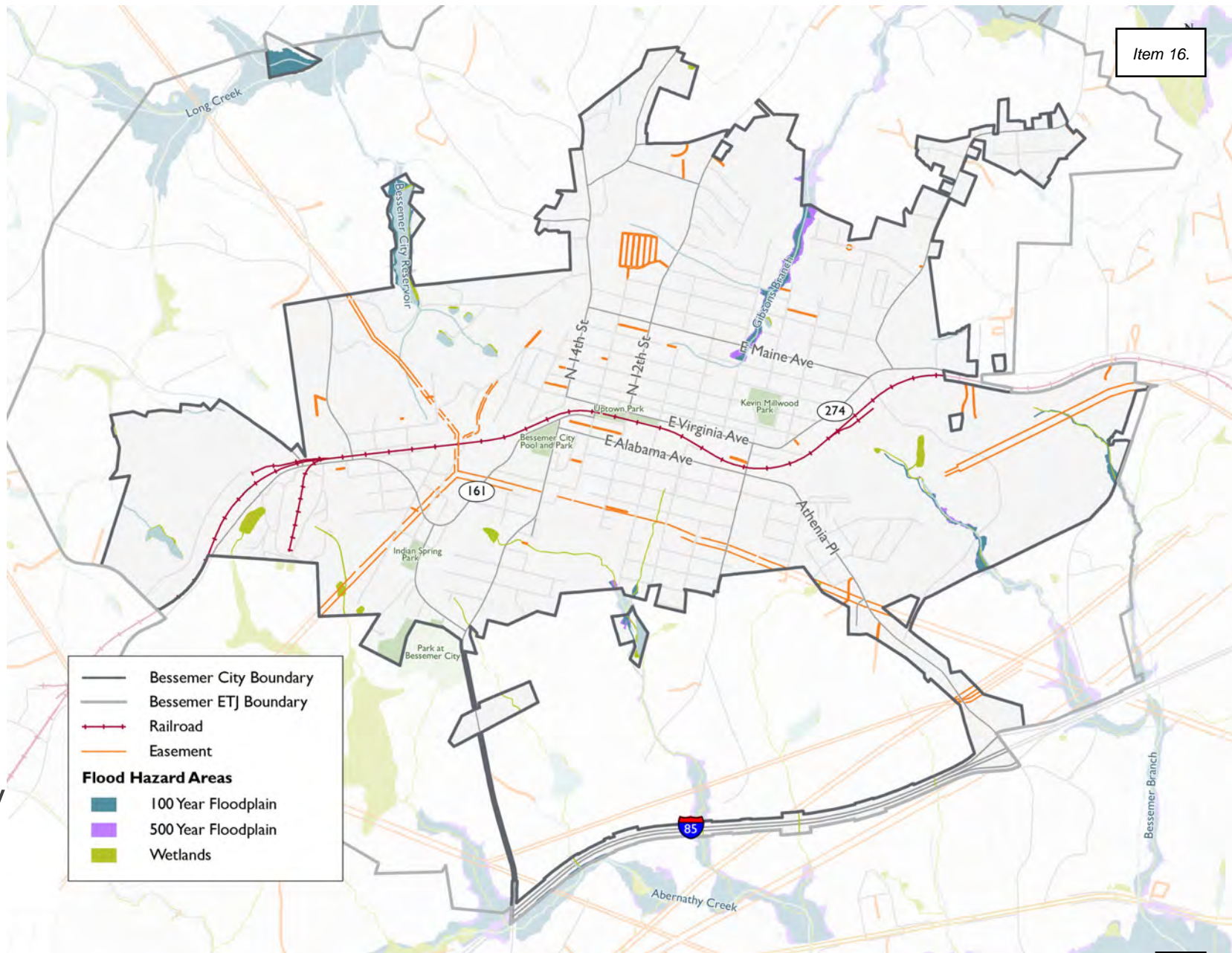


Other Physical Considerations

The FEMA 100-Year and 500-Year Floodplains for the creeks in Bessemer City should be considered as they may present development challenges.

The presence of a major rail corridor that bisects Bessemer City is especially important to consider, as crossings are limited and the tracks can be a barrier to pedestrian connectivity in the city.

Existing utility easements are also shown here, as they may present right-of-way opportunities for future trail connections. The City is currently (as of March 2021) compiling a comprehensive inventory of utility easements.

