

**Town of Montreat  
Board of Commissioners  
Town Council Meeting  
June 12, 2014  
Walkup Building**

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Commissioners present: Mayor Letta Jean Taylor  
Commissioner Martha Campbell  
Commissioner Tim Helms  
Commissioner Jack McCaskill  
Commissioner Ann Vinson

Commissioners absent: Mayor Pro Tem Mary Standaert

Town staff present: Ron Nalley, Town Administrator  
Misty R. Gedlinske, Town Clerk  
Barry Creasman, Senior Water Operator  
Jack Staggs, Chief of Police  
Stefan Stackhouse, Finance Officer

Approximately 45 members of the public were also present. Mayor Taylor called the meeting to order at 7:05 p.m. and gave the invocation.

**Agenda Approval**

Mayor Taylor explained that at last week's Agenda Meeting, she had neglected to ask how the Board wished to respond to Mr. Michael Sonnenberg's written request to give a 30-minute presentation on his concerns about the Town Hall replacement project. She said that she had since e-mailed Mr. Sonnenberg to apologize for this oversight. She then asked the Board members whether they wished to grant Mr. Sonnenberg's request. The Board agreed by consensus to allow Mr. Sonnenberg the standard three-minute period during Public Comment to give his desired statements.

Commissioner Campbell then moved to adopt the meeting agenda as presented. Commissioner Vinson seconded and the motion carried 4/0.

**Public Hearings**

- A. Proposed Revisions to Montreat Zoning Ordinance Article XII – Zoning Board of Adjustment: Mr. Nalley explained that recent General Assembly actions have modified and standardized certain public notice requirements and Board of Adjustment procedures related to quasi-judicial matters. The ordinance revision language presented has been reviewed and recommended by the Town Attorney and Planning and Zoning Commission to ensure compliance with the new statutory requirements.

Mayor Taylor opened the public hearing in this matter at 7:08 p.m. Hearing no comments or questions from the public or Board members, Mayor Taylor declared this public hearing closed at 7:09 p.m.

- B. Preliminary Assessment Resolution - Upper Kentucky Road Phase 1 Neighborhood Street Paving Assessment Project: Mr. Nalley indicated the location and scope of the proposed assessment on a highlighted survey map, and explained that if approved, the Town would perform the requested street paving improvements and then assess the total costs of the project upon the benefitted property owners on a per lot basis. He said that Town staff believed this area would benefit from paving due to the greater difficulty of maintaining a gravel roadway surface on a steep curve.

Mayor Taylor opened the public hearing in this matter at 7:10 p.m.

Mr. Les McLean of 534 Salem Drive asked to be excluded from the final assessment roll for this project, stating that his family accesses their property from another route and would not be benefitted from street paving in this area.

Mr. Nalley explained that Mr. McLean had received a notice of the public hearing on the preliminary assessment resolution because he was the owner of an abutting lot. If the Board chooses to move forward with this project, there will be a public hearing on the preliminary assessment roll after the work is complete. Individual property owners may be excluded from the final assessment roll at the Board's discretion.

Mr. Bill Goodwin of 519 Providence Terrace also asked to be excluded from the final assessment roll, stating he intended to place two of his undeveloped lots at the end of the street into permanent conservation. He asked that the scope of the street paving and utility extensions not be extended to these lots.

Hearing no further comments, Mayor Taylor declared this public hearing closed at 7:13 p.m.

- C. Proposed 2014-2015 Fiscal Year Budget: Mr. Nalley gave a brief overview presentation of the proposed 2014-2015 Fiscal Year Budget in the amount of \$3,267,300. The recommended tax rate needed to fund this budget is \$0.41 per \$100 of property valuation, which remains unchanged from the current fiscal year. Each penny of the property tax rate generates \$23,024 in revenues for the Town. A Fund Balance appropriation of \$405,000 will be required. Significant factors influencing this Budget are the funding of capital projects as identified in the Capital Improvements Plan, fuel and utility cost increases, and employee benefit costs, as well as current State and national economic conditions. The Budget proposes a 2% cost of living salary increase for all employees except the Town Administrator. Health insurance costs will decrease by 3% from the current fiscal year. A 5% 401(k) Plan contribution is continued for all employees, and the Budget recommends no change in the current staffing level.

