



**Town of Davidson
Board of Commissioners Regular Meeting
Town Hall & Community Center Council Chamber – 251 South Street
Tuesday, March 24, 2026 at 6:00 PM**

I. CALL TO ORDER

II. ANNOUNCEMENTS / PROCLAMATIONS

- a. Davidson Horticultural Symposium 40th Anniversary**
- b. Child Abuse Prevention Month**
- c. National Donate Life Month**
- d. Esophageal Cancer Awareness Month**

III. CHANGES / ADOPTION OF THE AGENDA

IV. PUBLIC COMMENT - The Board shall provide at least one period for public comment per month at a regular meeting.

Prior to the start of the public comment period, persons wishing to address the Board of Commissioners will register on a sign-up sheet stationed by the meeting room door.

V. CONSENT

Consent items are typically non-controversial and routine items. Prior to the board's adoption of the meeting agenda, the request of any member to have an item moved from the consent agenda to old business must be honored by the board. All items on the consent agenda must be voted on and adopted by a single motion.

- a. Consider Approval of Draft February Meeting Minutes**
Summary: Draft Meeting Minutes from the February 10 and February 24 regular meetings and the February 11 - 13 Strategic Retreat.
- b. Approval of Tax Levy Adjustments**
Summary: The Town received tax levy adjustment refund check requests from the Mecklenburg County Assessor's Office for \$2,408.67 including interest, for 3 property owners on 15 parcels. The refunds will be issued directly by the Town of Davidson. Details regarding the refund requests are available in the Finance Office.
- c. Approval of FY2026 Audit Contract and Engagement Letter**

Summary: The Town is required to have an annual audit per state law. This will be the second year RH CPA's will provide audit services. The contract and engagement letter are attached. Total cost for these services will be: \$35,700.

d. Consider Approval of Noise Ordinance Variance Request – Sigma Alpha Epsilon at Davidson College on April 8, 2026

Summary: Sigma Alpha Epsilon at Davidson College has requested a noise ordinance variance for Wednesday, April 8, 2026, from 9:00 p.m. to 11:00 p.m., for a chapter event at the fraternity house on campus. Staff have reviewed and have no objections.

e. Consider Approval of Noise Ordinance Variance Request – Sigma Alpha Epsilon at Davidson College on April 18, 2026

Summary: Sigma Alpha Epsilon at Davidson College has requested a noise ordinance variance for Saturday, April 18, 2026, from 9:00 p.m. to 12:00 a.m., for a chapter event at the fraternity house on campus. Staff have reviewed and have no objections.

f. Consider Approval of Noise Ordinance Variance Request – Davidson College Spring Concert April 24, 2026

Summary: Davidson College has requested a noise ordinance variance for Friday, April 24, for Spring Concert on the Old Tennis Court Lawn from 8:00 p.m. to 12:00 a.m. Staff has reviewed and have no objections.

g. Consider Approval of Resolution 2026-03 Declaring Surplus Property and Authorizing Disposal

Summary: Resolution 2026-03 declares the retiring Police Officer's service side arm surplus to the Town of Davidson and authorizes the Town Manager to present the service side arm to Anthony Sosnowski.

h. Consider Approval of Resolution 2026-04 Evergreen Fund

Summary: The Town's Comprehensive Plan calls for exploring the establishment of a "buffer" fund to invest in future green building or renewable energy opportunities. The Evergreen Fund is in support of the Town's Strategic Plan sustainability goal by providing funding opportunities for Climate Action Plan implementation. The Evergreen Fund is meant to build and provide funding capacity for sustainability-related projects that otherwise may not be possible due to cost or available project funding. This item was previously discussed at the March 10 meeting. The Board is asked to approve Resolution 2026-04 establishing the Town of Davidson Evergreen Fund.

i. Consider Approval of Resolution 2026-06 Authorizing the Conveyance of 545 Annie Lowery Way to an Income-Qualified Buyer

Summary: The Town owns a town home located at 545 Annie Lowery Way at Parkside Commons in Davidson. This property is designated as an affordable home in the Town of Davidson's Affordable Housing Program. The Town plans to sell the unit to buyers who meet the requirements of the Affordable Housing Program

and will attach covenants and terms to the conveyance so the property will remain in the Affordable Housing Program for a designated term. The Town Clerk will publish a notice summarizing the contents of the attached resolution and the property may be sold after 10 days. This item includes a resolution which authorizes the conveyance of the property and authorizes the Town Manager to execute all necessary documents.

j. Consider Approval of Resolution 2026-07 Authorizing the Conveyance of 549 Annie Lowery Way to an Income-Qualified Buyer

Summary: The Town owns a town home located at 549 Annie Lowery Way at Parkside Commons in Davidson. This property is designated as an affordable home in the Town of Davidson's Affordable Housing Program. The Town plans to sell the unit to buyers who meet the requirements of the Affordable Housing Program and will attach covenants and terms to the conveyance so the property will remain in the Affordable Housing Program for a designated term. The Town Clerk will publish a notice summarizing the contents of the attached resolution and the property may be sold after 10 days. This item includes a resolution which authorizes the conveyance of the property and authorizes the Town Manager to execute all necessary documents.

VI. BUSINESS ITEMS

a. Consider Approval of Demolition of Structures at 228 Sloan Street and 248 Jetton Street

Presenter: Austin Nantz, Assistant Town Manager

Summary: At the March 10 meeting, staff discussed the recommendation regarding the demolition of the Town-owned homes at 228 Sloan Street and 248 Jetton Street. The structures are vacant and in varying states of disrepair. Their removal will improve site conditions and position the properties for potential future affordable housing development.

Action/Proposed Motion: Motion to approve demolition of the structures at 228 Sloan Street and 248 Jetton Street.

b. Consider Approval of the 2026 - 2027 Strategic Plan

Presenter: Austin Nantz, Assistant Town Manager

Summary: The proposed 2026-2027 Strategic Plan was developed through a comprehensive and collaborative process involving the Board of Commissioners and the Town's management team and key staff members. The final recommended plan includes edits from the March 4 public work session, and discussion at the March 10 regular board of commissioners' meeting. The attached plan for consideration and approval outlines seven goal areas with associated strategies to guide policy direction, resource allocation, and organizational focus over the next two years.

Action/Proposed Motion: Motion to approve the 2026-2027 Strategic Plan.

c. Consider Approval of Resolution 2026-05 Interlocal Agreement with Town of Mooresville for Maintenance of Pedestrian Safety Signals (RRFBs)

Presenter: Jesse Bouk, Public Works Director

Summary: Rectangular Rapid Flashing Beacons (RRFBs) are pedestrian-activated, LED-based warning devices installed at uncontrolled, marked crosswalks to increase driver yielding throughout Town. It has been a challenge to find private sector vendors for repairs. The Town has explored multiple options, and staff recommends proceeding with an interlocal agreement with the Town of Mooresville. The initial agreement would cost the Town \$50,000 in FY2027, paid from Pedestrian Safety budget in CIF.

Action/Proposed Motion: Motion to approve Resolution 2026-05 Interlocal Agreement with Town of Mooresville for Maintenance of Pedestrian Safety Signals (RRFBs).

VII. SUMMARIZE MEETING ACTION ITEMS

Town Manager will summarize items where the board has requested action items for the staff.

VIII. ADJOURN