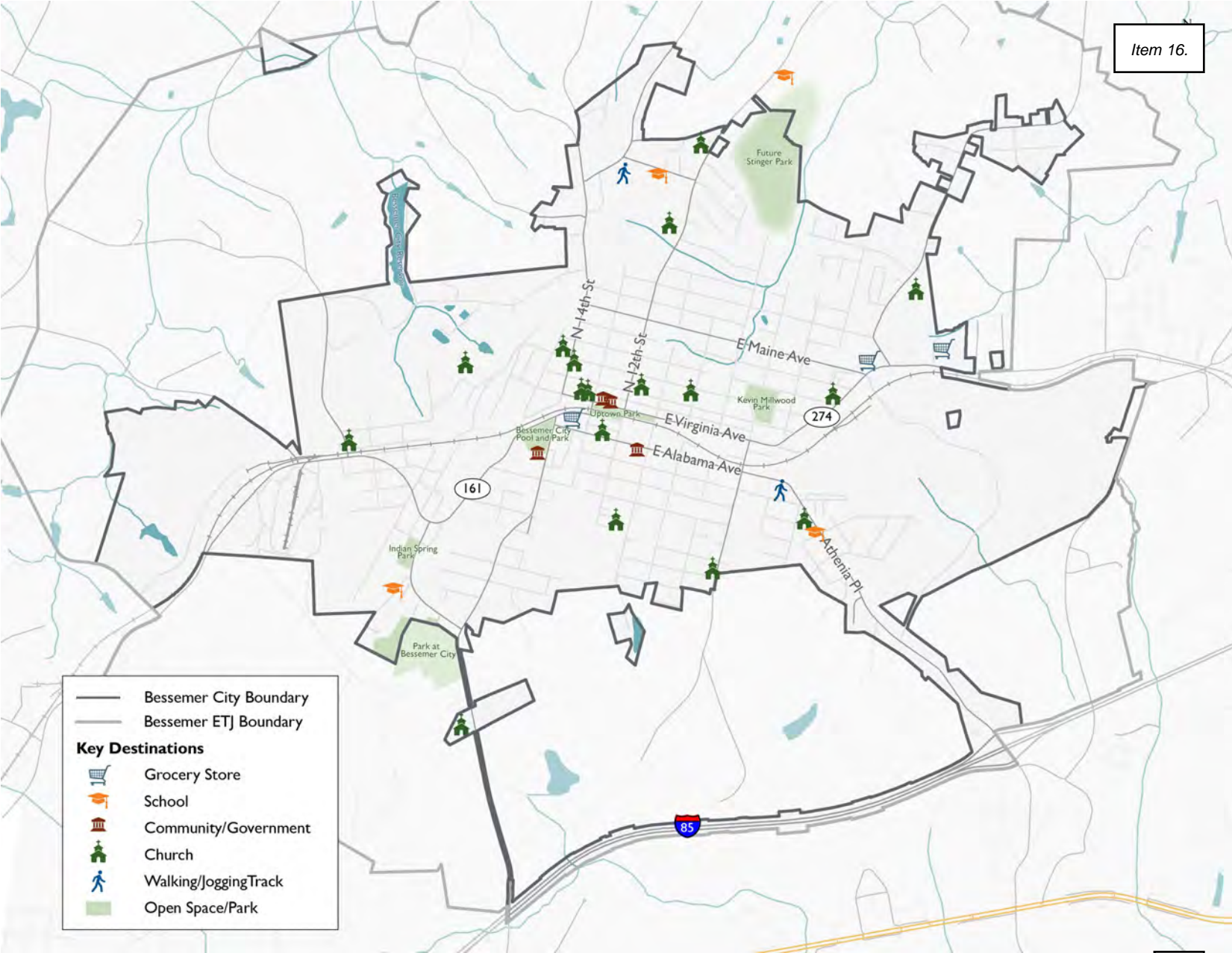


Key Destinations

Schools, parks, and other key destinations are important to highlight when considering pedestrian connectivity and mobility.

Ideally, pedestrian infrastructure would help connect these points to encourage residents and visitors to walk between these destinations.

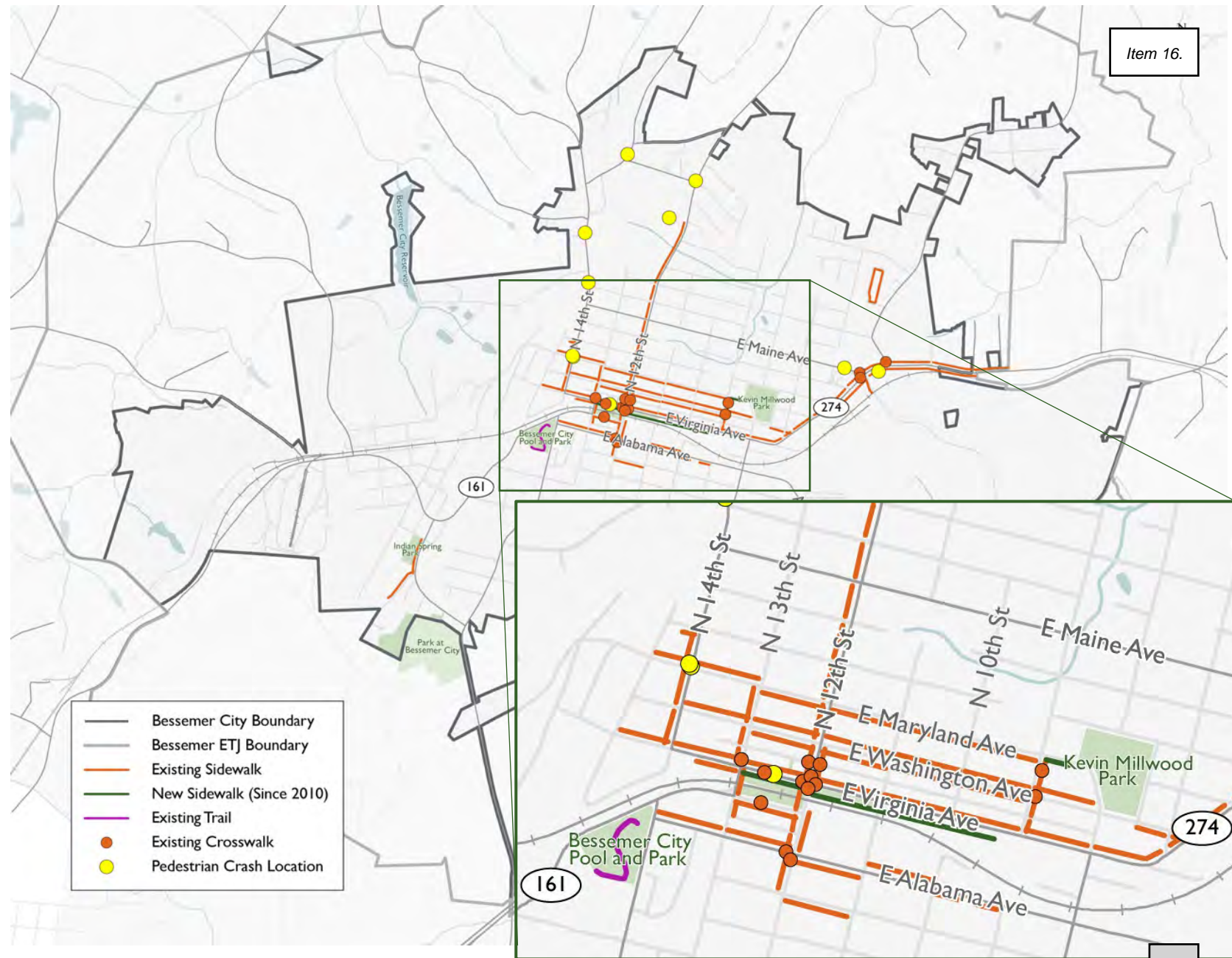
This map identifies more than 30 destinations, including grocery stores, schools, civic buildings, churches, and parks.



