

The Board of Commissioners for the County of Cabarrus met for an Agenda Work Session in the Commissioners' Meeting Room at the Cabarrus County Governmental Center in Concord, North Carolina at 5:00 p.m. on Monday, July 7, 2025.

Public access to the meeting could also be obtained through the following means:

live broadcast at 5:00 p.m. on Channel 22  
<https://www.youtube.com/cabarruscounty>  
<https://www.cabarruscounty.us/cabcotv>

Present - Chairman: Jeff Jones  
Vice Chairman: Laura B. Lindsey  
Commissioners: Larry G. Pittman  
Kenneth M. Wortman  
Lynn W. Shue

Also present were: Sean Newton, County Manager; Kelly Sifford, Deputy County Manager; Aalece Pugh, Assistant County Manager; Douglas Hall, County Attorney and Lauren Linker, Clerk to the Board.

Commissioner Pittman provided the invocation.

**1. Call to Order**

Chairman Jones called the meeting to order at 5:00 p.m.

**2. Approval of Work Session Agenda**

**2.1 BOC - Changes to the Agenda**

Discussion Items - No Action

3.2 Active Living and Parks - Perry Weather Systems in County Parks

Discussion Items For Action

4.6 Legal - Tentative Sandoz Opioid Settlement

4.9 Tax Administration - Tax Collector's Annual Settlement and Order Authorizing Collection of FY2025-2026 Taxes

UPON MOTION of Vice Chair Lindsey, seconded by Commissioner Wortman and unanimously carried, the Board approved the agenda as amended.

**3. Discussion Items - No Action**

**3.1 Convention and Visitors Bureau (CVB) - Presentation on Creating a Cross-Country Course and Associated Facilities at Frank Liske Park**

Kelly Sifford, Deputy County Manager, introduced Donna Carpenter, Cabarrus Convention and Visitors Bureau (CVB), President and CEO,

Ms. Carpenter presented the potential project to create a cross-country course. The course would be used by the University of Carolina Charlotte (UNCC) and could also be used by the County to host other events. The proposed project would be funded by visitor tax dollars.

An invitation to take part in a site visit to the Tallahassee course (logistics to be determined later) and funded by the CVB), was extended for two board members or staff.

Finally, the plan would be contingent upon the following: approval of a second entrance for Frank Liske Park and the participation of partners from the UNCC Civil Engineering Department.

A discussion ensued; Ms. Carpenter responded to questions from the Board.

**3.2 Active Living and Parks - Perry Weather Systems in County Parks**

Todd Shanley, Chief Information Office/Chief of Staff, introduced Byron Haigler, Active Living & Parks Director. Mr. Haigler provided a PowerPoint presentation regarding the Perry Weather System. Topics included:

- On-site weather stations
- Key Features
  - o Software
  - o Hardware
- Parks live looks

- Current weather and history
- Lightening alert notification policy

A discussion ensued; Mr. Haigler and Mr. Shanley responded to questions from the Board.

### **3.3 County Manager - Update on Holloway Group**

Sean Newton, County Manager, provided an update regarding the Holloway Group to include the impacts of the State budget not yet being passed. The estimated time of completion for the Holloway Group is September or October. Currently, the county is on a month-to-month contract. It is recommended to continue the contract until the budget cycle ends then review the matter.

A discussion ensued; Mr. Newton and Kelly Sifford, Deputy County Manger, responded to questions from the Board.

It was recommended to place the matter on the regular meeting agenda for further discussion.

## **4. Discussion Items - For Action**

### **4.1 Active Living and Parks - North Carolina Amateur Sports (NCAS) Youth Sports Grant**

Rae Moore, Active Living and Parks, Project/event Manager, advised the Active Living and Parks Department has been awarded a \$1,500 grant by The North Carolina Recreation and Parks Association. This grant will be used for training aids for pickle ball and youth camps at Frank Liske Park. A budget amended was presented for the Board's consideration.

### **4.2 Facilities Design and Construction - Progress Place Renovation Construction Manager at Risk Selection and Pre-Construction Services Contract**

Kelly Sifford, Deputy County Manager, on behalf of Michael Miller, Design and Construction Director, reported a RFQ had gone out for a Construction Manager at Risk for the Progress Place renovation project. Six submissions were received, of which three firms were shortlisted. Messer Construction was recommended. The proposed pre-construction amount is \$379,452, which would set Messer Construction's fee at 3.15 for future GMPs.

