

**MINUTES**  
**CHATHAM COUNTY BOARD OF COMMISSIONERS**  
**REGULAR MEETING**  
**JUNE 16, 2008**

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The Board of Commissioners (“the Board”) of the County of Chatham, North Carolina, met in the District Courtroom, 12 East Street, located in Pittsboro, North Carolina, at 6:00 PM on June 16, 2008.

Present: Chairman George Lucier; Vice Chair, Mike Cross; Commissioners Patrick Barnes, Carl Thompson, and Tom Vanderbeck, County Manager, Charlie Horne; County Attorney, Jep Rose; Assistant County Manager, Renee Paschal; and Clerk to the Board, Sandra B. Sublett

**INVOCATION AND PLEDGE OF ALLEGIANCE**

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

**CALL TO ORDER**

The meeting was called to order by the Chairman at 6:03 PM.

**AGENDA AND CONSENT AGENDA**

The Chairman asked if there were additions, deletions, or corrections to the Agenda and Consent Agenda.

Commissioner Vanderbeck asked that Item #11, Fire Department Contracts, be removed from the agenda and considered at a later date.

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

1. **Minutes:** Consideration of a request for approval of Board Minutes for regular meeting held June 02, 2008, work session held June 02, 2008, budget work session held June 03, 2008, and public hearing on budget (Siler City) held May 22, 2008

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

2. **Smart Start Funds Acceptance:** Consideration of a request to accept Smart Start funds in the amount of \$3,000 for the Children’s Resource Van

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

3. **State Funds Acceptance:** Consideration of a request to accept additional State funds in the amount of \$1,075 for the Breast & Cervical Cancer Control Program

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

4. **Repeal of “Ordinance Governing Construction and Abandonment of Wells”:** Consideration of a request to repeal Chatham County “Ordinance Governing Construction and Abandonment of Wells”, attached hereto and by reference made a part hereof.

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

5. **Law Enforcement Center Site Improvement Project Ordinance:** Consideration of a request to adopt the Law Enforcement Center Site Improvement Project Ordinance, attached hereto and by reference made a part hereof.

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

6. **Fiscal Year 2007-2008 Budget Amendments:** Consideration of a request to approve Fiscal Year 2007-2008 Budget Amendments, attached hereto and by reference made a part hereof.

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

7. **Board of Health Reappointments:** Consideration of a request to reappoint five member seats to the Board of Health, effective July 01, 2008 as follows:

Three Public – William Browder, Rev. Mary Jackson, and Rachel Stevens  
One Veterinarian – Dr. Laureen Bartfield  
One Professional Engineer – Gregory King

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

8. **Animal Cruelty Investigator Reappointment:** Consideration of a request to reappoint Dr. Laureen Bartfield as Chatham County Animal Cruelty Investigator

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

9. **Final Plat Approval of “Lexington Subdivision”:** Consideration of a request by Withers & Ravenel on behalf of Village Investment, LLC for subdivision final plat approval of “Lexington”, consisting of 11 subdivision lots and one (1) exempt lot, on 47 acres, located off NC Highway #751, New Hope Township

As per the Planning Department and Planning Board recommendation (by unanimous vote), final plat approval of “Lexington Subdivision” was granted as submitted.

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

10. **Chatham Trades Redirection of Funds:** Consideration of a request to redirect Chatham Trades, Inc. as requested

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

- ~~11. **Fire Department Contracts:** Consideration of a request to approve Fire Department Contracts~~

~~This item was removed from the agenda to be considered at a later date.~~

12. **Resolution Opposing Transfer of Secondary Road Program Funding:** Consideration of a request to adopt a **Resolution #2008-29 Opposing Transfer of Secondary Road Program Funding**, attached hereto and by reference made a part hereof.

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

13. **Economic Development Commission Reappointment:** Consideration of a request to reappoint Jamie Nunnally to the Economic Development Commission, expiring June 30, 2008, to a three-year term by Commissioner Barnes

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

14. **Contract Extension to Provide Medical Services for Jail:** Consideration of a request to extend the contract for Southern Health Partners to provide a full-service medical program at the Chatham County Jail, contract attached hereto and by reference made a part hereof.

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

15. **Voluntary Shared Leave and Amendment to the Chatham County Personnel Policy:** Consideration of a request to approve the Chatham County Voluntary Shared

Leave Policy and to adopt **Resolution #2008-30 Amending the Chatham County Personnel Policy**, attached hereto and by reference made a part hereof.

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

#### **END OF CONSENT AGENDA**

#### **PUBLIC INPUT SESSION**

**Karl Ernst**, 711 Red Oak Drive, Siler City, NC, Chatham County Planning Board Member, stated that he wanted to personally offer his thanks to the Planning Staff for the gracious card they sent prior to his knee surgery. He stated that the surgery had to be rescheduled and he wanted to thank the Staff for their consideration stating that he very much appreciated it.

#### **PLANNING AND ZONING**

**Search Ring Approvals:** Consideration of a request by Verticality, Inc. to request search ring approvals for six (6) proposed new cell towers in the County

Commissioner Vanderbeck moved, seconded by Commissioner Thompson, to table a vote on this item until sufficient information requested is received concerning the possible location of antennae on County water tanks. The motion carried five (5) to zero (0).

**Conditional Use B-1 Located Off US Highway 64E:** Consideration of a request by Chatham Development Corporation for a Conditional Use B-1 District located on Parcel #80203, located off US Highway 64 E, New Hope Township, on approximately 15.16 acres

As per the Planning Department and Planning Board recommendation (by a vote of 7-0-2) (7 for the denial and 2 abstentions), Commissioner Barnes moved, seconded by Commissioner Vanderbeck, to adopt **Resolution #2008-30A Denying an Application for an Amendment to the Zoning Ordinance for Chatham County**.

Commissioner Vanderbeck stated that he agreed with the recommendation of the Planning Department and Planning Board and that he thinks the majority of people at the public hearing spoke up to support denial of the development.

Chairman Lucier stated that it does appear to be inconsistent with the Land Use/Land Development Plan; that there is concern about the ground and surface waters; and that it was also clear that the vast majority of neighbors had serious objections to the proposed rezoning action.

The Chairman called the question. The motion carried five (5) to zero (0). The Resolution is attached hereto and by reference made a part hereof.

**Conditional Use B-1 Located Off Highway 64E:** Consideration of a request by Chatham Development Corporation for a Conditional Use B-1 Permit located on Parcel #80203, located off US Highway 64 E, New Hope Township, on approximately 15.16 acres for a boat and recreational vehicle storage facility

Jep Rose, County Attorney, advised the Board that no action was necessary on this item since the Board denied the zoning district change from RA-40 to Conditional Use Business District.

#### **BOARD OF COMMISSIONERS' MATTERS**

**Budget Ordinance:** Consideration of a request to adopt the 2008-2009 Budget Ordinance

Renee Paschal, Assistant County Manager, stated that the budget ordinance reflects changes made by the Board of Commissioners in their budget work sessions and additional changes made to meet changing circumstances; that overall, the Board reduced the budget by \$973,692 and reduced the proposed tax rate by 1.9 cents; and that the tax rate increase

reflected in the budget ordinance (65.3) is a 3.6-cent increase over the current rate (61.7). The changes are as follows:

**Expenditures:**

Increase teachers supplement to \$300 for teachers and \$100 for classified personnel (proposal was \$150 for teachers and \$50 for classified personnel)	148,100
Reduce community development budget	(111,207)
Reduce contingency for community development	(75,000)
Delay pay study implementation to October 1	(154,482)
Take out one-cent on tax rate for water capital	(722,266)
Take out increase in commissioner salaries	(4,913)
Start social services position in July (proposal was January 1)	22,818
Reduce contribution to parks capital reserve	(200,000)
Reduce sheriff's office personnel	(32,000)
Increase salaries for manager, sheriff, and register of deeds	10,418
*Increase well testing supplies	5,800
*Civic Engagement Nickel Offense contribution	3,000
*US 64 Strategic Corridor Study contract	3,600
*Reduce mowing contract for parks	(6,300)
Increase Chatham Trades transportation allocation	3,000
Increase Chatham Trades administration allocation	14,000
Increase Chatham Together allocation	3,000
Reduce commissioner-allocated non-profit funds	(20,000)
*Decrease community health promotion (CHPA) salaries (to offset reduction in Teen Center cut from Town of Siler City)	(3,912)
*Increase BCCCP Program (additional state funds)	10,534
Fund Chatham Hospital request for reimbursement of turning lane	150,000
*Decrease expense for CCCC camera system (already approved in FY 2008)	(17,881)
<b>Total</b>	<b>(973,691)</b>

