

From: Reuben Blackwell
Date: October 04, 2018 8:30:58 PM (-04)
To: Rochelle Small-Toney
Subject: **Re: Agenda for the October 8, 2018 City Council Meeting**

Attachments:

EXCELLENT! THANK YOU!

On Thu, Oct 4, 2018 at 8:16 PM Rochelle Small-Toney <rochelle.small-toney@rockymountnc.gov> wrote:

No, we will continue to look to use the site for housing and terminate the agreement at the appropriate time. Parking is during the interim until we know for certain that the state has appropriated the funds for the project. My understanding is that DFI is stating that the state will fund the project using CDBG funds.

Best regards,

Rochelle D. Small-Toney
City Manager
City of Rocky Mount
POB 1180
Rocky Mount, North Carolina 27804
TEL 252-972-1325
FAC 252-972-1173
rockymountnc.gov

On Oct 4, 2018, at 8:02 PM, Reuben Blackwell <reubenblackwell58@gmail.com> wrote:

The document that defines our parking relationship with ECC says that we are using both parcels for event parking and that we are paying all costs for all lot improvements. Are we now saying that we are not choosing to use our parcels for housing on Atlantic and Tarboro or are their other parcels not defined or included in this agreement?

----- Forwarded message -----

From: **Kream Mosley** <Kream.Mosley@rockymountnc.gov>
Date: Thu, Oct 4, 2018 at 4:24 PM
Subject: Agenda for the October 8, 2018 City Council Meeting
To: Andre Knight <andreknight@embarqmail.com>, Chris Miller <ccmillerrm@aol.com>, David Combs <davidcombsmayor@aol.com>, Jep Rose <jep.rose@rockymountnc.gov>, Lois Watkins <councilwomanwatkins@gmail.com>, Reuben Blackwell <reubenblackwell58@gmail.com>, Tom Rogers <tom.rogers@suddenlink.net>, WB Bullock <wbullock8@gmail.com>, Chris

From: Natasha Hampton-Clayton
Date: September 21, 2018 11:49:26 AM (-04)
To: Rochelle Small-Toney
Subject: **Battleboro Community Center - Notice of Possible Mold Infestation**

Attachments:

Good morning Madam City Manager,

Please be advised, last week Battleboro Community Center staff noticed a dead spot while entering the back door of the facility. Construction Supervisor Geoffrey Pittard removed the flooring in the weak area identified and reported a thick white mold covering the floor joists. He took a look at the other areas under the building and found that mold and some rotten wood is widespread. Michael Baughn, Risk Manager was called and is having a company test the mold and based on their findings will make a recommendation for abatement and repair. Director Yarrell recommends closing the facility from public use until all testing concludes, findings reported and we are able to abate the issue.

All scheduled events will be cancelled however not without alternative venue options provided. Additional information will be sent when available.

Natasha Hampton-Clayton

Assistant City Manager | Office of the City Manager
City of Rocky Mount | 331 S. Franklin St., PO Box 1180
Rocky Mount, NC 27802-1180
O: 252-972-1330 | F: 252-972-1173 | C: 252-557-7519
Natasha.Hampton-Clayton@rockymountnc.gov
Hours: Mon. – Fri., 8:30am – 5:00pm | www.rockymountnc.gov

From: Landis Faulcon
Date: September 20, 2018 3:54:12 PM (-04)
To: Mabeleen Taylor-Jones
Cc: Nicki Gurganus; Rochelle Small-Toney
Subject: **RE: Reimbursement Adjustment**

Attachments:

There was no breakfast provided by the conference for the days we attended the conference. Please process my per diem for breakfast at the out of state rate. We ate breakfast at the hotel on our own.

Landis D. Faulcon, Ph.D.

