

Jim Palenick

From: Jim Palenick [jpalenick@dallasnc.net]
Sent: Thursday, March 28, 2013 3:08 PM
To: 'Rick Coleman'; 'ronniemorrow@att.net'; 'JOHN BEATY'; 'Martin, Scott'; 'huggybarber@att.net'; 'hoyle withers'
Cc: 'MStroupe'; 'David Kahler'; 'Doug Huffman'; 'gbuckner@dallasnc.net'; 'slambert@dallasnc.net'; 'Bill Trudnak'; 'A Martin'; 'J. Thomas Hunn'
Subject: Town Manager's Weekly report (#24)

Mayor & Board of Aldermen:

Please accept the following as the **Town Manager's Report for the Week-ended Friday, March 29, 2013.**

- Johnny Denton of Diamond Engineering fully completed all of the design engineering drawings and construction specifications for Phases II and III of the Town Water-line replacement project this week and will be forwarding on the required sets of same to the NCDENR on Monday for final permit approval. That subsequent permit approval is expected to take 4-5 weeks. In the meantime, and concurrently, we will advertise for bids – allowing much of the time waiting for permit approval to also serve as the time available to prepare and submit bids. In that way, we will be able to open the next round of bids shortly after receipt of final permit approval. Further, we will also have our financial consultant and Bond Counsel be using this time to prepare the debt instrument issuance documents and plan for LGC (Local Government Commission) Meeting scheduling and approval.
- As for Phase I construction progress, that continues to move forward well. Lines have now been replaced along Willow, Webb, and College Streets and efforts are steadily progressing without incident. On Monday we will be receiving the first month-end “pay-estimate” for work completed and materials purchased, which we expect will be approximately \$230,000. This first invoice is the largest we will see on Phase I because, in keeping with the contract, it will include payment for the materials purchased and stock-piled to date. As you may recall, we will be using Water/Sewer Fund Reserves to “up-front” these first few payments, then reimburse ourselves with Debt-issuance proceeds after that debt is issued and monies received.
- The April 9th Board Meeting Agenda will include action items to approve both a new “pole attachment agreement” with Charter Communications (CATV); as well as a “Joint-use” pole attachment agreement with AT&T. Both of these agreements are now in final form and have been approved by representatives of Charter and AT&T respectively. In the Case of Charter, the \$15 fee agreed to will produce \$14,850.00 in new Electric Department Revenues yearly; while the \$17.50 fee with AT&T will produce \$2,170.00 per year. Charter currently maintains 990 attachments on Town poles and has never previously paid us anything. With AT&T, we attach on 779 AT&T poles, while they attach on 903 Town poles, leaving a “Net” attachment on Town poles of 124. AT&T previously paid us \$1.00 per “net” attachment. When you include the new Time-Warner agreement, **We will now produce over \$17,000.00 yearly in new Electric Revenues** as a result of these efforts.
- Following fulfillment of the outstanding requirements that had been placed on the initial submittal of plans for the Long Creek Apartment development along Lower Dallas Highway (Behind the new Dollar General Store) I formally issued the Zoning Permit this afternoon (Thursday) –allowing the developers to now seek building and soil erosion control permits from the County and Water and Sewer and Transportation permits from the State. A meeting has been set for early April to further go over specific Electric plans and Town infrastructure issues with Town Staff and Developer representatives on-site.
- We have now received a favorable quote from the local Lowes Home improvement Store to purchase 6,000, 13w compact fluorescent light bulbs (cfl's) for \$8,880.00, or \$1.48 each. The bulbs will be encased in a sleeve with a custom Town label touting the 150th Sesquicentennial anniversary and celebrating low-cost, reliable municipal electricity. Following purchase, the Town will provide each of our approximate 3,000 account holders with a voucher redeemable for two(2) of the CFL's in order to 1.) Thank our loyal customers; 2.) Help them to save energy; and 3.) Celebrate the Town's Anniversary and it's long tenure of providing reliable electric service.
- We are in the process of designing several storm-water improvements for areas immediately proximate to and impacting the Carr School athletic fields. Johnny Denton of Diamond engineering will be designing the

improvements so that we might, in turn, then bid them out and contract to make the needed repairs. Funding will come from the Storm-water utility Fund in keeping with the budget for such improvements.

- We are in the process of soliciting and evaluating some possible designs, locations, and possibilities for the construction of a digital message reader-board sign to serve the cause of public and community announcements, much like the Board has considered in the past. When we get some better details, costs, and plans, we will return to the Board with a possible proposal as part of the upcoming Budget process. Don't be surprised to see a portable test sign along Trade street in the next week or so – this will be without cost and part of the overall evaluation.
- David Kahler has remained out of the Office and in the Hospital this week – his precise return date remains uncertain. In the interim, I will be handling his duties and dealing with any issues as they may arise. Our thoughts are with David for a speedy and complete recovery.
- Monday, April 1st is the effective day for Changeover in employee Health Care Coverage (from United Healthcare to Blue Cross/Blue Shield). The \$1700.00 employer contribution will be made that day to each covered employee's Health Savings Account at the Credit Union, and the new HSA cards have been mailed out and should arrive by the April 1st date.
- Don't forget, the Town Offices will be closed tomorrow, Friday, March 29th ("Good Friday") in observance of the Easter Holiday. In that regard, Allow me to wish you and yours a very blessed and joyous Easter!.

Thank You,

Jim Palenick
Interim Town Manager