

**TOWN OF HILDEBRAN
TOWN HALL
COUNCIL'S CHAMBER**

**MAY 5, 2017
5:30 P.M.**

**SPECIAL MEETING
MINUTES**

**CALL TO ORDER
AND INVOCATION**

Mayor Cook called the special meeting to order at 5:44 p.m. Willie Messer led a prayer.

**PLEDGE OF
ALLEGIANCE**

Attorney Dill led the pledge of allegiance to the United States flag.

**COUNCIL
PRESENT**

The following members of the Board were present: Mayor Virginia Cook, Council Members Brenda Banks, Barbara Lowman and Theresa Messer. Council Members L. Lowman and York were absent.

STAFF PRESENT

The following staff members were present: Administrator Thomas Drum, Attorney Redmond Dill, Town Clerk Alice Sanders and Finance Officer Fredrick Rankins.

**CITIZENS & MEDIA
PRESENT**

See attached sheet.

**ADOPTION OF
AGENDA**

Council Member B. Lowman made a motion to adopt the agenda. All voted in favor.

**ORDER OF
BUSINESS:**

**CONSIDER OLD
HILDEBRAN HIGH
SCHOOL
BUILDING
DEMOLITION AND
ASBESTOS
ABATEMENT
CONTRACT**

Attorney Dill reminded the Board that this meeting was carried over from last week primarily due to discussions he had with the plaintiff's attorney and members of Hildebran Heritage and Development Association (HHDA) regarding the demolition of the old school building with the exceptions of the tower, stairwell, breezeway and supporting walls. Attorney Dill asked the plaintiff to hold a public meeting, which was held on May 2, 2017, and to provide a roster of those attending and those voting. HHDA met those requirements. HHDA had 7 of its 8 voting members in attendance. The meeting was presided primarily by Johnny Childers. Mr. Childers relayed the discussions between Attorney Dill and the plaintiff's attorney in which the Town would award a demolition and asbestos abatement contract with an alternate that would allow the preservation of the tower, stairwell, breezeway and supporting walls. The preservation of the structures is with the conditions that HHDA has an open meeting, provides a roster of those in attendance to the Town, and has a public vote, all of which HHDA did. In addition, the plaintiff's counsel will then dismiss or withdraw their appeal. Once the Town has written verification of the withdrawal of the appeal, the Town will then

enforce the demolition and asbestos abatement contract, with the alternate to preserve those structures. Once the Town provides a notice to proceed to the contractor, it is the Town's understanding that permits will need to be pulled, which will take between two to four weeks. Attorney Dill stated that he was proud to announce that HHDA met all of the conditions that he and the plaintiff's attorney discussed. He encouraged the Board to look favorably upon awarding the contract for demolition and asbestos abatement and to award the alternate condition (to preserve the tower, stairwell, breezeway and supporting wall) only upon withdrawal of the appeal, and to delegate the authority to the Administrator to contact the contractor with a notice to proceed once the Town has received written verification that the appeal has been withdrawn.

Mayor Cook reviewed the proposal submitted by D. H. Griffin. The amount for demolition and asbestos abatement of the old school building in its entirety is \$143,850. There is an additional fee of \$5,900 to save the two structures, making the total \$149,750. Mayor Cook stated that Harold Greenhill stated in a letter that he was able to secure \$5,600 through fundraising to pay for the engineering fee to perform a study on the two structures to make them structurally sound. Attorney Dill clarified that the Town will not be paying for the engineering study. At one point, the Town discussed that issue. The Town has decided that in lieu of paying the engineering fee, it will spend \$5,900 to save the structures while demolishing the remainder of the building. He stated that any engineering fees for additional studies, or other discussions about the structures, have nothing to do with the action the Board will be taking at this meeting.

Council Member Messer made a motion to approve the contract from D.H. Griffin for demolition and asbestos abatement of the old Hildebran High School building in the amount of \$143,850, with the alternate to preserve the tower, stairwell, breezeway and supporting wall in the amount of \$5,900, once the Town receives written notification from the plaintiff's attorney and the Supreme Court that the appeal has been withdrawn. After the notice of withdrawal has been received, the Administrator will notify the contractor to proceed with the project, with the total cost being \$149,750.

Council Member B. Lowman asked if any utilities will need to be rerouted. Mr. Drum stated that the water lines have already been relocated. He did not know of any power or cables that need to be moved. The sewer system is located on the other side of the building. All voted in favor to Council Member Messer's motion.

Mr. Drum clarified that the Town will be paying the \$149,750 fee in its entirety, with no funding from any other entity.

ANNOUNCEMENTS Mayor Cook announced that a fundraiser for Michelle Townsend will be held on Saturday, May 6, 2017.

Attorney Dill stated that he will contact the plaintiff's attorney on Monday to discuss the action taken by the Board.

ADJOURNMENT All business being concluded, Council Member Banks made a motion to adjourn the meeting at 5:56 p.m. All voted in favor.

ATTEST I attest these are the approved minutes of the Board.

Alice Sanders, Town Clerk

Virginia Cook, Mayor