



STAFF REPORTS

June 2021 Regular Meeting

Administration	2
Finance	12
Human Resources	17
Public Safety (Police, Fire/Rescue, Emergency Management).....	21
Operation Services	29
Planning and Inspections	31
Public Services (Streets and Utilities)	39
Economic and Community Development.....	43

Department News

Beginning June 1, staff will return to pre-COVID work operations while the Town Hall, Municipal Operations Center, and both fire stations will continue to be closed to the public. We will continue to monitor conditions to open all facilities moving into July.

Council Directive Updates

- American Rescue Plan Act of 2021: Staff is reviewing and clarifying recently published guidance on how funds can be spent. Staff has had preliminary discussions of potential projects and will present options to Council for consideration at a future meeting. These options will include potential project scopes and financial impacts.
- Website Project Updates: The Project section of the Town website has been updated for easier navigation. Projects are now in alphabetical order and can all be referenced without significant scrolling on the page. The Projects section is now being updated at a minimum of every two weeks.
- Eastern NC Recovery and Resiliency Alliance – Two bills are quickly advancing in the North Carolina General Assembly related to these efforts. Both bills provide never before seen resources and progress on flood and disaster resilience. The bills provide the following to support communities across North Carolina:
 - Allocates \$32,200,000 for Neuse River Flood Mitigation
 - Allocates \$36,500,000 for Lumber River Flood Mitigation and Recovery
 - Establishes a \$20,000,000 Disaster Relief and Mitigation Fund for communities to develop shovel-ready projects and provide matching funds for federal grants and projects
 - Establishes a \$20,000,000 Transportation Infrastructure Resiliency Fund
 - Allocates \$25,000,000 to the Natural Infrastructure Flood Mitigation program for flood reduction projects
 - Allocates \$30,000,000 to the Coastal Storm Damage Mitigation Fund

The support of local officials will be important to these bills continuing to advance and more information on how the Town of Leland can assist will be forthcoming.

Projects

Public Services

Lift Station #1 Replacement (1246 Magnolia Village Way)

- Purpose: To reconstruct Lift Station #1 which has deteriorated due to significant sewage flow within the collection system.
- Status: Construction of the new lift station is complete. This will be the final update for this project.

- Next Steps: The old lift station has been demoed and final walk through of the project is complete. The next steps are to close out the project and transfer the fully operational lift station to H2GO in June as per the terms of the ILA.
- Concerns: No concerns at this time.

Leland Highway 17 Sewer Expansion II Phase 2 (Formerly Old Town Creek Lift Station Project)

- Purpose: To help serve the developing areas along the Highway 17 Corridor with sewer. The project will begin at Bishops Ridge and end at Old Town Creek Road. The lift station on Old Town Creek Road will be designed to accept gravity sewer flow from around the area as well as additional flow from other lift stations.
- Status: This project has been officially transferred to H2GO as per the terms of the ILA, including all permits. This will be the final update for this project.
- Next Steps: Provide support and answer any questions from H2GO as needed.
- Concerns: No concerns at this time.

Old Fayetteville Road Multi-Use Path (STP-DA U-5534D)

- Purpose: To develop a roadside multi-use path along the north side of Old Fayetteville Road from Town Hall Drive to North Brunswick High School.
- Status: Construction is underway.
- Next Steps: The contractor is installing concrete for the curb and gutter along Old Fayetteville Road and anticipates paving the path in June.
- Concerns: Installed curb elevations do not match the construction documents. The contractor will be repairing three sections of curb and gutter and lowering several catch basins to ensure proper tie-in to Town Hall Drive. The contractor will be working closely with Town staff and NCDOT when reinstalling the new curb and gutter.

2014 STP-DA Projects U5534 (I, J, K)

- Purpose: To construct a sidewalk along Old Fayetteville Road from Ricefield Branch to Leland Middle School, a multi-use path extension along Village Road from the Brunswick County Senior Center to Sturgeon Creek, and a sidewalk loop from Town Hall Drive down Village and Old Fayetteville Roads.
- Status: Construction is underway.
- Next Steps: The contractor continues to install concrete sidewalk along Village Road. New streetlights have been installed along Town Hall Drive and the contractor will be installing storm drainpipe along Old Fayetteville Road.

- Concerns: Temporary construction easements expire June 30, 2021 and will need to be extended. Staff is working with the condemnation attorney to extend all temporary construction easements through December 31, 2022.

Kay Todd Road Utilities

- Purpose: To provide water and sewer in Brunswick Forest to help serve the developing areas within Brunswick Forest and along Kay Todd Road.
- Status: Installation of sanitary sewer and water mains is currently underway. The contractor is currently laying sewer force main down Kay Todd Road.
- Next Steps: The contractor continues installation of sanitary sewer along Kay Todd Road. A second road closure of Kay Todd Road is anticipated for June as the contractor open cuts the road to run service lines to the House of Pickleball facilities and to future lots.
- Concerns: No concerns at this time.

Brunswick Village Boulevard Extension Paving & Kay Todd Road Multi-Use Path

- Purpose: To extend Brunswick Village Boulevard across Kay Todd Road, past Regional Pump Station #33 to Hewett-Burton Road.
- Status: Project is in design and permitting. It is anticipated the design will be completed in July 2021 and the project will be bid in late summer.
- Next Steps: Town staff is reviewing final design plans and contract documents. Geotechnical testing of Brunswick Village Boulevard is slated for June with updated design plans for asphalt thickness.
- Concerns: No concerns at this time.

Brunswick Forest Parkway & Low Country Boulevard Intersection Improvements

- Purpose: To improve the intersection at Brunswick Forest Parkway and Low Country Boulevard, as well as restripe existing centerline stripes, crosswalks, and stop bars along Brunswick Forest Parkway and Low Country Boulevard.
- Status: Council approved and awarded the project to C.M. Mitchell Construction Co. Inc. for \$257,484.17.
- Next Steps: Construction is delayed due to manufacturing delays with the signposts and curbing. To minimize disruptions and impacts to the community, the contractor is going to wait until all materials are received before starting construction, which is scheduled to begin late August/early September 2021.
- Concerns: Delays associated with material availability and delivery.

Olde Waterford Way Extension

- Purpose: To extend Olde Waterford Way from Palm Ridge Drive to Olde Regent Way. This road extension will alleviate traffic congestion along existing Olde Waterford Way and better serve the developing areas within Waterford.
- Status: Concept design is complete, and the Town is working with surrounding property owners on a Memo of Understanding (MOU) for right-of-way and easement acquisition. Five of the six MOUs required for the roadway extension have been signed and will be presented to Council for approval in June.
- Next Steps: Issue a task order for design and permitting in July and finalize MOUs with impacted property owners.
- Concerns: No concerns at this time.

Operation Services

Leland Fire Station 51 – 1987 Andrew Jackson Hwy NE

- Purpose: Construction of a new fire station at the Municipal Operations Center at 1987 Andrew Jackson Highway NE.
- Status: Preliminary site design/scoping has commenced, and engineers and architects are working on a revised preliminary design.
- Next Steps: Receive second round of architectural and site designs and continue working towards an approved design plan.
- Concerns: No concerns at this time.

Leland Fire Station 53 – 187 Old Lanvale Road

- Purpose: Construction and upfit of existing satellite fire station.
- Status: Construction budget and design plan was approved in May and Design/Build Amendment has been signed by all parties.
- Next Steps: Obtain stormwater and building permits and begin construction. This should begin within the first two weeks of June, as the D/B Firm has subcontractors on standby waiting to engage.
- Concerns: Meeting project schedule with design delays and market conditions of supply acquisition.

1987 Andrew Jackson Highway (Municipal Operations Center)

- Purpose: Up-fit property and facilities to support Town operations.
- Status: Move in complete in the office and warehouse. Site Master Plan completed.
- Next Steps: Currently working on a number of small projects such as, improvements to warehouse office space, restrooms, and breakrooms, interior work-flow design for pallet rack systems, electrical upgrades, storm drain updates, warehouse makeup air vents, and fencing.
- Concerns: No concerns at this time.

Emergency Watershed Protection – Stream Clearing

- Purpose: Snag and drag and stabilization of four streams in Leland that have debris buildup due to Hurricane Florence.
- Status: Contract has been signed by all parties and working towards obtaining a firm project schedule.
- Next Steps: Obtain project schedule from Grillot and work through small amount of design prior to executing D/B amendment for construction. Develop plan for community outreach with Grillot to make sure affected parties are properly notified of work being performed.
- Concerns: Feedback from property owners has been mixed, with several owners objecting to the Town accessing their property.

Sturgeon Creek Park

- Purpose: Phased park development of property located off of South Navassa Road at Sturgeon Creek.
- Status: Final piece of property has been obtained by the Town. Moving forward with Brownfield Study and demolition of house on site.
- Next Steps: Atlantic Shores Environmental has been contracted to facilitate removal of house and WithersRavenel will be completing a Brownfield study of the property.
- Concerns: Funding for park project once study has been completed.

Founders Park Improvements

- Purpose: Phase 1A and 1B park improvements that would include walking paths, play areas, picnic shelters, and an amphitheater.
- Status: McGill Associates, P.A. has begun work on the project including Geotech, delineation of wetlands, and creating updated survey documents.
- Next Steps: Review updated park plans with McGill and begin working through park design process.
- Concerns: Timing of animal control move to the MOC will be important as project moves to construction phase.

Animal Control/Police Impound Facility at the Municipal Operations Center

- Purpose: Repurpose and renovate the existing truck wash building for use as a new animal control and Police storage facility.
- Status: Coastal Land Design has been engaged to provide a prelim site plan, incorporating the site plan that is being produced for Fire Station 53. A RFQ has been published to gather firms interested in becoming an on-call architect for the Town.
- Next Steps: Meet with civil engineers to discuss site needs. Gather responses from on-call Architect RFQ and work with chosen firm to begin design of the facility.
- Concerns: No concerns at this time.

Public Recycling Facility - Perry Avenue

- Purpose: Repurpose a section of a Town lot on Perry Avenue to serve as a public recycling center.
- Status: Currently performing site improvement work in preparation of opening the facility on July 1.
- Next Steps: Complete site cleanup, install signage and cameras, have container delivered, and promote opening of the site.
- Concerns: No concerns at this time.

Park on Kay Todd Road

- Purpose: Develop donated land off of Kay Todd Road into a new Town park with features that include a new 18-hole disc golf course and primitive walking trails.
- Status: Currently working with Stewart Engineering to develop a scope of work for the park design.
- Next Steps: Hold kick-off meeting and begin site design of park after quotes have been approved and a task order executed.
- Concerns: No concerns at this time.

Town Hall Renovation

- Purpose: Renovate Town Hall to gain more useable workspace including offices, conference rooms, and a redesign of employee breakrooms.
- Status: Finalizing the scope of renovation in order for architects to finalize design plans.
- Next Steps: Installing acoustical ceiling tiles in several offices as a test prior to including them in the scope. Once scope has been finalized and design costs have been approved, next steps will include the completion of design plans and planning for construction.
- Concerns: No concerns at this time.

Information Technology

Taylor York, AV Systems/IT Technician, resigned from employment with the Town of Leland May 26, 2021. An offer has been extended and accepted for the new IT Manager position, with a start date of July 12, 2021.

Following are the major work priorities within the IT department:

- Upgrading eligible staff cell phone equipment is almost complete.
- Provided equipment and assistance to three new hires in May.
- Identify and obtain vendor quotes to purchase and install IT infrastructure and equipment for the Fire Station #53 construction project.

- VC3 has been working with staff to migrate the Police department environment to SharePoint as their virtual office solution, which will also include an intranet option. The department will begin the testing phase during June. VC3 is almost complete working with remaining departments to review document files and folders to be able to begin building the Town-wide SharePoint environment.

Communications

Hilary Snow, Communications Officer, separated from employment with the Town of Leland May 20, 2021. An offer has been extended and accepted for the new Communications Manager position, with a start date of July 12, 2021.

Social Media Update

- Facebook Highlights – Town of Leland (May 1 – 31, 2021)
 - o Added 33 new page followers
 - o Received 28 new page likes
 - o Overall post reach – 4,957
 - o Top post (Largest reach): “Did you know Hurricane Season starts next week? Mark your calendars now for our Hurricane Expo on June 12 and stay tuned for more information to come.” – 2,514 people reached
- Twitter Highlights (May 1 – 31, 2021)
 - o Received 321 new profile visits
 - o Impressions/Reach – 1,583
 - o Added 5 new followers
 - o Top Tweet (Largest reach): Retweet Brunswick County hurricane Tweet.
- NextDoor Highlights (May 1 – 31, 2021)
 - o Unavailable. Will resume next month.

Website/Newsletter/Other

- Continued website changes, updates, and improvements.

Press Releases/Blogs/FAQs/Media Coverage

- This section to resume next month.

TDA Marketing

- Full-page original print ad ran in *Our State* magazine June issue.
- *Our State* sponsored content (paid article) [A Day Trip to Leland](#) began running June 1 and will be housed on *Our State's* website for one year.

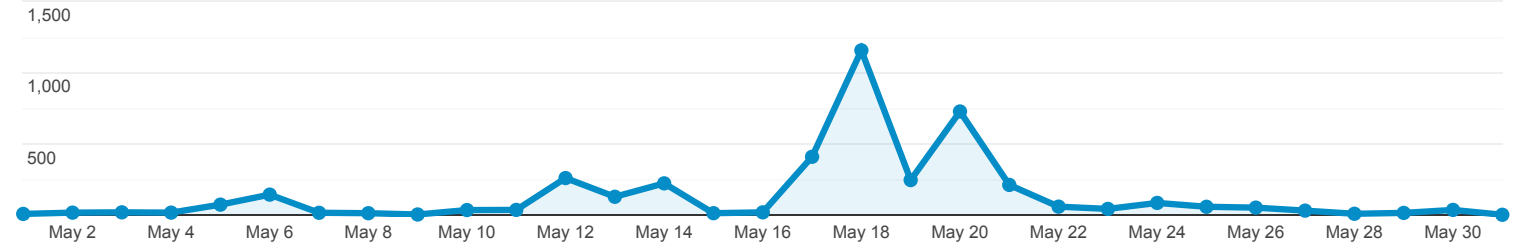
Projects Page Report

May 1, 2021 - May 31, 2021

● All Users
100.00% Pageviews

Explorer

● Pageviews



This data was filtered using an **advanced filter**.

