

The Board of Commissioners for the County of Cabarrus met in regular session in the Commissioners' Meeting Room at the Cabarrus County Governmental Center in Concord, North Carolina at 6:30 p.m. on Monday, July 19, 2021.

Present - Chairman: Stephen M. Morris  
Vice Chairman: Diane R. Honeycutt  
Commissioners: F. Blake Kiger  
Lynn W. Shue  
Barbara C. Strang

Also present were Mike Downs, County Manager; Richard M. Koch, County Attorney; David Goldberg, Deputy County Attorney; Jonathan Marshall, Deputy County Manager; Rodney Harris, Deputy County Manager; Kyle Bilafer, Area Manager of Operations; and Lauren Linker, Clerk to the Board.

Chairman Morris called the meeting to order at 6:30 p.m.

Chairman Morris led the Pledge of Allegiance.

A moment of silence was observed for William Lamar Barrier and Andrew Dextre.

**(A) APPROVAL OR CORRECTION OF MINUTES**

UPON MOTION of Vice Chairman Honeycutt, seconded by Commissioner Shue and unanimously carried, the Board approved the minutes of June 7, 2021 (Work Session) and June 21, 2021 (Regular Meeting) as presented.

**(B) APPROVAL OF THE AGENDA**

Chairman Morris reviewed the following changes to the agenda.

Additions:

Recognitions and Presentations

C-1 Human Resources - Recognition of Captain Laura Heggins' Retirement from Cabarrus County Sheriff Department

C-3 Human Resources - Recognition of Michelle Dietrich's Retirement from Cabarrus County Emergency Medical Services

C-4 Proclamation - In Honor of William Lamar Barrier

C-5 Proclamation - Recognition of Dr. Chip Buckwell

Closed Session

K-1 Closed Session - Pending Litigation

Supplemental Information:

New Business

G-1 Economic Development Investment - Project Vision (CorrChoice) - Public Hearing 6:30 p.m.

- Project Overview
- Grant Analysis

Moved to August:

New Business

G-3 DHS - Transportation FTA Section 5310 Grant

UPON MOTION of Commissioner Kiger, seconded by Commissioner Strang and unanimously carried, the Board approved the agenda as amended.

**(C) RECOGNITIONS AND PRESENTATIONS**

**(C-1) Human Resources - Recognition of Captain Laura Heggins Retirement from Cabarrus County Sheriff Department**

Sheriff Van Shaw recognized Captain Laura Heggins on her retirement from the Cabarrus County Sheriff's Office. He highlighted a number of Captain Heggins' accomplishments during her 29-year tenure with the County.

Vice Chairman Honeycutt presented Captain Heggins with a service award in appreciation for her many years of service and dedication to the citizens of Cabarrus County.

Captain Heggins expressed appreciation.

**(C-2) Human Resources - Recognition of Sergeant Pamela S. Landers Retirement from Cabarrus County Sheriff Department**

Sheriff Van Shaw recognized Sergeant Pamela Landers on her retirement from the Cabarrus County Sheriff's Office. He highlighted a number of Sergeant Landers' accomplishments during her 20-year tenure with the County.

Vice Chairman Honeycutt presented Sergeant Landers with a service award in appreciation for her years of service and dedication to the citizens of Cabarrus County.

Sergeant Landers expressed appreciation.

**(C-3) Human Resources - Recognition of Michelle Dietrich's Retirement from Cabarrus County Emergency Medical Services**

Justin Brines, Emergency Medical Services Assistant Director, recognized Michelle Dietrich on her retirement from the Cabarrus County Emergency Medical Services. He highlighted many of Ms. Dietrich's accomplishments during her 26-year tenure with the County.

Vice Chairman Honeycutt presented Ms. Dietrich with a service award in appreciation for her years of service and dedication to the citizens of Cabarrus County.

Ms. Dietrich expressed appreciation.

**(C-4) Proclamation - In Honor of William Lamar Barrier**

Chairman Morris read the proclamation aloud.

**UPON MOTION** of Vice Chairman Honeycutt, seconded by Commissioner Shue and unanimously carried, the Board adopted the proclamation.

Proclamation No. 2021-20

**A PROCLAMATION AND TRIBUTE IN HONOR OF WILLIAM LAMAR BARRIER**

WHEREAS, William Lamar Barrier was born on October 24, 1948 in Norfolk, Virginia before moving to Concord, North Carolina; and

WHEREAS, Mr. Barrier served in the United States Army during the Vietnam War; and

WHEREAS, Lamar was a true public servant, serving on the Concord City Council beginning in 1985 for 32 consecutive years; and

WHEREAS, Lamar served as an ambassador and champion for the City of Concord, its citizens and quality of life; and

WHEREAS, Lamar was instrumental in the development of Concord Mills, one of the state's largest tourist attractions, and was key in the successful growth of Concord Regional Airport, which is one of the busiest airports in North Carolina; and

WHEREAS, Lamar's dedication to his community spanned from "Lamar's Coats for Kids" to the founding of Hospice and Palliative Care of Cabarrus County; and

WHEREAS, Lamar demonstrated immeasurable strength, determination, and courage in the face of his battle against cancer that ended on July 6, 2021; and

WHEREAS, Lamar's life impacted others, leaving family and friends, citizens and neighbors as better people for knowing him;

NOW, THEREFORE, BE IT PROCLAIMED, that the Cabarrus County Board of Commissioners hereby pays tribute to

William Lamar Barrier, former Concord Councilman

In recognition of his tenacious pursuit of progress for Concord and its residents, and his devotion to public service in Cabarrus County. We further urge the citizens of Cabarrus County to remember Lamar Barrier, an extraordinary person who made a lasting imprint on our community and hearts.

Adopted this 19<sup>th</sup> day of July, 2021.

/s/ Stephen M. Morris  
Stephen M. Morris, Chairman  
Cabarrus County Board of Commissioners

/s/ Lauren Linker  
Lauren Linker, Clerk to the Board

**(C-5) Proclamation - Recognition of Dr. Chip Buckwell**

Chairman Morris read the proclamation aloud.

**UPON MOTION** of Vice Chairman Honeycutt, seconded by Commissioner Kiger and unanimously carried, the Board adopted the proclamation.

