



**Town Council
Regular Meeting
February 21, 2023, at 9:30 a.m.**

**THIS MEETING WILL BE HELD ELECTRONICALLY AND IN PERSON
Please visit www.laurelpark.org for more information**

- 1. Call to Order**
- 2. Pledge of Allegiance**
- 3. Public Comment**
- 4. Approval of the Agenda**
- 5. Consent Agenda**
 - A. January Monthly Report
 - B. Minutes- January 12, 2023, Work Session
 - C. Minutes- January 17, 2023, Regular Meeting
- 6. Old Business**
 - A. Laurel Park Welcome Sign
- 7. New Business**
 - A. Architectural Design Firm Interviews for Town Hall Project
 - 1) Mr. Wayland Shamburger- Shamburger Architectural Group
 - B. Discussion of Qualifications of Architectural Firm for Town Hall Project
 - C. Budget Amendment #3
 - D. Resolution Opposing Changes to Municipal Elections
- 8. Town Manager's Report**
- 9. Department Head Reports**
 - A. Public Works
 - B. Fire Department
 - C. Police
 - D. Administration
- 10. Mayor and Commissioner Comments**
- 11. Closed Session NCGS 143-318.11(a)6**
- 12. Adjournment**



TOWN OF LAUREL PARK
AGENDA ITEM SUMMARY

Title of Item: Consent Agenda

Presenter: Mayor J. Carey O’Cain

Attachment(s): Yes/No

- Monthly Report

Summary of Item:

The monthly financial and zoning report from January 2023 is attached.

Council Action Requested:

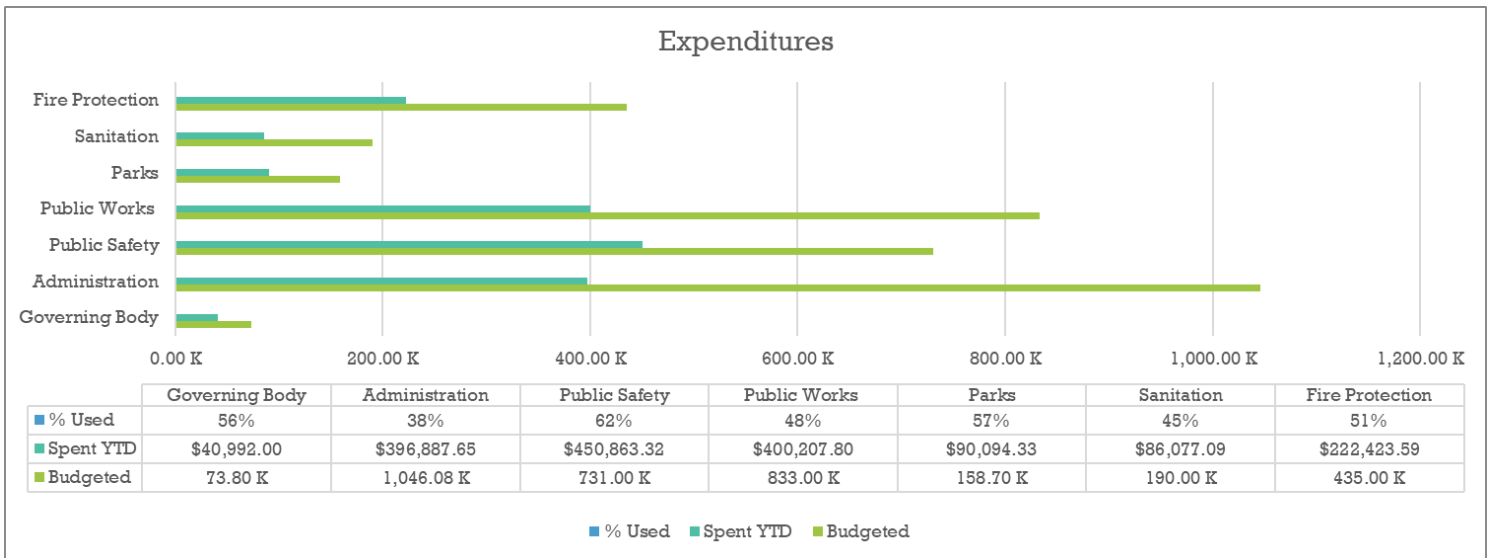
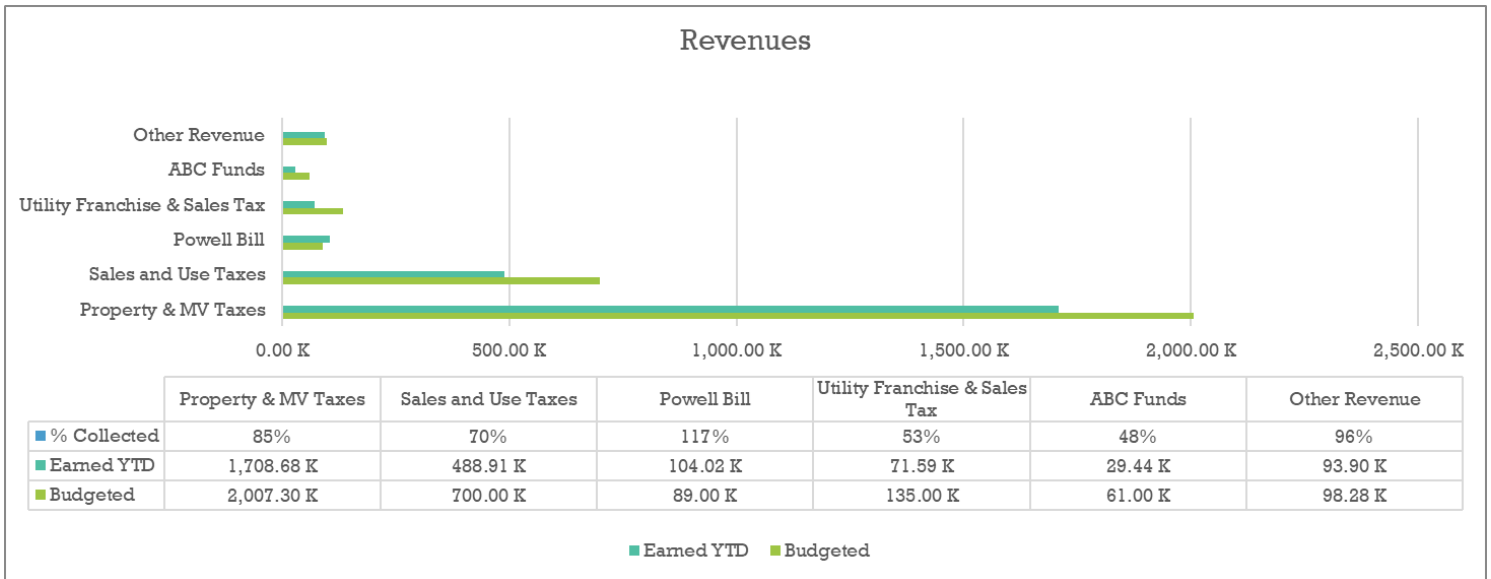
Staff requests the Town Council review the consent agenda.

Suggested Motion:

Move to approve the consent agenda.



