

**TOWN OF SILER CITY**

The Siler City Board of Commissioners met in Regular Session on **Monday, January 7, 2019** at 7:00pm in City Hall Courtroom with Mayor Grimes presiding. Commissioner Price gave the invocation with the recitation of the Pledge of Allegiance following. Commissioner Siler recited the Town of Siler City Mission Statement and Commissioner Bray recited the Town of Siler City Vision Statement.

**ELECTED TOWN OFFICIALS PRESENT:** Cindy Bray, Larry Cheek, Mike Constantino, John Grimes, Thomas "Chip" Price, and Tony Siler

**ELECTED TOWN OFFICIALS ABSENT:** Lewis Fadely and Bill Haiges

**TOWN STAFF PRESENT:** Town Manager Bryan Thompson, Attorney William Morgan, Finance Director Roy Lynch, Interim Police Chief Jean Miller, Human Resources Director Nancy Darden and Town Clerk Jenifer Johnson.

**AGENDA ADJUSTMENTS/APPROVAL OF AGENDA**

*A motion to approve the agenda as presented was made by Commissioner Constantino, seconded by Mayor Pro Tem Cheek and unanimously approved.*

**CONSENT**

*A motion to approve the consent agenda which includes the December 17, 2018 Minutes (Incorporation by reference as if fully set forth herein Schedule A), Water Shortage Response Plan Resolution (Incorporation by reference as if fully set forth herein Schedule B), Amendment to Audit Contract (Incorporation by reference as if fully set forth herein Schedule C) Fee Schedule – Building & Fire Inspections (Incorporation by reference as if fully set forth herein Schedule D), Spring Chicken Festival Street Closure Request (Incorporation by reference as if fully set forth herein Schedule E), AIA Program Award Request (Incorporation by reference as if fully set forth herein Schedule F) was made by Commissioner Price, seconded by Commissioner Siler and unanimously approved.*

**PRESENTATIONS**

none

**PUBLIC HEARING**

none

**OLD BUSINESS**

**Fee Schedule – Industrial Rates**

Thompson stated since the announcement of Mountaire's planned presence in Siler City, the Town has been working to develop a high volume utility rate structure for industrial utility users. In discussions with the Board of Commissioners, Staff received direction to develop a rate structure for this purpose that accomplish two primary objectives. The first objective noted is that of competitiveness. The direction received by Staff from the Board in this respect is to afford high volume utility users with the most competitive rate feasible as a means to enhance the Town's economic development edge. The second stated objective is maintaining the value of fiscal responsibility and sustainability. While presenting a competitive rate holds importance, the Board made clear its expectation that the resulting rate structure will not undermine the Town's ability to operate its utility in a fiscally responsible manner

and not reduce the Town's ability to properly serve its current customer base at reasonable rates. (Incorporation by reference as if fully set forth herein Schedule G)

Thompson stated over this period of time, Staff has worked internally and with external partners to identify the rate structure that best strikes this balance. External partners include UNC School of Government as well as McGill Associates. As Mountaire is anticipated to be the initial utility customer subject to this rate structure, Mountaire has been involved with discussions about rates throughout this process.

David Honeycutt and Dale with McGill Associates shared the proposed rate as well as a detailed overview of the methodology utilized in developing the resulting proposal.

***A motion to approve the Industrial User Rate as presented was made by Commissioner Price, seconded by Commissioner Constantino and unanimously approved.***

#### NEW BUSINESS

none

#### MANAGER'S REPORT

Thompson updated the Board of Commissioners on the following:  
Building Inspections Services Agreement with Chatham County  
Third Street Temporary Closure  
Police Chief Assessment is Thursday and Friday  
NCDEQ-WWTP Permit Public Hearing on 1/24/2019 at 6pm  
Budget Retreat on 1/26/2019 at 8am

#### TOWN ATTORNEY INFORMATION

none

#### DEPARTMENT REPORTS

The following reports were shared with the Board of Commissioners: Building Inspection, Finance, Fire, Human Resources, Parks and Recreation, Planning and Community Development, Police, and Public Works.


#### GOVERNING BODY COMMENTS

none

#### ADJOURNMENT

With no further business the Board of Commissioners adjourned at 7:50pm.

ATTEST:

  
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Jenifer K Johnson, Town Clerk

  
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John F Grimes, Mayor



Prepared by: Jenifer K Johnson, Town Clerk