Jason Harris, Construction Manager, Messer Construction, was in attendance.

### **4.3 Fair - 2025 County Fair Update and Fee Schedule Approval Request**

Todd Shanley, Chief Information Officer, introduced Courtney Wyatt, Fair Director, by way of introduction video. Mr. Shanley also thanked staff for their assistance involving the fair.

Ms. Wyatt provided a PowerPoint presentation to include the following:

- New for 2025 Fair
  - Advanced ticket sales:
    - Fair, Ride wristband and rodeo
  - Online entries
  - Livestock shows held in arena
    - Seating
    - Show space
  - The Fair Mercantile
    - Local craft vendors
    - Cabarrus grown booths
- New entertainment
  - Paul Bunyan
  - First Bite Fishing
  - Hog Diggity Dogs
  - Landon Cline
  - Montana Sky
  - Dangerous Feats of Comedy
  - Edudora Farms Petting Zoo
  - Too much Sylvia
  - Cabarrus County Fair Pageant
  - Fireworks
- Rodeo - Southern Rodeo Company
  - 8 events each night
    - Bulls
    - Saddle bronc

- Bareback
  - Barrel racing
  - Team roping
  - Calf roping
  - Break-a-way roping
  - Steer wrestling
- o Dates
  - Friday, September 5
  - Saturday, September 6
  - Friday, September 12
  - Saturday, September 13
- o Time: 6:30 p.m. (2 - 2.5-hour show)
- o Location: Cabarrus Arena
- o General Admission: \$25 and Children 2 and under: Free
- o Rodeo ticket includes fair admission
- Fair staff
  - o Administrative Specialist: Stephanie Simpson
  - o Gold Hall Superintendent: Cathy Harkey
  - o Livestock Superintendent: Jimmy Petty
- Sponsorships
  - o Fair
    - Cabarrus County Fair naming rights sponsor - \$50,000
    - Presenting Rodeo Sponsor - \$10,000
    - Gold level - \$7,500
    - Silver level - \$5,000
    - Bronze level - \$2,500
    - Blue Ribbon level - \$250 - \$1,500
  - o Rodeo
    - Chute gate - \$1,500
    - Corner banner - \$2,500
- Current Sponsorships
  - o James River Equipment
  - o McDonald General Store
  - o First Bank
  - o Ron Smith with Ed Jones
  - o Faulk Bros Turf Supply
  - o Cabarrus County Farm Bureau
  - o Rocky River Large Animal
- Fee Structure for Entry and Teme Days
  - o Fair General Admission
    - \$8: Adults
    - \$6: Children 6-11
    - \$6: Seniors 55+
    - \$6 Military with valid ID
    - Free: Children 5 and under
    - Free: Cabarrus County employees with badge
  - o Theme Days
    - Monday: Senior Day - 55 and older get in free from 3:00-4:00 p.m.
      - Activities
        - 3:00 p.m. Fair Opens
        - 3:00 - 4:00 p.m. Seniors 55+ get in free
        - 3:30 - 4:30 p.m. Bingo
        - 5:00 p.m. Senior Talent Show
        - 7:00 - 9:00 p.m. Montana Sky on main Stage
    - Tuesday: 2 Can Tuesday - 2 cans = \$2 off admission
      - Cooperative Christina Ministry to coordinate volunteers
      - All food collected stays in Cabarrus County and Kannapolis
      - Landon Cline on main state at 6:00 p.m.
    - Wednesday: School Night - Cabarrus County students get in free
      - Dunking booth - 6:00 p.m.
      - Too Much Sylvia on main state at 6:00 p.m.
    - Thursday: Car Load Night - Up to 6 people (in the vehicle) receive an admission ticket and ride wristband for \$90
      - Value for six adults, \$270
      - Currently looking for a sponsor that will get naming rights of this night
      - Dunking booth at 6:00 p.m.

Mr. Shanley provided additional information regarding pricing.

A discussion ensued. During discussion, Ms. Wyatt and Mr. Shanley responded to questions from the Board.

Vice Chair Lindsey **MOVED** to suspend The Rules of Procedure. Commissioner Shue seconded the motion.

