

**MINUTES**  
**VILLAGE OF FLAT ROCK COUNCIL MEETING**  
**ASSEMBLY ROOM**  
**FEBRUARY 12, 2009**  
**9:30 AM**

**CALL TO ORDER**

Mayor Staton presided over the Council meeting of February 12, 2009, at 9:30 a.m. in the Assembly Room of the Village Hall. Those present in addition to the Mayor were Vice Mayor Weedman, Council Members Chandler, Davis, Farr and Wert, Village Clerk Hill and Zoning Administrator Boleman.

**MOMENT OF SILENT MEDITATION / PLEDGE OF ALLEGIANCE**

Mayor Staton led the group in a moment of silent meditation. He then led the group in the Pledge of Allegiance.

**AGENDA APPROVAL / CHANGES**

Mayor Staton added to the consent agenda the appointment of Dennis Johnston as the village's representative to the MPO-TCC and the appointment of Frank Watkins as alternate.

Council Member Wert moved to approve the agenda as amended, seconded by Council Member Farr. The vote was unanimous, motion carried.

**PUBLIC COMMENTS** – None.

**CONSENT AGENDA**

1. Council Member Chandler moved to approve the Consent Agenda, consisting of the following matters:
  - December 29, 2008, Agenda Meeting Minutes
  - January 8, 2009, Council Meeting Minutes
  - Reappointment of Dennis Johnston and Frank Watkins to Traffic Safety Advisory Committee; appointment of Dennis Johnston as the village's representative to the MPO-TCC; and appointment of Frank Watkins as alternate representative to the MPO-TCC

The motion was seconded by Council Member Davis. The vote was unanimous, motion carried.

**Special Reports**

**2. ZONING ADMINISTRATION**

Council Member Wert reported that Zoning Administrator Boleman attended a zoning course last week at the School of Government at the University of North Carolina at Chapel Hill.

He also reported that King Creek Preserve now has a county approved soil erosion control plan. Ms. Boleman reported that she had asked the developer at King Creek Preserve to stop all work at the site until a county soil erosion control plan could be approved. The period of time for the plan to be approved was approximately two months. Because of the amount of time the developer had to stop work at King Creek, she granted the developer a time extension until April 30, 2009, to complete infrastructure installation.

Ms. Boleman also provided the Council with a recent article from the *Times-News* that showed Henderson County statistics for 2008 related to the issuance of building permits for new construction. Those statistics show a slow down in new home construction and are reflective of the same slow down in Flat Rock.

Ms. Boleman reported that Kerry Lindsey has yet to provide the village with an updated and correct master site plan for Highland Lake that was first requested of him in September 2007. Council discussed the fact that the original Highland Lake master plan was approved ten years ago, and a number of changes have taken place on the site during that period of time. Council directed Ms. Boleman to write a letter to Mr. Lindsey asking him to address the issue of providing an updated and correct master site plan.

**3. VILLAGE HALL**

Council Member Wert reported that Shealy Electric checked and repaired light switches and sockets at the top of the stairway in the village hall.

Mr. Wert discussed the replacement of the sign displaying our office hours at the entrance to our building. He passed around renditions from Signature Sign's to get the sense of the council as to a preference for a replacement sign. With no objection expressed, he will proceed to have the sign replaced.

Council Members Wert and Bucher are considering and seeking quotes on a larger, more legible and otherwise improved sign at the entrance to Village Center Drive. It was agreed that any such replacement sign should be located in such a way as not to block sight of oncoming southbound traffic on Greenville Highway. It was also suggested that we contact Blue Ridge Fire & Rescue to let them know what we are doing with respect to sign replacement, since the sign is on their property.

#### **4. TAX COLLECTIONS**

Vice Mayor Weedman distributed a report of the status of tax collections to date that indicated that collections are currently at 98.7%. The tax collector provided to Council a notice on the status of tax collections, as required by state law, and also provided a list of delinquent accounts.

