

**Town of Garner**  
**Town Council Work Session Meeting Minutes**  
**June 25, 2024**

The Council met at 6:00 p.m. in the Ronnie S. Williams Council Chambers at Town Hall, located at 900 7<sup>th</sup> Avenue, Garner.

**CALL MEETING TO ORDER/ROLL CALL:**

Present: Mayor Buddy Gupton, Mayor ProTem Elmo Vance, Council Members Gra Singleton, Kathy Behringer, Phil Matthews, and Demian Dellinger

Staff Present: Jodi Miller-Town Manager, John Hodges-Assistant Town Manager, Terri Jones-Town Attorney, David Beck-Finance Director, Jeff Triezenberg-Planning Director, Rebecca Murray- Deputy Town Clerk.

**ADOPTION OF AGENDA**

Motion: Matthews

Second: Vance

Vote: 5:0

**PRESENTATIONS**

None

**DISCUSSION/REPORTS**

**Council Board and Committee Appointments**

Presenter: Terri Jones, Town Attorney

Ms. Jones presented recommendations from the Council's Human Resources Committee for the following Board and Committee appointments: Planning Commission: Ralph Carson, Michael Voiland, Phillip Jefferson, and Mariah Bishop to serve a 2-year term, ending June 30, 2026. PRCR Committee - Tim Montgomery, Matt Davis, and LaPonda Edmonson to serve a 3-year term, ending June 30, 2027. Senior Citizens Advisory Committee - Jo Cici and Joan Jackson to serve a 3-year term, ending June 30, 2027.

Action: Approve recommendations for appointments.

Motion: Vance

Second: Behringer

Vote: 5:0

**Appointment of Affordable Housing Task Force and Housing Resources Webpage Preview**

Presenter: Jodi Miller, Town Manager

Candidates for the Affordable Housing Task Force were presented for consideration. Staff presented a preview of the newly developed Housing Resources webpage.

Action: Appoint Task Force members.

Motion: Matthews

Second: Behringer

Vote: 5:0

### **Revised Cost of Services Report**

Presenter: Matt Noonkester, City Explained, Inc. President & Founding Principal

Mr. Noonkester revised the 2023 Town of Garner Cost of Services study to reflect new data from the 2024 revaluation and the Town's 2023 pay and class compensation study.

Council asked questions and discussed aspects of the report. A final version of the report will be completed after Wake County final revaluation data is available.

### **Council Code of Conduct**

Presenter: Terri Jones, Town Attorney

The Legal Department, at Council's direction, drafted a proposed Garner Town Council Code of Conduct to address interactions between and among Council members, interactions with the public including use of personal and Town social media accounts, and interactions with Town employees. Council will provide comments to the Legal Department by the end of July and a revised draft will be presented at a subsequent meeting.

### **White Oak Roundabout Acquisition Report**

Presenter: Terri Jones, Town Attorney

Acquisition of necessary right-of-way and easements for the White Oak Roundabout began in January 2021 and was completed on May 21, 2024 with filing of the final consent judgment. A report of the total costs of acquisition and legal services were presented.

Action: For information purposes.

### **MANAGER REPORTS**

- The pending agenda report was discussed with Council.
- Mr. Triezenberg provided a development update. Neighborhood meetings will be identified with a pre-submittal category on the Development Activity Map.
- July 3<sup>rd</sup> Celebration will be held at Benson Park, gates open at 5:30 p.m.
- James R. Stevens Award nominations are currently being accepted.

### **ATTORNEY REPORTS**

None

### **COUNCIL REPORTS**

None

**ADJOURN:** 8:24 p.m.