General Fund operating revenues are budgeted at \$2,809,300, a decrease of approximately 1.9%, or \$54,255 from the current year. Categorical expenditures in the General Fund are 54% for capital outlay, 31% for personnel costs and 15% for operating expenses. Major projects and expenditures include:

Governing Body

- Legal and Audit Services \$44,000
- Communication Services \$4,000
- Salary Contingency \$12,000

Administration

- Tax Collection Fees \$19,500
- Computer Replacement \$3,000
- Capital Outlay – Copier Replacement \$10,000

Public Buildings

- Utilities, Insurance and Maintenance /Repairs \$51,500
- Architectural Design Services \$175,200

Police

- Dispatching Services \$18,100
- New Patrol Vehicle \$34,000

Planning and Zoning

- Stormwater Utility Study \$40,000

Public Works

- Tree Replacement Program and Storm Water Feature Upgrades \$5,500

Powell Bill

- Small-scale Paving Project Costs \$24,000

Streets

- Street Lighting \$23,500
- Tree Removal Services and Contract Labor \$16,000
- Texas Road Paving and Stormwater Improvements Project \$194,000
- Texas Road Bridge Replacement Project \$930,000
- Upper Kentucky Paving Assessment Projects \$ 70,000
- FEMA Projects (2013 Storms) \$ 59,000

Mr. Nalley explained that 80% of the cost of the Texas Road bridge replacement project would be reimbursed through the North Carolina Municipal Bridge Program.

Sanitation

- Continuation of In-House Sanitation Services \$101,200

Environment and Recreation

- Montreat Landcare Committee Funding \$1,000

Water Fund operation revenues are budgeted at \$458,000, a decrease of \$57,350, or 11.1% from the current fiscal year. Water rates are proposed to remain at \$4.83 per 1,000 gallons of usage. No funding is required from Retained Earnings. Categorical expenditures in the General Fund are 51% for capital outlay, 30% for operating expenses and 19% for debt service payments. Significant Water Fund expenditures include:

Major Water Fund expenditures include:

- Texas Road Water Line Replacement Project \$39,500
- Greybeard Trail Water Storage Facility (initial payment) \$65,000
- Debt Service Payments \$85,600
- Transfer to General Fund \$68,600

The proposed Budget is on file at the Town Services Office. The Board will review the document over the coming weeks and may set Special Meetings for additional Budget discussion at their discretion. Adoption of the final Budget Ordinance is scheduled for June 26, and the adopted Budget Document will be available on the Town's website.

Mayor Taylor opened the public hearing in this matter at 7:24 p.m. Hearing no comments or questions from the public or Board members, Mayor Taylor declared this public hearing closed at 7:25 p.m.

- D. Preliminary Assessment Resolution - Peace Lane Street Paving Assessment Project: Mr. Nalley indicated the location and scope of the proposed assessment on a highlighted survey map. He also explained that a resident of Peace Lane had initiated the petition requesting the street paving, and that the petition had been signed by a sufficient majority of the affected lot owners.

Mayor Taylor opened the public hearing in this matter at 7:26 p.m.

Mr. Bill Day of 520 Kentucky Road said that the submitted petition to pave Peace Lane met all statutory signature requirements. He stated that all connecting driveways on this street had already been paved. He also believed that paving Peace Lane concurrently with the

proposed Upper Kentucky Road Phase 1 Neighborhood Paving Assessment would be the most efficient and cost-effective option and would reduce street maintenance needs in this area.

Ms. Robyn Josephs of 538 Peace Lane spoke in opposition to the proposed Peace Lane street paving assessment project. She described Peace Lane as an extension of the adjoining private residential driveways that receives a minimal amount of vehicular traffic even in the summer months. She did not agree with Mr. Day's assertion that paving would reduce maintenance needs, and said that the roadway surface would no longer be as well-maintained as it had been in the past by the neighboring property owners. She felt that paving the roadway would contribute to climate change and was inconsistent with the Town's focus on environmental conservation and responsible stewardship. She also said she was uncomfortable with and unsupportive of an assessment process with total costs that were unknown at this time, and asked for the Ernst family's property, where she resides as a rental tenant, to be excluded from the final assessment roll if the Board chooses to undertake this project.

Hearing no further comments, Mayor Taylor declared this public hearing closed at 7:30 p.m.

### **Mayor's Communications**

Mayor Taylor encouraged the public to monitor the Town's website, [www.townofmontreat.org](http://www.townofmontreat.org), and to join the Sunshine List to keep current on Town information, events and projects. She also urged all Montreat property owners to register for the CodeRED emergency telephone, email and text message notification system.

### **Review of the Consent Agenda**

With the adoption of the Consent Agenda, the Board approved the following items:

- Adoption of the May 1, 2014 Agenda Minutes;
- Adoption of the May 8, 2014 Town Council Meeting Minutes as amended;
- Approval of Fiscal Year 2013-2014 Budget Amendment #8 to establish and fund revenue and expense accounts for the Police Department's Safety Saturday event project;
- Approval of Fiscal Year 2013-2014 Budget Amendment #9 to appropriate monies from the Water Fund for the Upper Kentucky Phase 1 Neighborhood Utility Assessment project;
- Approval of Fiscal Year 2013-2014 Budget Amendment #10 to account for additional expenditures related to the Assembly Drive Greenway project;

- A call for a special meeting on June 26, 2014 at 2:00 p.m. in the Town Services Office to adopt the 2014-2015 Fiscal Year Budget Ordinance and make any necessary amendments to the 2013-2014 Fiscal Year Budget.

### **Town Administrator's Communications**

- Mr. Nalley corrected information given at last week's meeting concerning the Texas Road bridge replacement project. The Federal Highway Administration's review and approval period for the Texas Road bridge replacement project's Categorical Exclusion (CE) document will last between six to twelve months, rather than the 30 days previously reported. The design process can begin while the CE document approval is still pending, and the Town will make every effort to expedite this project as much as possible.
- The Assembly Drive Greenway's boardwalk-style pedestrian bridge is nearly complete, and expected to be ready for public access prior to July 1.
- McGill Associates has just recently completed the engineering plans for the Upper Kentucky Road Phase 1 Neighborhood Assessment project, which will now be submitted to the North Carolina Division of Water Quality for approval. Roadway grading will take place over the next two weeks, and staff remains hopeful that the entire project will be completed quickly.
- There is no new information to report at this time concerning the Town's request for address corrections to the Buncombe County Board of Elections voter registration database.
- There will be a design development discussion and public input session for the Town Hall replacement project on June 19 at 6:30 p.m. in the Walkup Building. The public is welcome and encouraged to attend.
- Utility Maintenance Worker Darrick Allen's wife has suffered the loss of several family members over the past eight months. Mr. Nalley asked everyone to keep the Allen family in their thoughts and prayers during this difficult time.

### **Administrative Reports**

**Police Department:** Chief Staggs presented and reviewed his May 2014 departmental activity report, which he noted was also available on the Police Department's webpage. He congratulated Officer Whitson for his efforts to coordinate the Town's participation in the recent Safety Saturday event which featured interactive displays, exhibits and demonstrations focusing on personal, family and community safety from a variety of local area emergency response agencies. Officers also participated in a number of multi-agency Governor's Highway Safety Program traffic stops during the period in various locations within the Town of Black Mountain. This program promotes highway safety awareness for motorists and allows Montreat to earn points toward grant funding eligibility for future equipment purchases. The department also purchased four Eagle® series police radar units from the Henderson County

Sheriff's Department at a significantly discounted cost. These radar units will replace outmoded equipment that has been recommended for replacement by the North Carolina Department of Justice Criminal Standards Division.