**Revenues:**

Keep fire district collection percentage at 5% (Manager's proposal was to reduce to 1.5%)	157,366
Transfer funds from industrial reserve for implementation of the economic development plan	41,730
Increase revenue for social services position reimbursement	11,409
*Increase revenue for jail mental health fund from OPC	3,600
Decrease property tax revenue	(1,372,307)
*Increase sales tax (to balance budget)	41,308
*Decrease Teen Center grant from Town of Siler City	(10,000)
*Increase state revenue in FOSS (to offset loss of teen center grant)	10,548
*BCCCP program (additional state funds)	10,534
Increase transfer from school capital reserve	4,350
Decrease fund balance appropriation	(4,350)
Increase fund balance appropriation for hospital request	150,000
Decrease fund balance appropriation for CCCC camera system (already approved in FY 2008)	(17,881)
<b>Total</b>	<b>(973,693)</b>

Ms. Paschal highlighted the West Sanford Fire District increase, explaining that the petition and action of the Board that expanded the West Sanford Fire District into Chatham County requires that the Chatham County fire tax rate be set equivalent to the Lee County fire tax rate; that Lee County is proposing 10.9 cents for West Sanford; that the recommended budget had proposed a rate of 9.5, which is what the fire department had requested; that the budget ordinance both sets the fire tax rate at 10.9 cents and increases the budget by \$3,578 to match the revenue generated from this higher rate; that the budget ordinance allocates funding to Chatham County Schools by purpose: current expense, supplement, capital outlay, special allocations, and capital improvement projects; that the budget ordinance increases the mileage reimbursement rate from 48.5 to 50.5 (the current IRS reimbursement rate) cents per mile; that this increase in mileage was budgeted for in the

recommended budget; that the ordinance gives the County Manager expanded authority to execute contracts and change orders up to \$100,000 if funds have already been budgeted and to transfer up to \$100,000 from contingency; that his current authority is for \$50,000; and that staff is recommending this change

Commissioner Vanderbeck moved, seconded by Commissioner Barnes, to adopt the **2008-2009 Budget Ordinance**, attached hereto and by reference made a part hereof. The motion carried five (5) to zero (0).

Chairman Lucier stated that staff in various departments spent a lot of time preparing their budget requests; that it undergoes a rigorous scrutiny by the County Staff, the County Manager, Assistant County Manager, Finance Officer, etc.; in trying to determine individual requests; that the Commissioners completed, on June 2 and June 3, two full-day sessions in going through the budget department by department; that that led the proposed increase being reduced from 5.5 cents to 3.6 cents; that even though the night's vote was a quick one, the steps in getting there were not quick at all; that they were very rigorous and time-consuming; that he thinks all of the Commissioners are pleased with regard to honoring their commitments and responsibilities for good government, yet reducing the tax rate to the largest extent that they can; that any further reductions in the tax rate would have had disastrous consequences for the County; that even though they do not like the 3.6 cents tax increase, he feels that this is the best that they can do for the County; and that he hopes that the citizens of Chatham County appreciate the great amount of work and rigor on which the budget was developed, reviewed, and finally approved.

#### **MANAGER' S REPORTS**

The County Manager had no reports.

#### **COMMISSIONERS' REPORTS**

##### **County Manager's Birthday:**

Commissioner Cross informed those in attendance of the County Manager's upcoming, June 17 birthday. He invited those present to join him in singing "Happy Birthday".

#### **RECESS**

Commissioner Barnes moved, seconded by Commissioner Thompson, to recess as the Chatham County Board of Commissioners and convene as the Governing Board of the Southeast Chatham Water District. The motion carried five (5) to zero (0).

#### **RECONVENE**

Commissioner Barnes moved, seconded by Commissioner Thompson, to reconvene as the Chatham County Board of Commissioners. The motion carried five (5) to zero (0).

#### **ADJOURNMENT**

Commissioner Barnes moved, seconded by Commissioner Vanderbeck, to adjourn the meeting. The motion carried five (5) to zero (0), and the meeting adjourned at 6:20 PM.

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George Lucier, Chairman

ATTEST:

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