Monthly Report – January



Tax Collector's Report (January 31, 2023)-

For prior year taxes, a total of \$30,036.74 remains outstanding. The Town received \$193,255.67 from Henderson County for property taxes collected for August and a total of \$1,809,586.23 since the 2022 bills were mailed. The 2022 tax levy is \$1,867,476.57. The Town currently has a collection rate of 97.330%.



Planning & Zoning

Status of Single Family Residential Dwellings (SFRD)

PERMIT #	ADDRESS/LOT #/ZONE	OWNER/BUILDER	STATUS
2020-34	287 Alta Cir.	Traci Clark	NC
2021-13	3149 LP Hwy	Sigfrid Della Valle	NC
2021-19	212 Beechwood	Jennifer Yost	HCBP
2021-20	126 Elm Ln	Chris Brock	NC
2021-25	209 Sunny Ridge Rd	Walter Baker	UC
2021-40	276 Roberts Dr.	Chris Miller	NC
2022-23	74 Indian Woods Trl	Jon Skillman	HCBP
2022-31	10 Fawn Turn Ln	Sigfrid Della Valle	HCBP
2022-38	209 Ficker Cir.	Sarah Adams	HCBP
2022-44	945 Somersby Pkwy.	Matt Padula	HCBP
2023-5	PIN# 9548467175/Clays Cv.	Josh Youngblood	LPZCP

Status Legend

LPZCP = Laurel Park Zoning Compliance Permit	HCBP = Henderson County Building Permit
UC = Under Construction	NC = Nearly Complete

Monthly Permits Other Than SFRD

Deck	0
Sign	0
Fence	0
Additions or Remodel	0
Accessory Use or Structure	3
Total for January	3



TOWN OF LAUREL PARK
AGENDA ITEM SUMMARY

Title of Item: Laurel Park Welcome Signs Update

Presenter: Town Manager Alex Carmichael

Attachment(s): Yes/No

Summary of Item:

Summit Marketing Group has provided visuals and cost estimates for Welcome/corporate limit signs for the Town of Laurel Park. Installed, the estimated price for three signs is \$8,547.38

Council Action Requested:

Consider proof and funding for the Welcome signs.

Suggested Motion:

Move to approve/deny design proof from Summit Marketing Group for Welcome Signs.



Tel 828-692-2450
 Fax 828-692-2144

513 N. Justice Street, Suite A
 Hendersonville, NC 28739

info@summitresults.com
 www.summitresults.com

Project: Laurel Park Corporate Limit Signs

	<u>QTY</u>	<u>RATE</u>	<u>AMOUNT</u>
Aluminum .080	3	911.44	2,734.32
Aluminum .080 Standard street sign, CNC routed with 3M Reflective Digital Graphics			
Size: Approx. 40" T x 30" W Design Sample attached			
Street Post	3	1451.02	4,353.06
Decorative Street Post			
3" x 120 Fluted Post, with Acorn Topper, 300 Series Base, 2 Sign Brackets & Breakaway Base			
Installation	8	120.00	960.00
Labor – Installation			
Consultation & Creative Design			<u>500.00</u>
		Subtotal:	8,547.38



WELCOME TO
LAUREL PARK
CHARTERED 1925



TOWN OF LAUREL PARK
AGENDA ITEM SUMMARY

Title of Item: Architectural Design Firm Interviews for Town Hall Project

Presenter: Mr. Wayland Shamburger

Attachment(s): Yes/No

- Shamburger Statement of Qualifications (SOQ)

Summary of Item:

Council Action Requested:

Staff requests the Town Council to conduct an interview with the architectural design firm for the Town Hall Capital Project.

Suggested Motion:

N/A



SHAMBURGER ARCHITECTURAL GROUP

421 FIFTH AVENUE WEST ▪ HENDERSONVILLE, NC 28739 ▪ P-828-692-2737 ▪ INFO@SDSAIA.COM
RESIDENTIAL ▪ COMMERCIAL ▪ RENOVATIONS ▪ INTERIOR DESIGN

October 3, 2022

Alex Carmichael
Town of Laurel Park
441 White Pine Drive
Laurel Park, NC 28739
RFQ – 2022-002 Town Hall Design Project

Submitter:
Wayland Shamburger
Shamburger Architectural Group, PLLC
421 5th Ave W.
Hendersonville, NC 28739

Contact:
Janice Guazzo
828-692-2737

Contents

Description.....	2
Organization and Experience	2
Submitter Experience.....	2
Key Personnel	2
Resumes of Key Personnel.....	3
Conflicts	3
Conflicts of Interest.....	3
References	3

Description

Having grown up in Hendersonville since I was 9. This place is truly my home. After graduating in 1997 from architecture school it was always my desire and dream to come back home to a place I see as beautiful and give great design and architecture to this environment I feel is woven into my DNA. I have always said, "You can't know where you are going until you know where you have been." In architectural terms, that means everything that is introduced into a place, the place must tell you what it has been and how it wants to relate to something new. I hear that when I listen to your board members speak of the history of the place and the significance of keeping that alive. Architecture that is about itself or its public significance will always be lonely, no matter how cute or creative it might be. The failure of most town halls or public buildings is that they attempt to address power or a significant scale that does not relate to our day-to-day human scale. This building is about intimacy and the relationship to Laurel Park's unique history and presence within the Henderson County community.

My Firm has been in downtown Hendersonville for over 20 years just a mile from the entrance to Laurel Park. I have designed many residential projects and renovations within LP over the years. I will be here for many more years, and I am confident there are very few that would understand the responsibility I do for this town I have always called home.

Organization and Experience

For the majority of my career, my primary design projects are in the residential and hospitality fields. The main reason for this is that I believe architecture is supposed to be intimate. It has the ability to give comfort. It should be unique, and it should be about the site where it's located. The factors that go into creating the intimacy, or the human connection range from scale to materials and textures the understanding of the surroundings whether it be for public or private uses.

When designing the new dining hall and front porch for Camp Greystone 20 years ago, I was asked to create something that would give parents and families a place to gather upon drop off and pick up days and what ended up happening was the architecture itself became the iconic symbol for the camp. moving forward it became the heart of the entire campus because it was about gathering, intimately and pausing and taking pictures with your family to say goodbye or hello again. That was not the original goal, but the architecture responded to the opportunity. My belief is that Camp Greystone has such a significant value within history. The project itself responded in a simple manner without trying to do too much.

We've also designed several tasting rooms for wineries and breweries. These are all places that respond to our need to connect. They are successful because they give a place for that connection to happen. The architecture that exists is a creative response. That's a part of the memories that are created there within.

I believe the basic goal here is not to hire the architect that has the most experience with public works buildings or federal structures. Your program is one that wants to bring people together and the need to create a space that is uniquely about Laurel Park to be able to have those meetings as a bonus it should be the architect's job to create something that is unique so that the experience of coming together is only made better within that special space.

Key Personnel

Shamburger Architectural Group

Wayland Shamburger, Principal Architect
Chari Moss, Project Architect
August Interiors Dina Gunn, Interior Designer

Integrity Consulting Group

TJ Philbrick, P.E. PhD.
Micheal P Garove, P.E.