Page	Pageviews	Unique Pageviews	Avg. Time on Page	Entrances	Bounce Rate	% Exit	Page Value
	4,216 % of Total: 11.95% (35,295)	3,025 % of Total: 10.54% (28,712)	00:01:20 Avg for View: 00:01:37 (-17.46%)	1,510 % of Total: 8.97% (16,837)	42.42% Avg for View: 49.32% (-13.99%)	36.74% Avg for View: 47.70% (-22.98%)	\$0.00 % of Total: 0.00% (0.00)
1. /projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements	1,468 (34.82%)	1,151 (38.05%)	00:02:37	628 (41.59%)	55.08%	59.67%	\$0.00 (0.00%)
2. /town-projects	1,438 (34.11%)	879 (29.06%)	00:00:49	675 (44.70%)	26.37%	21.56%	\$0.00 (0.00%)
3. /projects/future-town-projects	181 (4.29%)	151 (4.99%)	00:01:55	60 (3.97%)	70.00%	43.09%	\$0.00 (0.00%)
4. /projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?page=1	139 (3.30%)	123 (4.07%)	00:00:44	2 (0.13%)	100.00%	38.13%	\$0.00 (0.00%)
5. /town-projects?field_project_type_tid=&page=1	114 (2.70%)	57 (1.88%)	00:00:45	0 (0.00%)	0.00%	3.51%	\$0.00 (0.00%)
6. /projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?page=2	76 (1.80%)	72 (2.38%)	00:01:23	5 (0.33%)	80.00%	59.21%	\$0.00 (0.00%)
7. /projects/usda-emergency-watershed-protection-ewp	63 (1.49%)	36 (1.19%)	00:01:47	6 (0.40%)	66.67%	23.81%	\$0.00 (0.00%)
8. /projects/leland-fire-station-53	59 (1.40%)	46 (1.52%)	00:01:18	5 (0.33%)	40.00%	25.42%	\$0.00 (0.00%)
9. /projects/olde-waterford-way-extension	58 (1.38%)	33 (1.09%)	00:00:59	5 (0.33%)	0.00%	20.69%	\$0.00 (0.00%)
10. /projects/kay-todd-road-park	54 (1.28%)	51 (1.69%)	00:00:38	1 (0.07%)	0.00%	24.07%	\$0.00 (0.00%)
11. /projects/founders-park	53 (1.26%)	41 (1.36%)	00:02:43	3 (0.20%)	66.67%	28.30%	\$0.00 (0.00%)
12. /projects/brunswick-village-blvd-kay-todd-utilities-extension-project	49 (1.16%)	35 (1.16%)	00:01:15	2 (0.13%)	0.00%	8.16%	\$0.00 (0.00%)
13. /projects/old-fayetteville-road-multi-use-path-stp-da-u-5534d	44 (1.04%)	30 (0.99%)	00:01:26	6 (0.40%)	66.67%	15.91%	\$0.00 (0.00%)
14. /projects/leland-fire-station-51	32 (0.76%)	27 (0.89%)	00:01:43	5 (0.33%)	80.00%	31.25%	\$0.00 (0.00%)
15. /streets/roadwork-projects-updates	28 (0.66%)	20 (0.66%)	00:00:31	7 (0.46%)	33.33%	21.43%	\$0.00 (0.00%)
16. /projects/2014-stp-da-projects-u5534-ijk	26 (0.62%)	18 (0.60%)	00:00:41	1 (0.07%)	0.00%	3.85%	\$0.00 (0.00%)
17. /projects/leland-highway-17-sewer-expansion-ii-phase-2-formerly-old-town-creek-li-ft-station-project	25 (0.59%)	15 (0.50%)	00:01:25	2 (0.13%)	50.00%	16.00%	\$0.00 (0.00%)
18. /town-projects?field_project_type_tid=&page=2	25 (0.59%)	17 (0.56%)	00:00:05	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
19. /projects/founders-park-engineering-and-design	23 (0.55%)	13 (0.43%)	00:01:24	2 (0.13%)	100.00%	17.39%	\$0.00 (0.00%)
20. /projects/lift-station-1-relocation-1246-magnolia-village-way	22	16	00:02:18	3	66.67%	27.27%	\$0.00

20.	/projects/lift-station-1-relocation-1240-magnolia-village-way	19 (0.52%)	13 (0.53%)	00:02:13	1 (0.20%)	100.00%	27.27%	\$0.00 (0.00%)
21.	/projects/regional-pump-station-33-and-force-main-extension	19 (0.45%)	13 (0.43%)	00:01:14	1 (0.07%)	100.00%	15.79%	\$0.00 (0.00%)
22.	/projects/future-town-projects?page=1	17 (0.40%)	13 (0.43%)	00:01:01	2 (0.13%)	50.00%	29.41%	\$0.00 (0.00%)
23.	/projects/lanvale-forest-street-improvements	17 (0.40%)	13 (0.43%)	00:00:26	2 (0.13%)	50.00%	11.76%	\$0.00 (0.00%)
24.	/town-projects?field_project_type_tid=	16 (0.38%)	9 (0.30%)	00:02:33	0 (0.00%)	0.00%	18.75%	\$0.00 (0.00%)
25.	/projects/mallory-creek-drive-patching-project	15 (0.36%)	13 (0.43%)	00:00:28	2 (0.13%)	50.00%	20.00%	\$0.00 (0.00%)
26.	/projects/highway-17-sewer-expansion-ii-phase-1	9 (0.21%)	5 (0.17%)	00:00:11	1 (0.07%)	100.00%	22.22%	\$0.00 (0.00%)
27.	/projects/northgate-drive-realignment-project	6 (0.14%)	6 (0.20%)	00:00:23	0 (0.00%)	0.00%	50.00%	\$0.00 (0.00%)
28.	/projects/booster-pump-project	5 (0.12%)	5 (0.17%)	00:00:21	1 (0.07%)	100.00%	20.00%	\$0.00 (0.00%)
29.	/projects/lift-station-1-relocation-1240-magnolia-village-way	5 (0.12%)	3 (0.10%)	00:00:44	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
30.	/projects/stp-da-pedestrian-improvements-u-5534-i-j-k	5 (0.12%)	4 (0.13%)	00:00:39	0 (0.00%)	0.00%	40.00%	\$0.00 (0.00%)
31.	/search/google?search=no-results:projects&cat=no-results	5 (0.12%)	4 (0.13%)	<00:00:01	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
32.	/search/google/projects?search=projects	5 (0.12%)	4 (0.13%)	00:00:05	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
33.	/town-projects?fbclid=IwAR1bCJx10TVnSNTbiH3en-Ayl8r0Ey3nPYjxWIV8IspsQbmr-Bz24JDCKz4	5 (0.12%)	4 (0.13%)	00:00:27	4 (0.26%)	25.00%	40.00%	\$0.00 (0.00%)
34.	/projects/founders-park-engineering-and-design-0	4 (0.09%)	1 (0.03%)	00:02:00	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
35.	/projects/highway-17-sewer-expansion-ii-phase-1?page=1	3 (0.07%)	2 (0.07%)	00:00:07	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
36.	/projects/lanvale-forest-street-improvements?page=2	3 (0.07%)	2 (0.07%)	00:00:04	0 (0.00%)	0.00%	33.33%	\$0.00 (0.00%)
37.	/projects/lift-station-3-rehabilitation-8900-timber-lane	3 (0.07%)	2 (0.07%)	00:00:05	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
38.	/projects/stp-da-pedestrian-improvements-u-5534-i-j-k	3 (0.07%)	1 (0.03%)	00:00:07	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
39.	/news/council-identifies-top-projects-budget	2 (0.05%)	2 (0.07%)	00:00:00	1 (0.07%)	100.00%	100.00%	\$0.00 (0.00%)
40.	/projects/lanvale-forest-street-improvements?page=1	2 (0.05%)	2 (0.07%)	00:00:07	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
41.	/town-projects?fbclid=IwAR1H851kTitbKdte7nWiajIqc_zzCPBQDhc2rSB_EjLzr8hVJoIUqRYCEFM	2 (0.05%)	1 (0.03%)	00:00:10	1 (0.07%)	0.00%	0.00%	\$0.00 (0.00%)
42.	/town-projects?fbclid=IwAR1mcfxTdNLkF4x4LTKpoG3Yvs6H8QN_j4o-SgpWyoJXE5qKiooiFWw0Njw	2 (0.05%)	1 (0.03%)	00:00:10	1 (0.07%)	0.00%	50.00%	\$0.00 (0.00%)
43.	/town-projects?fbclid=IwAR1zbeuxcx9FoKeCIQv8aZw5CS6L6OfXHcoZWxNd7gKFgSmUUWZgqKbkYtE	2 (0.05%)	1 (0.03%)	00:00:22	1 (0.07%)	0.00%	0.00%	\$0.00 (0.00%)
44.	/town-projects?fbclid=IwAR2zvcEFY5hs89bWXhMgNPhEliGUnZ9ykxp-3WN2gJHqWcLKrib6yZCXyfw	2 (0.05%)	1 (0.03%)	00:00:07	1 (0.07%)	0.00%	0.00%	\$0.00 (0.00%)
45.	/projects/booster-pump-project?page=1	1 (0.02%)	1 (0.03%)	00:00:06	0 (0.00%)	0.00%	0.00%	\$0.00 (0.00%)
46.	/projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?fbclid=IwAR08gRa83yxx08c0ZrC5RXjgmeIU6xV-kNIsZOihFn8_2-czJl6jj7aFT6Q	1 (0.02%)	1 (0.03%)	00:00:00	1 (0.07%)	0.00%	100.00%	\$0.00 (0.00%)
47.	/projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?fbclid=IwAR1LUseNphzWCwLYonektOtl2bypK0QP6FIF7KcN_HKVCmNJFOAgSMD7SFE	1 (0.02%)	1 (0.03%)	00:00:00	1 (0.07%)	0.00%	100.00%	\$0.00 (0.00%)
48.	/projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?fbclid=IwAR1zP6INguQN7waCg0JNJJOJtEWOrijYxEtrD6hHUHtsro-3WdwwBUix_IzTk	1 (0.02%)	1 (0.03%)	00:00:00	1 (0.07%)	100.00%	100.00%	\$0.00 (0.00%)
49.	/projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?fbclid=IwAR27LMACb0F-yGYmFYHAFg18XSFIWdKL2s9kMg-rZgOdzuoOOZ9J5plU3B4	1 (0.02%)	1 (0.03%)	00:00:00	1 (0.07%)	100.00%	100.00%	\$0.00 (0.00%)
50.	/projects/brunswick-forest-parkway-low-country-blvd-intersection-improvements?fbclid=IwAR2cMPaL111GwRRrHdMX2FFYv-VO2rj2NghY3hpcOyRQXAYLw-LmGsFC-8	1 (0.02%)	1 (0.03%)	00:00:00	1 (0.07%)	100.00%	100.00%	\$0.00 (0.00%)

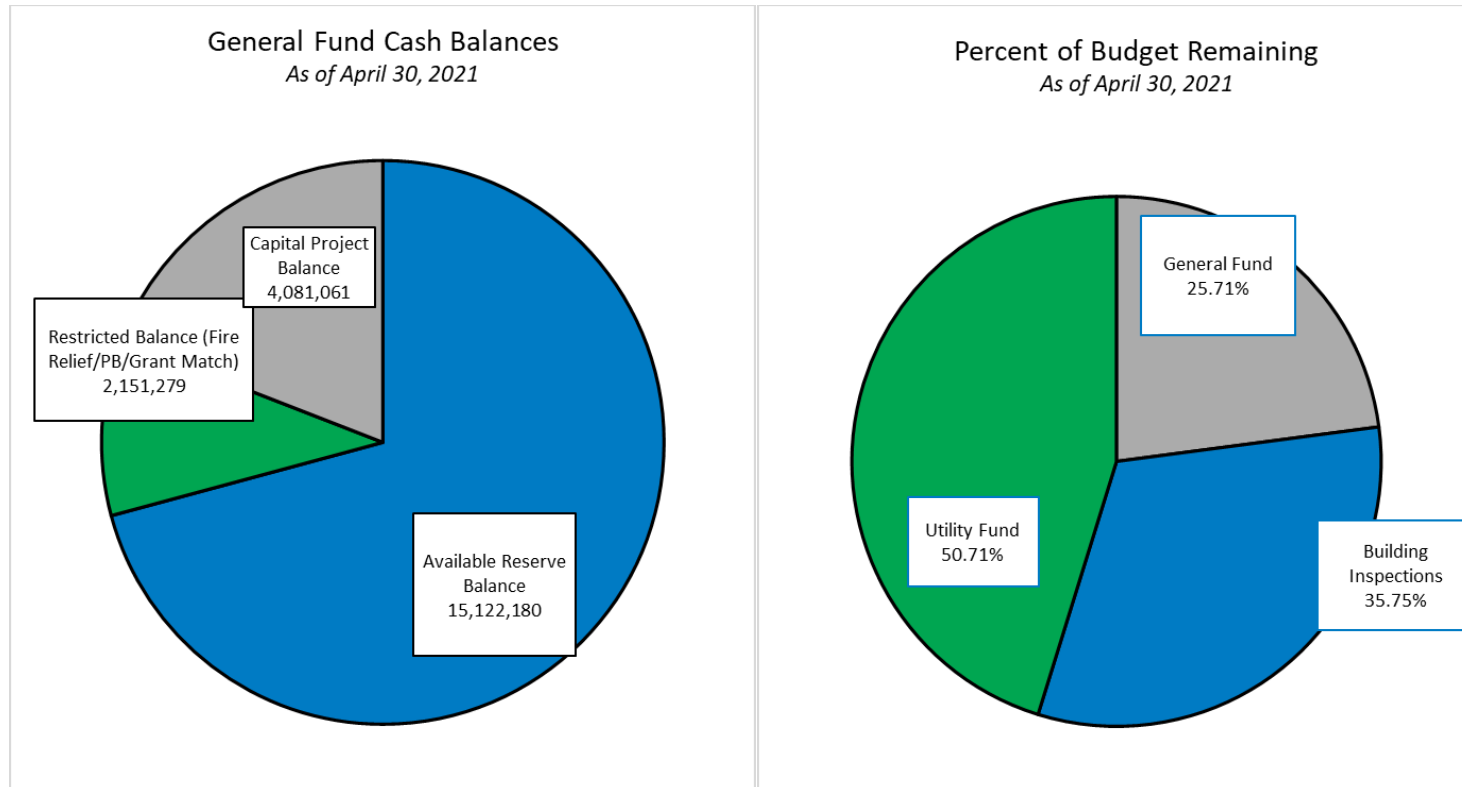
Department News

Ms. Lopez is working on closing out all purchasing for the year. Ms. Hagg attended Effective Supervisory practices through UNC SOG via Zoom. Ms. Hagg and Ms. Friedman also took exams towards the NC Local Government Finance Officer certification in May.

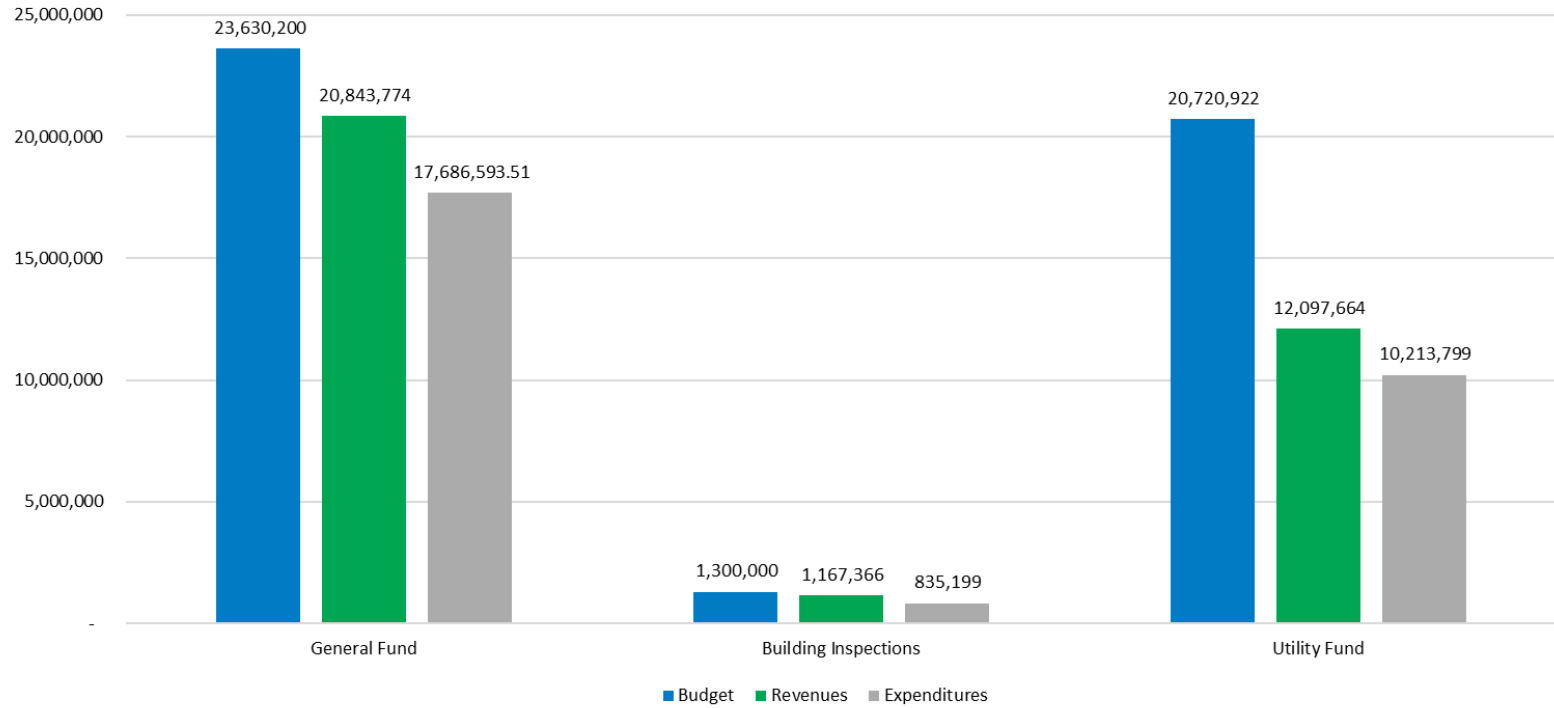
Audit Committee Meeting Summary

The Audit Committee did not meet in May, 2021.