Pedestrian Facilities

The existing sidewalk network is primarily concentrated around Downtown Bessemer City with a few scattered sidewalks around schools, residential areas, and commercial development. Approximately 7.5 miles of existing sidewalk exist throughout Bessemer City.

Between 2007 and 2019, 10 pedestrian crashes in the city were reported by NCDOT. As shown in the map, these crashes occurred along and north of NC 274.



Assets, Challenges, and Corridor Inventory

Item 16.



Assets and Challenges

A key part of the planning process involves identifying areas of opportunities and specific challenges to walking in Bessemer City. Referred to here as Assets and Challenges, these features were determined based on fieldwork analysis, guidance from the City, and input from the Steering Committee.



Assets

Bessemer City has numerous assets that can contribute to the growth of the City's pedestrian network. These assets include characteristics of the community as well as attractive local destinations where residents and visitors gather.

- Bessemer City's street grid pattern supports walkability.
- Downtown businesses cater to pedestrians.
- Existing sidewalks and crosswalks connect many areas of the city, especially near Downtown.



Challenges

Understanding the pedestrian constraints in Bessemer City will help identify improvements that enhance safety and access for pedestrians of all ages and abilities.

- Outside of Downtown, existing sidewalks and crosswalks are sparse, as are ADA curb ramps.
- The railroad poses a major barrier to pedestrian connectivity in the city due to limited crossings.
- Resources are constrained.

Corridor Inventory

An inventory of key corridors was conducted to provide a more detailed look at selected corridors as a supplement to the broader understanding of pedestrian facilities through the study area. This table below describes characteristics of key corridors. The assessment on the following slides shows

| | Roadway Width | Cross Section | Speed Limit | Annual Average Daily Traffic (AADT) | Curb & Gutter | Sidewalk Coverage | Sidewalk Condition | Sidewalk Widths |
|--|---------------|------------------|-------------|-------------------------------------|---------------|-------------------|--------------------|-----------------|
| Alabama Ave / Athenia Pl / Edgewood Rd | 24 ft | 2-lane undivided | 35 mph | 2,700 to 8,100 vpd | Mostly No | Limited | Fair | 4 to 5 ft |
| NC 161 | 24 ft | 2-lane undivided | 35 mph | 4,400 to 5,800 vpd | No | None | N/A | N/A |
| Virginia Ave / NC 274 | 24 to 75 ft | 2-lane to 6-lane | 35 mph | 4,500 to 13,000 vpd | Mostly Yes | Complete | Good | 3.5 to 7 ft |
| Maine Ave | 24 ft | 2-lane undivided | 35 mph | 4,800 to 8,200 vpd | No | None | N/A | N/A |
| Washington Ave | 30 ft | 2-lane unmarked | 35 mph | Data not available | Yes | Complete | Fair | 3.5 to 4 ft |
| 12 th St | 24 to 33 ft | 2-lane undivided | 35 mph | 1,900 to 4,600 vpd | Mostly No | Complete | Fair | 3.5 to 6 ft |
| 14 th St | 24 to 30 ft | 2-land undivided | 35 mph | 2,000 to 6,100 vpd | Mostly No | Limited | Poor | 3 to 4 ft |

Existing Context

This 2.1-mile section is a key corridor in Bessemer City, connecting the southern side of Downtown directly to I-85. Five blocks of sidewalks exist along Alabama Avenue; however, many are disconnected or in poor condition. Few sidewalks exist in Bessemer City south of the railroad tracks, limiting pedestrian connectivity.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

| | | | | |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|
| Lack of Sidewalks or Connectivity | Poor Crossings | Narrow/Worn Sidewalks | Low Visibility | High Traffic Road |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|



