

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, May 20, 2019.

Present - Chairman: Stephen M. Morris
Vice Chairman: Diane R. Honeycutt
Commissioners: F. Blake Kiger
Elizabeth F. Poole
Lynn W. Shue

Also present were Mike Downs, County Manager; Richard M. Koch, County Attorney; Pam Dubois, Senior Deputy County Manager; Jonathan Marshall, 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.

Reverend Sheldon Davis with Oak Grove Missionary Baptist Church delivered the invocation.

(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 April 1, 2019 (Work Session) and April 15, 2019 (Regular Meeting) as presented.

(B) APPROVAL OF THE AGENDA

Chairman Morris reviewed the following changes to the agenda.

Additions:

Closed Session

K-1 Closed Session - Pending Litigation, Economic Development and Acquisition of Real Property

Revised:

Consent Agenda

F-5 BOC - Resolution Amending the Board of Commissioners' 2019 Meeting Schedule

- Legislative Meeting Added to the Calendar

F-10 Finance - Approval of Maintenance and Repair Agreement Between Cabarrus County, Cabarrus County Schools and Kannapolis City Schools

- Updated Draft Agreement

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

(C) RECOGNITIONS AND PRESENTATIONS

(C-1) Active Living and Parks - Freedom Award Project

Byron Haigler, Assistant Director, Active Living and Parks, and Joshua Coffman, Park Program Manager, recognized Jonah Hill with the Trail Life Group, who designed and constructed two orienteering courses at Camp T.N. Spencer Park.

(C-2) Soil and Water - Annual Conservation Contest Winners

Tammi Remsburg, Resource Conservation Coordinator, and Kelly Sifford, Planning and Development Director, recognized the following winners in the Soil and Water Conservation contests who were in attendance: Kindergarten Bookmark Contest, Isabella Stewart from Patriot STEM Elementary School; First Grade Bookmark Contest, Rhea Shaw from Carolina International School; and Sixth Grade Poster Contest, Naomi Gonzales from C. C. Griffin Middle School.

Ms. Remsburg additionally recognized the State Elementary Conservation Teacher of the Year, Mary Ferguson.

Ms. Ferguson expressed appreciation to the Board for their support.

(C-3) Youth Commission - Recognize Graduating Members

Tracy LeCompte, 4-H Extension Agent, thanked the Board and County Manager Mike Downs for their support of the 4-H and Youth Commission programs.

Ms. LeCompte introduced Avery Calkins, Youth Commission Hickory Ridge High School representative. Ms. Calkins spoke about the learning opportunities afforded to all Youth Commission members through their participation. She also expressed appreciation to the Board and Ms. LeCompte.

Lastly, Ms. Calkins recognized the graduating Youth Commission Seniors:

- Jack Lambert, Central Cabarrus High School
- Brandon Gillespie, Cox Mill High School
- Lance Cagle, Central Cabarrus High School
- Avery Calkins, Hickory Ridge High School

Each senior announced their plans after high school graduation and thanked the Board for their support.

Chairman Morris congratulated the seniors and expressed well wishes for the future.

(C-4) Cabarrus Health Alliance - 2018 State of the County Health Report

Marcella Beam, Executive Director, Healthy Cabarrus, Cabarrus Health Alliance, presented the State of the County Health Report. Topics included (top three priority needs for Cabarrus County) were as follows: Substance abuse, Opioid crisis, and Childhood obesity.

(C-5) Human Resources - Recognition of Senior Deputy County Manager Pamela Dubois on Her Retirement from Cabarrus County Government

Mike Downs, County Manager, recognized Pam Dubois, Senior Deputy County Manager, on her retirement from her position with Cabarrus County as Senior Deputy County Manager. Mr. Downs highlighted a number of Ms. Dubois' accomplishments during her 31-year tenure.

Vice Chairman Honeycutt presented a service award in appreciation of her service and dedication to the County.

Donna Carpenter, President and CEO, Cabarrus County Visitor's Bureau (CVB), thanked Ms. Dubois for all of her contributions to the Tourism Authority of Cabarrus County and presented her with a token of appreciation.

Ms. Dubois, expressed her appreciation.

(C-6) Proclamation - Memorial Day 2019

Tony Miller, Veterans Services Director, read the proclamation aloud.