Dashboard



Town of Leland Fiscal YTD Revenues & Expenditures
As of April 30, 2021



Financial Budget to Actual Report – April 30, 2021

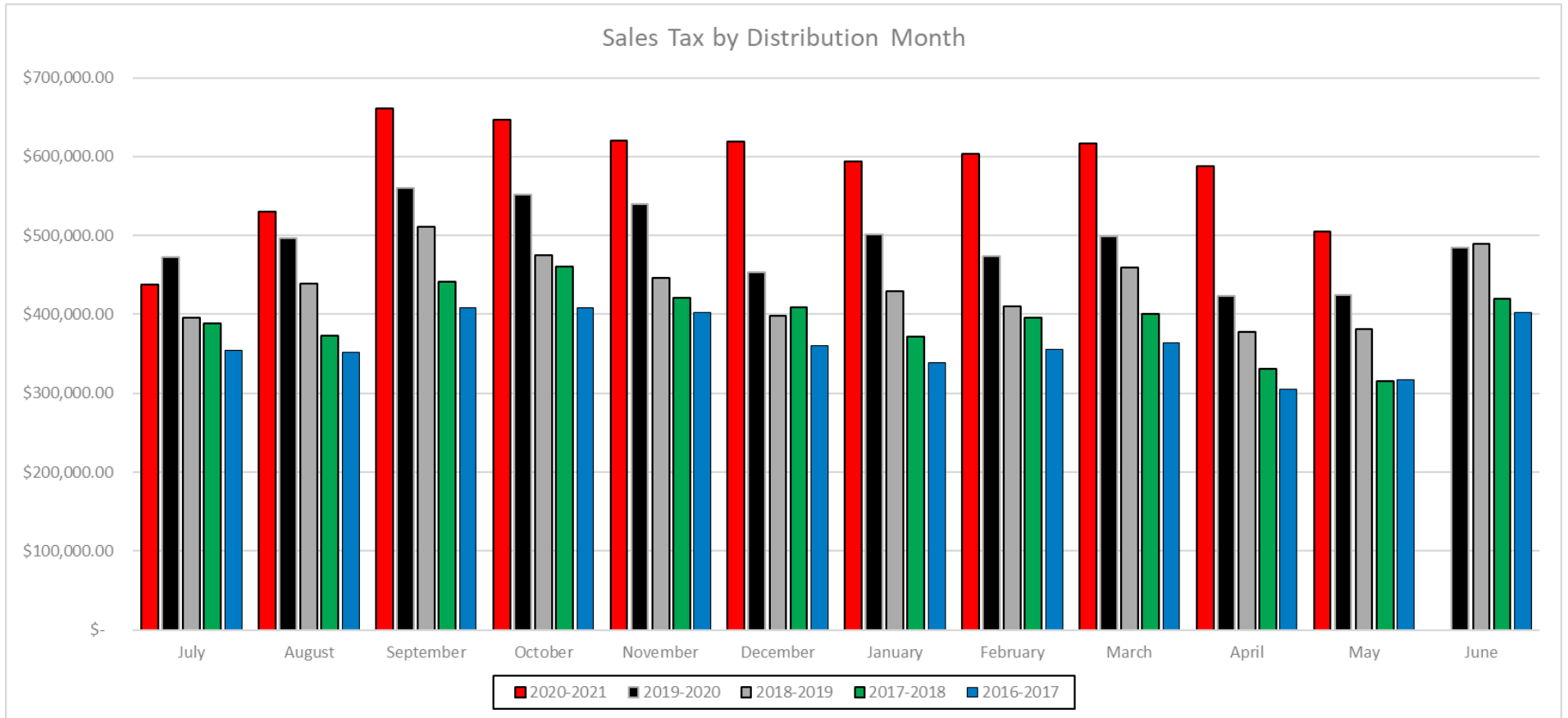
REVENUE							
	Original Budget	Current Budget	Period Activity	Fiscal Activity	Encumbrances	Variance	Percent Remaining
General Fund	20,680,000.00	23,630,200.00	1,794,728.92	20,843,773.99	-	(2,786,426.01)	11.79%
Building Inspections	1,300,000.00	1,300,000.00	141,664.82	1,167,366.20	-	(132,633.80)	10.20%
Utility Fund	8,000,000.00	20,720,921.85	587,666.13	12,097,663.58	-	(8,623,258.27)	41.62%
Report Total	29,980,000.00	45,651,121.85	2,524,059.87	34,108,803.77	-	(11,542,318.08)	25.28%

GENERAL FUND EXPENDITURES							
	Original Budget	Current Budget	Period Activity	Fiscal Activity	Encumbrances	Variance	Percent Remaining
Governing Body	411,000.00	411,000.00	3,408.05	238,847.21	12,084.09	160,068.70	38.95%
Administration	1,187,000.00	1,187,000.00	75,086.09	973,714.21	25,584.05	187,701.74	15.81%
Information Technology	1,133,000.00	1,133,000.00	69,826.52	802,245.51	77,769.47	252,985.02	22.33%
Human Resources	314,000.00	314,000.00	16,831.13	216,167.62	10,715.19	87,117.19	27.74%
Finance	515,000.00	515,000.00	34,702.73	393,932.23	635.33	120,432.44	23.38%
Building Inspections	1,300,000.00	1,300,000.00	73,994.58	775,957.70	59,240.85	464,801.45	35.75%
Planning	740,000.00	740,000.00	56,216.14	475,817.84	103,939.29	160,242.87	21.65%
Economic Development	200,000.00	200,000.00	5,723.30	97,528.50	9,502.43	92,969.07	46.48%
P&R & Cultural Arts	1,220,000.00	1,220,000.00	46,113.24	495,669.57	48,964.45	675,365.98	55.36%
Grounds & Facilities	1,371,000.00	1,393,200.00	122,862.82	1,042,039.23	90,688.97	260,471.80	18.70%
Public Services	2,649,000.00	2,834,000.00	152,905.27	1,687,226.62	242,679.04	904,094.34	31.90%
Police	3,924,000.00	3,924,000.00	316,167.51	2,960,365.96	235,080.66	728,553.38	18.57%
Emergency Management	183,000.00	303,000.00	9,616.07	227,742.42	960.21	74,297.37	24.52%
Fire	4,698,000.00	4,726,000.00	227,115.17	3,278,877.22	183,057.72	1,264,065.06	26.75%
Debt Services	1,935,000.00	1,935,000.00	-	1,463,735.48	-	471,264.52	24.35%
Transfers	200,000.00	2,795,000.00	-	2,291,022.99	-	503,977.01	18.03%
General Fund	21,980,000.00	24,930,200.00	1,210,568.62	17,420,890.31	1,100,901.75	6,408,407.94	25.71%

UTILITY ENTERPRISE EXPENSES							
	Original Budget	Current Budget	Period Activity	Fiscal Activity	Encumbrances	Variance	Percent Remaining
Utility Fund	8,000,000.00	20,720,921.85	219,118.11	10,176,598.07	37,200.97	10,507,122.81	50.71%

FY Sales Tax Distribution – May, 2021

These amounts represent the month/year the Town received the funds from NCDOR.



Intradepartmental and Interdepartmental Budget Transfers – May, 2021

- There were no transfers in May.

Grant News – May, 2021

Grants Awaiting Notification

- Governor’s Crime Commission Byrne JAG – Agency weapons replacement, \$24,500 (no match).
- AFG FY20 – Mobile Air Compressor for SCBA cylinders, \$145,000 (10% match).
- Fitness 555 “Strength is Our Foundation” SIFO – Fitness Equipment valued at \$15,000 (no match).
- Cape Fear River Watch – Stormwater Drain Litter Capturing Devices, equipment provided (no match).
- AARP Community Challenge 2021 – Bike Fixation Station in Founders Park, \$7,000 requested for materials (no match).
- PARTF – Founders Park Phase I, \$978,000 with 50% match (\$489,000 match).

Grants Awarded

- N/A

Grants Not Awarded

- N/A

Purchase Orders Issued by the Town Manager in Excess of \$50,000 – May, 2021

There were no Purchase orders issued by the Town Manager exceeding \$50,000 in May, 2021.

Department News

Town staff are currently in the final stages of annual performance appraisals, staffs working on an updated compensation plan as well as preparing for the upcoming Employee Appreciation Event on July 2. Meetings will be held with employees within the next few weeks to discuss the results of the annual employee engagement survey.

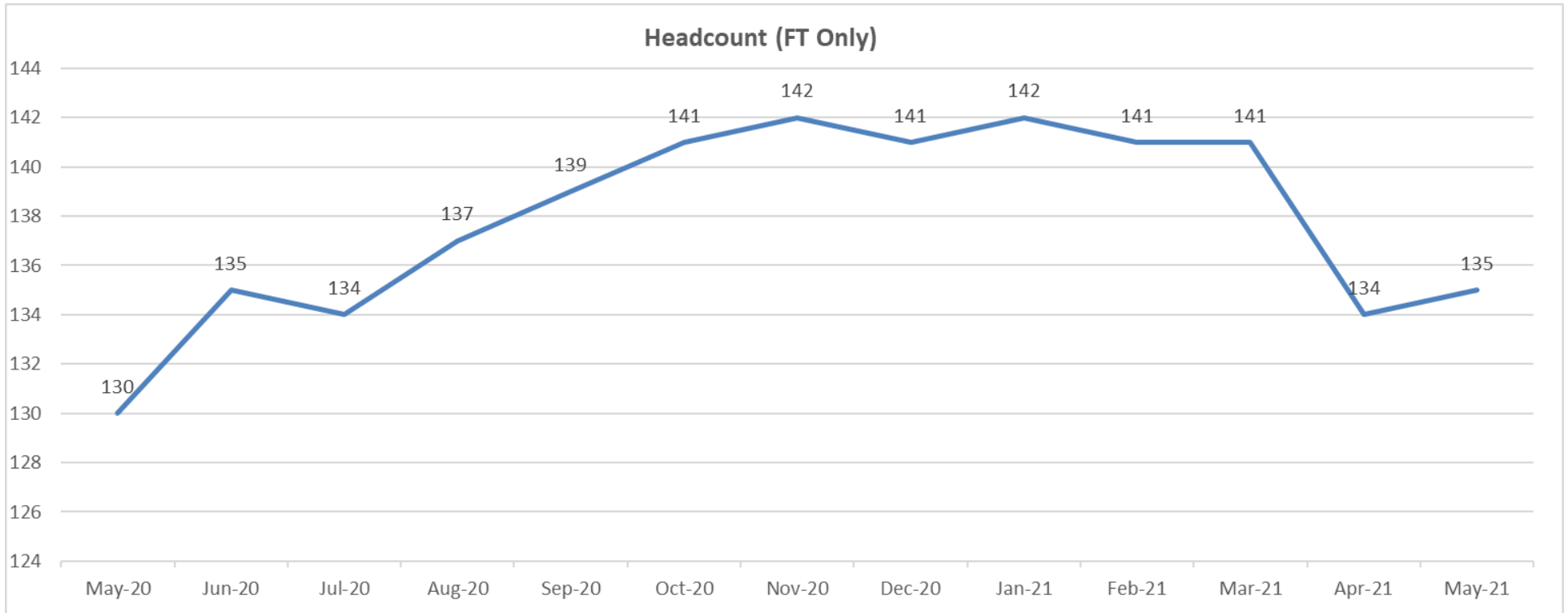
Personnel Updates

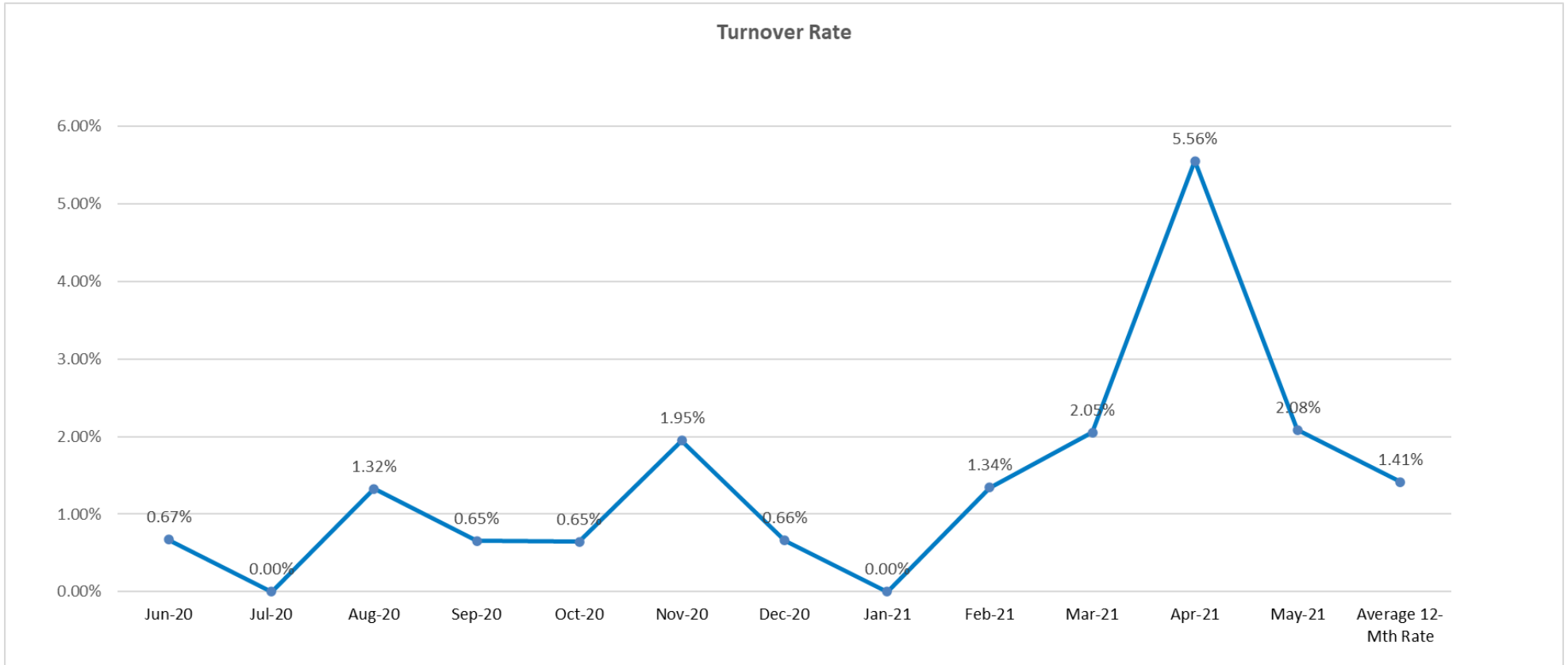
Name of Employee	Department	Type of Change	Date of Change	Position Title	From Position	To Position
Kenric Tilghman	Fire Department	Promotion	5/1/2021		Firefighter	Fire Apparatus Engineer
Anthony Pritchard	Fire Department	New Hire	5/3/2021	Firefighter		
Russ Isobe	Public Services	New Hire	5/3/2021	PT GIS Intern		
Whitley Lovette	Fire Department	Resignation	5/8/2021	Firefighter		
Joeli Franks	Operation Services	Promotion	5/10/2021		Arts Administrative Assistant	Recreation Supervisor
Jason Thornton	Fire Department	Reinstated	5/13/2021	Fire Apparatus Engineer		
Brandon Jacobs	Operation Services	Transfer	5/15/2021		Grounds Maintenance Technician	Facilities Maintenance Technician
Jessica Draughn	Operation Services	New Hire	5/17/2021	PT Recreation Specialist		
Alysa McLaughlin	Operation Services	New Hire	5/17/2021	PT Recreation Specialist		
Bailey Shelton	Human Resources	Reclassification	5/18/2021	HR Specialist	Part -time	Full -time
Hilary Snow	Administration	Resignation	5/20/2021	Communications Officer		
Taylor York	Information Tech	Resignation	5/26/2021	AV Systems/IT Technician		
Kirsty Thayer	Fire Department	Promotion	5/29/2021		Fire Apparatus Engineer	Fire/Rescue Captain
Kyle Perry	Fire Department	Promotion	5/29/2021		PT Firefighter	Fire Apparatus Engineer
Chris Barrett	Fire Department	Promotion	5/29/2021		Firefighter	Fire Apparatus Engineer

