

# April 2025 Town Council Meeting

## Meeting minutes

Unionville Town Council held its regular meeting on Monday, April 21, 2025 at 7:30 p.m. in Town Hall, 1102 Unionville Church Road, Monroe, NC. Mayor Baucom and Commissioners Benton, Broadaway, Price and J. Simpson were present. Commissioner C. Simpson and Attorney Ken Helms were absent.

### **Pledge of Allegiance to the United States Flag**

### **Invocation**

Councilman Jaren Simpson led the invocation.

### **Welcome and Call to Order**

Mayor Randy Baucom welcomed everyone and called the meeting to order.

### **Public Comments**

Three members of the public provided comments:

Joshua Rushing expressed concerns about the land use ordinance section 175 regarding special setbacks for livestock. He highlighted that the ordinance prohibits citizens from having livestock, including chickens, within 150 feet of any property line. Mr. Rushing emphasized that this ordinance does not represent Unionville and pointed out that many citizens, including a council member, are in violation of it. He urged the council to consider amending the ordinance to better reflect the community's way of life.

Whitney Wall introduced herself as a candidate for the planning board. She shared her background as a long-time resident and business owner in Unionville. Ms. Wall expressed her desire to join the planning board to help maintain the town's unique charm while accommodating necessary growth.

Brian Reiland, a resident of East CJ Thomas Road, commended Sonya for her prompt action in addressing the speed limit issue on his road. He also expressed concerns about the livestock ordinance, emphasizing that ordinances should be either amended, corrected, or enforced. Mr. Reiland mentioned a neighbor with 50 chickens on a small lot, highlighting the need for consistent enforcement.

Annette Harris introduced herself as a lifelong resident of Unionville and expressed her interest in being considered for the planning board. She shared her background as a teacher at Piedmont High School and her passion for agriculture and community building.

### **Consideration of the Minutes of the March 17, 2025 Public Hearing and Regular Meeting**

*Gene Price made a motion to approve the minutes. Andrew Benton seconded the motion. The motion passed unanimously.*

### **Financial Report – Darrell Baucom**

Darrell Baucom presented the financial report. He noted that interest rates were down, affecting interest income. The town's cash balance remains strong. Total revenue was \$523,000 against a budget of \$611,000, while expenses were \$244,000 against the same budget. Mr. Baucom highlighted significant bills paid, including renovations to the town hall countertops and payments for legal services. He also mentioned pending bills and potential changes in insurance coverage for town employees.

*Gene Price made a motion to pay the bills. Jaren Price seconded the motion. The motion passed unanimously.*

## **Audit Report for Fiscal Year Ending 6/30/24 – Jimmy Hanna, J.B. Watson & Co.**

Jimmy Hanna from J.B. Watson & Co. presented the audit report for the fiscal year ending June 30, 2024. He apologized for the late submission of the report due to health issues. Mr. Hanna highlighted key financial figures, including a general fund revenue over expenditures of \$103,690 and a total fund balance of \$3,878,000. He also noted a change in net position of \$586,000 for the year. Mr. Hanna emphasized the town's strong financial position, with cash balances well above the state average for municipalities of similar size.

## **Consideration of Contract to Audit Accounts for Fiscal Year Ending 6/30/25 – Darrell Baucom**

Darrell Baucom presented the contract for auditing accounts for the fiscal year ending June 30, 2025. The audit fee was set at \$7,250, with additional fees for financial statement preparation and other non-attest services. Mr. Baucom recommended continuing with J.B. Watson & Co. due to their consistency and good work.

*Jeff Broadaway made a motion to approve the contract with J.B. Watson & Co. for the fiscal year ending June 30, 2025 audit. Jaren Simpson seconded the motion. The motion passed unanimously.*

## **Resolution to Repeal 55 mph and Enact 45 mph on Unionville Road and East CJ Thomas Road– Ken Helms**

Mayor Randy Baucom presented three resolutions to lower speed limits on local roads:

- Unionville Road: Lower the speed limit from 55 mph to 45 mph on both sides of downtown.

*Andrew Benton made a motion to adopt the resolution with the amendment to include both ends of Unionville Road. Gene Price seconded the motion. The motion passed unanimously.*

- CJ Thomas Road: Lower the speed limit from 55 mph to 45 mph on the entire portion of the road.

