

TOWN OF FOUR OAKS
SPECIAL MEETING
April 28, 2025
MINUTES

Call to Order

Mayor Vic Medlin called the April 28, 2025, special Board of Commissioners meeting to order at 5:30 p.m. Commissioners Mike Hines, Kim Robertson, Michael Bradley, and Carles Surles, were present. Commissioner Tony Capps was excused. Town Clerk Rhonda Lee recorded minutes. Public Works Director Barry Stanley, Finance Officer Rachel Raynor, Project Administrator Skip Green, and Mike Dart with Four Oaks Benson News and Review were also present.

Invocation and Pledge of Allegiance

Commissioner Carles Surles gave the opening Invocation with Mayor Medlin leading the Pledge of Allegiance.

Public Hearing

a) Discuss Economic Development on the proposed CDBG-CV budget amendment for the Streetscape Project

Mayor Vic Medlin, opened the Public Hearing and requested that Skip Green, Project Administrator, Skip Green and Associates proceed with the public hearing.

Skip Green, Project Administrator presented the following information.

The State requires that a Public Hearing be held prior to the Town Council considering authorizing the submittal of a formal budget amendment. The purpose of this Public Hearing is to explain and to receive public comment specific to the proposed amendment.

Project Background:

The Town of Four Oaks has received \$900,000 Small Cities Community Development Block Grant – Coronavirus (CDBG-CV) Program Grant, Project Number 20-V-3502 from the Rural Economic Development Division (REDD), North Carolina Department of Commerce. The approved Town of Four Oaks’ Streetscape Central Business District (CBD) COVID Recovery Assistance Project proposes the construction of a “pedestrian square” on Lassiter and South Main Streets with sidewalk/street improvements consisting of sidewalk widening, street lighting, landscaping, and parking improvements on Main Street extending from Williams Street, on North

Main Street, and to the approximate southern boundary of the second parcel east of the intersection of Woodall and South Main Street.

Fred Smith Construction submitted a Town of Four Oaks CBD Streetscape Bid that contained a Base Bid (Main Street including pedestrian square) of \$4,847,500 with add alternates of approximately \$300,000. Due to a current lack of funding, construction on Main Street is restricted to the area between the railroad to the north and Wellons Street (US 301) to the South.

Reason for the Proposed Budget Amendment:

The Town of Four Oaks has the opportunity to receive additional CDBG-CV and Small Cities Community Development Block Grant – Neighborhood Revitalization (CDBG-NR) that can be used toward Town additional construction on Main Street. The Town can potentially receive up to an additional \$3,800,000 of CDBG-CV and CDBG-CV funds.

The Town proposes to request that the North Carolina Department of Commerce allow the approved CDBG-CV grant budget to be changed as follows to move \$25,000 of current CDBG-CV funds to the Pedestrian Improvements line item and add an additional \$3,800,000 of CDBG-CV and CDBG-NR to the same line item (Pedestrian Improvement).

These changes will result in the following CDBG budget.

<u>Budget Line Items</u>	<u>Current (CDBG-CV)</u>	<u>Proposed (CDBG-CV and CDBG-NR)</u>
Pedestrian Improvements	\$875,000	Up to \$4,700,000
Administration	\$ 25,000	\$0.00
Total	\$900,000	Up to \$4,700,000

Mayor Medlin asked if there were any comments from the public. Eric Fogleman, a town citizen and business owner asked what the plan was to move forward with the project. Jason Jannette, business owner asked if the budget was all that was going to be discussed at this meeting. Mayor Medlin stated that there will be another public hearing to view the scope of work when and if we are awarded the funds.

Skip Green stated if there are no further comments, the Public Hearing may be closed.

With no further questions or comments from the board or audience, Mayor Vic Medlin, closed the public hearing.

Motion to approve

Commissioner Hines made a motion to adopt the CDBG-CV budget amendment as presented. Motion was seconded by Commissioner Bradley. Voting was unanimous, and the motion passed.

Adjournment

With no further business brought before the Board of Commissioners, a motion to adjourn at 5:43 p.m. was made by Commissioner Surles, seconded by Commissioner Robertson, voting was unanimous.

ATTEST:

Vic Medlin, Mayor

Rhonda Lee
Town Clerk