



MINUTES
Town of Atlantic Beach, North Carolina
Town Council Meeting
Town Boardroom - 125 West Fort Macon Road and
Electronically via Zoom
Monday, May 18, 2020



The regularly scheduled meeting of the Atlantic Beach Town Council was held Monday, May 18, 2020 at 6:00 p.m. electronically via Zoom and in the Council Meeting Room, 125 West Fort Macon Road, Atlantic Beach, North Carolina.

Members Present: Mayor A. B. Cooper, III; Mayor Pro Tem Richard Johnson; Councilmembers: Harry Archer (via Zoom), MJ Forrest, Danny Navey, Austin Waters

Members Absent: None

Others Present: David Walker, Town Manager; Katrina Tyer, Town Clerk; Derek Taylor, Attorney (via Zoom); Morgan Gilbert, P&R Director; Michelle Eitner, Planning Director (via Zoom), Mike Shutak, Carteret News Times (via Zoom)

Due to the Social Distance restrictions associated with the COVID-19 Virus, there was a limited amount of seating in the Boardroom for the meeting. The meeting was also broadcast as a Facebook Live feed.

CALL TO ORDER and PLEDGE OF ALLEGIANCE

Mayor Cooper called the meeting to order at 6:00 p.m. and Katrina called the roll. All Councilmembers were present and able to be heard. Councilman Navey led in the Pledge of Allegiance.

Councilman Archer made a motion *to approve* the agenda as prepared. Seconded by Councilman Waters. Approved unanimously by roll call vote, 5-0. Motion carried.

CONSENT AGENDA

- a) Financial Report
- b) Tax Collection Report
- c) Tax Releases Report
- d) Tax Refunds (Pro Environmental Services; Atlantic Isles Mercantile; Donson)
- e) Approval of Contract with Primus Structures, Inc. \$75,396 for construction of the South Durham Beach Access
- f) Approval and Awarding of the 2020-2021 Phase II – Vegetative and C&D Debris Removal Contract to A and J Transport, Inc. as primary award and TFR Enterprises, Inc. as secondary award
- g) Approval and Awarding of 2020-2022 Emergency Pump Rental Agreement to United Rentals NA, Inc.
- h) Report of Refunds to AB Beach Music Festival Sponsors due to cancellation for COVID-19
- i) Town Council Meeting Minutes: 3/23/20

Councilman Navey made a motion *to approve* the Consent Agenda. Seconded by Mayor Pro Tem Johnson. Approved unanimously by roll call vote, 5-0. Motion carried.

CITIZEN REQUESTS/COMMENTS

Susan Hatchell, 206 Caswell Street. Said it was good to see Harry. She thinks the garbage can at the Money Island access and a lot of signs have been removed. She wants to know the plan for replacement. Mr. Walker advised he would have public works look into the issue.

Capt. Al Vogt, 200 AB Causeway. Wants to know the status on beautification of the Causeway. He does not support the project, but wants to know the status. He inquired about the town ordinances on future developments concerning commercial and residential especially on the Causeway. He wants to know if Council is monitoring what is built on the Causeway. Mayor Cooper stated we are waiting and hoping for NCDOT funding for the beautification project. The Showboat Motel and Channel Marker are owned by private developers.

Jennifer Bramble. 308 Fairview Street. She is inquiring again about the rumors of possibility cutting police positions. Mayor Cooper explained we would discuss this later in budget talks and that the public hearing on the budget is scheduled during the June work session. We have recently sworn in a full-time and part-time officer.

PLANNING AND ZONING

- a) Approval of **Resolution 20-05-01**: Resolution Adopting the Pamlico Sound Regional Hazard Mitigation Plan

The Regional Hazard Mitigation Plan should be updated every 5 years. The current one expires in June. Very important because required for FEMA grants and CMS rating. There aren't any significant changes from 5yr ago. We are net saying AB has to take on any new projects. Councilmember Archer asked about public outreach and if there was any public comment. Michelle noted there was not to her knowledge.

Councilman Archer made a motion *to approve* **RESOLUTION 20-05-01**: Resolution Adopting the Pamlico Sound Regional Hazard Mitigation Plan. Seconded by Councilman Waters Approved unanimously by roll call vote, 5-0. Motion carried.

TOWN MANAGER REPORT

- a) Status of FY20-21 Budget

Mr. Walker reviewed the budget information provided at the work session. Mayor Cooper addressed the officer position again. All of the positions have been filled but are considering keeping a vacant position open for the time being. Mr. Walker noted there are funds allocated for additional part time police staffing, mainly for the summer season. Staff is working on gathering data on other town's fund balances to insure we are in line with others.

- b) Discussion of CMR and Approval of CM@R Method of Construction Administration: NCGS 143-128.1 and

Approval of **Resolution 20-05-02**: Adoption of CM@R Methodology for Construction of New Municipal Complex
Mayor Cooper noted after review and interviews with several firms, Thomas Construction was selected as the finalist for Construction Manager at Risk for construction of the proposed Public Safety Complex. Mr. Walker pointed out the main advantages of having a CM@R is to control cost and maintain the construction schedule.

If Council approves the Pre-Construction Contract tonight, Thomas Construction is ready to start working with the architect locking in prices. The Town can walk away from this contract at any time without obligation.

Jim Hundley, Director of Preconstruction, was present and confirmed they have been working with Attorney Taylor to present the proposed Contract. They are ready to meet with contractors and start submitting permit applications. They will establish a Guaranteed Maximum Price for Council to adopt.

Councilman Archer supports the use of a CM@R and thinks this is the way we should proceed. Councilman Waters asked more about their experience and if they think this is a good plan for this project. Mr. Hundley sees very little negatives to this project especially since this process generates less change orders. He thinks it is fair to all parties. Mayor Pro Tem Johnson asked about the subs and how many they intended to use and ensured they would be local. Councilman Forrest wanted to ensure we are part of the bid process. The bids will be opened at Town offices with Town staff present. Mr. Hundley noted pricing has remained stable during the COVID pandemic.

Councilman Archer made a motion *to approve* Resolution 20-05-02: Adoption of Construction Manager at Risk Methodology for Construction of New Municipal Complex and authorizing the Town Manager and Town Attorney to proceed with execution of contract. Seconded by Councilman Navey. Approved unanimously by roll call vote, 5-0. Motion carried.

Councilman Forrest made a motion *to approve* the terms of the Preconstruction Fee Proposal in the amount of \$52,000. Seconded by Councilman Archer. Approved unanimously by roll call vote, 5-0. Motion carried.

MAYOR/COUNCIL COMMENTS None.

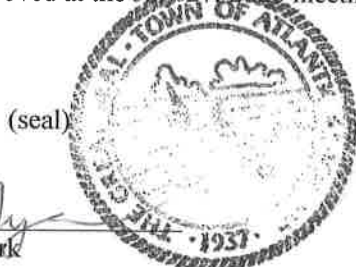
ADJOURN

There being no further action taken or business before Council the meeting stood adjourned. The time was 7:05pm.

These minutes were approved at the July 27, 2020 meeting of the Atlantic Beach Town Council.

ATTEST:


Katrina Tyer - Town Clerk



TOWN OF ATLANTIC BEACH


A. B. Cooper, III - Mayor