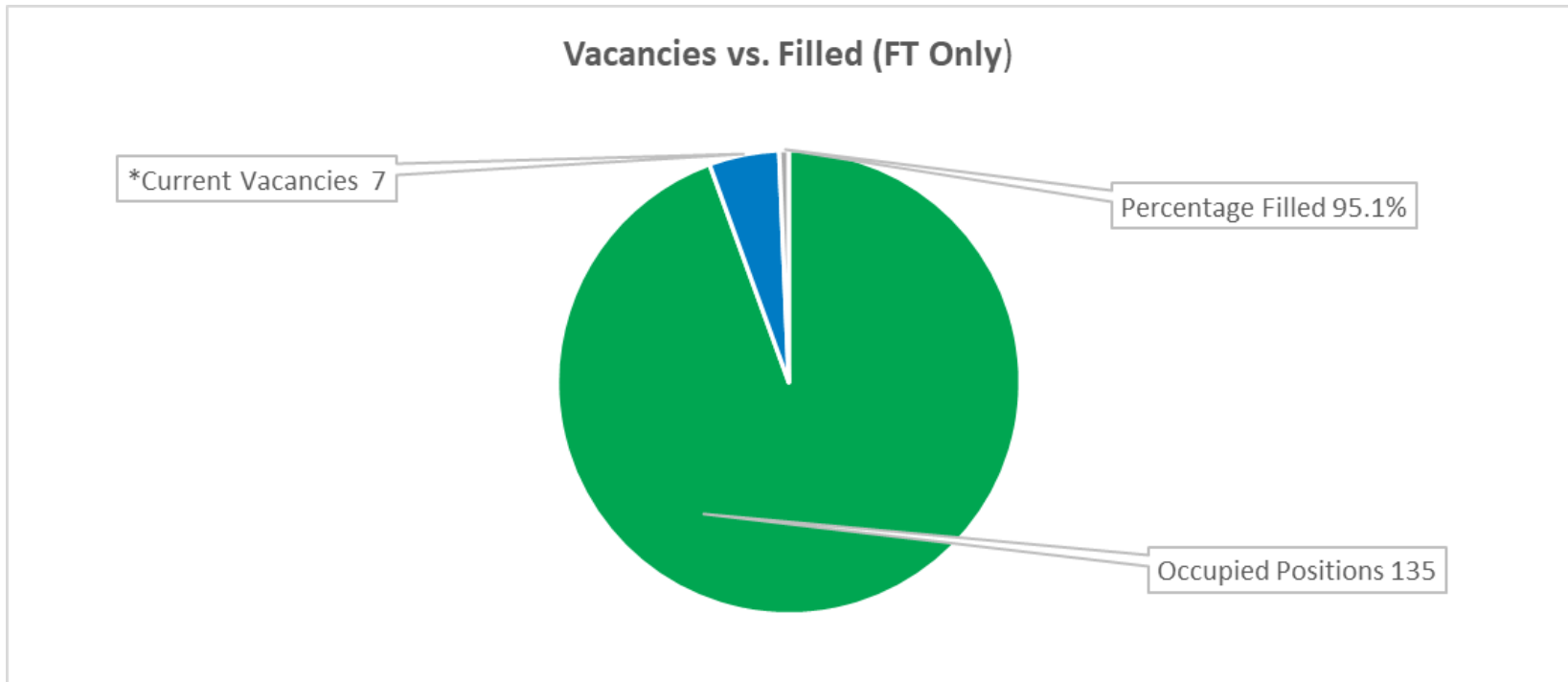
Workers Comp Data

Number of Incidents	Loss Time (Y or N)	Brief Description of Incident and Injury/Illness
0		

Dashboard







Department News

Captain Humphries and Captain Spence both successfully completed Session Two of the North Carolina Justice Academy Leadership Institute Course. This program requires successful completion of 120 hours of instruction in leadership-related topics. The course offers critical thinking skills geared toward outside the box ideas based on current events surrounding our area and state.

Lieutenant Hall, Lieutenant Warren, and Sergeant Kazee have successfully completed the Law Enforcement Executive Program (LEEP) through North Carolina State University. This program is an advanced leadership course which prepares new leaders tasked with advanced duties within the agency. It requires critical thinking skills geared toward outside the box ideas and requires new leaders to demonstrate ways they would reorganize a department from its top leadership to their newest hire.

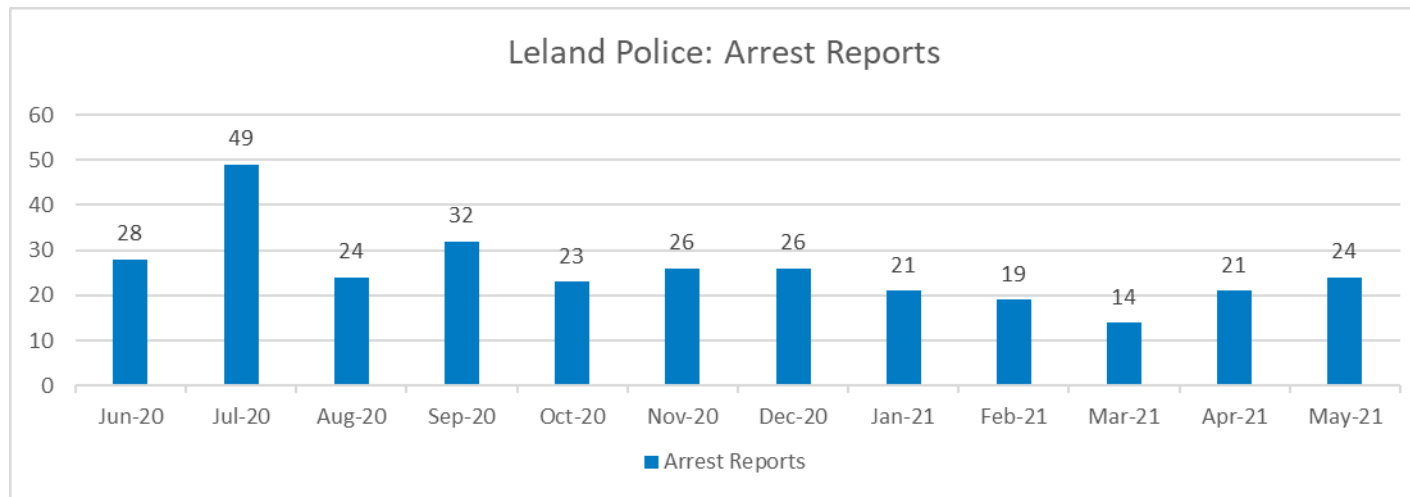
Staff is in the process of implementing the Magistrates Video Program since its approval by Council in May. This program will streamline the process in efforts to reduce downtime with staff being away once an offender has been arrested, a warrant for arrest needs to be obtained, or application for a search warrant is required. It will also allow for a visitor or resident to go before a Magistrate online when a crime against them has been committed and a warrant is sought.

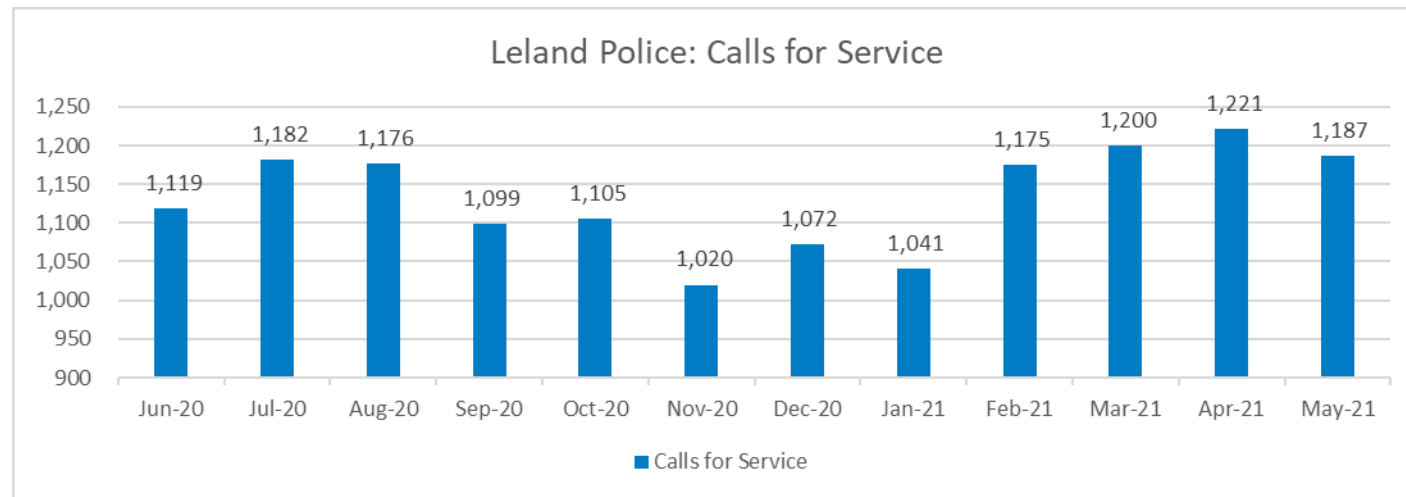
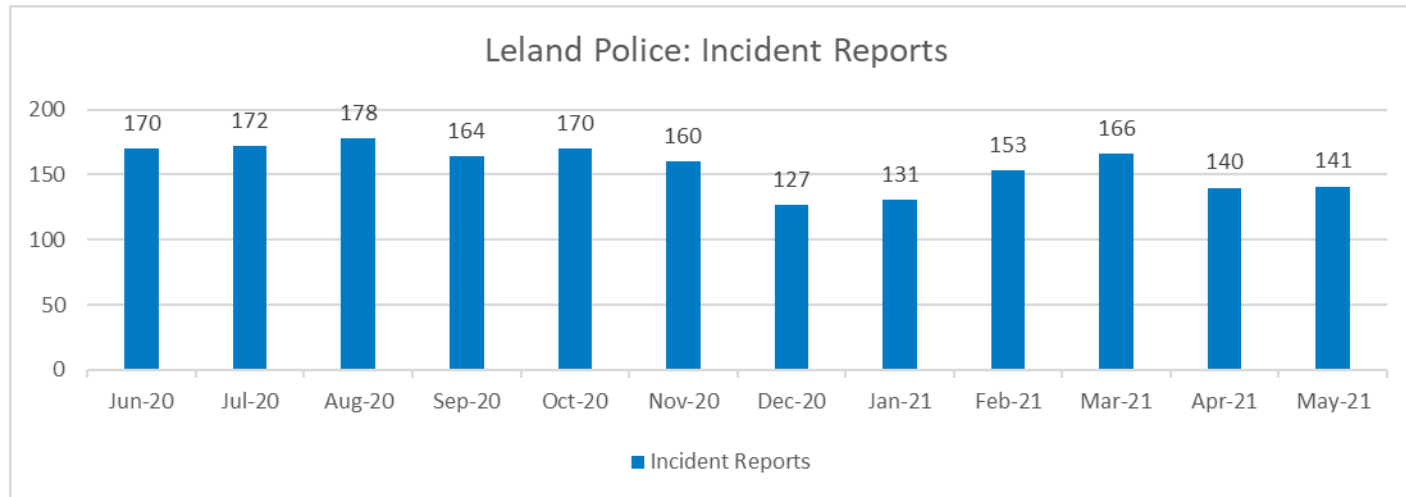
The following officers will transfer to new roles beginning July 10, 2021: Senior Officer Glen Payne will transfer to the Criminal Investigations Division and Master Officer Austin Yeager will transfer to the US Marshal Fugitive Task Force.

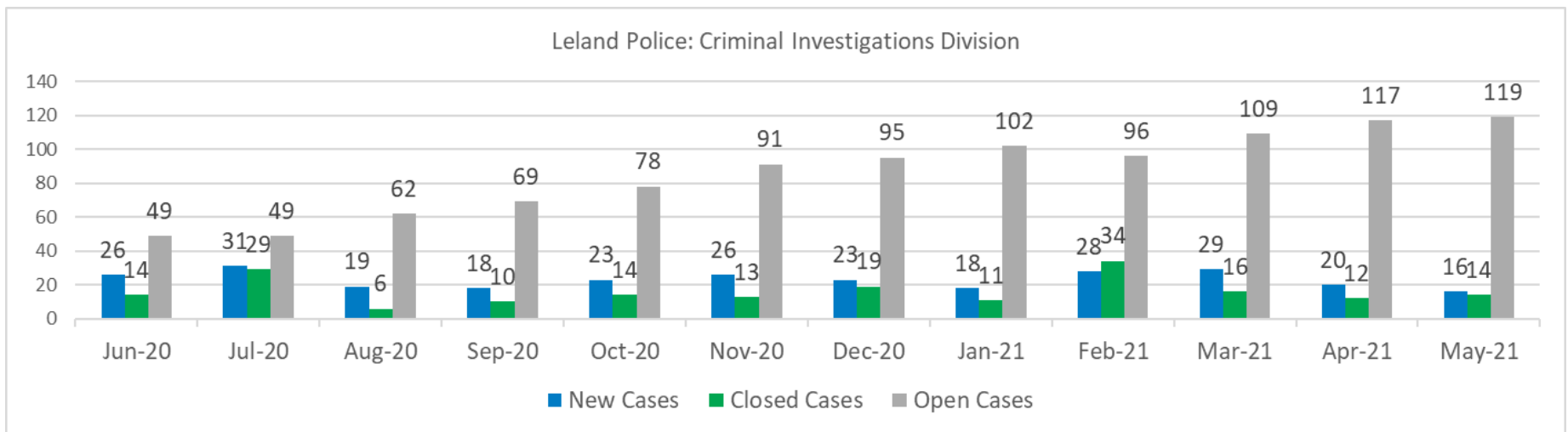
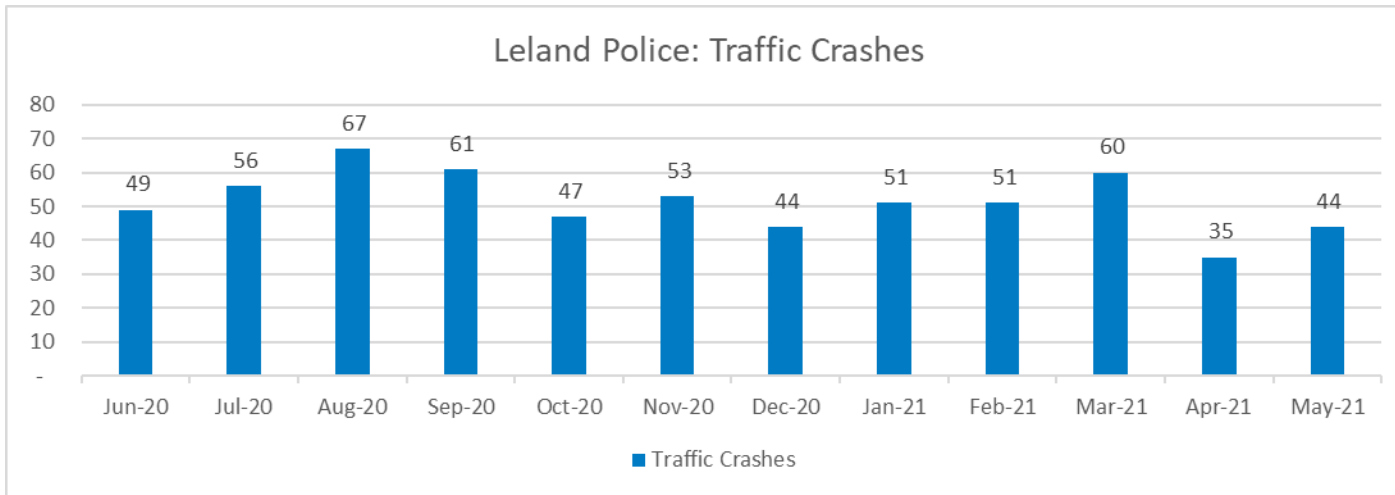
Day shift patrol staff have officially started wearing new uniforms that reflect a more traditional law enforcement appearance.

