

**River Bend Town Council
Special Meeting Minutes
November 22, 2021
River Bend Town Hall
11:00 A.M.**

Present Council Members: Mayor John Kirkland
Buddy Sheffield
Don Fogle
Barbara Maurer
Irving Van Slyke
Brian Leonard

Town Manager: Delane Jackson
Public Works Director: Brandon Mills

Guests: Kevin Avolis – Avolis Engineering
Beth Walker – The Walker Group

CALL TO ORDER

Mayor Kirkland called the meeting to order at 11:00 a.m. on Thursday, November 22, 2021 in the Town Hall Meeting Room with a quorum present.

DISCUSSION – Possible Water and Sewer Administration Building Locations

The Town Manager stated that the engineer had completed the focused survey of the lot at 25 Shoreline Drive as the Town Council had previously requested. He also stated that the engineer had presented another proposal, which would locate the new building on top of the basketball court on Wildwood Drive. All of the maps for the 25 Shoreline Drive site and the Wildwood Drive option were discussed with the engineer.

The engineer stated that building at 25 Shoreline Drive would require a stormwater management permit and construction of a retention pond on site at a cost of approximately \$60,000. Building at Wildwood Drive would not require either but it would result in losing the basketball court. He further stated that building a new court would cost less than the total cost of stormwater improvements. Councilman Fogle asked how much would be saved by relocating the basketball court. The Town Manager answered about \$10,000. The Town Manager also pointed out the easement on the 25 Shoreline site was another variable to consider and may require legal action. He also stated that a public hearing may be required for the 25 Shoreline site to satisfy zoning requirements.

Councilman Fogle stated that he was opposed to the Wildwood site because of flooding concerns and access to the new building if Wildwood Drive became impassable due to flooding. He stated that if the \$10,000 difference in cost was an issue, that the upcoming funds expected from the sale of the Wolfer property could be used to offset that cost.

Councilman Van Slyke said that he was focused on the future and that he thought the 25 Shoreline Drive site was too close to residential areas and would cause too many negative impacts. He said his vote is to use the Wildwood site for the new building.

Vote – Water and Sewer Administration Building Location – Councilman Leonard motioned to proceed with Option E on the 25 Shoreline Drive site as presented by the engineer. (This motion was followed by discussion.)

An unnamed resident asked to speak. The Mayor allowed him to speak. He stated that he was against using the Shoreline Drive site. Another resident who identified himself as living at 101 Courtney Lane also said he was against the Shoreline site. Another resident who said she lived on Courtney Lane said she was concerned about how lighting from the new building would affect her property values. These comments represented comments from every member of the public that was in attendance.

Councilman Leonard asked the engineer if the new stormwater retention pond on the Shoreline site would improve the drainage situation on the site and in the area. The engineer responded, yes.

The Mayor restated the motion on the floor, which was to proceed with Option E at 25 Shoreline Drive. The motion passed with 4 ayes and 1 nay (Councilman Van Slyke).

ADJOURNMENT/RECESS

There being no further business, Councilman Sheffield moved to adjourn, the motion carried unanimously. The meeting adjourned at 12:06 p.m.



Delane Jackson, Town Manager