

MINUTES

**STATE OF NORTH CAROLINA
COUNTY OF HENDERSON**

**BOARD OF COMMISSIONERS
MONDAY, MAY 2, 2022**

The Henderson County Board of Commissioners met for a regularly scheduled meeting at 5:30 p.m. in the Commissioners' Meeting Room of the Historic Courthouse on Main Street, Hendersonville.

Those present were Chairman William Lapsley, Vice-Chair Rebecca McCall, Commissioner J. Michael Edney, Commissioner Daniel Andreotta, Commissioner David Hill, County Manager John Mitchell, Assistant County Manager Amy Brantley, Attorney Russ Burrell, and Clerk to the Board Denisa Lauffer.

Also present were: Director of Business and Community Development Christopher Todd, Finance Director Samantha Reynolds, Budget Manager/Internal Auditor Sonya Flynn, Engineer Marcus Jones, Sheriff Lowell Griffin, Emergency Management/Rescue Coordinator Jimmy Brissie, Budget Analyst Jennifer Miranda, Planning Director Autumn Radcliff, Register of Deeds Lee King, DSS Director Jerri McFalls, IT Director Mark Seelenbacher, Health Department Director Steve Smith, Environmental Health Supervisor Seth Swift, Human Resources Director Karen Ensley, Building Services Director Crystal Lyda, Parks and Recreation Director Carleen Dixon, Cooperative Extension Director Terry Kelley, Assistant Engineer Deb Johnston, and PIO Kathy Finotti – videotaping, Deputies John Ashe and Chris Barber provided security.

CALL TO ORDER/WELCOME

Chairman Lapsley called the meeting to order and welcomed all in attendance.

INVOCATION

Commissioner Andreotta provided the invocation.

PLEDGE OF ALLEGIANCE

Emory Blanton with the Dana Wildcats 4-H Club led the Pledge of Allegiance to the American Flag.

RESOLUTIONS AND RECOGNITIONS

2022.47 Proclamation – Mental Health Awareness Month -May 2022

The Henderson County Board of Commissioners requested to proclaim May as Mental Health Month.

Proclamation Mental Health Awareness Month – May 2022

WHEREAS, Mental Health Awareness Month is part of a nationwide effort to raise awareness of mental health illnesses, reduce the stigma and discrimination surrounding mental health, increase awareness of tools and resources to prevent such challenges and promote recovery; and

WHEREAS, mental health is essential to everyone's overall health, safety, and well-being; and

WHEREAS, all Americans experience times of difficulty and stress in their lives; and

WHEREAS, mental illnesses are real and prevalent in our nation, state, and community, and nearly one in five Americans live with a mental health condition; and

WHEREAS, mental health has been identified as a priority in Henderson County's 2021 Community Health Assessment and by the Henderson County Partnership for Health; and

WHEREAS, those living with mental health conditions are family, friends, classmates, neighbors, and coworkers, and addressing the complex mental health needs of our citizens and families today is fundamental to the future of Henderson County; and

WHEREAS, prevention is an effective way to reduce the burden of mental illnesses; and

WHEREAS, there is a strong body of research that supports specific tools that all Americans can use to better handle challenges and protect their health and well-being; and

WHEREAS, with early and effective treatment, those individuals with mental illnesses can recover and lead full, productive lives; and

WHEREAS, each business, school, government agency, healthcare provider, organization, and citizen shares the burden of mental illnesses and has a responsibility to promote mental wellness and support prevention efforts.

NOW, THEREFORE, BE IT PROCLAIMED we, the Henderson County Board of Commissioners, do hereby proclaim May 2022 as Mental Health Awareness Month in Henderson County. As the governing body for Henderson County, North Carolina, we call upon the citizens, government agencies, public and private institutions, businesses, and schools in Henderson County to recommit our community to increasing awareness and understanding of mental health, the steps our citizens can take to protect their mental health, and the need for appropriate and accessible services for all people with mental illnesses at all stages, and to ensure that our community members who are struggling know they are not alone.

Adopted this 2nd day of May 2022.

Chairman Lapsley made the motion to adopt the Proclamation. All voted in favor, and the motion carried 5-0.

INFORMAL PUBLIC COMMENTS

1. Dennis Justice voiced his opposition to PARTF and building additional soccer fields.
2. Eddie Corn spoke in support of keeping the Berkley Park athletic fields and preserving the history of Balfour.
3. Daniel Joines spoke in support of the County building a soccer complex.
4. Lucy Butler Spoke in support of a library for the Town of Fletcher.
5. Leigh Paschke spoke in support of the County building a soccer complex.

DISCUSSION/ADJUSTMENT OF AGENDA

Commissioner Edney added an additional offer to purchase to Discussion item B – Offer to Purchase Tax Foreclosed Property, and Chairman Lapsley added additional item Q – Budget Amendment JCPC.

Chairman Lapsley made the motion to approve the consent agenda with the revisions discussed. All voted in favor, and the motion carried 5-0.

Approved:

CONSENT AGENDA consisted of the following:**Approval of Minutes**

Draft minutes were presented for Board review and approval of the following meeting(s):

April 20, 2022 - Regularly Scheduled Meeting

Motion:

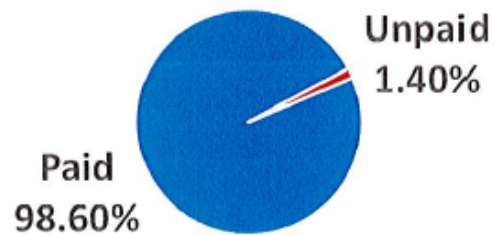
I move the Board approve the minutes of April 20, 2022.

Tax Collector's Report

The report from the office of the Tax Collector was provided for the Board's information.

Henderson County Annual Bills (Real and Personal Property):

| | |
|-------------------------------|-------------------------|
| 2021 Beginning Charge: | \$88,218,513.92 |
| Discoveries & Imm. Irreg.: | \$1,341,302.75 |
| Releases & Refunds: | (\$1,130,876.51) |
| <u>Net Charge:</u> | <u>\$88,428,940.16</u> |
| Unpaid Taxes: | \$1,242,010.66 |
| Amount Collected: | \$87,186,929.50 |

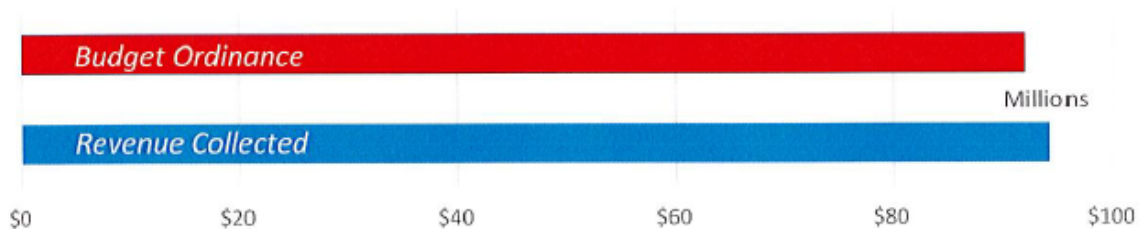
**Henderson County Registered Motor Vehicles (As Collected by NC DMV):**

| | |
|--------------------------|-----------------------|
| Net Charge: | \$6,311,297.45 |
| Unpaid Taxes: | \$13,556.84 |
| Amount Collected: | \$6,297,740.61 |

99.79%

Henderson County FY22 Budget Analysis:

| | <u>Budget Ordinance</u> | | <u>Revenue Collected</u> |
|----------------------|-------------------------|---------------------|--------------------------|
| Ad Valorem: | \$91,127,728.00 | Ad Valorem: | \$93,484,670.11 |
| Prior Years: | \$980,000.00 | Prior Years: | \$817,200.62 |
| Budget Total: | \$92,107,728.00 | YTD Revenue: | \$94,301,870.73 |

**2022.48 Pending Releases and Refunds**

The attached pending releases and refunds have been reviewed by the Assessor. As a result of that review, it is the opinion of the Assessor that these findings were in order. Supporting documentation is on file in the County Assessor's Office.