Proclamation No. 2021-21

DR. DARON "CHIP" BUCKWELL

**RETIREMENT PROCLAMATION**

WHEREAS, it has been brought to the attention of the Cabarrus County Board of Commissioners that Dr. Daron "Chip" Buckwell retired as Superintendent of Kannapolis City Schools on June 30, 2021; and

WHEREAS, with over 38 years in the education field and 36 years of dedication to Kannapolis City Schools; it's students, parents, educators, and community supporters; and

WHEREAS, Dr. Buckwell worked diligently and played a vital role in creating a Kannapolis City Schools that is the innovative, first-rate school system it is today; and

WHEREAS, under Dr. Buckwell's supervision and leadership, Kannapolis City Schools innovative education opportunities have been a huge success for Cabarrus County and the State of North Carolina; and

WHEREAS, Dr. Buckwell has displayed his dedication to Cabarrus County and Kannapolis City Schools through his work at the regional, state, and federal levels to insure the best for students, staff and his community;

NOW, THEREFORE, BE IT PROCLAIMED, that the Cabarrus County Board of Commissioners do hereby extend Congratulations and Best Wishes to Dr. Chip Buckwell in his retirement and thank him for his service to Cabarrus County.

Adopted this 19<sup>th</sup> day of July, 2021.

/s/ Stephen M. Morris  
Stephen M. Morris, Chairman  
Cabarrus County Board of Commissioners

**(D) INFORMAL COMMENTS**

Chairman Morris opened the meeting for Informal Public Comments at 6:53 p.m. He stated each speaker would be limited to three minutes.

Norman McCullough, resident of 2315 Montford Avenue in Concord, commented on zoning matters regarding the Coleman Mill, Warren C. Coleman and minority representation.

Addul Ali, resident of 2012 Carolina Avenue in Kannapolis, commented on educational opportunities in Cabarrus County and the Hillsdale Dogwood Academy.

With there being no one else to address the Board, Chairman Morris closed that portion of the meeting.

**(E) OLD BUSINESS**

None.

**(F) CONSENT**

**(F-1) Active Living and Parks - FY22 Matching Incentive Grants**

On June 17, 2021, the Active Living and Parks Commission reviewed 4 matching incentive grant requests totaling \$95,035.00 of the \$50,000.00 available for distribution.

The Active Living and Parks Commission voted unanimously to recommend the full funding of Weddington Hills PTO's "Wildcats at Play" playground project and Hartsell Athletic Association's "Ballfield Maintenance Equipment" request.

This unanimous vote included the recommendation to not fund the Carolina Thread Trail's "Buffalo Creek Preserve Trailhead Improvements" project due to the land not being leased to a municipality at the time of the application (requirement). They were encouraged to reapply to the second round of grants (pending available funding) with the lease agreement in place.

Lastly, this unanimous vote included the recommendation to not fund the Harrisburg Community and Youth Association's "Demolition of the Pharr Mill" project due to not meeting the grant's criteria of one of the following tiers:

- Level 1 - Highest - New or Renovation of existing recreation opportunities
- Level 2 - Moderate - New or Renovation of existing support facilities (restrooms, concessions, maintenance equipment, outdoor lighting, etc.)
- Level 3 - Lowest - Acquiring property for recreation facilities/opportunities

They were encouraged to submit applications for projects that include creating/renovating/supporting/acquiring land for future recreation opportunities.

The Active Living and Parks Commission recommendation to the Board of Commissioners would provide an opportunity for a second grant cycle that would be reviewed in October with a balance of \$16,182.00.

Organization	Project Title	Request	Complete	Priority Level	Recommended
Weddington Hills PTO	Playground	\$17,000.00	Yes	Highest	\$17,000.00
Carolina Thread Trail	Buffalo Creek Preserve Trailhead Improvements	\$40,217.00	No	Moderate	\$0.00
Hartsell Athletic Association	Rocky River Elementary School Ballfield Maintenance Equipment	\$16,818.00	Yes	Moderate	\$16,818.00
Harrisburg Community and Youth Association	Pharr Mill	\$21,000.00	Yes	N/A	\$0.00
<b>FY22 MIG Available Funds</b>		<b>\$50,000.00</b>			
<b>Applicant Request Total</b>		<b>\$33,818.00</b>			
<b>Remaining FY22 Funds</b>		<b>\$16,182.00</b>			

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the budget amendment and approved the FY22 Matching Incentive Grant requests as recommended by the Active Living and Parks Commission.

Date:  Amount:

Dept. Head:  Department:

Internal Transfer Within Department     Transfer Between Departments/Funds     Supplemental Request

Fund	Indicator	Department/ Object/ Project	Account Name	Approved Budget	Increase Amount	Decrease Amount	Revised Budget
001	9	8140-9831-0154	Matching Grants- Unassigned Funds	100,000.00		67,636.00	32,364.00
001	9	8140-9831-0217	Matching Grants- Weddington Hills		33,637.00		33,637.00
001	9	8140-9831-0080	Matching Grants- Hartsell Rocky River		34,000.00		34,000.00
001	6	8140-6813-0154	Matching Grants- Unassigned Funds	50,000.00		33,819.00	16,181.00
001	6	8140-6813-0080	Matching Grants- Hartsell Rocky River		16,819.00		16,819.00
001	6	8140-6813-0217	Matching Grants- Weddington Hills		17,000.00		17,000.00

**(F-2) Appointments - Adult Care Home Community Advisory Committee**

The terms of service for Adult Care Home Community Advisory Committee members Sandra Miller and Diamond Staton-Williams end July 31, 2021. Both would like to serve another term and are recommended for reappointment by the Regional Ombudsman. Ms. Miller has served on this committee since 2011 and Ms. Staton-Williams has served on this committee since 2014. An exception to the length of service provision of the Appointment Policy will be needed for them.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board reappointed Sandra Miller and Diamond Staton-Williams to the Adult Care Home Community Advisory Committee for three-year terms ending July 31, 2024; including an exception to the length of service provision of the Appointment Policy for Ms. Miller and Ms. Staton-Williams.

**(F-3) Appointments and Removals - Cabarrus County Planning and Zoning Commission**

There are three Planning and Zoning Commission members that have terms ending on August 31, 2021. Each of the members is eligible for reappointment. Staff respectfully requests that the following appointments be considered by the Board of Commissioners:

Reappoint Holly Grimsley as the regular member for the Concord Area. Reappoint Steve Wise (Concord Area) and David Hudspeth (Harrisburg Area) as alternate members.

Additionally, due to a change in his schedule, James Litaker has resigned from his position on the Commission. It is requested to remove his name from the roster.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board reappointed Holly Grimsley as a regular member representing the Concord Planning Area and reappointed Steve Wise (Concord Planning Area) and David Hudspeth (Harrisburg Planning Area) as alternate members, on the Cabarrus County Planning and Zoning Commission, for three-year terms ending August 31, 2024.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board removed James Litaker from the Cabarrus County Planning and Zoning Commission roster and thanked him for his service.

**(F-4) BOC - Designation of Voting Delegate for NCACC 114th Annual Conference**

The North Carolina Association of County Commissioners (NCACC) 114th Annual Conference Business Session will be held in New Hanover County on Saturday, August 14, at 12:45 p.m. Each county will be entitled to one vote on items that come before the membership, including the election of the NCACC Second Vice President.