*Jaren Simpson made a motion to lower the speed limit on CJ Thomas Road. Andrew Benton seconded the motion. The motion passed unanimously.*

- Unionville Brief Road: Lower the speed limit from 55 mph to 45 mph from Unionville Indian Trail to Clontz Long.

*Gene Price made a motion to reduce the speed limit to 45 mph on Unionville Brief Road. Jaren Simpson seconded the motion. The motion passed unanimously.*

## **Consideration of Bids for Lawn Maintenance Contract – Ken Helms**

The council discussed bids for the lawn maintenance contract. Councilman Jaren Simpson noted that some bids did not include services such as handling Christmas tree lights and flags. Councilman Jeff Broadaway emphasized the importance of including fertilization in the contract.

*Jaren Simpson made a motion to accept the bid from Refined Outdoors. Gene Price seconded the motion. The motion passed unanimously.*

## **Land Use/Zoning Updates – Sonya Gaddy**

### **Consideration of Two Quotes for Junk and Debris Removal at 3706 Old Camden Road**

Sonya Gaddy presented two quotes for junk and debris removal at 3706 Old Camden Road. The quotes were from First Call Junk Removal for \$2,425 and Kiker Plumbing Service for \$15,000.

*Gene Price made a motion to accept the lower bid from First Call Junk Removal. Andrew Benton seconded the motion. The motion passed unanimously.*

### **Appointment of Planning Board Alternate; Planning Board Recommends Annette Harris**

The council discussed the appointment of a Planning Board alternate. Councilman Jeff Broadaway thanked all candidates for their interest in serving the community.

*Jeff Broadaway made a motion to accept the Planning Board's recommendation and appoint Annette Harris as the Planning Board alternate. Jaren Simpson seconded the motion. The motion passed unanimously.*

### **Consideration of America's 250th Celebration Ideas – Gene Price**

Gene Price reported on the progress of planning for the 250th celebration. He requested permission to approach the Lions Club, the American Legion Post #535, and the Sons of the American Legion to discuss ideas for the 2026 Fourth of July celebration. Mr. Price emphasized the need for manpower and ideas to expand the celebration.

*Jeff Broadaway made a motion to approve Gene Price's request to approach the mentioned organizations. Jaren Simpson seconded the motion. The motion passed unanimously.*

### **Consideration of Purchasing Clerk Minutes by HeyGov**

Melody Braswell presented information on the HeyGov clerk minutes program, which uses AI to assist in creating meeting minutes. The cost is \$99 per month.

*Jeff Broadaway made a motion to move forward with purchasing clerk minutes by HeyGov. Andrew Benton seconded the motion. The motion passed unanimously.*

### **Request for Charitable Contributions – Unionville Lions Club – Vote May 19, 2025**

This item was deferred to the next month's meeting as no representatives from the Lions Club were present.

### **Resolution in Opposition of House Bill 765**

Melody Braswell presented information from the North Carolina League of Municipalities regarding House Bill 765, which addresses local government development regulations. The bill potentially limits local government's ability to issue its own planning and zoning regulations.

*Jeff Broadaway made a motion to sign on to the resolution in opposition of House Bill 765. Jaren Simpson seconded the motion. The motion passed unanimously.*

### **Other Business**

- Councilman Jeff Broadaway requested that the Planning Board look into updating the livestock ordinance, particularly regarding backyard poultry.

*Jeff Broadaway made a motion to direct the Planning Board to look into and study the livestock ordinance. Gene Price seconded the motion. The motion passed unanimously.*

- Councilman Jeff Broadaway proposed allowing a volunteer to serve as a town historian and requested approval to purchase a digital camera for documenting events.

*Jeff Broadaway made a motion to approve the volunteer historian position and purchase a digital camera. Andrew Benton seconded the motion. The motion passed unanimously.*

- Dalton Helms, the new president of Piedmont Rec, provided an update on recreational activities. He reported increased participation in various sports programs, with a total of 414 children currently registered across different activities.

## **Adjournment**

Mayor Randy Baucom declared the meeting adjourned.

Respectfully submitted,

Sonya W. Gaddy  
Clerk

Approved as to form:

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R. Kenneth Helms, Jr., Town Attorney

Note: These minutes were drafted with the assistance of Clerk Minutes by HeyGov. All content was reviewed and approved by the Clerk prior to submission.