Public Works Department: In Mr. Freeman's absence, Mr. Creasman reported on the following items:

- Bi-weekly garbage and recycling collection is now in effect on Mondays and Fridays until August 31.
- The summer bulk item collection date is scheduled for July 8. Items acceptable for disposal include indoor and outdoor furniture, mattresses, box springs, appliances and electronics. A \$5 per-item fee will be charged for mattress and box springs collection. All other items will be collected at no cost.
- During a sewer line replacement on Texas Road this week, Metropolitan Sewerage District crews accidentally damaged the water line serving this area. Water Department crews replaced both the line and a broken 6-inch valve to restore water service to the affected homes.
- C&T Paving will begin preparing Westminster Terrace and Suwannee Drive for paving early next week. Residents on these streets will be notified in advance of any related traffic disruptions.

Finance Officer: Mr. Stackhouse presented and reviewed the following financial reports:

- April 2014 Financial Summary Report
- Final April 2014 Financial Statement
- Preliminary May 2014 Financial Statement
- May 31, 2014 Cash and Investment Earnings Report
- May 31, 2014 Grant Reimbursements Status Report

He also advised that the Metropolitan Sewerage District (MSD) proposes a 2.5% rate increase in sewer treatment and line maintenance fees for the coming fiscal year. This increase will raise Montreat's combined monthly water and sewer bills but is not the result of any action taken by the Board of Commissioners.

Building Inspector/Code Administrator: In Mr. Currie's absence, Mr. Nalley encouraged anyone with questions concerning the May 2014 zoning and inspections activity report included in the agenda packet to contact Mr. Currie when he returned to the office next week.

### **Commissioner Reports**

Mayor Pro Tem Standaert was absent and had no report at this time.

Commissioner Campbell commended Officer Justyn Whitson for his efforts to coordinate Montreat's participation in last weekend's Safety Saturday event. She reported that the Montreat Landcare Committee met on June 4 to review expenses and survey forms from the recent Native Plant Show and Sale in preparation for next year. She thanked the community volunteers who helped organize and staff this event. The Committee continues its work to pursue official Tree City USA designation through the Arbor Day Foundation, and is looking for individual or group volunteers to adopt areas of land throughout Montreat for invasive plant removal, native plant replacement and drainage improvements. The Committee also plans to use signage to identify plant species in the Native Plant Garden and emphasize their importance in the landscape. Landcare representatives will give a brief presentation on many of these topics at the July 5 Montreat Cottagers Association meeting. Commissioner Campbell also encouraged anyone who had been unable to participate in this week's All IN Initiative's telephone presentation to listen to the meeting's audio recording posted on their website.

Commissioner Helms had no report at this time.

Commissioner McCaskill said he plans to attend the French Broad River Metropolitan Planning Organization's next Board meeting on June 26.

Commissioner Vinson reported that the Open Space Conservation Committee would likely have items of business for the Board to discuss at their July meeting. The Committee is working on education efforts about the importance of land conservation and is discussing possible ways to promote conservation to owners of high resource value properties. She thanked the Montreat Landcare Committee for making printed Open Space Conservation Program materials available during the Native Plant Sale. These brochures and flyers are also available in the Town Services Office. There will also be a brief Open Space Conservation Program presentation at the upcoming Montreat Cottagers Association meeting.