Dashboard

Animal Services Report							
	Complaints	Cats Picked up	Dogs Picked up	Transported	Traps	Citations	Bites
Jun-20	51	5	3	8	4	0	5
Jul-20	57	22	2	24	20	0	1
Aug-20	42	7	4	9	5	0	2
Sep-20	27	4	1	5	2	0	1
Oct-20	53	13	7	20	14	5	6
Nov-20	49	7	4	10	4	2	4
Dec-20	34	4	12	16	2	1	2
Jan-21	32	1	1	2	7	0	1
Feb-21	33	5	3	8	4	0	2
Mar-21	44	5	6	11	8	1	3
Apr-21	46	5	1	6	3	0	4
May-21	52	2	3	5	8	1	1
Totals	520	80	47	124	81	10	32



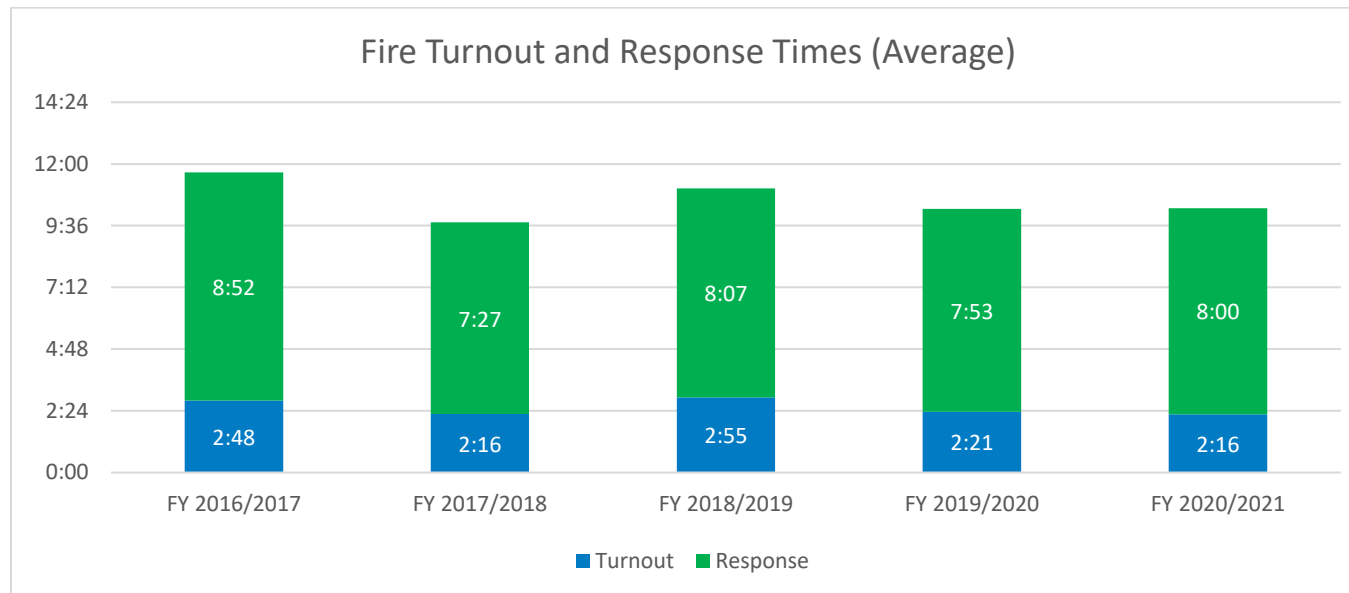


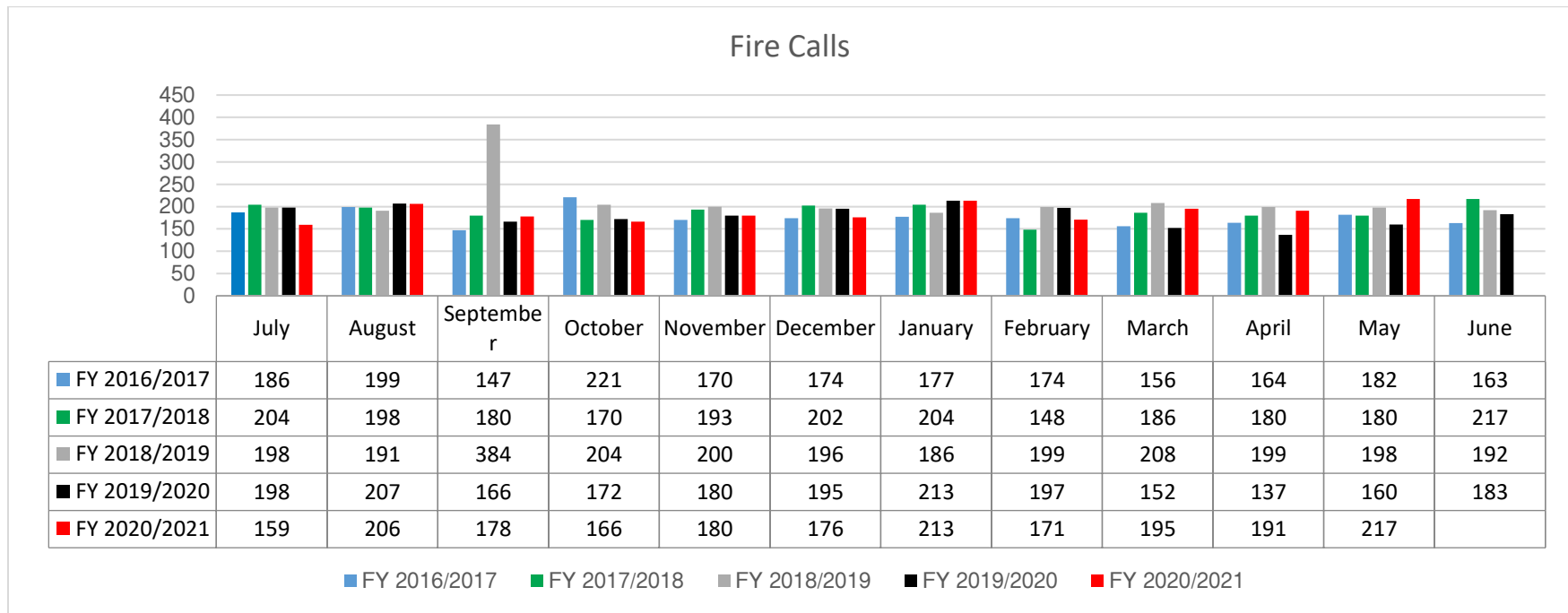
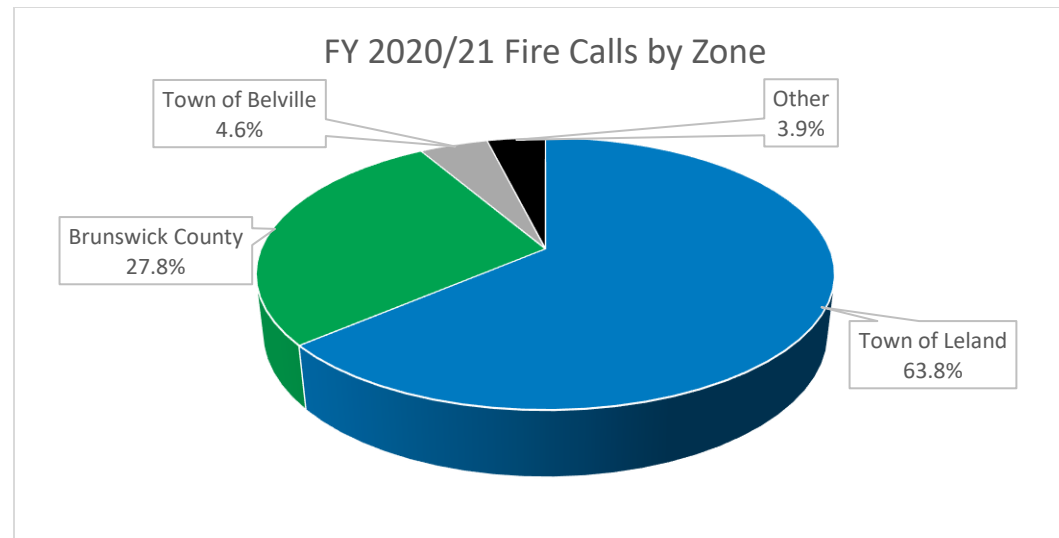


Department News

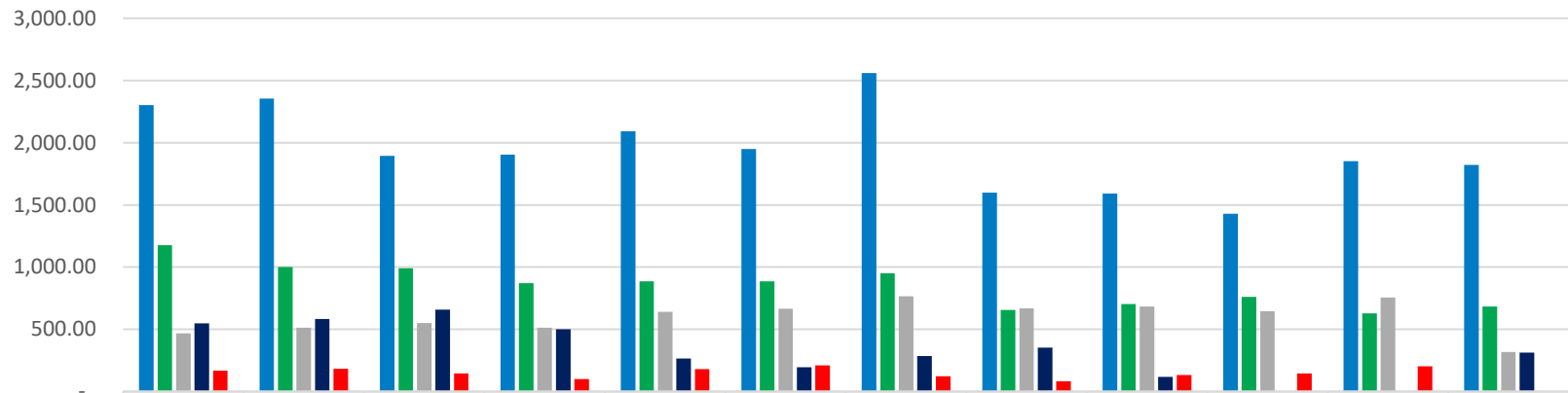
During the month of May, we took delivery of a new fire engine that is currently being prepared to go into service. A dedication ceremony will take place for this new engine on June 6 at 1 PM. We have also completed the hiring process for the new personnel that will be needed to staff the new engine. The department worked to organize the preparations for their training and mentorship that will start June 1. Following approval of the Fiscal Year 21/22 budget in April, the vehicle specification and design committee started initial concept work to design the new ladder truck that is budgeted for purchase in that year.

Dashboard





Volunteer Hours



	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	April	May	June
■ FY 2016/2017	2,302.50	2,354.25	1,894.25	1,903.00	2,091.75	1,948.75	2,559.50	1,600.00	1,592.25	1,428.00	1,851.25	1,822.50
■ FY 2017/2018	1,175.25	1,001.75	992.00	870.00	885.00	885.50	949.75	655.75	703.50	760.50	627.25	684.25
■ FY 2018/2019	469.25	513.00	549.75	513.75	641.00	665.50	767.00	668.00	683.00	644.50	755.25	318.50
■ FY 2019/2020	547.00	582.25	658.00	501.00	266.00	195.00	285.50	354.00	119.00	-	-	312.00
■ FY2020/2021	168.00	183.00	145.00	99.25	180.25	210.00	123.00	84.00	132.75	145.75	203.00	

■ FY 2016/2017 ■ FY 2017/2018 ■ FY 2018/2019 ■ FY 2019/2020 ■ FY2020/2021

Department News

June 1 represents the start of the Atlantic Hurricane Season. In an effort to educate the public of the dangers of hurricanes, the department has had a busy month preparing for the Town's inaugural Hurricane Expo at the Leland Cultural Arts Center on June 12, 2021, from 10 AM to 2 PM. Speakers from the Town of Leland, Brunswick County, the State of North Carolina, and the National Weather Service will be on hand to assist attendees with questions and to provide helpful information.

Mr. Grimes was able to attend the NCEM New Coordinators Workshop this month. Work continues with Brunswick County Emergency Services to implement Reverse 911 software for emergencies. The software is being provided to the Town free of charge under an enterprise contract between the County and OnSolve (CodeRed). GIS staff has also been working to assist in deploying cloud-based damage assessment software to Town phones which allows live data to be available in the EOC detailing damage throughout the Town in the event of a disaster.

Work Priorities

- Work continues on the Town's first Hurricane Expo, scheduled for June 12, 2021.
- Review and completion of the final drafts of department playbooks.
- Continue working with FEMA and NCEM to close out Hurricane Florence and Dorian public assistance projects.
- Implementation of CodeRed Software.

Projects Completed

- Hurricane Isaias public assistance projects have been closed out. All items necessary to close out this storm are now complete.

Significant Purchases

- No significant purchases in May.

Department News

The future park site located along Kay Todd Road is going through a naming process. Through an internal poll, Town staff are submitting recommendations on names for the park. The top names will then be submitted for a public poll. During its July meeting, the Parks and Rec Board will review names and make a recommendation for Town Council to consider at their August meeting.

All PRCR staff have officially moved into the newly renovated office space at the LCAC. Jessica Draughn and Alysa McLaughlin have joined the Town as part-time Recreation Specialists. Brandon Jacobs has accepted a lateral transfer as a Facilities Maintenance Worker. He previously served as a Grounds Maintenance Worker for the department.

Parks and Recreation Board Summary

The May Parks and Recreation Board meeting included the following topics:

- FY21-22 Board/Committee Stipends
- Cost Recovery Methodology
- Acknowledge Jessica Middleswarth last meeting

The next meeting will be held July 28, 2021.

Event/Program Attendance Report

Event/Program	Date	Event/Program Fee (R/NR)	Attendance	Gross Sales	Contracted Costs	Net Sales	Overhead Costs	Profit/Loss
Spring Art Market	05/08/21	0	400	\$0.00		-		-
Founders Flix: Frozen 2	05/08/21	01/00/00	5 Cars (20 people)	\$0.00	\$1,100.00	(1,100.00)	\$292.89	(1,392.89)
Kayak Adventure: Rice Creek	05/11/21	\$45.00	2	\$90.00	\$59.50	30.50	\$58.86	(28.36)
In the Garden: Right Plant, Right Place	05/15/21	\$10/\$15	11	\$120.00	\$0.00	120.00	\$0.00	120.00
Disc Golf 101	05/15/21	01/00/00	7	\$0.00	\$0.00	-	\$49.05	(49.05)

Parks, Recreation, and Cultural Resources Updates

As COVID restrictions are lifted, staff is excited to shift programs and events back to more familiar formats. The LCAC hosted its first in-person art market since 2019 in early May. The Spring Art Market saw 400 visitors pass through over the course of the event, shopping goods from 24 talented artists. The Founders Flix movie series has been updated from a pre-registered drive-in event to the traditional gathering in the park, free and open to all of the community.

The spring session of programming concludes in June and a new session begins July 6, 2021. Registration numbers are still climbing. With gathering and social distancing restrictions removed, programs and studio spaces will accommodate more participants moving into the summer. Staff is currently working on the next issue of the CAPE and planning for fall and winter programs and events.