NC 161

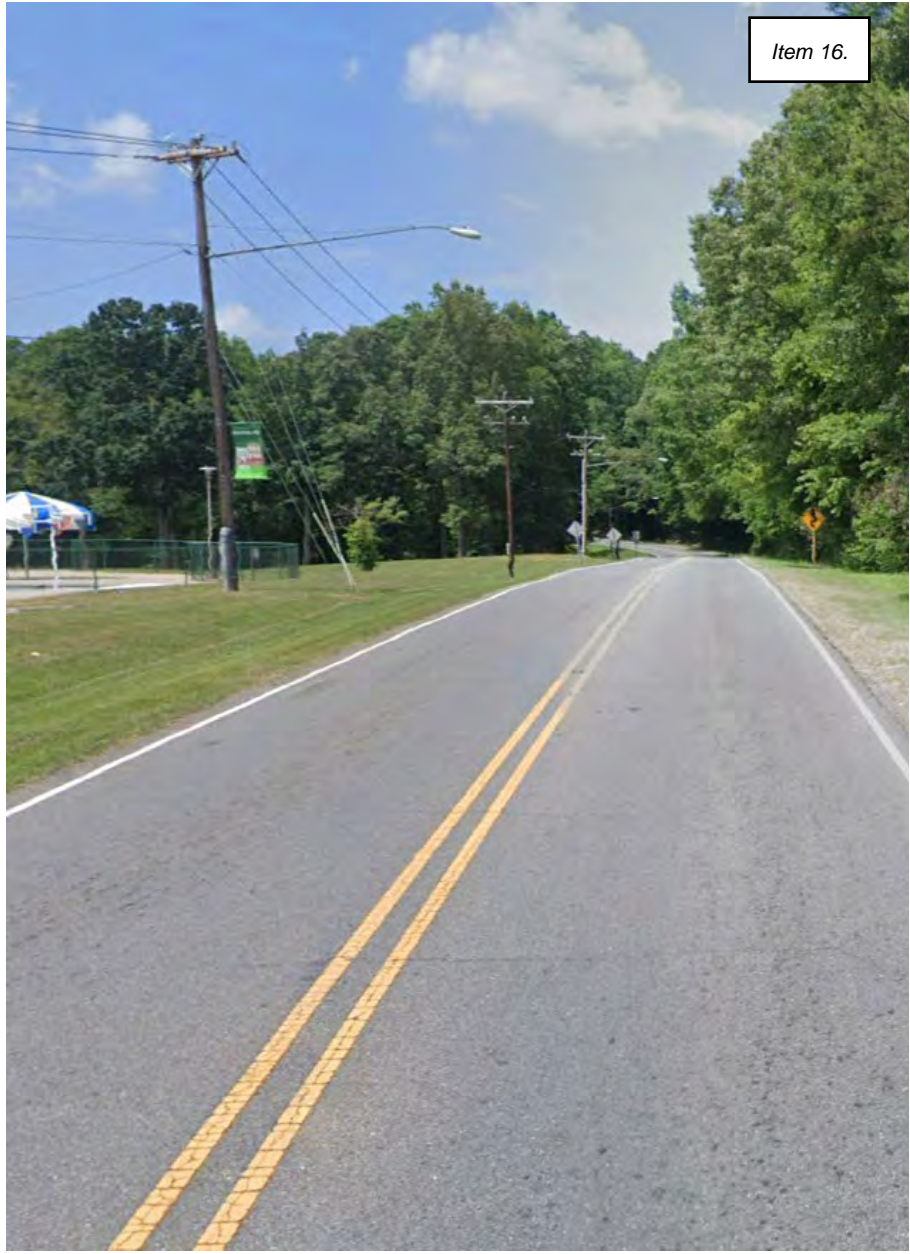
Existing Context

NC 161 connects Bessemer City through Kings Mountain to the state line. Approximately two miles of NC 161 exists within the study area and carries 4,400 and 5,800 vehicles per day. The corridor provides access to Downtown, Bessemer City Park, Bessemer City Middle School, and other destinations on the west side of the City. No sidewalks exist along NC 161.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

| | | | | |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|
| Lack of Sidewalks or Connectivity | Poor Crossings | Narrow/Worn Sidewalks | Low Visibility | High Traffic Road |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|



Virginia Avenue / NC 274

Existing Context

Virginia Avenue and NC 274 stretches from the heart of Bessemer City to I-85. Businesses along the corridor range from small Downtown shops to large retailers to industrial/warehouse sites near the interstate. Continuous sidewalks mostly exist along the entire corridor, including new sidewalks constructed since 2010. However, the few gaps in the network and lack of safe crossing exist.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

| | | | | |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|
| Lack of Sidewalks or Connectivity | Poor Crossings | Narrow/Worn Sidewalks | Low Visibility | High Traffic Road |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|



Maine Avenue

Existing Context

Maine Avenue is an important cross-City connector, stretching from N 14th Street to NC 274. Although its current land use is mostly single-family residential, the most recent zoning in Bessemer City classifies this corridor as mixed-use. This corridor currently lacks pedestrian facilities, but mixed-use development make sidewalks or crosswalks more important in the future. A lack of paved shoulders makes it especially difficult for pedestrians to walk along Maine Avenue.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

| | | | | |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|
| Lack of Sidewalks or Connectivity | Poor Crossings | Narrow/Worn Sidewalks | Low Visibility | High Traffic Road |
|-----------------------------------|----------------|-----------------------|----------------|-------------------|



Washington Avenue

Existing Context

Washington Avenue is a great option for pedestrians due to its lower traffic volume and good sidewalk connectivity. The 1-mile corridor passes through a mostly residential area with a few churches and other destinations, including Kevin Millwood Park. The road closely parallels the commercial activity along Virginia Avenue.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

Lack of
Sidewalks or
Connectivity

Poor Crossings

Narrow/Worn
Sidewalks

Low Visibility

High Traffic
Road



12th Street

Existing Context

12th Street is one of Bessemer City's main north-south routes, connecting Downtown to Bessemer City High School (BCHS) and Bessemer City Central Elementary, as well as to residential areas south of Downtown. Existing pedestrian facilities are present along the west side of 12th Street from Georgia Avenue to the entrance to the BCHS parking lot at Chadwick Court. The railroad tracks pose an additional barrier to pedestrians in this corridor.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

Lack of
Sidewalks or
Connectivity

Poor Crossings

Narrow/Worn
Sidewalks

Low Visibility

High Traffic
Road



14th Street

Existing Context

14th Street is another important north-south connector in Bessemer City. It connects mostly residential areas and a few churches along a 1-mile corridor between Downtown and the City's northern boundary. The only sidewalks present in this corridor are near Downtown on the west side of the street from Virginia Avenue to Ohio Avenue. A notable concentration of pedestrian crashes have been reported along this corridor.

Assessment

The following characteristics have been observed and present a challenge to walking along the corridor.

Lack of
Sidewalks or
Connectivity

Poor Crossings

Narrow/Worn
Sidewalks

Low Visibility

High Traffic
Road



Previous Plan Review

Item 16.



Bessemer City Pedestrian Plan (2010)

Item 16.