Approved:

These pending release and refund requests were submitted for approval by the Henderson County Board of Commissioners.

| Type: | Amount: |
|---|----------------|
| Total Taxes Released from the Charge | \$ 698.63 |
| Total Refunds as a result of the Above Releases | \$ 198.95 |

Motion:

I move the Board approve the combined release/refund report as presented.

County Financial Report/Cash Balance Report – March 2022

The March 2022 County Financial and Cash Balance reports were attached for the Board's review and approval.

The following are explanations for departments/programs with a higher budget to actual percentages for the month of March:

- Dues/Non-Profits – payment of 3rd quarter Board appropriations
- Emergency Management –the timing of Board approved purchases
- Wellness – the timing of payment for board approved contracted services and medical supplies and equipment
- Agri-business – excess operating expenditures to be covered by membership fees
- Juvenile Justice – the timing of provider appropriations
- Public Education – payment of 9th of the 10 annual appropriations made to the public school system
- Non-Departmental – Occupancy tax transmittal trending above budgeted amounts

Year to Date Net Revenues under Expenditures for the Miscellaneous Other Governmental Activities Fund are due to the timing of Improvement Guarantees Payout during the current fiscal year that was deposited in a prior fiscal year.

Motion:

I move that the Board of Commissioners approve the March 2022 County Financial Report and Cash Balance Report as presented.

Henderson County Public Schools Financial Reports – March 2022

The Henderson County Public Schools March 2022 Local Current Expense Fund / Other Restricted Funds Report was attached for the Board's information.

Motion:

I move that the Board of Commissioners approve the Henderson County Public Schools March 2022 Financial Reports as presented.

Innovative Approaches Grant

The Henderson County Department of Public Health is now completing the 3rd year of an initial Innovative Approaches grant cycle, which has served children and youth with special health care needs and their families. The policy and system-level improvements promulgated with the grant investments have been guided by parent and stakeholder input to address the needs and priorities. The Department of Public Health has the opportunity to continue the grant for another three years with expanded funding and the agreement to foster a similar independent project within Polk County. The Henderson County Board of Health reviewed the deliverables and successes of the program at their April 12, 2022, meeting and endorsed

Approved:

Motion:

I move the Board approve the budget amendment as presented, transferring funds from the COVID-19 Fund to the Capital Projects Fund.

Project Position – Human Resources

The Board was requested to approve the addition of a temporary project position in the Human Resources Department, effective May 8, 2022, through not later than June 30, 2022. The addition of the position will allow the Department to hire a replacement for a position that will be retiring at the end of June 2022 and provide a training period for the new employee. The project position will be temporary and will be eliminated upon the current employee's retirement.

Motion:

I move the Board approve the temporary project position, effective May 8, 2022, through the current employee's retirement date, but no later than June 30, 2022.

2022.50 Hola Carolina Arts Lease Renewal

In October 2019, the Board approved a lease with Hola Community Arts to utilize office space in the Jackson Park House. Hola has completed all interior upgrades/renovations to the building that were agreed to and has worked closely with the Parks and Recreation staff. They have translated several documents for Parks and Recreation and placed full-page marketing in the Hola Carolina Magazine as a part of the agreement; they have offered support on their social media platforms to promote Parks and Recreation Programs and Events.

Hola Carolina has requested a lease renewal as instructed per their agreement with Henderson County. The agreement allows the lease to be renewed up to four times, each time subject to the Board of Commissioners' approval. The Department of Parks and Recreation supports this request as the first three lease terms have been a positive experience for all.

Motion:

I move the Henderson County Board of Commissioners approve the proposed lease renewal as presented.

2022.51 Set Public Hearing – Project 40

A request for economic development incentives was received regarding the economic development matter "Project 40". The Board was requested to set the Public Hearing for 9:30 a.m. on Wednesday, May 18, 2022.

Motion:

I move that the Board set and give notice of a public hearing regarding the economic development matter "Project 40", with the hearing to take place at 9:30 a.m. on May 18, 2022.

2022.52 Agreement with Vaughn & Melton Consulting Engineers, Inc. - Henderson County Rail Project from Kanuga Road to Main Street

With the Board's approval of the reimbursement agreement between Hendersonville for engineering and the Friends of Ecusta for construction of the portion of the Rail Trail from Kanuga Rd. to Main St., staff negotiated a proposed agreement with Vaughn & Melton for \$46,000. The scope of the agreement is to perform the engineering services for the subject project through bidding. The work will be in conjunction with the grant-funded portion of the trail (US64 to Kanuga) previously approved but under a separate

Approved:

agreement. The selection process for this agreement was waived because it is under the \$50,000 threshold. However, Vaughn & Melton was selected for the grant-funded portion currently under contract.

The construction of this portion will be funded by the Friends of the Ecusta Trail with a budget of \$600,000. This portion of the trail will be bid with the grant-funded portion.

Motion:

I move that the Board authorize the County Engineer to execute the proposed agreement with Vaughn & Melton, Inc. for \$46,000.

2022.53 Updated Lease – Forge Mountain Site

Henderson County Emergency Services maintains five mountaintop transmitter sites for the installation of the County's emergency communications system. These sites are located on property that the County leases for the installation of towers, buildings, and equipment. One of these sites is the Forge Mountain Transmitter site. At the board's direction, staff has worked with the property owner to modify the lease to allow the co-location of commercial cellular telephone carriers. The lease allows this provision of additional service utilizing the leased property.

Motion:

I move to approve the attached lease between Henderson County and Darryl Fullam & Carla Fullam and authorize the County Manager to sign the lease on behalf of Henderson County.

Parks and Recreation Trust Fund Grant (PARTF)

In recent years staff has been working closely with the Etowah Lions Club, the Friends of Etowah Park, and the Etowah Regional HOA's Group to discuss Etowah Park. These groups have conducted a survey, met with community leaders, and hosted numerous meetings to identify priorities and needs in Etowah Park. After identifying priorities, these groups have been asking staff, "How can we work to make these improvements happen now?"