### **Public Comment**

Mr. Peter Boggs of 338 Chapman Road thanked the Board of Commissioners for their services and their efforts to advance the Town Hall replacement project. He stated that a group of community members has been gathering information about an alternative location for a new Town Hall facility on two lots on the left side of Montreat Road just outside the Gate which they feel would be a more appropriate site for a building that would better serve the entire community. He said that this group planned to hold an open forum at 10:00 a.m. on June 21 in the Chapel of the Prodigal to compare and contrast the two locations and show how the

alternative site would be less expensive and avoid negative neighborhood impacts such as increased vehicular traffic through the College and Conference Center's campuses and reduced neighborhood walkability. He invited the public, Town staff and Commissioners to attend, and said that time would be allotted for Town staff to give a presentation about proposed plans for the Florida Terrace site. He stated that if the Board chose not attend the forum, he and his supporters would present information on the Town's behalf, and that his group was convinced that locating the new Town Hall facility outside the Montreat Gate was a better option for all parties involved.

Mr. David Berry said he was attending this meeting as a representative of three families owning homes located at 372 and 375 Arkansas Trail. He said he appreciated the Board and staff's efforts and was speaking tonight out of a desire to do what is best for all community entities and interests. He recognized the need for a new Town Hall facility, and would accept its placement on Florida Terrace if this was proven to be best location. He expressed concerns about the Town's public notification processes, stating that although his family had tried to remain engaged and informed about Montreat business, they and other neighboring families were not aware of the Town Hall replacement project until they were contacted very recently by other Montreat resident. He asked the Board to be aware of both the amount of seasonal residents and the magnitude of this project, and to delay further progress on the Town Hall replacement for a period of 90 to 120 days to consider the alternative site just outside the Montreat Gate.

Mr. Francis Burriss of 360 Arkansas Trail said he was speaking on behalf of a community group calling itself "Montreaters for a New Town Hall in a Better Location." He spoke in favor of locating a new Town Hall facility on two lots just outside the Montreat Gate he described as being contiguous with the Montreat's municipal limits and current Town Services Office. He said that his group felt there were a number of advantages to the site that the Board should consider, including lower property purchase costs, a relatively flat building site that would not need retaining walls, reduced stormwater runoff, the ability to build a less expensive, single-story building, more area available for on-site and overflow parking spaces, no loss of ad valorem tax revenue, no negative impacts on the residential character of the neighborhood surrounding the Florida Terrace site, and easier public access and greater visibility. He stated that members of his group were willing to purchase the Florida Terrace lots from the Town so that those funds could be used to purchase the alternative building site lots, and asked the Board to consider this option for 45 days before taking further action on the Town Hall replacement project.

Mrs. Robin Melvin of 246 Texas Road Spur said she had serious reservations about locating a new Town Hall facility on Florida Terrace, and has sought ways to best communicate those concerns and find a viable alternative solution that would serve the entire community. She spoke in favor of locating the new Town Hall facility on property owned by the Montreat

Conference Center just outside the Gate. She said that she, Mr. Boggs and other members of their group had contacted a variety of Montreat residents, Town Council members, engineers, appraisers and Conference Center staff during their research, and that more than 200 community members had expressed their support of this site. She encouraged the public to contact the Board members to express their opinions and concerns about the Town Hall replacement project and asked the Board to seriously consider the lots outside the Montreat gate as a viable alternative that would eliminate many of the concerns expressed about the Florida Terrace location.

Ms. Robyn Josephs believed that the proposed street paving on Peace Lane would be affected by any future public water and sewer line extensions to surrounding undeveloped properties. She also said that throughout the work on the Upper Kentucky Road Phase 1 Neighborhood Utility Assessment, Town staff had not contacted her to give notice of related road closures or water service disruptions affecting her home, or apologized for those inconveniences. She hoped that the Town would improve their communications with individual community members in the future.

Mr. Les McLean of 534 Salem Drive said he had learned about the Town Hall replacement project about a week ago. He said he had viewed the Florida Terrace site and noticed that several large trees would have to be removed in order to construct the new Town Hall facility. He felt that locating the building outside the Montreat gate would be less expensive, have less environmental impact and would preserve pedestrian safety in the Town's center.

