



**TOWN OF GRANITE QUARRY  
TOWN COUNCIL  
REGULAR MEETING MINUTES  
Tuesday, November 12, 2024 6:00 p.m.**

**Present:** Mayor Brittany Barnhardt, Mayor Pro Tem Doug Shelton, Council Member John Linker, Council Member Laurie Mack, Council Member Rich Luhrs

**Staff:** Town Manager/Fire Chief Jason Hord; Town Clerk Aubrey Smith; Town Attorney Zachary Moretz; Planning, Zoning, and Subdivision Administrator Richard Flowe; Interim Police Chief Todd Taylor; Public Works Director Colton Fries; Office Assistant Debbie Loflin-Benge

**Call to Order:** Mayor Barnhardt called the meeting to order at 6:00 p.m.

**Moment of Silence:** Mayor Barnhardt led a moment of silence.

**Pledge of Allegiance:** The Pledge of Allegiance was led by Mayor Barnhardt.

**1. Approval of the Agenda**

**ACTION:** Council Member Luhrs made a motion to approve the agenda with the addition of a closed session item at the end of the meeting. Council Member Linker seconded the motion. The motion passed 4-0.

**2. Approval of the Consent Agenda**

**A. Approval of the Minutes**

- 1) Regular Meeting October 14, 2024
- 2) Strategic Planning Meeting October 24, 2024

**B. Departmental Reports**

**C. Financial Reports**

**ACTION:** Mayor Pro Tem Shelton made a motion to approve the consent agenda. Council Member Mack seconded the motion. The motion passed 4-0.

Mayor Pro Tem Shelton had a comment on the Financial Reports: the capital reserve fund still has money earmarked for a dump truck that has already been purchased. He would like to see that designation be removed.

**3. Public Comments** – There were no public comments.

**4. Town Manager’s Update**

Manager Hord shared highlights from the Town Manager’s Update in the agenda packet including that a new Assistant Public Works Director has been hired and will start later in the month. Granite Fest was a huge success; Manager Hord recognized Event Coordinator Debbie Loflin-Benge’s planning efforts and

extended thanks to all the volunteers and Council members that showed up to help with the event. Police Chief assessments will take place next week. Manager Hord shared that there was an opportunity for all municipalities to split the sponsorship cost for this year's PIP Legislative breakfast for \$300 each. The cost is within the budgeted amount in the special project fund. He asked for and received Council consensus to proceed with the partial sponsorship. Manager Hord shared that he followed up, as directed by the Council at the last meeting, with Attorney Moretz regarding the request from Mr. Renn to allow his sheep to graze temporarily on the town property on Faith Road. Attorney Moretz agreed that a temporary agreement for a time period of 30-45 days would be best. There was Council consensus to move forward with the agreement.

Manager Hord shared the updated road sign design with "Granite Quarry" in a larger font. There was Council consensus to move forward with the design. There will be a budget amendment at the December meeting for the project.

Manager Hord called forward Life Scout and Senior Patrol Leader Allie Foreman to present her Eagle Scout Project proposal to build two benches and install them in the Centennial Park. The benches would be anchored into the ground and surrounded by mulch. Any leftover funds from the project will be used to purchase bird houses. There was Council consensus for Scout Foreman to move forward with the project.

Manager Hord thanked the Council and community for the support surrounding the loss of Officer David (Dave-I) Earnhardt, Jr.

**5. Public Hearing** **ZTA 2024-11-12-2 C-85**

**A. Staff Summary**

Planning, Zoning, and Subdivision Administrator Richard Flowe introduced a Zoning Text Amendment to create a new "Interstate Highway 85 Commercial (C-85) District" and update the GQDO accordingly. The amendment would repeal and replace Article 8 and would affect the Table of Uses as well as minor amendments to Articles 11, 15, and 17. The amendment would also reduce the front street setback for parcels fronting streets inside industrial parks in the existing "Industrial (IND) District". The Planning Board reviewed and recommended approval of the proposed amendments.

**B. Public Hearing**

- 1) Opened: Mayor Barnhardt opened the public hearing at 6:26 p.m.
  - There were no comments from the public.
- 2) Closed: Mayor Barnhardt closed the public hearing at 6:26 p.m.