Director of Community and Business Development
City of Rocky Mount, North Carolina
Telephone: 252-972-1334
Facsimile: 252-972-1173
Email: landis.faulcon@rockymountnc.gov

From: Mabeleen Taylor-Jones
Sent: Thursday, September 20, 2018 3:20 PM
To: Landis Faulcon <landis.faulcon@rockymountnc.gov>
Subject: Fw: Reimbursement Adjustment

FYI

Mabel Taylor-Jones, Administrative Assistant

Community & Business Development

City of Rocky Mount

331 South Franklin Street

Rocky Mount, NC 27802-1180

Office: (252) 972-1100

Fax (252) 972-1581

From: Nicki Gurganus
Sent: Thursday, September 20, 2018 3:02 PM
To: Mabeleen Taylor-Jones
Subject: Re: Reimbursement Adjustment

On the days that breakfast was provided on the agenda, there is no per diem allowance for that meal. Breakfast was provided on 7/26, 7/27, 7/28 and 7/29 per the agendas. For the other days, you would enter the per diem for breakfast for Miami on the form and then the ineligible expenses at the bottom would offset it.

Thanks! nicki

Nicki Boulden Gurganus, CPA, CLGFO
Accounting Manager
City of Rocky Mount
Ofc (252) 972-1218
Fax (252) 972-1662
nicki.gurganus@rockymountnc.gov

"The best way to find yourself is to lose yourself in the service of others" - Mahatma Gandhi

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From: Mabeleen Taylor-Jones
Sent: Thursday, September 20, 2018 2:38 PM
To: Nicki Gurganus
Subject: Re: Reimbursement Adjustment

Even if the breakfasts were not on the Form for reimbursement, does that matter? I will be coming up to bring an Invoice in a few minutes, hope to see you then. Thanks Nicki.

Mabel Taylor-Jones, Administrative Assistant

Community & Business Development

City of Rocky Mount

331 South Franklin Street

Rocky Mount, NC 27802-1180

Office: (252) 972-1100

Fax (252) 972-1581

From: Nicki Gurganus
Sent: Thursday, September 20, 2018 1:54 PM
To: Mabeleen Taylor-Jones
Subject: Reimbursement Adjustment

The meal charges are included in the amount that we paid on the City's credit card. The per diems for those meals are included in the reimbursement for Landis. Without adjustment, we would have paid for the same meals twice.

Landis will effectively receive the difference between the per diem and what was actually charged for that meal to the hotel.

Please let me know if you have any other questions.

Thanks! Nicki

Nicki Boulden Gurganus, CPA, CLGFO
Accounting Manager
City of Rocky Mount
Ofc (252) 972-1218
Fax (252) 972-1662
nicki.gurganus@rockymountnc.gov

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From: Rochelle Small-Toney
Date: September 20, 2018 4:39:32 PM (-04)
To: Joyce Dickens
Cc: Landis Faulcon;rmeccdcadmin@embarqmail.com
Subject: **Re: Douglas Block Property.pdf**

Attachments:

Joyce,

I believe Ken Hunter is on his way to your office with your check. It has been ready and sitting in the vault for someone to pick up as it has been picked up in the past. Sorry for the mixup.

Rochelle

On Sep 20, 2018, at 4:15 PM, Joyce Dickens <rmeccdc@embarqmail.com> wrote:

Landis,

There is no payment due from the RMECDC to the City for this land. Please have the person making the inquiry to contact the City Attorney, Jep Rose, for clarification since he represented the City in this matter.

This RMECDC and City of Rocky Mount entered into legal mediation concerning the ownership of Douglas Block.

This document and the Douglas Block #2 Invoice you authorized are part of the Settlement on Douglas Block for the RMECDC.

The document attached conveys the outparcel located beside the Booker T. Theatre to the RMECDC for 30 months to develop a strategy, development funding and required permits to develop the outparcel. I am working with our Architect to determine what we will build on the site. Recently, the City exercised its Easement and enlarged the sidewalk beside the Manhattan building, which reduced the size of the outparcel.

I emailed the City Manager today because of the City's delay in adhering to the timeline of the Douglas Block Settlement payment by the City. We submitted the Invoice July 2018 according to the Settlement schedule, as of today, September 20th, the RMECDC has not received the payment, nor any communications from the City concerning the payment.

Please contact me if you have further questions or need additional information.

Thanks,
Joyce Dickens
RMECDC

From: Landis Faulcon [<mailto:landis.faulcon@rockymountnc.gov>]
Sent: Thursday, September 20, 2018 2:59 PM
To: Joyce Dickens
Subject: Douglas Block Property.pdf

Good afternoon! The attached document was sent to me with an inquiry about payment for the property. I am not familiar with this. Please advise.

