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3 Board of Commissioners  
4 Regular Meeting – Remotely Conducted  
5 August 25, 2020  
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7 The Town of Cedar Point Board of Commissioners held their regularly scheduled monthly  
8 meeting on Tuesday August 25, 2020 at 6:30 PM. This meeting was conducted remotely, using  
9 the Zoom Remote Meeting program. Mayor Hatsell determined a quorum to be present and  
10 opened the meeting.  
11

12 PRESENT: Mayor Hatsell, Commissioners Bray, Nash, Castellano and Winberry, Town  
13 Administrator Rief, Town Clerk Calhoun and members of the public. Of note: Mr. Rief and Ms.  
14 Calhoun were physically present; all other attendees were remotely attending the meeting.  
15

16 Town Administrator Rief gave the Invocation, followed by the Mayor leading the Pledge of  
17 Allegiance.  
18

19 The Agenda and Consent Agenda were presented next for Board consideration and approval.  
20 The Consent Agenda, consisting of the July 28, 2020 Regular Meeting Minutes, the July 29,  
21 2020 Recessed Meeting Minutes, the Financial Dashboard, and a Proclamation for Constitution  
22 Week. Commissioner Castellano made a **Motion** to approve the Agenda and Consent Agenda as  
23 presented. Motion carried 4-0.  
24

25 The Mayor opened the floor to public comment. There was none.  
26

27 The next item on the Agenda was a rezone request, RZ-2020-01. This request was heard at  
28 Public Hearing on May 19, 2020 and tabled since the July 28, 2020 meeting. At that public  
29 hearing, a preliminary plan was presented to the Board for an R-10 Conditional Zoning, along  
30 with a Consistency Statement. There were no Board comments. Commissioner Nash made a  
31 **Motion** to approve the Rezone Request RZ-2020-01 along with the Consistency Statement. The  
32 Motion carried 4-0.  
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34 The next Agenda item was Board consideration and approval of the purchase of the current  
35 copier. We have the option to purchase the current model or enter into a lease agreement of the  
36 current one. To purchase the current model, it is a total cost of \$953.66; to lease a newer model  
37 would be a cost of \$104.55 for 36 months, plus a service rate charge per page, which totals \$140  
38 per month. The purchase agreement also includes a service agreement.

39 According to Mr. Rief, the sales representative indicated a usage life of about 3 to 4 years with  
40 our current copier model.

41  
42 Commissioner Nash made a **Motion** to approve the purchase of the current copier model for  
43 \$953.66. The Motion carried unanimously, 4-0.

44  
45 Deputy Nakamura presented his monthly report. School buses are out and about now that school  
46 is back in session. A reminder that passing a stopped school bus with red flashers and STOP  
47 sign extended is a fine of \$440 and 6 points on your license.

48  
49 Mr. Rief presented his Administrator's Report:

50  
51 Arlayne Calhoun will be retiring from Town Hall. Her last day is Friday, September 4. A  
52 luncheon is planned in her honor at Whiskey Bravo Restaurant on September 4, 2020.

53  
54 Her position has been advertised, and to date we have only received 3 completed applications.  
55 Mr. Rief has scheduled interviews for next Monday, Wednesday and Friday. Mr. Rief has asked  
56 that the hiring authority be granted to him and Mayor Hatsell. It was the consensus of the Board  
57 to grant the authority to hire an Administrative Assistant to Mr. Rief and Mayor Hatsell.

58  
59 An update on the park property grants was given. In reference to the Clean Water Management  
60 Trust Fund grant, the final easement language is being crafted, with the Town Attorney finalizing  
61 changes. This will then be submitted to CWMTF and they will make their edits and send back to  
62 Mr. Rief. The Town should expect the grant money no later than the end of the year. The  
63 PARTF grant is progressing nicely and the only thing we are awaiting is signatures from the  
64 seller of the park property.

65  
66 The Auditors have completed their in-house portion of the 2019-2020 audit. They will most  
67 likely submit additional requests to the Town for additional documentation to complete the  
68 process.

69  
70 The County tax office did not reflect the increase for solid waste fees in the 2020 tax bills. Also,  
71 many tax bills were incorrectly assessed to include trash service. Mr. Rief has been conducting a  
72 thorough review of tax parcels in Cedar Point to determine eligibility for trash service. New  
73 Trash cans are expected to arrive sometime in mid-September.

74  
75 There is sidewalk damage located at Highway 24 and Hazel Willis Lane. For safety, barricades  
76 have been placed around the damage. NCDOT did not feel it was their responsibility; West  
77 Carteret Water investigated and did not see any leaks or breeches. NCDOT has acknowledged  
78 there is a significant issue here. Mayor Hatsell pointed out that the same situation will occur in  
79 front of Bojangles. There is a large dip in the road and instead of continually patching this area,  
80 it needs to be fixed.

81  
82 The Planning Board cancelled their August 4, 2020 meeting due to Hurricane Isaias. They did  
83 hold a meeting on August 18 to review a Commercial Site Plan at 121 Bell Street. The Board  
84 motioned to table the matter. The Planning Board will meet as scheduled September 1.

85 At the September meeting the Board will review a Rezone for Page Place and a Text  
86 Amendment for B-1 parcels for maximum building size; the applicant wishes to build a retail  
87 establishment.

88

89 Mayor Hatsell commended the Planning Board and is very impressed with them and how they  
90 are conducting their meetings.

91

92 Mr. Rief also updated the Board on an upcoming Special Use Permit application from Cedar  
93 Point Storage. They are applying to allow for Uhaul trucks at their establishment. The trucks  
94 would be stored behind the fence and not at frontage. The Town can impose a condition that the  
95 trucks be kept behind the fence.

96

97 Board Comments followed:

98

99 Commissioner Castellano cautioned everyone to watch for school buses now that school was  
100 back in session.

101

102 Commissioner Bray spoke on behalf of Winberry Farms. There is a deer problem at the farm  
103 and these animals are destroying the crops grown there. Mr. Winberry cannot shoot any of the  
104 deer due to the new ordinance passed preventing the discharge of firearms in Town limits. He  
105 would like for this to be amended to exclude agricultural operations.

106

107 Commissioner Nash commended Mr. Rief on fixing issues at the County level with the tax bills  
108 and GIS maps.

109

110 Commissioner Winberry stated there needs to be a Town sign clean up. Many of the street signs  
111 are unreadable or in poor condition and should be refreshed. Also, the park benches throughout  
112 town need to be pressure washed and cleaned up.

113

114 There being no further business to discuss, the meeting was adjourned. Commissioner Bray  
115 made a **Motion** to adjourn the meeting. The Motion carried unanimously, 4-0.

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117 The meeting adjourned at 7:35 PM.

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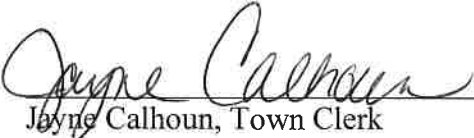
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Scott Hatsell, Mayor

  
Jayne Calhoun, Town Clerk