Mr. Michael Sonnenberg of 125 Virginia Road spoke in favor of a new Town Hall facility but against locating the building on Florida Terrace. He quoted from Dr. Seuss' book "The Lorax" and said that developing the Florida Terrace would remove a significant amount of existing trees and other vegetation, which was inconsistent with the Town's focus on environmental conservation.

Mr. John Johnson of 131 Shenandoah Terrace complimented the Town on its various public notification and communication initiatives and for moving forward with the Town Hall replacement project, which he agreed had been planned and discussed for several years. He also commended those present at tonight's meeting that were opposed to the proposed Town Hall location for expressing their concerns in an amicable and respectful manner. He said that while the proponents of locating the Town Hall outside the Montreat Gate had promoted the possibility for a small building size, he had not yet heard how this group proposed to address the site challenges posed by the sewer easement, flood plain and floodway area present on the suggested alternative lots.

**Old Business**

- A. Proposed Revisions to Montreat Zoning Ordinance Article XII – Zoning Board of Adjustment: Commissioner Vinson moved to adopt Ordinance #14-06-0001 Amending Montreat Zoning Ordinance Article XII – Zoning Board of Adjustment as presented/amended. Commissioner Helms seconded and the motion carried 4/0. A copy of this Ordinance is attached to these minutes and incorporated herein by reference.
  
- B. Resolution Directing That the Project Be Undertaken - Upper Kentucky Road Phase 1 Neighborhood Street Paving Assessment Project: Commissioner Helms moved to adopt Resolution #14-06-0001 Directing that the Upper Kentucky Road Phase 1 Neighborhood Street Paving Assessment Be Undertaken. Commissioner Campbell seconded and the motion carried 4/0. A copy of this Resolution is attached to these minutes and incorporated herein by reference.
  
- C. Proposed 2014-2015 Fiscal Year Budget Discussion: Commissioner Campbell moved to call for a special meeting on June 23, 2014 at 2:00 p.m. in the Town Services Office to discuss the proposed 2014-2015 Fiscal Year Budget. Commissioner Vinson seconded and the motion carried 4/0.
  
- D. Resolution Directing That the Project Be Undertaken - Peace Lane Street Paving Assessment Project: Commissioner McCaskill moved to adopt Resolution #14-06-0002 Directing that the Peace Lane Street Paving Assessment Be Undertaken. Commissioner Campbell seconded. During discussion, Commissioner Helms confirmed with Town staff that all water and sewer lines serving the homes on Peace Lane had already been installed, and that the pavement would not be affected by any utility line extensions to other homes in the surrounding area. The motion to adopt Resolution #14-06-0002 then carried 3/1, with Commissioner Vinson voting in opposition. A copy of this Resolution is attached to these minutes and incorporated herein by reference.

**New Business**

- A. Employee Health Insurance Benefit Contract Renewal: BlueCross BlueShield: Commissioner Vinson moved to authorize the Town Administrator and Finance Officer to renew the Town's existing contract with BlueCross BlueShield effective July 1, 2014 for employee benefit health insurance for Fiscal Year 2014-2015 and for the Town to reimburse employees for the last half of the employee-only deductible. Commissioner Campbell seconded and the motion carried 4/0.
  
- B. Workers Compensation Insurance Renewal: North Carolina Interlocal Risk Management Agency (NCIRMA): Commissioner Campbell moved to approve the Workers Compensation Insurance renewal from the North Carolina Interlocal Risk Management Agency and

Millennium in the amount of \$21,971 and to authorize the Town Administrator and Finance Officer to execute the necessary contract documents. Commissioner Helms seconded and the motion carried 4/0.

- C. Property and Liability Insurance Renewal: White Insurance Agency: Mr. Nalley advised that White Insurance Agency's property and liability insurance quote was approximately 20% higher than the current year's premium. Town staff will request a comparative quote from the North Carolina League of Municipalities and present a final renewal recommendation at the Board's June 26 Special Meeting.
  