The staff has reviewed the current needs in all Henderson County parks and feels that the priorities that have been laid out for Etowah Park would be an excellent fit for the PARTF grant. The Parks and Recreation Trust Fund Grant process for 2022 has been released, and applications are due May 2, 2022. Awards for the grant will be announced in August or September of 2022. Once a contract is entered for a PARTF grant, the awardee has three years to complete the project and fund the match. The PARTF Grant is a dollar-to-dollar match, and it is one of the only grants available to fund recreational amenities at this level.

Motion:

I move that the Henderson County Board of Commissioners authorize staff to submit the Parks and Recreation Trust Fund Grant for improvements as detailed for Etowah Park.

Petition for Addition to State Road System

Staff received a petition to add a portion of Vine Road to the state road system. It has been the practice of this Board to accept road petitions and forward them to the NC Department of Transportation for their review. It has also been the practice of the Board not to ask NCDOT to change the priority for roads on the paving priority list.

Staff reviewed the petition, and it appears that all affected property owners or developers have signed the required petition.

Approved:

Motion:

I move that the Board approve the petition and direct staff to forward it to NCDOT.

ABC Permit Comment Request

Patel has requested the Board's comment on an ABC permit application for premises located at 2104 Kanuga Road. There is currently a permit associated with this address, but there is a change in ownership of the business, so a new permit is sought.

Motion:

I move that the Board direct staff to give notice of non-objection to this permit request.

2022.54 Juvenile Crime Prevention Council – County Funding Plan Reallocation (Add On)

As part of their annual funding allocations, Juvenile Crime Prevention Council (JCPC) provides funding for local juvenile crime prevention programs. Following a budget revision from a funded provider, JCPC recommends the following funding level adjustments for the remainder of FY2022 :

| | |
|--|-----------|
| 1) Boys and Girls Club of Henderson County | \$1,480 |
| 2) Blue Ridge Literacy Council | \$1,480 |
| 3) The Mediation Center | (\$2,960) |

This recommended adjustment does not revise the total JCPC funding from the North Carolina Department of Public Safety.

Motion:

I move the Board approve the updated County Funding Plan to reallocate JCPC funds between providers.

Chairman Lapsley made the motion to adopt the consent agenda. All voted in favor, and the motion carried 5-0.

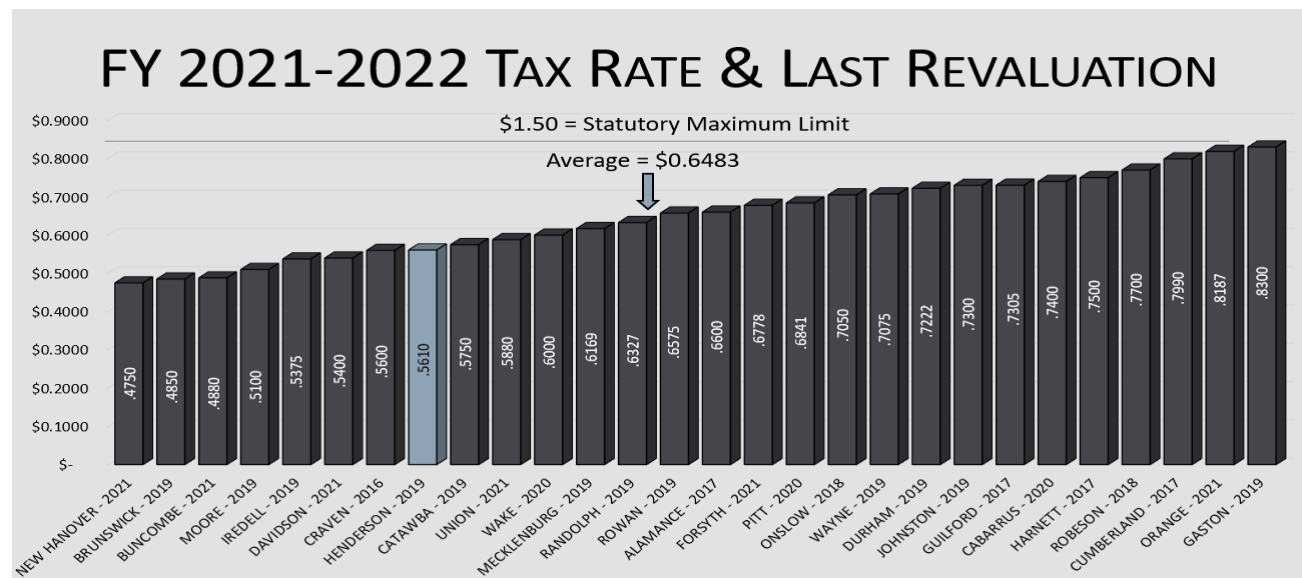
DISCUSSION

2022. 55 County Manager's FY2022-2023 Recommended Budget

County Manager John Mitchell presented his FY 2022-2023 recommended budget. He noted the Board had met in January to discuss emerging issues and priorities. In addition, there is a Budget Workshop scheduled for Wednesday, May 18, 2022, and a Public Hearing scheduled for Monday, June 6, 2022.

The Tax Rate remains at \$0.5610 in the proposed budget, and the County will be able to maintain current service levels. The Tax Rate will also remain on a four-year revaluation cycle, with NC holding the number eight position out of the twenty-eight counties with similar populations and characteristics in the State.

Approved:



Budget Preparation Framework

- Property Tax remains at \$0.5610
- Sales tax projections reflect actual receipts from FY21
- TRE at 98% = \$1,699,572

FY 2022-2023 Recommended Budget

| | |
|----------------------------|---------------|
| FY 2023 Recommended Budget | \$178,365,545 |
| Tax Rate | \$0.5610 |
| Fund Balance Appropriated | \$ 17,961,329 |

FY 2022-2023 RECOMMENDED BUDGET

| | FY 2022 Adopted | FY 2023 Proposed | Variance |
|--|----------------------|----------------------|---------------------|
| Ad Valorem Taxes | \$92,107,728 | \$94,809,608 | \$2,701,880 |
| Local Option Sales Taxes | \$28,132,879 | \$32,577,783 | \$4,444,904 |
| Other Taxes and Licenses | \$1,349,000 | \$1,655,000 | \$306,000 |
| Unrestricted Intergovernmental Revenue | \$50,000 | \$50,000 | \$0 |
| Restricted Intergovernmental Revenue | \$15,730,050 | \$16,803,643 | \$1,073,593 |
| Permits and Fees | \$1,652,020 | \$2,090,795 | \$438,775 |
| Sales and Services | \$7,541,691 | \$8,361,912 | \$820,221 |
| Investment Earnings | \$753,000 | \$502,500 | (\$250,500) |
| Other Revenues | \$1,493,240 | \$1,262,648 | (\$230,592) |
| Transfers from Other Funds | \$2,740,152 | \$2,290,327 | (\$449,825) |
| Fund Balance Appropriated | \$15,558,631 | \$17,961,329 | \$2,402,698 |
| TOTAL GENERAL FUND REVENUE | \$167,108,391 | \$178,365,545 | \$11,257,154 |

Approved:

| | |
|------------------------------|----------------------|
| FY23 Proposed Expenditures - | \$178,365,545 |
| FY22 Revised Budget - | <u>\$176,873,882</u> |
| \$ Variance = | \$ 1,491,663 |
| % Variance = | 0.84% |

- Full funding of County's Debt Service obligation of \$19,668,906
- Maintains funding to meet current and approved future obligations

FY 2022-2023 RECOMMENDED BUDGET

Funding Priorities

| | | |
|------------------|----------------------|------------|
| ➤ Education | \$60,499,835 | 34% |
| ➤ Public Safety | \$42,557,494 | 24% |
| ➤ Human Services | \$35,089,060 | 20% |
| | <u>\$138,146,389</u> | <u>78%</u> |

| | |
|--|----------------------|
| Proposed Expenditures | \$178,365,545 |
| Proposed Revenues (Excluding Fund Balance) | <u>\$160,404,216</u> |
| Variance | \$ 17,961,329 |

| | |
|-------------------------------------|----------------------|
| Fund Balance over %12 Policy | \$ 25,773,775 |
| Proposed Fund Balance Appropriation | <u>\$ 17,961,329</u> |
| | \$ 7,812,446 |

Chairman Lapsley stated for the record for the last five years of Henderson County's audit of the county budget; The audited number has shown that the Board added 5.3 million dollars to the unrestricted fund balance. The following year the Board added another 3.5 million dollars; the following year, an additional 2.1 million dollars was added. Two years ago, the Board added 7.4 million to the fund balance, and last

Approved:

year 16.9 million was added to the fund balance. In five years, this Board has added 35.2 million dollars to the county's fund balance.

Chairman Lapsley said that Henderson County is not a private corporation; we are a public entity. Our "business" survives on the taxpayers' income, and he would submit that the taxpayers are due some relief. He proposes that now is the time to lower the Tax Rate. According to the numbers presented by staff, if the Tax Rate is reduced by two cents, that would lower the 7.8 million to approximately 3.4 million dollars. He believes it is this Board's obligation to balance the budget, manage it properly, and add to the fund balance yearly but not at the rate of the last several years. In closing Chairman Lapsley asked staff to be prepared to discuss this topic at the upcoming Budget Workshop.

Debt Service Schedule

| Henderson County Public Schools | FY 2022 | FY 2023 | FY 2024 | FY 2025 | FY 2026 | FY 2027 | FY 2028 | FY 2029 | FY 2030 | FY 2031 |
|-------------------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| Hendersonville High School | \$ 4,750,488 | \$ 4,645,288 | \$ 4,540,088 | \$ 4,434,888 | \$ 4,324,688 | \$ 4,193,438 | \$ 4,062,188 | \$ 3,930,938 | \$ 3,799,688 | \$ 3,668,438 |
| Edneyville Elementary | \$ 2,159,069 | \$ 2,098,069 | \$ 2,037,069 | \$ 1,976,069 | \$ 1,915,069 | \$ 1,854,069 | \$ 1,793,069 | \$ 1,732,069 | \$ 1,666,069 | \$ 1,605,319 |
| 2016 Innovative High School | \$ 615,750 | \$ 1,576,125 | \$ 1,549,313 | \$ 1,512,750 | \$ 1,464,000 | \$ 1,415,250 | \$ 1,366,500 | \$ 1,317,750 | \$ 1,269,000 | \$ 1,220,250 |
| 2013 Refinancing Bonds | \$ 937,450 | \$ 902,151 | \$ 866,119 | \$ 829,740 | \$ 793,031 | \$ - | \$ - | \$ - | \$ - | \$ - |
| 2012 Refinancing Bonds | \$ 766,783 | \$ 731,069 | \$ 698,184 | \$ 663,278 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 2008 Hillandale/Mills River | \$ 2,027,910 | \$ 1,981,006 | \$ 1,934,103 | \$ 1,887,200 | \$ 926,012 | \$ - | \$ - | \$ - | \$ - | \$ - |
| Professional Services | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 | \$ 18,000 |
| TOTAL HC PUBLIC SCHOOLS | \$ 11,275,450 | \$ 11,951,708 | \$ 11,642,876 | \$ 11,321,925 | \$ 9,440,800 | \$ 7,480,757 | \$ 7,239,757 | \$ 6,998,757 | \$ 6,752,757 | \$ 6,512,007 |
| Blue Ridge Community College | FY 2022 | FY 2023 | FY 2024 | FY 2025 | FY 2026 | FY 2027 | FY 2028 | FY 2029 | FY 2030 | FY 2031 |
| Health Sciences Education Center | \$ 661,374 | \$ 661,832 | \$ 661,373 | \$ 662,015 | \$ 661,740 | \$ 661,782 | \$ 660,740 | \$ 661,865 | \$ 661,048 | \$ 660,773 |
| 2013 Refinancing Bonds | \$ 962,787 | \$ 926,534 | \$ 889,528 | \$ 852,166 | \$ 814,464 | \$ - | \$ - | \$ - | \$ - | \$ - |
| Patton Renovation/New Buildings | \$ 1,811,300 | \$ 1,778,900 | \$ 1,741,500 | \$ 1,698,500 | \$ 1,655,500 | \$ 1,612,500 | \$ 1,569,500 | \$ 1,526,500 | \$ 1,483,500 | \$ 1,440,500 |
| Professional Services | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 | \$ 5,000 |
| TOTAL BRCC | \$ 3,440,461 | \$ 3,372,266 | \$ 3,297,401 | \$ 3,217,681 | \$ 3,136,704 | \$ 2,279,282 | \$ 2,235,240 | \$ 2,193,365 | \$ 2,149,548 | \$ 2,106,273 |
| TOTAL EDUCATION DEBT SERVICE | \$ 14,715,911 | \$ 15,323,974 | \$ 14,940,277 | \$ 14,539,606 | \$ 12,577,504 | \$ 9,760,039 | \$ 9,474,997 | \$ 9,192,122 | \$ 8,902,305 | \$ 8,618,280 |

Approved:

Debt Service Schedule

| Henderson County | FY 2022 | FY 2023 | FY 2024 | FY 2025 | FY 2026 | FY 2027 | FY 2028 | FY 2029 | FY 2030 | FY 2031 |
|--|----------------------|----------------------|----------------------|----------------------|-----------------------|-----------------------|----------------------|-----------------------|-----------------------|-----------------------|
| Courthouse/Detention Complex | \$ - | \$ - | \$ - | \$ 12,500,000 | \$ 12,187,500 | \$ 11,875,000 | \$ 11,562,500 | \$ 11,250,000 | \$ 10,937,500 | \$ 10,625,000 |
| Emergency Services HQ | \$ 1,038,913 | \$ 1,013,713 | \$ 988,513 | \$ 963,313 | \$ 931,813 | \$ 895,313 | \$ 864,063 | \$ 832,813 | \$ 801,563 | \$ 770,313 |
| 2016 GF Linamar Land Purchase | \$ 947,071 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Health Sciences Education Center | \$ 1,322,747 | \$ 1,323,663 | \$ 1,322,746 | \$ 1,324,030 | \$ 1,323,480 | \$ 1,323,563 | \$ 1,321,480 | \$ 1,323,730 | \$ 1,322,096 | \$ 1,321,546 |
| 2013 Refinancing Bonds | \$ 633,413 | \$ 609,562 | \$ 585,215 | \$ 560,635 | \$ 535,831 | \$ - | \$ - | \$ - | \$ - | \$ - |
| 2012 Refinancing Bonds | \$ 830,682 | \$ 791,994 | \$ 756,365 | \$ 718,551 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 2010 LEC/Court Services | \$ 620,000 | \$ 596,000 | \$ 572,000 | \$ 548,000 | \$ 524,000 | \$ - | \$ - | \$ - | \$ - | \$ - |
| Mud Creek Interceptor | \$ 263,217 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Professional Services | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 | \$ 10,000 |
| TOTAL COUNTY GOVERNMENT | \$ 5,666,043 | \$ 4,344,932 | \$ 4,234,839 | \$ 16,624,529 | \$ 15,512,624 | \$ 14,103,876 | \$ 13,758,043 | \$ 13,416,543 | \$ 13,071,159 | \$ 12,726,859 |
| TOTAL DEBT SERVICE | \$ 20,381,954 | \$ 19,668,906 | \$ 19,175,116 | \$ 31,164,135 | \$ 28,090,128 | \$ 23,863,915 | \$ 23,233,040 | \$ 22,608,665 | \$ 21,973,464 | \$ 21,345,139 |
| TOTAL ANNUAL DEBT SERVICE CHANGE | \$ 243,567 | \$ (713,048) | \$ (493,790) | \$ 11,989,019 | \$ (3,074,007) | \$ (4,226,213) | \$ (630,875) | \$ (1,255,250) | \$ (1,259,576) | \$ (1,263,526) |
| TOTAL CUMULATIVE CHANGE (FROM FY19) | \$ 3,003,375 | \$ 2,290,327 | \$ 1,796,537 | \$ 13,785,556 | \$ 10,711,549 | \$ 6,485,336 | \$ 5,854,461 | \$ 4,599,211 | \$ 3,339,635 | \$ 2,076,109 |

Vice-Chair McCall asked that the county manager separate the project for the 95 Courthouse and the Detention Center into two separate projects.

FY 2023 BUDGET PROCESS

- ✓ **May 2, 2022 – Regularly Scheduled Meeting**
 - County Manager's Recommended Budget Presented to the Board of Commissioners
 - Schedule the Public Hearing for Monday, June 6, 2022
- ✓ **Advertise the Presentation and Publication of the Recommended Budget and June 6th Public Hearing**
 - The Budget Publication, Workshop, and Public Hearing will be advertised in the Hendersonville Lightning on May 4th
- ✓ **May 18, 2022 – Regularly Scheduled Meeting**
 - FY23 Budget Workshop
- ✓ **June 6, 2022 – Regularly Scheduled Meeting**
 - FY23 Budget Public Hearing
 - FY23 Budget Adoption

In closing, John Mitchell informed the audience that the proposed budget in its entirety would be posted on the county website. He welcomed anyone with questions to reach out to the budget staff.

Approved:

For Clarity, Chairman Lapsley asked if the proposed budget included a continuation of this Board funding school resource officers. Amy Brantley explained that the school resource officers for the Sheriff's Department are included in the proposed budget. The proposed budget does not include the \$205,000 that we transfer to the City of Hendersonville.

Chairman Lapsley shared that it was his understanding that the Mills River Town Council is considering eliminating the continuation of the contract between the Sheriff Department and the Town of Mills River for "enhanced law enforcement services." He directed staff to study the impact this would have on the proposed budget if the contract were not renewed.

The Public Hearing for the FY 2022-2023 Budget was set for Monday, June 6, 2022, at 5:30 pm.

Offer to Purchase Tax-Foreclosed Property – PIN 9576917061

Jim Hannen offered to purchase approximately 0.25 acres located on NC Highway 225 in or near the Zirconia area of Hendersonville Township (known as "B.W. Williams Property L022-26"; Henderson County REID 9937319, Henderson County PIN 9576917061). The offer included a purchase price of \$100.00, a deposit toward that price of \$150.00 pursuant to the Board's policy, plus an additional deposit for advertising fees of \$30.00.



Henderson County obtained its interest in this property via a tax foreclosure sale in 1962. No taxes have been received on the property since that time.

If the Board agrees to provisionally accept this offer, it would be subject to a newspaper advertisement and further subject to a ten-day period for upset bids. Although not required, as a courtesy, it is the custom of the County to also give regular mail notice to adjoining property owners at addresses shown on GIS.

If an upset bid is received, a new advertisement will be placed, and the process continues until the bidding ends. Once done, or if no upset bids are received, the matter will come back before this board for a final decision on the sale.

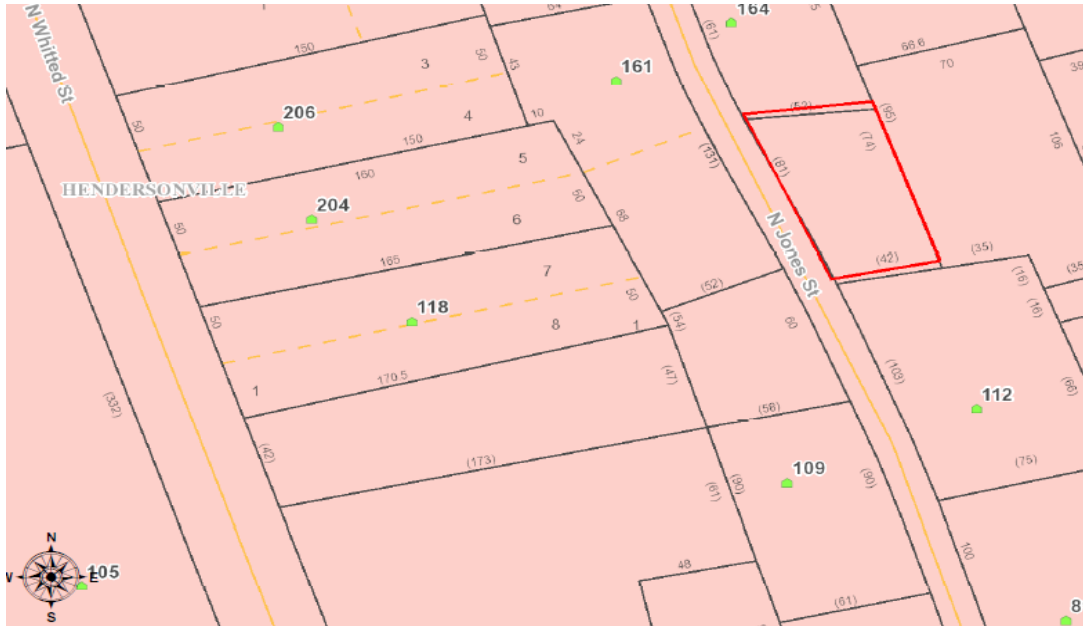
Commissioner Andreotta made the motion to move forward with the provisional process to purchase a tax-foreclosed property. All voted in favor, and the motion carried 5-0.