Grounds/Facilities Updates

Work Priorities

- Install a new generator at the water tower in Brunswick Forest
- Coordinate electrical upgrades in the warehouse at the MOC
- Repair a Plymovent issue (warranty) and garage door at the Village Road Fire Station
- Prepare Perry Avenue property for new recycling area
- Replace Exit signs at Town Hall and Fire Stations

Projects Completed

- Installed 2 new attic ventilation fans at the Westport Fire Station
- Completed the new office furniture installs at the LCAC
- Repaired the HVAC unit (Salt Air) in the second floor sleeping area at the Village Road Fire Station
- Installed a new compressor (Salt Air) for the second floor PD wing at Town Hall
- Replaced multiple broken boards at Westgate Park and Cypress Cove Park
- Completed 5-year internal inspections (BFPE) of the sprinkler system at Town Hall
- Painted the Parks & Rec shed at Town Hall

Significant Purchases

- No purchases in May

Department News

Three summer interns joined the department on May 18, 2021 and will work through the end of July:

- Reagan Andrus is a junior at UNCW majoring in Marine Biology and learning about coastal policy. Ms. Andrus is performing an analysis of regulatory and policy impediments to affordable housing in Leland, which will identify potential changes or programs that can facilitate affordable housing supply. Ms. Andrus is also working with staff to ensure the Leland 2045 plan meets the requirements for certification by the NC Division of Coastal Management as a CAMA plan.
- Jonathan Buckley is a junior at Appalachian State University majoring in Regional Economic Development with a minor in Community and Regional Planning. Mr. Buckley is performing an inventory and analysis of collector road, street connections, bike/pedestrian facilities, and other transportation recommendations in adopted plans to prepare for updated recommendations that will be included in the Leland 2045 plan.
- Wyatt Williams is a junior at Appalachian State University majoring in Sustainable Development and learning about GIS. Mr. Williams is performing an inventory and mapping of existing, planned, and necessary pedestrian infrastructure to support a pedestrian crossing on US Highway 17 from Ploof Road to Olde Waterford Way. Mr. Williams is also working on a GIS-based disaster dashboard that can be utilized in disaster situations and post-disaster recovery during damage assessment.

Ernie Hernandez attended the North Carolina Fire Sprinkler and Standpipe Systems course at the NC Association of Fire Chiefs mid-winter conference in Concord, NC.

Mike Beard completed the Plumbing Level 1 course and is now studying to take the exam.

Ashli Barefoot virtually attended the 3-day National Planning Conference, put on by the American Planning Association. The three-day conference gives attendees a chance to prepare for the challenges that have the biggest impact on planning practice now and in the years ahead. Ashli was able to gain practical insight to various current issues and opportunities for the Town.

Brandon Eaton virtually attended a half-day Property Maintenance and Housing Enforcement training from Metric One. The course covered enforcement of minimum maintenance standards for basic utilities, facilities, equipment, light, ventilation, heating, sanitation, and fire safety.

Planning Board Meeting Summary

The Planning Board met on May 25, 2021 and heard the following items:

1. Site Specific Plan for Brunswick Forest Phase 8 Section 3 – The Planning Board voted to approve a proposal for 58 single family residential lots on 32.81 acres off of Kay Todd Road near the water tower roundabout in Brunswick Forest.

2. Preliminary Subdivision Plat for Waterford Commercial Village – The Planning Board voted to approve a subdivision of 3 commercial lots of a 10.33-acre parcel on Olde Regent Way.
3. Initial Zoning Recommendation for Demarest Park – The Planning Board voted to recommend initial zoning of M-F Multifamily Residential zoning district for four properties totaling 90.3 acres near the intersection of NC Highway 87 and US Highway 17, for a voluntary annexation petition.
4. Initial Zoning Recommendation for Dabney Park – The Planning Board voted to recommend initial zoning of R-6 Medium Density Residential zoning district for a collection of properties totaling 16.83 acres off of Old Fayetteville Road, for a voluntary annexation petition.

The Planning Board's next meeting is scheduled for June 22, 2021 at 6 PM.

Board of Adjustment Meeting Summary

The Board of Adjustment did not meet in May due to a lack of agenda items.

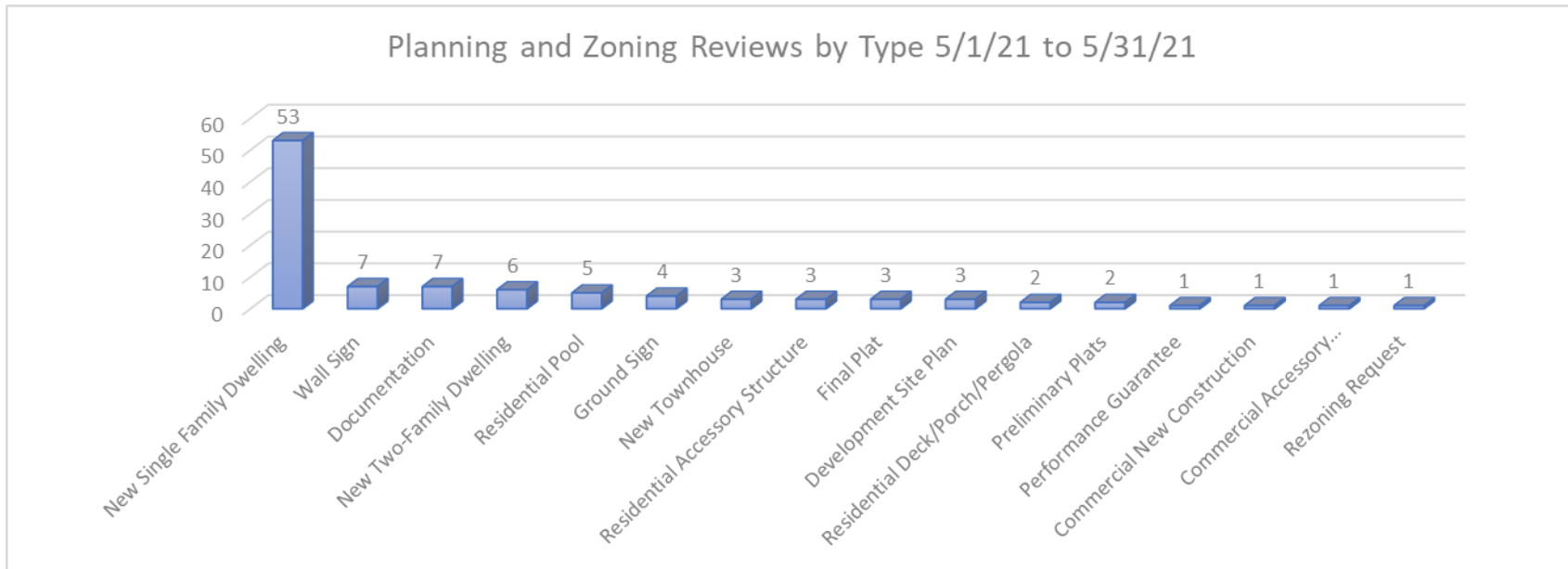
Current Planning Update

TRC Report

The Technical Review Committee (TRC) reviewed the following item:

1. Site Specific Plan for Magnolia at Mallory Creek Plantation – Proposal for 208 single family residential lots on 72.15 acres off of Mallory Creek Drive west of the roundabout.

Planning and Zoning Reviews



Other Information

Improvement Guarantees

Subdivision	Number of Agreements	Total per Agreement Type	Change from Previous Month
Adair Park			
Cash Bonds	1	\$188,258.13	\$0.00
Brunswick Forest			
Letters of Credit	15	\$2,282,003.20	\$0.00
Grayson Park			
Cash Bonds	3	\$50,860.15	\$0.00
Surety Bonds	2	\$95,625.00	\$0.00
Lanvale Forest			
Cash Bonds	1	\$18,285.31	\$0.00
Mallory Creek			
Letters of Credit	2	\$168,250.00	\$0.00
Cash Bonds	7	\$1,114,776.75	\$0.00
Surety Bonds	2	\$292,492.70	\$0.00
Sessoms Way			
Letters of Credit	1	\$55,505.00	\$0.00
Skylars Cove			
Surety Bond	1	\$70,876.00	\$0.00
Summer Bay Villas			
Surety Bond	1	\$97,872.50	\$0.00
Tara Forest			
Cash Bonds	1	\$10,840.00	\$0.00
Total Letters of Credit	18	\$2,505,758.20	\$0.00
Total Cash Bonds	13	\$1,383,020.34	\$0.00
Total Surety Bonds	6	\$556,866.20	\$0.00
Total Performance Guarantee Sureties	37	\$4,445,644.74	\$0.00

Long Range Planning Update



Leland 2045

planning for generations

Public Survey #2 – Future Growth Scenarios

The second public input survey that asked for input on what development types are appropriate in different ranges of environmental constraints closed on May 31. With the help of Planning Board member Debbie Wills, staff and Design Workshop created an environmental composite framework by analyzing six environmental attributes: hydric soils, potential wetlands, special flood hazard areas, SLOSH model (coastal inundation), natural areas, and biodiversity and

wildlife habitat assessments. This framework provides the foundation to analyze three potential growth scenarios: concentric, binary, and nodal; survey respondents are asked to provide their preferred growth scenario after learning more about each type. Survey respondents are asked to place on a map where growth nodes are appropriate. Over 100 survey responses were received, and the input will help further craft the preferred future growth scenario for the planning area.

Draft Vision Statement

The following vision statement was drafted, building upon the visions from other Town-adopted plans and policies as well as feedback received during Public Engagement Round #1.

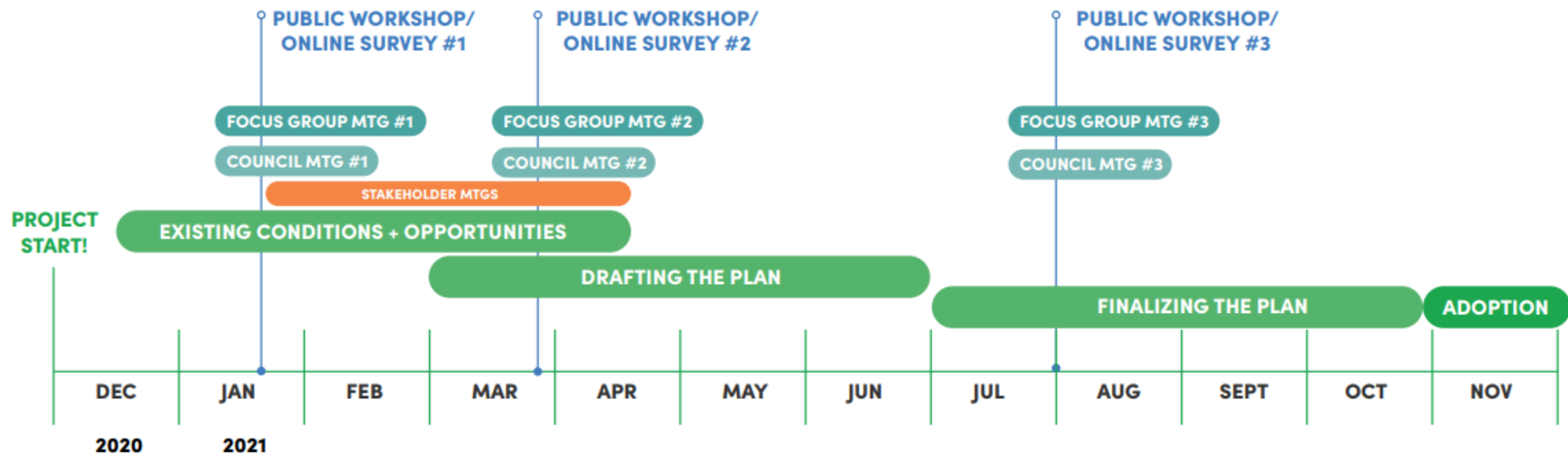
Leland is prosperous, inclusive, and resilient. It is a healthy, safe, and accessible community built upon our strong values for the natural environment; equity; walking and biking; social, economic, and physical connectivity; the quality of our neighborhoods; access to services, facilities, and places to gather; and the unique image and sense of place we have nurtured together as a community.

Draft Themes

The following themes for the plan were drafted. These themes will serve as guiding principles for the Leland 2045 plan, and the goals, policies, and action items that the plan will include.

1. *Highly valued and protected natural and cultural resources.*
2. *Livable, diverse, and connected neighborhoods that accommodate growth.*
3. *A resilient and stable economy.*
4. *Infrastructure that supports community life.*
5. *An inclusive, supported, healthy, safe, and educated community.*
6. *An active participant in a cooperative region.*

Project Schedule



For all project information and updates, please visit www.Leland2045.com.

Transportation Planning Update

WMPO/NC DOT Traffic Impact Analysis Review Committee – Staff attended weekly meetings to provide input on scoping and the results of traffic impact analyses for pending projects in the Westgate Drive/Ocean Gate Plaza area of Leland, a revision to Grayson Park, and a project on Old Town Creek Road.