Bessemer City developed its original Pedestrian Plan in 2010 to articulate the City's vision of being a more pedestrian-friendly city. Plan development included a physical survey, mapping and analysis of existing facilities, community engagement including stakeholder interviews and a public meeting, and finally a report with prioritized project recommendations. The Plan also recommends revisions to City ordinances and supporting policies.

Goals

- Walkability/connectivity
- Vitality
- Aesthetics/identity
- Make Bessemer City a regional destination for visitors and businesses

Key Recommendations

- Proposed and estimated costs for 27 new sidewalk projects (including Alabama Ave/Athenia Pl/Edgewood Rd, Maine Ave, NC 161, and Southridge Pkwy), 26 trail projects, and 42 crosswalks
- Recommended programs such as community walking events, an adopt a sidewalk/trail program, and crossing guards



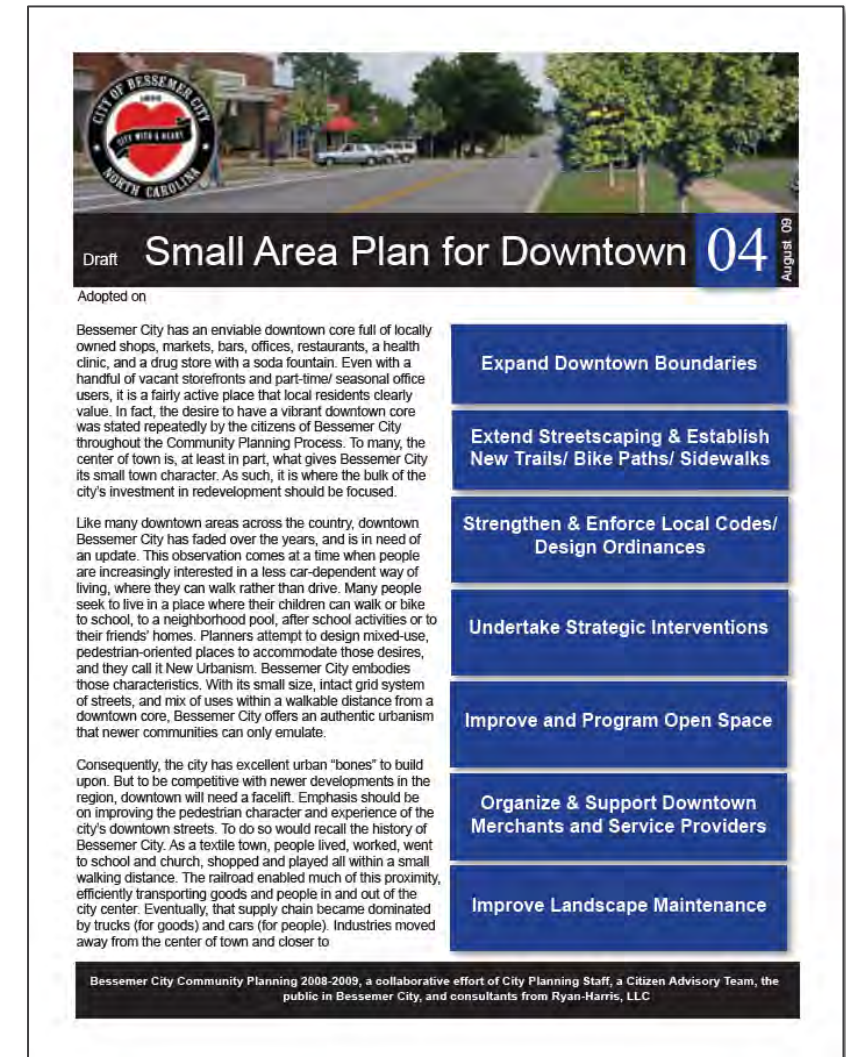
Small Area Plan for Downtown (2009)

Item 16.

Bessemer City's Small Area Plan for Downtown aims to provide a plan to revitalize the City's enviable downtown core. The SAP makes recommendations to help build on Bessemer City's strong urban "bones" (including its intact street grid system, a variety of authentic local businesses, and a distinct historic small-town Downtown) to make it a more attractive place for residents, businesses, and visitors.

Key Recommendations

- Expand Downtown boundaries
- Extend streetscaping and establish new trails/bike paths/sidewalks
- Improve and program open space
- Improve landscape maintenance
- Establish a continuous sidewalk connection across the railroad tracks along 12th Street, including significant landscaping and lighting
- Establish a Historic District



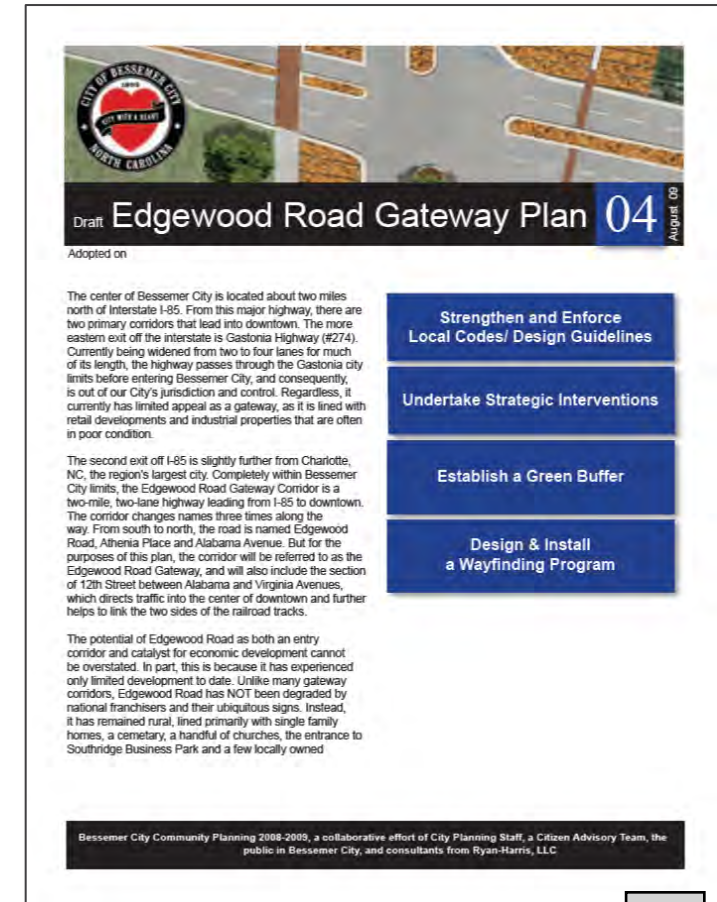
Edgewood Road Gateway Plan (2009)

Item 16.