In order to facilitate the voting process, the NCACC asks that each county designate one voting delegate (and also may assign one alternate voting delegate) prior to the Annual Conference using the attached Designation of Voting Delegate form. The deadline to return the completed form is Monday, August 9, 2021.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board designated Chairman Steve Morris as the voting delegate and Commissioner Barbara Strang as the alternate delegate to represent Cabarrus County at the NCACC 114th Annual Business Session in New Hanover County on Saturday, August 14, 2021.

**(F-5) County Manager - Ad Hoc Modification to the Central Area Plan Interlocal Agreement**

The City of Concord received a request for connection to their public water system in an area governed by the Interlocal Agreement for the Central Area Plan. These requests must go before the governing boards of Concord and Cabarrus County for approval.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the Ad Hoc Amendment to the Central Area Plan Interlocal Agreement.

**(F-6) County Manager - Update on Activities Related to the Stonewall Jackson Training School Property**

There has been a great deal of activity related to the larger State properties associated with the Stonewall Jackson Training School Facility. Staff will provide an update on those activities, preview a web application to assist in solicitation of proposals for redevelopment and presentation of a proposal for additional survey work necessary for the division of the property.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board accepted the surveying proposal from CESI including authorization for all necessary budget and project ordinance amendments.

Note: It was determined a budget amendment and project ordinance were not needed.

**(F-7) DHS - Energy Programs Outreach Plan**

The plan is designed to assure that eligible households are made aware of the assistance available through the Energy Programs.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the FY 22 Energy Programs Outreach Plan.

**(F-8) DHS - Supplemental Nutrition Funding**

The Consolidated Appropriations Act, 2021 provides supplemental funding for Senior Nutrition Programs to assist in responding to the COVID pandemic (Supplemental 5-HDC5). The DHS Congregate Nutrition Program has been awarded \$33,975.00. There is no match requirement. The deadline for the use of these funds is September 30, 2022.

Cabarrus County also received an additional \$2,500.00 in CARES funding from the Area Agency on Aging for congregate nutrition. There is not a match requirement. The deadline for the use of these funds is September 30, 2021.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board accepted Supplemental 5 and CARES funding and adopted the associated budget amendment.

Date:  Amount:

Dept. Head:  Department:

Internal Transfer Within Department  Transfer Between Departments/Funds  Supplemental Request

Awarded 33,975 in supplemental 5 HDC5 allocation and 2,500 in Cares funding. Requesting to add funds in FY22 budget.

Fund	Indicator	Department/ Object/ Project	Account Name	Approved Budget	Increase Amount	Decrease Amount	Revised Budget
001	6	5750-6224	Congregate Nutrition Grant	117,874.00	33,975.00		151,849.00
001	6	5750-6224-CARES	Congregate Nutrition Grant		2,500.00		2,500.00
001	9	5750-9335	Food	242,011.00	36,475.00		278,486.00

**(F-9) Finance - Approval of Project Ordinances and Budget Amendment Related to CIP Funded Projects in the FY22 General Fund Budget**

Included is a list of county CIP (Capital Improvement Plan) projects that were approved as part of the FY22 General Fund Budget process. The projects will be recorded and tracked in the County Capital Project Fund, General Fund, Cabarrus Arena and Events Fund and the School Construction Fund. The projects are being funded by a contribution from the General Fund and Community Investment Fund. Updates to the County Capital Project Fund and the School Construction Fund project ordinances and the related budget amendment are presented for approval.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board adopted the project ordinances for the County Capital Project Fund and School Construction Fund and the related budget amendment.

Date:  Amount:

Dept. Head:  Department:

Internal Transfer Within Department  Transfer Between Departments/Funds  Supplemental Request

To Budget Debt Proceeds for the EMS Headquarters and also budget General Fund, Cabarrus Arena and School Capital Projects and Maintenance Projects with available cash (Paygo Projects)

Fund	Indicator	Department/ Object/ Project	Account Name	Approved Budget	Increase Amount	Decrease Amount	Revised Budget
380	9	2730-9820-EMSHQ	Construction	6,170,000	12,500,000		18,670,000
380	6	2730-6902-EMSHQ	Contribution from General Fund	6,000,000		3,500,000	2,500,000
380	6	2730-6918-2022A	Proceeds from Debt Financing	-	16,000,000		16,000,000
			<b>Budget Construction of EMS Headquarters</b>				
380	9	1950-9820-BUILD	Construction	-	3,000,000		3,000,000
380	6	1950-6932-BUILD	Contribution from Community Investment Fund	450,000	3,000,000		3,450,000
			<b>Budget Additional Funds for the Emergency Equipment Warehouse/ITS Relocation</b>				
380	9	1810-9830-SECUR	Other Improvements	420,000	700,000		1,120,000
380	6	1810-6932-SECUR	Contribution from General Fund	-	700,000		700,000
			<b>Budget Enterprise Physical Security Project (ITS)</b>				