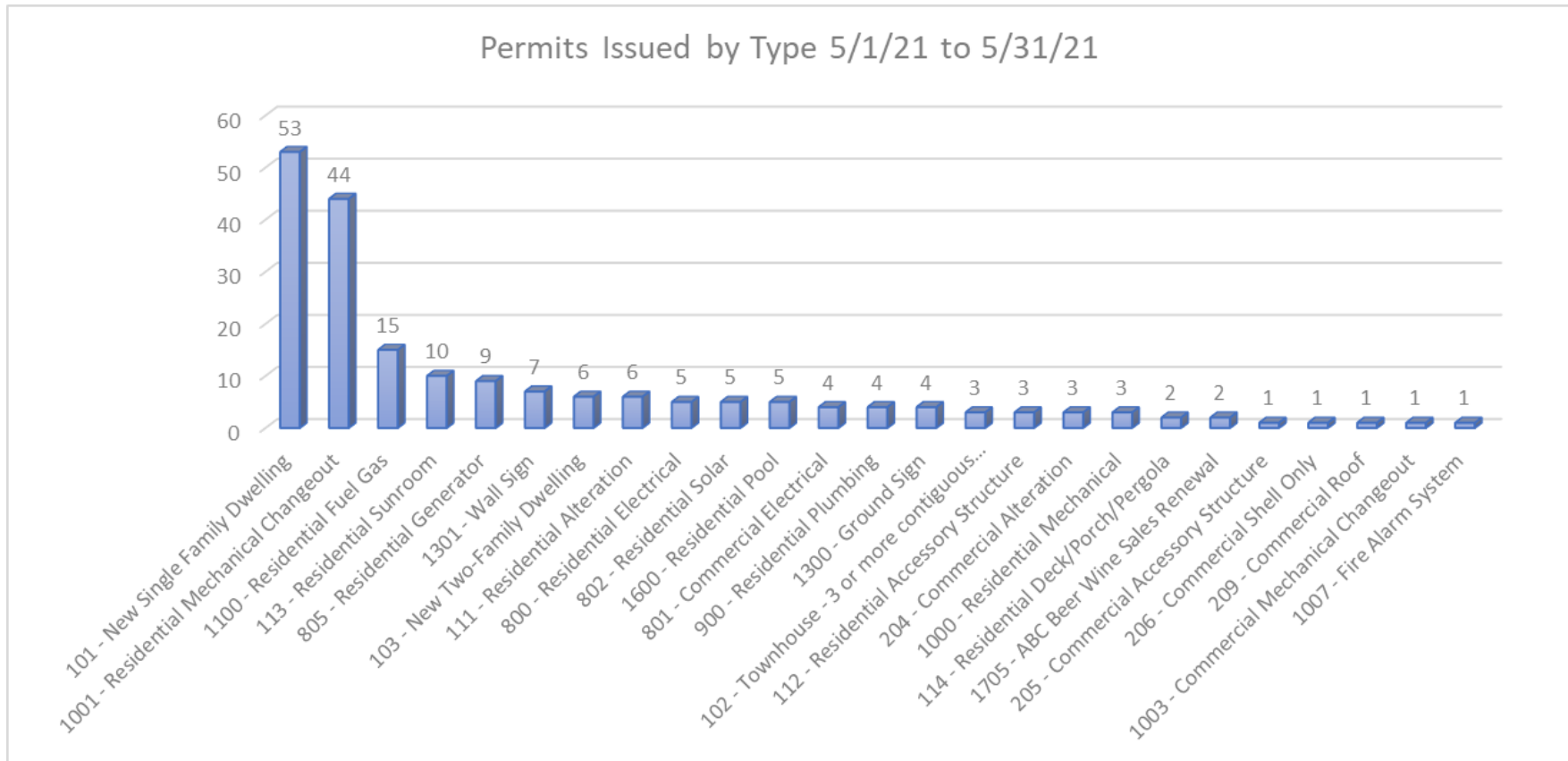
GIS Update

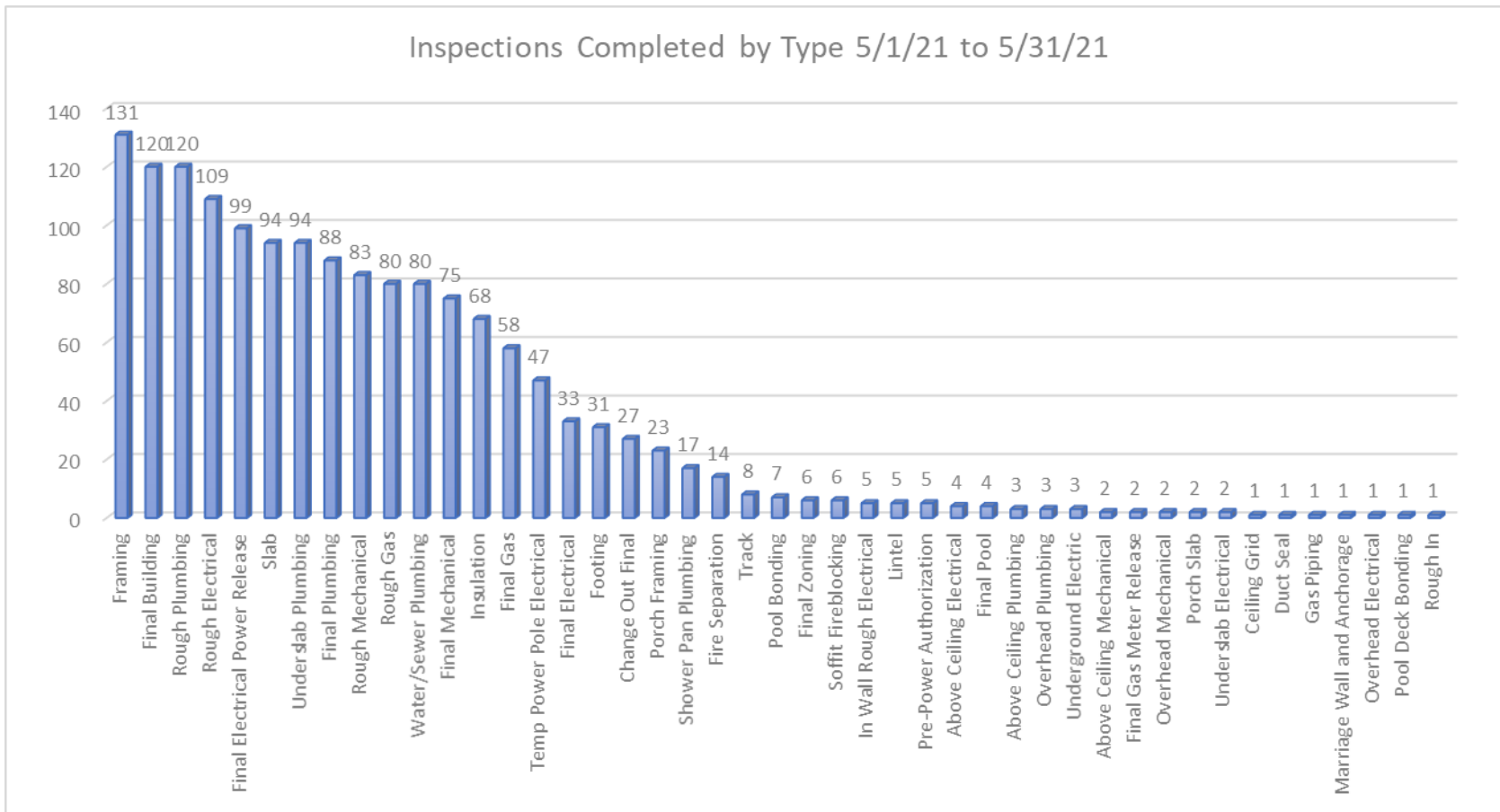
Staff continues to work on creating a GIS work plan to identify Town-wide GIS project needs for the upcoming 21-22 fiscal year. This work plan will identify staff and resource needs to undertake each identified project and prioritize and schedule each project based on available resources. The workplan will be used as a project management and tracking tool and be updated as new GIS and mapping needs are identified.

Staff continues to work with Emergency Management Director, John Grimes, to develop an online dashboard that will provide real-time data updates during post-disaster damage assessment.

Building Permitting and Inspections Update

Total Permits Issued	Total Inspections	Total Value of Construction
198	1,581	\$16,999,147





Code Enforcement Update

	Minimum Housing	Environmental	Stormwater	Zoning	Vehicle	Total
Cases Opened	1	6	0	3	0	10
Cases Closed	0	3	0	9	0	12
Active Cases	6	11	0	7	0	24

Public Services Department Updates

The Public Services department added a new GIS Intern in May, Mr. Russ Isobe. Staff is working on a mapping system for Public Services to better track infrastructure assets to include street, sidewalk, and storm water infrastructure, and will also be performing mapping functions that had previously been subcontracted out, like creation of the annual Powell Bill maps.

Streets Updates

Work Priorities

- Staff is focusing on removing and replacing damaged sidewalks, primarily in the Magnolia Greens and Waterford areas. Three sections of sidewalk installation will be completed by a third-party contractor due to the length of sidewalk required. Trees and stumps damaging infrastructure within the right-of-way have been removed. Staff has also budgeted for a sidewalk assessment to be completed in FY 21/22.
- Staff has made repairs to several potholes and sinkholes at various locations throughout Town, with approximately eight being repaired in May.
- Staff is compiling a plan to repair the turning lane at the Ocean Gate Plaza entrance into the Wal-Mart parking lot. This area has become an ongoing issue due to the high traffic volume and the large number of previous patch repairs with cold patch. It is anticipated that this work will take about one week to complete and is being scheduled for late July.
- Six staff members are signed up to take the NC Pesticide Applicator CORE License exam in June with the Public Health Pest Control exam to follow.
- Staff has been relocating the drainage ditch within the MOC in preparation for the fence installation scheduled for early June. They have also been building the road and dumpster pad required for the debris drop-off site as well as prepping the driveway entrance locations.
- Staff installed Preformed Thermo pavement markings, consisting of stop bars and crosswalks, in the Shelmore Way area of Brunswick Forest and Woodwind Drive in Waterford.
- Street sweeping is being completed along Village Road in June.
- Staff began installing a small generator at the Water Tower site which will supply electrical power to the Town's emergency radio antenna in the event of a power loss. This work will be completed in June.

Initiatives

- Staff has formulated a fee-based plan for yard debris drop-off and haul away at the new MOC. The new yard debris site will begin operation on July 14.

- Staff is finalizing the NCDOT Powell Bill maps and application in June for submittal in July. The length of Town owned and maintained roads is over 100 miles.
- Staff has developed a street and road capital improvement plan and priority list. The top three projects are included in the FY 21/22 budget and includes West Gate Drive, Bent Green Drive, and Palm Ridge Drive.
- Staff is reviewing Town-maintained gravel roads for possible paving. Staff has budgeted for the survey and design work associated with paving these roads in the FY 21/22 budget and plans to award the design phase of this project in July.
- Staff is creating a streets design manual, which will include standard specifications and details to be used in the design and construction of new and rehabbed Town streets. Staff is reviewing the draft design manual and standard details now, with the goal to finalize the details and specifications this summer.

Project Notes

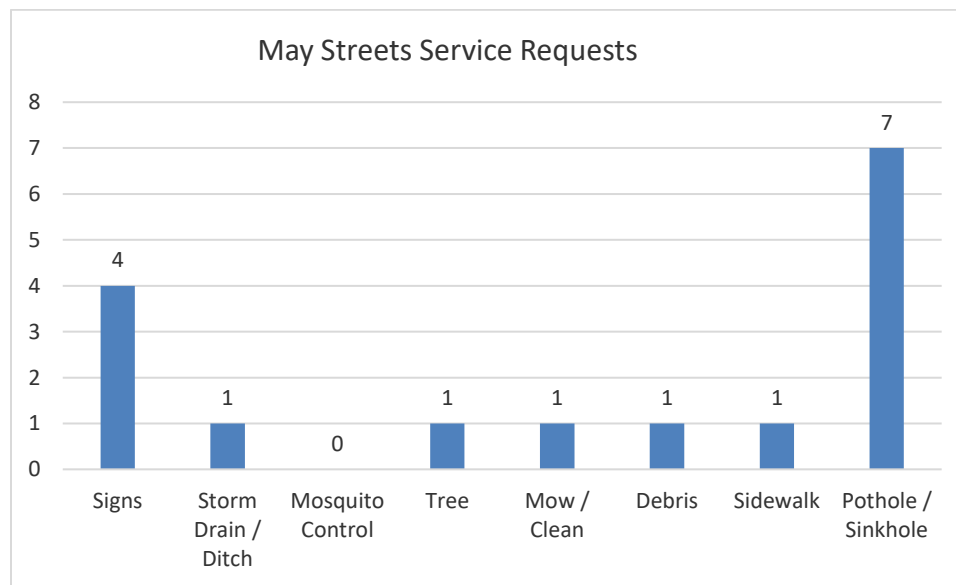
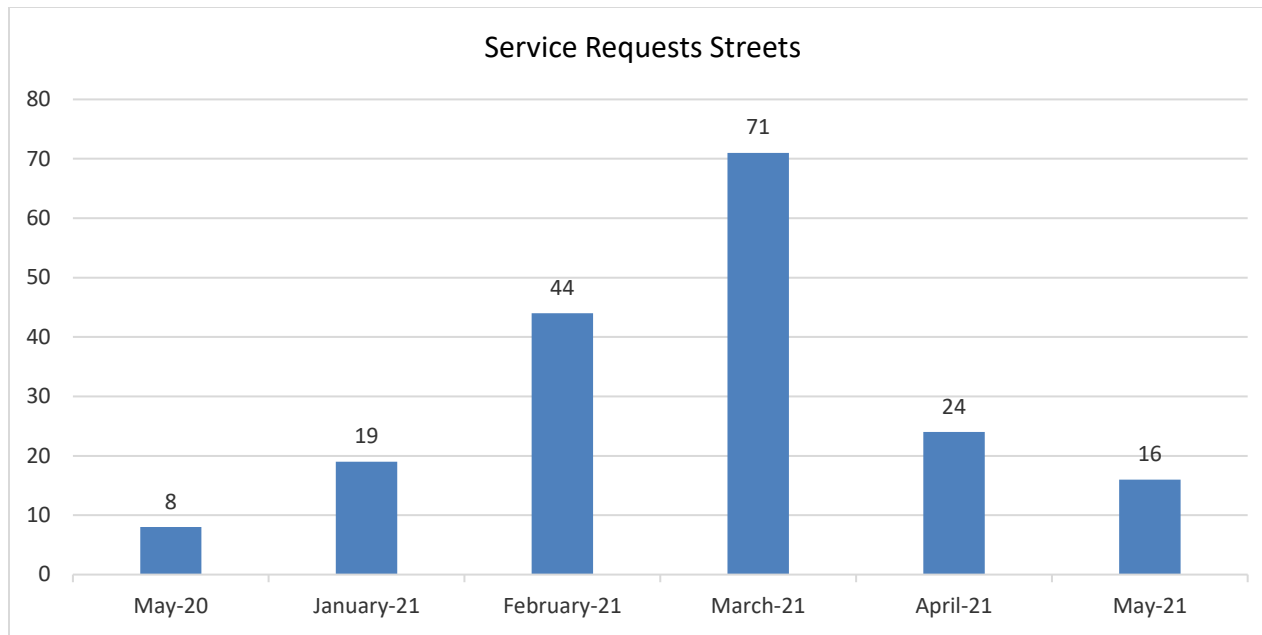
- Staff has awarded the Brunswick Forest Parkway and Low County Boulevard intersection project, which includes restriping Brunswick Forest Parkway and Low County Boulevard to C. M. Mitchell Construction Company, Inc. Construction is scheduled to start in late August.
- Council approved a task order to Cape Fear Engineering to complete the design and permitting for the Olde Waterford Way extension to Olde Regent Way. The concept plan has been finalized and staff is working with property owners to finalize an MOU for right-of-way acquisition, with five of the six MOUs signed.

Significant Purchases

- No significant purchases in May.

Work Order summary

- Streets received 16 work orders in May, with most of them being pothole/sinkhole related.
- Streets completed 23 work orders in May, with an approximate expense of \$26,000 to complete these work orders.



Utilities Updates

H2GO Transfer

- Public Services staff continues to provide information and assistance as H2GO provides services to Town of Leland citizens and developers.
- The Finance Department has provided H2GO all billing information and continues to provide support to H2GO as it relates to utility billing of former Town customers. H2GO is sending bills to all former Leland customer in early June.
- All new water meters, service work on water and sanitary sewer, system development fee calculations, and billing is now being completed by H2GO.
- Staff continues to transfer all water, sanitary sewer, encroachment, and erosion control permits to H2GO for both active and completed utility projects. Transfers for the sanitary sewer permit and open permits for Regional Lift Station #33 remain open.
- H2GO provided annexation packets to all Brunswick Forest customers in May.

Work Priorities

- Public Services will continue to provide support to H2GO for project, billing, and service-related inquiries.

Project Notes

- All open contracts have been transferred to H2GO.
- The Lift Station #1 project is substantially complete and is being closed out and transferred to H2GO in June.
- Regional Lift Station #33 open permits are in the process of being transferred to H2GO.

Department News

Town Council will hold public hearings on June 17, 2021 to consider the annexation and initial zoning of an approximately 90-acre parcel located on Maco Road near the intersection of I-140 and Highway 17. The developer is planning to build 90 townhome units in the first phase of this development. The development is expected to eventually contain 329 single-family lots.

Mr. Vidmar is working with the owner of the 225-acre parcel in the Leland Innovation Park that was annexed into the Town in July 2020, along with economic development representatives from the Southeast Partnership and Brunswick County BID, to close deals with four major businesses that have shown an interest in locating in the Park.

New Businesses

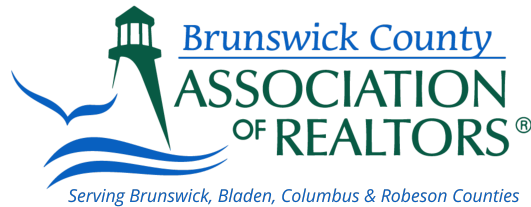
- No new businesses to announce at this time.

New Construction/Development

- Development site plans have been submitted to the Town for a proposed **Victory Lane Quick Oil Change** to be located on a 0.53-acre outlot in the Ibis Landing development near the corner of Carol Lynn Drive and Highway 17.
- Construction is progressing on the new **Custom Home Furniture Galleries** store, a two-story, 56,000 sf. furniture showroom in the Waterford Commercial Village across from Leland Station.
- Plans remain in place for a **TRU by Hilton** hotel to be built in the Waterford Commercial Village next to Harris Teeter. This project too has been delayed due to the pandemic.

Economic Development Committee Meeting Summary

The Economic Development Committee met on May 13, 2021. Committee members presented reports on Economic Development Strategic Plan action items.



Number of homes sold in Brunswick County skyrockets in April, average days on market reaches record low

May 11, 2021

Brunswick County's residential real estate market continued its hot streak in April, with substantial jumps in both units sold and new listings compared to last year. Additionally, over half of homes sold were at or above their listing price, and the average number of days on the market hit an all-time low of just 50 days.

"Our market's amazing hot streak continued in April," said BCAR CEO Cynthia Walsh. "Prices are up, homes are selling at a record pace, and sellers are receiving nearly all of their asking price. I see absolutely no signs of a cooldown as we move into Summer."

Brunswick County saw \$228,350,000 in total sales in April 2021, a 72.2% spike over last April's \$132,630,000. The number of units sold jumped 54.7%, from 402 to 622. The average sales price increased 11.3%, from \$329,935 to \$367,127. 154 homes sold for over the listing price and 190 sold at listing price, which accounts for more than 50% of all April sales. The number of pending listings is up 70% compared to April 2020 including one home in Brunswick county pending for \$6.2 million and 43 for over \$1 million.