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

Proclamation No. 2019-10

MEMORIAL DAY PROCLAMATION

WHEREAS, our ancestors shaped the structure of our political system, laid the groundwork for higher discoveries in science and medical research, started long-lasting traditions that enrich our heritage, and fought in wars so that future generations would have freedom; and

WHEREAS, it is important to cherish the memories of our friends and family members who have died, and to remember their contributions towards making our lives better; and

WHEREAS, the veterans who fought and died for our country helped preserve the freedoms and rights guaranteed to all people under the U.S. Constitution; and

WHEREAS, on Memorial Day, Americans remember the enormous debt of gratitude we owe to our veterans who have lost their lives in the defense of freedom and pursuit of peace and we reflect on the past and renew our patriotism so that we may continue to live in freedom and seek peace so that our veterans will not have died in vain.

NOW, THEREFORE, BE IT PROCLAIMED that the Cabarrus County Board of Commissioners do hereby recognize May 27, 2019 as

MEMORIAL DAY 2019

in Cabarrus County and urges all residents in the county to take time on this special day of remembrance to honor those who have sacrificed and died to improve our quality of life, and to strengthen our nation.

ADOPTED this 20th day of May, 2019.

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

ATTEST:

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

Lastly, Mr. Miller shared a reading regarding the creation and celebration of Memorial Day. Mr. Miller also shared the story of the recent sacrifice of a local Marine.

(D) INFORMAL COMMENTS

Chairman Morris opened the meeting for Informal Public Comments at 7:17 p.m. He stated each speaker would be limited to three minutes.

Ben Spencer, resident of 6123 Village Drive NW in Concord, spoke regarding an increase in the school board teacher supplement recommendation.

Terri Griffith, resident of 817 Oak Trail Circle in Concord, expressed concern regarding the increase in the school board teacher supplement in a neighboring county. Ms. Griffith then requested consideration for the proposed school board teacher supplement for Cabarrus County teachers.

Roland Jordan, resident of 134 Lore Street in Concord, presented the following statement:

The first thing I want to talk about is the nursing home. The nursing home, some of them are good, some them ain't. I got a mother at the church in Five Oaks Nursing Home. (Inaudible) hold her hostage, she's in her right mind. She's not able. She's more sharper than I am. I live with dementia and she got dementia but hers is better than mine. And I went to the police, went to the sheriff's department, the sheriff say (inaudible). It's bad we got these people here got these good (inaudible) and won't do their job protect and serve our people. Um, I called the lawyer Mr. White for Social Service. He called a couple times then I called back and had a more word with him. Mr. Downs, he been busy, I called him, to get appointment with him, been about two weeks now I think. I ain't heard nothing from him. So I need some action done on that. You know. I'm planning on suing. I don't like to sue. I'd about assume sue my enemies. And about school. It's good to let no one be left behind, but I was slow in school. I had special help. Some of my kids need special help. Graduating from school can't hardly read. How do you expect them to get a job. You know you need more substitute teachers there. That's very important. You know, and um the school, I'm still working on prayer back there put your support on that. But um, when you took prayer out, a lot of violence, a lot of wrong doing with it going on, so we asking do whatever you can do, support that, please do. And I'd like to continue to help Barber Scotia. I know they're in a stand still, but if you can reach out and know some people got some resource, they need money. They can help that school out, we'd appreciate it. I know we got the police brutality. Last week I see a video. The police beat this black man down. I seen one throw a couple punches like that. No, we ain't going to tolerate that. And ask ya'll to do something about that. The man should be fired. (inaudible) I know you shouldn't cuss police, I understand that. But when you get upset, you may cuss. I don't cuss but I shoot out real good. That's why I'm barred from a lot of places. I ain't no joke, I don't take no mess, but I'm a peace maker, but I can be a hell raiser too. I thank you for your time and God bless you.

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) Appointments - Adult Care Home Community Advisory

Former Adult Care Home Community Advisory Committee member Ann Holland is again able and eligible to serve on this committee. It is requested to appoint Ms. Holland to an initial one-year term.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board appointed Ann Holland to the Adult Care Home Community Advisory Committee for an initial one-year term ending May 31, 2020.

(F-2) Appointments - Cabarrus County Planning and Zoning Commission

The Planning and Zoning Commission currently has two open alternate positions. Staff respectfully requests that the Board of Commissioners consider the following appointments to fill the vacancies:

Request to appoint David Hudspeth to an alternate position ending August 31, 2021. Mr. Hudspeth currently lives in the Harrisburg Planning Area.

Request to appoint Ingrid Nurse to an alternate position ending August 31, 2020. Ms. Nurse currently lives in the Concord Planning Area.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board appointed David Hudspeth as an alternate member on the Planning and Zoning Commission to a term ending August 31, 2021.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board appointed Ingrid Nurse as an alternate member on the Planning and Zoning Commission to a term ending August 31, 2020.

(F-3) Appointments - Home and Community Care Block Grant Advisory Committee

There is currently one vacancy on the Home and Community Care Advisory Committee. The committee has reviewed the applications of those individuals that were interested in serving on the committee. Based on the vote of the committee members, the committee recommends Andrea Black to fill the vacant position. Ms. Black appears to be well qualified and will be an asset to the committee.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board appointed Andrea Black to the Home and Community Care Block Grant Advisory Committee for a three-year term ending December 31, 2021.

(F-4) Appointments and Removals - Juvenile Crime Prevention Council

Juvenile Crime Prevention Council "At-large" member Angela Ward has retired and resigned from her position on the Council. It is requested to remove her name from the roster.

At the Juvenile Crime Prevention Council's March meeting, the Council voted to recommend Eshan Shah to fill the vacant "Student under 18" position for the Kannapolis City Schools position.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board removed Angela Ward from the Juvenile Crime Prevention Council roster and thanked her for her service.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board appointed Eshan Shah to the Juvenile Crime Prevention Council as the "Student under 18/KCS" representative for a two-year term ending June 30, 2021.

(F-5) BOC - Resolution Amending the Board of Commissioners' 2019 Meeting Schedule

The North Carolina Association of County Commissioners (NCACC) supplies meeting materials and requests counties to schedule an annual legislative meeting with their local delegation. Members of the Board have consulted their schedules and after receiving responses from our local legislators, Friday, May 31, 2019 has been selected for the Legislative Meeting.

In addition, the July regular meeting needs to be moved to July 29th due to the NACo Annual Conference scheduled for July 12 - 15, 2019.

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

Resolution No. 2019-08

Resolution Amending the
Cabarrus County Board of Commissioners'
2019 Meeting Schedule

WHEREAS, on December 17, 2018, the Cabarrus County Board of Commissioners adopted a meeting schedule for calendar year 2019, which sets forth the dates, times and locations of various official county meetings;

WHEREAS, the Board desires to convene for the NCACC-sponsored legislative meeting, inviting their local legislative delegation to join them at 9:00 a.m. on Friday, May 31, 2019 in the multipurpose room at the Governmental Center in Concord, North Carolina; and

WHEREAS, the NACo Annual Conference is being held July 12 - 15, 2019 and the Board desires to move the July regular meeting to July 29th;

NOW, THEREFORE BE IT RESOLVED that the Cabarrus County Board of Commissioners hereby amends its 2019 Meeting Schedule as follows:

1. The Board of Commissioners will hold the Legislative Meeting at 9:00 a.m. on May 31, 2019 at the Governmental Center in Concord, North Carolina.
2. The Board of Commissioners will hold the July regular meeting at 6:30 p.m. on July 29, 2019 in the Board of Commissioners' Meeting Room at the Governmental Center in Concord, North Carolina.

ADOPTED this 20th day of May, 2019.

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

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

(F-6) County Manager - Purchase of Right-of-Way and Easements for Hickory Ridge Elementary School

The County has reached an agreement for the purchase of certain identified property easements and right-of-way on Hickory Ridge Road for an easement for the Hickory Ridge Elementary School water line.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the purchase of the identified property easements and right-of-way, including the required budget amendment and project ordinance; and authorized the County Manager to execute all required documents, subject to review and approval by the County Attorney.

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

Purpose: This Budget Amendment is a request to use Contra Sales Tax in the amount of \$2,698.94 to fund the purchase of Right of Way and Easements for Hickory Ridge Elementary School in the LOBS 2018 370 fund.

Fund	Indicator	Department/ Object/ Project	Account Name	Approved Budget	Increase Amount	Decrease Amount	Revised Budget
370	9	7345-9825	Contra Sales Tax - Hickory Ridge Elementary			2,698.94	(2,698.94)
370	9	7345-9801	Land Acquisition	1,177,750.74	2,698.94		1,180,449.68

CABARRUS COUNTY
LIMITED OBLIGATION BONDS 2018 PROJECT
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 Public Schools. 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.

General Fund Contribution	\$ 901,000
Capital Project Fund Contribution	517,197
Debt Proceeds	54,680,000
Capital Reserve Contribution	7,036,745
 TOTAL REVENUES	 \$63,134,942

- C. The following appropriations are made as listed.

Legal Fees	\$ 505,534
HVAC Replacement - Mt. Pleasant High-CCS	4,276,945
Mobile Units - CCS	2,095,676
HVAC Replacement - JN Fries Middle-CCS	3,011,267
Hickory Ridge Elementary-CCS	34,937,579
RCCC - Advanced Technology Center	16,586,941
Land - RCCC	1,721,000
 TOTAL EXPENDITURES	 \$63,134,942
 GRAND TOTAL - REVENUES	 \$63,134,942
GRAND TOTAL - EXPENDITURES	\$63,134,942

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 20th day of May, 2019.

CABARRUS COUNTY BOARD OF COMMISSIONERS

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

ATTEST:

/s/ Lauren Linker
 Clerk to the Board

(F-7) County Manager - Support Letter for Multi-Use Paths with NC 73 Widening

Concord and Kannapolis have sent letters of support to the NCDOT (North Carolina Department of Transportation) requesting multi-use paths to be included in the NC 73 widening project. The NCDOT Division Engineer, Scott Cole, has requested a similar letter of support from Cabarrus County. Commissioner Poole is familiar with the Cabarrus Rowan Metropolitan Planning Organization (CRMPO) discussions on this subject and can provide input from that perspective.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved a letter of support for NC 73 multi-use paths to be signed by Chairman Morris.

(F-8) DHS - Review of Bids to Provide Bulk Catering Services to the LunchPlus Club Program

The Department of Human Services (DHS) issued an RFP (Request for Proposals) for bulk catering for the LunchPlus Club (congregate nutrition)

program. Based on review of the bid tabulation sheet, Bateman Community Living is recommended for approval.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the bid award for bulk catering services provided to the LunchPlus Club Program and to authorize the County Manager to execute the contract between the county and the approved vendor, subject to review or revision by the County Attorney.

(F-9) Emergency Management - Adoption of 2019 Emergency Operations Plan

As required by state law and federal standards, Cabarrus County has developed and maintained an Emergency Operations Plan (EOP). The EOP is the over-arching plan that provides guidance for countywide direction and operations during emergency events. Cabarrus County departments and community partners have reviewed and updated the plan. The plan included in the agenda is the final proposed EOP for review and adoption. The adoption of the EOP does not require a public hearing.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved 2019 Emergency Operations Plan and authorize the County Manager and Chairman to execute the Statement of Approval.

(F-10) Finance - Approval of Maintenance and Repair Agreement Between Cabarrus County, and Kannapolis City Schools

The County entered into an agreement with Cabarrus County Schools (CCS) and Kannapolis City Schools (KCS) in FY 1999 in order to provide specific funding for building and ground maintenance as well as to consolidate the operations of both school systems for this function. The current agreement will expire on June 30, 2019. The proposed agreement will extend the service for an additional five years: FY 2020 to FY 2024.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the revised contract subject to review of the County Attorney, County Manager and both school districts.

(F-11) Human Resources - Presentation of Salary Study Results and Recommendations

The Employers Association has completed a salary review for the general government group, which is comprised of 15 diverse departments and 82 position descriptions. The salary study results and recommendations were presented at the work session.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the study recommendations and included in the FY20 budget.

(F-12) Infrastructure and Asset Management - Offer for Purchase of Tax Foreclosure Property

An offer of \$500 was received for purchase of a County owned foreclosed property located near Fox Street SW in Concord (PIN # 5620937474 0000). The 10-day upset bid process is now over and no upset bids were received.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board accepted the offer and proceeded with the sale of subject property located near Fox Street (PIN # 5620937474 0000).

(F-13) Library - Policy Updates

The library system has updated two policies that require approval: the Meeting Room Policy, and the Rules and Regulations for Conduct in the Library. Both have been approved by the Library Board of Trustees.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board approved the revised policies as written.

(F-14) Register of Deeds - Partial Refund of Excise Tax

Morrison Law recorded a general warranty deed on March 14, 2019, Instrument # 5839 and paid excise tax of \$803.00. Subsequently, on April 2, 2019, Morrison Law recorded an affidavit asserting the excise tax due on that transaction to be \$338.00.

UPON MOTION of Commissioner Kiger, seconded by Vice Chairman Honeycutt and unanimously carried, the Board authorized a refund to Morrison Law in the sum of \$465.00, pursuant to NCGS 105-228.37.

(F-15) Tax Administration - Refund and Release Reports - April 2019

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 April 2019 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.

(G) NEW BUSINESS

(G-1) Finance - Resolution Relating to the Installment Financing Contract - Financing for School and Public Purpose Land - Public Hearing 6:30 p.m.

Susan Fearington, Finance Director, presented a request to the Board of Commissioners to approve a resolution enabling Cabarrus County to enter into one or more short and/or long-term installment financing contracts with the Cabarrus County Development Corporation or one or more third parties, for an amount not to exceed \$11,000,000, to finance all or a portion of the cost of purchasing land for various school and public purposes. She advised N.C.G.S. 160-A-20 requires a public hearing on the described installment financing contract for the projects described above.

Chairman Morris opened the public hearing at 7:27 p.m. The Public Hearing Notice was published on May 5, 2019 in *The Independent Tribune*. The public hearing notice was also posted on the County's website (www.cabarruscounty.us) on May 7, 2019 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 approved the resolution authorizing the bonds.

Resolution No. 2019-09

RESOLUTION RELATING TO LONG-TERM INSTALLMENT CONTRACT FINANCINGS OF VARIOUS PUBLIC PROJECTS IN AN AGGREGATE PRINCIPAL AMOUNT UP TO \$11,000,000; INTERIM INSTALLMENT CONTRACT FINANCINGS FOR SUCH PROJECTS IN AN AGGREGATE PRINCIPAL AMOUNT UP TO \$11,000,000; AND THE EXECUTION AND DELIVERY BY THE CABARRUS COUNTY DEVELOPMENT CORPORATION OF ONE OR MORE SERIES OF LIMITED OBLIGATION BONDS AND/OR CERTIFICATES OF PARTICIPATION RELATED THERETO

WHEREAS, the Board of Commissioners desires to undertake a proposed plan of financing in an aggregate principal amount of up to \$11,000,000, which plan would involve the entry by the County into one or more long-term installment financing contract(s) with the Cabarrus County Development Corporation (the "Corporation") or one or more other third parties pursuant to North Carolina General Statutes §160A-20, as amended, the proceeds of which would be used to pay all or a portion of the costs of (i) the acquisition of numerous parcels of real property in the County, including any and all improvements located thereon, if any, to be used as the proposed sites of (A) a new public middle school facility, (B) a new public senior high school facility and (C) a new library/senior center facility; (ii) the acquisition of any necessary rights-of-way and easements related to each of the foregoing and (iii) various real and personal property improvements related to each of the foregoing (collectively, the "2019 Projects"), and under said one or more long-term

installment financing contract(s) the County would secure the repayment by the County of the moneys advanced pursuant to such one or more long-term installment financing contract(s) by granting a security interest in and lien on all or some portion of the 2019 Projects and/or all or some portion of the real property upon which the 2019 Projects are located;

WHEREAS, as part of said proposed plan of financing, the Corporation may also execute and deliver one or more series of Limited Obligation Bonds and/or Certificates of Participation in said one or more long-term installment financing contract(s) in an aggregate principal amount not exceeding \$11,000,000 to finance the advancement of moneys to the County pursuant to said one or more long-term installment financing contract(s) between the County and the Corporation or one or more other third parties;

WHEREAS, as part of the proposed plan of financing for the 2019 Projects, the Board of Commissioners further desires to authorize interim financing for all or some portion of the 2019 Projects in an aggregate principal amount of up to \$11,000,000, which would involve the entry by the County into one or more short-term installment financing contract(s) with one or more third parties pursuant to North Carolina General Statutes §160A-20, as amended, the proceeds of which would be used to provide interim financing for all or some portion of the 2019 Projects pending execution and delivery of said one or more long-term financing contract(s) and the related Limited Obligation Bonds and/or Certificates of Participation, if any, and under said one or more short-term installment financing contract(s) the County would secure the repayment by the County of the moneys advanced pursuant to such short-term installment financing contract(s) by granting a security interest in and lien on all or some portion of the 2019 Projects and/or all or some portion of the real property upon which the 2019 Projects are located; and

WHEREAS, as required by North Carolina General Statutes §160A-20, the Board of Commissioners has heretofore held the public hearing concerning the one or more short-term installment financing contract(s) and the one or more long-term installment financing contract(s) to be executed and delivered by the County and the transactions contemplated thereby and associated therewith;

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners, as follows:

Section 1. The Board of Commissioners hereby finds and confirms that (i) the 2019 Projects and the financing thereof by one or more short-term contract(s) and one or more long-term contract(s) is necessary and expedient for the County; (ii) financing of the 2019 Projects by one or more short-term contract(s) and one or more long-term contract(s), under the circumstances, is preferable to a bond issue by the County; (iii) the sums to fall due under one or more short-term contract(s) and one or more long-term contract(s) are adequate and not excessive for their proposed purpose; (iv) the County's debt management procedures and policies are good and its debt will continue to be managed in strict compliance with law; (v) the increase in taxes, if any, necessary to meet the sums to fall due under one or more short-term contract(s) and one or more long-term contract(s) will not be excessive; and (vi) the County is not in default regarding any of its debt service obligations.

Section 2. The appropriate officers of the County are hereby authorized and directed to do any and all things necessary, appropriate or convenient to effectuate the foregoing and the proposed plan of financing, including without limitation filing one or more applications with the North Carolina Local Government Commission seeking approval of the plan of financing or any component thereof, the publication of any required notices related thereto, consideration and negotiation of proposals from one or more third parties regarding the one or more short-term installment financing contract(s) included in the proposed plan of financing, consideration and negotiation of proposals from one or more underwriters or one or more other third parties regarding the one or more long-term installment financing contract(s) included in the proposed plan of financing, and consideration and negotiation of the terms of the proposed plan of financing or any component thereof and the relevant legal documentation.

Section 3. This Resolution shall become effective immediately upon its adoption.

Thereupon, upon motion of Commissioner Lynn W. Shue, seconded by Vice Chairman Diane R. Honeycutt, the foregoing resolution entitled "RESOLUTION RELATING TO LONG-TERM INSTALLMENT CONTRACT FINANCINGS OF VARIOUS PUBLIC PROJECTS IN AN AGGREGATE PRINCIPAL AMOUNT UP TO \$11,000,000; INTERIM INSTALLMENT CONTRACT FINANCINGS FOR SUCH PROJECTS IN AN AGGREGATE PRINCIPAL AMOUNT UP TO \$11,000,000; AND THE EXECUTION AND DELIVERY BY THE CABARRUS COUNTY DEVELOPMENT CORPORATION OF LIMITED OBLIGATION BONDS AND/OR CERTIFICATES OF PARTICIPATION RELATED TO

LONG-TERM INSTALLMENT CONTRACT FINANCINGS" was adopted and passed by the following vote:

AYES: Chairman Stephen M. Morris, Vice Chairman Diane R. Honeycutt and Commissioners F. Blake Kiger, Elizabeth F. Poole, and Lynn W. Shue.

NOES: None.

(G-2) County Manager - Presentation of the Proposed FY20 Cabarrus County Budget and Scheduling of a Public Hearing

Mike Downs, County Manager, presented hard copies of the Proposed FY19 budget to the Board. He then presented the following budget message to the Board:

Honorable Chairman and Members of the Cabarrus County Board of Commissioners:

It is my honor and privilege to submit the recommended Cabarrus County General Fund Budget to you for fiscal year 2020 (FY20). Staff prepared this budget in accordance with the General Statutes of North Carolina and the North Carolina Local Government Budget and Fiscal Control Act.

The Board of Commissioners' mission, vision and goals continue to provide direction to staff in the creation of this comprehensive and balanced budget. This proposal aligns with the seven priority areas identified during the Board of Commissioners' retreat in February, which include:

- Planning, growth and economic development
- Communication and transparency
- Enhanced programs and excellent public service
- Public safety
- Transportation
- Education
- Mental health, including substance abuse

Acting under the board's guidance and utilizing responsible planning and budgeting, we have improved services, enhanced partnerships and monitored unnecessary program expansion, all while maintaining the excellent quality of life our residents expect.

As presented, the FY20 General Operating Fund is \$269,805,596, which represents a 5.26 percent increase in spending over the FY19 adopted budget. Projections indicate that property tax revenues will increase by \$6,426,210, or 3.9 percent, and sales tax revenues will increase by \$4,478,539, or 2 percent.

Highlights of the fiscal year 2020 proposed budget include:

1. Additional Debt Needed - Additional debt service is needed for land purchases for new Cabarrus County schools, including a middle school and high school. Land is also needed for a library and senior center in the western portion of the county. The debt service projected for these land purchases is \$8.5 million over seven years. The first payment is of \$1,478,700 is due in FY20.
2. Addressing the growing capital needs of our school systems - Two new schools are currently under construction in Cabarrus County, with projected openings in August of 2020. These new schools will address some of the current needs, but there are other immediate needs for additional schools and modernization/replacement of older schools to keep up with population increases.
3. Current School Operations - The County will continue to fund the increased cost of ongoing operations of the current facilities at both Cabarrus County Schools, Kannapolis City Schools and Rowan-Cabarrus Community College. Continued operations include costs for locally funded positions and benefits, utilities, teacher supplements and non-certified positions. Continued operations increased by 4.3 percent for both Cabarrus County

- Schools and Kannapolis City Schools, and 16 percent for Rowan Cabarrus Community College due to the operations of the Advanced Technology Center. The proposed budget will also increase the local salary supplement to 8.25 percent.
4. Creation of new positions for County departments to meet additional demands.
 - Human Services requested seven positions to help as case volume and case complexity continue to rise, along with the implementation of the Helping the Underserved Beloved and Belonged (H.U.B.B) program. The H.U.B.B program brings governmental, non-profit, and faith-based agencies together to meet the demands of our growing community's unique social needs.
 - Infrastructure and Asset Management requested a maintenance planner to assist with renovations of current county facilities to accommodate new or growing services, as well as the transition from new construction projects to preventative and planned maintenance efforts. This will help sustain buildings and grounds.
 - Sheriff's Office created the new Governmental Security Services division. The Board of Commissioners approved and implemented this division in mid FY19 to monitor daily activities of county-owned and -operated facilities, including the downtown parking deck. The Sheriff's Office also requested a youth development sergeant to assist with the School Resource Officers assigned to 19 county schools. The new sergeant position will assist with the employee-to-supervisor ratio and workload demands. The Animal Shelter requested a part-time kennel technician to assist with administering vaccinations and medical tests, as well as providing weekend shift coverage.
 - County Manager's Office requested a business analyst position to assist with Accela software issues and improve customer support. Accela is the County's online permitting and software system used in conjunction with municipalities for permitting and inspection services.
 - Emergency Management requested an additional fire captain and five firefighter positions to support the proposed 24/7 coverage for the Squad 410 manpower unit.
 - Finally, Active Living and Parks requested a program assistant for special event coverage and program coordination, along with two additional part-time park ranger positions to provide facility and set-up services.
 5. Meeting the demands of retaining and attracting a strong workforce - This need has become more apparent in several areas, including human services, public safety, construction standards and facilities maintenance. Cabarrus County strives to offer current and prospective employees market-competitive compensation packages. This budget includes funding to implement the recommendations of a Market Salary Study for our general government service areas, which include: Active Living and Parks, Board of Elections, Communications and Outreach, County Manager, Fair, Finance, Human Resources, Information Technology Services, Library, Planning and Development, Register of Deeds, Tax Departments and Veteran Services. This funding will help retain and recruit qualified employees.
 6. Supporting the Board of Commissioners' Mental Health Advisory Board - The County remains committed to addressing mental health issues. As the needs increase in our community and throughout the nation, additional services are required. The countywide mental health initiative has participation from representatives of public, private and non-profit agencies. The implementation and expansion of the Stepping Up program is a direct result of the board's efforts.

7. Expanding an already strong collaboration among elected officials - These unprecedented efforts resulted in shared programs and services such as joint land use plans, a new library branch in Midland and tax collections services for the City of Concord. These efforts have resulted in cost savings and staff efficiencies.

Other collaborative efforts include:

- Central permitting with Concord, Harrisburg and Kannapolis, which enables the County to streamline the building process
- Revitalization of historic downtown in Kannapolis
- Co-location efforts of the City of Concord Fire Department and Cabarrus County Emergency Medical Services
- Harrisburg's Farmington Mixed-Use Development

Quarterly summits among elected officials and staff continue to provide opportunities for open discussion and a cohesive vision. These collaborations make positive fiscal, operational and economic impacts on the county by identifying similar needs and challenges in communities in the near future.

This budget addresses the Board of Commissioners' priority areas. It creates investment in programs and services, which results in an investment in our community and a strong commitment to our future. Based on the 2018 U.S. Census Bureau's latest publication, the county continues to grow with an estimated population of 211,342, and Cabarrus County maintains its rank of 11 out of 100 North Carolina counties. This growth in population continues to affect capital and operational needs for both our schools and County services.

For several years, we have delayed necessary maintenance on County and school facilities. The proposed FY20 budget addresses some of these needs. It does not, however, help fund completion of the deferred maintenance projects. Therefore, I recommend the fiscal year 2020 budget to include an ad valorem tax rate of 74 cents, which is a 2-cent increase over the current rate of 72 cents.

The additional revenues generated from the proposed tax increase address some of these needs in FY20. In FY21, the revenues will help fund the operational needs for two new Cabarrus County schools scheduled to open in August 2020. The County and school needs are extensive. Future investment in our community is required to maintain facilities and improve our services.

As a reference, the median assessed home value in Cabarrus County is about \$160,000. For these homeowners, the proposed increase represents about \$32 per year in taxes.

In closing, I would like to thank the Board of Commissioners for their leadership throughout our county, region, state and country. Because of their leadership, Cabarrus County is recognized as an innovative force in government services. Their support of our employees allows Cabarrus County to use creativity and innovation to provide the very best public services.

I also want to commend all County employees for another successful year of hard work in maintaining the goals and objectives of the commissioners and providing support to the citizens of the county. I want to specifically thank Budget Manager Kristin Jones, Budget Analyst Lauren Tayara, Senior Deputy County Manager Pam Dubois, Finance Director Susan Fearrington, Deputy County Manager Jonathan Marshall, Area Manager of Operations Kyle Bilafer, Area Manager of Innovation and Technology Debbie Brannan and Human Resources Director Lundee Covington. They have all worked extra hard on this year's budget.

Chairman Morris stated a copy of the proposed budget will be filed in the office of the clerk to the board and will be available for public inspection at the Cabarrus County Governmental Center during regular business hours. The FY 20 proposed budget will also be posted on the County website at <https://www.cabarruscounty.us/resources/current-budget>. Budget workshop meetings will be held in the Multipurpose Room at the Governmental Center at 65 Church Street S in Concord on May 21 and May 23 at 4:00 p.m. A public hearing

on the proposed budget is required and citizens are encouraged to attend and to present written or oral comments. Adoption of the budget is scheduled for June 17, 2019.

UPON MOTION of Commissioner Kiger, seconded by Commissioner Shue and unanimously carried, the Board scheduled a public hearing on the proposed FY20 Cabarrus County budget for Monday June 17, 2019 at 6:30 p.m. or as soon thereafter as persons may be heard.

(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 Active Living and Parks Commission, reported the Senior Advisory Council's theme for this year is Connect, Create and Contribute and provided information regarding upcoming events. She advised additional information could be obtained by contacting the Senior Center.

(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
- Cabarrus County Animal Protection Advisory Board - 1 Vacant Position
- Board of Equalization and Review - 2 Positions Expiring Soon
- Centralina Workforce Development Board - 2 Positions Expiring Soon
- Concord Planning and Zoning Commission (ETJ) - 1 Vacant Position
- Harrisburg Fire Advisory Board (ETJ) - 2 Positions Expiring Soon
- Jury Commission - 1 Position Expiring Soon
- Juvenile Crime Prevention Council - 4 Terms Expiring Soon
- Mount Pleasant Planning Board and Board of Adjustment (ETJ) - 2 Terms Expiring Soon and 1 Vacant Position (Alternate)
- Nursing Home Community Advisory Committee - 8 Vacant Positions
- Public Health Authority of Cabarrus County - 2 Terms Expiring Soon
- Tourism Authority of Cabarrus County - 4 Terms Expiring Soon
- Transportation Advisory Board - 3 Terms Expiring Soon and 4 Vacant Positions (Midland, NC Mental Health, County Safety Manager and Clergy)
- Watershed Improvement Commission - 1 Expired Term
- Youth Commission - 13 Vacant Positions (A. L. Brown, Central Cabarrus, Concord, Cox Mill, Jay M. Robinson, Mount Pleasant, Northwest Cabarrus and At-Large High Schools)

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

(H-3) County Manager - Monthly Building Activity Reports

The Board received the Cabarrus County Construction Standards Dodge Report for April 2019 and the Cabarrus County Commercial Building Plan Review Summary for April 2019 for informational purposes as part of the Agenda. No action was required of the Board.

(H-4) 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-5) Economic Development Corporation - April 2019 Monthly Summary Report

The Board received the Cabarrus Economic Development Corporation (EDC) monthly report for the month of April 2019 as part of the Agenda. No action was required of the Board.

(H-6) Finance - Monthly Financial Update

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

(I) General Comments by Board Members

Commissioner Kiger congratulated Anna Redding, Concord resident and Cannon School graduate, on her invitation and participation to the first Augusta National Women's Amateur Golf Tournament.

Commissioner Kiger also congratulated Will Gordon, 2015 Cannon School graduate, being named the Southeastern Conference Player of the Year for Men's golf.

(J) WATER AND SEWER DISTRICT OF CABARRUS COUNTY

None.

(K) CLOSED SESSION

(K-1) Closed Session - Pending Litigation, Economic Development and Acquisition of Real Property

UPON MOTION of Vice Chairman Honeycutt, seconded by Commissioner Shue and unanimously carried, the Board moved to go into closed session to discuss matters related to pending litigation, economic development and acquisition of real property as authorized by NCGS 143-318.11(a) (3) (4) and (5).

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

(L) ADJOURN

UPON MOTION of Vice Chairman Honeycutt seconded by Commissioner Kiger and unanimously carried, the meeting adjourned at 8:26 p.m.




Lauren Linker, Clerk to the Board