Landis D. Faulcon, Ph.D.

Director of Community and Business Development
City of Rocky Mount, North Carolina
Telephone: 252-972-1334
Facsimile: 252-972-1173
Email: landis.faulcon@rockymountnc.gov

Best regards,

Rochelle D. Small-Toney
City Manager
City of Rocky Mount
331 S. Franklin St.
PO Box 1180
Rocky Mount, NC. 27802-1180
252-972-1325 Office
252-972-1173 Fax

From: Amy Staton
Date: September 18, 2018 3:39:10 PM (-04)
To: Rochelle Small-Toney
Cc: Tanika Cooper
Subject: **Auditor Inquiry**

Attachments: City Manager Audit Inquiry Letter 2018 - Published.docx;

Rochelle,

The auditors sent you the attached audit inquiry letter. It is basically the same as the inquiry letter from last year. For your convenience, I have entered the responses from last year. The last 2 questions are different but I attempted to answer them. Of course it should be your responses so please adjust answers accordingly. I just wanted to help you with it to get it back to the auditors as quickly as we can. Our audit and CAFR is complete and almost clear to send to the LGC. We will need this letter complete in order to have it released.

Thanks,

Amy Staton, CPA, CMA
Director of Finance
City of Rocky Mount, North Carolina
252-972-1200

From: Sue Perry-Cole
Date: September 18, 2018 9:59:34 AM (-04)
To: Rochelle Small-Toney
Cc: Landis Faulcon;Joyce Dickens;Yolanda Taylor;Sara Matecun;Alecia Amoo;Peter Gilbert;Laverne
Subject: **RE: Telegram Article, Sept. 9, 2018**

Attachments:

Rochelle,

I'm now more certain than ever before that what we want to achieve in the long term for the City's underserved will require a bold vision, perseverance, fortitude and commitment to struggle. Given the environment, it is critical that we strengthen our partnership with the City. More about that later.

Thanks again for your positive leadership.

From: Rochelle Small-Toney [mailto:rochelle.small-tony@rockymountnc.gov]
Sent: Monday, September 17, 2018 7:35 PM
To: Sue Perry-Cole
Cc: Landis Faulcon; Joyce Dickens; Yolanda Taylor; Sara Matecun; Alecia Amoo; Peter Gilbert; Laverne
Subject: Re: Telegram Article, Sept. 9, 2018

Good Evening Sue,

I hope this note finds you and everyone in the best of spirits.

It was very kind of you to write and thank me for my comments. I appreciate the time you took to do so because you know as an administrator, you rarely receive that and coming from you makes it even more special.

I believe we are on the right track working with community stakeholders and keeping our focus on providing decent, safe and affordable housing for everyone throughout the city should be our primary goal.

I appreciate and look forward to our partnerships to achieve this goal.

All the best,

Rochelle

On Sep 10, 2018, at 1:10 PM, Sue Perry-Cole <sperrycole@ncacdc.org> wrote:

Rochelle,

I write to thank you for your article, "*City Center is Crucial to Strong Community*," which appeared in the September 9, 2018 edition of the Rocky Mount Telegram. In this article, you

clarified the City's vision of a "flourishing downtown" as a key driver of economic stability and prosperity for our area.

We who live in underserved neighborhoods near and adjacent to the City's downtown corridor were very encouraged by your comments: "Diverse housing is another aspect of the city's vision" as well as ensuring "inclusivity by mitigating the impact of gentrification on downtown neighborhoods."

In addition, your comments in the article addressing the pending creation of a Workforce Housing Advisory Commission and the Council's attention to "unmet fair and affordable housing needs" were equally well received.

On behalf of the City's residents from underserved neighborhoods who participate in the Community Academy, I can assure you that we seek to partner with the City in achieving the economic viability of current downtown and neighborhood revitalization efforts, while also ensuring that these activities are socially just.

We look forward to continuing to serve as an active and supportive partner with the City of Rocky Mount.

