



Town of Mineral
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Pam Harlowe, Mayor
Michael Warlick, Vice-Mayor
Tom Runnett
Bernice Wilson-Kube
Doswell Pierce
Roy McGehee
William Thomas
Salvatore Luciano, Town Manager
Ti-Lea Downing, Treasurer/Clerk
Jack Maus, Town Attorney

Town Council meets for its regular session on the second Monday of each month at 7:00 p.m. Persons wishing to be heard or having an item to be placed on the agenda should make their request to the Clerk of Council by the final Monday of the month preceding the meeting.

Town of Mineral Council Meeting
June 8, 2015
7:00pm

COUNCIL MEMBERS:

Pam Harlowe, Mayor; Michael Warlick, Vice-Mayor, Doswell Pierce; Bernice Wilson-Kube; Roy McGehee; Tom Runnett and William Thomas

ABSENT:

STAFF MEMBERS:

Sal Luciano, Town Manager; Ti-Lea Downing, Town Clerk; Jack Maus, Town Attorney

PUBLIC:

John Harvey, The Central Virginian; Paul Cameron; Julia Cameron; Michelle Covert

Mayor Harlowe called the meeting to order at 7:00 p.m. and gave the invocation.

Mayor Harlowe called the Public Hearing to order for the closing of the undeveloped portion of St. Cecelia Avenue between First and Second Streets. Mr. Paul Cameron questioned that he was informed from a Council Member that if anyone complained, the street would not be closed; was this true, because if not then this Council Member told him wrong. Mayor Harlowe stated that the purpose of the public hearing was to hear town resident's oppositions. Mr. Cameron stated that he did not want it closed. Mr. Luciano stated that he and Mr. Cameron met in his office last week and the reason Mr. Cameron did not want the street closed was due to the fact the he owns Lots 11-16 of Block 25, right up to the water tower. There is now a house on Lots 15 & 16 and he was possibly looking into building a house on the other lots. Due to the slope of the land, a basement would be needed with parking down below. The only access to leave

that driveway would be to go down St. Cecelia Avenue. If that road was closed access would have to go via First Street and the concern was the hill coming up by the fire department. Mr. Cameron stated that three (3) Council Members used a stop watch to evaluate the sight distance coming out of First Street and it was 5 seconds. Mr. Thomas stated that he was opposed to closing that section of road.

Mr. Luciano read a letter from Mr. James Herndon who is a property owner of 215 Richmond Avenue, which stated that he was not opposed to closing the street. It was stated that Howard Loudin owned lots 12-16 and Mr. Luciano stated that he had not heard from Mr. Loudin regarding this issue. A lengthy discussion ensued. Doswell Pierce stated that while he was not opposed or in favor of closing this street, he suggested that Council be careful when considering closing a street; it's different than closing an alley because once you close a street; you may not be able to reopen it. There were no other comments and Mayor Harlowe closed the public hearing. ***William Thomas made a motion to leave the portion of St. Cecelia Avenue between First and Second Streets open; Doswell Pierce seconded the motion. Roll call was taken.***

Doswell Pierce/YES

Tom Runnett/YES

Roy McGehee/YES

William Thomas/YES

Michael Warlick/YES

Bernice Wilson-Kube/YES

Motion passed 6/0 with none voting in the negative.

Tom Runnett requested that Michelle Covert present a plan to the Town Manager of the elevator so that Council could address this issue for a variance. Bernice Wilson-Kube questioned the Town Manager on the cost of the variance and stated that she would be in favor of waiving the \$250.00 fee.

Mayor Harlowe asked if there were amendments and/or additions to the Agenda:

Tom Runnett made a motion to approve the Agenda as written; Roy McGehee seconded the motion. Motion passed 6/0 with none voting in the negative.

Approval of the May 11, 2015 Minutes: Tom Runnett made a motion to approve the minutes as corrected; William Thomas seconded the motion. Motion passed 6/0 with none voting in the negative.

Approval of June Bills to Be Paid: Doswell Pierce stated that he had three (3) questions regarding the June Bills to Be Paid. The first was if the money being used for the new truck was coming out of the Capital Fund. Sal Luciano stated that it would

come from the \$20,000.00 Capital Improvement Line Item that Council voted on previously. He also questioned the \$2,600.00 spent on the surveying for the cemetery; he did not recall Council ever voting on spending this amount of money for this. Tom Runnett stated that this expense would be paid from the cemetery fund. William Thomas questioned if Council made a motion and voted on spending these funds for the survey. Sal Luciano stated that he did not recall Council voting on this issue. Mr. Luciano also stated that they placed this cost under the Cemetery Funds for Road Improvements for the time being until Council voted otherwise. Mayor Harlowe stated that the understanding was that all the costs would be recouped because to harvest all the timber there needed to be a survey conducted. William Thomas stated that his objection to this issue was that there was no motion or vote on this. **Tom Runnett made a motion to pay the bill and when the funds come in from harvesting the timber, the Cemetery Fund will be reimbursed for the cost of the survey; Bernice Wilson-Kube seconded the motion. Roll call was taken.** Doswell Pierce stated that before a vote was taken he requested that Council take a stand that no more funds be spent without the Town Manager's approval.