Following further discussion, the **MOTION** unanimously carried.

**UPON MOTION** by Commissioner Pittman, seconded by Vice Chair Lindsey, and unanimously carried, the Board approved the fair fee schedule as presented to include the amendment that veterans and county employees pay a \$3.00 entrance fee any night they choose to attend.

#### 4.4. Finance - Lottery Proceeds

Jim Howden, Finance Director, reported as part of the FY26 budget process, lottery proceeds were included to help pay school debt. In doing so, a request for consideration was offered to authorize the Chairman to execute the applications for staff to send to the State to request those funds. Budget amendments and project ordinances will be needed.

#### 4.5. Finance - Reimbursement Resolutions

Jim Howden, Finance Director, presented two reimbursement resolutions for consideration to allow Cabarrus County to reimburse itself for two school projects, A.L. Brown High School and Jackson Park Elementary School, from debt financing proceeds.

#### 4.6. Legal - Tentative Sandoz Opioid Settlement

Doug Hall, General Counsel/Board Attorney, introduced Dr. Aalice Pugh, Assistant County Manager and DHS Director, who presented a PowerPoint Presentation to provide an update on use of opioid funds, which included the following:

- North Carolina opioid settlements
  - Wave One
  - Wave Two
  - Other/Smaller settlements
- North Carolina Memorandum of Agreement: Definition and Purpose
  - Strategies
  - Current projects
    - Cabarrus County Schools
    - Cabarrus Detention Center: MAT
    - Cabarrus EMS Community Paramedicine: MAT
    - Cabarrus Health Alliance: MAT
    - Cabarrus Health Alliance: Peer Support
    - Cabarrus Health Alliance: Address the needs of pregnant or parenting women and their families
    - Cabarrus County Communications: Prevent misuse of opioids
    - Collaborative Strategic Planning (HMA) and opioid project manager
    - Bridge to Recovery
    - Adult to Teen Challenge
    - Southeastern Recovery Center
    - Monarch
    - Naloxone/Narcan distribution
    - Providers TBD: Recovery
- 2025 Annual Meeting

The county's long-standing counsel in the national Opioid Settlement, Creuger Dickinson, LLC requested that the county execute on a tentative settlement.

Mr. Hall provided additional information in connection with a new settlement defendant, Sandoz Manufacturer. A copy of the participation agreement was provided for the Board's review and consideration.

#### 4.7. Sheriff's Office - Acceptance of Highland Canine Connect Grant

Chief Deputy Tessa Burchette presented a request to accept a grant for a therapy dog. Highland Canine Connect has agreed to fund a therapy dog and all necessary training for the Cabarrus County Sheriff's Office through the grant. The therapy dog's vet care has been covered, and she has already been spayed.

Seargent Candice Elwood advised the dog will be ready to be placed with the Sheriff's Office at the end of July.

There is no required match by the county and no budget amendment as the grant will be paid directly to the training entity for the dog and training.

A brief discussion ensued.

#### **4.8. Social Services - Energy Programs Outreach Plan**

Lora Lipe, Economic Support Services Program Administrator, presented the annual Cabarrus County Energy Programs Outreach plan for fiscal year 2026. The Low-income Energy Assistance Program also known as (LIEAP) is a federally funded block grant program comprised of three programs.

#### **4.9. Tax Administration - Tax Collector's Annual Settlement and Order Authorizing Collection of FY 2025-2026 Taxes**

David Thrift, Tax Administrator, reported the Tax Collector is required by NCGS 105-373 to give an annual settlement on current and delinquent taxes. The fiscal year 2024-2025 settlement summary by jurisdiction was provided. The summary includes outstanding real property taxes in the amount of \$2,551,425 and outstanding personal property taxes in the amount of \$430,343 for a total of 2024 outstanding property tax of \$2,981,769 as of June 30, 2025. Mr. Thrift also provided a list of minimal refunds (almost \$1,080) currently being analyzed by staff for application to accounts or issued to the State.

The Order to collect next year's tax receipts and levies was provided for consideration.

Lastly, Mr. Thrift provided a projected levy for fiscal year 2026 real, personal property taxes and penalties totaling \$430,085,922.