Susan Perry Cole, President and CEO
NC Association of Community Development Corporations
110 Fountain Park Drive, Suite J23, Battleboro, NC 27809
Phone: 252-443-4659
Fax: 252-443-4942
sperrycole@ncacdc.org

Best regards,

Rochelle D. Small-Toney
City Manager
City of Rocky Mount
331 S. Franklin St.
PO Box 1180
Rocky Mount, NC. 27802-1180
252-972-1325 Office
252-972-1173 Fax

From: Landis Faulcon
Date: September 07, 2018 5:16:01 PM (-04)
To: Nicki Gurganus;Mabeleen Taylor-Jones
Subject: **RE: Travel Settlement - Miami**

Attachments:

Thanks Nikki! We did not have dinner on the 28th. That was an extra ticketed event which we didn't pay for.

After the conference ended, we had an opportunity to visit neighboring areas including business and entertainment districts, mixed-use developments, housing and retail/tourism.

The city manager handled the hotel and airport parking on her credit card.

From: Nicki Gurganus

Sent: Friday, September 07, 2018 5:08 PM

To: Landis Faulcon <landis.faulcon@rockymountnc.gov>; Mabeleen Taylor-Jones <mabel.taylor-jones@rockymountnc.gov>

Subject: Travel Settlement - Miami

For the Miami travel settlement, please revise or provide information as follows:

- On 7/26, lunch was provided per the agenda, please remove the lunch per diem for that day
- On 7/28, dinner was provided per the agenda, please remove the dinner per diem for that day
- Please provide the hotel invoice and include those amounts per day for the hotel stay, include it in the Paid by: City column and it won't calculate in what is due to Landis
- Since the conference ended on 7/29 in the morning, please provide justification for the extra night's hotel stay. If there is no business purpose, please deduct that amount from the reimbursement
- Mileage to/from the airport is shown, was there also parking at the airport? If so, please include that amount and the receipt

Thanks so much!

Nicki

Nicki Boulden Gurganus, CPA, CLGFO
Accounting Manager
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nicki.gurganus@rockymountnc.gov

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Department of Community and Business Development

Engaging and Empowering Individuals and Communities

MEMORANDUM

To: Rochelle Small-Toney
City Manager

cc: Natasha Hampton-Clayton
Assistant City Manager

From: Landis D. Faulcon, Ph.D.
Director of Community and Business Development

Date: September 7, 2018

Re: ***Community Development Challenges***

As we have previously discussed, repeat compliance violations in the administration of grant programs, inadequate staffing, poor recordkeeping and filing, and an overall lack of written and well-communicated internal policies and procedures has resulted in an on-going series of challenges in Community Development over the past few years. I met with Dr. Matthew King, director of HUD's Greensboro field office in February. I have been in communication with his team ever since. According to our HUD colleagues, the City of Rocky Mount is considered a high-risk locality due to high turnover among staff, frequently missed reporting deadlines, and regulatory violations. Community Development was audited in August, and we are currently awaiting a written report of the audit findings. However, we are well-aware of the issues in Community Development and have been working diligently to reorganize and refocus operations and compliance. The audit reaffirmed our concerns. Consider the following table:

November 22, 2017	City of Rocky Mount did not submit the FY16 Consolidated Annual Performance & Evaluation Report by the deadline of September 29, 2017
March 7, 2018	City of Rocky Mount missed the October 2017 deadline for submitting its report of Minority and Women Business Enterprise activity in the use of HUD funding
March 13, 2018	Slow spending of CDBG funding. Funding balance exceeded 1.5 times the city's most recent grant. Had to spend \$195,290 by May 2, 2018.
May	
June 28, 2018	A desk monitoring visit was scheduled for August 6-8, 2018 concerning the City of Rocky Mount's HOME Investment Partnerships Program
August 21, 2018	The City of Rocky Mount is in danger of missing its 2018 Community Housing Development Organization requirement deadline on September 30, 2018

In reviewing files in preparation for the HUD desk monitoring visit in August, we found the following:

- Incomplete checklists in project files
- Lack of consistent documentation for required bids for selecting contractors for housing repairs or rehabilitation
- Lack of consistent documentation for required environmental assessments
- Agreements that were not fully executed
- No written/internal policies and procedures for administering HUD programs
- No documentation of a request for proposals for public service projects since 2015

Since the audit, HUD officials have communicated that they have not received a request for the release of funds (required for major construction projects) since 2016. This is a major problem since the City authorized significant HOME funding in support of the construction of a housing development led by the Rocky Mount Housing Authority and its community development corporation. The City cannot use HOME funding for the project because staff did not 1) request the release of funding in 2017 and 2) did not receive HUD approval to commit the funding.

