

MINUTES
CHATHAM COUNTY BOARD OF COMMISSIONERS
REGULAR MEETING
OCTOBER 4, 2010

The Board of Commissioners (“the Board”) of the County of Chatham, North Carolina, met in the Pittsboro Community Library, Meeting Room, located in Pittsboro, North Carolina, at 9:00 AM on October 4, 2010.

Present: Sally Kost, Chair; George Lucier, Vice Chair; Commissioners Mike Cross, Carl Thompson, and Tom Vanderbeck

Staff Members Present: Charlie Horne, County Manager; Jep Rose, County Attorney; Renee Paschal, Assistant County Manager; Vicki McConnell, Finance Officer; Jason Sullivan, Planning Director; David Hughes, Public Works Director; Elizabeth Plata, Deputy Clerk to the Board

INVOCATION AND PLEDGE OF ALLEGIANCE

Commissioner Thompson delivered the invocation after which the Chair invited everyone present to stand and recite the Pledge of Allegiance.

CALL TO ORDER

Chair Kost welcomed everyone in attendance and called the meeting to order at 9:04 AM.

APPROVAL OF AGENDA and CONSENT AGENDA

Chair Kost asked that Consent Agenda Items #1, September 7, 2010 Work Session Minutes and #4 Project Ordinance for New Jail be moved to the Regular Agenda.

Commissioner Vanderbeck moved, seconded by Commissioner Lucier, to approve the Agenda and Consent Agenda with the noted request as follows:

1. **Minutes:** Approval of Board Minutes for Work Session held September 7, 2010

The motion carried five (5) to zero (0).
2. **Northeast Park Project Ordinance:** Approval of a request to adopt the Northeast Project Ordinance as proposed by staff, attached hereto and by reference made a part hereof.

The motion carried five (5) to zero (0).
3. **Fiscal Year 2012 Budget Process:** Approval of a request to adopt the proposed budget calendar and criteria for fiscal year 2012, attached hereto and by reference made a part hereof.

The motion carried five (5) to zero (0).
4. **Project Ordinance for New Jail:** Approval of the project ordinance for the new jail, attached hereto and by reference made a part hereof.

The motion carried five (5) to zero (0).

5. **Contract for Pearson's Appraisal Services, Inc.:** Approval of a request to award contract to Pearson's Appraisal Services, Inc. for the 2013 revaluation cycle, attached hereto and by reference made a part hereof.

The motion carried five (5) to zero (0).

6. **Property Surplus and Sale:** Approval of a request to adopt **#2010-51 Resolution Declaring Property Surplus and Authorizing the Sale of Said Property**, attached hereto and by reference made a part hereof.

The motion carried five (5) to zero (0).

7. **Nursing Home and Adult Care Home Advisory Committee Reappointment:** Approval of reappointment of Bertha Bruton to the Nursing Home and Adult Care Home Advisory Committee by Commissioner Cross

The motion carried five (5) to zero (0).

8. **Nursing Home and Adult Care Home Advisory Committee Reappointment:** Approval of reappointment of Naomi Minter to the Nursing Home and Adult Care Home Advisory Committee by Commissioner Cross

The motion carried five (5) to zero (0).

9. **Nursing Home and Adult Care Home Advisory Committee Reappointment:** Approval of reappointment of Lisa Morris to the Nursing Home and Adult Care Home Advisory Committee by Commissioner Thompson

The motion carried five (5) to zero (0).

10. **Resolution Proclaiming October 2010 as Domestic Awareness Month in Chatham County:** Approval of a request by Family Violence and Rape Crisis to adopt **#2010-52 Resolution Proclaiming October 2010 as Domestic Awareness Month in Chatham County**, attached hereto and by reference made a part hereof.

The motion carried five (5) to zero (0).

END OF CONSENT AGENDA

PUBLIC INPUT SESSION

There was no one present who wished to make public comments.

CONSENT AGENDA ITEMS

September 7, 2010 Work Session Minutes:

Chair Kost stated that she had a few corrections as follows:

- Page 2, under section "Missing Signs," in the third line add "Oak Kelley Chapel Road" after "New Hope Church."
- Page 5, Item #4 add the word "not" so that the sentence reads "Municipal governments **cannot** annex across county lines without the approval of that county."
- Page 6, 7th paragraph, first line change "Home Builder's Association" to "Home Owner's Association"

Commissioner Vanderbeck moved, seconded by Commissioner Lucier, to approve the September 7, 2010 Work Session Minutes with revisions. The motion carried five (5) to zero (0).

Project Ordinance for New Jail:

Renee Paschal, Assistant County Manager, stated that the certificates of participation are a preliminary revenue source.

Vicki McConnell, Finance Officer, stated that with interest rates being so low, there is very little difference between cost of issuing COPS, installment purchase or General Obligation (G.O.) bonds. The biggest difference between COPS and installments purchase would be the term of financing.

Chair Kost asked if G.O. bonds have a higher interest rate.

Ms. McConnell responded that she has not looked into G.O. bonds lately, but they seem to be very close in rates to the other funding sources.

Chair Kost stated that she went to the local government commission site and looked at the monthly bond reports. She did not see any county bonds for schools or jails, but did see revenue bonds and street bonds.

Ms. McConnell stated that she had not seen rates for G.O. bonds recently, but knows that they used to have much lower interest rates. With G.O. bonds, there are more costs upfront because of the bond attorney fees and other expenses.

Commissioner Lucier stated that these same questions were asked with previous projects and the answer is the same; certificates of participation might actually cost less since there are no upfront costs.

Ms. McConnell stated that another advantage to the certificates of participation is the longer terms for borrowing funds.

Chair Kost asked if G.O. bonds allow the borrower to pay interest in the first years and then pay on the principal in the latter years, or if the borrower has the option of paying principal and interest from the beginning.

Ms. McConnell stated that the borrower can choose either option.

Commissioner Lucier moved, seconded by Commissioner Thompson, to approve the project ordinance for the new jail. The motion carried five (5) to zero (0).

Commissioner Cross asked about contracting with Chatham County School for project management.

Charlie Horne, County Manager, stated that the county is using the project manager that the schools use to help with the jail project. He added that the County will get a great product while there is continued cooperation between the schools system and the County.

Chair Kost stated that this indeed is a good example of the cooperation and sharing of resources between the schools system and the county.

COURTHOUSE UPDATE

Mr. Horne stated that the wooden structure of the temporary roof was in place. He stated that he noticed the rubber membrane that will go on top of the wooden structure was on site. He anticipates that this will be installed sometime during the week.

Chair Kost asked when the work on the temporary roof was scheduled to be completed.

Mr. Horne explained that it was anticipated to be done by the end of September. He thought that it may be completed by the end of the week as long as there was no bad weather.

Chair Kost asked if the process of drying out the building would begin after the work on the roof was complete.

Mr. Horne responded that drying out the building would be part of this work.

COMMISSIONERS' PRIORITIES

Employee of the Month:

Carolyn Miller, Human Resources Director, presented the October 2010 Employee of the Month, Kimberly Tyson, from the Planning Division of the Sustainable Communities Development Department. Ms. Tyson has worked for Chatham County for over three years. An excerpt from her nomination form follows:

“Kim is a permitting technician for the planning division and works daily with the general public at the front counter. She has a great attitude when working customers and keeps an open mind when they may not be happy with the impacts of county regulations on their property. Kim goes above and beyond the call of duty with the day-to-day oversight of several housing grants administered in planning. She works with two consulting firms on the administration of two housing rehabilitation grants totaling \$800,000. Not only does she work with the consulting firms, but also has to work with contractors, attorneys, and homeowners on an almost daily basis with these grants. Her attention to detail has helped to ensure the county is compliant with the funding agencies requirements and in the end ensuring that county residents in the most need receive assistance. In addition to her work on the previously mentioned grants she is also assisting with the completion of two new housing grants totaling \$900,000. Her efforts to juggle these grants, in addition to her regular work, is greatly appreciated not only by me, but the public.

Kim takes exceptional pride in her work and her attention to detail has been critical in ensuring that the county complies with the requirements for several housing rehabilitation grants. Whenever a deadline is looming, she stays on top of the issue and makes sure that the work is done. Her flexibility to be able to shift gears at a moment's notice are essential to guaranteeing the success of these grants and her attitude throughout is great.”

Chair Kost stated that the Board knows that the process for applying for grants can be complicated. As an employee who works at the front desk in her division, Ms. Tyson is the face of county government to citizens as they come to the office. Chair Kost added that Ms. Tyson has always been pleasant when she has had to contact her and the Board appreciates that.

Ms. Tyson stated that she works with a wonderful group of co-workers, who all attended to support her. She really enjoys working for the county, enjoys her co-workers and the citizens as well. The Planning Division is a great team with which to work. She thanked everyone for their support.

Commissioner Lucier stated that he did not realize that Ms. Tyson was Chief Tyson's wife, but thanked him as well for the work that he does.

Carolina Meadows' 25th Anniversary:

Chair Kost stated that she will be presenting this resolution on October 13th. She added that everyone greatly appreciates all that Carolina Meadows does for the community, most recently their financial support to the Northeast Park and commitment to recreation in the county.

Chair Kost read the resolution to all present.

Commissioner Lucier moved, seconded by Commissioner Vanderbeck, to approve **#2010-53 Resolution of the Chatham County Board of Commissioners Commending Carolina Meadows on its 25th Anniversary**. The motion carried five (5) to zero (0).

Chair Kost stated that she will send the Board the details of the event on October 13th at Carolina Meadows.

Commissioner Cross stated that Carolina Meadows hosted the Taste of Chatham last night and that this was probably one of best events yet.

Marichen Smith thanked the Board on behalf of Carolina Meadows.

MANAGER' S REPORTS

Legislative Issues for North Carolina Association of County Commissioners (NCACC):

Mr. Horne stated that there are number of state legislative issues that the NCACC is considering and several are related to Chatham County. Many of these issues are being discussed in committees and will ultimately end up on the statewide goals. He congratulated the Board on this process and added that he sat on one of the committees last week. This committee talked about a couple of issues and had a conference call on broadband.

COMMISSIONERS' REPORTS

Commissioner Lucier added that he was involved in the environment subcommittee with the NCACC. This committee met about a week and a half ago to consider eighteen requests from counties. The committee decided to move five of these requests forward to legislation, two of these requests are from Chatham County. One of the high priority requests to move forward is the one asking for a study commission to look at horizontal drilling and hydraulic fracking in relation to the shale gas deposits that reside in Chatham County. This study commission can determine the effects of drilling and fracking on ground water. The second request deals with enhanced monitoring on the various watersheds in the state. This will ensure that counties have the background information needed before doing something like enacting Jordan Lake Rules. He added that without having baseline data, it is hard to know whether or not the desire reductions are being achieved. He stated that this particular goal was the highest rated by the committee. Person County was already conducting their own monitoring because they felt that the data from the state was inadequate. He stated that Fred Royal gathered the information for this particular goal and it was very well received by the environment subcommittee.

Commissioner Vanderbeck stated that Mr. Horne asked him to take his place at the high speed broadband internet for rural and urban counties subcommittee meeting on October 13th at 10:00AM. He added that he may not be able to attend the function at Carolina Meadows for this reason.

Chair Kost stated that she talked to the Chair of the Lee County Board of Commissioners about the shale gas goal that Chatham County has been working on. The Chair in Lee County was very appreciative for Chatham County's efforts in learning about this topic. Lee County has a high interest in this topic and will be fully supportive of a study commission as well.

Commissioner Cross stated that he was just reappointed for a second two-year term as Co-Chair to the NCACC. In total, the NCACC has over two hundred goals to consider. There are seven committees, which will put forth about seven goals each, but only about fifty will make it all the way through the process.

Chair Kost stated that four of the Commissioners participated in the 4-H showing of heifers on October 3rd in Silk Hope. She added that her heifer got loose and went for a long run. She also stated that Commissioner Lucier came in third place behind Speaker Hackney who came in first, and Mr. Horne who came in second.

Commissioner Cross added that Mr. Horne did a wonderful job at the showing.

ADJOURNMENT

Commissioner Thompson moved, seconded by Commissioner Lucier, to adjourn the meeting. The motion carried five (5) to zero (0), and the meeting was adjourned at 9:29 AM.

Sally Kost, Chair

ATTEST:

Sandra B. Sublett, CMC, NCCCC Clerk to the Board
Chatham County Board of Commissioners