380	9	1940-9501-DM	Building & Grounds Maintenance - DM	1,875,000	250,000		2,125,000
380	9	1952-9501-DM	Building & Grounds Maintenance - DM	1,875,000	1,104,050		2,979,050
380	9	2110-9501-DM	Building & Grounds Maintenance - DM	895,000	250,000		1,145,000
380	6	2110-6902-DM	Cont. From General Fund	895,000	250,000		1,145,000
380	6	1952-6902-DM	Cont. From General Fund	1,875,000	1,104,050		2,979,050
380	6	1940-6902-DM	Cont. From General Fund	1,875,000	250,000		2,125,000
			<b>Budget ADA/Wellness Renovation, Library Roof Replacement, Boiler Replacement, Park Playground Replacements and Repairs and Dam Repairs at Rob Wallace Park</b>				
420	9	8310 9820	Building Improvements	-	300,000		300,000
420	6	8310 6902	Contribution from General Fund	1,020,584	300,000		1,320,584
			<b>Budget Midway Repairs at Arena</b>				
380	9	8140 9830 SRCEN	Other Improvements	-	100,000		100,000
380	6	8140 6902 SRCEN	Contribution from General Fund	-	100,000		100,000
			<b>Budget Overflow Parking Lot at Concord Senior Center</b>				
380	9	8140 9830 FLPSB	Other Improvements	-	60,000		60,000
380	6	8140 6902 FLPSB	Contribution from General Fund	-	60,000		60,000
			<b>Budget Softball Complex Utilities at Frank Liske Park</b>				
380	9	8140 9830 RWP	Other Improvements	-	1,000,000		1,000,000
380	6	8140 6932 RWP	Contribution from Community Investment Fund	-	1,000,000		1,000,000
			<b>Budget Phase IIB at Rob Wallace Park</b>				
380	9	2145 9830 SHEL2	Other Improvements	-	190,000		190,000
380	6	2145 6902 SHEL2	Contribution from General Fund		190,000		190,000
			<b>Budget Expansion at Animal Shelter</b>				
001	9	1510 9860	Equipment & Furniture	-	211,000		211,000
001	9	1940 9860	Equipment & Furniture		150,000		150,000
001	9	1960 9708	Contribution to Capital Project Funds	9,977,340		361,000	9,616,340
			<b>Budget Express Accessible Voting Machines and Grounds Maintenance Front End Loader</b>				
390	9	7347 9801	Land Acquisition	5,219,790	34,000		5,253,790
390	9	7346 9820 0599	Construction	85,031	4,969		90,000
390	6	7347 6918 2020A	Proceeds from COPS/LOBS	3,019,790		4,969	3,014,821
390	6	7346 6918 2020A	Proceeds from COPS/LOBS	46,615,253	4,969		46,620,222
390	6	7347 6932	Contribution from Community Investment Fund	-	38,969		38,969
			<b>Budget for payment to schools for New High School Land Cost and Property Taxes due on land</b>				
390	9	7210 9501 DM22	Building and Grounds Maintenance	-	5,474,625		5,474,625
390	9	7230 9501 DM22	Building and Grounds Maintenance	-	2,172,809		2,172,809
390	9	7240 9501 DM22	Building and Grounds Maintenance	-	553,000		553,000
390	6	7210 6902 DM22	Contribution from General Fund	-	5,474,625		5,474,625
390	6	7230 6902 DM22	Contribution from General Fund	-	2,172,809		2,172,809
390	6	7240 6902 DM22	Contribution from General Fund	-	553,000		553,000
			<b>Budget Paygo Maintenance Project for the Schools</b>				
390	6	7346 6918 2022A	Proceeds from COPS/LOBS	6,496,609		3,836,000	2,660,609
390	6	7346 6932	Contribution from Community Investment Fund	-	3,836,000		3,836,000
			<b>To pay for Roberta Road Middle School Start up Cost with Cash instead of debt proceeds</b>				
100	9	0000 9708	Cont to Capital Project Fund	1,500,000	6,801,375		8,301,375
100	6	0000 6901	Fund Balance Appropriated	-	6,801,375		6,801,375
			<b>To reappropriate available funds for capital projects from FY21</b>				

Ordinance No. 2021-20

CABARRUS COUNTY  
 COUNTY CAPITAL PROJECTS  
 BUDGET ORDINANCE

BE IT ORDAINED by the Board of Commissioners of Cabarrus County, North Carolina that, Pursuant to Section 13.2 of Chapter 159 of the General Statutes

of North Carolina, the following capital project ordinance is hereby adopted:

Section I.

- A. The project authorized is for the construction and renovations of County Facilities. Details of the project are listed in section C. of this Project Ordinance.
- B. The officers of this unit are hereby directed to proceed with this capital project within the terms of the Generally Accepted Accounting Principles (GAAP) and the budget contained herein.

It is estimated that the following revenues will be available to complete capital projects as listed.

Debt Proceeds 2020 Draw Note	\$ 77,592,977
Debt Proceeds 2022 Draw Note	68,351,452
Contributions from Capital Projects Fund	25,017,039
Contribution from General Fund	35,569,568
Contribution from Capital Reserve Fund	6,246,688
Contribution from Internal Service Fund	1,065,425
 TOTAL REVENUES	 \$213,843,149

- C. The following appropriations are made as listed.

Courthouse Site Enabling Construction & Renovation	\$ 134,859,518
Governmental Center Skylight & Roof Replacement	2,183,853
Contribution to Capital Reserve (Reimb for Skylight Project)	2,085,000
Artificial Turf Fields	4,401,748
Frank Liske Barn Replacement	4,765,425
Legal / Closing Expenses	952,508
Governmental Center Parking Deck Sealing	350,000
Emergency Equipment Warehouse/ ITS Location	8,562,656
Fiber Infrastructure Improvement	720,000
Jail Annex HVAC Replacement	193,000
Sheriff Training & Firing Range Renovations	2,450,000
Human Services HVAC	180,000
Facility/Field Expansion	14,327
Frank Liske Park ADA Renovations	1,100,000
Frank Liske Park Water Line	780,000
Frank Liske Park Playground Replacement	120,000
Camp Spencer Vending & Archery Building	525,000
West Cabarrus Library & Senior Center	2,400,000
Deferred Maintenance Projects	6,261,450
EMS Headquarters	18,670,000
Northeast Area Park	2,164,024
Northeast Area Land	3,650,150
Mental Health Facility	3,097,554
Other Improvements Unallocated	11,259,436
Enterprise Physical Security Project (ITS)	700,000
Concord Senior Center Overflow Parking Lot	100,000
Contribution to the General Fund	47,500
Frank Liske Park Softball Complex Utilities	60,000
Rob Wallace Park	1,000,000
Animal Shelter Expansion	190,000
 TOTAL EXPENDITURES	 \$213,843,149
 GRAND TOTAL - REVENUES	 \$213,843,149
GRAND TOTAL - EXPENDITURES	\$213,843,149

Section II.

- A. Special appropriations to non-profit organizations shall be distributed after the execution of an agreement which ensures that all County funds are used for statutorily permissible public purposes.
- B. The County Manager or designee is hereby authorized to transfer appropriations within or between funds, or modify revenue and expenditure projections as contained herein under the following conditions:
  - 1. The Manager may transfer amounts between objects of expenditure and



revenues within a function without limitation.

2. The County Manager may transfer amounts up to \$500,000 between functions of the same fund.
3. The County Manager may transfer amounts between contingency funds which are set aside for a specific project for budgetary shortfalls or upon the appropriate approval of a change order.
4. The County Manager is authorized to transfer funds from the General Fund or Capital Reserve Fund to the appropriate fund for projects approved within the Capital Improvement Plan for the current fiscal year.
5. Upon notification of funding increases or decreases to existing grants or revenues, or the award of grants or revenues, the Manager or designee may adjust budgets to match, including grants that require a County match for which funds are available.
6. The Manager or designee may adjust debt financing from estimated projections to actual funds received.
7. The County Manager may enter into and execute change orders or amendments to construction contracts in amounts less than \$90,000 when the appropriate annual budget or capital project ordinance contains sufficient appropriated but unencumbered funds.
8. The County Manager may award and execute contracts which are not required to be bid or which G.S. 143-131 allows to be let on informal bids so long as the annual budget or appropriate capital project ordinance contains sufficient appropriated but unencumbered funds for such purposes.
9. The County Manager may execute contracts with outside agencies to properly document budgeted appropriations to such agencies where G.S. 153 A-248(b), 259, 449 and any similar statutes require such contracts.
10. The County Manager may reject formal bids when deemed appropriate and in the best interest of Cabarrus County pursuant to G.S. 143-129(a).
11. The County Manager may reduce revenue projections consistent with prevailing economic conditions, and also reduce expenditures correspondingly.