The City of Rocky Mount has another red flag issue to resolve with HUD. The last two homes constructed at Genesis Estates were completed near the end of 2016. The City had nine months after that to sell the properties. The City missed the deadline in selling the properties. However, the properties sold in October of 2017. The issue is that when the homes were sold by the RMECDC, we failed to get a HOME agreement signed by the purchasers. The agreement is required by HUD. Signing the agreement means the purchaser is aware and understands that there are deed restrictions on the property. Without having or obtaining signed Home Agreements, the city will have to repay HUD \$264,000; the amount of HOME funds spent on the project. To date, we have obtained one of the two required signatures. Staff continues to work to get the final signature.

Our challenges with the administration of grant funding is not unique to HUD. We have similar issues with the Neighborhood Stabilization Program (NSP) funding. For example, NSP funding was used to purchase eight units of housing in Edgecombe Meadows (two buildings) in approximately 2015. Yet, the Finance Department had no record or knowledge of the purchase. The property has been managed by the Rocky Mount Housing Authority and it was given to a real estate company to manage and collect rent. Rent (program income) was not paid to the city. It was put into an escrow account managed by the real estate company. The City of Rocky Mount may be required to repay the NSP funding used to purchase the property. We may also have to repay the program income that was never reported. We met with an NSP representative in July. The state office administering the NSP program has not received any program reports since June of 2017.

This is a relatively short list of the challenges we've been working through in Community Development. I'm thankful that we have new staff in place that has come into the organization ready to address these challenges. Additional information is forthcoming for your consideration.

From: Charles Penny
Date: September 05, 2018 3:31:05 PM (-04)
To: Richard Worsinger
Cc: Rochelle Small-Toney;Brad Kerr;Amy Staton
Subject: **OIC Utility Setup**

Attachments:

On last Thursday, you mentioned to me you were going to resolve the issue with a separate meter for the gas and electric service for the OIC Clinic at the Rocky Mount Event Center. I did not have time to talk with you due to an appointment. I understand today, employees from the City were communicating directly with the electricians about this matter. Please understand the building is not in the city's possession and at this point we are working on a deadline based on the plans approved by the city and the RMDCF LLC. The software which was acquired and agreed to by the OIC and the RMDCF LLC has been purchased and will be operational upon final completion. The City's Business Office will generate utility bills for the Clinic based upon the information generated by the software.

The RMDCF LLC will have a one year warranty for the building with the contractor; therefore, any work which will be done to separate the meter for the clinic will jeopardize the validity of the warranty. The City will take possession of the Event Center in 2023 after the financial structure is collapsed.

I am saying all of this to you to simply state no modification will be made to the electrical or gas system during the final days of the construction period or during the current financial structure. After the structure is collapsed and with the approval of the City Manager, you can pursue separating the meter.

We have 29 days to substantial completion and 47 days to final completion and your staff is not to interfere with the work of the contractor to complete the construction of this building. Thank you for your cooperation.

Please feel free to contact me.

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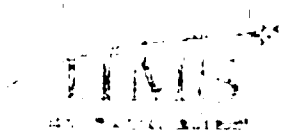
From: Tanika Cooper
Date: October 15, 2018 3:11:07 PM (-04)
To: Nicki Gurganus
Cc: Rochelle Small-Toney
Subject: **RE: Miami inquiry**

Attachments:

Thanks Nicki. I think all I saw was HMS and totally missed 42nd Street Oyster Bar.

From: Nicki Gurganus
Sent: Monday, October 15, 2018 3:09 PM
To: Tanika Cooper <tanika.cooper@rockymountnc.gov>
Cc: Rochelle Small-Toney <rochelle.small-toney@rockymountnc.gov>
Subject: Re: Miami inquiry

The itemized receipt for the Oyster Bar is below. It was included in the file that I forwarded last week. Thanks again for your help! Nicki



137

Nicki Boulden Gurganus, CPA, CLGFO
Accounting Manager
City of Rocky Mount
Ofc (252) 972-1218
Fax (252) 972-1662
nicki.gurganus@rockymountnc.gov

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From: Tanika Cooper
Sent: Monday, October 15, 2018 3:06 PM
To: Nicki Gurganus
Cc: Rochelle Small-Toney
Subject: RE: Miami inquiry

Hi Nicki,

Mrs. Small-Toney was able to identify the meals as listed below. I do not have the itemized receipt for 42nd Street Oyster Bar. I've requested a copy of it from the restaurant and awaiting their response.