Doswell Pierce/ NO

Tom Runnett/YES

Roy McGeHee/YES

William Thomas/ NO

Michael Warlick/YES

Bernice Wilson-Kube/YES

Motion passed 4/2 with Doswell Peirce and William Thomas voting in the negative.

Mayor Harlowe questioned if Council wanted to harvest the timber within the surveyed area. Sal Luciano stated that his concern was to have at least two (2) estimates on harvesting the timber before contracting it out. He also stated that when they harvest the timber, these companies leave a mess and we need to have funds set aside to clean up after they are done harvesting the trees. Mayor Harlowe stated that this was a small parcel of land that needed to be harvested and most major companies will not do small jobs.

Michael Warlick questioned on the June Bills to Be Paid the West Broad Honda Dealership. Sal Luciano stated that the maintenance men were trimming around the sign at 5th Street, a rock flew up and broke the rear passenger window of a vehicle on May 5, 2015. We had to pay up front and had already been reimbursed from our insurance company. **Tom Runnett made a motion to approve the June Bills to Be Paid; Roy McGeHee seconded the motion. Roll call was taken.**

Doswell Pierce/YES

Tom Runnett/YES

Roy McGehee/YES

William Thomas/YES

Michael Warlick/YES

Bernice Wilson-Kube/YES

Motion passed 6/0 with none voting in the negative.

Mayor Harlowe stated that the ribbon cutting ceremony for The Right Spot Consignment Shop located at 331 Mineral Avenue had been postponed until a later date.

Town Manager's Report: Sal Luciano submitted a written report to Council and had a few additional items. The negotiations with LCWA had started and he had a meeting with Pam Baughman last week. He addressed his thoughts, concerns and what he would like to see in the agreement; Ms. Baughman would be addressing the outcome of their meeting at the next LCWA board meeting on June 10, 2015 and would be contacting Mr. Luciano with the results of their board meeting. Mr. Luciano stated to Ms. Baughman that this was just his opinion and everything would have to be approved through the Council Members.

Mr. Luciano stated that he spoke with Stephanie Koran, the Mineral Representative on the Louisa County Board of Supervisors, regarding the vacant spot on the LCWA Board. Mr. Robert Morgan, from the Patrick Henry District, would be replacing Mr. Charles Purcell, who was also from that district. Mr. Luciano expressed the concern with Ms. Koran that the Town of Mineral had no representation on the LCWA Board. Ms. Koran stated that she would voice her concerns at the next Board of Supervisors meeting regarding the fact that Mineral did not have representation. Ms. Baughman stated that she would send Mr. Luciano the reappointment dates and the next beneficial reappointment date would be in May, 2016 when one of the three representatives from Louisa would be eligible for reappointment.

Mr. Luciano reported that the Circus was at Walton Park Monday, June 8th & Tuesday, June 9th, 2015 and they had paid all their fees

A Resolution for the Agreement of the ADA Park at Walton Park, which Council voted on at last month's meeting, was drafted, signed by the Mayor and sent to Jane Shellhorse at Louisa County Parks & Rec for their file. Mr. Luciano spoke with Ms. Shellhorse last week and she stated that there were no updates on the ADA Park yet.

The old Sacra house would be demolished this coming week and they are going to gravel up to where the front door was originally and use it for additional parking.

The CVA Link antenna installation on the water tower was started but due to the rain, it was delayed and will be completed by Thursday. We will then have the installation here at the office for our internet back up as agreed upon.

Well 4 will be scheduled for rehab at the end of this month and will be inoperable for approximately ten (10) days. Therefore, we will be purchasing all of our water from LCWA. Mr. Luciano had not confirmed the dates with LCWA to guarantee that they will be able to handle the large purchase of water from us yet because he had not heard back from the contractor performing the rehab work. Also, the water tower is scheduled to be painted inside and outside, which will entail that it would be inoperable three to four (3-4) weeks. Mr. Luciano's recommendation to the company was to do the rehab on well 4 first to increase our water capacity and what we can produce; then when the tower is down we would not need to purchase a large quantity of water.

Michael Warlick questioned how the negotiations between LCWA and the Town were going and Mr. Luciano stated that the meeting he had with Ms. Baughman was just between the two of them. Ms. Baughman does not have a say; she basically documented all Mr. Luciano's concerns and would email them to all the board members prior to their meeting on Wednesday and she would get back with him after their meeting. Mr. Luciano stated that it did not appear that they would be raising the rates as they never discussed nor voted on a rate increase.