NCGS 105-369A requires that the tax collector report the status of tax collections to the governing body the second Monday in February, after which the governing body is to direct the tax collector to advertise delinquent accounts between March 1 and the end of June. Mr. Weedman moved that the Village Council direct the Tax Collector to advertise delinquent tax accounts in a newspaper that meets criteria established by statute and that this advertising be run on a date between March 1 and June 30 that is convenient and appropriate. The motion was seconded by Council Member Wert. The vote was unanimous, motion carried.

#### **5. TRANSPORTATION ISSUES**

Council Member Farr distributed and reviewed County Commissioner Chuck McGrady's review of recommendations of the 21<sup>st</sup> Century Transportation Committee.

Mr. Farr reported on the following: Brock Arms, who lives on property at the intersection of Middleton Road and Crail Farm Road, continues his efforts to stop DOT's replacement of the Crail Farm Road wooden bridge over Mud Creek. The Upward Road project is currently scheduled for the second quarter of 2010. The installation of new traffic signals in Hendersonville is expected to be completed in May 2009. US 64 West widening has already started with construction at night to avoid interruption of traffic flow during the day. A loop road alternative to the widening of US 64 through Oak Dale Cemetery has been recommended by the City of Hendersonville, but there are concerns about where to find the money to pay for it. A proposal to widen NC 191 from Hendersonville to NC 280, which continues to be objected to by the City of Hendersonville, has been put on indefinite hold. However, the Town of Mills River and Henderson County support the widening, so it may happen at some time in the future.

The Bylaws of the Traffic Safety Advisory Committee have been revised to provide for meetings of the committee only when there are agenda items to be considered. Mr. Farr discussed the changes and, with no objections or comments from the council, such revised bylaws were approved by consensus.

The proposed revised Sign Control Ordinance is almost in final form for adoption. With some formatting changes and a table of contents, it will be available for a public hearing. Mayor Staton suggested that a public hearing be scheduled for the March 2, 2009, agenda meeting. If no changes result from the public hearing, the adoption of the ordinance could be included on the consent agenda of the March 12 council meeting. By consensus of the council, a public hearing on the Sign Control Ordinance was scheduled for 9:30 a.m., March 2, 2009, and

the Village Clerk was directed to publish notice of such hearing in the *Times-News*. It was suggested that notice of the public hearing be given and copies of the draft ordinance be made available to the Board of Realtors, the Flat Rock Merchants Association and the Homebuilders Association, and that the draft ordinance also be put on the village website.

**Old Business** – None

**New Business** – None

**Other Business**

**6. Mayor – Council Reports**

Council Member Bucher gave an update on the status of the Ice Cream Social to be held on June 6. Council Member Wert advised that Ace Hardware wants our business and will match the prices of any competitor. Council Member Chandler stated that he is waiting to hear from Carl Shaw regarding details of the fixed assets inventory.

**7. Public Comments**

Pete Bonesteel reported as the village's representative to the Apple Country Greenways Commission that he was asked to summarize what we have done and what we hope to do in Flat Rock. His report was that the Flat Rock Greenways Committee has done or is considering recommending to the Village Council the following:

1. We have completed walkways throughout the village center with pavers that extend from the Sandburg home to about 1/4 mile south of the village center along the east side of Greenville Highway.
2. The committee is considering a plan to extend that walkway further south along Greenville Highway to the entrance to Claremont Subdivision, or about one mile.
3. The committee hopes to convince remaining property owners to permit it to upgrade the Jerusalem Trail that starts near the Flat Rock Playhouse and continues north to St. John in the Wilderness Church.
4. The committee is considering working with the Blue Ridge Fire Department to enhance the area surrounding the firehouse in the village and the Flat Rock Village hall by establishing a recreational area at the site.
5. The committee is also trying to determine the feasibility of some sort of walkway north along NC 225 from the village center to Highland Lake Road.

**8. Adjournment**

At 10:45 a.m., with no further discussions, Council Member Wert moved to adjourn, seconded by Council Member Farr. The vote was unanimous, motion carried.

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Michelle Hill  
Village Clerk

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Robert V. Staton  
Mayor