Tanika C

From: Nicki Gurganus
Sent: Friday, October 12, 2018 11:53 AM
To: Tanika Cooper <tanika.cooper@rockymountnc.gov>; Rochelle Small-Toney <rochelle.small-tony@rockymountnc.gov>
Subject: Miami inquiry

We are working to process the reimbursement for Landis for the travel to Miami.

For the following meals, paid on the City credit card, please advise if any portion is attributable to Landis.

42nd Street Oyster Bar - lunch - 7/24/18 - \$46.94	Awaiting response from restaurant (need itemized receipt)
Casablanca on the Bay - dinner - 7/24/18 - \$60.63	RST
PrimeFish Miami - dinner - 7/26/18 - \$41.86	RST
Joe's Stone Crab - dinner - 7/27/18 - \$99.77	RST
The Knife - lunch - 7/28/18 - \$40.43	RST
PrimeFish Miami - dinner - 7/29/18 - \$194.24	RST 9.50, 43.00, 14.00
45.00, 15.00	LF 22.00,

If you need copies of any of these receipts, please let me know.

Thanks, Nicki

Nicki Boulden Gurganus, CPA, CLGFO

Accounting Manager

City of Rocky Mount

Ofc (252) 972-1218

Fax (252) 972-1662

nicki.gurganus@rockymountnc.gov

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From: Mindspring
Date: October 11, 2018 6:45:10 AM (-04)
To: councilwomanwatkins@gmail.com;rejoyner@nhcs.org;Rochelle Small-Toney
Subject: **Diversity at event center opening and early offerings**

Attachments:

Urgent- you've got to get more diversity in your initial offerings at the event center or you will doom it from the start. We are already fighting against the racism against the city majority pop, venue location, crime projections/expectations, safety etc. Many meetings I had regarding Roanoke Rapids in representing them over the years with all the other venues in the region is that r&b and black community patronage will not sustain these venues. If the venue gets that Rep from start- though based in prejudice that we know exists- will create a backlash that will hurt your marketing efforts up front - hard to overcome and can overshadow your sports efforts and embolden your antagonists.

So you need white, multicultural or diverse talent/draw with racial crossover or white appeal for your success- like your downtown live efforts.

The opening urgently needs diverse appeal - add tar river orchestra and chorus or something immediately - get the Mills people involved with some talent acts. While emcee choice is good- you need a stronger cultural balance piece.

This explicit discussion on race, racism, diversity, cultural level isms and how they work- in visions language the "4 levels of isms, change, action" and the yin& yang of racial backlash and perceived exclusion on all sides-- needs to be had often and on-going with those involved in running the center. The efforts on Diversity and inclusion and anti-racism will have to be robust, on-time, in-time and steady.

Happy to discuss thoughts and feelings if needed.

Forward together with cautious boldness-
Angela B.

Sent from my iPhone

From: Tameka Norman
Date: October 10, 2018 9:04:53 AM (-04)
To: Rochelle Small-Toney
Subject: **City Manager's Column**

Attachments:

Hi, your column was pushed up a week and the Telegram forgot to inform me until last night. However, they have given us an extra day, so it's not due until Thursday. Would you like to focus on the Heroes program? Jessie has already written a release that I can turn into a column instead. Please advise.

Tameka Kenan-Norman
Chief Communications & Marketing Officer
City of Rocky Mount
Communications & Marketing Office
Ph: 252.972-1333
Fax: 252.972.1173
rockymountnc.gov

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From: Brad Kerr
Date: October 09, 2018 6:53:25 PM (-04)
To: Rochelle Small-Toney;Chris Beschler
Cc: Natasha Hampton-Clayton
Subject: **Re: Preparation of Lots owned. Edgecombe Community College**

Attachments:

Rochelle

The improvements to the Marigold St and Tarboro St lots was outlined in the 8/27 RMEC Parking and Traffic Control Plan, which was approved by Council on 8/27.