Mayor Harlowe questioned if the maintenance men are using both the old and new trucks. Mr. Luciano stated that are using both for now, but we are hoping to sell the old truck soon.

Town Attorney's Report: Jack Maus submitted a written report and had no additions. Mayor Harlowe requested an update on Mr. Morgan's situation. Mr. Maus stated that Mr. Morgan was serving his ten (10) day sentence. Mr. Luciano stated that the Judge eliminated the monthly inspections of the property and another court date was scheduled for the end of September, 2015. He also stated that he would perform an inspection a week prior to the court date.

Tom Runnett questioned Mr. Maus what actions would Council need to take to force the sale of this property. Mr. Maus stated that Council could file a suit and have the property go to public auction to pay for past due taxes which would include the tax lien.

Standing Committee Reports:

Beautification/Anti-Litter Committee: William Thomas reported that the Town Manager and Staff had taken over the responsibility and everything was going well. Mr. Luciano stated that there was a dead pine tree in front of 421 Mineral Avenue; it was removed professionally and the company will be coming back to grind that stump along with a few other stumps that were left when we took down dead trees to clean up Mineral Avenue.

Budget & Finance Committee: William Thomas reported that this was the time that there needed to be a motion made on the Budget for 2016. ***William Thomas made a motion to approve the 2016 Budget as recommended by the Budget & Finance Committee and Council; any carry over funds to be included in the new budget under the General Fund; Doswell Pierce seconded the motion. Roll call was taken.***

Doswell Pierce/YES

Tom Runnett/YES

Roy McGeHee/YES

William Thomas/YES

Michael Warlick/YES

Bernice Wilson-Kube/YES

Motion passed 6/0 with none voting in the negative.

Building Committee: Michael Warlick questioned Council if there were any objections to Chuck Taylor from Mineral Shakes installing a screen door at the back door to allow for a breeze to come through. Roy McGeHee questioned if this would be at the tenants' expense; Mr. Warlick stated yes and it would be removed if he no longer rented the property. ***Michael Warlick made a motion to permit the tenant, at his expense, to have a screen door installed on the back door; Bernice Wilson-Kube seconded the motion. Roll call was taken.***

Doswell Pierce/YES

Roy McGeHee/YES

William Thomas/YES

Michael Warlick/YES

Bernice Wilson-Kube/YES

Motion passed 6/0 with none voting in the negative.

Cemetery Committee: Tom Runnett had no report. Doswell Pierce added that before Memorial Day, he went down to put up the flags and the cemetery looked really nice. Sal Luciano stated that they would be starting on roads the end of June, 2015.

Economic Development Committee: Bernice Wilson-Kube had no report other than the old insurance building is getting a new makeover. Sal Luciano stated that he had a request from Miller's Market; they would like to put a used car lot in their parking lot along with a shed that will serve as their office. They will have about ten (10) cars and he has a lady who will be running the office. Mr. Luciano stated that he was reviewing the code to see if this was feasible. Jack Maus read the code and it was feasible. Mr. Luciano also stated that he needed to check on the number of parking spaces that were required for the store.

Personnel Committee: Tom Runnett had no report.

Police & Legal Matters Committee: Roy McGehee had no report.

Streets Committee: Michael Warlick reported that he turned in a list of streets that needed asphalt. He also stated that he and Mr. Luciano continued to work on the list of streets that we would like VDOT to take over.

Walton Park: Roy McGehee had not report.

Water & Sewer Committee: Tom Runnett had no report.

OLD BUSINESS:

Survey of Woodland Cemetery & Walton Park: Sal Luciano questioned Council where they would like the funds to come from to pay for the survey; either from the Cemetery General Maintenance or from the Capital Improvements.

NEW BUSINESS:

Tree Removal Bids: Sal Luciano updated Council on the old tree behind the new maintenance shop; it is dead and dropping limbs that came close to knocking the gutters off the maintenance shop. He received two (2) bids: the first bid from Ernie's Tree Service was for \$2,800.00 and the second bid from the same company who took down the tree in front of 421 Mineral Avenue, his bid was \$1,100.00. There was also another tree at well 4 that would need to be taken down as well, but he had not gotten bids on that yet. ***Bernice Wilson-Kube made a motion to go with the lowest bid of \$1,100.00 to have the tree removed behind the new maintenance shop; Tom Runnett seconded the motion. Roll call was taken.***

Doswell Pierce/YES

Tom Runnett/YES

Roy McGeHee/YES

William Thomas/YES

Michael Warlick/YES

Bernice Wilson-Kube/YES

Motion passed 6/0 with none voting in the negative.

Mayor Harlowe called for a motion to adjourn the meeting. *William Thomas made a motion to adjourn the meeting; Roy McGeHee seconded the motion. Motion passed 6/0 with none voting in the negative. Meeting adjourned.*

Pamela Harlowe, Mayor

Ti-Lea Downing, Town Clerk