**C. Council Discussion and Decision**

**ACTION:** Council Member Linker made a motion to adopt Ordinance ZTA 2024-11-12-2 to amend the Granite Quarry Development Ordinance. Council Member Mack seconded the motion. The motion passed 4-0.

**6. Ordinance Amendment** **ZMA 2024-11-12-1 Circle K**

**A. Staff Summary**

Mr. Flowe reintroduced the Zoning Map Amendment request for parcel 402C008. The Public Hearing was held at the September 9, 2024 Regular Meeting. Action on the ZMA was deferred until the new zoning designation of C-85 was reviewed.

**B. Council Discussion and Decision**

Council members asked clarifying questions regarding the size and location of the property.

**ACTION:** Council Member Linker made a motion to adopt Ordinance ZMA 2024-11-12-1 to amend the Official Zoning Map of the Granite Quarry Development Ordinance. Council Member Luhrs seconded the motion. The motion passed 4-0.

**7. Public Hearing**

**Texas Roadhouse/Multi-Tenant Outparcel  
Annexation & ZMA**

**A. Staff Summary**

Mr. Flowe presented the petition for voluntary annexation of a non-contiguous property in the Town's area of influence and a recommended initial zoning designation of "Interstate Highway 85 Commercial (C-85) District".

Clerk Smith attested that notice of the hearings had been given.

**B. Public Hearing**

- 1) Opened: Mayor Barnhardt opened the public hearing at 6:33 p.m.
  - There were no comments from the public.
- 2) Closed: Mayor Barnhardt closed the public hearing at 6:34 p.m.

**C. Council Discussion and Decision**

**ACTION:** Council Member Luhrs made a motion to adopt Ordinance ANNEX 2024-11-12-1 to annex Texas Roadhouse and a Multi-Tenant Outparcel as non-contiguous property. Council Member Linker seconded the motion. The motion passed 4-0.

**ACTION:** Council Member Luhrs made a motion to adopt Ordinance ZMA 2024-11-12-2 to amend the Official Zoning Map of the Granite Quarry Development Ordinance. Council Member Linker seconded the motion. The motion passed 4-0.

**8. Public Hearing**

**Amrep Annexation & ZMA**

**A. Staff Summary**

Mr. Flowe presented the petition for voluntary annexation of a non-contiguous property in the Town's area of influence and a recommended initial zoning designation of "Industrial (IND) District".

**B. Public Hearing**

- 1) Opened: Mayor Barnhardt opened the public hearing at 6:36 p.m.
  - There were no comments from the public.
- 2) Closed: Mayor Barnhardt closed the public hearing at 6:36 p.m.

**C. Council Discussion and Decision**

Council members asked questions regarding the specifics of the property and nature of annexation in the area.

**ACTION:** Council Member Linker made a motion to adopt Ordinance ANNEX 2024-11-12-2 to annex Amrep as a non-contiguous property. Council Member Mack seconded the motion. The motion passed 4-0.

**ACTION:** Council Member Linker made a motion to adopt Ordinance ZMA 2024-11-12-3 to amend the Official Zoning Map of the Granite Quarry Development Ordinance. Council Member Mack seconded the motion. The motion passed 4-0.

## Old Business

### 9. Goals and Initiatives

#### Rowan Municipal Association

Manager Hord led the discussion initiated at the Strategic Planning meeting regarding the goals and initiatives for the Rowan Municipal Association to present for legislative funding. Ideas discussed at that meeting for featured projects included the Town Hall upgrades (specifically Police Department expansion as a phase), Civic Park creek/stormwater improvements, industrial park growth, downtown development, and a potential project for sidewalk repairs throughout town and extension on Bank Street/Legion Club Road and South Main Street.

Mayor Barnhardt stated a desire for the first three priority projects to be the Civic Park, the Downtown Streetscape, and the Industrial Park Extension. The other Council members agreed with the three projects and a desire was expressed to keep the sewer and water expansion and sidewalk extension projects on the radar to add to the list in the future.

## New Business

### 10. Discussion and Possible Approval

#### Policy Prohibiting Pornography

Clerk Smith shared that the Policy Prohibiting Pornography on Town Networks and Devices was drafted with Attorney Moretz after a recent law passed requiring public agencies to adopt a policy using specific language prohibiting the viewing of pornography on town networks or devices by January 1, 2025.