As noted to Council during the presentation, the City had pricing for the improvements and in order to make the October 25 opening would need to start work as soon as possible. It was also noted that the City was prepared to move forward as soon as it had authorization from ECC to make the improvements on their parcels

An initial draft agreement was prepared by Jep in June with the concept that it may be used as a model for future revenue sharing agreements with private property owners interested in RMEC parking.

Based on the decision that there would be no charge for off-site RMEC parking, a draft of the agreement deleting a revenue sharing clause was sent to ECC for review on 8/30 along with the driveway permit applications and map of proposed improvements. ECC provided a revised draft based on the guidance they received from their board and a final version was negotiated between ECC and the City based on the understanding that this agreement was addressing only current parking needs for the RMEC and ECC and future amendments would be made as conditions evolved.

From: Rochelle Small-Toney
Sent: Tuesday, October 9, 2018 9:21 AM
To: Brad Kerr; Chris Beschler
Cc: Natasha Hampton-Clayton
Subject: Preparation of Lots owned. Edgecombe Community College

Brad and Chris,

I have not been able to reconcile in my mind exactly how these improvements were made without a signed agreement between the city and the college. Under what authority or direction did the improvements take place? In other words, who approved the improvements without an agreement?

Also, I would like to know who gave direction to the attorney about the elements of the agreement. I tables the agreement because it was not sufficient enough in accomplishing what was needed to insure that the agreement could be terminated by either party with sufficient notification.

Please provide a written response to this email today.

Best regards,

Rochelle D. Small-Toney
City Manager
City of Rocky Mount
POB 1180
Rocky Mount, North Carolina 27804
TEL 252-972-1325
FAC 252-972-1173
rockymountnc.gov

From: David Farris
Date: October 08, 2018 8:22:45 PM (-04)
To: Rochelle Small-Toney
Subject: **Re: October 25**

Attachments:

That particular statement came from one of the council. I will just leave it at that. Happy to meet at a mutual agreeable time.

Sent from my iPad
David M. Farris
President & CEO
Rocky Mount Area Chamber of Commerce
252-973-1222

On Oct 8, 2018, at 5:58 PM, Rochelle Small-Toney <rochelle.small-toney@rockymountnc.gov> wrote:

Please share the email(s) as I am not aware. Seems to me that would have been a good time to alert me to the situation then. I am not aware of any statements made about there being a vendetta against the chamber because of of camber members being outspoken about their opposition to the event center.

On Oct 8, 2018, at 5:08 PM, David Farris <dfarris@rockymountchamber.org> wrote:

Rochelle,

Please understand I do not hold you personally responsible for the city's action. I understand "The Buck Stops Here" stuff. The city event personal knew what out date was before planning the opening of the Event Center. The comment was made--we really are concerned about if it suits the chamber or not. Another statement was made that because some of the chamber business members were outspoken in opposition of the EC we don't care. David can change his date. True statement as I saw the email. Sure would led one to believe this is a little payback, for what I don't understand w/ statements like that.

We moved forward with the mistaken understanding that the EC opening was a ribbon cutting, speeches and tours. Never, I repeat never was any mention of free entertainment making it well into the evening. This only came to light when the PR hit regarding the bands mid last week.

If I had been informed of the complete activities planned we could have perhaps dialed our event down. No one did. I truly believed that the chamber & city were partners. Had each others back. This my friend hurts and hurts deeply.

<Outlook-aobjl5uq.png>

David M. Farris

President/CEO

Rocky Mount Area Chamber of Commerce

252-973-1222

dfarris@rockymountchamber.org

<Outlook-2o1kpav1.png>

From: Rochelle Small-Toney <rochelle.small-toney@rockymountnc.gov>

Sent: Monday, October 8, 2018 4:05 PM

To: David Farris

Subject: Re: October 25

David,

Perhaps this just is one that we talk about sometime very soon. It is my understanding that you and the Chamber staff were aware of the event opening date prior to setting the date for the chamber event. I do not know, but that is what I was told. I only learned of the date of your event through a flyer announcing it and recognized the conflict at that time. What I don't understand is why you feel that this city is at fault in moving forward with our planning and that we are to held accountable to the Chamber for any confusion and loss of revenues? Help me to understand.