- D. Declaration of Official Intent to Reimburse: Town Hall Construction Project: Commissioner Helms moved to approve the Declaration of Official Intent to Reimburse for the Town Hall Construction Project. Commissioner Vinson seconded and the motion carried 4/0. A copy of this Declaration is attached to these minutes and incorporated herein by reference.

### **Public Comment**

Mr. Eric Nichols of 527 Suwannee Drive said he wanted the new Town Hall facility to be designed as conscientiously and cost-effectively as possible, in a location within Montreat's municipal limits. He was strongly opposed to locating the new Town Hall on a lot that he stated was partially located within a flood plain area in the Town of Black Mountain.

Montreat College Provost and Senior Vice President Dr. Marshall Flowers gave a brief progress update on the Anderson Residence Hall renovation, which are scheduled to re-open for students in early August. Thirty-seven new students will arrive on campus tomorrow for registration and course advisement. He also invited the public to attend the upcoming Friends of the Library Luncheon on June 21.

Dr. Ruth Currie of 104 John Knox Road said the Board had been researching and discussing the Town Hall replacement issue for several years. She thanked the community members for their interest in this project. She said that the property just outside the Gate suggested as an alternative Town hall site was one of the first potential locations considered, but had been eliminated as an option for a number of reasons. She encouraged the public to attend the Board's June 19 meeting to discuss those issues, rather than holding a separate private meeting.

Mr. Peter Boggs said that his understanding was that purpose of the June 19 meeting was for the Town's architects to present preliminary designs for a Town Hall on the Florida Terrace site. He asked for clarification whether there would be an opportunity for site selection discussion or consideration of alternate locations.

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Mayor Taylor confirmed that the June 19 meeting is intended as a design presentation and public input session for a Town Hall on Florida Terrace, and would not include discussion of alternate Town Hall sites.

She then asked the Board members whether they wished to consider the Town Hall replacement project further at this meeting. The Board declined further discussion of this topic at this time by consensus.

**Upcoming Meeting Dates**

Mayor Taylor reviewed the following list of upcoming meeting dates and deadlines:

<u>Special Meeting: Town Hall Replacement Project Design Development Discussion and Public Input Session:</u>	June 19, 2014, 6:30 p.m. Walkup Building
<u>Special Meeting: 2014-2015 Fiscal Year Budget Discussion:</u>	June 23, 2014, 2:00 p.m. Town Services Office
<u>Special Meeting: 2014-2015 Fiscal Year Budget Adoption; Property and Liability Insurance Policy Renewal Discussion:</u>	June 26, 2014, 2:00 p.m. Town Services Office
<u>Agenda Items Due:</u>	June 27, 2014, 5:00 p.m. Town Services Office
<u>Agenda Packets Available:</u>	July 1, 2014
<u>July Montreat Landcare Committee Meeting:</u>	July 2, 2014, 9:00 a.m. Outdoor Education Classroom
<u>July Agenda Meeting:</u>	July 3, 2014, 7:00 p.m. Walkup Building
<u>Town Services Office Closure:</u>	July 4, 2014 Independence Day Holiday
	<b>*There will be no sanitation collection on this date</b>
<u>4<sup>th</sup> of July Parade:</u>	July 4, 2014, 10:00 a.m.
<u>Montreat Cottagers Association Meeting:</u>	July 5, 2014, 10:00 a.m. Convocation Hall
<u>Summer Bulk Item Collection Date:</u>	July 8, 2014

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July Town Council Meeting:

July 10, 2014, 7:00 p.m.  
Walkup Building

July Planning and Zoning Commission  
Meeting:

July 17, 2014, 7:00 p.m.  
Walkup Building

**Adjournment**

There being no further items of business to discuss, Commissioner Campbell moved to adjourn the Town Council Meeting. Commissioner Vinson seconded. The motion carried 4/0 and the meeting was adjourned at 8:34 p.m.

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Letta Jean Taylor, Mayor

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Misty R. Gedlinske, Town Clerk