Section III.

This ordinance and the budget documents shall be the basis of the financial plan for the County of Cabarrus.

- a. The Finance Director is hereby directed to maintain within the Capital Project Fund sufficient detailed accounting records to satisfy the requirements of the law.
- b. The Finance Director is directed to report, at the request of the Board, on the financial status of each project element in Section I and on the total revenues received or claimed.
- c. Copies of this capital project ordinance shall be furnished to the Clerk to the governing Board, and to the Finance Director for direction in carrying out this project.
- d. At the completion of a construction project, all unrestricted excess funds are transferred to the General Fund and the portion of the Capital Project associated with the project is closed.

Adopted this 19<sup>th</sup> day of July, 2021.

CABARRUS COUNTY BOARD OF COMMISSIONERS

BY: /s/ Stephen M. Morris  
Stephen M. Morris, Chairman

ATTEST:

/s/ Lauren Linker  
 Clerk to the Board

Ordinance No. 2021-21

CABARRUS COUNTY  
 SCHOOL CAPITAL PROJECTS  
 BUDGET ORDINANCE

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Section I.

- A. The project authorized is for the construction and renovations of School Facilities. Details of the project are listed in section C. of this Project Ordinance.
- B. The officers of this unit are hereby directed to proceed with this capital project within the terms of the Generally Accepted Accounting Principles (GAAP) and the budget contained herein.

It is estimated that the following revenues will be available to complete capital projects as listed.

Contribution from General Fund	\$ 4,424,345
Contribution from Capital Projects Fund	9,522,511
Debt Proceeds 2020 Draw Note	49,635,043
Debt Proceeds 2022 Draw Note	6,492,773
Contribution from Capital Reserve Fund	1,662,314
Contribution from Community Investment	8,200,434
 TOTAL REVENUES	 \$79,976,389

- C. The following appropriations are made as listed.

CCS Mobile Unit Renovation	\$ 900,000
Concord High Fire Alarm Replacement	89,314
Northwest High Fire Alarm Replacement	89,314
JM Robinson Renovation	81,195
R. Brown McAllister Replacement	1,950,000
CCS New Middle School	55,304,300
CCS New High School Land	5,248,821
Kannapolis Middle School	138,897
AL Brown Football Stadium ADA/Drainage	228,000
AL Brown Roof Replacement	190,000
RCCC Building 1000 Boiler	105,000
RCCC Building 2000 Roof Replacement	335,000
RCCC CBTC HVAC	265,000
Contribution to Capital Reserve	5,001,114
Early College Mobile Units	1,850,000
Deferred Maintenance Cabarrus County Schools	5,474,625
Deferred Maintenance Kannapolis City School	2,172,809
Deferred Maintenance Rowan Cabarrus Community College	553,000
 TOTAL EXPENDITURES	 \$79,976,389
 GRAND TOTAL - REVENUES	 \$79,976,389
GRAND TOTAL - EXPENDITURES	\$79,976,389

Section II.

- A. Special appropriations to non-profit organizations shall be distributed after the execution of an agreement which ensures that all County funds are used for statutorily permissible public purposes.
- B. The County Manager or designee is hereby authorized to transfer appropriations within or between funds, or modify revenue and expenditure projections as contained herein under the following conditions:
  - 1. The Manager may transfer amounts between objects of expenditure and revenues within a function without limitation.

2. The County Manager may transfer amounts up to \$500,000 between functions of the same fund.
3. The County Manager may transfer amounts between contingency funds which are set aside for a specific project for budgetary shortfalls or upon the appropriate approval of a change order.
4. The County Manager is authorized to transfer funds from the General Fund or Capital Reserve Fund to the appropriate fund for projects approved within the Capital Improvement Plan for the current fiscal year.
5. Upon notification of funding increases or decreases to existing grants or revenues, or the award of grants or revenues, the Manager or designee may adjust budgets to match, including grants that require a County match for which funds are available.
6. The Manager or designee may adjust debt financing from estimated projections to actual funds received.
7. The County Manager may enter into and execute change orders or amendments to construction contracts in amounts less than \$90,000 when the appropriate annual budget or capital project ordinance contains sufficient appropriated but unencumbered funds.
8. The County Manager may award and execute contracts which are not required to be bid or which G.S. 143-131 allows to be let on informal bids so long as the annual budget or appropriate capital project ordinance contains sufficient appropriated but unencumbered funds for such purposes.
9. The County Manager may execute contracts with outside agencies to properly document budgeted appropriations to such agencies where G.S. 153 A-248(b), 259, 449 and any similar statutes require such contracts.
10. The County Manager may reject formal bids when deemed appropriate and in the best interest of Cabarrus County pursuant to G.S. 143-129(a).
11. The County Manager may reduce revenue projections consistent with prevailing economic conditions, and also reduce expenditures correspondingly.

Section III.

This ordinance and the budget documents shall be the basis of the financial plan for the County of Cabarrus.

- a. The Finance Director is hereby directed to maintain within the Capital Project Fund sufficient detailed accounting records to satisfy the requirements of the law.
- b. The Finance Director is directed to report, at the request of the Board, on the financial status of each project element in Section I and on the total revenues received or claimed.
- c. Copies of this capital project ordinance shall be furnished to the Clerk to the governing Board, and to the Finance Director for direction in carrying out this project.
- d. At the completion of a construction project, all unrestricted excess funds are transferred to the General Fund, Community Investment Fund or other Capital Project Fund and the portion of the Capital Project associated with the project is closed.

Adopted this 19<sup>th</sup> Day of July, 2021.

CABARRUS COUNTY BOARD OF COMMISSIONERS

BY: /s/ Stephen M. Morris  
Stephen M. Morris, Chairman

ATTEST:

/s/ Lauren Linker

Clerk to the Board

**(F-10) Human Resources - Retiree Health Insurance**

Upon extended review and consideration, Human Resources is considering an adjustment to provisions of our retiree health insurance section of the Personnel Ordinance. This impacts only those employees who declined the offer of retiree health insurance in exchange for a modified vacation schedule in 1997.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the new Personnel Ordinance language regarding retiree health insurance.

Proposed Changes:

Retirees must meet all eligibility requirements including last 5 years as County employee.