**ACTION:** Council Member Linker made a motion to adopt Resolution 2024-08 to adopt the Policy Prohibiting Pornography on Town Networks and Devices as presented. Council Member Mack seconded the motion. The motion passed 4-0.

### 11. Discussion and Possible Approval

#### Longevity Pay

Manager Hord reviewed the options for longevity pay as budgeted and presented in the agenda packet. There were two options for the Council's consideration. The amounts that were budgeted for longevity pay for each department were shown as well. Council Members discussed a desire to increase the amount. There was direction for Manager Hord to divvy out the full budgeted amount. There will be further discussion at upcoming budget meetings on future longevity amounts.

**ACTION:** Mayor Pro Tem Shelton made a motion to approve Longevity Pay for FY24-25 for the full budgeted amount. Council Member Luhrs seconded the motion. The motion passed 4-0.

### 12. Discussion and Possible Approval

#### PARTF Grant Contract

Manager Hord presented the PARTF Grant Contract for the Council's approval.

**ACTION:** Council Member Linker made a motion to adopt the PARTF Grant contract as presented with change to Manager Hord's title. Council Member Mack seconded the motion. The motion passed 4-0.

### 13. Budget Amendment

#### Police Fleet Vehicles

The Council reviewed the budget amendment for the purchase of two new police vehicles as discussed at the Strategic Planning meeting.

**ACTION:** Council Member Luhrs made a motion to approve Budget Amendment FY24-25#2 as presented to purchase and upfit two vehicles for the Police Department. Mayor Pro Tem Shelton seconded the motion. The motion passed 4-0.

### 14. Council Comments

- Mayor Barnhardt suggested setting a date for a Council tour of town properties and facilities. There was Council consensus to call a special meeting for the tour on December 12, 2024 at 12:00 p.m.

- Mayor Pro Tem Shelton asked questions regarding the timing of the completion of phases of the Civic Park project construction to prevent disruption during the Granite Fest 2025. He also asked if the Council was still intending to create a Parks Master Plan advisory group. Mayor Barnhardt stated she felt the Town was getting close to being able to move on that.
- Council Member Luhrs asked about the funding schedule from the State. Manager Hord responded that it should be prompt.
- Mayor Barnhardt announced that DOT's Division Engineer Pat Ivey would be retiring and invited other Council Members to a reception in his honor. She also stated that the 99<sup>th</sup> annual Chamber Gala would be held January 23<sup>rd</sup>.

**15. Announcements and Date Reminders**

A.	Wednesday	November 13	5:00 p.m.	Centralina Executive Board Meeting
B.	Wednesday	November 13	5:30 p.m.	Community Appearance Commission
C.	Wednesday	November 20	5:30 p.m.	CRMPO TAC Meeting
D.	Thursday	November 21	7:30 a.m.	Chamber Power in Partnership Breakfast
E.	Thursday	November 28		Town Offices Closed for Thanksgiving
F.	Friday	November 29		Town Offices Closed for Thanksgiving
G.	Monday	December 2	6:00 p.m.	Planning Board
H.	Monday	December 2	6:15 p.m.	Board of Adjustment
I.	Tuesday	December 3	5:30 p.m.	Events Committee
J.	Saturday	December 7	3:00 p.m.	Christmas at the Lake

**Recess**

**ACTION:** Mayor Pro Tem Shelton made a motion to take a ten-minute recess. Council Member Linker seconded the motion. The motion passed 4-0.

*The Council recessed at 7:11 p.m.*

*Mayor Barnhardt called the meeting back into session at 7:22 p.m.*

**16. Closed Session**

**ACTION:** Mayor Pro Tem Shelton made a motion to go into closed session for attorney-client privilege. Council Member Luhrs seconded the motion. The motion passed 4-0.

*The Council entered into closed session at 7:22 p.m.*

*Council Member Luhrs left the meeting at 7:37 p.m.*

**ACTION:** Council Member Linker made a motion to come out of closed session. Mayor Pro Tem Shelton seconded the motion. The motion passed with all in favor.

No action was taken during the closed session.

**Adjournment**

**ACTION:** Council Member Linker made a motion to adjourn. Mayor Pro Tem Shelton seconded the motion. The motion passed with all in favor. The meeting ended at 7:44 p.m.

Respectfully Submitted,

*Aubrey Smith*

Town Clerk