#### **4.10. Board of Commissioners - Economic Development Grant Program Policy**

Commissioner Kenny Wortman proposed a change to the Economic Development Grant Program to reduce the incentive grant amount on real and personal property tax on assets eligible for this program from 85% to 80%. Commissioner Wortman advised the Economic Development Corporation (EDC) has been spoken to regarding the matter.

Brian Hiatt addressed the Board explaining when a project is proposed to the EDC, the state economic development or Charlotte Regional alliance will follow up with a series of questions regarding the site, availability of utilities and employment opportunities. If the incentive information is requested, the policy of the jurisdiction is then provided. Local government has the ultimate authority whether or not granting an incentive.

There was discussion throughout; Mr. Hiatt responded to questions from the Board.

#### **4.11. Board of Commissioners - Proclamation**

Chairman Jones updated the Board that a letter of recognition was provided to the retired pastor at the Calvary Holy Church. A proclamation was provided to the Board for review and consideration at the July Regular Meeting.

#### **4.12. Board of Commissioners - Resolution Amending the Board of Commissioners' 2025 Meeting Schedule - Cabarrus Summit**

Chairman Jones presented the Resolution Amending the Board of Commissioners' 2025 Meeting Schedule. The resolution reflected the location of the July 16, 2025 Cabarrus Summit.

**UPON MOTION** of Vice Chair Lindsey, seconded by Commissioner Wortman and unanimously carried, the Board suspended the Rules of Procedure.

**UPON MOTION** Vice Chair Lindsey, seconded by Commissioner Wortman and unanimously carried, the Board approved the resolution.

Resolution No. 2025-10

Resolution Amending the  
Cabarrus County Board of Commissioners'  
2025 Meeting Schedule

WHEREAS, the agenda work sessions of the Cabarrus County Board of Commissioners will be held on the first Monday of each month at 5:00 p.m. in the Commissioners' Meeting Room at the Governmental Center; and

WHEREAS, the regular meetings of the Board of Commissioners will be held on the third Monday of each month at 6:00 p.m. in the Commissioners' Meeting Room at the Governmental Center; and

WHEREAS, the Cabarrus County Board of Commissioners' 2025 meetings may be conducted remotely in a virtual setting, as allowed by the Board's Remote Participation Policy; and

WHEREAS, the Martin Luther King, Jr. holiday requires a change in the regular meeting date in January 2025; and

WHEREAS, the President's Day holiday requires a change in the regular meeting date in February 2025; and

WHEREAS, the Easter holiday requires a change in the regular meeting date in April 2025;

WHEREAS, the Labor Day holiday requires a change in the agenda work session meeting date in September 2025; and

WHEREAS, the National Association of Counties (NACo) Conference requires a change in the work session meeting date in March 2025; and

NOW, THEREFORE, BE IT RESOLVED, the Cabarrus County Board of Commissioners, pursuant to North Carolina General Statute 153A-40(a), does hereby:

- (1) Establish the Board's agenda work session schedule to meet at 5:00 p.m. (unless noted otherwise) in the Commissioners' Meeting Room at the Governmental Center on the following dates:

January 6, 2025	July 7, 2025
February 3, 2025	August 4, 2025
March 10, 2025	September 2, 2025 (Tuesday)
April 7, 2025	October 6, 2025
May 5, 2025	November 3, 2025
June 2, 2025*	December 1, 2025

\*Commissioners' Meeting Room at 5:30 p.m.

- (2) Establish the Board's regular meeting schedule to meet at 6:00 p.m. in the Commissioner's Meeting Room at the Governmental Center on the following dates:

January 21, 2025 (Tuesday)	July 21, 2025
February 18, 2025 (Tuesday)	August 18, 2025
March 17, 2025	September 15, 2025
April 22, 2025 (Tuesday)	October 20, 2025
May 19, 2025	November 17, 2025
June 16, 2025	December 15, 2025

- (3) Sets quarterly summits scheduled at 6:00 p.m. at the following locations:

January 15, 2025	Mt. Pleasant
April 16, 2025	Cabarrus Arena
July 16, 2025	Library and Active Living Center at Afton Ridge
October 15, 2025	TBD

- (4) The Board will hold a Budget Public Hearing at the June 2, 2025 Work Session meeting at 5:30 p.m. in the Commissioners Meeting Room at the Governmental Center; and