SIMS Group Consulting Engineers

Derek Stuart, MEP Engineer

Quible & Associates

Tyson Griswold, Civil Engineer

Watermark Landscape Architecture

Hunter Marks, Landscape Architect

Resumes of Key Personnel - Appendix A

Conflicts

None

Conflicts of Interest

None

References -Appendix C

Stone Ashe Vineyard Tasting Room

Zach Cooper, Cooper Construction
(828) 692-7238
December 2019

Marked Tree Vineyards

Zach Cooper, Cooper Construction
(828) 692-7238
November 2019

Burntshirt Tasting Room

Zach Cooper, Cooper Construction
(828) 692-7238
December 2019

Grand Highlands Clubhouse

Angelo Prieto
angelo@grandhighlands.com (214) 450-0049

Dean Anderson
(828) 553-3077, dean@grandhighlands.com
June 2018

Camp Greystone

Jim Miller,
(828) 693-3182, jimboy@campgreystone.com

Residential Client

James Lyle (601) 259-3035

Other Commercial

Dennis Dunlap, Dunlap Construction (828) 697-9598

APPENDIX A
Resumes of Key
Personnel



SHAMBURGER ARCHITECTURAL GROUP

421 FIFTH AVENUE WEST ■ HENDERSONVILLE, NC 28739 ■ P-828-692-2737 ■ INFO@SDSAIA.COM
RESIDENTIAL ■ COMMERCIAL ■ RENOVATIONS ■ INTERIOR DESIGN

Shamburger Architectural Group was established in 1999 in Hendersonville, North Carolina.

Wayland Shamburger brings a sense of history and tradition to his mountain-based and resort-oriented designs. The architectural firm specializes in high-end custom residential creations, adolescent-inspiring camp architecture, renovations to existing sites and homes, multi-living projects, and custom homes on a fixed budget. Each project and each building influence how we work, live, and play. They should provide comfort, give security, and foster the idea of renewal and conservation. These buildings should work within a practical response to reality and budget, but they should also transcend time and fixed styles.

Our Staff

Wayland Shamburger, Principal AIA
Chari Moss, Project Manager
Emily Clark, Project Manager
Ryan Massengill, Project Manager
Karen Broom, Project Manager
Dina Gunn, Interior Designer
Janice Guazzo, Project Coordinator

Services

Services include custom residential designs, multi-family, commercial designs, Spec homes, development planning, development guidelines, procedures, and master planning, construction administration.



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Wayland Wallace Shamburger, AIA - Principal

Education:

- **Bachelor of Architecture**, (University of North Carolina at Charlotte)
- **Bachelor of Arts in Architecture - Cum Laude**, (University of North Carolina at Charlotte)
- **Bachelor of Science**, (Appalachian State University)

Work Experience:

- **Shamburger Architectural Group, PLLC (2011-Present)**
Principal, Owner, Fine Residential designs, Multi-family, Commercial Design, Spec homes, Development planner, Development guideline, procedures, and Master Planning
- **Shamburger Design Studio, (1999- 2011)**
Principal, Owner, Fine Residential designs, Multi-family, Spec homes, Development planner, Development guideline, procedures, and Master planning
- **Trillium Links & Village, (1998-1999)** Cashiers, NC
Town designer, Development planner, Fine Custom Home designer, Spec Home Designer, Construction supervision
- **Narmour Wright & Assoc., (1996 – 1998)** Charlotte, NC
Project Manager, Residential Design, Multi-Family, Commercial
- **Don Duffy Architecture, (1995-1998)** Charlotte, NC
Project Manager, Fine Custom Home designer, Custom renovations, and additions
- **Montana Craft School, (1996)** Bozeman, MT
Timber frame construction, Lead framer
- **Freeman White Architects, (1993-1995)** Charlotte, NC
Project Manager, Health Care, Senior Living, Adult, and Childcare facilities
- **Shamburger Designs, (1990-1998)**
Residential Design

Certification and Licenses:

- State of North Carolina, Registered Architect, AIA
- State of South Carolina, Registered Architect, AIA
- State of Kentucky, Registered Architect, AIA

Architectural Representative Review Boards:

- Balsam Mountain Preserve Review Board
- Falcon Ridge at Haw Creek HOA
- Fox Run Review Board
- Grand Highlands at Bearwallow Mountain Review Board
- Homestead at Mills River Review Board
- Skytop Farm ARB
- Southcliff HRB

Publications

- *Veranda* (September – October 2003), Stine Residence
- *Timber Frame Homes* (September 2004), Romano Residence
- *The Perfect Home* (Book on Residential Architects, North Carolina Representative, Winter 2004)

Design Edict:

Design is born as a result of the synthesizing by the designer of creative responses to input from the client; data gathered from the site and the climate; and an understanding of the structure, materials, space, and light. Working from the inside out, the designer develops the growth of an idea, as a result of the combination of the client's program as well as a response to the site and its surrounding environment. The completed design is the evolution of the client's dreams, limitations, and desires, and is a portrait of themselves.



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Dina Gunn, Interior Designer

Work Experience:

- **Shamburger Architectural Group, PLLC** (2014-Present) Hendersonville, NC
- **August Interiors** (2014-Present) Flat Rock, NC
- **Trillium Design LLC (2008- 2014)** Flat Rock, NC

Publications & Awards

- **Parade of Homes - Best in Show Gold Award, 2014**
- **Houzz, Best of Houzz Service 2016-2022**
- **Carolina Home & Garden (Winter 2020), Into the Woods, and Of the Woods**
- **WNC Magazine (Spring 2021), Love Where You Live – Interior Refresh**
- **Carolina Home & Garden (Spring 2021), The Hard Finish**

Dina Gunn, Interior Designer, has served the western North Carolina market (and beyond) since 2008. In addition to possessing outstanding design skills and talents, Dina has developed a strong network of leading builders, architects, community developers, landscape designers, home furnishing & materials suppliers, and product vendors. Effectively utilizing these key relationships is a vital component to the delivery of outstanding service and value to both her clients and business partners. An equally critical success factor is Dina's deep understanding of all the players' roles & moving parts of a design project, from conception to completion—regardless of whether the project is a new home build, new community development, or home remodel. Dina is a conductor of sorts—orchestrating all the design-related activity between the key players at just the right time and with just the right level of communication. This helps to keep everyone on the same page while also helping to ensure project deliverables are met and budgets are on track.

Chari Moss, Architect

Work Experience:

- **Shamburger Architectural Group (2015-Present)**
- **Padgett & Freeman (2005-2015)**

Certification and Licenses:

- **Licensed architect in NC**
- **LEED BD+C**

Education:

- **Bachelor of Architecture** (North Carolina State University 2002)



Sims Group Consulting Engineers was established in 1992 in Asheville, North Carolina.

The firm provides Consulting Services for Plumbing, HVAC, Lighting and Electrical Power Design. We take pride in our company and do our best to provide quality and timely service. We have designed over 3,200 projects to date.

OUR STAFF

Derek Stewart, PE - Principal
Kevin Hanrahan, Electrical Designer
Paul McElreath, Plumbing and Mechanical Designer
Cindy Bradley, Office Administrator

Services include field investigation, preparation of plans and specifications, cost estimates, shop drawing review, and contract administration.

Hourly Rates

Registered Engineer: \$125.00

Technician: \$50.00

We look forward to future endeavors with you.