Approved:

Offer to Purchase Tax-Foreclosed Property – PIN 9568479041 (Add On)

Commissioner Edney stated for the record that he acts as the prospective buyer's attorney but does not have any interests in this matter, so there was no conflict of interest.

Todd Sherman has offered to purchase approximately 0.08 acres located on Jones Street in the City of Hendersonville (known as "Jones St" Henderson County REID 9939473, Henderson County PIN 9568479041). The offer included a purchase price of \$1,050.00, a deposit toward that price of \$1,050.00 pursuant to the Board's policy, plus payment for advertising fees.



Henderson County obtained its interest in this property via a tax foreclosure sale in 1981. No taxes have been received on the property since that time.

If the Board agrees to provisionally accept this offer, it would be subject to a newspaper advertisement and further subject to a ten-day period for upset bids. Although not required, as a courtesy, it is the custom of the County to also give regular mail notice to adjoining property owners at addresses shown on GIS.

If an upset bid is received, a new advertisement will be placed, and the process continues until the bidding ends. Once done, or if no upset bids are received, the matter will come back before this board for a final decision on the sale.

Commissioner Hill made the motion to move forward with the provisional process to purchase a tax-foreclosed property. All voted in favor, and the motion carried 5-0.

Fletcher EMS Substation

The Board was requested to discuss the concept of a new EMS Station in the Fletcher community. Attached was a preliminary concept for a proposed EMS Station 6. The proposed station would consist of office space, living quarters, and four (4) apparatus bays. The apparatus bays would be constructed in a configuration to house an ambulance or other emergency response vehicles or equipment.

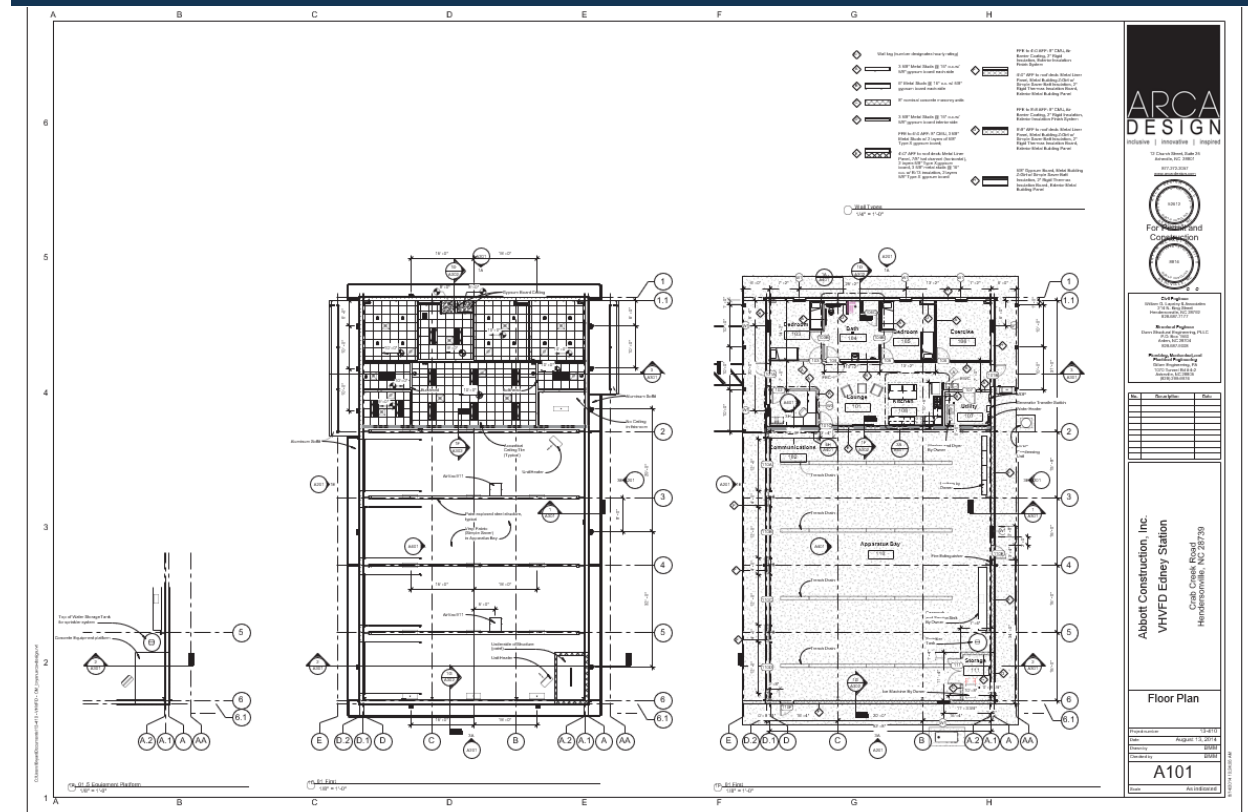
Approved:

Staff developed a preliminary project estimate for the facility, exclusive of land costs, which is \$3,196,967. This project was ranked as a 4.0 on the ARP priority list for the Standard Allowance portion of the funds, at the original estimated amount of \$3,100,000. Staff will continue to monitor the estimate and adjust as necessary.

