LEE COUNTY
NORTH CAROLINA
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REGULAR MEETING
OF THE
LEE COUNTY BOARD OF COMMISSIONERS
106 HILLCREST DRIVE
SANFORD, NORTH CAROLINA 27330

OCTOBER 15, 2012

The regular meeting of the Lee County Board of Commissioners for the County of Lee, State of North Carolina, convened at 1 p.m. in the Commissioners' Room, Lee County Government Center, 106 Hillcrest Drive, Sanford, North Carolina, on said date. Commissioners present were Richard B. Hayes, Larry "Doc" Oldham, Charles T. Parks, and Linda A. Shook. Commissioner's Nathan E. Paschal, Robert T. Reives, and James K. Womack were absent.

Chairman Shook called the meeting to order.

Commissioner Parks moved to go into closed session to discuss personnel matters per North Carolina General Statute §143-318.11(a) (6). Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, and Shook
Nay: None
Absent: Paschal, Reives, and Womack

The Chairman ruled the motion had been adopted unanimously and the Board was in closed session. Upon returning from closed session at 4 p.m., Chairman Shook reconvened the regular meeting in the Commissioners' Room, and the following business was transacted:

Commissioners Richard B. Hayes, Larry "Doc" Oldham, Charles T. Parks, Nathan E. Paschal, Linda A. Shook, and James K. Womack were present. Commissioner Robert T. Reives was absent.

Rev. Ricky Frazier delivered the invocation.

The pledge of allegiance was recited.

The Board considered additions/changes to the agenda. Commissioner Paschal asked the Board to consider a Resolution in support of the Endor Iron Furnace restoration project. With no other changes made, Commissioner Hayes moved to approve the Agenda as amended. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

Commissioner Parks moved to approve the *Consent Agenda* which consisted of the following items:

- Minutes from the October 1, 2012 regular meeting,
- Tax Releases and Refunds for September 2012 (copies attached), and
- Budget Amendment # 10/15/12/04 (copy attached).

Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

Pursuant to N.C. General Statute 153A-52.1, Chairman Shook opened the floor for *Public Comments*. The following signed up to speak and were allowed 3 minutes for comments:

1. Mr. Kirk Smith, 3108 Avents Ferry Road, Sanford
2. Mr. Robert (Bob) Brickhouse, 1903 Hamilton Drive, Sanford
3. Mr. Ron Hewett, 608 Valley Road, Sanford
4. Mr. Keith Clark, 212 Acorn Drive, Sanford

The Board considered a Resolution and Administrative Policies for the 2011 Community Development Block Grant (CDBG) project. Planner Karen Kennedy presented a brief summary of the required items contained within the Program Manual for the CDBG Program that are required from the Department of Commerce for administering the project which includes the following:

1. Fair Housing Plan,
2. Equal Employment and Procurement Plan,
3. Local Economic Benefit for Low and Very Low Income Persons Plan,
4. Section 504 Compliance Officer/Grievance Procedure,
5. Citizen Participation Plan,
6. Residential Anti-Displacement and Relocation Assistance Plan,
7. Optional Coverage Relocation Plan,
8. Code of Conduct/Hatch Act Policy/Section 519,
9. Acquisition Guidelines,
10. Disposition Guidelines,
11. Relocation Guidelines,

12. Clearance Guidelines,
13. Rehabilitation Guidelines,
14. Rehabilitation/Reconstruction Guidelines,
15. Hook-Up Guidelines,
16. Public Facilities Guidelines,
17. Complaint Procedure,
18. Contracts Officer Designation,
19. Labor Standards Officer Designation,
20. Verification Officer Designation,
21. Just Compensation Officer Designation, and
22. Financial Management Procedure.

Commissioner Womack moved to approve the *Resolution and Program Manual for the Scattered Site 2011 Community Development Block Grant (CDBG) Project* as presented, copies of which are attached to these minutes and by this reference made a part hereof. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

The Board discussed the Field House Project at Southern Lee High School. County Manager John Crumpton stated that in an effort to make the Field House Project simpler, the Baseball Boosters Club has proposed reducing the scope of the project from the original plan down to 1200 square feet. The Boosters Club has hired General Contractor Rex Brown to construct the building. Basically, Mr. Brown is donating his time for construction of the project. The only cost to the project at this time will now be materials at an estimated cost of $29,000. Mr. Crumpton stated the Boosters Club is now asking that the Board of Commissioners allow them to build the facility without bidding the project and allow them to pay all bills for the project. The Board of Commissioners, at their June meeting, approved a Resolution allowing the construction of the Field House by the Southern Lee Baseball Boosters Club. When the Board of Education requested changes to the Resolution concerns developed and the next action was a recommendation by our Interim County Attorney to require the County to take over the project due to the cost and bidding statute concerns. After discussion, Interim County Attorney Neil Yarborough stated he was not comfortable with the project because it will be constructed on County property and will become the County's liability and responsibility once completed. Mr. Yarborough expressed concerns that it needed to be a County managed project and should be treated as a capital improvement project with the money coming into the County and expended by the County's procurement policy. The County should know where the money is at all times. After further discussion, it was agreed that the County Manager and Interim County Attorney would meet later in the week with members of the Southern Lee High School Band Boosters Club, Contractor Rex Brown, and a representative from the Board of Education to further discuss the project. No action was taken.

The Board considered an Interlocal Agreement with Central Carolina Community College for the usage and transaction involving the gift and purchase by Dr. Paul Howard. County Manager John Crumpton stated that as part of the gift and purchase transaction with Dr. Paul Howard the Community College is intending to occupy and maintain the property located at 128-134 Steele Street. Since the property will initially be titled to Lee County an agreement needs to be in place prior to closing. At the end of the financing of the Summit Drive property the Steele Street and Summit Drive properties will be titled to the Community College per Dr. Howard's request. The Community College has agreed to lease the 408 Summit Drive property to the County and this agreement covers that arrangement. A formal lease will need to be signed on both properties. At the October 1, 2012 meeting of the Commissioners, the Board approved financing agreements to purchase the property on November 1, 2012. Mr. Crumpton discussed the Interlocal Agreement presented and answered questions from the Board. After discussion, Commissioner Hayes moved to approve the *Interlocal Agreement with Central Carolina Community College*, a copy of which is attached to these minutes and by this reference made a part hereof. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

Ms. Lisa Faulkner, Tax Appraisal Manager presented the proposed 2013 Lee County Schedule of Values and the 2013 Use-Value Schedule as required by General Statute § 105-371(c). Ms. Faulkner stated a work session will be held for Commissioners if they so desire to answer questions and explain in more detail. The Board was asked to schedule a public hearing for the November 5, 2012 regular meeting for the public to present comments on the Schedule of Values. The Board will be asked to adopt the Schedule of Values at their November 19, 2012 meeting in order to meet the January 1st revaluation year deadline. After discussion, Commissioner Womack moved to hold a public hearing at 6 p.m., Monday, November 5, 2012.

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

The Board considered an Employee Wellness Program with Central Carolina Hospital. Human Resource Director Joyce McGehee asked the Board to consider implementing a Wellness Program that is designed to promote health awareness, encourage healthy choices, exercise, proper nutrition and prevention of disease. The program would consist of blood pressure and Lipid screenings, health risk assessments, proper nutrition, and weight-loss programs. Central Carolina Hospital will administer the program and maintain confidentiality for all employees that participate. The $10,000 cost for the program was included and

approved in the Human Resource 2012-13 budget. Ms. McGehee stated the County will reward employees who participate in the wellness program by reducing monthly premiums $25 per month beginning August 1, 2013. Employees enrolled in the HSA Plan will receive a $1,000 contribution into their HSA account each benefit year. Those that do not participate in the programs will continue to pay premiums at the stated rate and those in the HSA Plan will receive a $700 contribution to their account. Currently 204 employees are enrolled in the HSA Plan and 140 are enrolled in the PPO Plan. After discussion, Commissioner Womack moved to approve implementation of the *Employee Wellness Program* with Central Carolina Hospital. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

The Board considered a *Resolution in Support of the Endor Iron Furnace Restoration Project* that was added to the agenda at the beginning of the meeting. Commissioner Womack read the Resolution and Commissioner Parks moved to approve the Resolution, a copy of which is attached to these minutes and by this reference made a part hereof. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

The Board considered an Interlocal Agreement with the Sanford-Lee County Airport Authority for Airport Manager services. County Manager John Crumpton stated the Sanford-Lee County Airport Authority recently decided to hire an Airport Manager that would report directly to them. This was due to the recent retirement of EDC Director Bob Heuts and Airport Manager Dan Swanson. Essentially both of these individuals ran the Airport operations. The Airport Authority decided to hire a professional Manager who could handle the field and administrative operations and a full compensation package needed to be put in place. Therefore, the Airport Authority is asking the County's support in providing such a package. Mr. Crumpton outlined the Interlocal Agreement that stated Lee County would agree to employ an Airport Manager selected by the Airport Authority who would be entitled to health insurance, retirement plans, and all other benefits offered to regular county employees. The Airport Authority will be responsible for setting the pay scale and range for any employees hired and will notify the Lee County Human Resources Department of new hires pay rates and any changes during their employment. All employees will be paid by the rules and regulations of the Fair Labor Standards Guidelines and the County will be reimbursed the cost for all payroll costs for airport employees, including salaries and wages, payroll taxes, benefits costs, and any other employee costs that are an expense to Lee County. After discussion, Commissioner Oldham moved to approve the *Interlocal Agreement with the Sanford-Lee County Airport*

Authority, a copy of which is attached to these minutes and by this reference made a part hereof. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously.

The Board considered the installation of a fire hydrant at the intersection of Hwy. 42 and Buckhorn Road. Commissioner Parks stated he was contacted earlier this year by a concerned citizen about an issue involving the placement of a fire hydrant at the intersection of Hwy. 42 and Buckhorn Road. It is unclear what, if any, promises might have been made when the County was in the water business or when the Cape Fear Fire Department obtained property for their new station. After discussion with the City of Sanford, the County has been advised it will cost approximately $7,000 - $8,500 for the installation of a new fire hydrant. County Manager John Crumpton stated the City does not install fire hydrants on old lines in the County unless a property owner pays for the installation. After discussion, it was agreed to turn the matter over to the Lee County Fire Advisory Board for study and a possible solution to the issue. No action was taken.

Assistant County Manager/Finance Director Lisa Minter presented the *Monthly Financial Report* for month ending September 2012. No action was taken.

County Manager John Crumpton presented the *County Manager's Monthly Report* for October 2012, a copy of which is attached to these minutes and by this reference made a part hereof.

With no further business to come before the Board, Commissioner Hayes moved to adjourn the meeting. Upon a vote, the results were as follows:

Aye: Hayes, Oldham, Parks, Paschal, Shook, and Womack
Nay: None
Absent: Reives

The Chairman ruled the motion had been adopted unanimously and the meeting adjourned at 5:50 p.m.

Linda A. Shook
Lee County Board of Commissioners

ATTEST:

Gaynell M. Lee, Clerk