Hire/Rehire Date	Eligible for 100%	Eligible for 50%
Prior to 7/1/97	Signed acceptance agreement for reduced vacation	
Prior to 7/1/97 - "second chance agreement"	Not eligible - signed original declination agreement for reduced vacation	If still employed as of 7/1/21 AND sign new vacation reduction agreement effective 9/1/21 or prior and follow all other terms as outlined in agreement.
7/1/97-10/31/03*	10 years	N/A
11/1/03 - 10/31/16	25 years	10 years
11/1/16 or after	25 years	15 years

Terms of Agreement to include:

Must be a "retiree" and meet all eligibility requirements including last 5 years as Cabarrus County employee.

Move to Vacation Schedule A (reduced schedule) on or before pay period beginning August 27, 2021 with pay date of September 17, 2021.

Would be eligible for the 50% pay category whereby they would pay 50% of the current employee premium and eligible for 50% of any discount offered to employees.

**(F-11) Infrastructure and Asset Management - Cabarrus County Emergency Medical Services Headquarters GMP-1**

Staff will present the GMP -1 (early site package) bid that was received on June 10th, 2021 at 3:00 PM. This GMP will be added to the current contract the County has with the Construction Manager at Risk, Vannoy - McFarland Joint Venture as a contract extension to the existing contract which until this point has only provided preconstruction services. The GMP-1 bid included the entire early site package and the concrete package. The GMP-1 total is \$3,883,717 and includes Alternate #1 which is unclassified site excavation.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the contract extension between Cabarrus County and Vannoy - McFarland Joint Venture; and authorized the County Manager to execute the contract extension on behalf of Cabarrus County, subject to review or revisions by the County Attorney.

**(F-12) Infrastructure and Asset Management - Courthouse Project Budget Amendment**

Staff has prepared a budget amendment to transfer \$1,700,000 from the 38092210-9830-COURT (Other Improvements) account to the 38092210-9660-COURT (Contingency) account. The 38092210-9830-COURT account was utilized for legal matters and misc. associated fees and at this point in the project this account does not need to be so robust.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the necessary budget amendment.

Date:  Amount:   
 Dept. Head:  Department:   
 Internal Transfer Within Department     Transfer Between Departments/Funds     Supplemental Request

This budget amendment transfers \$1,700,000 from Courthouse other improvement funds to court contingency funds.

Fund	Indicator	Department/ Object/ Project	Account Name	Approved Budget	Increase Amount	Decrease Amount	Revised Budget
380	9	2210-9660-COURT	Contingency	3,606,945.84	1,700,000.00		5,306,945.84
380	9	2210-9830-COURT	Other Improvements	1,962,328.00		1,700,000.00	262,328.00

**(F-13) Sheriff's Office - Award of Service Weapon to Captain Laura Heggins Upon Her Retirement**

Captain Heggins began her career at the Cabarrus County Sheriff's Office August 17, 1992. She was initially assigned to the Detention Center. In 1997, she transferred to the Courthouse Security Division where she was promoted first to Sergeant in 2001, then to Lieutenant in 2005. She was transferred to the Training Division in 2010 as the Lieutenant until her promotion to Captain in 2016.

She is the commander of the Crisis Negotiation Team as well as a CPR Instructor, BLET Instructor, DOCC Instructor (Jail School), as well as an instructor for those in General Instructor School. She also serves on the Cabarrus County Mental Health Advisory Task Force.

Pursuant to N.C.G.S. 20-187.2, it is requested that Captain Heggins' service weapon (Sig Sauer P320 .40 cal handgun serial # 58H257978) be declared surplus property and awarded to her for the price of \$1.00 upon her retirement.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board declared a service weapon (Sig Sauer P320 .40 cal handgun serial # 58H257978) as surplus property and awarded it to Captain Heggins for the price of \$1.00 upon her retirement.

**(F-14) Sheriff's Office - Request to Award Service Weapon to Sergeant Pam Landers Upon Her Retirement**

Sergeant Landers is retiring from the Cabarrus County Sheriff's Office after nearly 17 years of dedicated service to Cabarrus County. She is currently assigned to the Civil Division and has previously served in the Detention Center.

Pursuant to N.C.G.S. 20-187.2, it is request that Sergeant Lander's service weapon (Sig Sauer P320 .40 cal handgun serial # 58C351854) be declared surplus property and awarded to her for the price of \$1.00 upon her retirement.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board declared a service weapon (Sig Sauer P320 .40 cal handgun serial # 58C351854) as surplus property and awarded it to Sergeant Landers for the price of \$1.00 upon her retirement.

**(F-15) Tax Administration - Refund and Release Reports - June 2021**

The Release Report contains taxpayers' names, bill numbers, valuations, tax amounts, along with the justifications for releasing the valuation/tax amounts for outstanding levies in accordance with N.C.G.S. 105-381. The Refund Report is a summary sheet which lists data from each refund request form, along with the justification for the refunds to the taxpayers in accordance with N.C.G.S. 105-381.

Note: Due to the transition of motor vehicles onto the new North Carolina Vehicle Tax System (NCVTS), motor vehicle-related refunds and releases will begin to be displayed on the new report generated by NCVTS.

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the June 2021 Refund and Release Reports as submitted, including the NCVTS Refund Report, and granted authority to the Tax Collector to process the refunds and releases. The report is hereby incorporated into the minutes by reference and is on file with the Clerk to the Board.

**(F-16) Tax Administration - Tax Collector's Annual Settlement and Order Authorizing Collection of FY 2021-2022 Taxes**

The Tax Collector is required by NCGS 105-373 to give an annual settlement on current and delinquent taxes to the governing body for review and approval. The settlement report for fiscal year 2020-2021 is attached. This report contains real and personal taxes that remain unpaid for the fiscal year. These lists are recharged to the Tax Collector for collection. Also attached is the Order to Collect, to be executed by the Chairman of the Board of County Commissioners, authorizing the Tax Collector to collect all FY 2021-2022 property taxes.

Outstanding Real and Personal Tax Bills as of 6-30-21				
Name County & Municipalities:	Ad Valorem	Penalties	DMV Ad Valorem	Total Outstanding 2020 Tax Bills
Cabarrus County	1,836,513	46,723	-	1,883,236
City of Kannapolis	400,876	2,691	-	403,567
Town of Mt. Pleasant	15,939	35	-	15,974
Town of Midland	21,409	823	-	22,232
City of Locust	113	-	-	113
City of Concord	544,773	51,997	-	596,770
Town of Harrisburg	36,009	1,989	-	37,998
Fire Districts:				
Kannapolis Rural	5,368	9	-	5,377
Jackson Park	1,494	5	-	1,499
Cold Water	3,007	6	-	3,013
Allen	7,086	91	-	7,177
Midland	4,197	21	-	4,218
Harrisburg (outside)	7,292	31	-	7,323
Rimer	3,961	10	-	3,971
Mt. Mitchell	3,461	21	-	3,482
Odell	7,361	273	-	7,634
Georgeville	4,092	10	-	4,102
Flowers Store	4,779	30	-	4,809
Northeast	2,792	11	-	2,803
Mt. Pleasant	6,821	92	-	6,913
Gold Hill	435	1	-	436
Richfield	98	0	-	98
Harrisburg (inside)	7	1,146	-	1,153
Concord Rural	160	9	-	169
Totals	2,918,043	106,024	-	3,024,067

**UPON MOTION** of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board accepted the Tax Collector's annual settlement and approved the Order to Collect in accordance with NCGS 105-321.