The corridor of Edgewood Road / Athenia Place / Alabama Avenue (referred to as Edgewood Road Gateway) has the potential to be a catalyst for economic development in Bessemer City. The goal of the Plan was to help guide the development of the corridor to support this goal. The document makes recommendations surrounding four initiatives to shape this corridor.

Key Recommendations

- Limit and separate paving, driveways and parking areas; require planting strips to separate pedestrians from streets and parking lots
- Mark business/industrial growth area (Southridge Business Park); make it more pedestrian and bicycle friendly
 - Add a crosswalk once Southridge Parkway is expanded west of Edgewood Road, develop guidelines requiring sidewalks and bike lanes
- Improve intersection of Edgewood Road and 12th Street to include sidewalks, crosswalks and wayfinding
- Link and locate community assets with sign at 8th St and Edgewood Road
 - Establish wayfinding to City destinations
 - Sign should be accessible via sidewalks
 - Stamped and painted asphalt crosswalks near sign



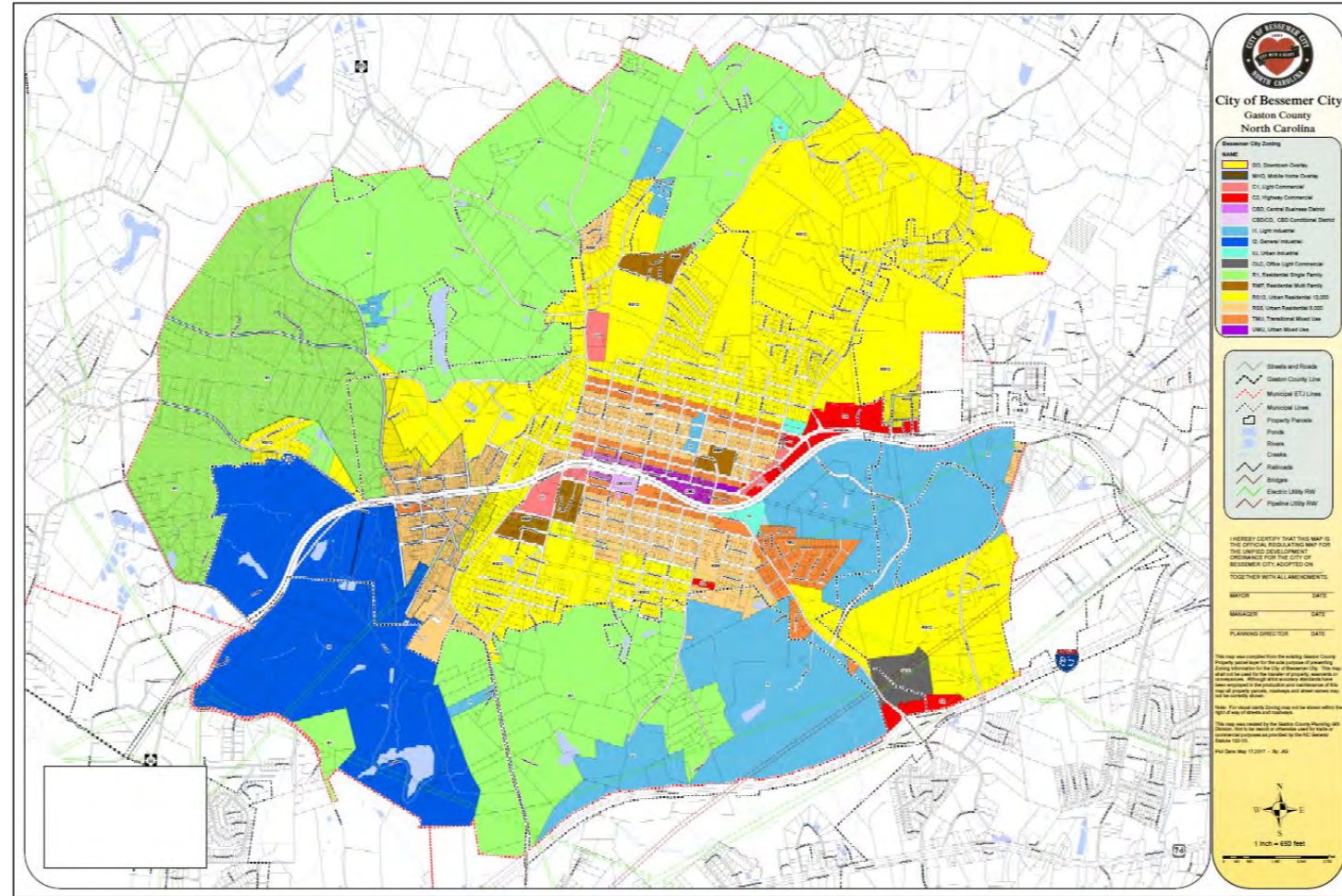
Unified Development Ordinance and Zoning Map (2018)

Item 16.

Bessemer City's Unified Development Ordinance (UDO) was last updated in 2018. This document outlines the zoning code for the City and its ETJ. Land is classified according to 16 districts with different development rules and intended land uses. The UDO is currently (as of March 2021) being updated.

