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MINUTES

STATE OF NORTH CAROLINA
COUNTY OF HENDERSON

BOARD OF COMMISSIONERS
MARCH 10, 1994

The Henderson County Board of Commissioners met for a Special Called Meeting at 6:00 p.m. at City Hall in Hendersonville along with Hendersonville City Council. The purpose of the meeting was discussion of annexation plans for the City of Hendersonville.

Those present were: Chairman Vollie G. Good, Vice-Chair Renee Kumor, Commissioner Hugh D. Randall, Commissioner William McKay, Commissioner J. Michael Edney, County Manager David F. Thompson, and Assistant County Manager David E. Nicholson.

Also present were: County Planning Director Matt Matteson, Hendersonville City Planner Roger Briggs, and all members of the Hendersonville City Council.

Mayor Fred Niehoff presented to the Henderson County Board of Commissioners and to the audience, the City's general plans for annexation. Mayor Niehoff stated that an annexation report is being prepared and that specific annexation target areas will be based on the findings of that report which is due in April. Mayor Niehoff stated that the first annexation public hearing could be as early as May.

Mayor Niehoff stated that the annexation project was assumed to be a ten year plan but the feasibility of annexing areas may change. It may be that the City could annex 14,000 to 18,000 people in five years but conceivably 20,000 should be part of the City at this time. Mayor Niehoff stated that the number "30,000" which has been used recently is not a magic number but with a population of 20,000 the tax rate could be brought down to 40 cents. Mayor Niehoff said that one of the reasons the County's tax rate is so low now is because the City's tax rate is so high.

Commissioner Kumor inquired about manufactured homes and sanitary sewer capacity.

Mayor Niehoff stated that capacity would be added in 1996 when a new treatment plant could be on line. This plant would cost \$14.7 million and could treat 7.1 MED, doubling the City's existing treatment capacity. He further stated that there should be a sewer authority to serve the county.

Commissioner Edney asked if he meant a water and sewer authority.

Mayor Niehoff stated that he was only speaking about a sewer authority.

Commissioner Edney asked about reducing the level of services in the City as a means of lowering the tax rate. He also inquired

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about exploring the alternatives of consolidation of functions and indicated that serious discussions should begin.

Mayor Niehoff responded that total city-county consolidation was not the answer but that service districts should be pursued. He further stated that discussion on consolidation had been initiated previously and nothing had ever come of it. He stated that if we delayed annexation four years while we were discussing such options, at the end of four years if nothing happens we would have achieved nothing. He said "I'm not going to ask the City taxpayer to wait four years for some relief."

Chairman Good indicated concern regarding the impact of annexation on the delivery of fire protection services and stated that there had been such problems with annexation in Buncombe County.

Commissioner Kumor inquired about a different level of service for the same tax rate.

Commissioner Randall inquired about utility impact fees and service expansion.

Discussion followed regarding general service delivery, police protection, and financing improvements, and the legal requirements and procedures of annexation.

Chairman Good, speaking for the County Board of Commissioners, requested that the Hendersonville City Council withhold action on involuntary annexation until there is sufficient time to further discuss the issues raised at this meeting.

The meeting was adjourned at 7:00 p.m. to allow the City's regularly scheduled council meeting to commence.

ATTEST:


Elizabeth W. Corn, Clerk


Vollie G. Good, Chairman