ORDER OF THE BOARD OF COUNTY COMMISSIONERS  
IN ACCORDANCE WITH N.C.G.S. 105-321

To: M. David Thrift  
Tax Administrator, Cabarrus County

You are hereby authorized, empowered and commanded to collect the 2021 property taxes filed in the office of the Cabarrus County Assessor, and in the tax receipts herewith delivered to you, in the amounts and from the taxpayers likewise set forth. Such taxes are hereby declared to be a first lien upon all real property of the respective taxpayers in the County of Cabarrus, and this order shall be a full and sufficient authority to direct, require and enable you to levy on and sell any real or personal property of such taxpayer, for and on account thereof, in accordance with the law.

Witness my hand and official seal, this 19<sup>th</sup> day of July, 2021.

/s/ Stephen M. Morris  
Stephen M. Morris, Chairman  
Cabarrus County Board of Commissioners

Attest:

/s/ Lauren Linker  
 Lauren Linker, Clerk to the Board

**(G) NEW BUSINESS**

**(G-1) Economic Development Investment - Project Vision (CorrChoice) - Public Hearing 6:30 p.m.**

Shanell Varner, Economic Development Program Manager, presented a request for an economic development project for CorrChoice located at 2215 Mulberry Road in Concord. CorrChoice is proposing an expansion project located at 2200 Mulberry Road (in Plant 2), Concord with a projected investment of approximately \$9,700,000 in personal property. They also plan to create 20-25 jobs with average wages above our current County average wage.

**Project Vision**



**Cabarrus County Economic Development Grant Analysis**

	Year 1	Year 2	Year 3
Total Assessed Value (Real)	\$0	\$0	\$0
Total Assessed Value (Personal)	\$1,800,000	\$8,570,000	\$7,774,000
	\$2,000,000.00	\$1,640,000	\$1,460,000
	\$7,700,000.00	\$6,930,000	\$6,314,000
County taxes at .74	\$13,320	\$63,418	\$57,528
Grant @ 85 %	\$11,322	\$53,905	\$48,898
Net Taxes to County	\$1,998	\$9,513	\$8,629
		Taxes	\$ 134,266
		Grant	\$ 114,126
		Net Taxes to County	\$ 20,140

Chairman Morris opened the public hearing at 6:59 p.m. The Public Hearing Notice was posted on the County’s website ([www.cabarruscounty.us](http://www.cabarruscounty.us)) on July 7, 2021 in accordance with Article 2, Administration, Section 2.1 (Use of Electronic Means to Provide Public Notices) of the Cabarrus County Code of Ordinances.

There was no one present to address the Board; therefore, Chairman Morris closed the public hearing.

**UPON MOTION** of Vice Chairman Honeycutt, seconded by Commissioner Shue and unanimously carried, the Board approved an economic development agreement (3 years, 85 percent) between CorrChoice and Cabarrus County, and authorized the County Manager to execute the Agreement on behalf of the Board, subject to review or revision by the County Attorney.

**(G-2) Planning and Development Department - TEXT2021-00002, Proposed Amendments to Chapter 4 Overlay Districts, Chapter 7 Performance Based Standards and Chapter 16 Flood Damage Prevention - Public Hearing 6:30 p.m.**

Susie Morris updated the Board regarding Proposed Amendments to Chapter 4 Overlay Districts, Chapter 7 Performance Based Standards and Chapter 16 Flood Damage Prevention. Ms. Morris advised the section on base flood elevation and construction standards that were discussed at the work session have been removed from the proposed amendments and may be brought back to the Board once FEMA and the State have approved that language. She requested approval for the revised amendments and revised consistency statement provided in the agenda.

Chairman Morris opened the public hearing at 7:02 p.m. The Public Hearing Notice was published on July 7 and 14, 2021 in *The Independent Tribune*. The public hearing notice was also posted on the County’s website ([www.cabarruscounty.us](http://www.cabarruscounty.us)) on July 7, 2021 in accordance with Article 2, Administration, Section 2.1 (Use of Electronic Means to Provide Public Notices) of the Cabarrus County Code of Ordinances.

There was no one present to address the Board; therefore, Chairman Morris closed the public hearing.

**UPON MOTION** of Commissioner Shue, seconded by Vice Chairman Honeycutt and unanimously carried, the Board adopted TEXT2021-0002, Proposed Amendments to Chapter 4 Overlay Districts, Chapter 7 Performance Based Standards and Chapter 16 Flood Damage Prevention.

Proposed Amendment of the Cabarrus County Development Ordinance  
TEXT2021-00002

BE IT ORDAINED by the Board of County Commissioners of Cabarrus County, North Carolina the following ordinance is hereby is adopted:

AMEND Section 7-3 Uses Permitted Based on Standards (PBS) as follows:

#1 Accessory Building, Accessory Dwelling Unit and Swimming Pools Accessory to Single Family Residential

- a. Residential accessory dwelling units in the AO, CR, LDR, MDR and HDR districts shall not exceed fifty (50) percent of the square footage of the base floor area of the primary structure (BAS) as listed on the Cabarrus County Tax Card. ~~In residential districts, the accessory dwelling unit shall be sited to the rear of the primary structure or to the side as a secondary option.~~ If sited as part of a commercial or industrial building, the accessory dwelling unit shall be incorporated into the overall building design and shall not exceed twenty five (25) percent of the base area of the structure (BAS) as listed on the Cabarrus County Tax Card. ~~structure in which it is located.~~

AMEND Chapter 4, Section 4-10, 15 as follows:

15. Where the Waterbody Buffer Zone or no build buffer impacts or is part of a lot, a note shall be placed on the plat or site plan and a restriction shall become part of the deed for the property stating that said property is subject to the Waterbody Buffer Zone.

- a. Land within a stream buffer shall not be used to meet the minimum area requirements for lots that are one acre or less.
- b. If a lot is greater than one acre in area, ~~except where lots are greater than one acre in area,~~ the buffer area may be used to meet the minimum lot size requirements, however, at least 50 percent of the lot shall remain outside the stream buffer area.