Key Recommendations

- Sidewalks and greenstrips (discussed in section 9.18) are mandated in subdivisions and urban standards overlay (USO) districts.
- Sidewalks must be a minimum of 5 feet wide (arterials) or 4 feet (other streets).
- The Central Business District (CBD), Urban Mixed Use (UMU) and Traditional Downtown Overlay (TD) districts specifically mention pedestrian orientation.



GCLMPO Metropolitan Transportation Plan (2018)

Item 16.

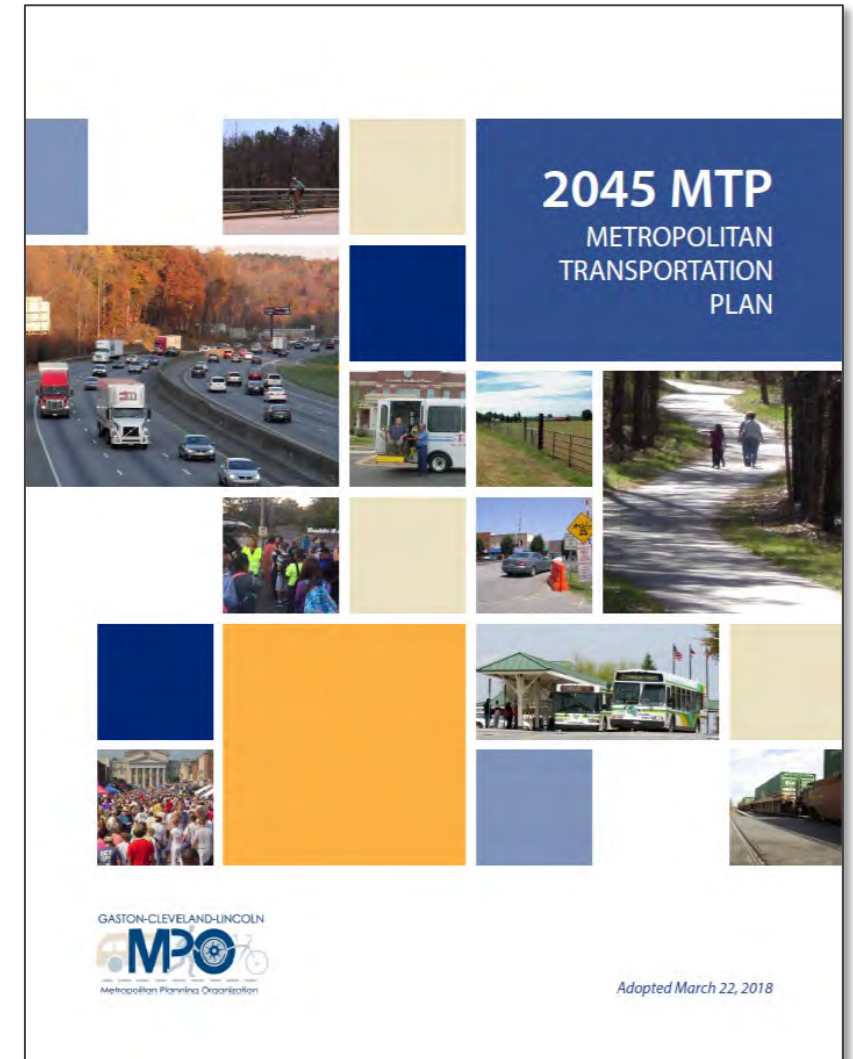
The Gaston-Cleveland-Lincoln Metropolitan Planning Organization (GCLMPO) released their updated MTP in 2018 with recommendations for a more multimodal transportation system. Chapter 12 analyzes active transportation conditions and plans in the region and specifies approved pedestrian projects along 2025, 2035, and 2045 funding horizons.

Goals

- Provide a transportation system that affords the public with mobility choices including walking, bicycling, aviation, freight, and transit options.
- Increase the design sensitivity of pedestrian and bikeway system for both recreation and transportation purposes.
- Increase pedestrian and bicycle safety through public awareness programs.

Key Recommendations

- 2025 Horizon: Funded sidewalk on NC 161 (S 14th St to W Boston Ave)
- 2045 Horizon: Funded sidewalk on Virginia Ave (south side, 12th St to 8th St)