DEREK STEWART, PE

PO Box 5534
ASHEVILLE, NC 28813
828.252025
EMAIL: DEREK@SIMSENGINEERS.COM

HIGHLIGHTS

Engineering:

- Licensed Professional Engineer in North Carolina, Registration #042145
- Sixteen years design experience:
 - Plumbing, 16 years
 - HVAC, 15 years
 - Electrical, 1 year
- Ability to work in a team environment or as an individual
- Well versed in compliance to building codes and design standards
- Manage multiple projects at once of varying size and complexity
- Manage and delegate tasks to employees

PROFESSIONAL EXPERIENCE

July 2016 to Present	Sims Group Consulting Engineers, PC, Asheville, North Carolina <i>Principal/Owner</i> Provide Plumbing, HVAC, and Electrical system design for commercial facilities and large residential buildings which comply with Local, State, and Federal Building Codes
September 2000 to June 2016	Sims Group Consulting Engineers, PC, Asheville, North Carolina <i>Professional Engineer</i> Provide Plumbing, HVAC, and Electrical system design for commercial facilities and large residential buildings which comply with Local, State, and Federal Building Codes
September 1999 to August 2000	Affiliated Technical Services/Affiliated Consultants, Engineers, Asheville, NC <i>AutoCAD Operator, Test, Adjust, Balance Technician</i> Tested, adjusted, and balanced HVAC systems in commercial facilities and then created reports using Microsoft Excel and AutoCAD.

(continued)

EDUCATION

**September 2006
to
August 2008**

Western Carolina University, Cullowhee, North Carolina

Master of Business Administration Student

Class Projects/Curriculum include: Managerial and Financial Accounting, Management, Marketing, Managerial Economics, Business Law. Graduated with 3.6/4.0 GPA.

**June 2001
to
May 2005**

Western Carolina University, Cullowhee, North Carolina

Manufacturing Engineering Technology Student

Class Projects/Curriculum included: In-depth study of Predictive/Preventative Maintenance, Quality Control, PLC programming, Project Management, Hydraulic systems, Polymers. Graduated with 3.6/4.0 GPA.





Integrity Consulting Group, PLLC
16607 Riverstone Way - Suite 200
Charlotte, NC 28277
www.integritycg.net

Curriculum Vitae Michael P. Garove, P.E.

Mr. Garove obtained his Bachelor of Science Degree in Civil Engineering from Clemson University in Clemson, SC. He is an accomplished professional engineer with experience in the design and forensic investigation of residential and commercial buildings and other various structures.

As a designer, Mr. Garove was responsible for producing full structural documents for new and renovated custom and tract single family dwellings including the design of all roof, wall, floor framing members and all related foundation elements. He also produced complete structural documents for wood, steel, masonry and concrete low-rise commercial structures, including the design of all roof, wall and floor framing members as well as all related foundation elements.

In addition to his design background, Mr. Garove also has experience performing forensic and as-built inspections of existing residential and commercial structures to determine causes of structural, and other various building envelope failures. Property and building damage evaluations include determining the cause and origin of moisture sources, wind, hail, fire, construction defects, tree impacts, vehicle impacts, soil movement and lightning strikes. Mr. Garove is accustomed to providing detailed reports and certified design documentation regarding forensic and as-built retrofit requirements to damaged structures.

Mr. Garove has also engaged in structural and building envelope investigations resulting from claims against insurance and surety groups. Mr. Garove has experience providing litigation support including technical investigations, reporting and expert witness engagements.

Education:

B.S. - Civil Engineering – Clemson University

Professional Registration:

North Carolina, South Carolina, Florida, Virginia, Massachusetts, Maryland, Connecticut, West Virginia, Vermont, Delaware, Kentucky, New York, New Jersey, Louisiana, Kansas, Tennessee, Texas, Oklahoma, Alabama, Mississippi

Professional Development Courses and Certifications:

HAAG Certified Commercial Roof Inspection Course
HAAG Certified Residential Roof Inspection Course
Building Pathology: Roofs
Building Pathology: Freeze-Thaw Cycling
Building Pathology: Site Drainage Problems
Building Pathology: Materials Pathology
Building Pathology: Columns and walls
Building Pathology: Members and Connections
Building Pathology: Foundations
Coastal Engineering: Hurricanes – The Basics
Coastal Engineering: Storm Surge
Coastal Engineering: Tides
Concrete 1: Evaluation and Causes of Damage
Efflorescence: Causes and Cures
Florida Engineers Laws and Rules
Groundwater for Engineers and Scientists
Introduction to FEMA Flood Maps and Flood Studies
Residential Construction for Coastal Areas
Roofing Materials – Flexible Membranes
Wood Design: Beam Design

Memberships:

Registered Professional Engineer – 19 States
The National Council of Examiners for Engineering and Surveying (NCEES)

Presentations:

“Wind vs. Flood ”, Windstorm Insurance Conference, Orlando, Florida January 30, 2013
“AC Lightning Strike Evaluations” – Annual Continuing Education Presentation
“Crawling the Crawlspace” – Annual Continuing Education Presentation
“Flood Damage Evaluation” – Annual Continuing Education Presentation
“Foundation Failures” – Annual Continuing Education Presentation
“Moisture Intrusion” – Annual Continuing Education Presentation
“Roof Damage – Residential” – Annual Continuing Education Presentation

Professional Experience:

Integrity Consulting Group, PLLC

2016 - PRESENT

Principal/Managing Partner

Performs numerous forensic inspections, analyses, and cause and origin investigations of structural failures to residential and commercial buildings and other structures. Responsible for producing full structural documents for new and renovated custom and tract single family dwellings including the design of all roof, wall, floor framing members and all related foundation elements. Produced complete structural documents for wood-framed, steel-framed, masonry and concrete constructed low-

Michael P. Garove, P.E – CV

rise commercial structures, including the design of all roof, wall and floor framing members as well as all related foundation elements.

Engaged in litigation support with various builders and attorneys representing construction liability insurance and surety groups. Investigations include building envelope failures, roofing, weatherproofing, flashing as well as apparent structural design and installation defects. Provided detailed reporting regarding the cause, origin and duration of apparent failures, developed scope of repairs and cost estimates and was involved in contract negotiations.

U. S. FORENSIC, L.L.C.

2010 - 2015

Project Engineer - (Partner 2012 to 2015)

Performed numerous forensic inspections, analyses, and cause and origin investigations of structural failures to residential and commercial buildings and other structures. Responsible for determining the cause and origin of cosmetic and structural damage to buildings from various sources including moisture, wind, hail, fire, tree impacts, vehicle impacts, construction defects, and soil movement. Performed inspections of HVAC systems and other electrical/mechanical equipment for damage from lightning strikes, hail, floodwaters and other perils.

Structural Integrity Engineering, P.A.

2003 – 2010

Design Engineer

Responsible for producing full structural documents for new and renovated custom and tract single family dwellings including the design of all roof, wall, floor framing members and all related foundation elements. Produced complete structural documents for wood-framed, steel-framed, masonry and concrete constructed low-rise commercial structures, including the design of all roof, wall and floor framing members as well as all related foundation elements. Duties included project supervision of various residential and commercial structures under construction. Performed forensic investigation of cause and origin of structural failures of residential and commercial buildings and other various associated structures.