AMEND Chapter 16 as follows:

DELETE current Section A. Statutory Authorization and REPLACE with new Section A.

~~The Legislature of the State of North Carolina has in Part 6, Article 21 of Chapter 143; Parts 3 and 4 of Article 18 of Chapter 153A; and Part 121, Article 6 of Chapter 153A of the North Carolina General Statutes, delegated to local governmental units the responsibility to adopt regulations designed to promote the public health, safety, and general welfare.~~

The Legislature of the State of North Carolina has in Part 6, Article 21 of Chapter 143; Article 6 of Chapter 153A; Article 8 of Chapter 160A; and Article 7, 9, and 11 of Chapter 160D of the North Carolina General Statutes, delegated to local governmental units the Authority to adopt regulations designed to promote the public health, safety, and general welfare.

REVISE Part 3, General Provisions, Section B

The Special Flood Hazard Areas are those identified under the Cooperating Technical State (CTS) agreement between the State of North Carolina and FEMA in its FIS dated November 5, 2008 for Cabarrus County and associated DFIRM panels dated November 5, 2008, March 2, 2009, June 16, 2009, February 19, 2014 and November 16, 2018, including any digital data developed as part of the FIS, which are adopted by reference and declared a part of this ordinance and all revisions thereto. ~~Future revisions to the FIS and DFIRM panels that do not change flood hazard data within the jurisdictional authority of Cabarrus County are also adopted by reference and declared a part of this ordinance.~~

Adopted this 19<sup>th</sup> day of July, 2021 by the Cabarrus County Board of Commissioners.

/s/ Stephen M. Morris  
Stephen M. Morris, Chairman  
Cabarrus County Board of Commissioners

ATTEST:

/s/ Lauren Linker  
Clerk to the Board



Consistency Statement for Proposed Amendment to the Cabarrus County  
Development Ordinance  
TEXT2021-00002

Having reviewed and considered proposed amendment TEXT2021-00002, the accompanying documents, the staff analysis, comments from the general public, and the recommendation from the Cabarrus County Planning and Zoning Commission, the Cabarrus County Board of Commissioners adopts this statement of consistency.

The proposed amendments are consistent with the Small Area Land Use Plans (Plans) because the Plans seek to create a safe and healthy community, to preserve open space, to create expanded housing options, and to encourage economic development.

The proposed amendments are reasonable and in the public interest because:

The proposed amendment to Chapter 7 will generate additional opportunities for aging in place by providing secondary housing options in keeping with the size and scale of the existing structure. This approach allows for gentle density increases without negatively impacting overall neighborhoods. The proposed amendment also allows additional use of individual lots that may have otherwise been restricted due to building placement.

The proposed amendment to Chapter 4 is to remove a typo (duplicate language) that may cause confusion about how the development standard is applied.

The proposed amendments to Chapter 16 are provided by the North Carolina Department of Emergency Management as an update to the Model Flood Damage Prevention Ordinance. The language includes updates for 160D compliance and updates for applicable sections of the North Carolina General Statutes.

For the reasons set forth above, the Planning and Zoning Commission recommends that the Cabarrus County Board of Commissioners consider adopting proposed amendment TEXT2021-00002.

For the reasons set forth above, the Cabarrus County Board of Commissioners hereby adopt this Statement of Consistency and approve TEXT2021-00002.

Signed this 19<sup>th</sup> day of July, 2021

/s/ Stephen M. Morris  
\_\_\_\_\_  
Stephen M. Morris, Chairman  
Cabarrus County Board of Commissioners

/s/ Lauren Linker  
\_\_\_\_\_  
Clerk to the Board of Commissioners

**(H) REPORTS**

**(H-1) BOC - Receive Updates from Commission Members Who Serve as Liaisons to Municipalities or on Various Boards/Committees**

Vice Chairman Honeycutt, Liaison to the Senior Centers Board of Trustees, reported the number of classes offered at the Senior Centers have increased and it is hoped that dances and evening hours will return sometime in August.

Commissioner Kiger, Liaison to Concord City Council, reiterated on how events went last week with the Governor's visit and the announcement of the new business coming to Cabarrus County.

**(H-2) Board of Commissioners - Request for Applications for County Boards/Committees**

Applications are being accepted for the following County Boards/Committees:

- Adult Care Home Community Advisory Committee - 8 Vacant Positions
- Animal Protection Advisory Board - 2 Terms Expiring Soon
- Concord Planning and Zoning Commission (ETJ) - 1 Vacant Position
- Harrisburg Planning and Zoning Board and Board of Adjustment (ETJ) - 1 Expired Term
- Juvenile Crime Prevention Council - 2 Vacant Positions and 7 Terms Expiring Soon
- Library Board of Trustees - 1 Term Expiring Soon
- Nursing Home Community Advisory Committee - 8 Vacant Positions

- Region F Aging Advisory Committee - 2 Vacant Positions and 1 Expired Term
- Transportation Advisory Board - 6 Vacant Positions
- Youth Commission - 5 Vacant Positions and 7 Expired Terms

Chairman Morris urged citizens to consider participating on a Board or Committee.

**(H-3) Budget - Monthly Financial Update**

The Board received the monthly financial update report for informational purposes. No action was required of the Board.

**(H-4) County Manager - Monthly Building Activity Reports**

The Board received the Cabarrus County Construction Standards Dodge Report for June 2021 and the Cabarrus County Commercial Building Plan Review Summary for June 2021 for informational purposes. No action was required of the Board.

**(H-5) County Manager - Monthly New Development Report**

The Board received the monthly new development report for informational purposes. No action was required of the Board.

**(H-6) EDC - June 2021 Monthly Summary Report**

The Board received the Cabarrus Economic Development Corporation (EDC) monthly report for the month of June 2021 for informational purposes. No action was required of the Board.

**(I) GENERAL COMMENTS BY BOARD MEMBERS**

None.

**(J) WATER AND SEWER DISTRICT OF CABARRUS COUNTY**

None.

**(K) CLOSED SESSION**

**(K-1) Closed Session - Pending Litigation**

UPON MOTION of Commissioner Strang, seconded by Vice Chairman Honeycutt and unanimously carried, the Board moved to go into closed session to discuss matters related to pending litigation as authorized by NCGS 143-318.11(a)(3).

UPON MOTION of Vice Chairman Honeycutt, seconded by Commissioner Kiger and unanimously carried, the Board moved to come out of closed session.

**(L) ADJOURN**

UPON MOTION of Commissioner Kiger, seconded by Commissioner Shue and unanimously carried, the meeting adjourned at 9:13 p.m.



*Lauren Linker*  
 \_\_\_\_\_  
 Lauren Linker, Clerk to the Board