- (5) Sets a Board retreat, to be held at the Governmental Center in the Multipurpose Room on February 21 at 5:00 p.m. to continue February 22 at 8:00 a.m.; and

- (6) Sets the NACo Legislative Conference in Washington, DC, on March 1-4, 2025; and

- (7) Sets the NCACC County Assembly Day and Legislative Reception in Raleigh, North Carolina on June 10-11, 2025; and

- (8) Sets budget workshop meetings on April 15, 2025 and June 4, 2025 at 5:00 p.m. in the Multipurpose Room in the Governmental Center; and
- (9) Sets the NACo Annual Conference in Allegheny County, Pittsburgh, Pennsylvania on July 11 - 14, 2025; and
- (10) Sets the NCACC Annual Conference in Pitt County, North Carolina on August 20 - 23, 2025; and

BE IT FURTHER RESOLVED that any recessed, special or emergency meeting will be held as needed with proper notice as required by North Carolina General Statute 153A-40.

Adopted this the 7<sup>th</sup> day of July, 2025.

/s/ Jeff Jones  
 Jeff Jones, Chairman  
 Cabarrus County Board of Commissioners

Attest:

/s/ Sheila Bruce  
 Sheila Bruce, Deputy Clerk to the Board

**4.13. Board of Commissioners - Resolution Amending the Board of Commissioners' 2025 Meeting Schedule - Work Session**

Chairman Jones presented the Resolution Amending the Board of Commissioners' 2025 Meeting Schedule to reflect moving the work sessions back to the Governmental Multipurpose Room.

A discussion ensued.

**4.14. Boards and Committees - Appointments - Cabarrus County Board of Equalization and Review**

Chairman Jones opened a discussion regarding how the Board would like to handle board and committee appointments. Further, terms limits were discussed.

David Thrift, Tax Administrator, was present and was asked if he could provide insight involving selection process and why someone may be considered to serve beyond that term limits in connection with the board (Board of Equalization and Review) that he oversees. Mr. Thrift provided details in this regard.

A discussion ensued. During discussion, Mr. Thrift responded to questions from the Board.

The item will be placed on Appointments to Boards and Committees on the Regular Meeting Agenda.

**4.15. Boards and Committees - Appointments - Cabarrus County Board of Equalization and Review**

Refer to item 4.14 above. The item will be placed on Appointments to Boards and Committees on the Regular Meeting Agenda.

**4.16. Boards and Committees - Removal and Appointment - Cabarrus County Board of Equalization and Review**

Moved to the consent agenda.

**4.17. Boards and Committees - Appointment - Library Board of Trustees**

Moved to the consent agenda.

**4.18. Boards and Committees - Appointment - Nursing Home Community Advisory Committee**

Moved to the consent agenda.

**4.19. Boards and Committees - Appointment - Region F Aging Advisory Committee**

Moved to the consent agenda.

**4.20. Boards and Committees - Appointment - Tourism Authority**

Moved to the consent agenda.

**4.21. Boards and Committees - Appointment - Tourism Authority**

Moved to the consent agenda.

**4.22. Boards and Committees - Appointment - Tourism Authority**

Moved to the consent agenda.

**4.23. Boards and Committees - Removal and Appointment - Tourism Authority**

Moved to the consent agenda.

**4.24. Boards and Committees - Removal and Appointment - Tourism Authority**

Moved to the consent agenda.

**4.25. Boards and Committees - Appointment - Transportation Advisory Board**

Moved to the consent agenda.

**4.26. Boards and Committees - Appointment - Transportation Advisory Board**

Moved to the consent agenda.

**4.27. Boards and Committees - Removal and Appointment - Transportation Advisory Board**

Moved to the consent agenda.

**5. Approval of Regular Meeting Agenda**

**5.1 BOC - Approval of Regular Meeting Agenda**

UPON MOTION of Vice Chair Lindsey, seconded by commissioner Kenny Wortman, and unanimously carried, the Board approved the agenda to include changes noted and to schedule the necessary public hearing for the July 21, 2025 Regular Meeting.

**6. Adjourn**

UPON MOTION of Vice Chair Lindsey, seconded by commissioner Larry Pitman, the meeting adjourned at 6:54 p.m.

  
Ariadne Olvera, Clerk to the Board