Rochelle

On Oct 8, 2018, at 2:02 PM, David Farris <dfarris@rockymountchamber.org> wrote:

Rochelle,

I don't understand how I can be expected to feel any different. Am I supposed to be happy we are going to lose thousands? We were never told of the bands. No consideration given to us. Whomever scheduled this knew in advance we were having our outing which was doable until last weeks announcement about free entertainment.

No one ever mentioned that to me or anyone on our staff. Now we will be paying dearly in every way.

It breaks my heart. It truly does Rochelle. I'll dust myself off and do the best we can for our members. It just hurts personally and financially. One's just as painful as the other. To have had to send an email like that disappoints me as well.

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David M. Farris

President/CEO

Rocky Mount Area Chamber of Commerce

252-973-1222

dfarris@rockymountchamber.org

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From: Rochelle Small-Toney <rochelle.small-toney@rockymountnc.gov>

Sent: Monday, October 8, 2018 1:12:15 PM

To: David Farris

Subject: Re: October 25

David,

Your email disappoints me!

Best regards,

Rochelle D. Small-Toney

City Manager

City of Rocky Mount

POB 1180

Rocky Mount, North Carolina 27804

TEL 252-972-1325

FAC 252-972-1173

rockymountnc.gov

On Oct 8, 2018, at 12:25 PM, David Farris <dfarris@rockymountchamber.org> wrote:

Rochelle,

It is impossible to express the degree of my disappointment with the City of Rocky Mount, communication person, the Event Center marketing person. If it wasn't upsetting enough to have the 28 annual Fall Outing long ago scheduled for that day by the city upstaged. Comments made that I won't get into except one--We will start on time as to give everyone a chance to attend the Fall Outing.

Now the bomb---Three FREE bands to perform. Never was there any mention of this!!!!

I am extremely disappointed in the actions being taken. Frankly it seems to be a direct attack on the Chamber. I say that as one individual stated that several of the members of the chamber did not support the building of the event center.

The Fall Outing is w/o question outside of membership the most financially important event held annually. After the announcement of the bands our ticket sales stopped. A few have asked for refunds. My most conservative expected loss of revenue in between \$12,500 and \$15,000. We now will operate in the red. My greater concern is next year w/ such a small turnout after sponsorship investments of thousands won't do it in 1919.

As we have spoken about in the past, I supported the construction from the beginning. Supported the tax increase as well. I have supported the City and council. I challenge anyone to find anyone that can tell you I have spoken negatively about any of these listed above.

Well I guess the city won & the chamber lost--and may not recover.

Oh I will be there at 3:00 for the ribbon cutting. Some from the city may show for the Fall Outing but the financial damage is done.

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David M. Farris

President/CEO

Rocky Mount Area Chamber of Commerce

252-973-1222

dfarris@rockymountchamber.org

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Best regards,

Rochelle D. Small-Toney

City Manager

City of Rocky Mount

331 S. Franklin St.

PO Box 1180

Rocky Mount, NC. 27802-1180
252-972-1325 Office
252-972-1173 Fax

Best regards,

Rochelle D. Small-Toney
City Manager
City of Rocky Mount
331 S. Franklin St.
PO Box 1180
Rocky Mount, NC. 27802-1180
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Beschler <Chris.Beschler@rockymountnc.gov>, Natasha Hampton-Clayton
<Natasha.Hampton-Clayton@rockymountnc.gov>, Pamela Casey
<Pamela.Casey@rockymountnc.gov>, Richard Joyner
<richard.joyner@rockymountnc.gov>, Rochelle Small-Toney <rochelle.small-toney@rockymountnc.gov>

Attached you will find a copy of the short Agenda with links for the October 8, 2018 City Council Meeting. The full Agenda for the October 8, 2018 City Council Meeting has been placed in your shared files on OneDrive in the City Council Agenda folder.

Kream Mosley
Administrative Assistant
City Clerk's Office
(252) 972-1319
(252) 972-1173- fax

Please note that my email is subject to the NC Public Records Law and may be disclosed to third parties.

<2018-10-8 - Short Agenda.pdf>