Brunswick County

New Listings

April 2021: 631

April 2020: 384

Increase/Decrease: +64.3%

Units Sold

April 2021: 622

April 2020: 402

Increase/Decrease: +54.7%

Average Sale Price

April 2021: \$367,127

April 2020: \$329,935

Increase/Decrease: +11.3%

Total Sales Volume

April 2021: \$228,350,000

April 2020: \$132,630,000

Increase/Decrease: +72.2%

Bladen County

New Listings

April 2021: 11

April 2020: 12

Increase/Decrease: -8.3%

Units Sold

April 2021: 10

April 2020: 9

Increase/Decrease: +11.1%

Average Sale Price

April 2021: \$149,165

April 2020: \$151,644



Increase/Decrease: -1.6%

Total Sales Volume

April 2021: \$1,490,000

April 2020: \$1,360,000

Increase/Decrease: 9.6%

Columbus County

New Listings

April 2021: 38

April 2020: 30

Increase/Decrease: +26.7%

Units Sold

April 2021: 27

April 2020: 15

Increase/Decrease: +80%

Average Sale Price

April 2021: \$118,600

April 2020: \$123,648

Increase/Decrease: -4.1%

Total Sales Volume

April 2021: \$3,200,000

April 2020: \$1,850,000

Increase/Decrease: +73%



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Additional Resources

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- Accessibility Statement (<https://bcarnc.com/accessibility/>)
- Contact Us (<https://bcarnc.com/home/contact-us/>)
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About Us

The Brunswick County Association of REALTORS® (BCAR) is the local association level of the largest trade association in the nation presently serving its members comprised of REALTORS®, Appraisers, and Affiliate Members.

LIFESTYLE

In the next few years, Brunswick County is set to triple its brewery presence

Allison Ballard Wilmington StarNews

Published 6:01 a.m. ET May 22, 2021

Alan McDonald said his family has been wondering what to do with his father-in-law's former propane business at 511 Howe St. In Southport. When he then met brewers Kevin Bower and Kevin Wright the idea of a brewery seemed serendipitous.

Planning is underway now for Cape Side Brewing, which they hope to open early next year.

“Southport is just an ideal spot for something like this,” he said.

The craft brewery boom has brought more than a dozen breweries to Southeastern North Carolina, many of them in New Hanover County. Brunswick County, by contrast, only has a couple — Makai Brewing Company in Ocean Isle Beach and Red Hare's 34 North Experiment Station in Shallotte.

On Facebook: Your food and drink news here when you like us at Port City Foodies

But with Cape Side Brewing, and a few others that are in the planning stages, the number could triple in the next few years.

Something's brewing: First brewery for Oak Island set to open soon

Construction is underway for the Solar Brewing. Co. in Oak Island. Two other business owners have also announced plans for breweries in Leland. Both were delayed by the pandemic but are getting back on track.

Chris LaCoe said that preparation for 7twenty6 Brewing Co. on Old Fayetteville Road near Village Road in Leland has taken on a renewed urgency after pandemic-related delays.

“I would say that we are on the goal line and ready to run it in,” he said.

Plans for the site include a large brewery and taproom and space for a separate restaurant.

Background: 7twenty6 Brewing Co. coming to Leland

More details: New brewery and cidery slated for Leland

Elsewhere in Leland, the Brunswick Beer & Cider Company was planned for Brunswick Forest.

“Obviously COVID caused some major setbacks for the restaurant and craft beer community but we still plan to move forward,” said Jud Watkins, of Wrightsville Beach Brewery, who wants to add a second location in Brunswick.

“We are excited as ever to expand into Leland and hope to have a construction timeline announced relatively soon,” he said.

The concept includes a brewery, cidery, onsite restaurant, bar and event venue.

McDonald said that Cape Side will be built on a taproom model, with a large beer garden and music venue — modeled on the kinds of places he visited in the Charleston and Isle of Palms areas. Beers will be lighter styles, he said.

Michael Bartlett, who was a teacher before he decided to open the Solar Brewing brew pub, said he hopes to continue educating with the new project. The 16 taps will allow him to offer both familiar styles and more complex one, he said, in addition to pizza, wings and a line of craft sodas.

Ultimately, he said he'd like to see the Oak Island Southport area, and Brunswick County as a whole, become a beer drinker's destination.

NEWS

Brunswick community hardware store is closing after nearly four decades

John Orona Wilmington StarNews

Published 3:05 p.m. ET May 25, 2021

Trexler Hardware has been a staple in Leland since before it even officially became a town.

Now, after serving the community for 37 years and seeing the town grow around it, the store is going out of business this week. Saturday, May 29, will be their last day open to the public.

"Its time to retire," owner Richard Trexler said. "I've been here 37 years, been doing it for 44, so its time."

Trexler's family owned a hardware store in the Delco area before deciding to branch out to Leland in 1984. He's been the go-to locally-owned hardware store ever since.

Business news: One Cargo District coffee shop to close, another plans to move in

Over the last 37 years, as the town has grown Trexler has supplied the hardware for countless projects within the community and has gotten to know his customers and build a loyal base.

"We've enjoyed servicing the community and I think the community has shown some support for us too," Trexler said. "There's a lot of people that we are going to miss, and a few we're not going to miss."

Trexler said having a sense of humor is one key to making a small business last so long in a small town.

He said the community support, along with some scrappy business acumen, has been what's allowed him to survive going on four decades.

"You have to have survival skills," Trexler said. "My mother taught me how to rob Peter to pay Paul. That's how small businesses do."

Closures: 'I really never expected to do this': Surf City mainstay restaurant closes after 17 years

Trexler said people have often asked what memories he'll keep with him into retirement, but its impossible to accurately and concisely sum up living and working in Leland for 37 years.

"It's a blur. I mean my kids grew up in it and they all have worked in it," Trexler said. "The biggest difference is now we have a town. I was here before there was a town."

The store announced in March that it would be going out of business soon and is now having a clearance sale to sell off its remaining inventory.

Reporter John Orona can be reached at (910) 343-2327 or jorona@gannett.com.

Atlanta-based developer plans more than 300 apartments in Leland

By Cece Nunn, posted May 7, 2021 on WilmingtonBiz.com

A development firm recently purchased land in northern Brunswick County to create a luxury apartment community, according to an announcement from Capstone Land Sales.

Atlanta-based Hathaway Development paid \$5.58 million for 22.5 acres within the Westgate community of Leland. The land will be used to develop a 312-unit apartment complex called Exchange at Westgate.

“Hathaway is excited to be entering the thriving coastal community of Leland,” said Daniel Hathaway, of Hathaway Development, in the Capstone news release. “The abundance of commercial activity, soaring population growth and proximity to downtown Wilmington drew us to this location.

“There is demand in the submarket for a true Class A, market-rate rental community with best-in-class amenities and luxury apartment finishes.”

According to the release, the Capstone brokerage team was led by Caleb Troop and Eric Liebich.

“The demand for quality housing in Leland has not slowed down since the pandemic hit,” Troop said in the release. “If anything, the pandemic has led to the exponential growth and desirability of thoughtful communities like Westgate, where residents benefit from incredible views and walkability to the services they need.”

Added Liebich, “Exchange at Westgate further solidifies the Hathaway team’s proven track record across the Carolinas and will provide ideal rental options to future residents in an area experiencing explosive net migration and population growth.”

The release stated that Exchange at Westgate will be part of the greater 550-acre Westgate community, which is comprised of retail and dining, apartment communities and single-family homes, as well as the 146-acre Westgate Nature Park.

Hathaway operates in multiple primary, secondary and tertiary markets across the country, according to the firm's website. The company has developed, acquired and/or built over 15,000 multifamily units in nine states, totaling over \$1 billion in asset creation for its investors and clients, the website stated.

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More than 900 apartments in the works in Leland

By Cece Nunn, posted May 24, 2021 on WilmingtonBiz.com

More apartments are coming to the rapidly growing northern Brunswick County town of Leland.

Either under construction or in various stages of development are more than 900 apartments in three complexes on Westgate Drive.

In addition to apartments, the 550-acre Westgate community includes retail and dining projects and single-family homes, as well as the 146-acre Westgate Nature Park.

Virginia-based development firm Kotarides recently closed on the purchase of nearly 23 acres, the site of an upcoming Kotarides' apartment project, for \$4.38 million in Westgate, according to an announcement by Capstone Land Sales.

Kotarides expects to break ground in 2023 on the more than 360-unit luxury apartment community, the Capstone news release stated.

Belmont at Westgate has received preliminary zoning approval, and the town of Leland is awaiting building permit applications, said Ben Andrea, the town's director of planning and inspections.

Other apartment complexes in the works are the 248-unit Waterleaf at Leland, which is nearing completion; and the 312-unit [Exchange at Westgate \(http://www.wilmingtonbiz.com/real_estate_-_residential/2021/05/07/real_estate_-_residential/21820\)](http://www.wilmingtonbiz.com/real_estate_-_residential/2021/05/07/real_estate_-_residential/21820), for which permits are under review. Both are on Westgate Drive.

"We have been contacted or made aware of some other potential apartment community developments but have not received any formal submissions at this time," Andrea said in an email Monday.

Charles Einwick, director of finance for Kotarides, called the population growth the Leland area has seen "impressive" and said the company has been increasingly active in North Carolina.

According to the Capstone release, the Westgate apartment community will be Kotarides' first apartment project in the Wilmington area, but the firm has several other communities in Raleigh and Charlotte.

Founded in 1963 by Alex and O. Pete Kotarides, the regional firm owns and manages 24 apartment communities and several million square feet of commercial properties, the release stated.

The Capstone brokerage team in the Kotarides deal was led by Caleb Troop and Eric Liebich.

“The opportunities for developable, entitled multi-family land in the Wilmington MSA are slim to none,” Troop said in the Capstone release. “That scarcity, paired with an incredible location next to robust retail and commercial services with immediate access to the entire Wilmington market, makes this an incredibly attractive site.”

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NEWS

Leland's Habitat for Humanity Restore announces plans for new building

John Orona Wilmington StarNews

Published 6:00 a.m. ET May 11, 2021

After more than two decades of housing residents in need, the Brunswick County Habitat for Humanity is now planning to build a new home of its own.

The nonprofit home building organization plans to purchase property and construct a new "state of the art" Restore that will replace its current Leland location, at 414 Village Road NE.

"It's the lot right next to where the Restore is currently," said Tamara Morales, director of development for Brunswick County Habitat for Humanity. "We are kind of putting some final finishing touches on everything, and then we will be releasing more information hopefully later this week."

Habitat for Humanity has three Restore locations in Brunswick County where people can donate and purchase appliances, furniture and building material, which helps to fund the nonprofit.

Their Southport and Ocean Isle locations are owned by Habitat, but in Leland they rent a building that use to be a Chinese restaurant, Morales said, making the configuration "not ideal."

Once the new building is complete, which is estimated to happen next fall, the Leland Restore will move to the larger location, which will features 15,000 square feet of retail space.

More: 'I can't say thank you enough': Wilmington veteran receives new roof for his Habitat home

Morales said the new building was needed for years, but as like many of the residents they help they struggled to find a suitable location.

"Even as we're trying to find land, things are just going for ridiculous amounts of money," she said. "So where there was already a need, you see that being stretched right now based on

the economy and the demand in the area."

Reporter John Orona can be reached at (910) 343-2327 or jorona@gannett.com.

Area officials: Brunswick County connections stronger to New Hanover for MSA

By Christina Haley O'Neal, posted May 24, 2021 on WilmingtonBiz.com

In recent findings submitted to the Census Bureau, area officials say Brunswick County has a stronger worker connection to New Hanover County than South Carolina, a fact they say lends support for the Brunswick's return to the Wilmington MSA.

Leaders with Business Alliance for a Sound Economy (BASE) and those from UNCW sent letters last week to the federal agency to add input to the rulemaking process that will help guide the new MSA designations. The Wilmington Chamber of Commerce and Cape Fear Collective were also partners in the effort.

BASE and its partners have been [focused on the 2020 Census](http://www.wilmingtonbiz.com/more_news/2021/05/06/local_business_leaders_weigh_in_on_brunswicks_msa_future/2) (http://www.wilmingtonbiz.com/more_news/2021/05/06/local_business_leaders_weigh_in_on_brunswicks_msa_future/2) and the MSA designations since Brunswick County was removed from the Wilmington Metropolitan Statistical Area (MSA) and placed into an MSA with Myrtle Beach in 2013, pushing for Brunswick's return.

With the local 2020 Census data anticipated to be released soon, federal officials will start looking at the information and other rules to draw metropolitan lines. Local officials submitted data and their insight as part of the Census Bureau's public comment period on the proposed rules, which concluded May 20.

"In addition to the natural growth, commuting patterns are one of the ways that urban areas are being defined in the 2020 Census," said Tyler Newman, president and CEO of BASE, in an email Monday.

"Thanks to UNCW and Cape Fear Collective, we were able to analyze commuting pattern data and show the strong tie between Brunswick County and Wilmington. Of Brunswick County's workforce, 27% commute to New Hanover County daily versus 3% to Horry. Between the natural growth of eastern Brunswick County and the strong commuting pattern tie (compared to Myrtle Beach), we feel like it is pretty clear that Brunswick County should be returned to Wilmington when the urban areas are drawn and MSA delineations are set," Newman said.

Since the [urban area criteria standards](https://www.federalregister.gov/documents/2021/02/19/2021-03412/urban-areas-for-the-2020-census-proposed-criteria) (<https://www.federalregister.gov/documents/2021/02/19/2021-03412/urban-areas-for-the-2020-census-proposed-criteria>) were released, BASE has been working with the University of North Carolina Wilmington and local nonprofit Cape Fear Collective to analyze the rules that guide the designations and model how the area's population growth may be impacted by the proposed rules, Newman wrote in his letter to the Census Bureau last week.

In their findings, the organizations point to housing density and commuting patterns as two areas that could support Brunswick County's swing back into the Wilmington MSA.

Household and employment data shows the flow of Brunswick County residents between Brunswick and New

Hanover counties for work, Newman said in his letter.

A model produced by Cape Fear Collective (*shown above*) and sent to the Census Bureau indicates: 42.1% of Brunswick residents work in Brunswick County; 26.8% of Brunswick residents work in New Hanover County; 3% of Brunswick residents work in Horry County; 27.3% of Brunswick residents work in a North Carolina county other than New Hanover or Brunswick counties; and 0.9% of Brunswick residents work in a South Carolina county other than Horry, according to Newman's letter.

The organizations are also making a recommendation to support adding a rulemaking addition to include ferries, such as the state-funded Southport/Fort-Fisher ferry route, as a commuting connection.

"We feel very strongly that Brunswick County is in the Wilmington MSA and the growth, commuting patterns prove it. Enhancing the 'noncontiguous territory separated by exempted territory' (commuting pattern) provisions to account for water-borne commuters would further refine and enhance the final output and better reflect the situation on the ground," Newman said in his letter.

"As we saw last time, once the MSA delineations are set, it can be many years before an opportunity arises to fix it and make it right," he continued.

In addition to the information sent to the Census Bureau from BASE, UNCW also submitted a letter in an email last week.

Mark Lanier, assistant to UNCW Chancellor Jose Sartarelli, and assistant secretary to the UNCW Board of Trustees, noted that there are connections to the university, as well.

"In March of 2020, there were 2,734 UNCW alumni residing in Brunswick County. In addition, in a typical semester, there are over 450 current UNCW students residing in Brunswick County. UNCW and Brunswick Community College (BCC) have a strong partnership, with 30 to 35 additional transfer students per semester from BCC enrolling at UNCW to complete their four-year degree.

"As part of the worker flow data, there are approximately 125 permanent or temporary UNCW employees residing in Brunswick County. Moreover, these numbers are increasing as the northern and eastern sections of Brunswick County grow and provide more affordable housing. All of these numbers are in addition to the Brunswick County residents who come to UNCW for cultural events, athletic events, continuing adult education, various professional services, and more," Lanier said in his letter.

He also noted that population estimates indicate northern Brunswick County growing more quickly than the southern portion of the county.

The university, he said, is in support of Brunswick County returning to the Wilmington MSA.

Lanier also noted the university's support in the proposed rules for increased emphasis on worker flow data, the ferry system being included in commuting patterns and housing density, as well as "proper consideration of connections between state institutions" such as those between Brunswick Community College and UNCW.

"In summary, the connections between Brunswick and New Hanover counties are much stronger than Brunswick's connections to South Carolina. This lends support to methodologies and rules that will return Brunswick County to the Wilmington MSA," he said.

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