

Town of Dallas

Agenda

APRIL 27, 2021

5:00 PM

BOARD OF ALDERMEN – WORK SESSION MEETING

Rick Coleman, Mayor

Allen Huggins

Frank Milton

Darlene Morrow

Jerry Cearley, Mayor Pro-Tem

E. Hoyle Withers

ITEM SUBJECT

Pages

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1. Pledge of Allegiance to the Flag
 2. Approval of Agenda with Additions Or Deletions
 3. New Business
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TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Gaston Vision 2040 Update

AGENDA ITEM NO. 3A

MEETING DATE: 04/27/2021

BACKGROUND INFORMATION:

David Williams and Gina Shell representing Gaston Together will make a presentation concerning a community visioning process for Gaston County.

Attached is information received concerning the process, as well as a participation request to the Town.

MANAGER RECOMMENDATION:

BOARD ACTION TAKEN:

GASTON VISION 2040

March 24, 2021

Ms. Maria Stroupe
Town Administrator
Dallas, North Carolina

Dear Ms. Stroupe,

Thank you for your involvement and support leading up to the formal initiation of a community visioning process for Gaston County (Gaston Vision 2040, or GV2040) and the creation of a community data dashboard.

As we have shared with you and hope to share with the Mayor and Council at an upcoming meeting, this will be an important opportunity for the residents of the county to engage with each other and shape the county's aspirations for the coming decades. The changes that will occur in Gaston County, as part of one of the fastest-growing and most economically successful regions in the nation, will be sweeping and transformational. This is the ideal time for the community to engage in dialogue and define together how to channel that transformation to produce desired results for the county.

Our "not to exceed" budget is \$250,000, as detailed below.

Expenses	
Vision Process Consultant	\$ 165,000
Data Dashboard (design and development)	\$ 60,000
Communication/Engagement (marketing, meeting materials, etc.)	\$ 10,000
Gaston Together Support Roles	\$ 15,000
Total Costs	\$ 250,000

Because the consultant for the effort has not yet been selected, these costs may go down. As we have mentioned to you, our funding model includes a 50% private, 50% public approach.

We are currently working to secure private sponsorships. We have \$30,000 in private funding and commitments. Our initial conversations with private funders lead us to believe we will successfully raise 50% of the funding in this way.

At this time, we are making our formal request that you set aside now, or include in your upcoming budget, Dallas's share of the public sector funding for GV2040, based on our "not to exceed" budget. This is the maximum amount that we anticipate requesting of Dallas.

Dallas's "not to exceed" share is \$1,960.

The final request for funds will come in 10 to 12 weeks from the GV2040 Steering Committee, the members of which will be seated soon. If the project costs decrease, and/or if we receive more than 50% of the needed funding from private sources, the amount the Steering Committee will ultimately request from you will be less.

We have based our public sector requests on the following assumptions:

- Gaston County will provide 50% of the public sector funding.
- The municipalities in Gaston County will collectively provide 50% of the public sector funding.
- The share provided by each municipality is based on the relative size of the municipality's FY2021 General Fund. See the chart below for our methodology.

This funding will carry the effort through the 12 to 18 months needed to create the vision and launch the data dashboard. The Steering Committee may determine that there will be a need for sustainability funding for implementation of the vision and ongoing maintenance of the data dashboard.

Please let us know if you need any additional information at this time, and when your funding will be available.

Best Regards,

The Gaston Vision 2040 Work Team

Donna Lockett, Executive Director, Gaston Together

Del Murphy, Vice-President, Strategy & Business Development

Matt Blackwell, Economic Development Administrator, Gaston County

David Fogarty, County Extension Director, Gaston County

Gina Shell, Special Projects, Gaston County

David Williams, Community Affairs Director, Gaston County

Gaston County Community Vision 2040 ---3/19/2021				
	Budget (not to exceed)			\$250,000
	Private Sector Sponsorships			\$125,000
	Public Sector Participation			\$125,000
	Gaston County Budget Request			\$62,500
	Municipalities Budget Request			\$62,500
			General Fund as	
			% of total of	
			All General Funds	
	Municipality	FY21 General Fund Amounts		Budget Request
	Gastonia	\$ 68,907,416	55.4%	\$ 34,610
	Ranlo	\$ 2,077,850	1.7%	\$ 1,044
	Cramerton	\$ 5,102,100	4.1%	\$ 2,563
	Mount Holly	\$ 12,844,106	10.3%	\$ 6,451
	Belmont	\$ 14,647,487	11.8%	\$ 7,357
	Bessemer City	\$ 4,656,303	3.7%	\$ 2,339
	Lowell	\$ 2,583,528	2.1%	\$ 1,298
	Cherryville	\$ 5,071,012	4.1%	\$ 2,547
	McAdenville	\$ 891,100	0.7%	\$ 448
	Dallas	\$ 3,901,326	3.1%	\$ 1,960
	Stanley	\$ 3,392,300	2.7%	\$ 1,704
	High Shoals	\$ 360,325	0.3%	\$ 181
	Total of all General Funds	\$ 124,434,853		\$ 62,500

TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Bike/Ped Plan Update

AGENDA ITEM NO. 3B

MEETING DATE: 04/27/2021

BACKGROUND INFORMATION:

In late 2019, Dallas contracted with Gresham Smith to develop and produce a proposed Bike and Pedestrian Plan. This plan was to be developed using input from a Steering Committee, NCDOT, public engagement, and other factors.

The final recommended plan is close to completion. This recommended plan will be presented to the Steering Committee and the Planning Board before being brought to the Board of Aldermen for consideration.

The purpose of this discussion is to provide an update on the project in preparation for the final plan presentation.

MANAGER RECOMMENDATION:

BOARD ACTION TAKEN:

TOWN OF DALLAS, NORTH CAROLINA

REQUEST FOR BOARD ACTION

DESCRIPTION: Facilities Maintenance/Cleaning

AGENDA ITEM NO. 3C

MEETING DATE: 04/27/2021

BACKGROUND INFORMATION:

Since May of 2015, the Town has contracted out cleaning of buildings including Town Hall, Police Department, Civic Building, and Courthouse with varying degrees of success. Prior to this time, several Town employees were paid an extra fee to clean buildings after regular work hours. With the renovation of the Courthouse and the rental activity, the decision was made to contract out building cleaning.

As of the beginning of April, the current cleaning contractor ceased cleaning of our buildings due to internal personnel issues. In this interim, and while the Civic Building and Courthouse are not being rented out, Town employees are stepping up to keep the facilities cleaned.

With the previous challenges encountered with contracted companies, hiring a part-time janitorial/maintenance person to clean these facilities would be more beneficial to the Town. This position would be employed to clean during business hours and could be directed to facilities as needed, particularly those facilities that will be rented out again soon on a regular basis. It is anticipated that the facilities would be cleaner with the added control of directly employing a maintenance position.

The position would be structured to work 10 – 20 hours per week as needed, and to perform all necessary and routine cleaning at Town Hall, Police Department, Civic Building, and Courthouse as directed. The position would pay \$11.00 per hour. When compared with the previous cleaning contracts, the Town will save money and should realize better results by transitioning to in-house cleaning.

MANAGER RECOMMENDATION:

BOARD ACTION TAKEN: