

**MINUTES
CHATHAM COUNTY BOARD OF COMMISSIONERS
REGULAR MEETING
DECEMBER 05, 2011**



The Board of Commissioners (“the Board”) of the County of Chatham, North Carolina, met in the Agricultural Building Auditorium, 45 South Street, Pittsboro, North Carolina, 6:00 PM on December 05, 2011.

Present: Brian Bock, Chairman; Walter Petty, Vice Chair;
Commissioners Mike Cross, Sally Kost, and Pamela Stewart

Staff Present: Charlie Horne, County Manager; Jep Rose, County
Attorney; Renee Paschal, Assistant County Manager; Vicki
McConnell, Finance Officer, Sandra B. Sublett, Clerk to the
Board; and Lindsay Ray, Deputy Clerk to the Board

INVOCATION AND PLEDGE OF ALLEGIANCE

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

CALL TO ORDER

Chairman Bock welcomed those in attendance and called the meeting to order at 6:02 PM.

ORGANIZATION OF THE BOARD

Chairman:

Jep Rose, County Attorney, presided over the organization of the Board. He opened the floor for nominations for Chairman of the Chatham County Board of Commissioners.

Commissioner Stewart nominated Commissioner Bock for Chairman of the Chatham County Board of Commissioners.

Commissioner Kost nominated Commissioner Cross for Chairman of the Chatham County Board of Commissioners.

Hearing no other nominations, Mr. Rose closed the floor for nominations and called for a motion for Commissioner Cross for Chair of the Chatham County Board of Commissioners. Commissioners Kost and Cross voted for the nomination.

Mr. Rose called for a motion for Commissioner Bock for Chair of the Chatham County Board of Commissioners. The motion carried with Commissioners Stewart, Petty, and Bock voting in favor of the motion.

Vice Chair:

Chairman Bock opened the floor for nominations for the Vice Chairman of the Chatham County Board of Commissioners.

Commissioner Stewart nominated Commissioner Petty for the office of Vice Chair of the Chatham County Board of Commissioners.

Hearing no other nominations, Chairman Bock closed the floor for nominations and called for a motion for Commissioner Petty as the Vice Chair of the Chatham County Board of Commissioners. The motion carried five (5) to zero (0).

APPOINTMENT OF THE CLERK TO THE BOARD

Commissioner Cross moved, seconded by Commissioner Petty, to reappoint Sandra B. Sublett to a two-year term as Clerk to the Board of Commissioners. The motion carried five (5) to zero (0).

AGENDA AND CONSENT AGENDA

Commissioner Petty asked that a short Closed Session be added to the end of the meeting to discuss an item for the purpose of consulting with the County Attorney on matters within the attorney/client privilege.

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

APPROVAL OF AGENDA and CONSENT AGENDA

1. **Minutes:** Approval of Board Minutes for the November 21, 2011 Regular Session and for the November 21, 2011 Work Session

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

2. **Tax Releases and Refunds:** Vote on tax releases and refunds, attached hereto and by reference made a part hereof.

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

3. **GBASE Appointment:** Vote on appointment of C. C. Maurer as a voting member of the GBASE Committee by Commissioner Bock

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

4. **Communications Tower Search Ring:** Vote on setting the annual communications tower search ring public hearing for March 19, 2012

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

5. **Reallocation of Qualified School Construction Bonds (QSCB):** Vote on the application to reallocate savings from Jordan-Matthews restroom project to other QSCB projects

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

6. **Agrarian Growth Zone Renewal:** Vote on application to renew the Agrarian Growth Zone designation for census tract 204 blocks 1 and 6 and adopt **Resolution #2011-59 of Support for Renewing the Agrarian Growth Zone Designation in Siler City, NC**, attached hereto and by reference made a part hereof.

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

7. **NCGCC-Crime Victims' Services Grant:** Vote on request by Family Visitation Services ("FVS") to apply for \$80,000 NCGCC Crime Victims' Services Grant funded by the Governor's Crime Commission

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

8. **Backup 911 Communication Center:** Vote on backup 911 Communication Center as budget set forth in abstract

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.

BOARD PRIORITIES:

Resolution Promoting Respect and Courtesy at Public Meetings: Discuss and vote on proposed resolution

After considerable discussion, Commissioner Petty moved, seconded by Commissioner Stewart, to adopt **Resolution #2011-60 Promoting Respect & Courtesy at Public Meetings**, as amended, attached hereto and by reference made a part hereof. The motion carried five (5) to zero (0).

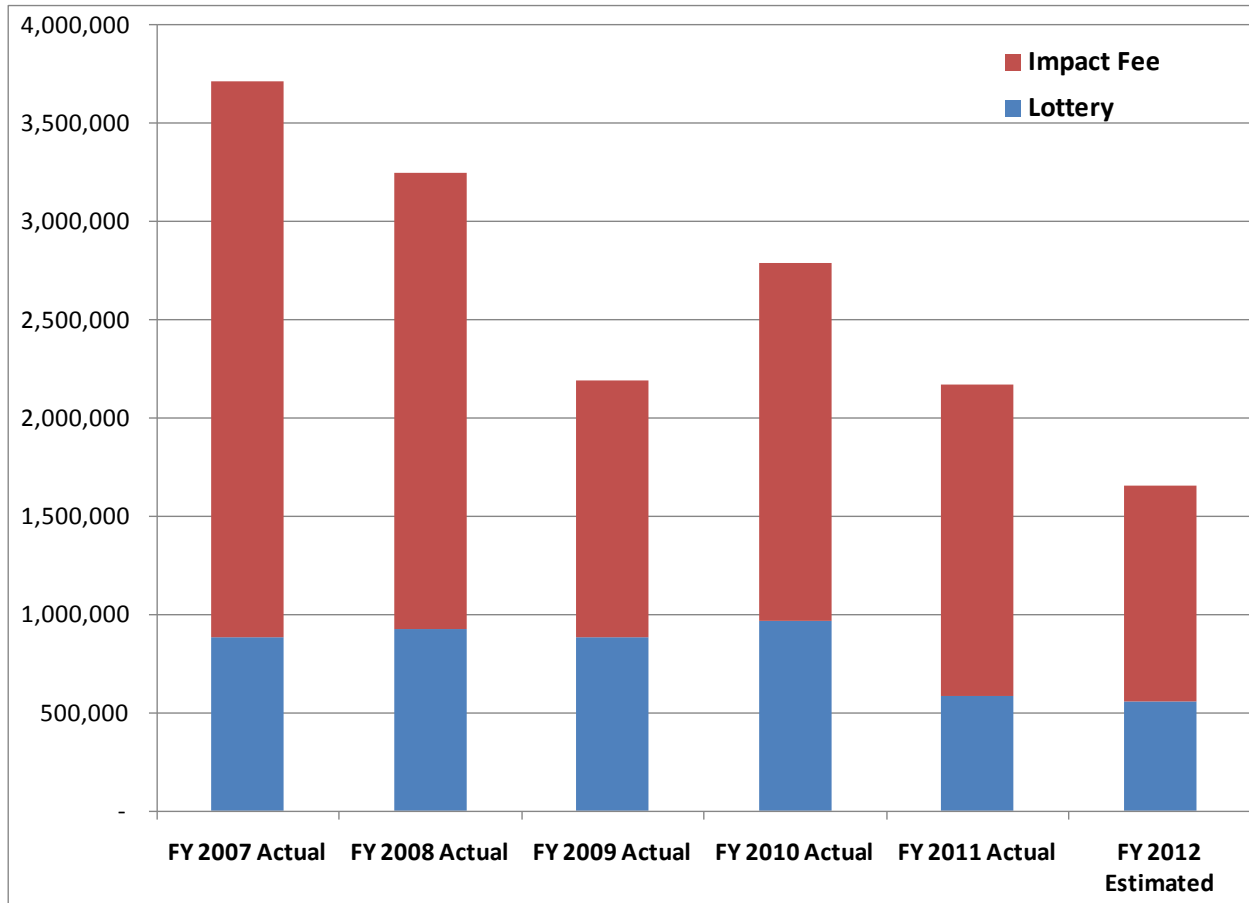
Adoption of the CIP: Vote on the recommended plan with changes discussed during the November 30 work session.

Renee Paschal, Assistant County Manager, reviewed changes as discussed during the November 30, 2011 Board of Commissioners' Work Session as follows:

The recommended 2013-2019 CIP was presented to Commissioners on November 7, 2011. A public hearing was held on November 21. Commissioners held a work session on November 30 and agreed to the following changes:

- Delay the emergency services storage building construction by one year to look at all possible alternatives for storage, including the old jail and the new jail site.
- Add a library branch in the northeastern part of the County as a future project.
- Keep the annex project as is for purposes of the document, but explore options for reducing the budget and bring those back to Commissioners.

Commissioners asked for a line graph showing how lottery and impact fees have declined since the debt model was first developed. The graph is below and will be shown in the approved document.



Staff will follow up on issues raised during the work session, including:

- Develop a draft policy to transfer excess fund balance to capital reserves. That policy will be presented at the retreat.
- Follow up on the Southwest Water District, including holding community meetings, to see if it is a viable project.
- Ask the Town of Cary to construct an equipment storage building at the trailhead park for the American Tobacco Trail.
- Schedule a closed session with the County Attorney to discuss insurance matters and possible litigation.
- Include JS Waters' connection to Goldston sewer in a future CIP.
- Investigate MPO/DOT funding for North Chatham Traffic Improvements.
- Resolve new high school septic issues.
- Recommend action on land banking and a funding source.
- Fund the feasibility studies for the new agriculture center and renovations to the old jail in the FY 2013 operating budget.

An approved document will be produced following adoption of the CIP.

In order to keep all current debt-funded projects on schedule, an additional 1 cent must be transferred annually to the debt reserve, for a total transfer of 6 cents. The County can either raise property taxes 1 cent or redirect existing funds from other programs.

Chairman Bock stated that he didn't feel they wanted to increase revenue stating that if there are ways to redirect from other sources, that would be his preference.

Commissioner Kost stated that she felt this needed a thorough discussion in the context of the retreat when all of the background information is available.

Commissioner Cross asked, in the meantime, if the County Manager and Staff could look at possibilities for further cuts.

Commissioner Petty suggested they look for a department, program, or an area, as a whole, and get it from there rather than an overall, across-the-board cut of a certain percent.

Commissioner Kost asked, during the last year, if a transfer was made to Capital Reserve.

Ms. Pascal stated that there used to be a transfer to Capital Reserve; however, it was taken out two or three years ago. There were some projects funded from Capital Reserve; that the entire CIP Program was not funded from there. The issue with that is that there is also the justice center that will cost approximately one cent on the tax rate. Because of the cuts last year, we may be able to absorb one thing or the other; but she doesn't believe both things.

Ms. Paschal stated that funding the gym HVAC systems, JS Waters roof, and high school stadium restrooms with leftover Pollard funds, may allow these projects to be done earlier than what is reflected in the recommended CIP.

Commissioner Cross moved, seconded by Commissioner Petty, to adopt the FY 2013-2019 Capital Improvements Program as revised with the revenue sourcing to be determined during the Commissioners' Retreat. The motion carried five (5) to zero (0).

Project Ordinance: Vote on Historic Courthouse Restoration Project Ordinance

Commissioner Cross moved, seconded by Commissioner Petty, to adopt the **Amended Project Ordinance Concerning the Historic Courthouse Restoration**, attached hereto and by reference made a part hereof. The motion carried five (5) to zero (0).

Commissioner Kost stated that of the two QSCB projects, one was for \$421,000 and one for \$427,000 stating that it was for the auditorium. She asked what the project in the amount of \$421,000 was for.

Ms. McConnell stated that it was for the restrooms.

Project Ordinance Amendments: Vote on Project Ordinance Budget Amendments as proposed by staff.

Commissioner Cross moved, seconded by Commissioner Stewart, to approve the project ordinance budget amendments as proposed by staff, attached hereto and by reference made a part hereof. The motion carried five (5) to zero (0).

Margaret Pollard Middle School and Library/CCCC Financings Resolution: Vote on resolution approving amendments to installment financing contracts related to the Margaret Pollard Middle School and Library/CCCC financings

Commissioner Kost moved, seconded by Commissioner Cross, to adopt **Resolution #2011-61 of the Board of Commissioners of the County of Chatham, North Carolina Approving Amendments to Installment Financing Contracts, Amendment Number One to the Installment Financing Contract, and Amendment Number Two to the Installment Financing Contract**, attached hereto and by reference made a part hereof. The motion carried five (5) to zero (0).

MANAGER' S REPORTS

The County Manager had no reports, but wished everyone a "Merry Christmas".

COMMISSIONERS' REPORTS

American Tobacco Trail:

Commissioner Kost asked that the County Manager get with the Town of Cary regarding the closing of American Tobacco Trail; that he will find out how long it will be closed; that a public notice will be issued to let the citizens know about it; and that he let

Cary know that even when they are managing a Chatham County facility, they let us know when it will be closed.

December Board of Commissioners' Meeting:

Commissioner Kost confirmed that there will be only one Chatham County Board of Commissioners' meeting in December.

The Chairman confirmed that the night's meeting was the only Board of Commissioners' meeting in December.

CLOSED SESSION

Commissioner Cross moved, seconded by Commissioner Stewart, to go out of Regular Session and convene in Closed Session for the purpose of consulting with the County Attorney on matters within the attorney/client privilege under GS 143-318 11(a) (3). The motion carried five (5) to zero (0).

REGULAR SESSION

Commissioner Cross moved, seconded by Commissioner Petty, to adjourn the Closed Session and reconvene in Regular Session. The motion carried five (5) to zero (0).

ADJOURNMENT

Commissioner Cross moved, seconded by Commissioner Petty, to adjourn the meeting. The motion carried five (5) to zero (0), and the meeting adjourned at 6:43 PM.

Brian Bock, Chairman

ATTEST:

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