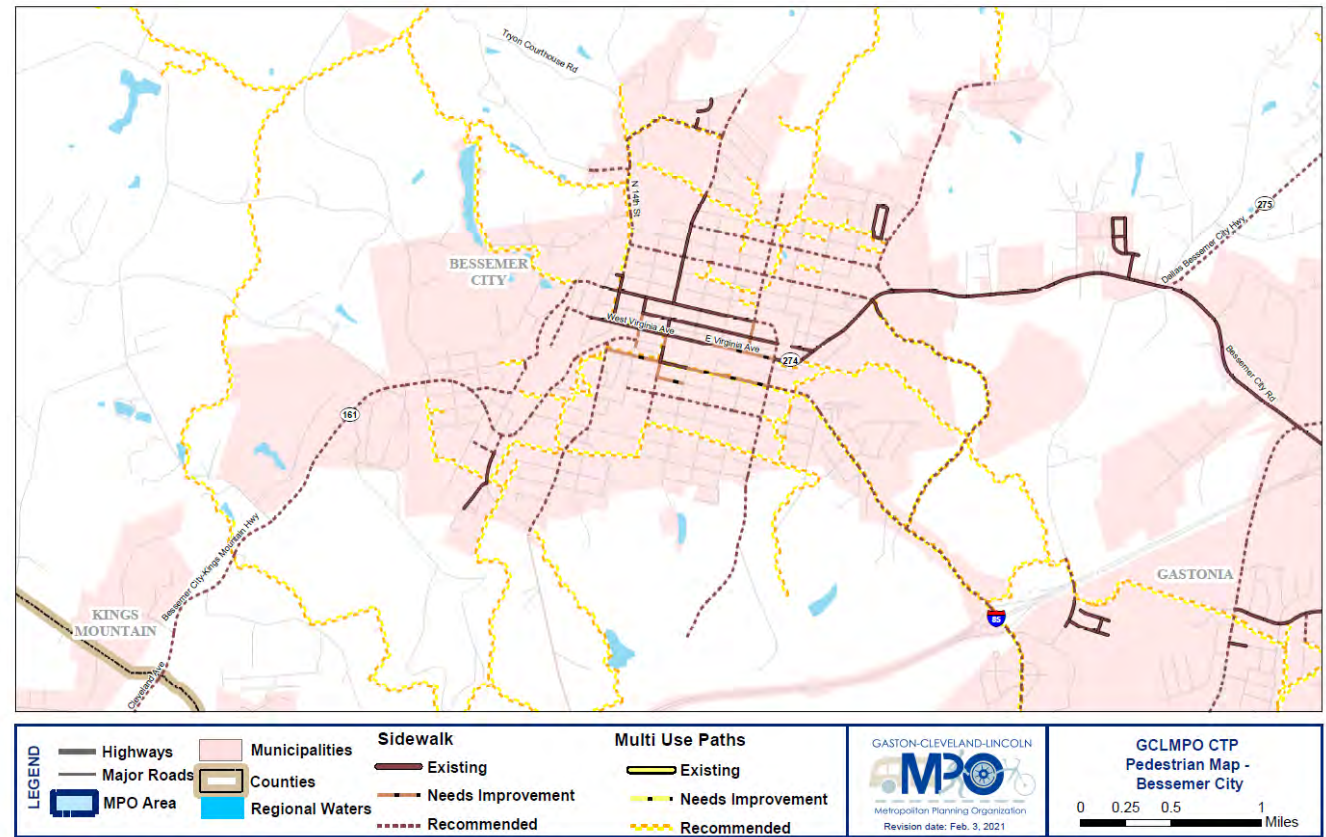
GCLMPO Comprehensive Transportation Plan (2022)

Item 16.

GCLMPO's CTP is a long-range planning document aimed to assist local governments in making transportation decisions over the next 30 years. The CTP Pedestrian Map recommends safe, efficient, and cost-effective pedestrian improvements, based on current and future travel needs.

Key Recommendations

- Sidewalks, improved sidewalks, and multi-use paths are recommended in many locations, including:
 - Alabama Ave / Athenia Pl / Edgewood Rd (sidewalk and multi-use path)
 - Southridge Pkwy (sidewalk and multi-use path)
 - Maine Ave
 - NC 161
 - 8th St / Capps Rd
 - S 14th St / Crowders Mountain Rd
- Multi-use paths are recommended in many locations



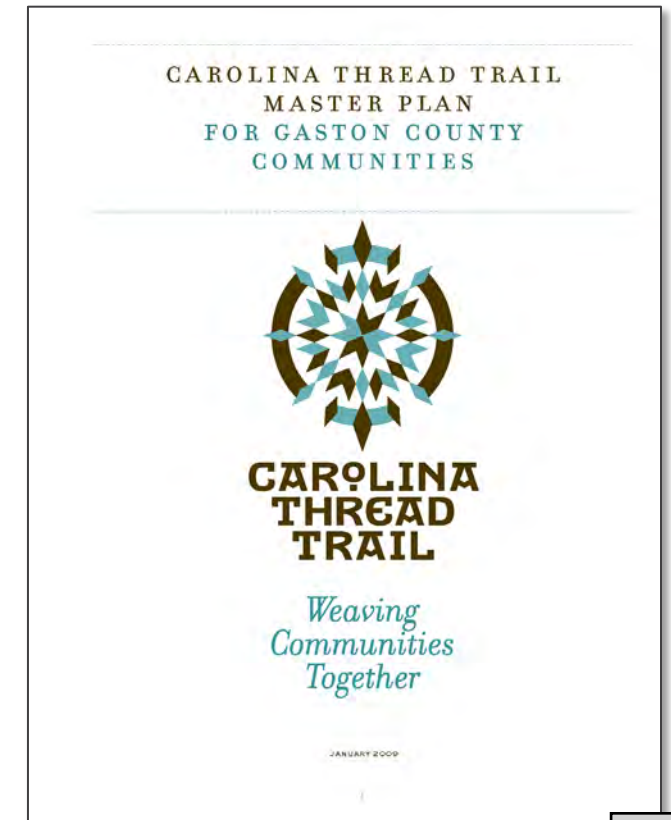
Carolina Thread Trail Master Plan Gaston County (2009)

Item 16.

The Carolina Thread Trail Master Plan for Gaston County coordinates greenway and trail development within the cities, towns, and unincorporated areas of Gaston County to preserve and enhance quality of life. It integrates existing and proposed municipal and county trails with additional trail segments to create a comprehensive multi-use network that connects people, places, and destinations to each other and surrounding regional destinations, including in Bessemer City.

Key Recommendations

- Secondary priority segment proposed from US 29/74 north to Bessemer City
- Establish a Trail Advisory Committee to promote greenway development and advise the governing group on related issues
- Identify and maximize local trail opportunities through the development plan review process, open space acquisition, and floodplain regulations
- Review current and future utility corridors/easements for local greenway opportunities
- Establish criteria for trail priorities (i.e. cost, length of trail, location, etc.)
- Coordinate with local law enforcement and emergency services on trail design and safety





Bessemer City

Pedestrian Plan Update



Kimley»Horn

The Existing Conditions Summary offers a snapshot of current pedestrian conditions in Bessemer City as an initial step in the update to the 2010 Pedestrian Plan. Information from the summary will be repurposed for use in the final report for the Pedestrian Plan Update.