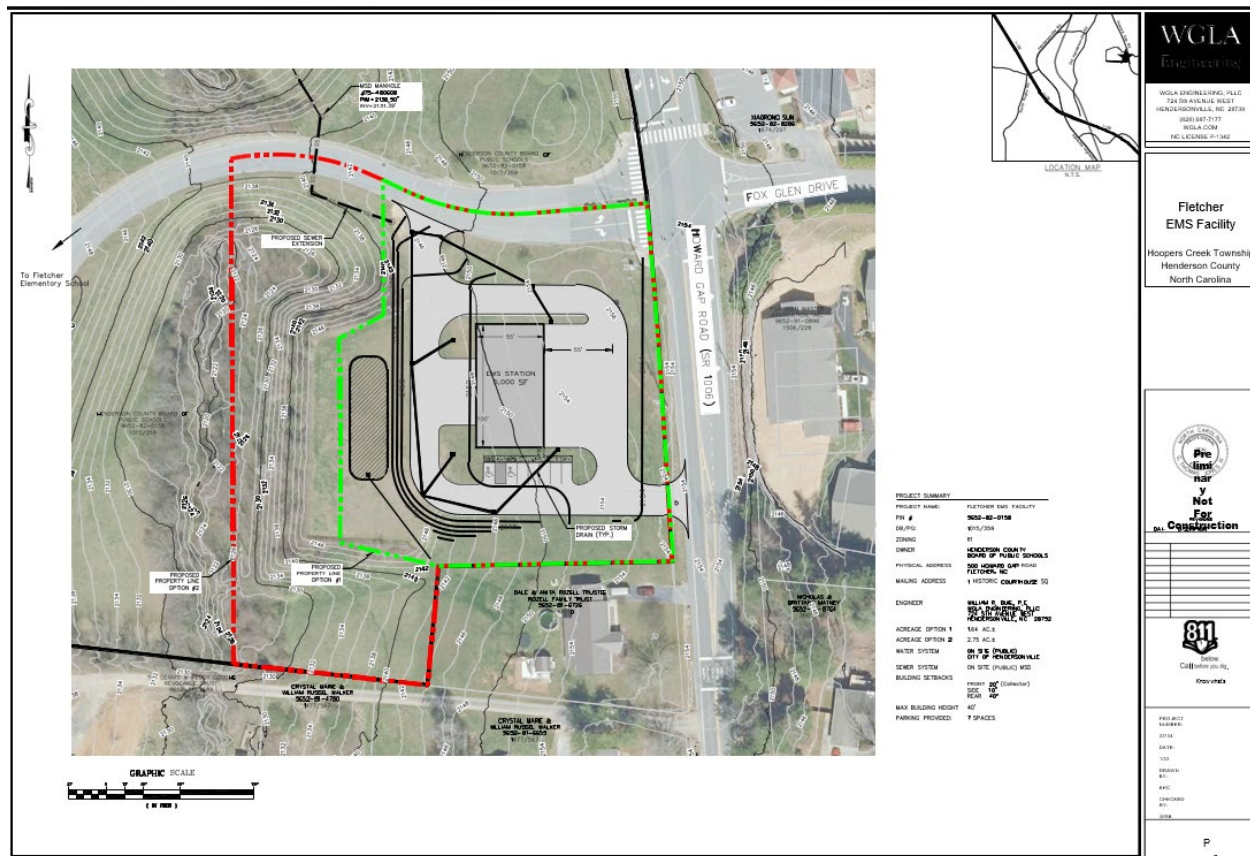
Henderson County EMS Station 6— Fletcher Substation Concept



The concept of the proposed Fletcher EMS substation is desired to be similar in design and configuration of the Valley Hill Fire & Rescue substation on Crab Creek Road. Actual design may be adjusted for the site layout and neighborhood compatibility.



Approved:



After discussion, Chairman Lapsley stated for the record that he would be voting no on any motion to move forward with this project for the proposed location at the Fletcher Elementary School site. He believes the facility should be built in the Town of Fletcher near Town Hall and not the location proposed.

Commissioner Edney made the motion to move forward with the planning, design, and construction of the Fletcher EMS Substation Project at the Fletcher Elementary School location.

Chairman Lapsley asked the clerk to poll the Board for the vote.

Commissioner Andreotta voted yes, Commissioner Hill voted yes, Chairman Lapsley voted no, Vice-Chair McCall voted yes, and Commissioner Edney voted yes. The motion carried with a 4-1 vote.

ARP Update – Priority Discussion

The Board has had discussions about funding priorities for American Rescue Plan funds for the last several months. The list of Ranked Funding Priorities still to be considered, as well as those that have either been funded or ranked 4.0 or higher by the Board were listed for information, and discussion, as needed.

The Board was requested to discuss the priorities as presented and direct Staff accordingly on any additional steps the Board wishes to pursue at this time.

Amy Brantley noted that ARP information could be found on the main page of the county's website under current interests. This link includes projects that have already received Board approval and the Funding Priorities that have been discussed. There is also a link to the ARP Final Rule.

Approved:

AMERICAN RESCUE PLAN
Funding Plan - Approved / Ranked 4.0 or Above /Projects
\$22,806,876

| ARP Project # | Project Description | ARP Eligibility (Expenditure Category) | State Eligibility | Standard Allowance \$ 10,000,000 | ARP Eligible \$ 12,806,876 |
|--------------------------|---|--|-----------------------------|-------------------------------------|-------------------------------|
| 9031 | Infusion Therapy - Pardee (8.18.21) | 1.6 - Medical Expenses | \$ 153A-449 | | \$ 250,000 |
| 9032 | Infusion Therapy - Advent Health (9.15.21) | 1.6 - Medical Expenses | \$ 153A-449 | | \$ 250,000 |
| XX | Broadband GREAT Grant Funding (3.22.22) | 5.17 - Broadband, Other Projects | \$ 153A-459 | | \$ 1,000,000 |
| XX | Edneyville Sewer - Collection System (Ranked 5.0) | 5.2 - Clean Water: Centralized Wastewater Collection | \$ 153A-274(2) | | \$ 9,300,000 |
| XX | Self Insurance Reimbursement (Ranked 4.0) | 1.6 - Medical Expenses | \$ 153A-92(a)(d) | | \$ 500,000 |
| XX | VFW Renovation and Repair (Ranked 5.0) | 6.1 - Revenue Replacement | \$ 153A-169 | \$ 4,200,000 | |
| XX | Fletcher EMS (Ranked 4.0) | 6.1 - Revenue Replacement | \$143-517, \$153A-149(c)(5) | \$ 3,100,000 | |
| XX | Mills River Tower Upgrade (Ranked 4.2) | 6.1 - Revenue Replacement | \$153A-149(c)(11)(17) | \$ 150,000 | |
| XX | Stryker Power Load Systems (Ranked 4.4) | 6.1 - Revenue Replacement | \$143-517, \$153A-149(c)(5) | \$ 117,170 | |
| TOTAL | | | | \$ 7,567,170 | \$ 11,300,000 |
| REMAINING BALANCE | | | | \$ 2,432,830 | \$ 1,506,876 |

Chairman Lapsley made the motion the Board approve the expenditures listed as \$7,567,170 from the Standard Allowance and \$11,300,000 from the ARP Eligible categories against the appropriation of \$22,806,876. All voted in favor, and the motion carried 5-0.

AMERICAN RESCUE PLAN

Funding Priorities

\$22,806,876

| ARP Project # | Project Description | ARP Eligibility - Expenditure Category | State Eligibility | Cost Estimate | Standard Allowance or ARP Eligible? | Priority Average |
|---|---|--|--------------------------|-----------------------|-------------------------------------|------------------|
| XX | FUTURE Self-Insurance Reimbursement | 1.6 - Medical Expenses | \$ 153A-92(a)(d) | \$ 250,000 | ARP Eligible | 3.20 |
| XX | EMS Station # 3 Expansion for 2 - 24 hour crews | 1.9 - Payroll Costs for Staff Responding to COVID-19 | \$ 143-517 | \$ 1,000,000 | ARP Eligible | 3.40 |
| TOTAL ARP ELIGIBLE REQUESTS | | | | \$ 1,250,000 | | |
| REMAINING AVAILABLE ARP ELIGIBLE FUNDING | | | | \$ 1,506,876 | | |
| VARIANCE | | | | \$ 256,876 | | |
| XX | Soccer Fields | 6.1 - Revenue Replacement | \$160A-354 | \$ 2,700,000 | Standard Allowance | 3.60 |
| XX | HCSO Radio Replacements (approx. 350 radios) | 6.1 - Revenue Replacement | \$162, \$153A-149(c)(18) | \$ 600,000 | Standard Allowance | 3.20 |
| XX | Fletcher Radio Tower | 6.1 - Revenue Replacement | \$153A-149(c)(11)(17) | \$ 300,000 | Standard Allowance | 3.20 |
| XX | Bearwallow tower replacement | 6.1 - Revenue Replacement | \$153A-149(c)(11)(17) | \$ 150,000 | Standard Allowance | 3.80 |
| TOTAL REVENUE REPLACEMENT REQUESTS | | | | \$ 3,750,000 | | |
| REMAINING AVAILABLE FUNDING | | | | \$ 2,432,830 | | |
| VARIANCE | | | | \$ (1,317,170) | | |

Additional Suggestions

1 Fletcher Library

As of April 13, 2022

After discussion, the future Self-Insurance Reimbursement for \$250,000 and the EMS Number Three Expansion for \$1,000,000 was tabled so staff could reevaluate the estimated costs for these two items.

