



BOARD OF COMMISSIONERS REGULAR MEETING AGENDA

**Tuesday, June 2, 2020
7:00 PM**

Location: 28 N Raleigh Street, Angier, NC 27501

Call to Order

Pledge of Allegiance

Invocation

Approval of Agenda

Presentation

None

Public Comment

Public Hearings

- 1. FY 2020-2021: In accordance with NCGS 159-12 (b), before adopting the Budget Ordinance, the Board shall hold a Public Hearing at which time any persons who wish to be heard on the Budget may appear.**

- 2. Coble Farms West Development Agreement – Neill’s Creek Sewer Extension**
A development agreement with Rawls Church Developers, LLC (Harvey Montague) for the development of the Coble Farms West subdivision located along Rawls Church Road (Harnett PIN: 0665-90-0278.000, Wake PIN: 0655818037). The agreement will facilitate the installation of approximately 4,500 feet of Town of Angier sewer line from the property in question to the existing manhole in the Southern Acres subdivision to the South.

Consent Agenda

- 1. Approval of Minutes**
 - a. May 5, 2020 – Regular Meeting
 - b. May 19, 2020 – Work Session

2. Budget Amendment #8

- a. In preparation of our FY2020 audit, these budget amendments are the first round of cleaning up our budget. It is very possible there will be one more submitted for our June 16, 2020 meeting.

Old Business

1. Resolution #R010-2020 to Fix a Date of Public Hearing

Consideration and adoption of Resolution #R010-2020 to Fix a Date of a Public Hearing for a voluntary annexation petition submitted by Manna Church for approximately 6.2 acres of land located at 7904 S. NC 55 HWY in Willow Spring (Wake PIN: 0675246135). The property is currently in Wake County's planning jurisdiction and is zoned R-30. Because no rezoning application was received for the property in question, staff will recommend a new Town of Angier zoning district upon annexation approval. If annexed, any future development will require the extension of Angier water and sewer services to serve the property.

2. Downtown Mainstreet Advisory Board Vacancy

Consideration and appointment of a candidate to fill vacancy

3. Resolution #R012-2020 to Temporarily Close Alleyway

Consideration and adoption of Resolution #R012-2020 to temporarily close the alleyway between Ed's Restaurant and Legacy Design & Graphx to utilize as an outdoor seating area.

New Business

1. Annexation Petition

The Planning Department has received a voluntary annexation petition submitted by Ruth Dupree Petrea for approximately 27.49 acres of land located at 9725 Kennebec Church Rd. (Wake PIN#: 0675302448; Harnett County PIN: 0674-39-0203.000). The property is currently in Wake County's and Harnett County's planning jurisdiction and is zoned R-30 and RA-30 respectively.

Manager's Report

Staff Reports

Mayor and Town Board Reports

Adjourn

****IN ACCORDANCE WITH ADA REGULATIONS, PLEASE NOTE THAT ANYONE WHO NEEDS AN ACCOMMODATION TO PARTICIPATE IN THE MEETING SHOULD NOTIFY THE TOWN CLERK AT 919.331.6703 AT LEAST 48 HOURS PRIOR TO THE MEETING.****

PUBLIC HEARINGS



Board of Commissioners Agenda Report

55 N Broad Street W.
PO Box 278
Angier, NC 27501
www.angier.org

MEETING DATE: June 2, 2020
PREPARED BY: Gerry Vincent, Town Manager ICMA-CM *EV*
ISSUE Public Hearing for the FY21 General & Utility Funds Budgets
CONSIDERED:
DEPARTMENT: Administration

SUMMARY OF ISSUE:

The General & Utility Fund Budgets have been recommended for the Board of Commissioner's review and consideration for adoption on June 16, 2020.

FINANCIAL IMPACT:

The General Fund Budget is being recommended at \$4,563,384 at a 5.96% increase over last year's budget. The Utility Fund Budget is being recommended at \$3,940,415 at a 14.74% increase over last year's budget. The Capital Outlay (CIP) Budget is being recommended at \$706,920 and Utility Fund Budget is being recommended at \$661,000.

RECOMMENDATION: Authorize the Town Manager to schedule a Budget Work Session next week to discuss any details and/or questions from the Board of Commissioners.

REQUESTED MOTION: There is no recommendation at this time. The General & Utility Fund Budgets are scheduled for adoption on June 16, 2020.

REVIEWED BY TOWN MANAGER: *Gerry Vincent*

Attachments:

- ***General Fund & Utility Fund Budgets and attachments.***



Budget Ordinance
For
Fiscal Year 2020-2021

BE IT ORDAINED by the Board of Commissioners of the Town of Angier, Harnett County, North Carolina in accordance with G.S. 159-13 of the North Carolina General Statutes that:

Section 1: The following amounts are hereby appropriated in the General Fund for the operation of the Town government and its activities for the fiscal year beginning July 1, 2020, and ending June 30, 2021:

Administration	\$ 711,988
Street & Sanitation	783,213
Police	1,344,904
Library	225,697
Parks & Recreation	373,723
Planning & Inspection	382,905
Depot	25,000
Debt Service	89,784
Inter-Fund Transfers	626,170
TOTAL	\$ 4,563,384

Section 2: It is estimated that the following revenues will be available in the General Fund for the fiscal year beginning July 1, 2020, and ending June 30, 2021:

Ad Valorem Taxes, Current and Prior Years	\$ 1,750,000
DMV Tax Collection	200,500
Payment in Lieu of Taxes	0
Tax Penalties and Interest	4,500
Local Option Sales Tax	850,805
Vehicle Licenses	18,000
Solid Waste Disposal Tax	3,800
Franchise Taxes	265,521
Investment Earnings	12,000
Permits and Fees	15,000
ABC Revenues/Beer and Wine Taxes	99,500
Appropriation of Fund Balance	706,920
Other General Revenue	636,838
TOTAL	\$ 4,563,384

Section 3: The following is hereby appropriated in the Powell Bill Fund for the fiscal year beginning July 1, 2020, and ending June 30, 2021:

Powell Bill	<u>140,628</u>
TOTAL	140,628

Section 4: It is estimated that the following revenues will be available in the Powell Bill Fund for the fiscal year beginning July 1, 2020, and ending June 30, 2021:

State Street Aid	\$ 140,628
Investment Earnings	0
Fund Balance Appropriated	<u>0</u>
TOTAL	\$ 140,628

Section 5: The following is hereby appropriated in the Water and Sewer Fund for the fiscal year beginning July 1, 2020, and ending June 30, 2021:

Water	\$ 1,432,649
Sewer	1,451,299
Wastewater Treatment Plant	544,700
Lagoon	87,550
Debt Service	<u>424,217</u>
TOTAL	\$ 3,940,415

Section 6: It is estimated that the following revenues will be available in the Water and Sewer Fund for the fiscal year beginning July 1, 2020, and ending June 30, 2021:

Water Sales	\$ 1,229,084
Sewer Sales	1,172,304
Investment Earnings	35,400
Water/Sewer Access and Development Fees	109,952
Antenna Rental Revenue	31,500
Transfer from Water/Sewer Capital Reserve	0
Fund Balance Appropriated	930,614
Other Water/Sewer Revenues	<u>431,561</u>
TOTAL	\$ 3,940,415

Section 7: All fees appearing on the Fiscal Year 2020 – 2021 Rate and Fee Schedule as set forth in Attachment A shall be adopted by the Board and is to be in effect during the Fiscal Year 2020-2021 and is on record in the Clerk’s office.

Section 8: The Town Manager (Budget Officer), or his or her designee, is hereby authorized to transfer appropriations within a fund as contained herein under the following conditions:

- A. The Budget Officer shall be authorized to complete intra-departmental appropriations.
- B. The Budget Officer shall be authorized to execute inter-departmental appropriations, within the same Fund, not to exceed 10 percent of the appropriated funds for the department whose allocation is reduced.
- C. The Budget Officer shall be authorized to execute inter-fund transfers in emergency situations.
- D. The Budget Officer may reallocate and reclassify Town positions and expenditures as necessary in order to more effectively address budget and service level needs.
- E. The Budget Officer shall be authorized to make inter-fund loans for a period of not more than ninety (90) days.
- F. Pursuant to G.S 159-15, the aforementioned within sub-section A, B, C, and D will be presented to the Board at the following regular Board meeting.

Section 9: The Town of Angier Board of Commissioners desires for the Town to maintain necessary reserve that can provide cash flow for mitigating periods of delayed, declining revenues, used for emergencies, or unforeseen expenditures. The Town desires to maintain adequate working capital and to maintain a good credit rating in order to obtain favorable financing rates on debt issuances. The Town’s Fund Balance Policy for the General Fund, Attachment B, shall be adopted by the Board and is to be in effect during the Fiscal Year 2020-2021 and is on record in the Clerk’s office.

Section 10: The following is the salary schedule for the Town of Angier’s Board of Commissioners for the fiscal year beginning July 1, 2020 and ending June 30, 2021:

Mayor	\$ 6,631.02 July 1; \$6,763.64 January 1
Commissioner	\$ 5,426.40 July 1; \$5,534.93 January 1

Section 11: The Town Board of Commissioners has retained the services of outside legal counsel at a monthly flat rate of \$3,750 to represent the Town in legal matters which extend beyond the normal boundaries of staff counsel.

Section 12: The Town Board of Commissioners has authorized in the Fiscal Year 2020-2021 Budget to include a Town contribution to the 401K Retirement Plan of 5% of a regular employee’s salary. The Town shall contribute 5% of sworn law enforcement officer’s salary, regardless of employee contribution as required by G.S. 143-166.50(e).

Section 13: The Board of Commissioners has authorized in the Fiscal Year 2020-2021 Budget to include the following cost sharing for group health insurance based on an employee’s full time equivalency. At the time of this adoption, the following costs are estimates only. These figures will be adjusted when the Town receives the final costs from the insurance company.

Health Insurance Plan	Total Cost	Town Share	Employee Share
Individual	\$ 512.71	\$ 512.71	\$.00
Employee/Spouse	\$ 1,384.29	\$ 512.71	\$ 871.58
Employee/Child(ren)	\$ 898.27	\$ 512.71	\$ 476.56

Family	\$	1,769.86	\$	512.71	\$	1,257.15
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Section 14: The Town Board of Commissioners has authorized the Fiscal Year 2020-2021 Salary Grade Table to include a 4% cost of living increase (2% effective July 1, 2020 and 2% effective January 2021).

Section 15: The power of approval of contracts and authorizations of settlements for liability claims is hereby reserved by the Town Board of Commissioners.

Section 16: There is hereby levied a tax at the rate of fifty three cents (53¢) per one hundred dollars (\$100) valuation of property listed as ad valorem taxes as of January 1, 2020, for the purpose of raising revenue listed as 2020 Tax Revenue in the Town of Angier General Fund. The rate of tax, for the purpose of taxation, is based upon Harnett County estimated assessed property valuation of \$329,771,961, a projected levy of \$1,747,791 and for Wake County an estimated assessed property valuation of \$52,703,238, a projected levy of \$279,327; all of which based on an estimated collection rate of 99.84%.

Section 17: Operating funds encumbered by the Town as of June 30, 2020, are hereby appropriated to this budget.

Section 18: The Board of Commissioners of the Town of Angier hereby authorize, empower, and command the Harnett County Tax Administrator and the Wake County Tax Administrator to bill and collect taxes on the Town's behalf in accordance with the respective standing agreements.

Section 19: Reimbursement for use of privately owned vehicles by Town employees for official Town business will be made in accordance with the latest Standard Mileage Rate as set forth by the Internal Revenue Service. For the fiscal year beginning July 1, 2020 and ending June 30, 2021, mileage will be reimbursed at a rate of fifty eight cents (.58 cents) per mile.

Section 20: Copies of this Budget Ordinance shall be furnished to the Town Manager, Clerk to the Board and to the Finance Officer to be kept by them for their direction in the disbursement of funds.

Adopted this 16th day of June, 2020.

Town of Angier Board of Commissioners

Robert K. Smith, Mayor

ATTEST:

Veronica Hardaway, Town Clerk



THE TOWN OF

Angier
NORTH CAROLINA

Rate and Fee Schedule
For the Fiscal Year June 30, 2020

Property Tax Rate:

Per \$100 of valuation	\$ 0.53
Vehicle Fees	\$ 5.00

Privilege License Taxes

Privilege License Taxes are the excise taxes placed on a business for the privilege of conducting a particular trade or business within the corporate limits of the Town. Licenses are billed annually for existing business and are issued to new business upon their opening.

The taxes listed below are privilege license taxes that are restricted by law.

Beer (On-premises)	\$15.00
Beer (Off-premises)	\$ 5.00
Wine (On-premises)	\$15.00
Wine (Off-premises)	\$10.00

Recreation Fees:

In Town Residents	\$30.00
Out of Town Residents	\$60.00
Late Registration Fee	\$10.00

Depot Rental:

	<u>In Town Residents</u>	<u>Out of Town Residents</u>
Depot Rental	\$200.00	\$300.00
Depot Deposit	\$200.00	\$200.00

Note: Civic and non-profit organizations receive a 25% discount on Depot rental.

Animal Control Fees:

First Offense – Warning	No Fee
Second Offense – Civil Summons	\$75.00
Third Offense – Civil Summons	\$150.00
Fourth Offense – Civil Summons	\$350.00
Fifth Offense & Above – Civil Summons	\$500.00

Miscellaneous Fees:

Copies	\$ 0.25 per page
Returned Check Fee	\$25.00
Online Return Processing Fee	\$ 4.00
Police Reports	\$ 5.00

Planning Fees

Board-related Fees

(related costs include but are not limited to advertising fees and postage)

Annexation Requests	\$250.00 plus advertising costs
Rezoning	\$400.00 plus any related costs
Special Use Permit	\$500.00 plus any related costs
Variance	\$400.00 plus any related costs
Ordinance Text Amendment	\$400.00 plus any related costs
Street renaming (buying new road signs and County 911 re-addressing)	\$400.00 plus any related costs
Copies of Maps	\$10 for 11"x 17"

Planning Service Fees

Zoning Verification Letter	\$20.00
Land Use Permit	\$35.00
Sign Permit	\$35.00 (each sign)
Exempt or Recombination Subdivision Review	\$50.00
Minor Subdivision Review (1-2 Lots)	\$100.00
Minor Subdivision Review (3-5 Lots)	\$200.00
Major Subdivision - Preliminary Review	\$300.00 plus \$5 per lot
Master Plan Review (Planned Development)	\$300.00 plus \$1 per unit
Construction Drawings Review	\$400.00
Major Subdivision - Final Plat Review	\$200.00
Site Plan Review	\$400.00

Storm Drainage/Erosion Control Review	\$350.00
Parks & Recreation Impact Fee	\$500 per lot/unit
Payment In-lieu of Open Space	\$600 per lot/unit
Accessory Use/Site Addition Plan Review	\$100.00
Site Plan Revision	\$100.00
Wireless Communication Facility Application	\$1,000.00
Small Cell Antenna Application	\$100.00
Manufactured Home Park Compliance Inspection Fee	\$150.00 (plus \$7.00 per lot)
Manufactured Home Park Re-Inspection	\$50.00 per trip
Itinerant Merchants, Solicitors, Peddlers	\$20.00
Renewal or Reapplication Fee	\$10.00

Permit Fees for Residential Construction

New dwellings – single family, duplex (Includes all trades and attached structures)

Heated and Unheated

Up to 1,200 square feet	\$500.00 per dwelling
Over 1,200 square feet	\$500.00 plus \$0.25 per square foot over 1,200 square foot

Residential additions

(Sunrooms, bedrooms, etc.)

0 – 600 square feet	\$200.00 plus trades
Over 600 square feet	Same as new dwelling

Multi-family Structures (Containing 3 or more attached units) (Commercial Project rates)

Mobile Homes \$150.00 plus trades

Modular Homes \$250.00 plus trades

Moved House \$250.00 plus trades

Residential Accessory Structures & Minor Renovations (Decks, sheds, Remodels, etc.)

0 – 400 square feet	\$50.00 plus trades
401 – 800 square feet	\$100.00 plus trades
801 – 1200 square feet	\$150.00 plus trades
1201 – 2000 square feet	\$200.00 plus trades
Over 2000 square feet	\$200.00 plus \$0.10 per square foot over 2000 square feet, plus trades

Permit fees for Commercial Construction

Commercial rates apply to all nonresidential buildings and multi-family units.

Fee for each trade is separate from the total cost of the project.

Project Cost	Fee
Up to \$2,500	\$75.00
\$2,501 - 5,000	\$100.00
\$5,001 – 10,000	\$200.00
\$10,001 – 25,000	\$350.00
\$25,001 – 50,000	\$500.00
\$50,001 – 100,000	\$1,000.00
\$100,001 – 200,000	\$2,500.00
\$200,001 – 350,000	\$3,500.00
\$350,001 – 500,000	\$5,000.00
\$500,001 – 750,000	\$7,000.00
\$750,001 – 1,000,000	\$9,000.00
Project cost over \$1,000,000	\$9,000.00 plus \$0.002 of the amount above \$1,000,000
Each T-Pole	\$60.00
Commercial modular unit any size	\$200.00 plus each trade

Trade Permit and Miscellaneous Fees

Permit Type	Description	Fee
Electrical Trade	Minimum	\$50.00
	200 Amp	\$60.00
	400 Amp	\$75.00
	TSP	\$35.00
	Conditional Power	\$50.00 (Commercial Only)
	Signs	\$35.00
Mechanical Trade	Minimum	\$50.00
	Gas Pack	\$60.00
	Heat Pump (each unit)	\$60.00
	Gas Piping / Tests	\$35.00
Plumbing Trade	Minimum	\$50.00
	2.5 Bath	\$60.00
	3 Bath	\$70.00
	4 Bath or greater	\$85.00
Homeowner Recovery Fund		\$10.00
Daycare and Group Home Annual Inspection		\$50.00
ABC Permit Inspection		\$50.00
Demolition permit (Commercial and Residential) May require asbestos report		\$50.00
Re-inspection Fees:		
	1 through 7 violations	\$50.00
	8 or more violations	\$75.00

****Working without a permit, in violation with State Law, may result in a “Double the Fee” penalty****

Utility Connection

The fee structure for connecting onto the Town of Angier utility system may include any of the following charges:

Regulatory Fees

Regulatory fees allow the customer the opportunity to connect to the town’s water / sewer system. These fees cover the administrative costs for inspection, design and regulatory requirements.

Size	Water Fee	Sewer Fee
5/8”/3/4” water and 4” sewer	\$732.00	\$799.00
1” water and 4” sewer	\$799.00	\$799.00
2” water and 4” sewer	\$1598.00	\$799.00

Regulatory Fees - Paid by builder at time of issuance of building permit.

System Development Fees – Paid by developer prior to recording final plat.

System Development Fees – A charge or assessment for service imposed with respect to new development to fund costs of capital improvements necessitated by and attributable to such new development, to recoup costs of existing facilities which serve such new development, or a combination of those costs as provided in the Public Water and Sewer System Development Fee Act, S.L. 2017-138.

<u>Meter Size</u>	<u>Capacity (gpm)</u>	<u>Cap. Factor</u>	<u>Water</u>	<u>Sewer</u>	<u>Total Fee</u>
5/8”	20	1.00	\$ 665.00	\$ 1,994.00	\$ 2,659.00
3/4”	30	1.50	\$ 998.00	\$ 2,991.00	\$ 3,989.00
1”	50	2.50	\$ 1,662.00	\$ 4,986.00	\$ 6,648.00
1-1/2”	100	5.00	\$ 3,325.00	\$ 9,971.00	\$ 13,296.00
2”	160	8.00	\$ 5,320.00	\$ 15,954.00	\$ 21,274.00
3”	300	15.00	\$ 9,976.00	\$ 29,914.00	\$ 39,890.00
4”	500	25.00	\$ 16,626.00	\$ 49,857.00	\$ 66,483.00
6”	1,000	50.00	\$ 33,251.00	\$ 99,715.00	\$ 132,966.00

Water Service Fees – Service fees are not refundable.

Water service cut on/transfer fee	\$35.00
Illegal cut on fee (Tampering Fee)	\$50.00
Late Fee	\$10.00
Disconnect Fee	\$50.00

Trash Service Rates

Residential	\$9.94
Commercial	\$13.97
Recycle	\$4.14 \$4.88

Adjustment Policy:

Leak and break adjustments – all customers are allowed three (3) sewer adjustments in any one calendar year. You must provide the Town with a statement of repair from a plumber. In the event that the resident or landlord repairs the leak, a receipt showing the purchase of plumbing supplies and a statement from the individual who actually made the repair must be provided to the Town. **Hanging toilets are NOT eligible for adjustments.**

Delinquent Accounts:

Meters are read and bills are calculated on a monthly basis. Bills are mailed on the last working day of each month. Account balances are always due on the tenth (10th) day of the month. There is a grace period, which allows bills to be paid on the twentieth (20th) day of the month without a late fee. If balances are unpaid after 5:00pm on the 20th day of the month, or the Monday after (if the 20th falls on a weekend), a \$10.00 late fee will be applied on each account. If the balance has not been paid by 5:00pm on the 25th of the month or the Monday after (if the 25th falls on a weekend), the following late/disconnect fees apply:

1 st Late Fee/Disconnection	\$35.00 \$50.00
2 nd Late Fee/Disconnection	\$50.00
3 or more disconnections within a calendar year	\$75.00 \$50.00

Your account will final out after 10 days of disconnection if service has not been restored and your deposit (if applicable) will be applied to the balance on the account. If service is restored after the 10 day disconnection period, a new deposit (\$125.00) and connection fee (\$35.00) will be required. If service is disconnected and a meter shows any usage has occurred between the time of cut off and restoration, there will be a tampering fee assessed on the account in the amount of \$50.00. The tampering fee must be paid in addition to any other charges that may be due on the account before water service can be restored. **The Town is not responsible for bills that are not delivered by the US Postal Service. If you do not receive your bill by the fifth (5th) of the month, you should contact Town Hall at (919) 639-2071 for your balance.**



Town of Angier

www.angier.org

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Veronica Hardaway
Town Clerk

RESOLUTION

A RESOLUTION TO AMEND THE FISCAL YEAR FUND BALANCE POLICY FOR THE GENERAL FUND

THAT WHEREAS, the North Carolina Local Government Commission recommends that Fund Balance Available (FBA) of the General Fund for appropriation should be no less than eight (8%) of General Fund Expenditures plus Transfers Out less Amounts for Debt Issued as presented in the most recent audited financial statements. Expectation is set to maintain fiscal responsibility under the Local Government Budget and Fiscal Control Act (LGBFCA); and

WHEREAS, the Town of Angier Board of Commissioners desires for the Town to maintain necessary reserve that can provide cash flow for mitigating periods of delayed, declining revenues, used for emergencies, or unforeseen expenditures. The Town desires to maintain adequate working capital and to maintain a good credit rating in order to obtain favorable financing rates on debt issuances; and

WHEREAS, the Board of Commissioners had not adopted a Fund Balance Policy for the General Fund; and

WHEREAS, the Town has elected to amend the formal Fiscal Year Fund Balance policy;

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Town of Angier, North Carolina, in work session assembled this 7th day of April 2020, as follows:

SECTION 1. When preparing the annual General Fund budget, the amount of appropriated fund balance should result in an anticipated ending total fund balance in the range of 70% to 85% of budgeted expenditures.

SECTION 2. Management is directed to maintain Unassigned Fund Balance of the General Fund as reported in the Town's Comprehensive Annual Financial Report (CAFR) of equal to or greater than 50% of actual General Fund expenditures as reported in the CAFR for the year audited.



Town of Angier

www.angier.org

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Veronica Hardaway
Town Clerk

SECTION 3. Management is under directive to ensure the target level of Unassigned Fund Balance of the General Fund be an amount no less than 50% (projected as of June 30th for the fiscal year in question) of General Fund Expenditures plus Transfer Out less Amounts for Debt Issued as presented in the most recent Comprehensive Annual Financial Report.

SECTION 4. Management is further directed to gauge the LGC suggested level of Fund Balance relative to the Town of Angier, thereby setting initiatives when necessary. New initiatives are applicable when the Town is faced with negative economic forecast or any other financial crises; hence being cognizant of the notion and purpose of Unassigned Fund Balance of the General Fund to serve as short-term (spanning one or two Fiscal Years) relief. Additional initiatives are, although not limited to, funding capital needs, facilitating projects, and proactively funding pay-as-you-go (PAYGO) Capital Project Funds.

SECTION 5. When Unassigned Fund Balance of the General Fund percentage falls below the target level, management will establish an Appropriated to Fund Balance Expenditure line. Through this avenue a minimum of 1% of the General Fund expenditures, as reported in the Comprehensive Annual Financial Report for the prior year audited, will be applied toward reaching the targeted Unassigned Fund Balance.

SECTION 6. Management will be consistent stewards of the constituent dollar through future foresight and, thereby, being proactive by means of assignment or commitment of Fund Balance. Committing Fund Balance by way of establishing a resolution for Capital Reserve Funds and/or by ordinance Capital Project Funds; all of which are to have project specificity. The scenario in which Unassigned Fund Balance of the General Fund percentage exceeds this policy threshold, the aforementioned is applicable whereby the difference shall be available as a revenue source for the subsequent Fiscal Year, assigned, or committed.

SECTION 7. Finance Director (Finance Officer) will provide annual reports to the Town Manager, measuring financial health, seeking forecast deviations, and ascertaining appropriate action for consideration. The Finance Director/Officer shall establish and maintain all records, which are in consonance with this resolution, and the appropriate state statutes of the State of North Carolina.



Town of Angier

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Town Clerk

SECTION 8. This policy shall supersede all previously adopted fund balance policies of the Town of Angier.

THIS RESOLUTION passed and adopted this 16th day of June 2020.

Town of Angier
Board of Commissioners

(Municipal Seal)

By: _____
Robert K. Smith, Mayor

Attest:

Veronica Hardaway, Town Clerk

Town of Angier Summary - FY 2021 Budget

Description	FY 2018 Actual	FY 2019 Actual	FY 2020 Budget	Actual (3/31/20)	Dept. Head Request	Manager Proposed	Board Approved
General Fund							
<u>Total Revenue</u>	3,161,078	3,823,747	4,306,735	3,690,432.56	3,827,942	4,563,384	-
<hr/>							
<u>Administration Dept</u>	915,071	938,764	1,088,997	701,672.23	641,951	711,988	-
<u>Street & Sanitation Dept</u>	636,815	677,122	745,568	502,047.34	812,385	783,213	-
<u>Police Department</u>	1,066,029	1,225,036	1,340,188	1,060,559.79	1,488,974	1,344,904	-
<u>Library Department</u>	151,812	171,984	245,783	156,649.17	238,169	225,697	-
<u>Parks & Recreation Dept</u>	286,796	270,012	391,700	237,603.80	368,093	373,723	-
<u>Planning & Inspections Dept</u>	108,244	179,640	358,683	268,497.68	433,343	382,905	-
<u>Depot Department</u>	16,028	27,115	20,000	6,056.55	25,000	25,000	-
<u>Debt Service Obligation</u>	170,431	163,939	105,500	103,772.54	89,784	89,784	-
<u>InterFund Transfers</u>	241,239	6,289	10,316	-	26,155	626,170	-
Total Expenditures	3,592,464	3,659,902	4,306,735	3,036,859.10	4,123,854	4,563,384	-
Spread			-	653,573.46	(295,912)	-	-
General Capital Reserve Fund							
<u>Total Revenue</u>	-	-	-	-	-	190,000	-
<hr/>							
Town Hall/PD Building Debt S	-	-	-	-	-	190,000	-
<u>Total Expenditures</u>	-	-	-	-	-	190,000	-
Spread						-	-

Town of Angier Summary - FY 2021 Budget

Description	FY 2018 Actual	FY 2019 Actual	FY 2020 Budget	Actual (3/31/20)	Dept. Head Request	Manager Proposed	Board Approved
Water & Sewer Fund							
<u>Total Revenue</u>	2,434,983	2,569,283	3,434,253	2,928,886.25	2,747,731	3,940,415.00	-
Water Department	1,052,950	865,373	1,452,881	1,112,671.98	1,445,198	1,432,649.00	-
Sewer Department	336,961	358,949	948,972	636,325.93	1,514,198	1,451,299.00	-
Smith Drive Pump Station	363,652	584,863	529,800	352,503.93	544,700	544,700.00	-
Lagoon Department	58,966	47,734	79,800	41,152.76	87,550	87,550.00	-
Debt Service Obligation	190,137	423,654	422,800	81,241.69	424,217	424,217.00	-
<u>Total Expenditures</u>	2,002,665	2,280,571	3,434,253	2,223,896.29	4,015,863	3,940,415.00	-
Spread			-	704,989.96	(1,268,132)	-	-
Water & Sewer Capital Reserve Fund							
<u>Total Revenue</u>	188.38	4,084.83	-	-	100,000	723,344.00	-
TRANSFERS OUT						-	-
Water Line Extension to the City of Dunn (W/S Fund Balance Transfer)						320,000.00	-
Harnett County WWTP Expansion (W/S Fund Balance Transfer)						230,000.00	-
<u>Total Expenditures</u>	-	-	-	-	-	550,000.00	-
Spread			-		100,000	173,344.00	-

Town of Angier Summary - FY 2021 Budget

Description	FY 2018 Actual	FY 2019 Actual	FY 2020 Budget	Actual (3/31/20)	Dept. Head Request	Manager Proposed	Board Approved
Powell Bill Fund							
<u>Total Revenue</u>	140,164	141,198	307,000	140,777.42	140,628	140,628	-
Equipment Maintenance	3,931	5,430	6,000	1,483.05	6,000	6,000	-
Fuel	-	-	1,000	-	1,000	1,000	-
Materials & Supplies	11,257	7,530	10,000	7,915.86	10,000	10,000	-
Contract Services	279,200	42,764	290,000	7,840.00	123,628	123,628	-
<u>Total Expenditures</u>	294,388	55,724	307,000	17,238.91	140,628	140,628	-
Spread			-	123,538.51	-	-	-
HWY 210/Park Street Sidewalk Extension Project Fund							
<u>Total Revenue</u>	61,638	14,455	533,166	-	780,514	773,926	-
Engineering	52,048	70,117	88,039	84,848.25	3,413	3,413	-
Construction	-	-	445,127	-	767,265	770,513	-
<u>Total Expenditures</u>	52,048	70,117	533,166	84,848.25	770,678	773,926	-
Spread			-	(84,848.25)	9,836	-	-
Angier Elementary Drainage Project Fund							
<u>Total Revenue</u>	50,283.54	15,190.54	14,907.00	-	14,907	14,907.00	-
CONSTRUCTION	50,000	14,907	14,907	-	14,907	14,907.00	-
<u>Total Expenditures</u>	50,000.00	14,907.00	14,907.00	-	14,907	14,907.00	-
Spread			-	-	-	-	-



Budget Workbook

General Fund (Fund 10) Revenues

Line Item #	Description	FY 2018	FY 2019	FY 2020	FY 2021
		Budget	Budget	Budget	Manager Proposed
10-3001-0000	TAX PENALTIES & INTEREST	4,500	4,500	4,500	4,500
10-3001-0002	LOCAL OPTION SALES TAX	-	-	875,000	850,805
10-3001-0004	VEHICLE LICENSES	14,000	14,000	18,000	18,000
10-3001-0005	FRANCHISE TAX VIDEO PROGRAMMING	45,000	40,000	-	-
10-3001-0006	FRANCHISE TAX TELECOMMUNICATION SVS	22,000	19,000	-	-
10-3001-0007	FRANCHISE TAX PIPED NATURAL GAS	150	250	-	-
10-3001-0008	FRANCHISE TAX ELECTRIC POWER	200,000	200,000	-	-
10-3001-0009	UTILITY FRANCHISE SALES TAX	-	-	290,000	265,521
10-3001-0010	BEER & WINE TAX	17,500	22,000	22,000	22,000
10-3001-0011	ABC REVENUE	40,000	50,000	59,000	77,500
10-3001-0012	PAYMENT IN LIEU OF TAXES	8,000	8,000	8,000	-
10-3001-0013	SOLID WASTE DISPOSAL TAX	2,500	2,500	3,800	3,800
10-3001-0014	MANUFACTURED HOME COMPLIANCE INSPECTIO	1,800	1,750	1,800	1,800
10-3001-0016	MOTOR FUEL TAX REFUND	9,000	9,000	9,000	9,000
10-3001-0017	BUILDING PERMITS	60,000	75,000	85,300	75,000
10-3001-0018	LAW ENFORCEMENT MISCELLANEOUS REVENUE	100	100	-	19,000
10-3001-0019	MAGISTRATE / OFFICER FEES	900	900	-	-
10-3001-0020	GARBAGE FEE	230,000	250,000	280,200	260,000
10-3001-0021	CIVIL CITATIONS	6,500	500	-	-
10-3001-0022	RECYCLING FEES	80,000	86,000	110,300	105,000
10-3001-0023	PLANNING FEES & PERMITS	7,500	6,000	15,000	15,000
10-3001-0024	INTEREST ON INVESTMENTS	8,500	16,000	16,000	14,000
10-3001-0025	ARTS COUNCIL GRANT FROM HARNETT COUNTY	5,000	5,000	4,200	3,500
10-3001-0026	MAIN STREET FEES/RECEIPTS	-	-	-	-
10-3001-0027	INSUFFICIENT FUNDS FEES	1,000	1,000	500	350
10-3001-0028	SALE OF ASSETS	270,000	35,172	-	14,000
10-3001-0029	MISCELLANEOUS REVENUE	500	500	-	-
10-3001-0031	INSURANCE REFUNDS	11,096	-	19,519	10,000
10-3001-0033	HARNETT COUNTY SRO GRANT	-	111,754	61,900	49,850
10-3001-0034	WAKE COUNTY SRO GRANT	-	-	-	-
10-3001-0035	FUND BALANCE APPROPRIATED	231,980	224,041	393,516	706,920
10-3001-0036	SALES TAX (ARTICLE 39)	175,000	185,000	-	-
10-3001-0037	SALES TAX (ARTICLE 40)	170,000	180,000	-	-
10-3001-0038	SALES TAX (ARTICLE 42)	90,000	100,000	-	-
10-3001-0039	SALES TAX (ARTICLE 44)	50,000	75,000	-	-
10-3001-0040	SALES TAX (HOLD HARMLESS)	185,000	200,000	-	-
10-3001-0043	CODE ENFORCEMENT FEES	-	-	500	1,000
10-3001-2010	2010 TAX REVENUE	-	-	-	-
10-3001-2011	2011 TAX REVENUE	-	-	-	-
10-3001-2012	2012 TAX REVENUE	-	-	-	-
10-3001-2013	2013 TAX REVENUE	-	-	-	-
10-3001-2014	2014 TAX REVENUE	-	-	-	-
10-3001-2015	2015 TAX REVENUE	-	-	-	-
10-3001-2016	2016 TAX REVENUE	2,500	-	-	-
10-3001-2017	2017 TAX REVENUE	1,669,663	2,500	-	-
10-3001-2018	2018 TAX REVENUE	-	1,699,156	-	-
10-3001-2019	2019 TAX REVENUE	-	-	1,750,000	-
10-3001-2020	2020 TAX REVENUE	-	-	-	1,750,000
10-3002-0000	DMV TAX COLLECTION	165,000	165,000	188,100	200,500
10-3006-0007	ABC REVENUE - POLICE	2,000	2,000	11,500	12,288
10-3006-0009	DONATIONS - DEPOT	39,000	-	-	-



Budget Workbook

General Fund (Fund 10) Revenues

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-3007-0001	LIBRARY REVENUES	8,000	6,400	5,600	2,500
10-3007-0002	LIBRARY DONATIONS	-	-	-	-
10-3007-0007	ABC REVENUE.- LIBRARY	4,500	4,500	5,500	6,500
10-3008-0001	HARNETT COUNTY RECREATION REVENUE	7,000	7,000	29,000	29,000
10-3008-0002	LATE FEES/RECREATION	900	900	900	450
10-3008-0004	CHEERLEADING	1,500	1,500	1,400	900
10-3008-0016	LITTLE LEAGUE	18,000	18,000	14,400	14,400
10-3008-0018	BASKETBALL	8,000	8,000	6,500	6,500
10-3008-0019	FOOTBALL	3,100	3,000	2,700	2,700
10-3008-0020	SOCCER	8,000	8,000	7,100	7,100
10-3010-0002	DEPOT REVENUES	6,000	6,000	6,000	4,000
10-3011-0002	PROCEEDS FROM INSTALLMENTS SALES	64,000	-	-	-
10-3200-0000	FEMA Reimbursement	-	-	-	-
Department Total		3,954,689	3,854,923	4,306,735	4,563,384

FY 2019 vs FY 2020 Percent Change ->

5.96%



Budget Workbook

Administration Department

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9004-0001	ELECTED OFFICIALS	25,683	26,711	27,800	9,541
10-9004-0002	SALARIES-FULL-TIME	330,628	218,037	370,400	141,714
10-9004-0003	SUPPLEMENTAL RETIREMENT	11,432	10,902	18,000	6,890
10-9004-0004	PROFESSIONAL FEES	165,000	146,260	66,300	72,500
10-9004-0005	FICA	27,628	25,000	33,700	14,689
10-9004-0006	GROUP INSURANCE	27,906	28,026	38,600	20,213
10-9004-0007	RETIREMENT	17,148	16,898	32,300	13,970
10-9004-0009	TRAVEL & MEALS	16,000	32,500	16,200	16,000
10-9004-0010	TRAINING & MEETINGS	12,000	12,000	5,000	9,250
10-9004-0011	TELEPHONE	15,000	15,000	9,600	10,203
10-9004-0012	POSTAGE	7,500	8,000	2,200	3,500
10-9004-0013	UTILITIES	9,000	14,000	11,500	11,500
10-9004-0014	UTILITIES	5,000	-	1,000	3,000
10-9004-0015	BUILDING MAINTENANCE	25,000	15,000	14,585	14,500
10-9004-0016	EQUIPMENT MAINTENANCE	2,000	2,000	1,000	-
10-9004-0017	INS. DEDUCTIBLE REIMBURSEMENT	15,000	28,200	28,200	-
10-9004-0018	OVERAGE & SHORTAGE	-	-	-	-
10-9004-0020	EMPLOYEE INCENTIVE PROGRAM	5,000	5,000	900	2,000
10-9004-0022	INS. DEDUCTIBLE REIMBURSEMENT	-	-	-	8,167
10-9004-0023	EMPLOYEE APPRECIATION	-	-	-	1,000
10-9004-0025	PRINTING & PUBLISHING	3,000	5,000	6,300	6,300
10-9004-0033	MATERIALS & SUPPLIES	20,000	25,495	41,100	40,000
10-9004-0034	DOWNTOWN REVITALIZATION	2,500	7,500	22,000	-
10-9004-0035	DOWNTOWN BEAUTIFICATION	2,500	2,500	22,000	-
10-9004-0036	FARMER'S MARKET	-	-	2,500	-
10-9004-0037	CHAMBER INCENTIVE GRANTS	5,000	-	-	-
10-9004-0045	CONTRACT SERVICES	68,000	60,000	61,866	84,700
10-9004-0047	DRUG SCREENING	250	250	200	500
10-9004-0050	BANK FEES	1,200	1,200	1,400	1,000
10-9004-0051	UNEMPLOYMENT BENEFITS	2,000	2,766	2,000	2,000
10-9004-0052	DUES & SUBSCRIPTIONS	11,900	13,022	12,800	13,000
10-9004-0053	WORKER'S COMPENSATION	50,000	30,978	27,300	26,922
10-9004-0054	PROPERTY LIABILITY INSURANCE	70,000	55,000	57,200	68,629
10-9004-0057	MISCELLANEOUS	2,500	1,500	-	-
10-9004-0062	SPECIAL EVENTS	5,000	-	-	-
10-9004-0063	NON-PROFIT DONATIONS	-	1,000	2,500	8,500
10-9004-0065	GRANT OPPORTUNITIES	-	-	-	13,000
10-9004-0067	ECONOMIC DEVELOPMENT	10,000	-	-	-
10-9004-0070	LAND	-	8,500	-	-
10-9004-0074	CAPITAL OUTLAY	-	-	75,000	-
10-9004-0075	LEASE AGREEMENTS	5,000	4,500	6,000	6,000
10-9004-0100	TAX COMMISSIONS	20,000	25,000	25,000	28,000
10-9004-9997	ICMA RC 457 PLAN	-	-	3,000	4,800
10-9004-9998	RETIREES INSURANCE	-	-	5,000	5,000
10-9004-9999	SALARIES-PART TIME	107,900	80,000	38,546	45,000
Department Total		1,103,675	927,745	1,088,997	711,988

FY 2019 vs FY 2020 Percent Change -> -34.62%



Budget Workbook

Streets & Sanitation

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9005-0002	SALARIES-FULL TIME	44,051	42,153	51,000	57,985
10-9005-0003	SUPPLEMENTAL RETIREMENT	2,453	2,108	2,000	2,951
10-9005-0005	FICA	5,753	3,230	3,100	4,515
10-9005-0006	GROUP INSURANCE	9,160	6,894	6,400	7,755
10-9005-0007	RETIREMENT	3,679	3,270	3,700	5,990
10-9005-0008	BAD DEBT-GARBAGE	-	-	-	-
10-9005-0011	TELEPHONE	500	500	-	-
10-9005-0013	UTILITIES	145,000	145,000	150,000	150,000
10-9005-0015	BUILDING MAINTENANCE	2,500	2,500	2,500	20,000
10-9005-0016	EQUIPMENT MAINTENANCE	10,000	15,000	15,000	20,000
10-9005-0017	VEHICLE MAINTENANCE	17,000	17,000	18,168	20,000
10-9005-0019	RECYCLE EXPENSES	98,000	101,000	94,600	105,000
10-9005-0020	GARBAGE REMOVAL	250,000	250,000	262,700	275,900
10-9005-0021	EMPLOYEE WELLNESS INCENTIVE	-	-	100	300
10-9005-0022	INS. DEDUCTIBLE REIMBURSEMENT	-	-	-	3,500
10-9005-0023	EMPLOYEE APPRECIATION	-	-	-	500
10-9005-0031	FUEL	15,000	18,000	20,000	22,000
10-9005-0033	MATERIALS & SUPPLIES	17,000	22,085	22,800	23,000
10-9005-0034	CHEMICALS	-	-	22,000	-
10-9005-0036	UNIFORMS	3,500	3,500	4,000	4,000
10-9005-0045	CONTRACT SERVICES	15,000	15,000	18,000	26,000
10-9005-0047	DRUG SCREENS	-	-	-	150
10-9005-0057	MISCELLANEOUS	750	750	-	-
10-9005-0059	LANDSCAPING	10,000	10,000	10,000	10,000
10-9005-0073	DECORATIONS/BANNERS	5,000	18,535	9,500	21,000
10-9005-0074	CAPITAL OUTLAY	100	-	30,000	-
10-9005-9996	OVERTIME	-	-	-	2,667
Department Total		654,446	676,525	745,568	783,213

FY 2019 vs FY 2020 Percent Change ->

5.05%



Budget Workbook

Police Department

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9006-0002	SALARIES-FULL TIME	610,014	686,753	708,900	791,886
10-9006-0003	SUPPLEMENTAL RETIREMENT	30,501	34,338	35,100	38,627
10-9006-0005	FICA	50,109	55,980	56,800	61,107
10-9006-0006	GROUP INSURANCE	96,180	102,593	96,400	101,523
10-9006-0007	RETIREMENT	50,577	58,374	68,200	84,206
10-9006-0009	TRAVEL & MEALS	500	500	500	1,000
10-9006-0010	TRAINING & MEETINGS	6,500	10,000	6,000	6,000
10-9006-0011	TELEPHONE	12,000	12,000	12,000	9,500
10-9006-0013	LAW ENFORCEMENT SEPERATION ALLOW.	3,000	3,000	-	11,255
10-9006-0015	BUILDING MAINTENANCE	1,000	1,000	1,283	2,000
10-9006-0016	EQUIPMENT MAINTENANCE	5,000	5,000	2,500	2,500
10-9006-0017	VEHICLE MAINTENANCE	33,000	22,100	25,000	15,000
10-9006-0018	RANGE MAINTENANCE	-	-	16,500	5,500
10-9006-0019	TOWING	500	1,000	800	1,000
10-9006-0020	EMPLOYEE WELLNESS INCENTIVE	-	-	2,200	3,600
10-9006-0022	INS. DEDUCTIBLE REIMBURSEMENT	-	-	-	52,500
10-9006-0023	EMPLOYEE APPRECIATION	-	-	-	500
10-9006-0031	FUEL	22,500	25,000	27,000	27,000
10-9006-0033	MATERIALS & SUPPLIES	7,500	7,500	3,800	5,000
10-9006-0036	UNIFORMS	9,500	9,500	10,000	14,000
10-9006-0037	EQUIPMENT	5,000	5,000	5,000	6,000
10-9006-0045	CONTRACT SERVICES	39,000	52,000	63,100	68,100
10-9006-0047	DRUG SCREENING	-	-	500	600
10-9006-0053	DUES & SUBSCRIPTIONS	250	500	800	1,000
10-9006-0056	DRUG BUY MONEY	4,000	4,000	4,000	4,000
10-9006-0060	PSYCHOLOGICAL	1,000	1,000	500	1,500
10-9006-0074	CAPITAL OUTLAY	97,500	177,742	145,705	5,000
10-9006-0075	LEASE AGREEMENTS	7,547	7,547	8,000	8,000
10-9006-9996	OVERTIME	-	-	-	2,000
10-9006-9999	SALARIES-PART-TIME	48,000	45,000	39,600	15,000
Department Total		1,140,678	1,327,427	1,340,188	1,344,904

FY 2019 vs FY 2020 Percent Change -> 0.35%



Budget Workbook

Library Department

Line Item #	Description	FY 2018	FY 2019	FY 2020	FY 2021
		Budget	Budget	Budget	Manager Proposed
10-9007-0002	SALARIES-FULLTIME	64,132	93,845	107,300	108,091
10-9007-0003	SUPPLEMENTAL RETIREMENT	2,907	4,692	5,100	5,457
10-9007-0005	FICA	6,138	8,415	9,900	9,065
10-9007-0006	GROUP INSURANCE	13,740	20,682	19,300	19,707
10-9007-0007	RETIREMENT	4,860	7,273	9,100	11,077
10-9007-0008	SPECIAL EVENTS	3,500	3,500	3,500	4,000
10-9007-0009	TRAVEL & MEALS	500	500	500	500
10-9007-0010	TRAINING & MEETINGS	-	-	10	150
10-9007-0011	TELEPHONE	1,000	1,000	500	500
10-9007-0013	UTILITIES	9,000	9,000	6,500	6,500
10-9007-0015	BUILDING MAINTENANCE	6,000	8,000	8,783	4,500
10-9007-0020	EMPLOYEE WELLNESS INCENTIVE	-	-	500	800
10-9007-0022	INS. DEDUCTIBLE REIMBURSEMENT	-	-	-	10,500
10-9007-0023	EMPLOYEE APPRECIATION	-	-	-	500
10-9007-0033	MATERIALS & SUPPLIES	1,445	3,500	4,500	4,500
10-9007-0045	CONTRACT SERVICES	2,000	2,000	4,437	4,400
10-9007-0047	DRUG SCREENS	-	-	-	50
10-9007-0052	DUES & SUBSCRIPTIONS	-	-	65	400
10-9007-0057	MISCELLANEOUS	500	500	-	-
10-9007-0073	LEASE AGREEMENTS	1,500	1,500	1,500	1,500
10-9007-0074	CAPITAL OUTLAY	9,055	-	18,800	1,000
10-9007-0075	BOOKS / VIDEOS	20,000	20,000	20,000	23,500
10-9007-9999	SALARIES / PART-TIME	22,100	16,000	25,488	9,000
Department Total		168,377	200,407	245,783	225,697

FY 2019 vs FY 2020 Percent Change -> -8.17%



Budget Workbook

Parks & Recreation

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9008-0002	SALARIES-FULL-TIME	113,934	118,008	128,500	129,605
10-9008-0003	SUPPLEMENTAL RETIREMENT	5,872	5,901	6,100	6,545
10-9008-0004	PROFESSIONAL SERVICES	-	-	35,000	-
10-9008-0005	FICA	8,908	9,258	10,400	10,331
10-9008-0006	GROUP INSURANCE	20,610	20,682	19,300	19,707
10-9008-0007	RETIREMENT	8,608	9,146	11,000	13,285
10-9008-0010	TRAINING & MEETINGS	200	200	200	200
10-9008-0011	TELEPHONE	3,500	3,500	4,000	4,500
10-9008-0013	UTILITIES	23,000	24,200	26,000	27,000
10-9008-0014	TRAVEL & MEALS	500	500	500	500
10-9008-0015	BUILDING MAINTENANCE	5,000	5,000	5,000	4,000
10-9008-0016	EQUIPMENT MAINTENANCE	4,000	4,000	4,000	4,000
10-9008-0018	PARK MAINTENANCE	25,000	45,000	-	-
10-9008-0020	EMPLOYEE WELLNESS INCENTIVE	-	-	500	800
10-9008-0022	INS. DEDUCTIBLE REIMBURSEMENT	-	-	-	10,500
10-9008-0023	EMPLOYEE APPRECIATION	-	-	-	500
10-9008-0031	FUEL	3,000	3,000	4,000	4,000
10-9008-0033	MATERIALS & SUPPLIES	6,560	10,000	8,500	8,500
10-9008-0036	UNIFORMS & ACCESSORIES	7,000	7,000	7,000	7,000
10-9008-0045	CONTRACT SERVICES	35,000	35,000	38,000	40,000
10-9008-0047	DRUG SCREENS	-	-	-	50
10-9008-0053	DUES & SUBSCRIPTIONS	300	300	300	300
10-9008-0057	MISCELLANEOUS	500	500	-	-
10-9008-0074	CAPITAL OUTLAY	7,000	-	67,000	70,000
10-9008-0075	LEASE AGREEMENTS	3,614	431	400	5,400
10-9008-0083	TROPHIES	3,500	3,500	3,000	3,000
10-9008-0084	SENIOR CITIZENS	1,500	1,500	-	-
10-9008-9999	SALARIES / PART-TIME	-	3,000	13,000	4,000
Department Total		287,106	309,626	391,700	373,723

FY 2019 vs FY 2020 Percent Change -> -4.59%



Budget Workbook

Planning & Inspection

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9009-0002	SALARIES-FULL-TIME	39,679	70,585	145,300	153,183
10-9009-0003	SUPPLEMENTAL RETIREMENT	1,927	3,530	7,000	7,486
10-9009-0005	FICA	3,330	6,548	10,700	11,453
10-9009-0006	GROUP INSURANCE	6,870	9,041	19,300	13,138
10-9009-0007	RETIREMENT	2,986	5,649	12,600	15,195
10-9009-0009	TRAVEL & MEALS	1,500	1,500	1,500	2,000
10-9009-0010	TRAINING & MEETINGS	2,000	5,000	3,500	4,000
10-9009-0011	TELEPHONE	750	750	800	800
10-9009-0019	EDUCATION REIMBURSEMENT	-	-	-	500
10-9009-0015	BUILDING MAINTENANCE	-	-	783	500
10-9009-0017	VEHICLE MAINTENANCE	-	-	2,000	1,000
10-9009-0020	EMPLOYEE WELLNESS INCENTIVE	-	-	500	800
10-9009-0022	INS DEDUCTIBLE REIMB	-	-	-	10,500
10-9009-0023	EMPLOYEE APPRECIATION	-	-	-	500
10-9009-0025	PRINTING & PUBLISHING	1,500	2,000	1,500	5,000
10-9009-0031	FUEL	-	-	-	2,000
10-9009-0033	MATERIALS & SUPPLIES	2,700	2,500	2,500	7,500
10-9009-0034	MAIN STREET PROGRAM	-	10,000	30,000	35,000
10-9009-0038	WASTE CONTAINER SCREENING GRANT	-	-	-	-
10-9009-0045	CONTRACT SERVICES	40,000	40,000	54,000	54,000
10-9009-0046	CODE ENFORCEMENT	2,000	2,000	10,000	10,000
10-9009-0047	DRUG SCREENS	4,300	-	-	100
10-9009-0053	DUES & SUBSCRIPTIONS	3,000	2,600	3,200	4,000
10-9009-9995	PLANNING BOARD STIPEND	-	-	-	2,250
10-9009-0062	SPECIAL EVENTS	-	-	22,500	37,500
10-9009-0070	DOWNTOWN LAND	-	5,000	-	-
10-9009-0071	DOWNTOWN WIFI SYSTEM	-	20,000	-	-
10-9009-0074	CAPITAL OUTLAY	-	-	30,000	-
10-9009-0075	LEASE AGREEMENTS	1,000	1,000	1,000	3,500
10-9009-9996	OVERTIME	-	-	-	1,000
10-9009-9999	SALARIES / PART-TIME	3,500	15,000	-	-
Department Total		117,042	202,703	358,683	382,905

FY 2019 vs FY 2020 Percent Change -> 6.75%



Budget Workbook

Depot Department

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9010-0013	UTILITIES-ELECTRICITY	3,500	3,500	4,000	4,000
10-9010-0014	UTILITIES - GAS	5,000	5,000	5,000	5,000
10-9010-0015	BUILDING MAINTENANCE	7,500	25,700	5,000	5,000
10-9010-0033	MATERIALS & SUPPLIES	2,000	2,000	2,500	2,500
10-9010-0045	CONTRACT SERVICES	2,500	2,500	3,500	3,500
10-9010-0074	CAPTIAL OUTLAY	28,000	-	-	5,000
Department Total		48,500	38,700	20,000	25,000

FY 2019 vs FY 2020 Percent Change -> 25.00%



Budget Workbook

Debt Service Obligations

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9011-0001	INTEREST	22,000	16,834	13,100	6,450
10-9011-0002	PRINCIPAL	148,431	118,491	92,400	83,334
Department Total		170,431	135,325	105,500	89,784

FY 2019 vs FY 2020 Percent Change -> -14.90%



Budget Workbook

General Fund Inter-Fund Transfer

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
10-9013-0002	NC 210/PARK STREET SIDEWALK PROJECT	11,000	-	-	-
10-9013-0003	LILLINGTON/WILLOW/ROY STREET SIDEWALK	-	-	-	-
10-9013-0004	PARKS & RECREATION CAPITAL PROJECT	233,294	-	-	-
10-9013-0006	HWY 210/HWY 55 SIDEWALK PROJECT	-	-	10,316	257,920
10-9013-0007	PUBLIC UTILITIES	-	51,000	-	-
10-9013-0008	Town Hall/PD Building Project	-	-	-	190,000
10-9013-0009	Junny Rd/Willow St Sidewalk Project	-	-	-	178,250
Department Total		244,294	51,000	10,316	626,170

FY 2019 vs FY 2020 Percent Change -> 5969.89%



Budget Workbook

General Capital Reserve (Revenue)

Line Item #	Description	FY 2020 Budget	FY 2021 Manager Proposed
40-3005-0005	Town Hall/PD Building	-	190,000
Department Total		-	190,000



Budget Workbook

General Capital Reserve Fund (Expenditure)

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Proposed
40-9040-0074	Town Hall/PD Building Debt SVC	-	190,000
Department Total		-	190,000



Budget Workbook

Powell Bill (Fund 20) Revenue

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
20-3001-0001	STATE STREET - AID	140,050	141,000	141,000	140,628
20-3001-0002	INTEREST ON INVESTMENTS	100	150	1,000	-
20-3001-0006	FUND BALANCE APPROPRIATED	166,850	-	165,000	-
Department Total		307,000	141,150	307,000	140,628

FY 2019 vs FY 2020 Percent Change -> -54.19%



Budget Workbook

Powell Bill (Fund 20) Expenditure

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
20-9001-0016	EQUIPMENT MAINTENANCE	6,000	6,000	6,000	6,000
20-9001-0031	FUEL	1,000	1,000	1,000	1,000
20-9001-0033	MATERIALS & SUPPLIES	10,000	10,000	10,000	10,000
20-9001-0045	CONTRACT SERVICES	290,000	124,150	290,000	123,628
Department Total		307,000	141,150	307,000	140,628

FY 2019 vs FY 2020 Percent Change -> -54.19%



Budget Workbook

HWY 210 Sidewalk Extension Project (Revenue)

FY 2018

FY 2019

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Budget	Budget	Proposed
25-3001-0004	INTEREST ON INVESTMENTS	-	-	-	-
25-3011-0002	NC DEPARTMENT OF TRANSPORTATION	418,280	418,280	418,280	516,006
25-3011-0003	PAYMENT IN-LIEU OF SIDEWALK INSTALLATION	-	-	-	-
25-3011-0006	TRANSFER FROM GENERAL FUND	104,570	104,570	114,886	257,920
Department Total		522,850	522,850	533,166	773,926



Budget Workbook

HWY 210 Sidewalke Extension Project (Expenditures)

FY 2018

FY 2019

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Budget	Budget	Proposed
25-9002-0004	ENGINEERING	77,723	77,723	88,039	3,413
25-9002-0005	CONSTRUCTION	445,127	445,127	445,127	770,513
Department Total		522,850	522,850	533,166	773,926

FY 2019 vs FY 2020 Percent Change -> 45.16%



Budget Workbook

Water & Sewer (Fund 60) Revenue

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
60-3001-0002	INTEREST ON INVESTMENTS	2,500	3,000	35,400	35,400
60-3001-0028	SALE OF ASSETS	-	-	-	-
60-3002-0001	WATER SALES	1,188,000	1,100,000	1,127,600	1,229,084
60-3002-0003	WATER REGULATORY FEES	25,980	36,600	31,000	55,000
60-3002-0004	LATE FEES / RECONNECTIONS	65,000	70,000	88,000	65,000
60-3002-0005	ACTIVATION FEE	15,000	15,000	16,800	15,000
60-3002-0006	RETURNED CHECK CHARGES	-	-	-	-
60-3002-0007	METER TAMPERING FEE	-	-	-	-
60-3002-0008	MISCELLANEOUS REVENUE	750	750	-	-
60-3002-0012	IRRIGATION TAP FEES	1,500	1,500	1,500	-
60-3002-0013	WATER ACREAGE FEES	12,680	25,600	-	-
60-3002-0014	ANTENNA RENTAL	29,280	31,056	31,500	31,500
60-3002-0017	CAPACITY FEE - WATER	50,040	-	-	-
60-3002-0018	WATER METER REVENUE	12,000	17,000	30,000	26,452
60-3002-0019	WATER SYSTEM DEVELOPMENT FEE	-	-	48,900	71,113
60-3003-0001	SEWER SALES	960,000	970,000	1,046,700	1,172,304
60-3003-0003	SEWER REGULATORY FEES	26,985	39,950	30,000	52,500
60-3003-0006	SEWER ACREAGE FEES	50,980	36,600	-	-
60-3003-0009	TRANSFER FROM ELEVATED TANK PROJECT	-	-	244,335	172,948
60-3003-0007	FUND BALANCE APPROPRIATED	315,294	78,901	63,246	930,614
60-3003-0017	CAPACITY FEE - SEWER	34,485	24,950		
60-3003-0021	SEWER SYSTEM DEVELOPMENT FEE	-	-	61,600	83,500
60-3003-0022	TRANSFER FROM W/S CAPITAL RESERVE	-	-	577,672	-
Department Total		2,790,474	2,450,907	3,434,253	3,940,415

FY 2019 vs FY 2020 Percent Change -> 14.74%



Budget Workbook

Water Department

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
60-9002-0001	ELECTED OFFICIALS	0	-	-	9,541
60-9002-0002	SALARIES-FULL-TIME	210,907	236,917	233,146	327,108
60-9002-0003	SUPPLEMENTAL RETIREMENT	10,146	11,846	10,700	16,212
60-9002-0004	PROFESSIONAL FEES	20,000	4,200	37,700	7,500
60-9002-0005	FICA	16,023	18,125	16,400	25,512
60-9002-0006	GROUP INSURANCE	33,205	41,364	35,400	74,070
60-9002-0007	RETIREMENT	15,718	18,362	19,200	33,849
60-9002-0008	BAD DEBT - WATER	-	-	-	-
60-9002-0009	TRAVEL & MEALS	250	250	300	300
60-9002-0010	TRAINING & MEETINGS	1,600	1,600	3,200	3,200
60-9002-0011	TELEPHONE	3,500	4,000	4,000	5,000
60-9002-0012	POSTAGE	9,500	9,500	17,000	17,000
60-9002-0014	UTILITIES	3,000	3,000	7,000	12,000
60-9002-0015	BUILDING MAINTENANCE	6,000	6,000	6,000	22,000
60-9002-0016	EQUIPMENT MAINTENANCE	5,000	5,000	5,000	5,000
60-9002-0017	VEHICLE MAINTENANCE	5,000	5,000	5,000	7,000
60-9002-0020	SPECIAL EVENTS	1,500	1,500	1,500	850
60-9002-0021	EMPLOYEE WELLNESS INCENTIVE	0	-	800	1,640
60-9002-0022	INS DEDUCTIBLE REIMB	0	-	-	23,917
60-9002-0023	EMPLOYEE APPRECIATION	0	-	-	500
60-9002-0025	PRINTING & PUBLISHING	2,000	2,000	2,000	2,000
60-9002-0031	FUEL	5,000	5,000	5,000	5,000
60-9002-0032	OFFICE SUPPLIES	1,000	1,000	-	-
60-9002-0033	MATERIALS	43,000	24,700	84,500	40,000
60-9002-0036	UNIFORMS & ACCESSORIES	2,500	2,500	2,500	2,500
60-9002-0045	CONTRACT SERVICES	25,000	25,000	25,000	39,550
60-9002-0047	DRUG SCREENING	0	-	-	500
60-9002-0048	PURCHASES FOR RESALE	415,000	415,000	415,000	460,000
60-9002-0050	BANK FEES	800	1,500	1,500	500
60-9002-0053	DUES & SUBSCRIPTIONS	1,500	1,500	1,500	2,000
60-9002-0055	RETURNED ONLINE PAYMENT FEES	100	100	-	-
60-9002-0056	CONTRCT SER.MAINT ON WTR TANK	40,000	-	34,100	34,100
60-9002-0057	MISCELLANEOUS	500	500	-	-
60-9002-0058	PERMIT RENEWAL FEE	1,925	1,925	2,100	2,100
60-9002-0068	LINE EXTENSION/REPLACEMENT/REPAIR	22,000	20,800	25,000	200,000
60-9002-0072	METER PURCHASE EXPENSE	145,500	30,000	45,000	30,000
60-9002-0074	CAPITAL OUTLAY	440,500	110,300	399,335	10,000
60-9002-0075	LEASE AGREEMENTS	2,500	2,500	2,500	-
60-9002-0087	TRANSFER TO WATER/SEWER CAP. RESERVE	-	50,000	-	-
60-9002-9996	OVERTIME	0	-	-	6,700
60-9002-9998	RETIREE'S INSURANCE	12,132	11,592	5,500	5,500
60-9002-9999	SALARIES / PART-TIME	-	-	-	-
Department Total		1,502,306	1,072,581	1,452,881	1,432,649

FY 2019 vs FY 2020 Percent Change -> -1.39%



Budget Workbook

Sewer Department

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
60-9003-0001	ELECTED OFFICIALS	0	-	-	9,541
60-9003-0002	SALARIES-FULL-TIME	169,307	166,185	175,100	327,108
60-9003-0003	SUPPLEMENTAL RETIREMENT	8,316	8,310	8,800	16,212
60-9003-0004	PROFESSIONAL FEES	-	-	-	40,000
60-9003-0005	FICA	12,720	12,714	13,400	25,512
60-9003-0006	GROUP INSURANCE	26,359	27,576	29,100	74,070
60-9003-0007	RETIREMENT	12,624	12,880	15,700	33,849
60-9003-0008	BAD DEBT - SEWER	-	-	-	-
60-9003-0009	TRAVEL & MEALS	500	500	500	1,000
60-9003-0010	TRAINING & MEETINGS	1,000	2,000	4,000	4,000
60-9003-0011	TELEPHONE	4,250	5,000	6,000	6,000
60-9003-0012	POSTAGE	7,500	7,500	9,000	9,000
60-9003-0013	UTILITIES	20,000	22,000	25,000	25,000
60-9003-0014	UTILITIES-GAS	2,000	-	2,000	3,000
60-9003-0015	BUILDING MAINTENANCE	3,000	3,000	3,000	19,000
60-9003-0016	EQUIPMENT MAINTENANCE	15,000	15,000	18,000	20,000
60-9003-0017	VEHICLE MAINTENANCE	7,000	14,000	10,000	10,000
60-9003-0018	MAINTENANCE & REPAIR-SYSTEM	14,000	14,000	14,000	14,000
60-9003-0020	EMPLOYEE WELLNESS INCENTIVE	0	-	700	1,640
60-9003-0022	INS DEDUCTIBLE REIMB	0	-	-	23,917
60-9003-0023	EMPLOYEE APPRECIATION	-	-	-	500
60-9003-0031	FUEL	7,000	7,000	8,000	8,000
60-9003-0033	MATERIALS	10,000	10,000	10,500	15,000
60-9003-0034	CHEMICALS	0	-	-	15,000
60-9003-0036	UNIFORMS & ACCESSORIES	3,000	3,000	3,000	3,000
60-9003-0045	CONTRACT SERVICES	5,000	5,000	5,000	26,550
60-9003-0047	DRUG SCREENING	0	-	-	-
60-9003-0050	BANK FEES	-	-	-	500
60-9003-0053	DUES & SUBSCRIPTIONS	750	750	800	800
60-9003-0056	PERMIT FEES RENEWAL/COLLECTION SYS	850	810	800	900
60-9003-0057	MISCELLANEOUS	500	500	-	500
60-9003-0058	CLEAN SEWER OUTFALL EXPENSE	5,000	5,000	5,000	5,000
60-9003-0068	LINE EXTENSION/REPLACEMENT/REPAIR	25,000	25,000	25,000	25,000
60-9003-0074	CAPITAL OUTLAY	50,000	52,000	526,572	651,000
60-9003-0076	CONST.SWR REHAB/PREVENT MAINT.	30,000	30,000	30,000	30,000
60-9003-0087	TRANSFER TO WATER/SEWER CAP. RESERVE	-	50,000	-	-
60-9003-8100	TRANSFER TO POWELL BILL	-	5,000	-	-
60-9003-9996	OVERTIME	0	-	-	6,700
60-9003-9999	SALARIES / PART-TIME	0	-	-	-
Department Total		440,676	504,725	948,972	1,451,299

FY 2019 vs FY 2020 Percent Change -> 52.93%



Budget Workbook

Smith Drive Pump Station

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
60-9012-0011	TELEPHONE	700	700	700	700
60-9012-0013	UTILITIES	15,000	17,000	22,000	22,000
60-9012-0014	UTILITIES-GAS	2,000	-	2,000	2,000
60-9012-0015	BUILDING MAINTENANCE	1,000	1,000	2,000	2,000
60-9012-0016	EQUIPMENT MAINTENANCE	5,500	5,500	5,500	10,000
60-9012-0033	MATERIALS & SUPPLIES	2,500	2,500	2,500	3,000
60-9012-0034	CHEMICALS	32,000	32,000	35,000	35,000
60-9012-0045	CONTRACT SERVICES	330,000	330,000	460,000	470,000
60-9012-0060	LABORATORY CERTIFICATION	100	100	100	-
Department Total		388,800	388,800	529,800	544,700

FY 2019 vs FY 2020 Percent Change -> 2.81%



Budget Workbook

Lagoon Department

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
60-9013-0011	TELEPHONE	350	350	400	350
60-9013-0013	UTILITIES	10,000	10,000	12,000	20,000
60-9013-0015	BUILDING MAINTENANCE	5,000	5,000	5,000	5,000
60-9013-0016	EQUIPMENT MAINTENANCE	6,000	6,000	6,000	6,000
60-9013-0031	FUEL	750	750	800	-
60-9013-0033	MATERIALS	4,000	4,000	4,000	6,000
60-9013-0034	CHEMICALS	22,000	22,000	25,000	25,000
60-9013-0045	CONTRACT SERVICES	9,300	9,300	13,300	20,000
60-9013-0058	PERMIT FEE # WQ0002638	1,310	1,310	1,300	1,700
60-9013-0074	CAPITAL OUTLAY	-	-	12,000	3,500
Department Total		58,710	58,710	79,800	87,550

FY 2019 vs FY 2020 Percent Change -> 9.71%



Budget Workbook

Debt Service Obligation

Line Item #	Description	FY 2018 Budget	FY 2019 Budget	FY 2020 Budget	FY 2021 Manager Proposed
60-9015-0001	INTEREST	195,764	185,878	176,000	168,286
60-9015-0002	PRINCIPAL	188,487	224,482	231,100	240,231
60-9015-0003	DEBT SERVICE RESERVE	15,731	15,731	15,700	15,700
Department Total		399,982	426,091	422,800	424,217

FY 2019 vs FY 2020 Percent Change -> 0.34%



Budget Workbook

Water & Sewer Capital Reserve (Revenue)

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Proposed
61-3003-0001	TRANSFERS FROM WATER/SEWER	-	
61-3003-0002	INTEREST ON INVESTMENTS	-	-
61-3005-0005	Water System Development Fund		190,946
61-3007-0005	Sewer System Development Fund		532,398
Department Total		-	723,344



Budget Workbook

Water & Sewer Capital Reserve (Expenditures)

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Proposed
61-9001-0001	TRANSFERS OUT	-	-
	Water Line Extension to the City of Dunn (W/S Fund Balance Transfer)	-	320,000
	Harnett County WWTP Expansion (W/S Fund Balance Transfer)	-	230,000
Department Total		-	550,000



Budget Workbook

Angier Elementary Drainage Project (Revenue)

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Proposed
62-3001-0001	Transfer from General Fund	-	-
62-3004-0003	HARNETT COUNTY BOARD OF EDUCATION	14,907	14,907
62-3011-0004	INTEREST ON INVESTMENTS	-	-
Department Total		14,907	14,907



Budget Workbook

Angier Elementary Drainage Project (Expenditures)

FY 2020

FY 2021
Manager

Line Item #	Description	Budget	Proposed
62-9003-0005	CONSTRUCTION	14,907	14,907
Department Total		14,907	14,907



Board of Commissioners Agenda Report

55 N Broad Street W.
PO Box 278
Angier, NC 27501
www.angier.org

MEETING DATE: June 2, 2020
PREPARED BY: Sean Johnson
ISSUE CONSIDERED: Coble Farms West Development Agreement – Neill’s Creek Sewer Extension
DEPARTMENT: Planning & Inspections

SUMMARY OF ISSUE:

With the Board’s blessing, Staff has negotiated a development agreement with Rawls Church Developers, LLC (Harvey Montague) for the development of the Coble Farms West subdivision located along Rawls Church Road (Harnett PIN: 0665-90-0278.000, Wake PIN: 0665818037). The agreement will facilitate the installation of approximately 4,500 feet of Town of Angier sewer line from the property in question to the existing manhole in the Southern Acres subdivision to the South.

The sewer to be extended will follow the Neill’s Creek basin and be placed inside existing Town of Angier utility easements. This sewer line would complete a long-range Town utility project shown on previous utility maps and Capital Improvement Plans, and will serve large undeveloped tracts along Neill’s Creek between Southern Acres and the Coble Farms property. The developer has previously received preliminary approval of 201 single family lots within the Coble Farms West subdivision.

As part of the agreement, the developer will receive cost assistance from the Town in the form of credit of all water and sewer System Development Fees and water and sewer Regulatory Fees that would be due for each lot developed in Coble Farms West. These credits will be only be granted up to the actual cost of designing and installing the sewer line as described in the agreement.

FINANCIAL IMPACT: Waiver of water and sewer related development fees in exchange for the installation of a Town sewer line. This fee waiver will not exceed the actual cost to install the line.

RECOMMENDATION: Staff recommends the Board execute the development agreement.

REVIEWED BY TOWN MANAGER:

Attachments: Draft Development Agreement

STATE OF NORTH CAROLINA

HARNETT COUNTY

DEVELOPMENT AND INFRASTRUCTURE AGREEMENT

This Agreement ("Agreement") is made this the ____ day of June, 2020, by and between _____ (hereinafter the "Developer"), and the Town of Angier, a North Carolina municipal corporation (hereinafter the "Town").

WHEREAS, Developer is the owner of certain property in the Town of Angier (hereinafter the "Property") as shown and depicted on the preliminary subdivision plan attached hereto as Exhibit A and incorporated herein by reference (hereinafter the "Plan"). Said Plan being subject to review and approval by the Town; and,

WHEREAS, Developer is building a residential subdivisions called Coble Farms West on Developer's Property (hereinafter the "Development") containing 201 residential dwellings. Developer's Property is located on Rawls Church Road and identified by Harnett County PIN: 0665-90-0278.000 and Wake County PIN: 0665818037. Developer's Property being more particularly described in Harnett County Deed Book 3774, Pages 561-570 and Wake County Deed Book 017718, Pages 00190-00198 incorporated herein by reference; and,

WHEREAS, the Property will require Town water and sewer services in order to be developed;

WHEREAS, substantial extensions of Town lines will be necessary to facilitate the development of the Property, including approximately 4,500 feet of sewer to reach the property from existing Town utility easements;

WHEREAS, the sewer line will be extended from the Southern Acres subdivision and will follow the Neill's Creek basin and be placed inside existing Town of Angier utility easements as shown on Exhibit B ("Utility Construction Map") and incorporated herein by reference;

WHEREAS, the extension of the sewer line will complete a long-range Town utility project shown on previous utility maps and Capital Improvement Plans, and will serve large undeveloped tracts along Neill's Creek between Southern Acres and the Coble property.

WHEREAS, the Developer intends to construct the sewer line as shown on the Utility Construction Map and to develop the Property as set forth herein; and,

WHEREAS, the parties hereto desire to enter into this Agreement to bind themselves to certain terms, conditions and obligations regarding the following: (i) obligations by Developer to construct the Development in a manner as more particularly set out herein and to construct the necessary water and sewer lines, and, (ii) obligations by the Town to provide certain assistance with respect to the Development, as set forth herein; and,

WHEREAS, the Town desires, upon the full and faithful performance of all of the Developer Obligations (as set forth herein) to: (i) make available to Developer a connection to the water and sewer lines to serve the Development, (ii) provide water and sewer to said Development as set out herein, and (iii)

accept ownership and maintenance of the water and sewer lines constructed by the Developer in accordance with the terms of this Agreement; and,

WHEREAS, pursuant to G.S. § 160A-400.24 a public hearing was duly noticed and held on June 2, 2020 regarding this Agreement and its terms and conditions.

NOW THEREFORE, for and in consideration of the mutual exchange of the covenants and agreements hereinafter set forth, the sufficiency of which is hereby acknowledged, the parties hereby agree as follows:

Section 1. Developer Obligations.

- A. Developer shall design, build and completely construct the Development and necessary infrastructure according to the Town's Development Standards and the Utility Construction Map (as approved by the Town). Developer shall commence construction of the Development within 365 days following the execution of this Agreement. This contract shall comply in aspects with N.C. Gen. Stat. § 143-128.1A, and the terms of that statute are incorporated by reference into this agreement.
- B. Developer shall design, obtain appropriate permits, construct and offer to dedicate and convey, in fee simple, approximately 4,500 feet of sewer line which will be extended from the Southern Acres subdivision and will follow the Neill's Creek basin and be placed inside the existing Town of Angier utility easements shown on the map recorded at Harnett County Book 2018, Pages 230-233 (hereinafter collectively referred to as "Infrastructure") and more particularly shown on the Plan and Utility Construction Map.
- C. Developer shall cause single family detached residential dwellings to be constructed within the Development. Construction of said residential dwellings shall occur within the Developer's Property. The anticipated population density for the Development is consistent with the R-6 zoning district and the approved 201 lot Coble Farms West residential subdivision.
- D. After completion, Developer shall offer to dedicate and convey, in fee simple, to the Town ownership and operation of the Infrastructure. Provided however, that prior to the Town's acceptance of said dedication and conveyance of any of the Infrastructure, the Town's Engineer shall inspect the Infrastructure to ascertain that they are in proper working order, not in need of repair or modification and free from any defects in workmanship (both labor and material), Provided further, any dedication by Developer to the Town shall not release Developer from any Developer Obligations or its further obligation to correct any part of the Infrastructure and Appurtenances within one year from the date of dedication (hereinafter the "Warranty Period"). Developer hereby agrees to warrant all labor, materials and workmanship during the Warranty Period and shall correct all or any part of the Infrastructure as determined by the Town's Engineer as being defective, inadequate or failing to meet workmanlike standards. Developer shall comply with all directives and requirements issued by the Town's Public Utilities Director regarding the construction, repair and corrective work of the Infrastructure; the Town shall have the right to inspect all materials and the installation of the same.

- E. Pursuant to G.S. §160A-400.25, Developer shall submit to the Town for approval the Plan and construction drawings evidencing that the Developer will, and the Developer does hereby agree to:
- i. construct and install all Infrastructure according to the Town's current Standard Specifications and Construction Details in order to insure that the Infrastructure is properly constructed and will be available concurrently with the impacts of the Development on the Town's water and sewer systems; and,
 - iii. obtain all governmental permits for water and sewer improvements in the name of the Town of Angier;
- F. Developer shall completely construct and install the Infrastructure and, once completed and inspected to the satisfaction of the Town Engineer, offer the same for dedication and conveyance to the Town for ownership, operation and maintenance,
- G. Developer shall contract and pay for the surveying and design the Infrastructure, said design being subject to approval by the Town Public Utilities Director. Developer shall also obtain and procure all permits and publicly bid the extension of the sewer line pursuant to Chapter 143 of the North Carolina General Statutes. All bid documents and evidence documenting these procedures shall be submitted to the Town. Developer and its contractors shall make a good-faith effort to comply with G.S. 143-128.2, G.S. 143-128.4, and to recruit and select small business entities.
- H. Pursuant to N.C. Gen. Stat. § 143-128.1C(g), the Developer shall post a payment bond of one hundred percent (100%) of the total anticipated amount of the construction contracts to be entered into between the Developer and the contractors retained to design or construct the Infrastructure. The bond shall conform with the requirements of N. C. Gen. Stat. § 143-128.1C(g). It is anticipated that the total amount of construction contracts is \$_____. By signing this agreement, Developer certifies that this is a good-faith projection of its total costs for designing and constructing the Infrastructure. The parties agree that issuance of the performance bond is a condition precedent for the effectiveness of this contract, such that this contract shall not be considered binding or effective until such time as the performance bond has been issued.
- I. Developer shall maintain or cause to be maintained, in full force and effect, commercial general public liability insurance with a financially responsible insurance company or companies licensed to do business in the State of North Carolina insuring against claims on account of loss of life, bodily injury, or property damage that may arise from, or be occasioned by, the performance of their respective obligations under this Agreement; and, such insurance shall provide for a combined single limit of not less than two million and no/100 U.S. Dollars (\$2,000,000.00) for bodily injury, death, or property damage. Such insurance shall extend to the contractual obligation of the insured party arising out of the indemnification obligations set forth in this Agreement. Developer shall furnish to the Town evidence that the insurance described above is in full force and effect prior to any performance of their obligations under this agreement. All such insurance shall include a waiver of subrogation by the insurer against the Town. Developer hereby

waives any rights of recovery against the Town and its officials, employees and agents, for any and all damages, consequential losses, lost profits, interruption of construction or lost sales or services except as provided in Section 2 below.

- J. Developer shall indemnify and hold harmless the Town and its agents from and against any and all claims for damage of any kind including, but not limited to, damage or injury to the person or property of anyone or any entity arising from any act, omission or performance of or non-performance of any obligation by Developer under this Agreement including, but not limited to, the defense or pursuit of any claim or any action or proceeding with respect thereto; and, in case any action or proceeding is brought against the Town by reason of any such matter, then in such event, Developer, upon notice from the Town, shall defend the Town at Developer's expense by counsel reasonably satisfactory to the Town. The Town need not have first paid any such claim in order to be so indemnified. This indemnity shall expressly survive expiration or termination of this Agreement but shall not serve to indemnify the Town against negligent acts committed by the Town itself or its agents.
- K. All construction performed by Developer pursuant to this Agreement shall be performed and completed in the locations shown and in accordance with the Plan and Utility Construction Map approved by the Town. Developer shall obtain and be responsible for securing all applicable permits. Failure of this Agreement to address a particular permit, condition, term or restriction does not relieve the Developer of the necessity of complying with all laws governing the Developer's permitting requirements, conditions, terms or restrictions.
- L. Developer agrees to execute such documentation (such as deeds and easements) as the Town may request to achieve the purposes of this Agreement.

Section 2. Remedies.

Subject to the written notice requirement set out in Section 20, in the event Developer fails or refuses, in any manner whatsoever, to do or perform any obligation, term or condition of this Agreement, then in such event the Town may withhold water and/or sewer services and prohibit any use of or connection to its water and sewer system until Developer has satisfied any such obligation, term or condition; and, the Town shall not be liable for any claim, damage or loss including, but not limited to, consequential damages, for any such termination. Subject to the written notice requirement set out in Section 20, in the event the Town fails or refuses to do or perform any term, condition or obligation herein, then in such event Developer shall have the sole and exclusive remedy of specific performance.

Developer shall indemnify and hold harmless the Town and its officials, agents, employees and Board of Commissioners from any and all claims for damages of any kind including, but not limited to, consequential damages asserted by anyone whomsoever resulting from any breach or non-performance of any term, condition or obligation of this Agreement by Developer which causes disruption or termination of utility services by the Town for any reason.

Section 3. Town Obligations.

Once Developer: (i) receives all approvals to construct the Development and pays all applicable fees, (ii) surveys, designs, obtains permits and bid documents for water/sewer line extensions, and (iii) begins construction of the Development, then the Town will:

- (i) Waive the payment of the Water & Sewer System Development Fees due by the developer at platting up to the actual cost of the Infrastructure, and waive the payment of Water & Sewer Regulatory Fees collected on homes built in the Development.
- (ii) If the total cost of the Infrastructure is less than the amount of fees waived in the above section, then the Developer shall reimburse the Town the amount of the difference in fees waived and total cost of the infrastructure.
- (iii) Allow for platting and issuance of building permits once all applicable Ordinance requirements are met, approvals are obtained and fees are paid;

Section 4. Additional Documents.

The parties agree to take all necessary action to enter into, execute and deliver any and all written documents necessary to carry out the intent and terms of this Agreement. However, it is acknowledged and agreed by Developer that nothing in this Agreement shall create any obligation upon the Town to issue any permits in connection with construction of the Infrastructure nor shall this Agreement create any obligation upon the Town that would impede or impair the Town in performing any governmental function, including without limitation, (i) development, building and fire inspections, (ii) construction and site plan review, or (iii) issuance of Certificates of Occupancy.

Section 5. Notices.

All notices and other communications required or permitted to be given hereunder shall be in writing and shall be mailed by certified or registered mail, postage prepaid, or by Federal Express, Airborne Express, or similar overnight delivery service, addressed as follows:

To Developer:

To Town: Town of Angier
 Attn: Town Manager
 P.O. Box 278
 Angier, NC 27501

Notice shall be deemed to have been given upon receipt. Refusal of delivery shall be deemed receipt.

Section 6. Modification.

No modification of this Agreement shall be valid or binding unless such modification is in writing, duly dated and signed by both parties.

Section 7. Full Agreement.

This Agreement contains the entire agreement of the parties, and all prior communications, oral or written, are without any force and effect as it is the specific intent of the parties that this Agreement alone sets forth the terms on which the parties have mutually agreed. Each party specifically agrees that it enters into this Agreement based on its own understanding of the terms hereof and does not rely, in whole or in part, on any interpretation or representation of the other party. Each party agrees that this Agreement is the result of good faith arms-length negotiations. Each party is represented by separate counsel.

Section 8. Assignment.

Neither this Agreement nor the performance of any obligation herein can be assigned without the express written consent of the parties hereto, said consent not being unreasonably withheld or delayed provided the assignee demonstrates to the Town its capability to perform all of Developer's Obligations herein.

Section 9. No Partnership, Joint Venture.

This Agreement does not create any obligation or relationship such as a partnership, joint venture or other similar legal relationship between the parties, Any correspondence or other references to "partners" or other similar terms will not be deemed to alter, amend or change the relationship between the parties hereto unless there is a formal written agreement specifically detailing the rights, liabilities and obligations of the parties as to a new, specifically defined legal relationship,

Section 10. Binding Effect.

It is mutually understood and specifically agreed that this Agreement is binding upon and may inure to the benefit of Developer and Developer's successors in interest, (including, but not limited to, it's successors, heirs, assigns, tenants, lessees and sub lessees, and grantees,).

Section 11. Governing Law.

This Agreement shall be interpreted and construed in accordance with the laws of the State of North Carolina.

Section 12. Venue.

The parties agree that any action brought in a court of law pertaining to this Agreement or the obligations set forth herein shall be brought in Wake County, North Carolina.

Section 13. Counterparts.

This Agreement may be executed in one or more counterparts

Section 14. Waiver.

Any waiver from time to time of any provision hereunder will not be deemed to be a full waiver of such provision or waiver of any other provision hereunder. Any waiver shall not prejudice any remedy available to the parties.

Section 15. Headings.

The captions and headings throughout this contract are for convenience and reference only and the words contained therein shall in no way be held to define or add to the interpretation, construction or meaning of any provision of this contract.

Section 16. Counsel and Draftsmanship.

The parties hereto have sought and received the advice of their respective legal counsel in drafting, preparing and executing this Agreement. This Agreement was mutually drafted by counsel for both parties. There shall be no presumption or legal burden placed against either party hereto as the drafter of this Agreement, or any provision hereof, including all exhibits and agreements annexed hereto.

Section 17. Severability.

If any provision herein is deemed void or unenforceable by a court of competent jurisdiction, such provision shall be severed from this Agreement and the remaining provisions shall be valid, enforceable and binding between the parties. In the event that a court of competent jurisdiction declares this Agreement or any provision hereof to be void, voidable, unenforceable or ultra vires, then the Town may terminate water and/or sewer service to the Developer's Property without liability for any type of damages whatsoever. If a court so declares, then the parties hereto will endeavor, but not be so obligated, to reach some agreement whereby such service can be provided.

Section 18. N.C.G.S. §160A-400.20 et seq, and §160A-320.

In addition to being made pursuant to G.S. §160A-400.20, et seq., this Development And Infrastructure Agreement is also made pursuant to G.S. §160A-320, The Town's Board of Commissioners has determined that the contract (as it relates to Developer's Infrastructure) is not subject to Article 8 of Chapter 143 of the General Statutes of North Carolina inasmuch as the public cost (associated with the Development) will not exceed two hundred fifty thousand and no/100 U.S. Dollars (\$250,000.00) and it is impracticable for the Town to coordinate the construction of facility improvements separate and apart from the Infrastructure.

Section 19. Duration.

The duration of this Development and Infrastructure Agreement shall not be greater than five (5) years, unless extended pursuant to G.S. §160A-400.25(2),

Section 20. Periodic Review.

The Town's manager or his designee shall periodically review, at least every twelve (12) months, the Developer's compliance with this Agreement, at which Developer must demonstrate good-faith compliance with the terms, conditions and obligations herein. If the Developer is in material breach of any term, condition or obligation, the Town shall send Developer written notice to cure said breach within a reasonable time not to exceed ninety (90) days. The Town may terminate this Agreement upon Developer's failure to cure said breach. If the Town is in material breach of this Agreement, Developer shall have the sole remedy of specific performance, subject to the notice to cure provisions herein contained.

CONSENT AGENDA

**Town of Angier
Board of Commissioners
Tuesday, May 5, 2020, 7:00 P.M.
Angier Municipal Building
28 North Raleigh Street
Minutes**

The Town of Angier convened during a regularly scheduled Board of Commissioners meeting Tuesday, March 5, 2020, in the Board Room inside the Municipal Building at 28 North Raleigh Street.

Members Present: Mayor Bob Smith
Mayor Pro-Tem Craig Honeycutt
Commissioner Alan Coats
Commissioner Loru Boyer Hawley
Commissioner Mike Hill

Members Excused:

Staff Present: Town Manager Gerry Vincent
Town Clerk Veronica Hardaway
Planning Director Sean Johnson
Chief of Police Arthur Yarbrough
Finance Director Hans Kalwitz
Parks & Recreation Director Derek McLean
Library Director Katy Warren
Public Works Director Jimmy Cook
Town Attorney Dan Hartzog, Jr.

Others Present:

Call to Order: Mayor Smith presided, calling the Board of Commissioners meeting to order at 7:00 p.m.

Pledge of Allegiance: Mayor Smith led the pledge of allegiance.

Invocation: Mayor Smith offered the invocation.

Approval of the May 5, 2020 meeting agenda: The Town Board approved the agenda as presented.

Board Action: The Town Board voted to approve the agenda as presented.

Motion: Mayor Pro-tem Honeycutt

Vote: 4-0; unanimous

Presentation

1. Year-end Audit – April Adams with Cherry Bekaert, LLP presented findings from the Comprehensive Annual Financial Report for year ending June 30, 2019

April Adams, Cherry Bekaert, LLP, presented her audit findings from the previous fiscal year. *(Due to its length, a copy of the Audit Report will be filed in the Clerk's office for review.)* Highlights include: assets and deferred outflows of resources of the Town of Angier exceeded its liabilities and deferred outflows of resources at the close of the fiscal year by approximately \$18,872,377. The government's total net position increased by \$496,782. Increase in governmental activities amounts to \$436,446 and increase in the enterprise type activities amounts to \$60,336. As a result of this increase, there have been positive signs of the economy improving in our Town as well as Management instructing staff to curtail spending to aid in the improvement of the Town's financial condition. As of the close of the current fiscal year, the Town of Angier's governmental funds reported combined ending fund balances of \$4,622,520 an increase of \$467,452 in comparison with the prior year. Approximately 15.62 percent of this total amount, or \$737,367 is non spendable or restricted. At the end of the current fiscal year, unassigned fund balance for the General Fund was \$3,377,277 or 90.77 percent of total general fund expenditures, for the fiscal year. At June 30, 2019, the Town's total debt was \$5,346,752. Decrease of the Town's debt, \$342,973, was the result of timely debt service payments. The Town of Angier has a Municipal Council Rating of 80 which is equivalent to a rating A3/A by the national rating agencies. This rating is considered an investment grade rating and average or better than average for a town of Angier's population.

Ms. Adams concluded by asking the Board if they had any questions on the report presented.

Public Comments

Seeing no one, Mayor Smith closed the Public Comment portion of the meeting.

Consent Agenda

- 1. Approval of Minutes**
 - a. April 21, 2020 – Regular Meeting
- 2. Consideration and Approval to Adopt the Amended Audit Contract, with Cherry Bekaert, LLP**

Board Action: The Town Board unanimously voted to approve the Consent Agenda as presented.

Motion: Commissioner Hawley

Vote: 4-0, unanimous

New Business

1. Manager's Recommended Proposed Budget for the Town of Angier's 2020-2021 Fiscal Year

As required by NC State Statute 159-11 (b), the proposed budget is balanced and includes many of the goals, objectives and strategies from the Board of Commissioners, as discussed and outlined during the Town's Annual Retreat. However, due to COVID-19, the budget represents projections after careful consideration and multiple conversations with North Carolina League of Municipalities, Triangle J Council of Government, area managers, and North Carolina Governor's Office for both the General & Utility Funds. The budget will be closely monitored on a month-to-month basis with a 6-month review and report to the Board in January 2021, if not sooner.

With that being said, the budget will proposed utilizing the Fund Balance from both the General Fund and Utility Fund to prepare for future long term goals, and unfortunately, due to COVID-19, will supplement the costs of Capital Outlay for all departments due to a projected revenue shortfall. In addition, 1/3 of the General Fund within the Administration, Finance and Commissioners budget will be supported by the Utility Fund. This is a strategy to relieve pressure with regards to the General Fund and support planned improvements, keeping fees and taxes level funded. Increases to the solid waste services is a pass-through increase from our private hauler, Green For Life (GFL) to the residents at 3.2%. Increases within the Utility Fund is also a pass through increase due to Harnett County's recommended increases of 9.2% and 12.1% respectfully. In addition, funds have been budgeted to conduct a rate study that will assist the Town to project accurate and timely adjustments, when necessary.

The good news, last year's financial audit will return approximately \$436,446 back to the General Fund Balance and \$60,336 back to the Utility Fund Balance. These funds will supplement the anticipated shortfall in revenues (capital projects only) from the respective Fund Balance accounts.

On March 6, 2020, the Board of Commissioners and staff held its Annual Board Retreat at Campbell University. During the course of the day, the following strategies and recommendations were developed:

- Establish a Fund Balance Policy of 50% as the Town's "rainy day" fund and earmark the estimated 34% to top priority projects as future debt service and/or Capital Outlay.
- Separately, establish future debt service for the inevitable Harnett County Wastewater Treatment Plant expansion, and new water line extension to the City of Dunn or Harnett County Water Distribution Plant.
- Continue to track grant opportunities to replace aging infrastructure, downtown improvements, public safety and other improvements for the delivery of services.

In addition, Mr. Vincent thanked the entire staff for their hard work, support and inclusiveness during this budget process while also keeping safe and providing services at a high level. The highlights of the proposed budget is as follows:

General Fund:

- Ad Valorem Tax Rate will remain level at \$0.53/\$100 property valuation.
- 4% Cost of Living Adjustment (COLA) Effective July 1st 2% & January 1st (2021) 2% for all full time employees.
- 5% will be contributed to all full employee's 401K
- General Fund Revenues represent an -8.7% decrease minus the Fund Balance contribution to Capital Outlay projects.
- Hwy 210 Project will be completed in FY21;
- Willow Street/Junny Road Sidewalk Project will be funded at a 10% level to begin engineering; although, NCDOT funds may not be obligated to this project for FY21;
- Replacement of the existing antiquated, outdated financial software system (Tyler Technologies, LLC)
- Future Debt Service for a new Town Hall/Police Station;
- Anticipated Grants will be funded at \$13,000 (Administrative Costs);
- Continue to support staff with appreciation events throughout the budget year.
- Health Insurance rates with Cigna, United Health Care and Blue Cross/Blue Shield began at a 30% increase; however, after much deliberation, it was negotiated to 2% as a "bundle" package including medical, dental and vision; other plans were considered including the NC League of Municipalities.
- Household garbage, recycling and commercial rates was recommended to increase by 3.2% as per the Town's Agreement with Green For Life (GFL). (CPI-U All Items published by the Department of Labor, Bureau of Statistics). However, at this time, only an increase to the recycling rate due to an increase from the processing of those materials from \$0.72 to \$1.22/household will be applied for FY21.
- Continue to support federal and state funding (80%/20% match) to install sidewalks throughout Angier.
- Hiring two (2) new police officers, vehicles and equipment at a delayed date of employment (January 1, 2021)
- Staff continues to work the Susan Hatchell Consulting firm to prepare the Town's Parks & Recreation Comprehensive Master Plan.
- Utilizing Fund Balance to repair, renovate and build new facilities at Jack Marley Park.
- The Planning Department will hire a new Planning Technician to assist with the growth of the Town at a delayed date of employment (January 1, 2021) & installing Downtown Tree Lighting throughout the Downtown;

Utility Fund:

- Water & Sewer rates will increase based on Harnett County's correspondence to maintain operations and cover outstanding debt service (Water increase at 9.2% and Sewer increase at 12.1%).
- Utilizing a combination of the remaining BB&T loan (Water Tank Project) and Fund Balance to purchase equipment, replace/repair, extend and install new water & sewer connections.

- Future Debt Service will be budgeted to prepare for an anticipated water line extension and wastewater plant expansion.
- A new position to accommodate Board of Commissioners new Water Tap Policy to assist developers with in-fill development will be funded at a delayed date of employment (January 1, 2021). This position is split 1/3 throughout Streets & Sanitation, Water & Sewer funds respectively.

In summary, the above-mentioned measures will create a tremendous cost savings due to COVID-19. The strategy is to delay new hires that have been identified as a priority by the Board & staff, level fund and/or reduce projected revenues, and monitor progress over a 6-month period. Now is not the time to “freeze” positions and all operations. Now is the time to take advantage of a situation and press forward. During a temporary recession, to continue with projects and purchasing of equipment could be advantageous to the Town. There are precautions built into the budget if the economy does not show signs of improvement. The budget is recommended to offset possible shortfalls, but to continue to support growth, repair/improve the Town’s infrastructure, and improve the Town’s overall operations. The “rainy day” fund (Fund Balance) had accumulated over the subsequent years for this exact purpose.

An advertisement will be published in the local newspaper for a Public Hearing on June 2, 2020 & adoption on June 16, 2020.

2. Annexation Petition

Mr. Johnson stated the Planning Department has received a voluntary annexation petition for an approximately 6.2 acre tract of land located at 7904 S. NC 55 Hwy in Willow Spring (Wake PIN: 0675246135). The property is currently in Wake County’s planning jurisdiction and is zoned R-30. Because no rezoning application was received for the property in question, staff will recommend a new Town of Angier zoning district upon annexation approval. If annexed, any future development will require the extension of Angier water and sewer services to serve the property.

Board Action: The Town Board unanimously voted to adopt Resolution #R009-2020 Directing the Clerk to Investigate the Sufficiency of the Petition and report results at the June 2, 2020 meeting.

Motion: Commissioner Hill

Vote: 4-0, unanimous

3. Policy for Disposing of Personal Property Valued at Less than \$30,000

Mr. Vincent stated that per UNC School of Government, this policy is designed to secure fair market value for property sold, and may specify that public advertising and Board approval is not required. The policy only needs to be adopted once. The official or employee authorized under the policy negotiates and conducts private sales on an as-needed basis. The official or employee must keep a record of all property sold describing

the property, the buyer, and the sale price. Board approval and published notice is not required.

Board Action: The Town Board unanimously voted to adopt a policy authorizing the Town Manager to dispose of any surplus personal property owned by the Town valued at less than \$30,000.

Motion: Commissioner Coats

Vote: 4-0, unanimous

Manager's Report

- Department Reports (Informational Items included in Agenda packets)

Town Manager Gerry Vincent updated the Board on various items. Those items are the following:

1. At the May 19th Workshop, the Board of Commissioners will consider the following:
 - a) Recommendation for audit services
 - b) Town of Angier Facility (Depot) Rental Policy
 - c) Former Town Limits Entrance Sign & Location (N. Raleigh St./N. Board St. E.)
 - d) Discussion regarding Town owned alleyway outdoor seating
 - e) Downtown Advisory Board Vacancy
 - f) Library Update – Painting of Sign (“Public Library”)
 - g) Bike Fest to be rescheduled to July 31st/August 1st
2. Downtown Parking Lot Project:
 - a) Parking Lot North – Letters will be hand delivered to engage with property/business owners to allow easements for the replacement of water and sewer lines, and acquire property for a pavement parking lot solution.
 - b) Parking Lot South – Contact property/business owners to remove approximately 16 garage/recycling carts for one dumpster location. Simon’s owners have agreed to allow a dumpster on the existing concrete pad as a temporary measure; however, the power lines are too low for GFL trucks. We will continue to work out details.
3. COVID-19:
 - a) We are phasing employees back into the office setting slowly.
 - b) We have ordered face guards for the front counter, very similar to the local DMV. Its purpose is two-fold, safety & security, and protection from the coronavirus.
 - c) We have ordered a 50 pack of N-95 facemasks.
 - d) There are no real expenses to report to FEMA for reimbursement.
 - e) The Utility Fund has absorbed approximately \$32,000 in loss revenues from the waiving late fees and disconnect fees.
 - f) There is a potential that the Spring sports at Jack Marley Park will not take place. Staff’s decision will be announced after the Governor’s press release on May 8th. If canceled, the impact with regards to refunds will be approximately \$15,000.
 - g) Gov. Cooper’s Announcement on May 8th:

- i. A three part phasing in approach begins May 8th with limited number of gatherings at 10;
- ii. Phase 2 begins approximately at the end of May, increasing the number of gathering at 50 or less;
- iii. Phase 3 begins approximately mid July, which will open everything back to the new normal

Mayor & Town Board Reports

Board Action: The Town Board unanimously voted to go into Closed Session pursuant to NCGS 143-318.11 (a)(5) to discuss economic development at approximately 7:54pm.

Motion: Commissioner Hawley

Vote: 4-0, unanimous

Board Action: The Town Board unanimously voted to reconvene in open session at approximately 8:25pm.

Motion: Commissioner Hawley

Vote: 4-0, unanimous

Adjournment: Being no further business, the Town Board voted unanimously to adjourn the meeting at 8:27pm.

Motion: Commissioner Hawley

Vote: Unanimous, 4-0

Robert K. Smith, Mayor

Attest:

Veronica Hardaway, Town Clerk

**Town of Angier
Board of Commissioners
Work Session
Tuesday, May 19, 2020, 6:30 P.M.
Angier Municipal Building
28 North Raleigh Street
Minutes**

The Town of Angier convened during a regularly scheduled Board of Commissioners Workshop Session meeting Tuesday, May 19, 2020, in the Board Room inside the Municipal Building at 28 North Raleigh Street.

Members Present: Mayor Bob Smith
Mayor Pro-Tem Craig Honeycutt
Commissioner Loru Boyer Hawley
Commissioner Alan Coats
Commissioner Mike Hill

Staff Present: Town Manager Gerry Vincent
Town Clerk Veronica Hardaway
Downtown Manager Christy Adkins
Planning Director Sean Johnson
Public Works Director Jimmy Cook
Library Director Katy Warren
Parks & Recreation Director Derek McLean
Finance Director Hans Kalwitz
Town Attorney Dan Hartzog Jr.

Others Present:

Call to Order: Mayor Smith presided, calling the Board of Commissioners Work Session meeting to order at 6:30 p.m.

Pledge of Allegiance: Mayor Smith led the pledge of allegiance.

Invocation: Mayor Smith offered the invocation.

Approval of the May 19, 2020 meeting agenda: The Town Board unanimously approved the agenda as presented.

Board Action: The Town Board unanimously approved the May 19, 2020 meeting agenda as presented.

Motion: Commissioner Hawley

Vote: Unanimous, 4-0

New Business

1. Recommended Audit Services Contract for FY2021-23

Finance Director Hans Kalwitz stated the Town has completed its due diligence of bidding for audit services. After receiving three responses to the Town request for proposals, Thompson, Price, Scott, Adams & Co, P.A. has illustrated significant experience with many North Carolina municipalities. Their bid is competitive, and is a three year contractual agreement.

It was the consensus of the Board to move forward with the aforementioned accounting firm.

2. Town of Angier Facility (Depot) Rental Policy

Town Manager Gerry Vincent stated the front office staff handles reservations and administers the policy. They have requested a possible amended policy based on their experience dealing with reservations. The recommended changes are for discussion. The policy was previously changed by the former Interim Town Manager and Town Board. The front office staff has indicated there is more confusion based on the current policy.

The Town Board had discussion on the following Sections and Items:

Section D #5 – “Not allow weapons of any kind on the premises except those carried by law enforcement or otherwise authorized by federal or state law”.

It was the consensus of the Board to leave this section as is.

Section D #8 – “Not allow open flames (except birthday candles), decorations that may be flammable or combustible, smoke or fog generating equipment or apparatus is prohibited”.

It was the consensus of the Board to allow smoke or fog generating equipment outdoors pursuant to a permitting process with guidelines.

Section E #2 – “Once the reservation has been made a security deposit of \$200 must be made to secure the date. Lessee is required to pay the remaining rental fee 24 hours prior to use of facility. If lessee does not pay all fees in full, the contract becomes invalid prior to the scheduled event”.

It was the consensus of the Board to amend this section to read: “If lessee does not pay all fees in full, the contract becomes invalid at that time”.

Section E #3 – “Cancellations made with at least 14 days’ notice are entitled to the full security deposit refund. Any cancellation made with less than 14 calendar days’ notice results in forfeiture of all monies, both rent and security deposit. The Town of Angier will process refunds for security deposits immediately following the event and return a full deposit by the next available check date but not later than 30 days after use of the

facility, provided guidelines have been adhered to and no damage results from use of the facility”.

“NOTE: Security deposits are refundable unless the facility or equipment is damaged; fights, vandalism, or improper conduct occur or the facility is not left clean. Excessive cleaning by the Town of Angier includes any cleanup beyond basic trash removal or restroom cleaning after the event”.

It was the consensus of the Board to amend this section to read: “NOTE: Security deposits are refundable unless the facility or equipment is damaged; fights, vandalism, or improper conduct occur, or if the facility is in need of excessive cleaning. Excessive cleaning includes any cleanup beyond basic trash removal or restroom cleaning after the event”.

Section E #9 – “Renter will obtain and provide proof of any required licenses, permits, and insurances, trade organization clearances required by any public body or by contract at their own expense. If applicable, such items may include, but are not limited to:

- a. Zoning compliance permit issued by the planning and zoning department*
- b. If cooking under tent, a permit might be required by the Angier-Black River Fire Department*
- c. ~~Valid public liability bond or general liability insurance for personal injury or property damage at a minimum of \$1,000,000 with the Town added as an additional insured. (check with the NC League of Municipalities)~~*
- d. Selling of food prepared on site may require a permit from Harnett County Health Department”*

Town Manager Gerry Vincent stated the strike through was not to do away with liability insurance. There are two different situations; when you have concerts the performers have their own liability insurance however, with your smaller groups or individuals they don’t have the means of getting an insurance policy and would then be unable to rent the building.

Town Attorney Dan Hartzog Jr. stated that how this is currently written there would need to be guidelines set as to when general liability insurance is required by the renter. Such as any event that may have a foreseeable injury or that is physically dangerous (ex: exercise class).

Section E #11 – “The Town Manager or designee reserves the right to cancel any activity in case of extreme necessity and has final authority in scheduling decisions, including the right to deny use of any facility where such use is not in the Town of Angier’s best interest. In the event of cancellation, deposit refunds will be considered on a case-by-case basis”.

It was the consensus of the Board to leave this section as is.

The Board had discussion of the hours of usage and whether it should be rented in blocks of time or by the day. It was the consensus of the Board to add rental timeframes to the permit issued.

It was the consensus of the Board for the Town Manager and Town Attorney to discuss recommended changes and review at the June work session meeting.

3. Former Town Limits Entrance Sign & Location (N. Raleigh St./N. Broad St. E.)

Mr. Vincent stated he has received comments regarding the Town Limit signs at the entrances of Town located at N. Raleigh St. and N. Broad St. E. This property is owned and maintained by the Town every week. The Manager requested suggestions by the Board on improving these signs.

It was the consensus of the Board for the Town Manager to provide examples of updated entrance signs for the Board to review.

4. Discussion to Town-owned alleyway for outdoor seating

Mayor Smith stated there is a need to find out if the alleyway between Ed's Restaurant and Legacy Design & Graphx has a public rights of access to the land. This would have to be determined prior to any decision made. The Mayor reminded the Board that the Downtown study has not been completed yet.

Downtown Manager Christy Adkins gave a PowerPoint presentation concerning what would help our Town recover faster after COVID-19. She explained that Downtown is the heart of our Town and reviewed some small business statistics prior to the pandemic. Many of Angier's small businesses have been hit hard and will need the support of the community. Getting people to stay in Angier and make purchases locally is important to help our economy become strong and resilient.

Ms. Adkins stated that gathering places are in the heart of our community. When people visit Downtown they spend time and money in Angier at great businesses that offer what people want. Citizens in town are finding gathering places to meet at this moment. Because of this, she proposed making a gathering space in the area between Ed's Restaurant and Legacy Design & Graphx that's owned by the Town. Making this area a community gathering area would provide a safer, cleaner, convenient, and multipurpose space. The cost for this proposed project will be approximately \$3,000 and will include: pots, plants, trash cans, and cigarette receptacles. Matching outdoor patio tables, chairs, and umbrellas could be a shared cost/fundraiser project. There is also the possibility of future water features and/or firepits. This area is not meant to be a permanent courtyard as everything in that area is moveable and can be relocated at any point in time.

Sheveil Harmon who is on the Downtown Mainstreet Advisory Committee spoke about growing the Depot area by adding a permanent dance floor for events that can also be utilized as a picnic or gathering area, for ceremonies, or seating. There was concern previously by the Board regarding just putting a concrete slab, however there are several options such as decking at ground level approximately 20 x 20 with railings on two sides, using the railing of the ramp behind it as the back railing and would cost roughly \$4,800 and up depending on how intricate the design. She suggested using the left side of the stage backing up to the existing railing. Other material options are: concrete slab – rough but durable \$2,400+; polished concrete – smooth for dancing \$3,000+;

or stained concrete – smooth for dancing \$3,900+. The Advisory Committee is open to suggestions and ideas.

Jim Nicholson owner of Brick & Mortar Grill submitted a petition consisting of local businesses that are in favor of the outdoor seating concept and stated he supports the idea.

Town Attorney Dan Hartzog Jr. stated the Town would have to follow procedure to close the alleyway. A Resolution will need to be adopted to close the alleyway. As a permanent closure of the alleyway, statutory procedure would involve adopting a Resolution, publishing said Resolution for notice of Public Hearing once a week for four consecutive weeks. Mr. Hartzog Jr. will research the process for temporary closure.

It was the consensus of the Board to move forward with closing the alleyway temporarily contingent upon legality.

Mr. Hartzog Jr. will research temporary and permanent closing procedures and report back to the Board.

It was the consensus of the Board to take the necessary steps that are legally required to temporarily close the alleyway for two months or less and also the maximum amount of time that's legally allowed as well as request the Town Manager to look into seating options near the flagpole outside of Town Hall.

5. Downtown Advisory Board-Vacancy

Downtown Manager Christy Adkins stated there are three candidates interested in filling the current vacancy on the Downtown Mainstreet Advisory Committee. Those candidates are the following:

Doris Gardner – owner of a daycare in Town

Lourdes Pereda – Pediatrician in Town

Jackie Pena – owner of Simply Décor

The Clerk informed the Board she was only aware of one applicant and that all applications will be submitted to the Board for their review at the next meeting.

6. Library Update – Painting of Sign (“Public Library”)

Library Director Katy Warren provided a mockup of “Public Library” painted on the front of the library building. The Library Board has recommended a sign painted by a local muralist. The measurements come to approximately 33ft. x 2ft. totaling 66sqft. with the building being 100ft which is well within the permit requirements.

It was the consensus of the Board to move forward with the recommendation by the Library Board and also requested directional signs in the entrance of the building to locate the library and board room.

7. Bike Fest to be rescheduled – July 31st/Aug. 1st

Mr. Vincent stated that due to the pandemic Bike Fest has been rescheduled for July 31st/August 1st.

The Board was in consensus of the change.

Commissioner Hill raised a concern regarding the sidewalk clutter in the Downtown area. Planters and concrete blocks on sidewalks should be restricted due to safety and ADA regulations. He also mentioned trees are obstructing view of wayfinding signs.

It was the consensus of the Board to refer this matter to the Town Manager.

Mr. Vincent reminded the Board the Downtown study will include wayfinding signs.

Mr. Vincent stated Harnett County has received \$2.4mil in funds passed by Congress through the CARES Act. These funds will be distributed among local municipalities based on reimbursement for supplies and for foreseeable items needed up until December 31, 2020. Mr. Vincent suggested to include the estimate provided by Tritronics for video equipment.

It was the consensus of the Board to proceed with the aforementioned expenses.

Adjournment: There being no further business, the Town Board voted unanimously to adjourn the meeting at 8:40pm.

Motion: Commissioner Hawley

Vote: Unanimous, 4-0

Robert K. Smith, Mayor

Attest:

Veronica Hardaway, Town Clerk



Project

Create a courtyard which will stop vehicular traffic, which will create a safer area for the community to have as an outdoor gathering space.

It will also create outdoor dining space so that people who choose to eat out in an open environment for a healthier experience.

When the downtown restaurants open for sit-down dining, they will have to adhere to a 50% occupancy rate for quite some time, which will hinder their recovery from the Virus consequences. Having more dining area outside will allow them to serve more customers.

I have signed this petition because I believe that this project will improve our downtown and help our community.

Name	Business address	Business Name
Jim Koz	33 E Depot St	Legacy Designs & Graph X
Commissioner Hawley		Karen Boyer Hawley
Brian Lee Hawley		Eric L. Hawley
Christina KuraKura	33 E Depot St	Legacy Designs & Graph X
Jim Koz	26 N Broad St E	Angie Creative Arts Center
Adam Forrest	34 N Broad St. E	Forrest Fitness
Jim Nicholson	8 N Broad St	Brock & Muffin Co.
Lois W. W. W.	8 N Broad St	Brock & Muffin Co.
Craig Koury	109 N. Broad St. W.	

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Board of Commissioners Agenda Report

55 N Broad Street W.
PO Box 278
Angier, NC 27501
www.angier.org

MEETING DATE: June 2, 2020
PREPARED BY: Hans Kalwitz
ISSUE Budget Amendment #8
CONSIDERED:
DEPARTMENT: Finance

SUMMARY OF ISSUE:

In preparation of our FY 2020 audit, these budget amendments are the first round of cleaning up our budget. It is very possible there will be one more submitted for our June 16, 2020 meeting.

FINANCIAL IMPACT:

These budget amendments do not alter the respective budgets on a Fund level.

RECOMMENDATION: N/A

REQUESTED MOTION:

Motion to adopt FY 2020 Board Approved Budget Amendment #8

REVIEWED BY TOWN MANAGER:

This has been reviewed by the Town Manager.

Attachments: Budget Amendment #8



Town of Angier

Board Approved Budget Amendment # 8

Be it hereby ordained by the Town Council of the Town of Angier that the following amendments be made to the Budget Ordinance adopted on the 4th day of June, 2019 as follows:

General Fund (10 Fund)					
Administration Dept	Line Item	Budget	Change	Amended Budget	
GROUP INSURANCE	10-9004-0006	38,600	↑ 17,500	56,100	
POSTAGE	10-9004-0012	2,200	↑ 600	2,800	
UTILITIES	10-9004-0014	1,000	↑ 1,300	2,300	
OVERAGE & SHORTAGE	10-9004-0018	-	↑ 15	15	
DOWNTOWN REVITALIZATION	10-9004-0034	22,000	↓ (22,000)	-	
DOWNTOWN BEAUTIFICATION	10-9004-0035	22,000	↓ (22,000)	-	
DRUG SCREENING	10-9004-0047	200	↑ 100	300	
WORKER'S COMPENSATION	10-9004-0053	27,300	↑ 540	27,840	
PROPERTY LIABILITY INSURANCE	10-9004-0054	57,200	↑ 10,000	67,200	
CAPITAL OUTLAY	10-9004-0074	75,000	↓ (10,589)	64,411	
ICMA RC 457 PLAN	10-9004-9997	3,000	↑ 1,200	4,200	
SALARIES-PART TIME	10-9004-9999	38,546	↓ (9,820)	28,726	
Total Budget Expenditures for Dept 9004		1,088,997	(33,154)	1,055,843	
Police Department	Line Item	Budget	Change	Amended Budget	
TRAVEL & MEALS	10-9006-0009	500	↑ 100	600	
LAW ENFORCEMENT SEPERATION ALLOW.	10-9006-0013	-	↑ 9,100	9,100	
EMPLOYEE WELLNESS INCENTIVE	10-9006-0020	2,200	↑ 660	2,860	
MATERIALS & SUPPLIES	10-9006-0033	3,800	↑ 400	4,200	
CAPITAL OUTLAY	10-9006-0074	145,705	↑ 865	146,570	
OVERTIME	10-9006-9996	-	↑ 7,000	7,000	
Total Budget Expenditures for Dept 9006		1,340,188	18,125	1,358,313	



Town of Angier

Board Approved Budget Amendment # 8

Be it hereby ordained by the Town Council of the Town of Angier that the following amendments be made to the Budget Ordinance adopted on the 4th day of June, 2019 as follows:

Parks & Recreation	Line Item	Budget	Change	Amended Budget
GROUP INSURANCE	10-9008-0006	19,300	↑ 1,822	21,122
DRUG SCREENS	10-9008-0047	-	↑ 50	50
LEASE AGREEMENTS	10-9008-0075	400	↑ 103	503
Total Budget Expenditures for Dept 9008		391,700	1,975	393,675
Planning & Inspection	Line Item	Budget	Change	Amended Budget
TRAVEL & MEALS	10-9009-0009	1,500	↑ 500	2,000
PRINTING & PUBLISHING	10-9009-0025	1,500	↑ 4,200	5,700
FUEL	10-9009-0031	-	↑ 513	513
WASTE CONTAINER SCREENING GRANT	10-9009-0038	-	↑ 5,000	5,000
DUES & SUBSCRIPTIONS	10-9009-0053	3,200	↑ 1,689	4,889
SALARIES / PART-TIME	10-9009-9999	-	↑ 1,152	1,152
Total Budget Expenditures for Dept 9009		358,683	13,054	371,737



Town of Angier

Board Approved Budget Amendment # 8

Be it hereby ordained by the Town Council of the Town of Angier that the following amendments be made to the Budget Ordinance adopted on the 4th day of June, 2019 as follows:

Water & Sewer Fund (60 Fund)				
Water Department	Line Item	Budget	Change	Amended Budget
BAD DEBT - WATER	60-9002-0008	-	↑ 234	234
POSTAGE	60-9002-0012	17,000	↓ (14,000)	3,000
BUILDING MAINTENANCE	60-9002-0015	6,000	↑ 4,000	10,000
EQUIPMENT MAINTENANCE	60-9002-0016	5,000	↑ 800	5,800
VEHICLE MAINTENANCE	60-9002-0017	5,000	↑ 4,500	9,500
FUEL	60-9002-0031	5,000	↑ 1,000	6,000
CONTRACT SERVICES	60-9002-0045	25,000	↑ 11,000	36,000
DRUG SCREENING	60-9002-0047	-	↑ 92	92
RETURNED ONLINE PAYMENT FEES	60-9002-0055	-	↑ 15	15
MISCELLANEOUS	60-9002-0057	-	↑ 675	675
LINE EXTENSION/REPLACEMENT/REPAIR	60-9002-0068	25,000	↑ 200	25,200
CAPITAL OUTLAY	60-9002-0074	399,335	↓ (41,025)	358,310
OVERTIME	60-9002-9996	-	↑ 567	567
OVERTIME	60-9002-9996	-	↑ 567	567
SALARIES / PART-TIME	60-9002-9999	-	↑ 1,759	1,759
Total Budget Expenditures for Dept 9002		1,452,881	(29,616)	1,423,265
Sewer Department	Line Item	Budget	Change	Amended Budget
PROFESSIONAL FEES	60-9003-0004	-	↑ 4,896	4,896
BAD DEBT - SEWER	60-9003-0008	-	↑ 366	366
POSTAGE	60-9003-0012	9,000	↑ 10,094	19,094
UTILITIES-GAS	60-9003-0014	2,000	↑ 1,000	3,000
EQUIPMENT MAINTENANCE	60-9003-0016	18,000	↑ 4,000	22,000
FUEL	60-9003-0031	8,000	↓ (5,000)	3,000
MATERIALS	60-9003-0033	10,500	↑ 600	11,100
DRUG SCREENING	60-9003-0047	-	↑ 92	92
PERMIT FEES RENEWAL/COLLECTION SYS	60-9003-0056	800	↑ 10	810
MISCELLANEOUS	60-9003-0057	-	↑ 90	90
LINE EXTENSION/REPLACEMENT/REPAIR	60-9003-0068	25,000	↑ 20,000	45,000
OVERTIME	60-9003-9996	-	↑ 648	648
SALARIES / PART-TIME	60-9003-9999	-	↑ 1,759	1,759
Total Budget Expenditures for Dept 9003		960,992	38,555	999,547



Town of Angier

Board Approved Budget Amendment # 8

Be it hereby ordained by the Town Council of the Town of Angier that the following amendments be made to the Budget Ordinance adopted on the 4th day of June, 2019 as follows:

Smith Drive Pump Station	Line Item	Budget	Change	Amended Budget
UTILITIES	60-9012-0013	22,000	↓ (8,000)	14,000
EQUIPMENT MAINTENANCE	60-9012-0016	5,500	↑ 11,000	16,500
CONTRACT SERVICES	60-9012-0045	460,000	↓ (15,000)	445,000
Total Budget Expenditures for Dept 9012		529,800	(12,000)	517,800
Lagoon Department	Line Item	Budget	Change	Amended Budget
UTILITIES	60-9013-0013	12,000	↑ 3,051	15,051
PERMIT FEE # WQ0002638	60-9013-0058	1,300	↑ 10	1,310
Total Budget Expenditures for Dept 9013		79,800	3,061	82,861

Motion to adopt FY 2020 Board Approved Budget Amendment #8

Adopted this the 2nd day of June, 2020

Robert K. Smith, Mayor

Attest:

Veronica Hardaway, Town Clerk

OLD BUSINESS



Board of Commissioners Agenda Report

55 N Broad Street W.
PO Box 278
Angier, NC 27501
www.angier.org

MEETING DATE: June 2, 2020
PREPARED BY: Sean Johnson
ISSUE Annexation Petition
CONSIDERED:
DEPARTMENT: Planning & Inspections

SUMMARY OF ISSUE:

The Planning Department has received a voluntary annexation petition from Manna Church for an approximately 6.2 acre tract of land located at 7904 S. NC 55 HWY in Willow Spring (Wake PIN: 0675246135). The property is currently in Wake County's planning jurisdiction and is zoned R-30. Because no rezoning application was received for the property in question, Staff will recommend a new Town of Angier zoning district upon annexation approval. If annexed, any future development will require the extension of Angier water and sewer services to serve the property.

The Board directed the Town Clerk to investigate the sufficiency of the petition at the May 5th Board meeting. The sufficiency has been certified and Staff requests that the Public Hearing be set for the July 7th meeting.

Attached is the annexation petition and annexation map.

FINANCIAL IMPACT: N/A

RECOMMENDATION: N/A

REQUESTED MOTION:

I move to set the public Hearing for July 7th for consideration of the annexation petition.

REVIEWED BY TOWN MANAGER:

Attachments:

Annexation Map
Annexation Petition



Town of Angier

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

**Date Authorized to Investigate the
Sufficiency of the Annexation**
Request: May 5, 2020

CERTIFICATE OF SUFFICIENCY

During its May 5, 2020, Board of Commissioners' meeting, the Town of Angier Clerk was directed to Investigate the Sufficiency of the Petition to Annex submitted by property owner Manna Church, May 1, 2020.

To the Angier Board of Commissioners, I, Veronica Hardaway, Town Clerk for the Town of Angier, do hereby certify that I have investigated the petition attached hereto and have found as a fact that said petition is signed by all owners of real property lying in the areas described therein, in accordance General Statute § 160A – 58.1.

This confirms the Sufficiency of the Petition.

In witness whereof, I have hereunto set my hand and affixed the Seal of the Town of Angier, North Carolina, this the 14th day of May, 2020.



ATTEST:

Veronica Hardaway
Veronica Hardaway, Town Clerk



Town of Angier

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Resolution No.: R010-2020
Date Submitted: June 2, 2020
Date Adopted: June 2, 2020

**A RESOLUTION OF THE TOWN OF ANGIER FIXING A DATE
FOR A PUBLIC HEARING REGARDING A REQUEST FOR ANNEXATION
PURSUANT TO GENERAL STATUTE § 160A – 58.2**

WHEREAS, the Town of Angier received a Petition submitted on May 1, 2020, by owners Manna Church, requesting Annexation of an area described in said Petition and inclusive of Wake County Parcel PIN#s: 0675246135; and

WHEREAS, the Board of Commissioners directed the Town Clerk of Angier to Investigate the Sufficiency of the Petition; and

WHEREAS, certification by the Town Clerk of Angier as to the Sufficiency of the Petition has been made;

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Angier Board of Commissioners that:

Section 1. A Public Hearing on the Request for Annexation of the area described herein will be held inside the Angier Municipal Building Board Room at 7 PM on Tuesday, July 7, 2020.

Section 2. The area proposed for Annexation is described as follows:

LEGAL DESCRIPTION

From a point on the western right-of-way of Highway 55, variable width public right-of-way, said point being located on the southern right-of-way of Buffett Court, 30' private road, as shown on Book of Maps 1995, Page 174, Wake County Registry. Thence with the right-of-way of Highway 55 the following courses and distances, S 14°13'12" E a distance of 86.26', S 17°49'44" E a distance of 76.50', S 21°26'37" E a distance of 39.40', S 68°33'19" W a distance of 20.00', S 21°26'40" E a distance of 31.25', S 24°28'35" E a distance of 72.83', S 27°36'25" E a distance of 66.16', S 30°46'20" E a distance of 82.58', S 32°59'04" E a distance of 14.24' to a point on the northern line of Lot 1, Ivy Creek Subdivision, Book of Maps 1994, Page 1865, thence leaving the right-of-way of Highway 55 and with the northern line of Ivy Creek Subdivision, S 66°06'30" E a distance of 646.95', the north west corner of Lot 4, Ivy Creek Subdivision and also the south east corner of Pulte Home Company, LLC tract, Book of Maps 2019, Page 2072, thence with the eastern line of Pulte Home Company, LLC tract, N 2°37'46" E a distance of 615.08', to a



Town of Angier

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

point on the eastern line of Lot 107, Hidden Valley Subdivision, Book of Maps 2019, Page 10, also the south west corner of Tract 2, JWHNC, LLC, Book of Maps 1995, Page 174, thence with the southern line of Tract 2, JWHNC, LLC, N 79°13'49" E a distance of 464.77' to the point and place of beginning. Containing 285,581 square feet (6.556 acres) more or less, as shown on map entitled "Annexation Plat Jubilee Fellowship Church Tract for Manna Church Capital Area" prepared by Rivers & Associates, Inc..

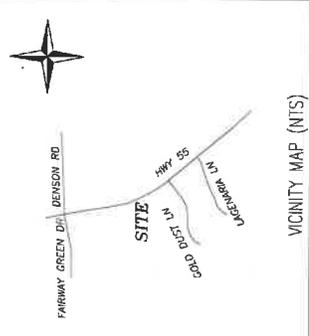
Section 3. Notice of the Public Hearing shall be published in *The Daily Record*, a newspaper having general circulation in the Town of Angier, North Carolina, at least ten (10) days prior to the date of the July 7, 2020, Public Hearing.

Adopted by the Angier Board of Commissioners on this the 2nd day of June, 2020.

ATTEST:

Robert K. Smith, Mayor

Veronica Hardaway, Town Clerk



VICINITY MAP (N15)

- GENERAL NOTES:**
- 1) THE PURPOSE OF THIS MAP IS TO ANNEX AND SUBDIVIDE THE PARCEL AS SHOWN HEREON.
 - 2) PROBERS SHOWN HEREON ARE SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD THAT WOULD BE REVEALED BY A THOROUGH TITLE SEARCH. THIS MAP SHOULD NOT BE RELEAD UPON AS A THOROUGH RECORD OF ALL EASEMENTS THAT MAY AFFECT THESE PROPERTIES.
 - 3) UNIT OF MEASUREMENT IS U.S. SURVEY FEET (FT) UNLESS SPECIFICALLY NOTED AS METERS (M).
 - 4) ALL DISTANCES AND COORDINATES SHOWN HEREON ARE LOCALIZED, GROUND INFORMATION, UNLESS SPECIFICALLY NOTED AS "GRID".
 - 5) AREA(S) CALCULATED BY THE COORDINATE METHOD
 - 6) THIS SITE IS NOT IN ANY SPECIAL FLOOD HAZARD AREAS OR FUTURE CONSIDERED FLOOD HAZARD AREAS, AS SHOWN ON EFFECTIVE DATE(S)

TOWN CLERK ANNEXATION CERTIFICATION (NORTH CAROLINA GENERAL STATUTES § 160A-203)
 I, JOHN R. RICHCELL-PICKETT, TOWN CLERK OF WAKE COUNTY, NORTH CAROLINA, DO HEREBY CERTIFY THAT THIS MAP MEETS THE REQUIREMENTS FOR ANNEXATION AND SUBDIVISION AS SET FORTH BY NORTH CAROLINA GENERAL STATUTES § 160A-203 AND IS NOT SUBJECT TO THE REQUIREMENTS OF SECTION 160A-203.2(b) OF THE GENERAL STATUTES OF NORTH CAROLINA.

TOWN CLERK
 DATE

EMERY PENDER CERTIFICATION (NORTH CAROLINA GENERAL STATUTES § 160A-203)
 I, EMERY PENDER, TOWN CLERK OF WAKE COUNTY, NORTH CAROLINA, DO HEREBY CERTIFY THAT THIS MAP MEETS THE REQUIREMENTS FOR ANNEXATION AND SUBDIVISION AS SET FORTH BY NORTH CAROLINA GENERAL STATUTES § 160A-203 AND IS NOT SUBJECT TO THE REQUIREMENTS OF SECTION 160A-203.2(b) OF THE GENERAL STATUTES OF NORTH CAROLINA.

REVIEW OFFICER
 DATE

DEPUTY TOWN CLERK
 DATE

ANNEXATION ADMINISTRATOR
 DATE

I, JOHN R. RICHCELL-PICKETT, TOWN CLERK OF WAKE COUNTY, NORTH CAROLINA, DO HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY PERSONAL SUPERVISION OR THAT THE SURVEY WAS PERFORMED UNDER MY SUPERVISION AND THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS TRAIL FROM INFORMATION FOUND IN PLAT BOOK 1999, PAGE 1725, THAT THE SURVEY WAS PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 160A-203 OF THE GENERAL STATUTES OF NORTH CAROLINA. THIS PLAT MEETS THE REQUIREMENTS OF G.S. 160A-203 (1) THAT THIS PLAT SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMMENDATION OF SECTION 160A-203.2(b) OF THE GENERAL STATUTES OF NORTH CAROLINA, OR OTHER EXEMPTION OR EXCEPTION TO THE REQUIREMENT OF SURVEY.

WITNESS MY ORIGINAL SIGNATURE AND SEAL THIS THE ____ DAY OF _____, 2020.
 JOHN R. RICHCELL-PICKETT LICENSE NO. L-1450

LEGEND:

- ▲ DATUM CONTROL POINT
- PROPERTY CORNER FOUND
- COMPUTED CORNER SET
- ▲ COMPUTED POINT

659 STREET ADDRESS(UP)

SITE DATA:
 MANNA CHURCH CAPITAL AREA
 7904 SOUTH NC HIGHWAY 55
 7904 SOUTH NC HIGHWAY 55
 7904 SOUTH NC HIGHWAY 55
 ZONING R-30

ABSTRACTS:
 N/T NOW OR FORMERLY
 P/B PLAT BOOK
 P/G PAGE
 O/G OFFICIAL RECORD
 B/G BELOW GROUND

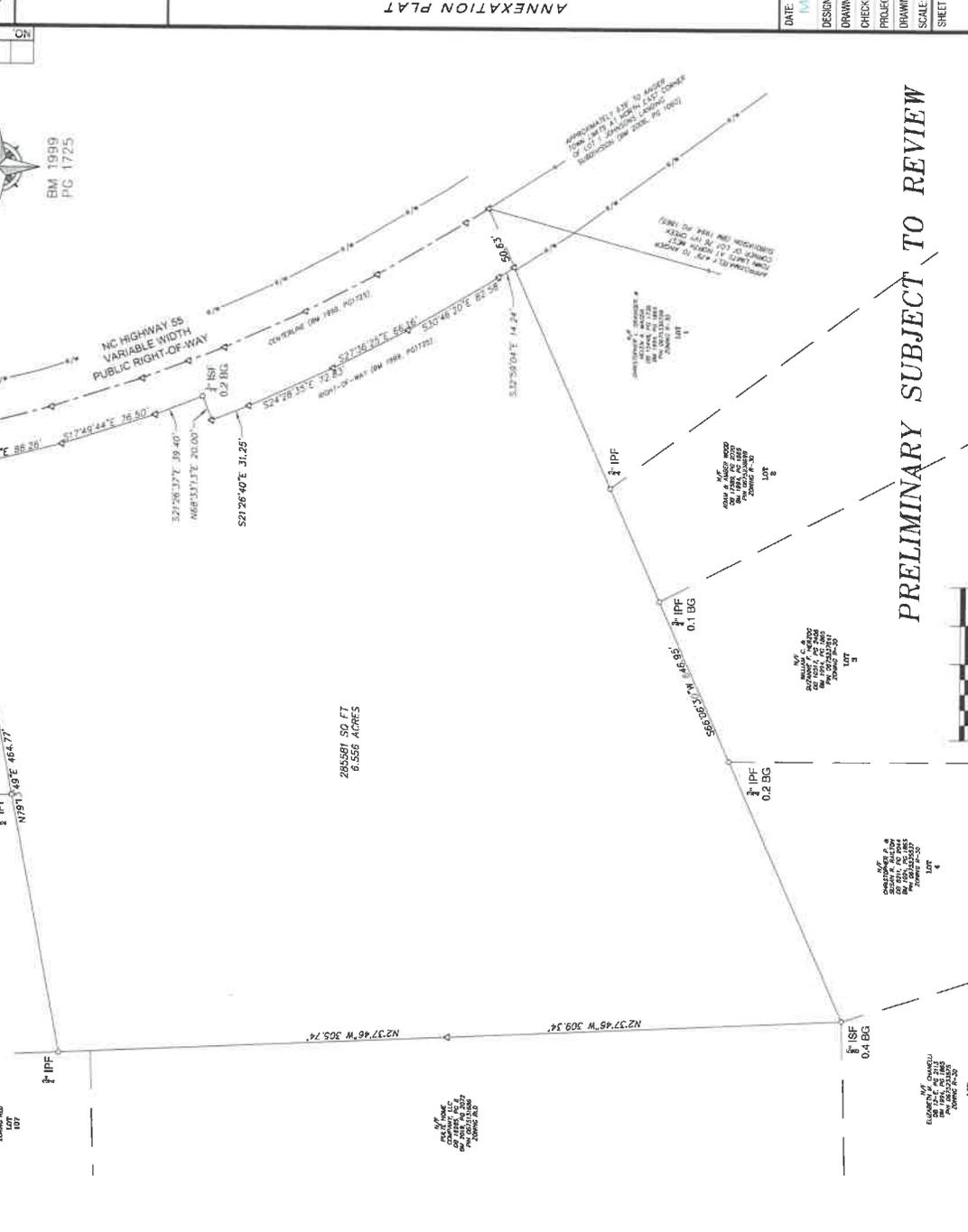
DEEDS:
 N/T NOW OR FORMERLY
 P/B PLAT BOOK
 P/G PAGE
 O/G OFFICIAL RECORD
 B/G BELOW GROUND

DEEDS:
 N/T NOW OR FORMERLY
 P/B PLAT BOOK
 P/G PAGE
 O/G OFFICIAL RECORD
 B/G BELOW GROUND

NOTARY STATEMENT
 STATE OF _____
 COUNTY OF _____
 I, _____, NOTARY PUBLIC,
 DO HEREBY CERTIFY THAT THE FOLLOWING PERSON(S) PERSONALLY APPEARED BEFORE ME THIS DAY, EACH ACKNOWLEDGING TO ME THAT HE OR SHE VOLUNTARILY AND IN THE CAPACITY INDICATED,
 AND IN THE CAPACITY INDICATED,
 DATE _____

PROPERTY OWNER CERTIFICATION
 I, _____, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, AND THAT I (WE) HEREBY ADOPT THIS PLAN OF ANNEXATION WITH MY (OUR) FREE CONSENT.
 DATE _____

ENGINEERS
 742 McKnight Drive
 Suite 200
 Raleigh, NC 27645
 (919) 296-5403
 Landmark Architects



EM 1999
 PC 1725

285,591 SQ FT
 6.556 ACRES

SCALE 1 inch = 60 ft.

PRELIMINARY SUBJECT TO REVIEW

Rivers & Associates, Inc.
 742 McKnight Drive
 Suite 200
 Raleigh, NC 27645
 (919) 296-5403
 Landmark Architects

ANNEXATION PLAT
 JUBILEE FELLOWSHIP CHURCH TRACT
 7904 SOUTH NC HIGHWAY 55
 MIDDLE CREEK TOWNSHIP - FUQUAY-VARINA - WAKE CO. - NORTH CAROLINA

SURVEY PREPARED FOR:
 MANNA CHURCH CAPITAL AREA
 PO BOX 96
 FUQUAY VARINA, NORTH CAROLINA 27526

DATE: MARCH 16, 2020
 DESIGNED BY:
 DRAWN BY:
 CHECKED BY:
 PROJECT NO.: 202000118
 DRAWING NO.: WJ-001
 SCALE:
 SHEET NO.:



Town of Angier

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Resolution No.: R009-2020
Date Submitted: May 5, 2020
Date Adopted: May 5, 2020

A RESOLUTION OF THE TOWN OF ANGIER DIRECTING THE TOWN CLERK TO INVESTIGATE AN ANNEXATION PETITION RECEIVED UNDER GENERAL STATUTE § 160A – 58.1

WHEREAS, the Town of Angier has received a Petition requesting Annexation of an area described in said Petition of a 6.2 acre tract of land located at 7904 S. NC 55 Hwy in Willow Spring inclusive to Wake County Parcel Pin #0675246135; and,

WHEREAS, the Petition to Annexation was submitted on May 1, 2020 by Manna Church Capital Area, and is scheduled to go before the Town of Angier Board of Commissioners during its May 5, 2020 meeting for Consideration to Direct the Clerk to Investigate;

WHEREAS, the General Statute § 160A – 58.2 provides that the Sufficiency of the Petition shall be Investigated by the Town of Angier Clerk before further Annexation Proceedings may take place; and,

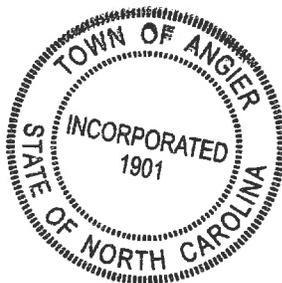
WHEREAS, the Town Board of Commissioners of The Town of Angier Deems it Advisable to Proceed in Response to this Request for Annexation; and,

THEREFORE, BE IT RESOLVED, by the Mayor and Town of Angier Board of Commissioners that:

The Town of Angier Clerk is hereby Directed to Investigate the Sufficiency of the Aforementioned Petition and to Certify as soon as Possible to the Town Board of Commissioners the result of her Investigation.

Adopted by the Angier Board of Commissioners on this the 5th day of May, 2020.

Robert K. Smith, Mayor



ATTEST:

Veronica Hardaway, Town Clerk



Lewis Weatherspoon
Mayor

Town of Angier
P.O. Box 278
Angier, NC 27501
919-639-2071

Veronica Hardaway
Town Clerk

Gerry Vincent
Town Manager



PROCEDURE FOR VOLUNTARY ANNEXATION PETITION

THE PROCESS:

(Time Frame: 60 - 90 days)

1. Petition and all required information (see checklist) must be submitted to Town Clerk at least seven (7) calendar days before next regular Town Board meeting, which is held the 1st Tuesday of each month.
2. Petition placed on Town Board agenda for next available regular meeting – 1st Tuesday of each month.
3. Meeting #1: Town Board may then direct the Town Clerk to investigate the sufficiency of the petition.
4. Meeting #2: Town Clerk investigates, and if all is in order, presents Certificate of Sufficiency to Board at next regular meeting – approximately 30 days later.
5. Meeting #3: Town Board adopts resolution setting a public hearing at next available public hearing session –approximately 30 days later.
6. Public Hearing held as advertised.
7. Annexation Ordinance may be adopted after the public hearing is complete.
8. Town Clerk notifies required agencies of approved annexation.

SUBMITTAL CHECKLIST:

- One completed annexation petition
- Annexation fee: \$250
- Two paper copies and one PDF copy of survey map of property proposed for annexation showing:
 - The property in relationship to the primary corporate limits of the Town. (If the petition is for a non-contiguous annexation the distance from the primary corporate limits must be shown.)
 - County tax map/parcel number(s) and /or PIN numbers
- One copy of the recorded deed to the property showing current owner(s)
 - All owners of property being petitioned for annexation must sign the petition. (Signatures on petition must appear as shown on the deed)
- Attach metes and bounds description
- Statement of vested rights, if applicable
 - Attach a letter certifying vested rights, if any, from the government entity granting the vested rights.
- Complete and attach applicable signature page (Individual, Corporation, Partnership)



Lewis Weatherspoon
Mayor

Town of Angier
P.O. Box 278
Angier, NC 27501
919-639-2071

Veronica Hardaway
Town Clerk



Gerry Vincent
Town Manager

TO BOARD OF COMMISSIONERS OF THE TOWN OF ANGIER, NC:

1. I/We the undersigned owners of real property respectfully request that the area as referenced by the **attached survey map and metes and bounds description be annexed** into the Town of Angier, North Carolina.

2. The area to be annexed is
() contiguous, (X) non-contiguous to the Town of Angier.
(If contiguous, this annexation will include all intervening rights-of-way for streets, railroads and other areas as stated in G.S. 160-31(f).)

3. Harnett/Wake County Property Identification Number(s) (PIN):

0675246135

4. Have vested rights been established with regard to this property under N.C.G.S. 160A-385.1 or G.S. 153A-344.1?

() Yes (X) No

If "yes", proof of vested rights must be attached.

5. I/We the undersigned owners of real property acknowledge and accept the provision that the Town of Angier will provide the property such municipal services it presently provides other lands within its corporate limits, except sewer services (inasmuch as the land is not within a reasonable proximity to the Town sewer lines and the drainage basin for the property makes the provision of sewer services financially impracticable).

6. We hereby certify that all information given with regard to this property is true and accurate to the best of my/our knowledge and is signed by **all** owners of the property being petitioned for annexation. Attached is the applicable signature page:

- Individual(s)
- Corporation
- Partnership
- LLC



Town of Angier
 P.O. Box 278
 Angier, NC 27501
 919-639-2071



Lewis Weatherspoon
 Mayor

Veronica Hardaway
 Town Clerk

Gerry Vincent
 Town Manager

I, Kristin Retzlaff, a Notary Public for said County and State, do hereby certify that Darlene Schultz & Erich Schultz personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 27 day of April, 2020. My commission expires 8-27-22, 20 .

Kristin S Retzlaff
 Notary Public

(SEAL)



Complete if property is owned by CORPORATION.

Petitioned Property

PIN #: 0675246135

The area to be annexed is owned by **Manna Church Capital Area** (a non-profit Corporation) And is properly registered with the State of North Carolina.

The President is Erich Schultz and
 The Secretary is: Darlene Schultz

[Signature] 4/27/20
 (President's Signature) (Date)
[Signature] 4/27/20
 (Secretary's Signature) (Date)

Legal Mailing Address:
 PO Box 96
 Fuquay Varina, NC 27526

(CORPORATE SEAL)



Board of Commissioners Agenda Report

55 N Broad Street W.
PO Box 278
Angier, NC 27501
www.angier.org

MEETING DATE: June 2, 2020
PREPARED BY: Sean Johnson
ISSUE Main Street Advisory Board Vacancy
CONSIDERED:
DEPARTMENT: Main Street - Planning & Inspections

SUMMARY OF ISSUE:

Staff has received three applications for the vacancy on the Downtown Advisory Board. The vacancy is due to a former member stepping down.

FINANCIAL IMPACT: N/A

RECOMMENDATION:

Staff recommends the appointment of Jacqueline Pena for the Advisory Board vacancy. She has a business in the downtown, has volunteered on downtown committees in the past and has expressed many good ideas that would benefit the downtown.

REQUESTED MOTION:

I move to appoint Jacqueline Pena to the Angier Downtown Advisory Board.

REVIEWED BY TOWN MANAGER:

Attachments:

Main Street Advisory Board Applications



Town of Angier
Main Street Advisory Board Application

Name: Pena Jacqueline
(Last) (First) (MI)

Home Address: 3225 Gold Dust Lane, Willow Springs, NC
27592

Email: simplydecornc@gmail.com

Telephone Numbers: _____ 954-274-7202 _____
(Home) (Mobile) (Work)

Date of Birth: 09/25/72 Male Female

Applicants Should Be Either A Town Resident, A Business Owner Or Owner Of A Property Within Town Limits.

Check all that apply: Live inside City Limits Owns Property inside City Limits Run Business None

The Town of Angier appreciates your interest in serving on this Advisory Board. In order to consider this application and provide a sense of balance to various Boards, the Town of Angier requests that the following information be provided:

Employer: Simply Decor Occupation: Store Manager / Owner

Do you reside within the Town Limits of Angier? Yes No

If so, length of Residence in the Town of Angier: _____ Years

Civic or Service Organization Experience if Any:
School Board of Broward County Health Department Board

Town Boards previously served on and year(s) served if Any:
none

Please list any other Boards on which you currently serve if Any:
none

Please Provide A Brief Summary Outlining Why You Wish To Serve On The Downtown Advisory Board.

I have an amazing vision to help our downtown grow and become more of a family friendly place where families come to walk around, shop, and have fun. This is an amazing with lots of potential and great opportunities for growth. It is waiting to be maximized. Would love to be a part of making it great.



Town of Angier
Main Street Advisory Board Application

ETHICS GUIDELINES FOR TOWN BOARDS
(Please check if you agree)

Yes, if appointed, I pledge to comply with the following ethics guidelines for boards as adopted by the Town of Angier.

Members of boards shall not discuss, advocate, or vote on any matters in which they have a conflict of interest or an interest in which reasonably might appear to be in conflict with the concept of fairness in dealing with public business. A conflict of interest or a potential conflict occurs if a member has a separate, private, or monetary interest, either direct or indirect, in any issue or transaction under consideration. Any member who violates this provision may be subject to removal from the board.

If the board believes he/she has a conflict of interest, then the member should ask the board to be excused from voting. The board should then vote on the question on whether or not to excuse the member making the request. In cases where the individual member or the board establishes a conflict of interest, then the board member shall remove themselves from the voting area.

I certify that the above information is correct. I understand that this is an application to be considered for appointment to the Town of Angier Main Street Advisory Board and that final appointment is made by the Angier Board of Commissioners.

Printed Name: Jacqueline Pena

Signature: J Pena Date: 1/31/20

Return completed form to:
Christy Adkins, Downtown Manager
55 N. Broad St. West
PO Box 278
Angier, NC 27501
Phone: 919-331-6713
Fax: 919-639-6130
Email: cadkins@angier.org



Town of Angier
Main Street Advisory Board Application

Name: Pereda Lourdes A.
(Last) (First) (MI)

Home Address: 95 Timber Creek Lane, Dunn, NC 28334

Email: Lpereda@hotmail.com

Telephone Numbers: 910-897-2121 910-489-5456 910-639-9995
(Home) (Mobile) (Work)

Date of Birth: 01/21/66 Male Female

Applicants Should Be Either A Town Resident, A Business Owner Or Owner Of A Property Within Town Limits.

Check all that apply: Live inside City Limits Owns Property inside City Limits Run Business None

The Town of Angier appreciates your interest in serving on this Advisory Board. In order to consider this application and provide a sense of balance to various Boards, the Town of Angier requests that the following information be provided:

Employer: Kidz Pediatrics Occupation: Doctor

Do you reside within the Town Limits of Angier? Yes No

If so, length of Residence in the Town of Angier: 11 Years working in the area

Civic or Service Organization Experience If Any:
- Kidz Pediatrics - NC Medical Board Leadership college
- NC Pediatric Society

Town Boards previously served on and year(s) served if Any:
0

Please list any other Boards on which you currently serve if Any:
NC Pediatric Society board member

Please Provide A Brief Summary Outlining Why You Wish To Serve On The Downtown Advisory Board.

During the last 11 years Obesity in the area went up so fast. I would like to improve population's health working with the Town of Angier directly. Improving town services and maybe infrastructure.



Town of Angier
Main Street Advisory Board Application

Name: Gardner Doris A.
(Last) (First) (MI)

Home Address: 181 E. Wimberly Rd

Email: dormchristian@msn.com

Telephone Numbers: 919-331-0538 678-754-1519
(Home) (Mobile) (Work)

Date of Birth: 06/23/61 Male Female

Applicants Should Be Either A Town Resident, A Business Owner Or Owner Of A Property Within Town Limits.

Check all that apply: Live inside City Limits Owns Property inside City Limits Run Business None

The Town of Angier appreciates your interest in serving on this Advisory Board. In order to consider this application and provide a sense of balance to various Boards, the Town of Angier requests that the following information be provided:

Employer Gardner's Home Day Care Occupation: OWNER-Director

Do you reside within the Town Limits of Angier? Yes No

If so, length of Residence in the Town of Angier: 15 Years

Civic or Service Organization Experience if Any:
Organized Angier Early Educators and Child Care Providers
committee, A part of NC Guardian Ad Lite, Served on Foster Parent
Group, Sit on Church Executive Board Committee

Town Boards previously served on and year(s) served if Any:
NONE

Please list any other Boards on which you currently serve if Any:
NONE

Please Provide A Brief Summary Outlining Why You Wish To Serve On The Downtown Advisory Board. It is a honor to serve and be a
VOICE in making decisions to better my community.

NEW BUSINESS



Board of Commissioners Agenda Report

55 N Broad Street W.
PO Box 278
Angier, NC 27501
www.angier.org

MEETING DATE: June 2, 2020
PREPARED BY: Sean Johnson
ISSUE Annexation Petition
CONSIDERED:
DEPARTMENT: Planning & Inspections

SUMMARY OF ISSUE:

The Planning Department has received a voluntary annexation petition from Ruth Dupree Petrea for an approximately 27.49 acre tract of land located at 9725 Kennebec Church Rd (Wake PIN: 0675302448, Harnett PIN: 0674-39-0203.000). The property is currently in Wake County's and Harnett County's planning jurisdiction and is zoned R-30 and RA-30 respectively.

Staff requests the Board to direct the Town Clerk to investigate the sufficiency of the petition and report back at the July Board meeting.

Attached is the annexation petition and annexation map.

FINANCIAL IMPACT: N/A

RECOMMENDATION: N/A

REQUESTED MOTION:

I move to direct the Town Clerk to investigate the sufficiency of the petition.

REVIEWED BY TOWN MANAGER:

Attachments:

Annexation Map
Annexation Petition



Town of Angier

Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Resolution No.: R011-2020
Date Submitted: June 2, 2020
Date Adopted: June 2, 2020

A RESOLUTION OF THE TOWN OF ANGIER DIRECTING THE TOWN CLERK TO INVESTIGATE AN ANNEXATION PETITION RECEIVED UNDER GENERAL STATUTE § 160A – 58.1

WHEREAS, the Town of Angier has received a Petition requesting Annexation of an area described in said Petition of a 27.49 acre tract of land located at 9725 Kennebec Church Road inclusive to Wake County Parcel Pin #0675302448 and Harnett County Parcel Pin #0674-39-0203.000; and,

WHEREAS, the Petition to Annexation was submitted on May 21, 2020 by Ruth Dupree Petrea, and is scheduled to go before the Town of Angier Board of Commissioners during its June 2, 2020 meeting for Consideration to Direct the Clerk to Investigate;

WHEREAS, the General Statute § 160A – 58.2 provides that the Sufficiency of the Petition shall be Investigated by the Town of Angier Clerk before further Annexation Proceedings may take place; and,

WHEREAS, the Town Board of Commissioners of The Town of Angier Deems it Advisable to Proceed in Response to this Request for Annexation; and,

THEREFORE, BE IT RESOLVED, by the Mayor and Town of Angier Board of Commissioners that:

The Town of Angier Clerk is hereby Directed to Investigate the Sufficiency of the Aforementioned Petition and to Certify as soon as Possible to the Town Board of Commissioners the result of her Investigation.

Adopted by the Angier Board of Commissioners on this the 2nd day of June, 2020.

ATTEST:

Robert K. Smith, Mayor

Veronica Hardaway, Town Clerk



Robert K. Smith
Mayor

Town of Angier
P.O. Box 278
Angier, NC 27501
919-639-2071

Veronica Hardaway
Town Clerk



Gerry Vincent
Town Manager

PROCEDURE FOR VOLUNTARY ANNEXATION PETITION

THE PROCESS:

(Time Frame: 60 - 90 days)

1. Petition and all required information (see checklist) must be submitted to Town Clerk at least seven (7) calendar days before next regular Town Board meeting, which is held the 1st Tuesday of each month.
2. Petition placed on Town Board agenda for next available regular meeting – 1st Tuesday of each month.
3. Town Board may then direct the Town Clerk to investigate the sufficiency of the petition.
4. Town Clerk investigates, and if all is in order, presents Certificate of Sufficiency to Board at next regular meeting – approximately 30 days later.
5. Town Board adopts resolution setting a public hearing at next available public hearing session –approximately 30 days later.
6. Public Hearing held as advertised.
7. Annexation Ordinance may be adopted after the public hearing is complete.
8. Town Clerk notifies required agencies of approved annexation.

SUBMITTAL CHECKLIST:

- One completed annexation petition
- Annexation fee: \$250
- Eight paper copies and one PDF copy of survey map of property proposed for annexation showing:
 - The property in relationship to the primary corporate limits of the Town. (If the petition is for a non-contiguous annexation the distance from the primary corporate limits must be shown.)
 - County tax map/parcel number(s) and /or PIN numbers
- One copy of the recorded deed to the property showing current owner(s)
 - All owners of property being petitioned for annexation must sign the petition. (Signatures on petition must appear as shown on the deed)
- Attach metes and bounds description
- Statement of vested rights, if applicable
 - Attach a letter certifying vested rights, if any, from the government entity granting the vested rights. (If you are not certain of this information, contact the Planning Department)
- Complete and attach applicable signature page (Individual, Corporation, Partnership)

TO BOARD OF COMMISSIONERS OF THE TOWN OF ANGIER, NC:



Town of Angier
 P.O. Box 278
 Angier, NC 27501
 919-639-2071



Robert K. Smith
 Mayor

Veronica Hardaway
 Town Clerk

Gerry Vincent
 Town Manager

1. I/We the undersigned owners of real property respectfully request that the area as referenced by the attached survey map and metes and bounds description be annexed into the Town of Angier, North Carolina.

2. The area to be annexed is
 contiguous, () non-contiguous to the Town of Angier.
(If contiguous, this annexation will include all intervening rights-of-way for streets, railroads and other areas as stated in G.S. 160-31(r).)

3. Harnett/Wake County Property Identification Number(s) (PIN):
 Wake County PIN # 0675302448

4. Have vested rights been established with regard to this property under N.C.G.S. 160A-385.1 or G.S. 153A-344.1?
 () Yes No
If "yes", proof of vested rights must be attached.

5. I/We the undersigned owners of real property acknowledge and accept the provision that the Town of Angier will provide the property such municipal services it presently provides other lands within its corporate limits, except sewer services (inasmuch as the land is not within a reasonable proximity to the Town sewer lines and the drainage basin for the property makes the provision of sewer services financially impracticable).

6. We hereby certify that all information given with regard to this property is true and accurate to the best of my/our knowledge and is signed by all owners of the property being petitioned for annexation. Attached is the applicable signature page:

- Individual(s)
- Corporation
- Partnership
- LLC

Complete is property if owned by INDIVIDUAL(S).



Town of Angier
 P.O. Box 278
 Angier, NC 27501
 919-639-2071



Robert K. Smith
 Mayor

Veronica Hardaway
 Town Clerk

Gerry Vincent
 Town Manager

(Both husband and wife must sign if property is owned jointly and all signatures must be the same as those that appear on recorded deed)

Partitioned Property PIN # 0675302448

1. Petrea, Ruth Dupree 1209 Carolina Ave, Durham, NC 27705
 (Owner - Print Name) (Mailing Address)

Ruth Dupree
 (Owner's Signature)

2. _____
 (Owner - Print Name) (Mailing Address)

 (Owner's Signature)

3. _____
 (Owner - Print Name) (Mailing Address)

 (Owner's Signature)

State of North Carolina County of Durham
 I, Edgar Mona Morrey, a Notary Public for said County and State, do hereby certify that Ruth Dupree Petrea personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 21st day of May, 2020 My commission expires 04/18, 2022

Edgar Mona Morrey
 Notary Public

(SEAL)
 Edgar Mona Morrey
 NOTARY PUBLIC
 Durham County, North Carolina
 My Commission Expires
 April 18, 2022



Robert K. Smith
Mayor

Town of Angier
P.O. Box 278
Angier, NC 27501
919-639-2071



Veronica Hardaway
Town Clerk

Gerry Vincent
Town Manager

PROCEDURE FOR VOLUNTARY ANNEXATION PETITION

THE PROCESS:

(Time Frame: 60 - 90 days)

1. Petition and all required information (see checklist) must be submitted to Town Clerk at least seven (7) calendar days before next regular Town Board meeting, which is held the 1st Tuesday of each month.
2. Petition placed on Town Board agenda for next available regular meeting – 1st Tuesday of each month.
3. Town Board may then direct the Town Clerk to investigate the sufficiency of the petition.
4. Town Clerk investigates, and if all is in order, presents Certificate of Sufficiency to Board at next regular meeting – approximately 30 days later.
5. Town Board adopts resolution setting a public hearing at next available public hearing session –approximately 30 days later.
6. Public Hearing held as advertised.
7. Annexation Ordinance may be adopted after the public hearing is complete.
8. Town Clerk notifies required agencies of approved annexation.

SUBMITTAL CHECKLIST:

- One completed annexation petition
- Annexation fee: \$250
- Eight paper copies and one PDF copy of survey map of property proposed for annexation showing:
 - The property in relationship to the primary corporate limits of the Town. (If the petition is for a non-contiguous annexation the distance from the primary corporate limits must be shown.)
 - County tax map/parcel number(s) and /or PIN numbers
- One copy of the recorded deed to the property showing current owner(s)
 - All owners of property being petitioned for annexation must sign the petition. (Signatures on petition must appear as shown on the deed)
- Attach metes and bounds description
- Statement of vested rights, if applicable
 - Attach a letter certifying vested rights, if any, from the government entity granting the vested rights. (If you are not certain of this information, contact the Planning Department)
- Complete and attach applicable signature page (Individual, Corporation, Partnership)

TO BOARD OF COMMISSIONERS OF THE TOWN OF ANGIER, NC:



Robert K. Smith
Mayor

Town of Angier
P.O. Box 278
Angier, NC 27501
919-639-2071



Veronica Hardaway
Town Clerk

Gerry Vincent
Town Manager

1. I/We the undersigned owners of real property respectfully request that the area as referenced by the attached survey map and metes and bounds description be annexed into the Town of Angier, North Carolina.

2. The area to be annexed is

contiguous, non-contiguous to the Town of Angier.

(If contiguous, this annexation will include all intervening rights-of-way for streets, railroads and other areas as stated in G.S. 160-31(r).)

3. Harnett/Wake County Property Identification Number(s) (PIN):
Harnett County PIN # 0674390203

4. Have vested rights been established with regard to this property under N.C.G.S. 160A-385.1 or G.S. 153A-344.1?

Yes No

If "yes", proof of vested rights must be attached.

5. I/We the undersigned owners of real property acknowledge and accept the provision that the Town of Angier will provide the property such municipal services it presently provides other lands within its corporate limits, except sewer services (inasmuch as the land is not within a reasonable proximity to the Town sewer lines and the drainage basin for the property makes the provision of sewer services financially impracticable).

6. We hereby certify that all information given with regard to this property is true and accurate to the best of my/our knowledge and is signed by all owners of the property being petitioned for annexation. Attached is the applicable signature page:

- Individual(s)
- Corporation
- Partnership
- LLC

Complete is property if owned by INDIVIDUAL(S).



Town of Angier
 P.O. Box 278
 Angier, NC 27501
 919-639-2071



Robert K. Smith
 Mayor

Veronica Hardaway
 Town Clerk

Gerry Vincent
 Town Manager

(Both husband and wife must sign if property is owned jointly and all signatures must be the same as those that appear on recorded deed)

Partioned Property PIN # 0674390203

1. Petrea, Ruth Dupree 1209 Carolina Ave, Durham, NC 27705
 (Owner - Print Name) (Mailing Address)

Ruth Dupree
 (Owner's Signature)

2. _____
 (Owner - Print Name) (Mailing Address)

 (Owner's Signature)

3. _____
 (Owner - Print Name) (Mailing Address)

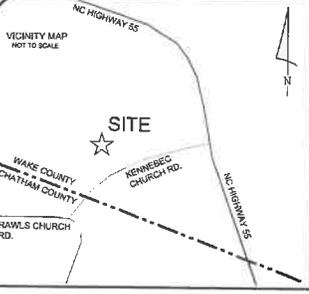
 (Owner's Signature)

State of North Carolina, County of Durham
 I, Edgar Mena Monroy, a Notary Public for said County and State, do hereby certify
 that Ruth Dupree Petrea personally appeared before me this day and acknowledged the due
 execution of the foregoing instrument.

Witness my hand and official seal, this the 21st day of May, 2020. My
 commission expires 04/18, 2022.

Edgar Mena Monroy
 Notary Public

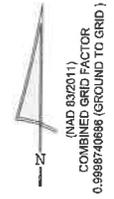
(SEAL)
 Edgar Mena Monroy
 NOTARY PUBLIC
 Durham County, North Carolina
 My Commission Expires
 April 18, 2022



**ANNEXATION SURVEY PLAT
OF THE:
RUTH DUPREE PETREA AND
WILLIAM A. DUPREE III PROPERTY**

MIDDLE CREEK / BLACK RIVER TOWNSHIPS,
WAKE / HARNETT COUNTIES,
ANGIER, NORTH CAROLINA

PREPARED FOR: TBM PARTNERS, LLC



Line #	Direction	Length
L1	N 1°49'24" E	1355.17
L2	N 1°48'38" E	724.12
L3	S 86°51'10" E	570.55
L4	S 112°55' W	322.90
L5	S 1°15'56" W	991.12
L6	S 0°55'15" W	758.46
L7	N 87°34'45" W	595.29
L8	N 87°34'45" W	114.81
L9	N 86°10'18" W	234.90
L10	S 79°38'43" W	257.71
L11	S 61°12'55" W	300.49
L12	N 1°48'38" E	590.10
L13	N 79°45'09" E	90.17
L14	N 78°48'02" E	271.65
L15	S 0°55'15" W	416.38
L16	S 89°17'50" E	246.68

Town Clerk Annexation Certification
I hereby certify that this plat for annexation has followed all requirements and procedures and a public hearing was held by the Angier Board of Commissioners to annex the property shown and described hereon, The Angier Board of Commissioners adopted the resolution to annex this property on the _____ day of _____, 2020.

Town Clerk _____ Date _____

Property Owner Certification
I (We) hereby certify that I am (We are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of annexation with my (our) free consent.

Owner(s) _____ Date _____
Owner(s) _____ Date _____

Review Officer Certification (Wake and/or Harnett)
As a Wake County Review Officer, I hereby certify that this map meets all statutory requirements for recording.

Review Officer _____ Date _____

SUBJECT PARCEL AREA TABLE	
TOTAL AREA - DB 13020 PG 154 TRACT VI	1,206,856 SF / 27.705 AC
TOTAL AREA WITHIN WAKE COUNTY	1,197,825 SF / 27.498 AC
TOTAL AREA WITHIN HARNETT COUNTY	9,031 SF / 0.207 AC

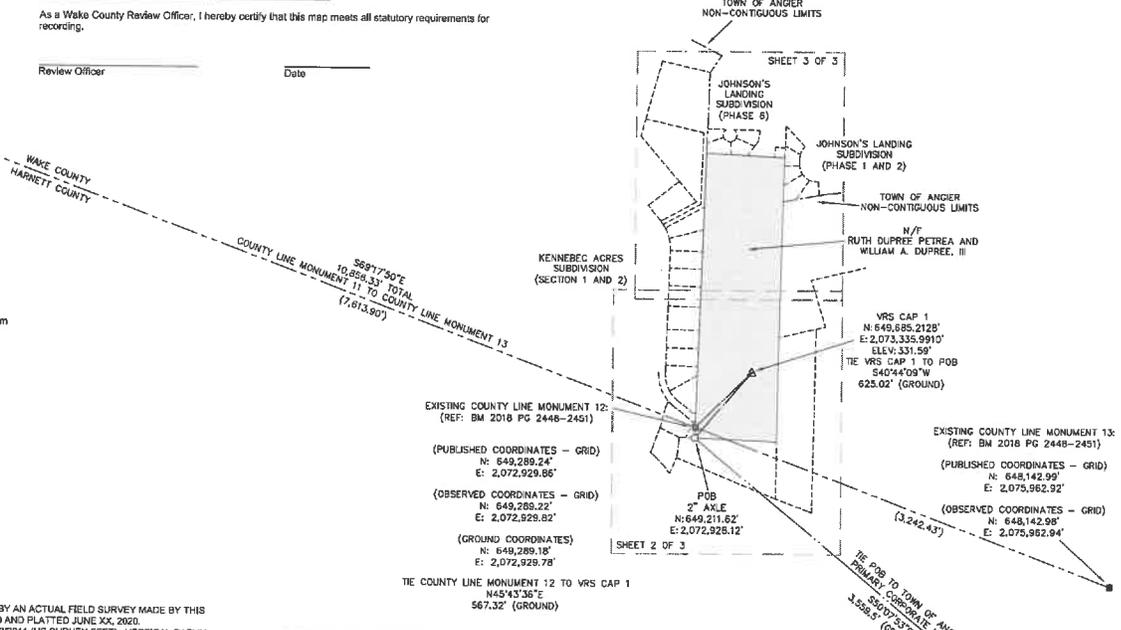
EXISTING COUNTY LINE MONUMENT 11:
(REF: BM 2018 PG 2448-2451)
(PUBLISHED COORDINATES - GRID)
N: 651,980.89'
E: 2,065,807.51'
(OBSERVED COORDINATES - GRID)
N: 651,980.80'
E: 2,065,807.60'

I, Kevin D. Medeiros, certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey.

- Class of Survey: Class A
- Positional Accuracy: 0.09'
- Type of GPS Field Procedure: NCGS VRS Network
- Dates of Survey: February 05th and 7th, 2020
- Datum/Epoche: NAD 83 (NRSR 2011)
- Published/Fixed-control use: See Below
- Grid Model: Geoid 12B
- Combined Grid Factor: 0.9995740686
- Units: US Survey Feet

Fixed Station utilized for this project:
Designation: RALEIGH DOT CORS ARP
CORS ID: NCRD
Northing: 733167.41 (NAD 83-NRSR 2011)
Easting: 2124896.38
Elevation: 279.0 (NAVD 83)

- NOTES:**
- THIS PLAT IS DERIVED FROM INFORMATION GATHERED BY AN ACTUAL FIELD SURVEY MADE BY THIS OFFICE BETWEEN FEBRUARY 05, 2020 AND MAY XX, 2020 AND PLATTED JUNE XX, 2020.
 - HORIZONTAL DATUM USED FOR THIS PROJECT IS NAD 83/2011 (US SURVEY FEET); VERTICAL DATUM USED FOR THIS PROJECT IS NAVD 88.
 - BOUNDARY INFORMATION PER DEEDS AND PLATS OF THE WAKE AND HARNETT COUNTY REGISTRY AS SHOWN.
 - THE GROUND CONTROL COORDINATES ARE LOCALIZED COORDINATES BASED ON STATE PLANE COORDINATES FOR ESP VRS CAP 1 HAVING THE FOLLOWING NAD 83/2011 COORDINATE VALUES:
NORTHING: 648,685.2128' EASTING: 2,073,335.9910' ELEVATION: 331.39' (NAVD 88/GEOID 12B).
 - PROJECT COMBINED GRID FACTOR USED IS 0.9995740686 (GROUND TO GRID).
 - UNLESS NOTED AS GRID, ALL COORDINATES SHOWN ARE GROUND COORDINATES.
 - UNLESS OTHERWISE NOTED ALL DISTANCES ARE HORIZONTAL GROUND MEASUREMENTS.
 - ALL AREAS COMPUTED BY COORDINATE COMPUTATION METHOD.
 - THE PROJECT CONTROL WAS ESTABLISHED BY ESP ASSOCIATES, INC. USING THE NCGS VRS SYSTEM.
 - THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT, AND IS SUBJECT TO ALL FACTS AND EASEMENTS WHICH MAY BE DISCLOSED WITHIN THE TITLE REPORT. REFERENCE THE FOLLOWING INVESTORS TITLE INSURANCE COMPANY COMMITMENT FOR FURTHER INFORMATION:
9723 KENNEBEC CHURCH ROAD - 20201112397/R01
 - THE PROJECT SITE IS NOT LOCATED IN A FLOOD ZONE. REFER TO DFRM MAP NUMBER 372067500K AND 3720667400K, WITH A REVISED DATE OF 10/03/06.
 - UNLESS OTHERWISE NOTED ALL NEW IRON PINS WERE SET USING 9/8" REBAR. ALL EXISTING FIELD EVIDENCE IS SHOWN AND LABELED WITH OUTER DIAMETER DIMENSIONS. UNLESS OTHERWISE NOTED ALL FIELD EVIDENCE WAS FOUND BELOW GROUND LEVEL.
 - FEATURES (INCLUDING BUT NOT LIMITED TO) BUILDINGS, ROADWAYS, UTILITY APPURTENANCES, LANDSCAPING, STREAMS/CREEKS SHOWN ON THIS PLAT WERE EXISTING AT THE TIME OF THIS SURVEY.
 - PARTIAL DISTANCES SHOWN IN PARENTHESES INDICATE MEASUREMENTS ALONG EXISTING BOUNDARY LINES BETWEEN EXISTING AND/OR NEW FIELD EVIDENCE. EASEMENT AND RIGHT OF WAY TIES DISTANCES ARE NOTED WITH AN E AND RW RESPECTIVELY.



SURVEYORS CERTIFICATE

I, KEVIN D. MEDEIROS, PLS CERTIFY THAT THIS FIELD SURVEY AND PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION (DEED DESCRIPTIONS RECORDED IN THE WAKE AND HARNETT COUNTY REGISTRIES SEE PLAT FOR DETAILS); THAT THE EXISTING BOUNDARY LINES DESCRIBED HEREON WERE FIELD SURVEYED AND MONUMENTED UNDER MY DIRECT SUPERVISION AS INDICATED; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS BROKEN LINES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:53,587; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXEMPTION OR EXCEPTION TO THE DEFINITION OF SUBDIVISION G.S. 47-30 (11) d); THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS _____ DAY OF _____, AD, 2020.



HATCH LEGEND



CLIENT IS REQUIRED BY STATE LAW TO CONTACT 811 PRIOR TO ANY EXCAVATION WORK BEING PERFORMED ON THIS SITE

KEVIN D. MEDEIROS, PLS L-4668

1 OF 3 SHEET	DATE:	05/26/2020	SCALE:	N.T.S.
	DRAWN BY:	JMM	CHECKED BY:	KDM
	REVISIONS:			
	ESP PROJECT NUMBER:	H30890		

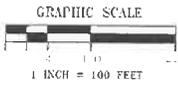
ANNEXATION SURVEY PLAT OF THE:
**RUTH DUPREE PETREA AND
WILLIAM A. DUPREE III
PROPERTY**
MIDDLE CREEK / BLACK RIVER TOWNSHIPS,
WAKE / HARNETT COUNTIES, NORTH CAROLINA

SURVEYED BY:
ESP Associates, Inc.
2200 Gateway Centre Blvd.
Suite 216
Morrisville, NC 27560
phone 919.675.1070
fax 919.677.1252
www.espsociates.com
LICENSE NO. F-1407

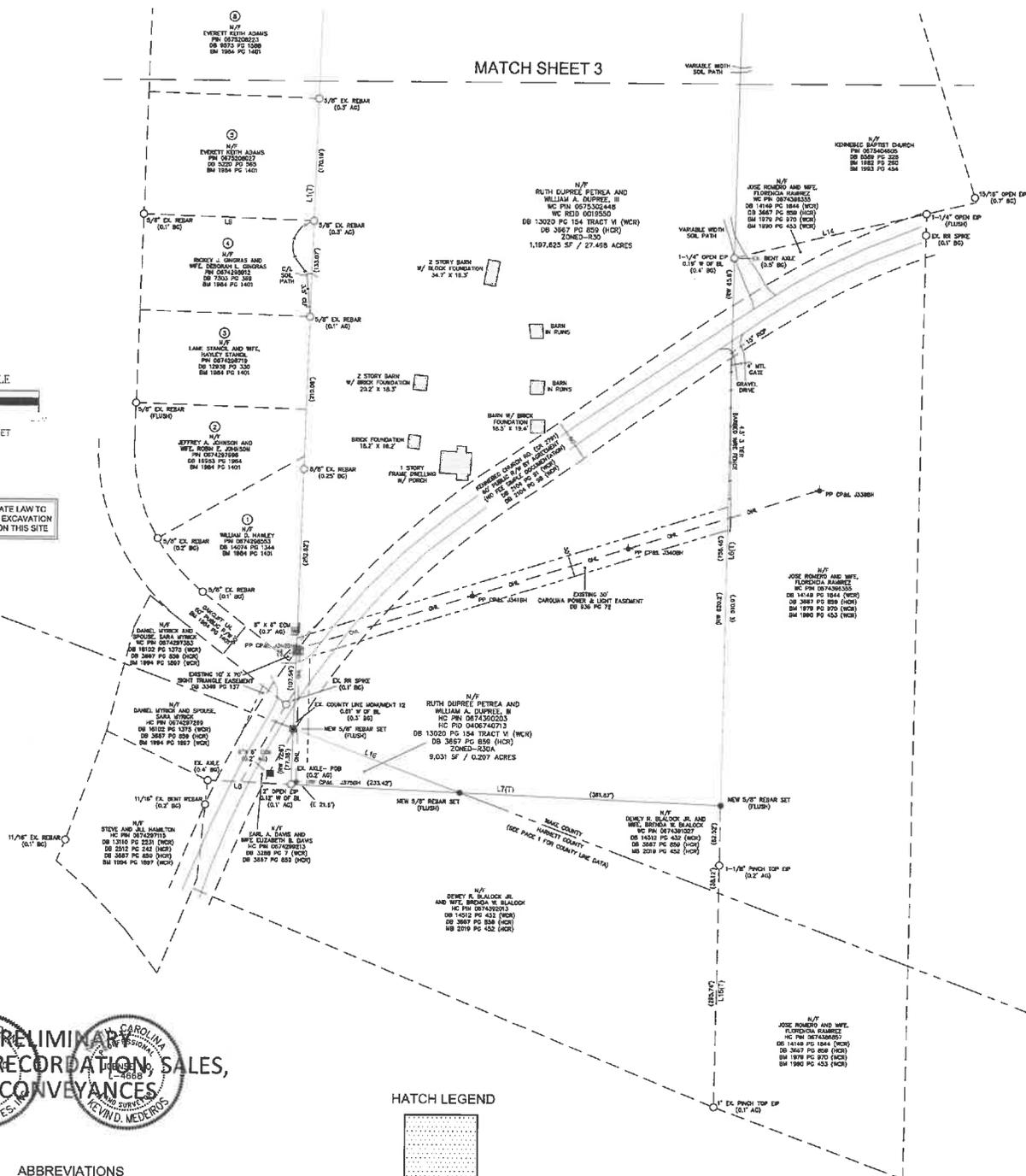
PREPARED FOR:
TBM PARTNERS, LLC
6131 FALLS OF NEUSE ROAD
RALEIGH, NC 27609

MATCH SHEET 3

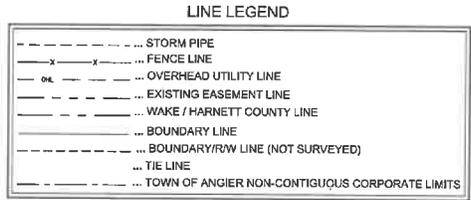
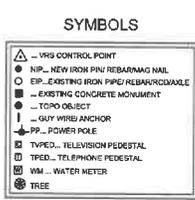
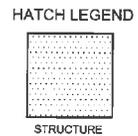
NAD 83(2011)
COMBINED GRID FACTOR
0.9988746866 (GROUND TO GRID)



CLIENT IS REQUIRED BY STATE LAW TO CONTACT 811 PRIOR TO ANY EXCAVATION WORK BEING PERFORMED ON THIS SITE



PRELIMINARY
NOT FOR RECORDATION, SALES,
OR CONVEYANCES



ABBREVIATIONS

AG... ABOVE GROUND	HCR... HARNETT COUNTY REGISTRY
B/D... BEARING AND DISTANCE	MTL... METAL
BG... BELOW GROUND	N/F... NOW OR FORMERLY
BK... BOOK	NTS... NOT TO SCALE
BL... BOUNDARY LINE	PG... PAGE
BM... BOOK OF MAPS	PI... PARCEL IDENTIFIER NUMBER
CGF... COMBINED GRID FACTOR	PII... PARCEL IDENTIFIER
CLF... CHAIN LINK FENCE	POB... POINT OF BEGINNING
C/L... CENTERLINE	RCP... REINFORCED CONCRETE PIPE
DB... DEED BOOK	REID... REAL ESTATE ID
EASE... EASEMENT	REF... REFERENCE
ECM... EXISTING CONCRETE MONUMENT	RR... RAILROAD
EIP... EXISTING IRON PIPE	R/W... RIGHT OF WAY
EIR... EXISTING IRON REBAR/ROD	SF... SQUARE FEET
ELEV... ELEVATION	W... WEST
EP... EDGE OF PAVEMENT	WC... WAKE COUNTY
EX... EXISTING	WCR... WAKE COUNTY REGISTRY
HC... HARNETT COUNTY	W/... WITH

DATE: 05/26/2020
DRAWN BY: JRM
CHECKED BY: KDM
REVISIONS:
ESP PROJECT NUMBER: HX3980
SHEET: 2 OF 3

ANNEXATION SURVEY PLAT OF THE:
**RUTH DUPREE PETREA AND
WILLIAM A. DUPREE III
PROPERTY**
MIDDLE CREEK / BLACK RIVER TOWNSHIPS,
WAKE / HARNETT COUNTIES, NORTH CAROLINA

SURVEYED BY:
ESP Associates, Inc.
2200 Gateway Centre Blvd.
Suite 216
Morrisville, NC 27560
phone 919.678.1070
fax 919.677.1252
LICENSE NO. F-1407

PREPARED FOR:
TBM PARTNERS, LLC
6131 FALLS OF NEUSE ROAD
RALEIGH, NC 27609

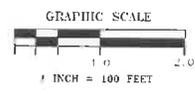
CLIENT IS REQUIRED BY STATE LAW TO CONTACT 811 PRIOR TO ANY EXCAVATION WORK BEING PERFORMED ON THIS SITE

LINE LEGEND

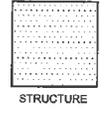
---	STORM PIPE
-x-x-	FENCE LINE
o-o-	OVERHEAD UTILITY LINE
---	EXISTING EASEMENT LINE
---	WAKE / HARNETT COUNTY LINE
---	BOUNDARY LINE
---	BOUNDARY/RW LINE (NOT SURVEYED)
---	TIE LINE
---	TOWN OF ANGER NON-CONTIGUOUS CORPORATE LIMITS

ABBREVIATIONS

AG...	ABOVE GROUND	HCR...	HARNETT COUNTY REGISTRY
B/D...	BEARING AND DISTANCE	MTL...	METAL
BG...	BELOW GROUND	N/F...	NOW OR FORMERLY
BK...	BOOK	NTS...	NOT TO SCALE
BL...	BOUNDARY LINE	PG...	PAGE
BM...	BOOK OF MAPS	PIN...	PARCEL IDENTIFIER NUMBER
CGF...	COMBINED GRID FACTOR	PID...	PARCEL IDENTIFIER
CLF...	CHAIN LINK FENCE	POB...	POINT OF BEGINNING
C/L...	CENTERLINE	RPC...	REINFORCED CONCRETE PIPE
DB...	DEED BOOK	REID...	REAL ESTATE ID
EASE...	EASEMENT	REF...	REFERENCE
ECM...	EXISTING CONCRETE MONUMENT	R/W...	RIGHT OF WAY
EIP...	EDGE OF PAVEMENT	SF...	SQUARE FEET
EIR...	EXISTING IRON REBAR/ROD	W...	WEST
ELEV...	ELEVATION	WC...	WAKE COUNTY
EP...	EDGE OF PAVEMENT	WCR...	WAKE COUNTY REGISTRY
EX...	EXISTING	W/...	WITH
HC...	HARNETT COUNTY		



HATCH LEGEND



SYMBOLS

▲	VISS CONTROL POINT
○	NEW IRON PIN REBAR/MAG NAIL
○	EXISTING IRON PIPE/REBAR/ROD/HAUL
○	EXISTING CONCRETE MONUMENT
○	TOPO OBJECT
○	GUY WIRE ANCHOR
○	POWER POLE
○	TYPED TELEVISION PEDESTAL
○	TYPED TELEPHONE PEDESTAL
○	WM WATER METER
○	TREE

PRELIMINARY
NOT FOR RECORDATION, SALES,
OR CONVEYANCES

MATCH SHEET 2



ANNEXATION SURVEY PLAT OF THE:
**RUTH DUPREE PETREA AND
WILLIAM A. DUPREE III
PROPERTY**
MIDDLE CREEK / BLACK RIVER TOWNSHIPS,
WAKE / HARNETT COUNTIES, NORTH CAROLINA

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Suite 216
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LICENSE NO. F-1407 www.espassociates.com

PREPARED FOR:
TBM PARTNERS, LLC
6131 FALLS OF NEUSE ROAD
RALEIGH, NC 27609

DATE: 05/28/2020
SCALE: 1" = 100'
DRAWN BY: JRM
CHECKED BY: KDM
REVISIONS:
ESP PROJECT NUMBER: HNS800
SHEET: 3 OF 3

MANAGER'S REPORT &
STAFF REPORTS

TOWN MANAGER'S REPORT
TOWN BOARD MEETING
June 2, 2020

1. Downtown Parking Lot Project:

There has been some conversation among the property owners regarding my letter indicating the Town's desire to acquire property to the rear of the buildings and improve the utilities and parking situation. Jim Nicholson has been a huge supporter and advocate to work together and emphasize "Angier First"!

With regards to the Downtown Parking Lot #2, I plan to meet with the individual property owners/businesses to discuss the removal of the solid waste carts and a single dumpster scenario.

2. COVID-19 Update:

A week ago last Friday, the Town submitted a reimbursement expense report to Harnett County regarding items related to COVID-19, and future related expenses through December 31st. These funds were approved by Congress, known as the CARES Act, distributed approximately \$2.4M to Harnett County (and the 5 towns), as it relates to COVID-19.

In addition, a conference call held by Harnett County & the towns discussed the re-opening of Town Hall and the libraries. The consensus is to re-open at the same time, especially in regards to the library system to be consistent.

3. FY21 Budget

Tonight (June 2nd), we held our public hearing regarding the FY21 budgets. The adoption is set for June 16th. If the Board is considering a budget work session, we will need to set it for next week.

In addition, closing out FY20 is underway with one month remaining.

4. Jack Marley Park

We will resume the discussions regarding the comprehensive plan update for Jack Marley Park, and schedule public forums to discuss the future amenities of the Park. Surveys are being tallied now.

5. Town Hall/Police Station

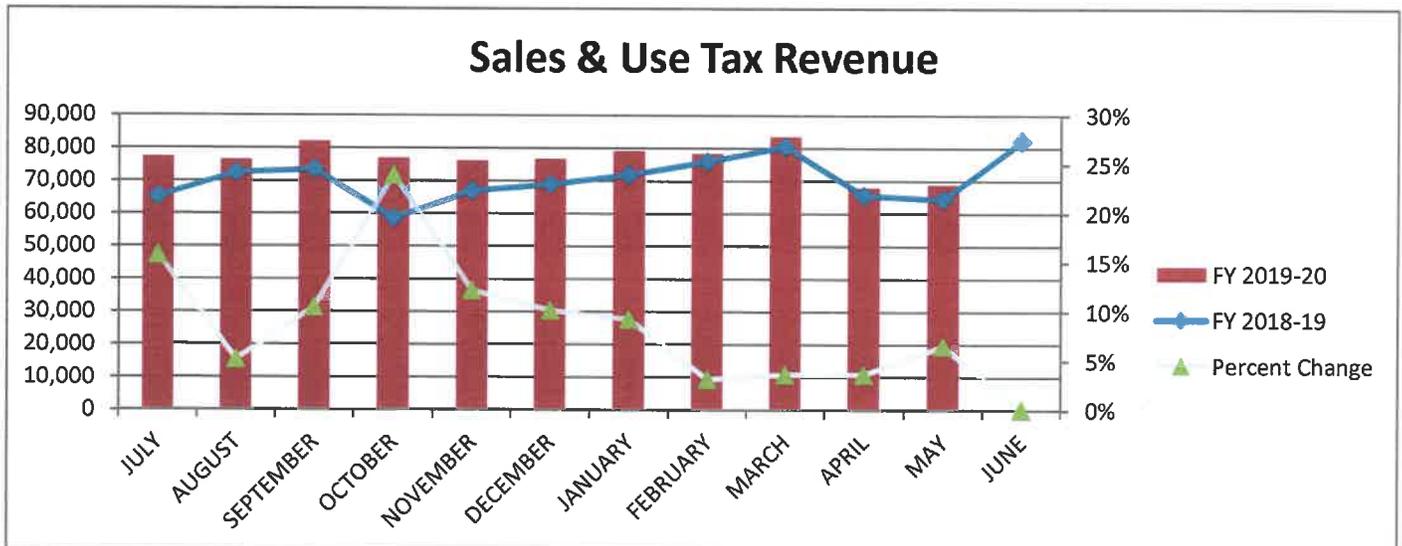
On Wednesday, I met with the Oakley Collier Architects to begin the logistics, process and space needs for staff. The former process began in 2007, but never implemented. Once revised, staff & the Board will be included to review potential space, future needs, logistics with mobilizing staff for approximately 15-18 months during construction, and revisions to the library. On the finance-side, the task or the goal is to finance this project without a tax increase. More to come...

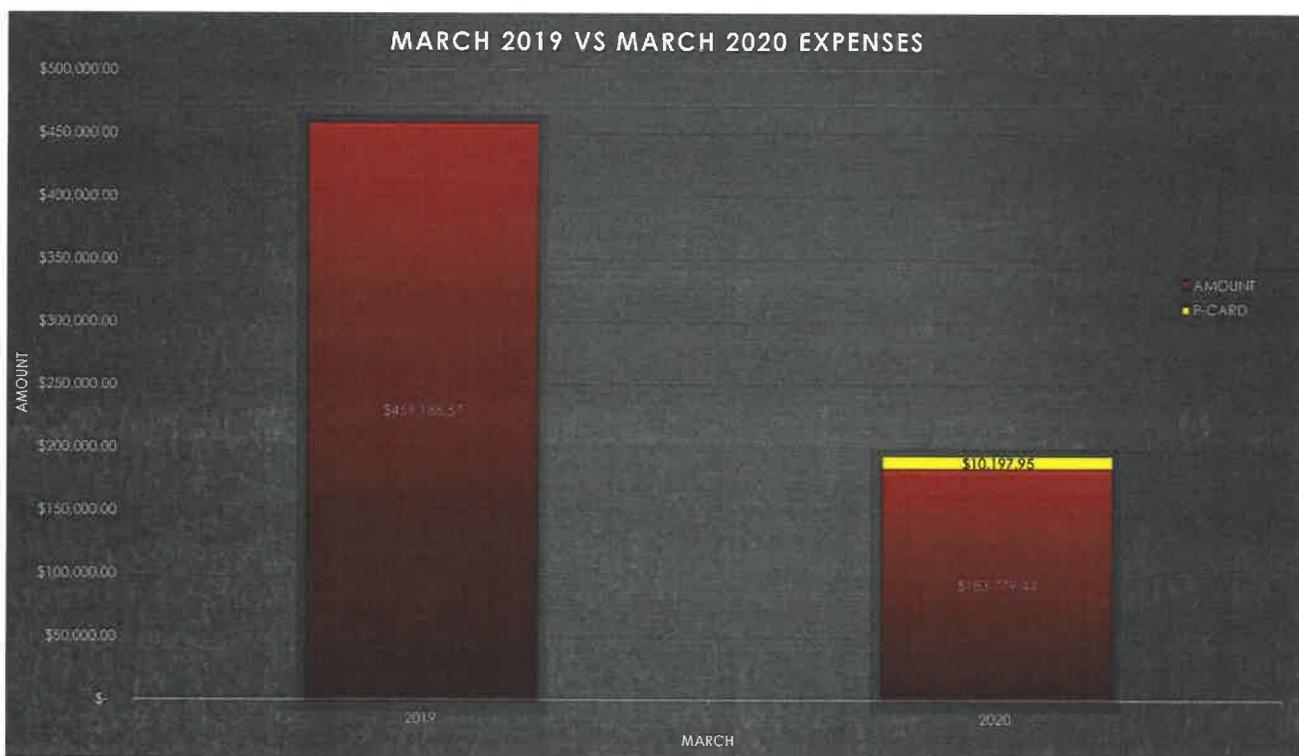
FINANCE MONTHLY REPORT FOR THE MONTH OF: April 2020



- Processed payroll on 4/9/20 \$51,893.29 and 4/24/20 \$53,379.45(these are the net figures)
- Compiled & Submitted Monthly Retirement Report on 4/30/20 \$22,534.13
- Remitted Federal & State payroll tax on 4/9/20 and 4/24/20
- Invoiced Harnett County SRO Contract for April 2020 \$5047.17
- Sent out reminders for annual evaluations
- Assisted with Budget Prep

SALES AND USE TAX ANALYSIS 2012-2020								
	FY 2012-13	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	FY 2018-19	FY 2019-20
JULY	\$ 38,646.56	\$ 41,365.95	\$ 45,037.32	\$ 50,244.39	\$ 56,084.29	\$ 66,869.58	\$ 65,195.40	\$ 77,370.47
AUGUST	\$ 44,923.67	\$ 46,654.79	\$ 45,670.51	\$ 49,930.99	\$ 55,557.40	\$ 61,087.65	\$ 72,533.17	\$ 76,455.85
SEPT	\$ 46,421.19	\$ 49,086.63	\$ 52,446.12	\$ 55,797.12	\$ 67,886.26	\$ 66,601.23	\$ 73,538.08	\$ 82,101.99
OCT	\$ 42,959.03	\$ 45,287.95	\$ 43,269.18	\$ 53,165.24	\$ 52,701.25	\$ 61,370.24	\$ 58,542.31	\$ 76,940.98
NOV	\$ 40,374.78	\$ 41,332.42	\$ 50,359.42	\$ 43,719.03	\$ 60,488.28	\$ 65,335.23	\$ 66,991.57	\$ 76,243.84
DEC	\$ 41,142.80	\$ 36,683.68	\$ 39,041.39	\$ 51,358.88	\$ 62,670.74	\$ 67,374.14	\$ 69,018.88	\$ 76,768.83
JAN	\$ 39,495.63	\$ 40,005.53	\$ 49,563.38	\$ 48,985.49	\$ 60,488.28	\$ 59,520.04	\$ 71,875.13	\$ 79,174.71
FEB	\$ 44,277.57	\$ 46,362.69	\$ 46,618.33	\$ 50,354.19	\$ 64,688.65	\$ 68,248.48	\$ 75,991.44	\$ 78,426.77
MARCH	\$ 44,504.10	\$ 48,422.31	\$ 58,298.98	\$ 60,691.74	\$ 73,243.06	\$ 75,235.74	\$ 80,537.79	\$ 83,543.99
APRIL	\$ 38,978.84	\$ 38,785.44	\$ 44,937.03	\$ 44,835.77	\$ 53,970.97	\$ 57,544.30	\$ 65,539.52	\$ 67,996.27
MAY	\$ 45,374.48	\$ 42,789.11	\$ 42,622.56	\$ 47,875.96	\$ 60,008.79	\$ 58,211.82	\$ 64,390.11	\$ 68,856.81
JUNE	\$ 47,051.96	\$ 48,162.72	\$ 47,167.89	\$ 57,925.24	\$ 70,884.97	\$ 71,628.50	\$ 82,125.20	
TOTAL	\$ 514,150.61	\$ 524,939.22	\$ 565,032.11	\$ 614,884.04	\$ 738,672.94	\$ 779,026.95	\$ 846,278.60	\$ 843,880.51
Increase/(Decrease) Previous FY	\$ -	\$ 10,788.61	\$ 40,092.89	\$ 49,851.93	\$ 123,788.90	\$ 40,354.01	\$ 67,251.65	\$ 75,260.41
% Growth	0.00%	2.06%	7.10%	8.11%	16.76%	5.18%	7.95%	9.45%





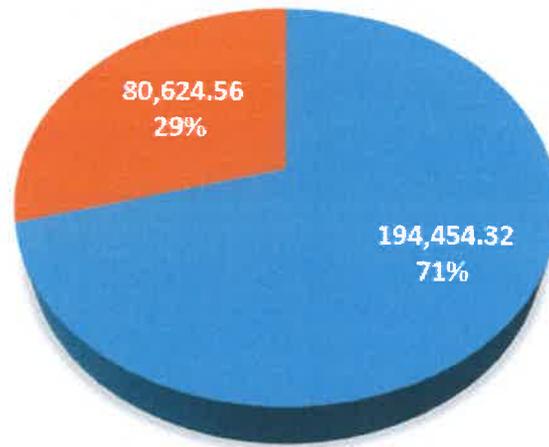


UTILITIES USAGE AND REVENUE SUMMARY

	FY 2018-2019		FY 2019-2020		% CHANGE USAGE	% CHANGE REVENUE
	USAGE	REVENUE	USAGE	REVENUE		
JULY	19,832,912	\$ 182,428.09	22,951,536	\$ 196,885.39	15.72%	7.92%
AUGUST	20,362,527	\$ 183,233.17	21,396,184	\$ 189,638.86	5.08%	3.50%
SEPTEMBER	19,601,581	\$ 179,031.60	21,821,213	\$ 193,342.47	11.32%	7.99%
OCTOBER	18,573,008	\$ 176,056.66	19,010,969	\$ 180,700.65	2.36%	2.64%
NOVEMBER	20,907,909	\$ 187,032.86	19,417,795	\$ 182,938.84	-7.13%	-2.19%
DECEMBER	17,611,075	\$ 171,827.72	21,789,979	\$ 190,420.08	23.73%	10.82%
JANUARY	20,133,905	\$ 183,074.26	17,929,158	\$ 176,249.42	-10.95%	-3.73%
FEBRUARY	18,889,823	\$ 177,559.51	19,582,947	\$ 182,507.22	3.67%	2.79%
MARCH	17,256,142	\$ 169,529.03	19,792,841	\$ 185,637.31	14.70%	9.50%
APRIL	20,615,627	\$ 185,837.86	21,100,726	\$ 190,595.32	2.35%	2.56%
MAY	19,410,596	\$ 180,307.84			-100.00%	-100.00%
JUNE	22,367,055	\$ 194,734.16			-100.00%	-100.00%
Y-T-D TOTAL	193,784,509	1,795,611	204,793,348	1,868,916	5.68%	4.08%
MONTHLY AVERAGE	19,630,180	180,888	20,479,335	186,892	4.33%	3.32%



Total Delinquencies vs Total Received Since 2002



■ Total Delinquencies ■ Total Received

FY 2019 vs FY 2020 (Recovered Delinquencies)



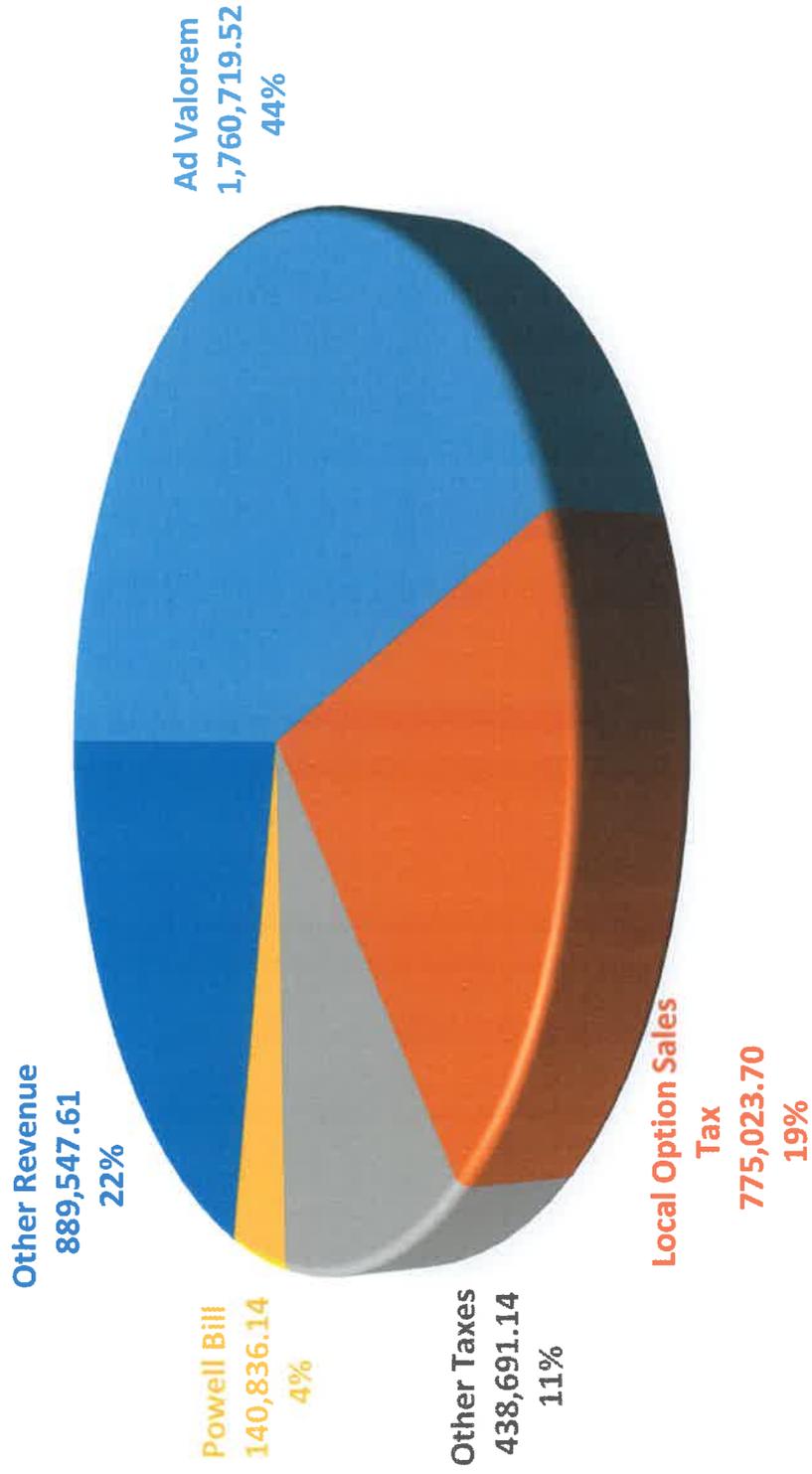
FY 2019



FY 2020



GENERAL FUND REVENUE (INCLUDING POWELL BILL)



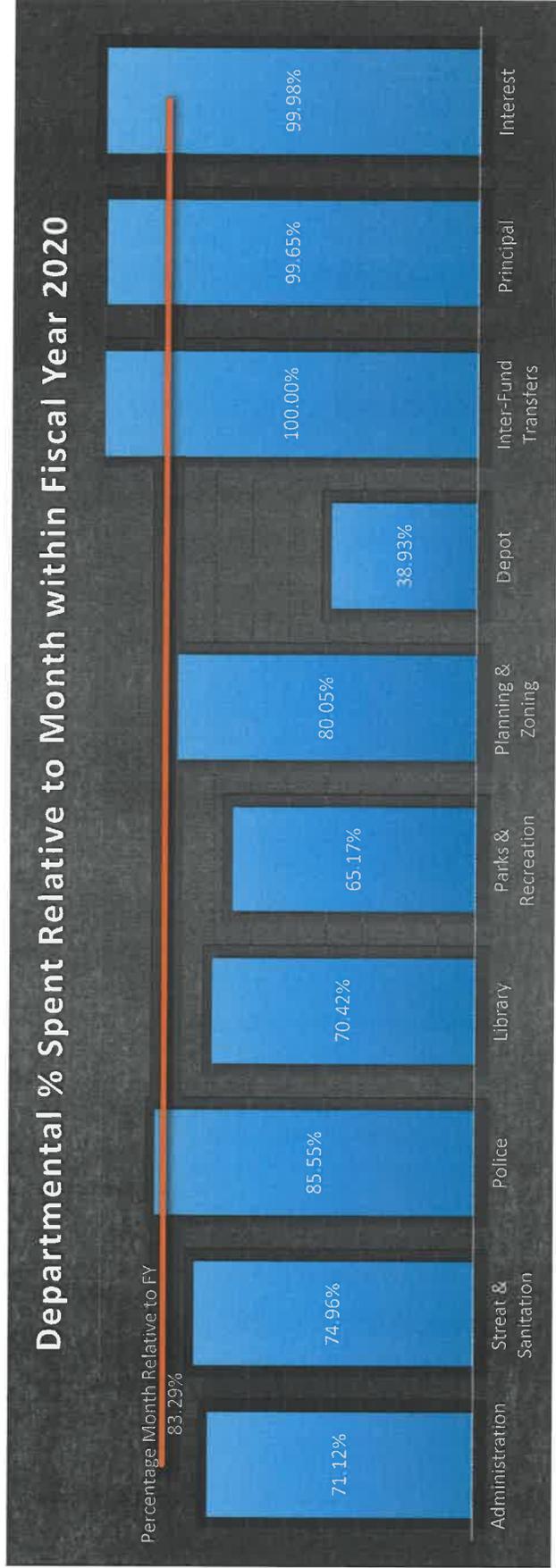


Interest	0.028						
Principal	0.004						
Depot	0.002						
Transfers	0.003						
		Administration	0.234	Street & Sanitation	0.168	Police	0.345
						Library	0.052
						Planning & Zoning	0.087
						Parks & Recreation	0.077

Your Tax Dollar at Work
Cents to the Dollar



Departmental % Spent Relative to Month within Fiscal Year 2020





Statement of Revenues & Expenditures (as of April 30, 2020)

General Fund				
	Budget	YTD	Variance	Percentage
Revenues:				
Ad Valorem Taxes	1,754,500	1,760,719.52	6,219.52	100.35%
Motor Vehicle Tax	206,100	201,471.11	(4,628.89)	97.75%
Local Option Sales Tax	875,000	775,023.70	(99,976.30)	88.57%
Other Taxes	349,800	237,220.03	(112,579.97)	67.82%
State Grant Revenue	61,900	54,897.90	(7,002.10)	88.69%
Permits and Fees	493,600	479,269.09	(14,330.91)	97.10%
Recreation Department Fees	62,000	60,204.00	(1,796.00)	97.10%
Investment Earnings	16,000	47,943.40	31,943.40	299.65%
Other General Revenues	94,319	247,233.22	152,914.22	262.12%
Fund Balance Appropriated	393,516	-	(393,516.00)	0.00%
Total Revenues	4,306,735	3,863,981.97	(442,753.03)	89.72%
Expenditures:				
Administration	1,088,997.00	774,466.91	314,530.09	71.12%
Street & Sanitation	745,568.00	558,902.10	186,665.90	74.96%
Police	1,340,188.00	1,146,516.77	193,671.23	85.55%
Library	245,783.00	173,079.99	72,703.01	70.42%
Parks & Recreation	391,700.00	255,284.22	136,415.78	65.17%
Planning & Zoning	358,683.00	287,112.49	71,570.51	80.05%
Depot	20,000.00	7,785.54	12,214.46	38.93%
Debt Service Obligations:				
Principal	13,100.00	13,054.49	45.51	99.65%
Interest	92,400.00	92,378.38	21.62	99.98%
Inter-Fund Transfers	10,316.00	10,316.00	-	100.00%
Total Expenditures	4,306,735	3,318,896.89	987,838.11	77.06%
Revenues over Expenditures (Spread) ----->		545,085.08		



Statement of Revenues & Expenditures (as of April 30, 2020)				
Powell Bill				
	Budget	YTD	Variance	Percentage
Revenues:				
State Aid-Street	141,000	140,777.42	(222.58)	99.84%
Investment Earnings	1,000	58.72	(941.28)	5.87%
Fund Balance Appropriated	165,000	-	(165,000.00)	0.00%
Total Revenues	307,000	140,836.14	(166,163.86)	45.87%
Expenditures:				
Equipment Maintenance	6,000.00	1,572.43	4,427.57	26.21%
Fuel	1,000.00	-	1,000.00	0.00%
Materials	10,000.00	7,915.86	2,084.14	79.16%
Contracted Service	290,000.00	275,134.35	14,865.65	94.87%
Total Expenditures	307,000	284,622.64	22,377.36	92.71%
Revenues over Expenditures (Spread) ----->		(143,786.50)		

Statement of Revenues & Expenditures (as of April 30, 2020)				
Water & Sewer Fund				
	Budget	YTD	Variance	Percentage
Revenues:				
Water Sales	1,239,000	1,267,819.05	28,819.05	102.33%
Sewer Sales	1,138,300	1,508,345.46	370,045.46	132.51%
Investment Earnings	35,400	36,003.22	603.22	101.70%
Other Operating Revenues	455,901	368,925.44	(86,975.56)	80.92%
Transfer from W/S Capital Reserve	577,672	-	(577,672.00)	0.00%
Total Revenues	3,446,273	3,181,093.17	(265,179.83)	92.31%
Expenditures:				
Water Operations	1,452,881.00	1,205,829.66	247,051.34	83.00%
Sewer Operations	960,992.00	701,823.66	259,168.34	73.03%
Smith Drive Regional Pump Station	529,800.00	393,001.26	136,798.74	74.18%
Lagoon	79,800.00	44,520.63	35,279.37	55.79%
Debt Service				
Principal	231,100.00	45,835.43	185,264.57	19.83%
Interest	176,000.00	19,706.26	156,293.74	11.20%
Debt Service Reserve	15,700.00	15,700.00	-	100.00%
Total Expenditures	3,446,273	2,426,416.90	1,019,856.10	70.41%
Revenues over Expenditures (Spread) ----->		754,676.27		



Statement of Revenues & Expenditures (as of April 30, 2020)				
HWY 210/Park Street Sidewalk Extension Project Fund				
	Budget	YTD	Variance	Percentage
Revenues:				
Interest on Investments	-	1.04	1.04	0.00%
NC Department of Transportation	418,280	56,093.68	(362,186.32)	13.41%
Payment in Lieu of Sidewalk	-	20,000.00	20,000.00	0.00%
Transfer from General Fund	114,886	10,316.00	(104,570.00)	8.98%
Total Revenues	533,166	86,410.72	(446,755.28)	16.21%
Expenditures:				
Engineering	88,039.00	84,848.25	3,190.75	96.38%
Construction	445,127.00	-	445,127.00	0.00%
Total Expenditures	533,166	84,848.25	448,317.75	15.91%
Revenues over Expenditures (Spread) ----->		1,562.47		

Statement of Revenues & Expenditures (as of April 30, 2020)				
Angier Elementary Drainage Project Fund				
	Budget	YTD	Variance	Percentage
Revenues:				
Transfer from General Fund	-	-	-	0.00%
Harnett County Board of Education	50,000	50,000.00	-	100.00%
Interest on Investments	-	283.54	283.54	0.00%
Total Revenues	50,000	50,283.54	283.54	100.57%
Expenditures:				
Construction	50,000.00	35,092.65	14,907.35	70.19%
Total Expenditures	50,000	35,092.65	14,907.35	70.19%
Revenues over Expenditures (Spread) ----->		15,190.89		



Town of Angier

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Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Veronica Hardaway
Town Clerk

Library Report – May 2020

This month we were completely closed to the public still. We have been offering our curbside service, and as of May 27th we had checked out 1,011 books to 185 patrons via this service this month. We have continued to offer our Story Time to-go kits, and have sent out 54 crafts as of this date as well. I am very grateful to all the town staff and officials who have taken the time to come over to the library to read a book for our virtual weekly story time. We have had amazing feedback and reach via social media with these videos. We will have 2 more going out before we begin our summer reading programs. During this shutdown, we also were able to order our new bookshelves for the children's section of the library. We were able to get the old shelves out, new shelves in, and all the books back in place over the course of a week. I have to say thank you to some of the Police Department for helping in moving items out and getting the new shelf crates opened up when delivered.

As we prepare for our summer programs, we have unfortunately had to cancel some of our performers, and will be working to reschedule them for a live show at a later date in the year. We will now only have 2 performances for the summer, but staff is working to get something together to take place of these. We are also working on a video component to go with the programs that will no longer be done in person, in order to ensure they still have the same educational effect we were hoping to provide in person. The library followed in the footsteps of the Main Branch and we purchased a video editing software to make our videos look more professional, as this is going to be the new normal for the time being. We continue to tie up the last loose ends for getting our craft club kits ready for kids to pick up, as well as getting the changes done for converting every in-person program to a to-go option.

There have been regular meetings amongst branch library managers over the last few weeks to discuss reopening libraries and what steps we will all need to be taking for that to happen. As it stands now, all branches will be opening at the same date, to avoid any confusion with patrons as well as avoid one library getting an influx of patrons at one time. We have had the front desk measured for a sneeze guard, and that is currently the only thing missing in order for our library to be ready to open to the public. We are able to utilize a grant that was received for the library system in order to get that, along with some other basic supplies needed to be safely operational when we open to the public. There will be masks available to patrons should they not have one and choose to wear one. We will not be requiring them, but strongly encouraging that they be worn as a protective measure. We will have masks available for staff, who will be requested to have one on when helping patron outside of the circulation desk. As we take measures to limit



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face-to-face contact with patrons, we will be making only 4 public computers available to public use. We will have keyboards covered and will be cleaning each station after use by patrons with alcohol wipes. There will not be access to the catalog computer or the print management station, as this would be an area that could too easily be a place in which germs can be spread. There is also going to be an option available for circulation computers to remote access the public computers to limit the need for staff to be in that close proximity of patrons.

The discussion is currently being had about when to implement our overdue fines again. As of now, we have not been charging fines for patrons for overdue items since we limited hours in March. This was a county-wide decision, and as we open back up to the public, there is the question of when to stop waiving these fines. This is going to be an affect of \$100/mo. on average, though currently we have only waived \$132 since March. This date of bringing these fines back is still being discussed.

Katy Warren
Library Director

Library:	Angier
Month:	May
Year:	2020

Door Count	0
Hours Open	160 curbside
Paperback Exchange Books Circulated	0
Number of Volunteers	0
Number of Volunteer Hours	0
*Reference Questions	0
Notaries	0
Book-A-Librarian Appointments	0
Tests Proctored	0

	# of Programs	Program Attendance
Children's Programs	0	0
YA Programs	0	0
Children's Outreach	0	0
Adult Programs	0	0
Adult Outreach	0	0
Meeting Room	0	0

**If applicable, please categorize the programs from above into the following categories. See below for more details.										
	Early Literacy		STEAM/STEM		Technology		Job/Career		Adult Literacy	
	# programs	attendance	# programs	attendance	# programs	attendance	# programs	attendance	# programs	attendance
Children (Birth-Age 12)	0	0	0	0	0	0	0	0	0	0
YA (Ages 13-18)	0	0	0	0	0	0	0	0	0	0
Adults	0	0	0	0	0	0	0	0	0	0

***Reference Questions-**Reference questions are no longer categorized by general, technology, or job/career. Simply count all questions and record the total number above. You may choose to count every question during the month or provide a sampling count by counting 1 week and multiply by 4.

****Definitions:**

Early Literacy Program-any program for children birth to age 5 that involves activities that models and/or promotes pre-literacy skills such as vocabulary, print motivation, print awareness, narrative skills, letter knowledge and phonological awareness. Examples include but are not limited to activities such as reading aloud, storytelling, story related arts and crafts, music, nursery rhymes, readers' theatre, finger plays, flannel board stories and games, etc...

STEM/STEAM Program-any program or active play/discovery session in which the primary subject matter is related to science, technology, engineering, art and/or math. Examples include but are not limited to programs such as Lego club, arts/crafts, science experiments and demonstrations, computer coding, etc..

Adult Literacy Program-Library sponsored/supported programs or small group sessions in which the primary subject matter is related to adult literacy skills for ages 18 and up. Examples include but are not limited to programs or learning sessions for English as a second language learners, GED preparation, literacy coaching/tutoring, etc...

Date	school prints	curbside patrons	number of items	story time bags	blind bags easy	blind bags JR	blind bags adult	bags used	Envelopes used	online patron registration	Forgiven overdue fines (current only)	price per	
												plastic - .41	paper - .25
1-May		9	69	5	3			5		1	\$	0.22	\$ 0.10
4-May		15	80	2	1	1		7					
5-May		9	43	3	1			3			\$	10.50	
6-May		8	40					8		1			
7-May		13	72					14		2			
8-May		14	49	1				16					
11-May		4	16					2		2			
12-May		8	72	8	4			3					
13-May		14	54	2	1			13		2	\$	6.60	
14-May		7	31	8				4					
15-May		8	66	1	3	3		6			\$	8.50	
18-May		12	50	2	3			9		1	\$	7.70	
19-May		7	49	5	3			4					
20-May		12	37					8			\$	2.60	
21-May		10	30					5					
22-May		5	49	1	2			10			\$	4.50	
26-May		11	95	7	4	1		8		4	\$	7.80	
27-May		19	109	8	1			8		1	\$	1.10	
								15					
								6					
totals		185	1,011	54	26	4	1	153		14	\$	50.90	
								72					

MONTHLY REPORT
ANGIER PARKS & RECREATION
May 26, 2020

- JACK MARLEY PARK FACILITIES ARE OPEN WITH THE EXCEPTION OF THE RESTROOMS AND PLAYGROUNDS. WE ARE FOLLOWING GOVERNOR COOPER'S ORDER OF PHASE 2 THAT WENT INTO EFFECT ON FRIDAY MAY 23 AT 5:00PM.
- ALL ANGIER PARKS AND REC SPRING SPORTS HAVE BEEN CANCELED DUE GOVERNOR'S ORDER. WE ARE IN THE PROCESS OF CONTACTING ALL SPRING SPORTS PARTICIPANTS ASKING THEM WHETHER THEY WANT A REFUND OR WANT THEIR CHILD'S REGISTRATION FORM MOVED TO FALL SPORTS. WE HAVE CONTACTED APPROXIMATELY 60% SO FAR.
- WE ARE HOPING TO START RENTING FIELDS FOR TRAVEL TEAMS TO PRACTICE THIS WEEK.
- ONCE GOVERNOR COOPER GOES INTO PHASE 3 WE WANT TO HOST SOME WEEKEND TRAVEL TOURNAMENTS IN JULY AND AUGUST.
- OUR PLAN RIGHT NOW IS TO START FALL SPORTS SEASON LAST WEEK OF AUGUST.
- NEW SOD HAS BEEN INSTALLED BEHIND BACK STOP AT FIELD 3 TO HELP ELIMINATE EROSION.
- ALL FIELDS' EDGES HAVE BEEN HOSED DOWN AND A SHARP EDGE HAS BEEN PUT ON ALL OF THEM WHERE DIRT AND GRASS MEET.
- THE MASTER PLAN STUDY HAS BEEN DELAYED INTO 2021 FISCAL YAEAR DUE COVID-19.



Town of Angier
Planning & Inspections Department
919-331-6702



Robert K. Smith
Mayor

Gerry Vincent
Town Manager

Planning and Inspections Department
Monthly Report: May 2020

*Figures as of 5/27/20***

Permitting Totals – Month of May 2020:

Total Permits Issued: **64**

Building Inspections Performed: **86**

New Construction Permits Issued - Residential: **21**

New Construction Permits Issued - Commercial: **0**

Total Fees Collected: **\$ 24,877.25**

2019-2020 Fiscal Year Totals:

New Construction - Residential: **120**

New Construction - Commercial: **1**

Total Fees Collected: **\$ 164,393.50**



Town of Angier
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Subdivisions – Current Status:

Southern Acres: All Phases Recorded, Home Construction Underway

Whetstone Phase II: Construction Underway

Bellewood: All Residential Phases Recorded, Home Construction Underway

Kathryn's Retreat: Phases I & II recorded, Home Construction Underway

Coble Farms West: Preliminary Plat Conditionally Approved, Pending Off-Site Utilities

Honeycutt Oaks PUD: Construction Drawings Nearing Approval

Glen Meadow Phase II: Construction Underway

Lynn Ridge: Construction Drawings Approved, Construction to Begin Soon

Tuscarora Grove: Preliminary Plat Approved

Highland Ridge: Preliminary Plat Under Review

Future Development – Current Status:

Dupree Property (Kennebec Church Rd) – Annexation and Rezoning Pending

Multifamily & Nonresidential Projects – Current Status:

La Mission De L'esprit Church (7975 NC 210 N.): Construction Ongoing

Angier Plaza Phase II (W. Dupree St/Rawls Rd): Site Plan Approved for Restaurant, Retail, Office Uses; Pending Off-site Utilities

Andrews Landing Townhomes (8316 S. NC 55 HWY): Site Plan Approved – 9 Townhome Building Permits Issued

Code Enforcement Spreadsheet Attached

May 2020 Code Enforcement Report

All Active and Recently Closed Violation Files

File Number	Site Address	Property Owner	Nature of Violation	Date Cited	Date Closed	Current Status
18-107	102 N Dunn St	Henry Williams	Minimum Housing Case	11/6/2018		Unfit for Habitation. Vacated and Closed March 15, 2019. Ordinance to Repair or Demolish Recorded 4/23 - Deadline: July 20th.
19-021	191 W Lillington St	Rhunell Chatmon	Minimum Housing Case	2/25/2019		Unfit for Habitation. Vacated and Closed June 10, 2019. Staff will initiate demolition procedures if no intent to repair by June 10, 2020.
19-158	91 S Johnson St	Patricia Olvera	Minimum Housing Case	10/14/2019		Unfit for Human Habitation. Ordinance to Vacate and Close Dwelling adopted by the Board on 3/3/2020. Dwelling Boarded 4/9/20.
19-159	67 S Cross St	Terry McDougald	Minimum Housing Case	10/14/2019		Unfit for Human Habitation. Ordinance to Vacate and Close Dwelling adopted by the Board on 3/3/2020. Dwelling Boarded 4/9/20.
19-168	1501 N Raleigh St	Linderman Properties, LLC	Unscreened Dumpster	12/6/2019		Civil Penalties Issued
19-170	921 N Raleigh St	William Hawley	Unscreened Dumpster	1/3/2020	5/12/2020	CLOSED
19-175	15 Rawls Rd	Store Master Funding, XIII, LLC	Unscreened Dumpster	1/3/2020	5/12/2020	CLOSED
19-178	738 Chalybeate Springs Rd	Lillian Wells	Unscreened Dumpster	1/3/2020		Appeal received 4-23/On hold
19-182	45 Fish Dr	Passport Door Systems, Inc.	Unscreened Dumpster	1/3/2020		5/12/20 - Framing nearing completion
19-183	121 S Broad St E	Carolina Telephone Telegraph	Unscreened Dumpster	1/3/2020	5/12/2020	CLOSED
2020						
20-001	441 N Raleigh St	Eastern Pride, Inc.	Unscreened Dumpster	1/2/2020		Civil Penalties Issued
20-003	123 E Depot St	Curtis Perry	Unscreened Dumpster	1/2/2020		Civil Penalties Issued
20-008	123 E Depot St	TKW Enterprises LLC	Damaged Signage	1/22/2020		Missing sign surface area, Owner to Replace
20-013	167 Shelly Drive	Lane North Park Apts, LLC	Noncompliant Dumpster Enclosure	2/12/2020		Civil Penalties Issued
20-019	201 W Lillington St	Jennie Scriven	Min Housing Case	4/9/2020		Initial Inspection on 4-9-2020; Min Housing Hearing held 4/28; Order to Repair or Vacate and Close issued 4/30 - Deadline July 27th.
20-022	155 W Smithfield St	Jamie Seawell	Junked Vehicles	3/20/2020		Vehicles Removed, Continuing to Monitor
20-024	333-C N Raleigh St	Pizza Hut	Unscreened Dumpster	4/1/2020		Warning Letter Issued
20-025	333-D N Raleigh St	Eddie's Pawn	Unscreened Dumpster	4/1/2020		Warning Letter Issued
20-026	333-E N Raleigh St	Daddy Bob's Barbeque	Unscreened Dumpster	4/1/2020		Warning Letter Issued
20-027	333-F N Raleigh St	L Nails	Unscreened Dumpster	4/1/2020		Warning Letter Issued
20-028	333-G N Raleigh St	La Taqueria	Unscreened Dumpster	4/1/2020		Warning Letter Issued
20-029	333-H N Raleigh St	Subway	Unscreened Dumpster	4/1/2020		Warning Letter Issued
20-030	333-I N Raleigh St	Napa/Walker Auto & Truck	Unscreened Dumpster	4/1/2020	5/8/2020	CLOSED
20-034	66 W Williams St	Sergio Cortez	Potential Junked Vehicles	5/1/2020		Warning Letter Issued
20-035	261 W Lillington St	Hervey Holloway	High Grass	5/2/2020	5/15/2020	CLOSED
20-036	256 W Lillington St	Armando Uribe	High Grass	5/3/2020	5/12/2020	CLOSED
20-037	270 E Depot St	Edwin Castro	Uncontained Chickens	5/6/2020		Warning Letter Issued/Regular inspections continue
20-038	251 Fish Dr	Benchwarmer Holdings, LLC	Variance Noncompliance - Dumpster	5/7/2020		Violation Letter Issued, Deadline July 1st
20-039	535 Circle Dr	Truss Buildings, LLC	High Grass	5/7/2020		Pending Contractor Abatement
20-040	E Lillington St	Kenneth Stephenson	High Grass	5/7/2020	5/12/2020	CLOSED
20-041	949 N Raleigh St	Ma Lourdes Martinez	Uncontained Chickens	5/12/2020		Violation Letter Issued
20-042	234 W Church St	Carolyn Staton	Junked Vehicles	5/18/2020		Violation Letter Issued
20-043	E. Smithfield St	Mary Lane	High Grass - Vacant Lot	5/22/2020		Violation Letter Issued
20-044	130 Oakwood Drive	Willie Mae McKoy	Occupancy prior to appvd inspections	5/26/2020		Violation Letter Issued
20-045	181 E Wimberly, St	Gerald Gardner	Unpermitted Structure	5/27/2020		Stop Work Order Issued



Angier Police Department

P.O. Box 278, 55 North Broad Street West

Angier, North Carolina 27501

Office (919) 639-2699

Chief of Police
Arthur R. Yarbrough, Jr.
ayarbrough@angier.org

Date May 28, 2020
To Town Manager Gerry Vincent
From Arthur R. Yarbrough, Jr.

Subject Matter: May 2020 Police Activities
Statistical Data

****Police activities for the month of May consisted of 2,469 calls for Service/Officer initiated activities (call logs). Officers investigated 20 (oca) incidents involving 20 offenses. Of the offenses committed 5 individuals were arrested on a total of 10 charges.**

****Traffic enforcement activities included 7 traffic stops, 7 citations issued totaling 13 charges. 15 verbal warnings were given. There were also 15 traffic accidents investigated during this period.**

****Other activities**

Officers completed 1,203 security checks, 64 business contacts and 1,029 subdivision checks. (a documented sub check is when an officer patrols thru the entire subdivision)

**** During this period of the covid epidemic the police department will be as visible as possible, especially in the subdivisions. This should help to continue the sense of security that our citizens expect in our town.**

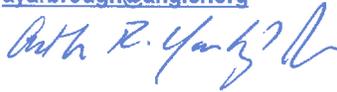
**** We would like to thank Officer Johnny Faucett for his many years of service to the Angier Police Department. He has accepted an offer with the Chatham County Sheriff's Department and potentially working in investigations. Officer Faucett will remain a part time officer with Angier PD. He has been employed with our town since 2008 and we thank him for his continued service.**

**** The police department has 2 vacancies for full time positions at this time due to unfortunate events. With no BLET candidates graduating in the near future due to the shutdown, police officer positions are hard to fill. We are interviewing at this time.**

**** Citizens are once again to be commended for their cooperation with the various Federal, State and Local directives. The majority of citizen questions, complaints and reports of possible violations have been both legitimate and helpful.**

Thank you,

**Chief of Police
Arthur R. Yarbrough, Jr.
ayarbrough@angier.org**

A handwritten signature in blue ink, appearing to read "Arthur R. Yarbrough, Jr.", written in a cursive style.

Call Log Call Type Summary

Angier Police Department

04/29/2020 - 05/28/2020

<No Call Type Specified>	9	911 Hang Up - 911 Hang Up	6
Alarm Activation - Alarm Activation	18	Animal Complaint - Animal Complaint	2
Assault - Assault	3	Assist EMS - Assist EMS	3
Assist Motorist - Assist Motorist	2	Assist Other Agency - Assist Other Agency - Law Enforcement	2
Business Walk Thru - Business Walk Thru	64	Crash - Traffic Accident	15
Disturbance - Disturbance	12	DOA - Dead On Arrival	2
Domestic Dispute - Domestic Dispute	2	Drug Activity - Drug Activity	2
Escort - Escort	3	Fight - Fight	1
Foot Patrol - Foot Patrol	4	Fraud - Fraud	1
H&R - Hit and Run	3	Larceny - Larceny	6
Lost Property - Lost Property	2	Mental Subject - Mental Subject	4
Missing Juvenile - Missing Juvenile	3	Noise Complaint - Noise Complaint	3
Other Call - Other Call Not Listed	7	Property Damage - Property Damage	5
Runaway Juvenile - Runaway Juvenile	1	Security Check - Security Check	1,203
Shots Fired - Shots Fired	1	Stand-By - Stand-By	1
Stolen Property - Possession of Stolen Property	3	Subdivision Check - Subdivision Check	1,029
Suspicious Activity - Suspicious Activity	12	Suspicious Person - Suspicious Person	3
Suspicious Vehicle - Suspicious Vehicle	2	Traffic Stop - Traffic Stop	10
Trespassing - Trespassing	8	TWO - Talk With Officer	8
Unauthorized Use of Motor Vehicle - Unauthorized Use of Motor Vehicle	2	Welfare Check - Welfare Check	2

Total Number Of Calls: 2,469

State of North Carolina
 Alcoholic Beverage Control Commission
 ABC Law Enforcement Monthly Report
 GS 18B-501(f1)



Board:

Angier Town

Reporting Month / Year:

May-20

Regulatory Activity and Training	
Violations Reports Submitted to ABC Commission	0
Total Number of Offenses Contained in Reports	0
Sell to Underage Campaign Checks	0
Permittee Inspections	0
Compliance Checks	0
Seller / Server Training	0
Alcohol Education	0

ABC Law Violations	At Permitted Establishment	Away From Permitted Establishment
Sell / Give to Underage		0
Attempt to Purchase / Purchase by Underage		0
Underage Possession		0
Unauthorized Possession		0
Sell / Give to Intoxicated		0
All Other Alcohol Related Charges		0
	Total:	0

Controlled Substance Violations	At Permitted Establishment	Away From Permitted Establishment
Felony Drug Related Charges		2
Misdemeanor Drug Related Charges		6
	Total:	8

Other Offenses	At Permitted Establishment	Away From Permitted Establishment
Driving While Impaired		1
All Other Criminal Charges		13
	Total:	14

TOTAL CRIMINAL CHARGES:	22
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Agencies Assisted

Assistance Provided to Other Agencies

0

Remarks

Reporting Officer / Title:

A.Yarbrough / Chief

Report Date:

5/28/2020



Town of Angier

www.angier.org

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Mayor

Gerry Vincent
Town Manager

Veronica Hardaway
Town Clerk

May 28, 2020

Public Works staff report for the Month of May.

- See attached sheet for Meter Replacements, New meters installed and cut offs.
 - Staff read approximately 3000 water meters for billing the month of January, approximately 2950 of those were radio read meters, and we read those meters in 4 hours.
 - Staff cut 30 holes in water meter lids for the new radio read meters.
 - Staff took 21 loads of limbs to the landfill the month of March (16.67 tons)
 - Staff took 10 loads of Household to the landfill the month of February (5.77 tons)
 - Staff took 3 loads of leaves to local farmer.
 - Staff repaired broken Sewer line at 55/McIver Street
 - Staff cleaned ditch along W. McIver Street
 - Staff cut ditches along Campbell Street
 - Staff cut the grass along the shoulders of the roadways around Town
 - Staff installed 2 water sampling stations.
 - Staff removed dirt/debris from along NC 55 curb
 - Staff installed sewer line at 59 N. Park street
-
- Staff replaced the water and sewer lateral at 955 Circle Drive