Fay, Spofford and Thorndike, Inc.

2001-2002

Engineer in Training

As an engineer in training, Mr. Garove worked on the design of roadway construction including the development of roadway cross sections and signage requirements. Furthermore, he worked on the development of temporary traffic details to re-route traffic during roadway construction and the development of temporary pedestrian protective walkways along potentially hazardous construction sites.

Expert Witness Engagements:

Testimony at Deposition

North Carolina Licensing Board for General Contractors vs. Allen Design Associates, Inc. (Construction Defect), North Carolina Licensing Board for General Contractors, May 7, 2013. Plaintiff attorney: Anna Choi of Allen, Pinnix & Nichols, P.A.

Hogan vs. Fidelity, (Storm Damage Evaluation), The United States District Court of New York, April 25, 2013. Plaintiff representation: Mr. Timothy Hogan. Defense attorney: John Queenan of Iseman, Cunningham, Reister and Hyde, LLP.

Village Flats Owners Association, Inc. et al. v. McCallum Metal Works, Inc., et al. C.A. No.: 2018-CP-07-00187 (Construction Defect), C. Reed Teague, Esquire, The Ward Law Firm, P.A., Spartanburg, SC.

Testimony at Hearing

North Carolina Licensing Board for General Contractors vs. Allen Design Associates, Inc. (Construction Defect), North Carolina Licensing Board for General Contractors hearing, May 8, 2013. Plaintiff attorney: Anna Choi of Allen, Pinnix & Nichols, P.A.

Testimony at Trial

Keith Curry vs. All About Flooring of SC, LLC (Construction Defect), Greenville County Magistrate's Court, SC, Case No.: 2018-CV-23-10300648, March 13, 2020. Defense attorney: Brendan Kelley, Eller Tonsnen Bach, Greenville, SC.



Integrity Consulting Group, PLLC
16607 Riverstone Way - Suite 200
Charlotte, NC 28277
www.integritycg.net

Curriculum Vitae Terrence Philbrick Jr., P.E. PhD

PROFESSIONAL EXPERIENCE

January 2016 to Present Integrity Consulting Group, PLLC

Professional Engineer

Principal/Owner

Large and Mid-Range Custom Residential Structural Design

Low-Rise and Mid-Rise Commercial Design

Renovation and Change of Occupancy Structural Evaluation

Historic Landmark Renovations and Restoration

Forensic Investigations of Commercial and Residential
Construction

June 2000 to 2015 Structural Integrity Engineering, P.A.

Professional Engineer

President/Principal

Large and Mid-Range Custom Residential Structural Design

Low-Rise and Mid-Rise Commercial Design

Renovation and Change of Occupancy Structural Evaluation

Historic Landmark Renovations and Restoration

Forensic Investigations of Commercial and Residential
Construction

Forensic Investigations of Natural Disaster Claims

Expert Witness

Test Monitoring for ASTM Compliances

May 1996 - May 2000 Verna Engineering, P.C.

Engineering Designer/Professional Engineer

Vice President of Engineering Department

Board of Directors

Designed various sized residential structures and commercial
facilities. Performed forensic site investigations of buildings

Integrity Consulting Group, PLLC

NC – SC – VA – GA – FL – TX – AL – OK – LA – TN - MS

www.integritycg.net

Terrence Philbrick Jr., P.E., PhD – CV

constructed during the past 120 years.

Evaluated Stucco and Moisture Intrusion Damage on Residential Structures

October 1995 - May 1996 Laurene & Rickher, P.C.

Engineering Designer

Performed design tasks related to low-rise light industrial/office/residential facilities, and mid-rise hospital buildings. Designs include foundations, columns, floor system framing and detailing. Areas addressed in design include seismic and wind analysis.

PROFESSIONAL LICENSING/ACTIVITIES

Professional Engineer NC License No. 24578

Professional Engineer SC License No. 21716

Professional Engineer GA License No. 32384

Member American Society of Civil Engineers

EDUCATION

CLEMSON UNIVERSITY

Doctor of Philosophy in Civil Engineering **May 2004**

Structural Engineering Discipline

Master of Science in Civil Engineering **May 1994**

Structural Engineering Discipline

UNIVERSITY of NORTH CAROLINA at CHARLOTTE

Bachelor of Science in Civil Engineering **May 1992**

Structural Engineering Discipline

HONORS

-Tau Beta Pi Engineering Honor Society

-Chi Epsilon Civil Engineering Honor Society

PUBLICATIONS/PRESENTATIONS

Philbrick, Terrence W. Jr. *Computer Modeling Of Response For An Open-Deck Through Plate Girder Railroad Bridge*. MS thesis, Clemson Univ., May, 1994.

Schiff, Philbrick and Choros. *Response For An Open-Deck Through Plate Girder Railway Bridge*. Association of American Railroads, Report No. R-878.

Terrence Philbrick Jr., P.E., PhD – CV

Feb., 1995.

Philbrick, Zodo and Schiff. “Fatigue Assessment of Through Plate Girder Railway Bridges.” *ASCE Journal of Structural Engineering*, November, 1995.

Philbrick and Schiff. “Improved Analysis Techniques for the Capacity and Fatigue Assessment of TPG Railway Bridges.” *Proceedings of Structures Congress XIV*, April, 1996.

Philbrick and Rosowsky. “Analysis of Shoring Loads Using Field Data.” *Proceedings of Structures Congress XIV*, April, 1996.

Rosowsky and Philbrick. “Observations from Shore Load Measurements During Concrete Construction.” *ASCE Journal of Performance of Constructed Facilities*, February 1997.

Philbrick, Terrence W. Jr. *Development Of A Highway Bridge Load Rating And Assessment Program*. PhD Dissertation, Clemson University, May, 2004.

“Response for An Open-Deck Through Plate Girder Railway Bridge.” Presentation at South Carolina Sectional Meeting for ASCE. Augusta, GA. September, 1995.

Panel Discussion on Telecommunications in Engineering Education, Southeast Regional Meeting of ASEE. Nashville, TN. March, 1993.



Warren D. Eadus, P.G.

President

Quible & Associates, P.C.

Education

East Carolina University 1998
Bachelor of Science in Geology

Key Areas of Expertise

- ▶ Phase I and Phase II Environmental Site Assessments
- ▶ Preparation of SEPA, NEPA Environmental Assessments
- ▶ Essential Fish Habitat Assessments
- ▶ Wetlands Delineation, Planning, Mitigation, and Restoration
- ▶ Natural Resource and Habitat Evaluations
- ▶ Submerged Aquatic Vegetation Delineation, Mitigation, and Restoration Activities
- ▶ Bathymetric Surveys
- ▶ NC DEQ UST Directed Assessments
- ▶ Soil and Groundwater Contaminant Migration Modeling
- ▶ Shoreline Enhancement
- ▶ Project Management
- ▶ CAMA Permitting
- ▶ USACE Permitting
- ▶ Violation Resolution
- ▶ NC Brownfields
- ▶ Living Shorelines
- ▶ Landfill Assessment and Monitoring

Mr. Eadus studied geology at East Carolina University, graduating with a BS in 1998. While at East Carolina, he spent a summer as a paid intern with the East Carolina University Geology Department, where he gained valuable field experience that has continued to be of benefit throughout his 23 years of professional work in geology and environmental science.

The first five years of Mr. Eadus' career dealt chiefly with soil and groundwater contamination assessment and mining work in North Carolina and South Carolina, and project and operations management.

The last 19 years have been spent preparing CAMA Major Permits and SEPA documents, conducting landfill assessments, Phase I ESAs, wetland delineations, and working on restoration and enhancement projects.

Relevant Highlights

- ▶ Familiarity with North Carolina and federal environmental regulations
- ▶ Extensive knowledge of state and federal permitting
- ▶ Experienced in environmental planning

Trainings and Certifications

- ▶ Licensed Geologist in the State of North Carolina May 12, 2004-Present
- ▶ Certified Professional Geologist in the Commonwealth of Virginia #2801 001874
- ▶ Certified Well Driller, State of North Carolina 3410-B
- ▶ 40-Hour Occupational Safety and Health Administration, Hazwopper with Annual 8-hour refresher, Confined Space Entry Endorsement
- ▶ Level III-B: Designer of Erosion and Sediment Control for Reclamation Plans
- ▶ Certified Stormwater BMP Inspection and Maintenance

Representative Experience

- ▶ Staff Geologist/Environmental Scientist/Project Manager - Quible & Associates, P.C., 2003-Present
- ▶ Project Manager/Staff Geologist - Geological Resources, Inc., Charlotte, North Carolina, 1998-2003
- ▶ Field Research Assistant for The Waccamaw Drainage System: Geology and Dynamics of a Coastal Wetland, Southeastern North Carolina (Riggs, Ames, Brant et al. September 2000) for the NCDEQ Division of Water Resources.
- ▶ 2003 North Carolina representative (Rotary International) in a Study Exchange with a Focus on Arsenic Contamination in Deep Aquifers in Bangladesh.

Michael W. Strader, Jr. P.E.

Director of Engineering

Quible & Associates, P.C.



Education

Virginia Polytechnic Institute and State University 2001
Bachelor of Science in Civil and Environmental Engineering

Key Areas of Expertise

- ▶ Commercial and Residential Site Planning
- ▶ Wastewater Collection and Treatment System Design, Permitting and Certification
- ▶ Water System Design, Permitting and Certification
- ▶ Water Main/Fire Line System Design & Modeling
- ▶ Project Management
- ▶ Subdivision Design and Permitting
- ▶ Stormwater Collection and Treatment System Design, Permitting and Certification
- ▶ Soil Erosion and Sedimentation Control Planning, Design, and Permitting
- ▶ Bidding Assistance and Construction Administration
- ▶ Construction Inspection

Trainings and Certifications

- ▶ State of North Carolina Professional Engineer- License No. 037813
- ▶ Commonwealth of Virginia Professional Engineer - License No. 041282
- ▶ American Water Works Association
- ▶ Subsurface Wastewater Systems Operator Training
- ▶ WaterCAD Modeling Software

Relevant Highlights

- ▶ Local, State and Federal permitting
- ▶ Local Site Plan, Utilities, Stormwater Management, and Erosion and Sediment Control Plan Reviewer

Mr. Strader is a licensed Professional Engineer with more than 22 years of engineering experience. He has extensive knowledge in the areas of commercial site plans, water treatment and distribution design, hydraulic modeling, groundwater well development, water resource planning, water supply storage, booster station design, wastewater collection and conveyance design, pump station design, Stormwater Management, Erosion and Sedimentation Control, and roadway design. His experience includes residential and commercial site development and the associated permitting process. Mike has written Preliminary Engineering Reports and Environmental Assessments, including those meeting state and federal funding requirements, Letter Reports, O&M Manuals, Cost Estimates, prepared bid documents and construction documents suitable for public advertisement. In addition to his experience listed above, Mike is familiar with dam inundation mapping and analyses, streetscape improvements, and downtown revitalization projects. Mike has been the designated technical review authority for several municipalities and service authorities. Plan review responsibilities include site plans, master plans, subdivision plans, roadway improvements, drainage plans, recreational facilities, utilities and traffic control. Mike began his professional career at Quible while in college and as an EIT after graduation, and has re-joined our team in 2011 after working with a leading Civil Engineering firm in Lynchburg, VA. Mike has also been employed with USGS, where he conducted aquifer research and analysis, including age dating of groundwater using CFC's as part of the VA Aquifer Susceptibility Study.

Representative Work Experience

- ▶ Project Manager/Civil Design Engineer- WW Associates, Inc. 2005-2011
- ▶ Hydrologist- USGS 1998-1999 and 2004-2005
- ▶ E.I.T- Quible & Associates P.C. 2001-2004



Tyson Griswold, P.E.

Project Engineer

Quible & Associates, P.C.

Education

Auburn University 1993
Bachelor of Civil Engineering

Key Areas of Expertise

- ▶ Municipal Engineering
- ▶ Roads/Parking/Drainage Design
- ▶ Stormwater and Erosion Control
- ▶ Water Distribution
- ▶ Wastewater Collection
- ▶ Pump Stations
- ▶ WWTP Facilities Planning
- ▶ Wastewater Treatment
- ▶ Wastewater Permitting
- ▶ Site Design
- ▶ Subdivision Design & Planning
- ▶ Zoning Compliance
- ▶ Regulatory Environment & Ordinance Research
- ▶ Design & Permitting - All areas outside of 5' of buildings

Mr. Griswold studied civil engineering at Auburn University, Auburn, Alabama, graduating with a BCE in 1993. While at Auburn University, he worked summers as a Professional Civil Engineer Trainee with the Alabama Department of Transportation, where he worked in surveying, roadway design, stormwater design, and materials testing.

The first 10 years of Mr. Griswold's career, he served as an Environmental Engineer with the Alabama Department of Environmental Management (ADEM, Alabama's equivalent to NCDEQ) permitting and inspecting NPDES permitted Municipally Owned WWTPs and with Phase I&II Municipal Separate Storm Sewer Systems (MS4) permitting and inspections throughout large and developing municipalities in the State of Alabama.

The next 5 years Mr. Griswold worked in WWTP and wastewater collections system analysis, permitting and design,

For the last 14 years, Mr. Griswold has worked in land development design and permitting, gaining experience in road/parking/drainage design and permitting, as well as planning for zoning compliance.

Relevant Highlights

- ▶ Expert Stormwater Design and Modeling of Channel Hydraulics and Stream Hydrology
- ▶ Water and Wastewater design, modeling, and calculation
- ▶ Familiarity with North Carolina and federal environmental regulations
- ▶ Extensive knowledge of state and federal permitting
- ▶ Experienced in planning and zoning compliance

Trainings and Certifications

- ▶ Professional Engineer in North Carolina, South Carolina, and Alabama

Representative Experience

- ▶ Project Engineer/Project Manager - Quible & Associates, P.C., Jan 2022-Present
- ▶ Project Engineer/Project Manager/Owner - Griswold Engineering & Environmental, PLLC Jan 2015 - Jan 2022
- ▶ Basewide Operating Civil Engineer - Maxwell AFB, Montgomery, Alabama
- ▶ Subdivision Design Engineer - Missoula, Montana
- ▶ Wastewater Design Engineer - Pensacola, Florida
- ▶ Environmental Engineer - Montgomery, Alabama

Joel D. Lenk, P.G.

Manager, Western North Carolina Office



Quible & Associates, P.C.

Education

East Carolina University 1997
Bachelor of Science in Geology
Post Graduate:

North Carolina State University-NC
Stream Restoration Institute,
Natural Channel Assessment and
Design
US Army Corps of Engineers-
Certified Wetland Delineator

Key Areas of Expertise

- Project Management
- Phase I and II Environmental Site Assessments
- Wetland Delineations and Evaluations of Jurisdictional Waters
- Wetland/Stream Mitigation Planning and Analysis
- 404 and 401 Permitting
- Stream Restoration Assessment, Design, Permitting, and Construction Oversight
- Dam Permitting & Maintenance
- Emergency Action Plans
- Bid Documents & Contractor Procurement
- Grant Writing
- Landfill Maintenance & Solid Waste Regulation
- Landfill Gas Monitoring
- Expert Witness Deposition & Testimony
- Soil, Surface water, and Groundwater Sampling
- Sediment & Erosion Control
- Construction Administration

Mr. Lenk is a licensed professional geologist in North and South Carolina with 17 years of experience working as an environmental consultant with highly respected firms. He earned his Bachelor of Science degree in Geology from East Carolina University in 1997. He has extensive experience working in mountain and piedmont riverine environments, and is familiar with State and Federal law and policy associated with stream systems, wetlands, and groundwater.

Mr. Lenk's professional experience includes environmental restoration, compensatory mitigation and banking, wetland delineation and jurisdictional determination, environmental permitting, soil, water, and gas sampling, and assessment and remediation of soil and groundwater. Additionally, he has provided expert witness testimony related to potential impacts to ecological resources for projects in western North Carolina.

Relevant Highlights

- Familiarity with North Carolina and Federal Environmental Regulations
- State and Federal Environmental Permitting and Compliance (401 Water Quality, and 404 Permitting)

Trainings and Certifications

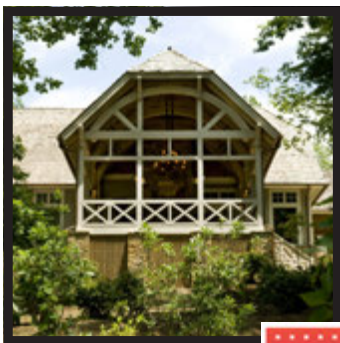
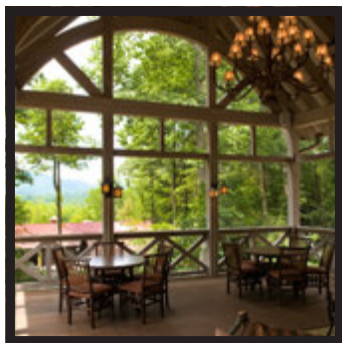
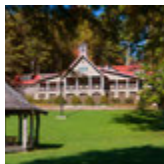
- State of North Carolina Professional Geologist License 2005 (#2044)
- State of South Carolina Professional Geologist License 2010 (#2541)
- 40-Hour Occupational Safety and Health Administration HAZWOPER Certification
- US Army Corps of Engineers - Certified Wetland Delineator
- North Carolina State University - NC Stream Restoration Institute, Natural Channel Assessment and Design Training

Representative Experience

- Staff Geologist- Geological Resources, Inc. 2000-2004
- Senior Geologist, Co-owner - Altamont Environmental, Inc. 2004-2013
- Geologist, Office Manager - Quible & Associates, P.C., January 2015-present

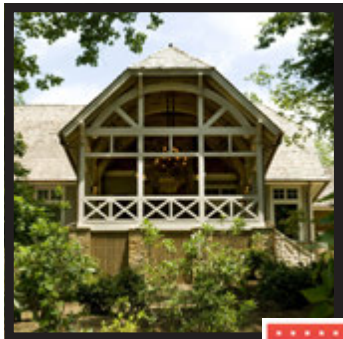
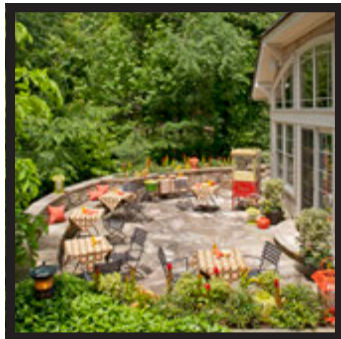
APPENDIX C

Design Portfolio



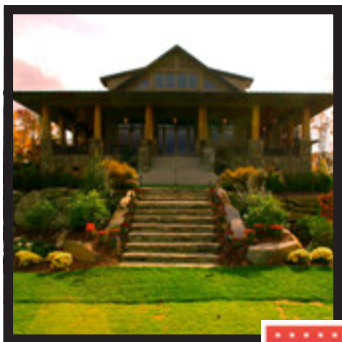
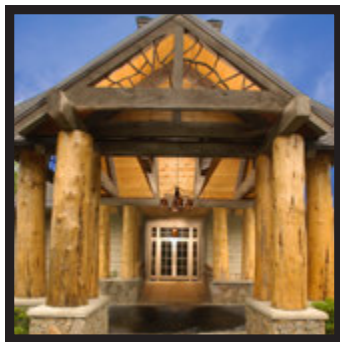
CAMP GREYSTONE
Jim Miller, 828-693-3182, jimboy@campgreystone.com





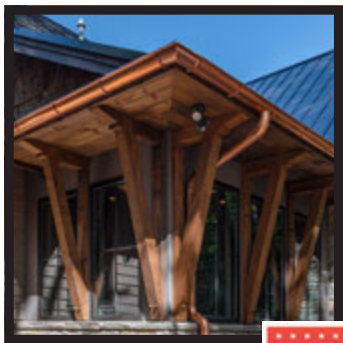
MILLER PRIVATE RESIDENCE
Jim Miller, 828-693-3182, jimboy@campgreystone.com





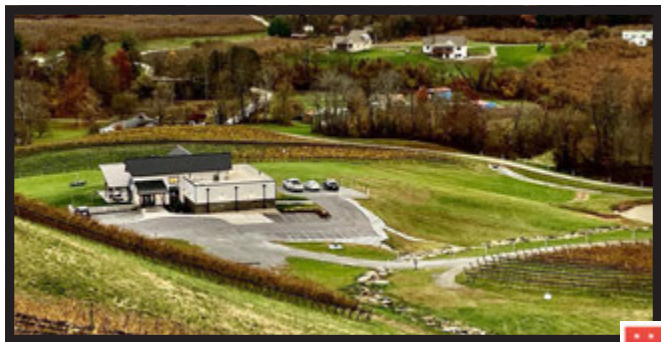
TRILLIUM CLUBHOUSE





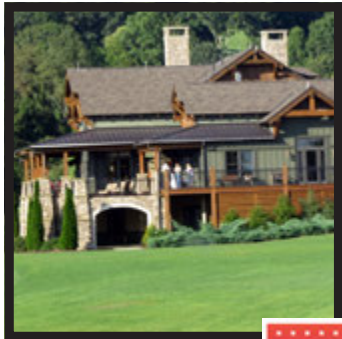
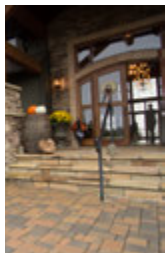
BALSAM MOUNTAIN PRIVATE RESIDENCE 2020





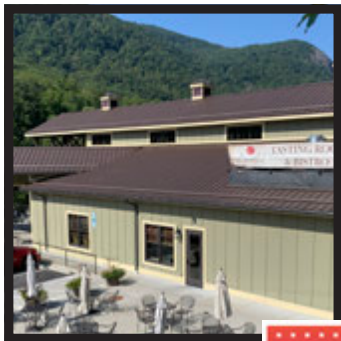
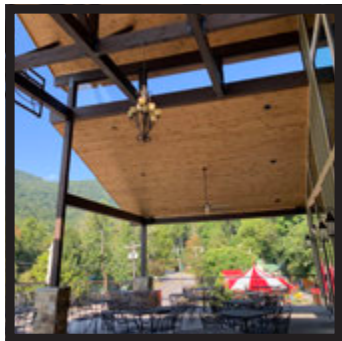
STONE ASHEVINEYARDS TASTING ROOM
Zach Cooper, Cooper Construction (828) 692-7238
November 2019





GRAND HIGHLANDS CLUBHOUSE
Dean Anderson, 828-553-3077, dean@grandhighlands.com
June 2018



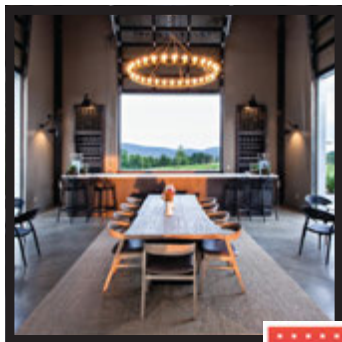


BURNTSHIRT TASTING ROOM

Zach Cooper, Cooper Construction (828) 692-7238

November 2019





MARKED TREE TASTING ROOM
Zach Cooper, Cooper Construction (828) 692-7238
November 2019





**TOWN OF LAUREL PARK
AGENDA ITEM SUMMARY**

Title of Item: Discussion of Qualifications of Architectural Firms for Town Hall Project

Presenter: Town Manager Alex Carmichael

Attachment(s): Yes/No

Summary of Item:

G.S. 143-64.31 requires that municipalities select architects and engineers using a qualifications-based selection model. The Council must rank the most qualified firm, second most qualified firm, and third most qualified firm. The Town will then negotiate a contract with the top ranked firm. If no agreement can be reached, the Town will then negotiate with the second highest ranking firm. If an agreement cannot be reached again, the Town will negotiate with the third top ranking firm.

Council Action Requested:

Rank first, second, and third choice architectural firms for the Town Hall project.

Suggested Motion:

Move to rank _____ as the most qualified architectural firm for the Town Hall project.

Move to rank _____ as the second most qualified architectural firm for the Town Hall project.

Move to rank _____ as the third most qualified architectural firm for the Town Hall project.



TOWN OF LAUREL PARK
AGENDA ITEM SUMMARY

Title of Item: Budget Amendment #3

Presenter: Town Manager Alex Carmichael

Attachment(s): Yes/No

- Budget Amendment #3

Summary of Item:

A budget amendment is necessary for the Town to match the Tourism Development Authority (TDA) grant for parking renovations at Jump-Off-Rock. Budget Amendment #3 appropriates \$5,000 additional dollars, raising the town match from \$5,000 to \$10,000.

Council Action Requested:

Consider Budget Amendment #3, appropriating an additional \$5,000 for the TDA grant for parking improvements at Jump-Off-Rock.

Suggested Motion:

Move to approve/deny Budget Amendment #3 as presented.

Ord. 2023-5
Town of Laurel Park, North Carolina
Budget Ordinance Amendment
Fiscal Year 2022-2023
Amendment #3

To transfer funds from Fund Balance to the Capital Outlay account in the Parks Department. The funds are necessary to match a grant from Henderson County TDA.

Section 1. To amend the General Fund (10), the appropriations are to be changed as follows:

<u>Account</u>	Decrease	Increase
Capital Outlay (106130.5100)		\$ 5,000.00
Total Changes		\$ 5,000.00

Section 2. To amend the General Fund (10), the revenues are to be changed as follows:

<u>Account</u>	Decrease	Increase
Fund Balance Appropriated (103070.0000)	\$ 5,000.00	
Total Changes	\$ 5,000.00	
Grand Total Changes	\$5,000	\$5,000

Section 3. Copies of this budget amendment shall be furnished to the Clerk to the Town Council, and to the Budget Officer and the Finance Officer for their direction.

Adopted this 21st day of February 2023.

ATTEST:

J. Carey O’Cain, Mayor

Tamara Amin, CMC, NCCMC
Town Clerk/Deputy Tax Collector



TOWN OF LAUREL PARK
AGENDA ITEM SUMMARY

Title of Item: Resolution Opposing Changes to Municipal Elections

Presenter: Mayor Carey O’Cain

Attachment(s): Yes/No

- Resolution 2023-1 Opposing Changes To Municipal Elections

Summary of Item:

Resolution 2023-1 requests the General Assembly to oppose creating partisan municipal elections or changing the election cycle to even numbered years.

Council Action Requested:

Discuss and consider Resolution 2023-1 Opposing Changes To Municipal Elections.

Suggested Motion:

Move to approve/deny Resolution 2023-1 Opposing Changes To Municipal Elections.

Resolution No 2023-01

**A RESOLUTION OF THE TOWN OF LAUREL PARK TOWN COUNCIL OPPOSING
CHANGES TO MUNICIPAL ELECTIONS**

WHEREAS, municipalities in North Carolina have a longstanding history of being among the highest professionally run local governments in the country; AND

WHEREAS, we believe that as local officials who live and work daily in the community we represent, we can best determine the specific needs of our citizens and our communities; AND

WHEREAS, we as local officials, strongly affirm that as a non-partisan body we are better able to serve our residents and make decisions based on the best interest of the municipality independent of partisan principles; AND

WHEREAS, since 2000, the Town's Corporate Charter provides that the Town's regular municipal elections shall be held in the Town every two years in odd-numbered years, and shall be conducted on a nonpartisan basis using the nonpartisan plurality method in accordance with the G.S. 163-292; AND

WHEREAS, municipal elections are purposely held in odd-numbered years in order to separate national and state elections from local government elections.

NOW, THEREFORE, BE IT RESOLVED that the Town Council of the Town of Laurel Park, in order to protect the rights of local municipalities to choose their own form of government, opposes the establishment of partisan municipal elections in Laurel Park and requests the North Carolina General Assembly to oppose the afore-referenced request or any subsequent legislation with the intent of mandating partisan elections and/or changing election cycles to even-numbered years unless requested by the municipality, and further, that a copy of this Resolution be provided to North Carolina House of Representative Jennifer Balkcom and North Carolina Senator Timothy Moffitt.

Adopted this the 21st day of February 2023.

J. Carey O’Cain, Mayor

Attest:

Tamara Amin, CMC, NCCMC

Town Clerk