Approved:

The Board discussed the following funding priorities listed on the chart: HCSO Radio Replacements, Fletcher Radio Tower, and the Bearwallow Tower Replacement. Sheriff Lowell Griffin weighed in that if the Sheriff's Department had to prioritize the three. They would put Fletcher Tower first, Bearwallow Tower second, and the Radio Replacements third.

It was the consensus of the Board to remove the HCSO Radio Replacements, Fletcher Radio Tower, and the Bearwallow Tower Replacement from the ARP Funding Priorities list and address those needs in the County's budget. The Soccer Fields will remain on the ARP Priority Funding list.

Chairman Lapsley mentioned the additional suggestion that was listed on the Funding Priorities list, the Fletcher Library, and expressed the need for the Board to give staff some direction on this project. He shared that Fletcher Town Mayor Preston Blakeley had reached out to him on several occasions to discuss the proposed Fletcher Library. He noted that Mayor Blakeley has mentioned "informal discussions" with Fletcher Town Council and indicated that the Council would favor a commitment of 1.5 million dollars of the Town's ARP funds toward the development of the Fletcher Library project. They have also "informally" stated they would donate property near the Town Hall for the project. (The Town was appropriated 2.6 million dollars in ARP funds). Chairman Lapsley noted that there had not been an official vote in public session on this matter. Chairman Lapsley believes the Town of Fletcher needs to get a decision from the Board on whether the county would consider using any of the county's ARP funds for this project.

Chairman Lapsley stated he would like the Board to consider matching the Town of Fletcher's 1.5 million commitment with 1.5 million of the County's ARP funds. He proposed the County approach our Legislative Delegation as they consider the state budget in the coming months to inquire if the County can secure a three-million-dollar commitment from the State for this project.

Chairman Lapsley made the motion the Board appropriate 1.5 million dollars of County ARP funds toward the construction of a new library in Fletcher with the understanding that the Town of Fletcher would commit 1.5 million for a total of 3 million dollars toward the best estimate at this time of 6 million dollar project and then authorize Staff to request a three-million-dollar commitment from the General Assembly toward the Fletcher Library Project.

Chairman Lapsley asked the clerk to poll the Board for the vote.

Commissioner Andreotta voted no, Commissioner Hill voted no, Chairman Lapsley voted yes, Vice-Chair McCall voted no, and Commissioner Edney voted no. The motion failed with a 4-1 vote.

Commissioner Hill asked that the Staff research future projected library usage. This data would be helpful for future discussions regarding libraries. Vice-Chair McCall said she serves on the Library Board and will share with the members of that Board. Commissioner Edney added that he sees no problem with Chairman Lapsley writing to our legislators to ask what, if any, state funds might be available.

Commissioner Edney pointed out that Chairman Lapsley had received an email from Fletcher Library Partners in early March stating the county needs to honor a twenty-year-old commitment. Commissioner Edney went on the record to say that this Board is unaware of a twenty-year-old commitment, nor is county staff that has been employed with the county for more than twenty-one years.

Approved:

NOMINATIONS AND APPOINTMENTS

1. EMS Peer Review Committee – 2 vac.
There were no nominations, and this item was rolled to the next meeting.
2. Hendersonville Planning Board – 1 vac.
There were no nominations, and this item was rolled to the next meeting.
3. Hendersonville City Zoning Board of Adjustment – 1 vac.
There were no nominations, and this item was rolled to the next meeting.
4. Home and Community Care Block Grant Committee – 2 vacs.
There were no nominations, and this item was rolled to the next meeting.
5. Juvenile Crime Prevention Council – 3 vac.
There were no nominations, and this item was rolled to the next meeting.
6. Nursing/Adult Care Home Community Advisory Committee – 10 vacs.
There were no nominations, and this item was rolled to the next meeting.

COMMISSIONER UPDATES

Commissioner Lapsley said he had already covered the Mills River item listed on the agenda during the discussion portion of the meeting.

Commissioner Andreotta shared that he had attended the memorial service for Sallie “Piggy” Thompson earlier in the day, one of the purveyors of Hendersonville’s iconic “Harry’s and Piggy’s” Restaurant and Ice-Cream Shoppe. He commented that Mrs. Thompson was a wonderful lady with a great history in the county.

Commissioner Hill reminded everyone that early voting for the primary started Thursday, April 28, 2022, and Election Day for the primary is Tuesday, May 17, 2022. He encouraged citizens to participate in one of “our most precious” civil rights.

Vice-Chair McCall recognized Blue Ridge Community College for being named the eighth-best community college in the nation.

Commissioner Edney went on the record to offer the Board’s condolences to retired clerk Terry Wilson on the recent passing of her mother.

COUNTY MANAGER’S REPORT

John Mitchell thanked staff, the capital projects team, and Emergency Services Director Jimmy Brissie for arranging the recent ribbon cutting for the POPAT building at the BRCC Campus.

He said the Board had taken an important step in the budget last year when they approved purchasing new permitting software for the county. The current outdated system dates back to 2004, and this new software affords the county a twenty-year leap into the current technology available. Business and Community Development Director Chris Todd and Flood Plane Administrator Toby Linville have been working diligently to bring the new software to fruition and expect to unveil and begin using the new software in late June of this year. There will be a demonstration of the system to the Board at the first meeting in June.

Approved:

In closing, Mr. Mitchell said he is closely monitoring the General Assembly, and they are preparing to go back into session on May 18, 2022.

IMPORTANT DATES

CLOSED SESSION

Commissioner Edney made the motion that the Board go into closed session pursuant to N.C. Gen. Stat. §143-318.11(a)(3)(4)(6).

1. Pursuant to N.C. Gen. Stat. § 143-318.11(a)(3) to consult with an attorney employed or retained by the Board in order to preserve the attorney-client privilege between the attorney and the Board.
2. Pursuant to N.C. Gen. Stat. § 143-318.11(a)(4) to discuss matters relating to the location or expansion of industries or other businesses in the area served by the public body.

Commissioner Edney made to motion to go out of closed session and adjourn at 8:43 p.m. All voted in favor, and the motion carried 5-0.

ADJOURN

Denisa A. Lauffer, Clerk to the Board

William Lapsley, Chairman

Approved: