ROWAN COUNTY COMMISSION AGENDA
November 21, 2022 - 6:00 PM
J. Newton Cohen, Sr. Room
J. Newton Cohen, Sr. Rowan County Administration Building
130 West Innes Street, Salisbury, NC 28144

Join from a PC, Mac, iPad, iPhone or Android device:
https://bit.ly/rowanboc6pm
Password: 028144

Or join by phone:
Dial: (602) 753-0140 (720) 928-9299 (213) 338-8477

Webinar ID: 976 9368 1450

Password: 028144

Call to Order

Invocation

Provided By: Chaplain Michael Taylor

Pledge of Allegiance

Consider Additions to the Agenda

Consider Deletions From the Agenda

Consider Approval of the Agenda

Board members are asked to voluntarily inform the Board if any matter on the agenda might present a conflict of interest or might require the member to be excused from voting.

- Consider Approval of the Minutes: November 1 and November 7, 2022

1 Consider Approval of Consent Agenda

A. Donation from Keeping K-9s in Kevlar
B. Transit Advisory Board - Updated Bylaws
C. Nonpublic Forum Recommendation

D. Updated Resolution for Appointment Process for Boards and Commissions
E. Tax Refunds for Approval
F. Updated West End Plaza Event Center Rental Contract
G. Schedule Public Hearing for ZTA 04-22
H. Resolution to Award Service Sidearm to Retiring Sheriff Kevin Auten
I. Resolution to Award Service Sidearm to Retiring Chief Deputy David Ramsey
J. Resolution to Award Service Sidearm to Retiring Major John Sifford
K. Resolution to Award Service Sidearm to Retiring Major Chad Moose
L. Resolution to Award Service Sidearm to Retiring Captain Randy St. Clair
M. Resolution to Award Service Sidearm to Retiring Lieutenant Carmon Williams
N. Resolution to Award Service Sidearm to Retiring Detective Phiilip "Lane" Kepley
O. Resolution to Award Service Sidearm to Retiring Deputy Brad Bebber
P. Resolution to Award Service Sidearm to Retiring Deputy Shauna Wale
Q. Schedule Public Hearing for Z 09-22: RP Salisbury Partners LLC, for December 5, 2022 at 6:00 PM
R. Schedule Public Hearing for ZTA 05-22: SNIA Designations and Land Use Plan Recommendations, for December 5, 2022
S. Sole-Source Mercury Medical
T. Rowan County Travel Policy
U. Sheriff's Bond
V. Position Requested as Part of Opioid Settlement
W. Rowan County Health Department - Grant Opportunities
X. Adoption of 2023 Schedule of Values
Y. Rowan County Visitation Station Program
Z. Authorize the Manager to Enter Into a Contract with Pete Bogle for Cost Estimate and Preliminary Design for Rowan Transit
AA. Consider Offer to Purchase County-Owned Property On Flat Rock Road
AB. Sewer Easement Assignment

2 Special Recognition

A. Recognition of Retiring Sheriff Kevin Auten

3 Public Comment Period

4 Road Name Change-Public Hearing
5 Consider SNIA 03-22: Teramore Development
6 Discussion Regarding Annual Planning Retreat
7 Financial Reports
8 Closed Session

- To Consider a Personnel Matter
- To Consider Approval of Closed Session Minutes

9 Adjournment

Individuals with disabilities who need modifications to access the services or public meetings of Rowan County Government may contact the Clerk to the Board of Commissioners three days prior to the meeting by calling (704) 216-8181 or by utilizing the North Carolina relay number at 1-800-735-2962 (English) or 1-888-825-6570 (Spanish). For additional communication options, please consult: https://relaync.com.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Carolyn Barger, Clerk to the Board
DATE: November 9, 2022
SUBJECT: Consider Approval of the Minutes: November 1 and November 7, 2022

ATTACHMENTS:

Description	Upload Date	Type
November 1, 2022 Minutes	11/10/2022	Cover Memo
November 7, 2022 Minutes	11/9/2022	Cover Memo

Greg Edds, Chairman
Jim Greene, Vice- Chairman
Mike Caskey
Judy Klusman
Craig Pierce

Aaron Church, County Manager
Carolyn Barger, Clerk to the Board
John W. Dees, II, County Attorney

Rowan County Board of Commissioners

130 West Innes Street · Salisbury, NC 28144
Telephone 704-216-8181 · Fax 704-216-8195

MINUTES OF THE SPECIAL MEETING OF THE
ROWAN COUNTY BOARD OF COMMISSIONERS
NOVEMBER 1, 2022 – 2:00 PM
J. NEWTON COHEN, SR. ROOM
J. NEWTON COHEN, SR. ROWAN COUNTY ADMINISTRATION BUILDING

Present: Greg Edds, Chairman
Jim Greene, Vice-Chairman
Mike Caskey, Member
Craig Pierce, Member

Absent: Judy Klusman, Member

County Manager Aaron Church, Clerk to the Board Carolyn Barger and County Attorney Jay Dees were also present.

Chairman Edds convened the meeting at 2:00 p.m.

Chaplain Michael Taylor provided the Invocation.

CONSIDER APPROVAL OF THE AGENDA
Commissioner Pierce moved, Commissioner Greene seconded and the vote to approve the agenda passed unanimously (4-0).

1. CLOSED SESSION
Chairman Edds moved the Board enter Closed Session at 2:02 p.m. in accordance with North Carolina General Statute § 143-318.11(a)(6) in order to conduct interviews for the position of Clerk to the Board. The motion was seconded by Commissioner Pierce and carried unanimously (4-0).

The Board returned to Open Session at 4:42 p.m. No action was taken.

2. ADJOURNMENT
There being no further business to come before the Board, Commissioner Pierce moved to adjourn at 4:42 p.m. The motion was seconded by Commissioner Greene and passed unanimously (4-0).

Respectfully Submitted,

Carolyn Barger, MMC, NCMCC
Clerk to the Board

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Greg Edds, Chairman
Jim Greene, Vice- Chairman
Mike Caskey
Judy Klusman
Craig Pierce

Aaron Church, County Manager
Carolyn Barger, Clerk to the Board
John W. Dees, II, County Attorney

Rowan County Board of Commissioners
130 West Innes Street · Salisbury, NC 28144
Telephone 704-216-8180 · Fax 704-216-8195

MINUTES OF THE MEETING OF THE
ROWAN COUNTY BOARD OF COMMISSIONERS
November 7, 2022 – 3:00 PM
J. NEWTON COHEN, SR. ROOM
J. NEWTON COHEN, SR. ROWAN COUNTY ADMINISTRATION BUILDING

Present: Greg Edds, Chairman
Jim Greene, Vice-Chairman
Mike Caskey, Member
Craig Pierce, Member
Judy Klusman, Member (arrived at 3:08 p.m.)

County Manager Aaron Church, Clerk to the Board Carolyn Barger, County Attorney Jay Dees, and Finance Director Anna Bumgarner were also present.

Chairman Edds convened the meeting at 3:00 p.m.

Chairman Edds took a moment to express wishes to his wife for a happy birthday.

Chaplain Michael Taylor provided the Invocation.

Chairman Edds led the Pledge of Allegiance.

CONSIDER ADDITIONS TO THE AGENDA

- Chairman Edds pulled agenda item #4 (Rowan County Tourism Wayfinding Signage ARPA Funding Request) from the agenda.
- Chairman Edds added a request from the County Manager to consider revisions to Consent Agenda Item T.
- Chairman Edds added a request from Finance Director Anna Bumgarner to the Consent Agenda as Item U. The request was to Reimburse C.S. Bradshaw Construction Company, Inc. for the Dog Adoption Center.
- Chairman Edds stated there was one (1) additional topic to be added to Closed Session to consider an honorary award.

CONSIDER DELETIONS FROM THE AGENDA
(Agenda item #4 was pulled from the agenda above)

CONSIDER APPROVAL OF THE AGENDA
Commissioner Pierce moved, Commissioner Greene seconded and the vote to approve the agenda as amended passed unanimously (4-0)

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CONSIDER APPROVAL OF THE MINUTES
Commissioner Pierce moved, Commissioner Greene seconded and the vote to approve the minutes of the October 17, 2022 Commission Meeting passed unanimously (4-0).

1. CONSIDER APPROVAL OF CONSENT AGENDA
Commissioner Pierce moved approval of the Consent Agenda as amended. The motion was seconded by Commissioner Caskey and passed unanimously (4-0).

The Consent Agenda consisted of the following:

A. Data Network Purchase
B. Sole-Source HLP Inc. - Chameleon Software
C. Amendment No. 3 for REI Engineers, Inc. Master Agreement & Contract for Engineering Fees for Library Roof
D. Proclamation for National American Indian Heritage Month
E. Sale of Ground Lease Hangar T5
F. ADW Proposal For Services Related to Advanced Planning Phase for Health Department at West End Plaza
G. Sole-Source Freshworks
H. Cancellation of December 19, 2022 Commission Meeting
I. Resolution and Request From NCDOT For Abandonment Of Portion Of Cannon Road From State Secondary Road System For Maintenance
J. Schedule Public Hearing: Proposed Road Name - Stamey Way
K. Certification Documents for NC Museum Grants
L. Housing Rehabilitation Lien Release
M. NCDOT ROAP Grant Allocation Increase (Transit Services)
N. Ambulance Remount
O. Sole-Source Binti
P. Sole-Source Library Corp - TLC Cloud
Q. Award Mid-Carolina Regional Airport Landscaping Improvements - Country Boy Landscaping
R. Request to Participate in FEMA BRIC 2022 C&CB Program
S. Sale of Surplus Equipment
T. Leadership Development Program (these attachments were revised and presented at the meeting as shown below)

Overview

The Rowan County Leadership Development (RCLDP) is a 9-month, module-based program and includes a blend of in-person workshops, virtual sessions, and self-study, designed to help employees develop professionally and become future leaders. The RCLDP seeks to develop talent we already have into future leaders.

SECTION 1. Eligibility- Any full-time Rowan County employee who is not a director who has not received any adverse personnel actions in the last year, and receives supervisor support is eligible to attend, space permitting.

SECTION 2. Attendance- Commitment to attend and participate in all sessions and activities is required. Each module will take one (1) full working day. Participants will be paid a regular rate of pay during in person / virtual modules. Because this program is voluntary, time to do homework and class preparation outside of the normal work week will not be paid.

SECTION 3. Participation in RCLDP will broaden your Local Government knowledge and help you become more effective as a leader in the following areas:

• County Structure
• Leadership
• Ethics
• Communication

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• Human Resource Management
• Problem Solving
• Budgeting and Public Dollars
• Change Management

SECTION 4. Class size in RCLDP is limited to 25 participants per year.

SECTION 5. Administration in RCLDP will be administered by the County Managers Office.

How to Apply:
To take part in the Rowan County Leadership Development Program, fill out the application and submit the following:
• Participant Application
• Current Resume
• Typed statement of why you want to participate in RCLDP
• Recommendation letter from supervisor

Outline

Module 1- County Structure
Module 2- Leadership
Module 3- Ethics
Module 4- Communication
Module 5- Human Resource Management
Module 6- Problem Solving
Module 7- Budgeting & Public Dollars
Module 8- Change Management and Influence
Module 9- Conclusion

U. Reimburse C.S. Bradshaw Construction Company, Inc. for Dog Adoption Center (addition). The attachments presented for approval were as follows:

To: Rowan County Board of Commissioners
Aaron, Church, County Manager
From: Anna Bumgarner, Director of Finance
Jody Farrow-Bennett, Director of Purchasing
Don Bringle, Director of Parks and Recreation

Re: Reimburse C. S. Bradshaw Construction Company, Inc for Dog Adoption Center
Date: November 7, 2022

It has been requested that Rowan County cover half of the cost for a change order related to the New Rowan Animal Adoption Center. Salisbury-Rowan Utilities has required that a RPZ Backflow be installed for the water line into the new center. This water line will supply the current animal shelter and will allow for the County to abandon the use of a well. Total cost for the backflow device is $13,330 and county part will be $6,665.

Attached is quote from Graham's Piping, Inc.

Recommendation: It is recommended that the Board of Commissioners authorize the County Manager to reimburse C. S. Bradshaw Construction Company, Inc. for half the total cost not to exceed $6,665 to purchase and install RPZ Backflow by Graham's Piping, Inc.

Graham's Piping, Inc. 720 Barringer Rd, Salisbury NC 28147 704-636-3251 NC License #08258

October 20, 2022
Attn: Chris Bradshaw

Re: Rowan Animal Adoption RPZ Backflow

We at Graham's Piping are pleased to present this proposal to provide and install one 3" SRU approved RPZ Backflow with fiberglass enclosure. Includes backflow, Type K copper risers, fiberglass enclosure, concrete thrust blocking, concrete pad, backflow supports, valves, valve boxes, third party certification, backflow registration with SRU, labor and supervision.

Total …….$13,330.00
Pricing breakdown: Material-$10,830 Labor-$1,650 Concrete-$250 Certification-$600

2. PUBLIC COMMENT PERIOD

Chairman Edds opened the floor for Public Comment Period and with no one wishing to address the Board, Chairman Edds closed the Public Comment Period.

At this point in the meeting Chairman Edds welcomed Craig Powers to Rowan County Government. Mr. Powers began October 31, 2022 as Rowan County's Director of Engineering

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and Environmental Services. Chairman Edds also welcomed Zack Shepherd, Community Relations Regional Director, and Rhonda Cox, Executive Vice President and Chief Population Health Officer, of Vaya Health who were in the audience.

3. PUBLIC HEARING FOR 2023 SCHEDULE OF VALUES

County Assessor Wendell Main explained that North Carolina General Statute § 105-317 required a public hearing be held as part of the process of adopting the 2023 Schedule of Values (SOV). At the conclusion of the hearing, Mr. Main said the Board must wait at least seven (7) days before adopting the SOV. Staff would submit an agenda item for adoption during regular session scheduled for November 21, 2022.

Mr. Main provided a handout of examples that showed ranges of values to help explain the SOV.

(Commissioner Klusman arrived for the meeting at this point at 3:08 p.m.)

Commissioner Greene referred to the range of values and the cost of building and asked Mr. Main if he was talking about replacement costs, sales costs, and what type of values he was talking about. In response Mr. Main elaborated in further detail as to how the ranges were determined.

Chairman Edds opened the public hearing to receive citizen input regarding the 2023 SOV. With no one wishing to address the Board, Chairman Edds closed the public hearing.

Mr. Main confirmed to Chairman Edds no action was required at this time and that staff would submit the SOV for adoption on November 21, 2022. Mr. Main said staff would be considering prices/values through December 31, 2022 with an effective date of January 1, 2023.

4. ROWAN COUNTY TOURISM WAYFINDING SIGNAGE ARPA FUNDING REQUEST

This item was pulled from the agenda at the beginning of the meeting.

5. SELECTION OF VOTING DELEGATE FOR NCACC LEGISLAVE GOALS CONFERENCE

The NCACC Legislative Goals Conference will be held November 16-18, 2022, in Wake County. Each county would be entitled to vote on legislative goal proposal submissions brought before the membership. Voting was to take place on Thursday and Friday, November 17 and 18. In order to facilitate the voting process, the NCACC asked each county to designate one voting delegate. Counties also had the option to assign one (1) alternate voting delegate.

Chairman Edds moved, Commissioner Greene seconded and the vote to appoint Commissioner Klusman as the Rowan County voting delegate passed unanimously.

6. BUDGET AMENDMENTS

Finance Director Anna Bumgarner presented the following budget amendments for the Board's consideration:

- Finance – Adjust for System contract FY '23. $2,820
- Finance – Move Vector budget targeted expense in order to monitor expense allocation to departments. $611,264
- Finance – Transfer funds to cover car washes, fumigations, etc. $500
- Finance – Transfer additional funds for payment to Faith Academy Charter School to bring them to an equitable amount per teacher with RSS. $2,326

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- Finance – Transfer funds to cover Axon contract for tasers and cameras. $21,890
- Finance – Increase account budgets. $2,553.61
- Finance – Reverse System Year End Entry 823. $2,553.61
- Social Services – Revised expenditures/revenues based on funding authorizations received from State. Funding authorizations reflect the actual amount received and may increase/decrease the original budget estimate. $68,019
- Library – Funds received from the Cannon Foundation Grant. Requesting to move funds to purchase expenses relating to the terms of the grant project. $25,000
- Social Services – Budget donations received in order to provide goods and services. $90,103
- Rowan Transit – Adjust FY '23 ROAP revenues and expenditures to reflect revised State allocations. $44,208
- Sheriff – Recognize State Asset Forfeiture payment from September and October and budget to State Supplies expense account to be spent on supplies to further drug investigations. $9,607

Commissioner Klusman moved approval of the budget amendments as presented. The motion was seconded by Commissioner Caskey and passed unanimously.

7. CLOSED SESSION

Chairman Edds moved at 3:14 p.m. for the Board to enter into Closed Session in accordance with North Carolina General Statute § 143-318.11(a)(6) for personnel; § 143-318.11(a)(1) to consider approval of the minutes of the Closed Session held on October 17, 2022; and §143-318.11(a)(3) for attorney-client privileged communication regarding hangar leases at the Airport; and § 143-318.11(a)(2) to consider an honorary award. The motion was seconded by Commissioner Pierce and passed unanimously.

The Board returned at 4:21 p.m.

8. ADJOURNMENT

There being no further business to come before the Board, Commissioner moved to adjourn at 4:21 p.m. The motion was seconded by Commissioner and passed unanimously.

Respectfully Submitted,

Carolyn Barger, MMC, NCMCC
Clerk to the Board

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ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Anna Bumgarner, Finance Director and Sheriff Auten
DATE: 11/21/2022
SUBJECT: Donation from Keeping K-9s in Kevlar

Rowan County Sheriff's office would like to accept a donation from the Whatcom County Sheriff's Office Support Foundation know as Keeping K-9s in Kevlar. this organization is a 501(c)(3). This donation will be for one (1) K-9 Storm Ballistic vest for Halo. Halo is handled by Deputy Corriher and is certified in drug detection and apprehension. The value of the vest is $2,600. The second donation is a K-9 Storm soft harness and leads system for Tess. Tess is handled by Lt. Flowers and is certified in drug detection and tracking. The value of the harness is $400.

Board of Commissioners to accept the donation of one K-9 vest and harness with a total estimated value of $3,000 from Keeping K-9s in Kevlar.

ROWAN COUNTY
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130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Valerie Steele, Airport & Transit Director
DATE: 11/1/2022
SUBJECT: Transit Advisory Board - Updated Bylaws

The Transit Advisory Board Bylaws were updated using Comprehensive Transportation Plan (CTP) guidance.

Approve the amended Bylaws for the RTSAB.

ATTACHMENTS:

Description	Upload Date	Type
CTP Transit Advisory Board Guidance	11/1/2022	Backup Material
RTSAB_Chair_Bylaws	11/1/2022	Exhibit

Designated Applicant

North Carolina's coordinated approach to service delivery currently allows a single application within each designated service area. Section 5311 funding is only provided to a single sub-recipient within each geographical area (county or counties served by a regional transit system). Originally, the transit system's service area for rural operations was established by the governing body in the initial Transportation Development Plan (TDP) for the service area and approved by the NCDOT. IMD will implement the adoption of a Governing Board resolution that designates the single designated 5311 applicant on a 5-year cycle. The cycle is 2018, **2023**, 2028 and so forth.

Transportation Advisory Board

Each applicant is REQUIRED to have a Transportation Advisory Board (TAB) or a Governing Board if an Authority or non-profit organization. A TAB is made up of stakeholders from the service area that care about the services provided by the transit system. The make-up of the TAB is representative of the various target audiences in the service area and includes one or more actual passengers of the transit system. An "ACTIVELY ENGAGED" Transportation Advisory Board is expected to discuss unmet needs in the service area, service design and scheduling, billing rates and fares, and to resolve complaints. They also monitor compliance with federal regulations and the status of any deficiencies noted in any official federal, state or local review or report. The Transportation Advisory Board is a locally formed advisory group based on the following guidelines and requirements:

TRANSPORTATION ADVISORY BOARD (TAB) COMPOSITION

CATEGORIES	PUBLIC HUMAN SERVICE AGENCY	TRANSPORTATION PROVIDERS	PUBLIC AND BUSINESS SECTORS	GOVERNMENT AND GOVERNMENTAL AFFILIATES	TRANSIT USER
Suggested number of representatives per category	*3-5*	*1-2*	*4-5*	*3-5*	*1-3*
NOTE: TAB members should be individuals that know about the transit needs of the general public including the elderly, minorities, disabled, LEP, or low income populations living in the service area.	▪ Senior Services ▪ DSS ▪ Vocational Rehabilitation ▪ Head Start ▪ Shelter Workshop ▪ Health Dept. ▪ Veterans Admin ▪ Smart Start ▪ Mental Health ▪ Housing Authority ▪ Human Service Transit Users	▪ Private transportation providers ▪ Intercity bus providers ▪ Ambulance Service ▪ Regional Authority ▪ Urban System ▪ Faith based services ▪ Volunteers	▪ Chamber of Commerce ▪ Major employers ▪ DBE's ▪ Hospital/Dialysis Ctr. Staff ▪ Non-profit organizations ▪ Employment Transit Users ▪ General Public Transit Users ▪ Public Citizens	▪ ***MPO** ▪ ***RPO** ▪ ***Emergency Management** ▪ Economic Development ▪ Employment Security Commission ▪ Job Link and/or Career Centers ▪ Elected Officials ▪ County Government staff ▪ Community	▪ Passenger(s) that currently utilize the transit system

***Representatives from Emergency Management and the local Rural Planning Organization or Metropolitan Planning Organization are encouraged to attend at least 1 TAB meeting per year if possible to understand the priorities of the transit system; offer advice on what they can do for, or need from, public transportation; and to build strong working relationships.**

- The Transportation Advisory Board must include representatives from the elderly, minority, Limited English Proficiency (LEP), disabled and/or low-income populations in the service area **or** include individuals that represent these consumer groups that will challenge the transit system to be more sensitive to their needs or to discuss unmet needs of their consumer group. Census data should be consulted to determine which groups should be represented and the size of the representation needed.
- If the applicant serves as an "umbrella" agency for programs in addition to transportation services, then the Executive or Governing Board may not serve as the Transportation Advisory Board. There may be overlapping of members from the Executive or Governing Board, but there must be a separate Transportation Advisory Board that meets the requirements.
- If the applicant is a transportation authority or a non-profit organization that only provides transportation, the Executive or Governing Board may serve as the Transportation Advisory Board. In this case, the composition of the Executive or Governing Board will have to meet the 5311 Program requirements to serve as the TAB or consider creating a separate TAB that does meet the requirements.
- IMD expects, at a minimum, a **quarterly TAB meeting** for the community transportation system to maintain ongoing communications as one means of seeking public involvement, and ongoing administrative oversight. TAB meetings must be open to the public and the public must be notified of the scheduled meetings through such means as posting notices on agency Web sites; local news media; flyers; etc. Additionally, meeting minutes must be published and distributed to IMD regional mobility development specialists, with original file copies maintained by the transportation system for a minimum of five (5) years.
- All TAB or Governing Board members must sign an **annual** Conflict of Interest form and the signed form must be attached as an application document.

Regulatory Compliance

All projects must annually meet all Federal/State requirements prior to July 1, the beginning of the project period and State fiscal year, to be eligible for reimbursement of Federal funds for the entire project period. **Applicants that do not meet federal and state requirements are not eligible to receive reimbursement for expenses incurred prior to the effective date of compliance.** NCDOT will not award any financial assistance until the applicant provides assurance of compliance and it has been determined that federal and state requirements are met. **In addition to Federal compliance requirements, IMD requires all transit systems to: 1)** use automated scheduling software; **2)** maintain 80% or greater compliance in EAM (formally AssetWorks; **3)** submit required reports such as Charter, OpStats, ROAP, etc....by the designated due date; **4)** ***submit invoices on a monthly (preferred) or quarterly basis***; and **5)** participate in 2 official site visits per fiscal year with the assigned Regional Grant Specialist.

ALL the documents below must be completed and returned as part of the CTP application. Documents will be uploaded in the "FY 2023 Application" tab in the Drop Box in Enterprise

ROWAN TRANSIT SYSTEM ADVISORY BOARD

BYLAWS

ARTICLE I
NAME

The name of this organization shall be the Rowan Transit System Advisory Board (RTSAB).

ARTICLE II
PURPOSE

The RTSAB shall serve in a consultative capacity to the Rowan County Board of Commissioners. In this capacity the committee will perform the following duties or be responsible for the following functions:

1. Serve as a liaison between the residents of Rowan County and the County Board of Commissioners, County Manager and RTS staff concerning transportation service.
2. The roles of assistance may include but are not limited to being:
    - A forum to discuss relevant issues related to public transportation (unmet needs, service design/scheduling, fares, compliments, and complaints)
    - An advocate in promoting new or expanded transit services
    - As oversight to program operations, setting and monitoring goals and monitoring compliance with federal regulations including any deficiencies noted on reports, reviews, or audits
    - As a participant in local and regional transit planning functions
    - As a guardian of passenger rights to ensure services are safe, reliable, and affordable.
3. Review, make comments, and recommend policies for the NCDOT required System Safety Program Planning [SSPP] document.
4. To encourage the coordination of transportation between agencies to provide the greatest amount of transportation available with limited resources.
5. To solicit public input when fare and service changes are under consideration. Assess the findings and make recommendations to RTS administration.
6. Assist in developing and updating the Community Transportation Services Plan (CTSP), Title VI Plan, ADA Plan, Grant Application Documents and other RTS documents as needed. In this role the RTASB may review Administrative, Capital, Technology, Operating and Facility Improvement applications that are the principal source of funding for RTS.
7. Perform other functions and duties from time to time as prescribed by the Board of County Commissioners or requested by the Transit Director.

ARTICLE III
MEMBERSHIP

1. At the discretion of the Rowan County Board of Commissioners the RTASB shall have no less than 7 voting members and not more than 10 voting members.

2. The RTASB should have representatives from human service agencies, other public transportation providers, passengers of the system, the business sector, government officials and the public within the service area. Members from the public should be representative of the elderly, minority, limited English speaking persons, and low-income individuals.

3. The Composition of the RTASB shall consist of the following:

    a. Rowan Vocational Opportunities
    b. Trinity Living Center
    c. Therapeutic Recreation Division
    d. Rufty Holmes Nutrition Program
    e. Rowan County Health Department
    f. No less than two (2) and no more than five (5) At-Large Rowan County Citizens representing the categories listed above

4. Terms of service:
    a. Agency representatives shall be considered perpetual members;
    b. At-Large members shall be appointed for three-year terms with a maximum limit of two consecutive terms. After a one-year separation of service the same individual can be appointed for another term.
    c. Appointments shall be arranged so that approximately one-third of the terms will expire each year.
    d. Term year shall be defined as the fiscal year, beginning July 1 and ending June 30.

5. Any committee member who accumulates more than three unapproved absences in a twelve (12) month period may lose their status as a member and be replaced with a new appointment made by the Board of Commissioners.

ARTICLE IV
REGULAR MEETINGS

1. The regular meetings of the RTASB shall be held quarterly, in January, April, July and October, at 9:30am on the third Wednesday of each month, or as otherwise set by the Chair with input of the Members. Unless an alternate location is duly noticed in accordance with County policy, all meetings shall be held at the Mid-Carolina Regional Airport conference room and open to the public.

2. A majority of the voting members of the RTSAB, then in office, shall constitute a quorum for the transaction of business for any meeting of the Advisory Committee meetings.

3. Special meetings may be called by the Chair, requested by the Director, or by a majority of vote of Members.
4. Public notice of all meetings will be provided on the County Website in compliance with NC G.S. 143-318.12. All RTSAB members will be encouraged to announce meetings in any public format accessible to their organization.
5. Unless otherwise addressed by these Bylaws, the conduct of the affairs of the RTSAB and its subcommittees shall proceed in accordance with Roberts Rules of Order.

ARTICLE V
OFFICERS

1. The officers of the RTSAB shall be the Chair and Vice-Chair.

2. The Chair and Vice-Chair shall be elected by the RTASB for a term of one year at its first meeting of the County fiscal year or until his/her successor shall be duly elected. Any vacancy in an officer position may be elected by the RTSAB for the unexpired portion of the term.

3. It shall be the duty of the Chair to preside over meetings and represent the RTSAB in approved activities on its behalf.

4. In the absence of the Chair, the Vice-Chair shall perform the regular duties of the chairperson.

5. The Director shall serve as an ex-officio Member, but shall not make motions nor be a voting member.

6. RTS Staff administrative shall (1) attend meetings to contribute information and respond to member questions, (2) provide administrative support, (3) keep minutes, (4) maintain records and (5) receive and distribute communications and correspondence of the RTASB.

ARTICLE VI
SUBCOMMITEES

From time to time the RTSAB may form a standing or ad hoc subcommittee. The committee shall not be comprised of a quorum of the RTSAB. A committee shall be dissolved after the completion of its task or achievement of its objective.

ARTICLE VII
CONFLICT OF INTEREST

The RTSAB, and staff, all have a duty to conduct the affairs of RTS in a manner consistent with such purposes and not to advance their personal interests. This conflict-of-interest policy is intended to permit RTS, its advisory committee members and staff, to identify, evaluate, and address any real, potential, or apparent personal or organizational conflict of interest that might,

in fact or in appearance, call into question their duty of allegiance to RTS and/or the County of Rowan. Rowan Transit System requires each RTASB member, staff member, to annually (1) review RTS Transportation Policy on Conflicts of Interest and Disclosure of Certain Interests; and (2) acknowledge by their signature that the individual is acting in accordance with the letter and spirit of such Policy.

ARTICLE VIII
COMPENSATION

No compensation shall be paid for serving as a Member of the RTSAB. Members may be reimbursed out-of-pocket costs for expenses incurred on RTSAB business when previously approved by the RTASB, the Board of Commissioners, and when funds for expense reimbursement have been approved by the Board of Commissioners in the operational budget or otherwise.

ARTICLE IX
BYLAW AMENDMENTS

These Bylaws may be amended, repealed, or altered, in whole or in part, by a majority vote of the Board of Commissioners, provided that a copy of any amendment proposed for consideration shall be made available at least thirty days prior to the date of the meeting. These Bylaws, and any amendments to these Bylaws, shall take effect only upon approval or ratification by the Board of Commissioners for final approval.

Adopted by RTS Advisory Committee:

RTASB Chair

11-1-2022
Date

Approved by the Board of Commissioners

Chair, Rowan County Board of Commissioners

Date

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Micah Ennis, Director
DATE: November 2, 2022
SUBJECT: Nonpublic Forum Recommendation

The Social Services Board has reviewed the attached policy and makes a formal recommendation that the Department of Social Services be officially deemed a nonpublic forum. Because of confidentiality and safety concerns, the School of Government recommends taking these steps to protect citizens conducting official business at DSS offices by establishing clear policies and guidelines.

ATTACHMENTS:

Description	Upload Date	Type
Letter from SSB Chair	11/2/2022	Cover Memo
DSS Nonpublic Forum	11/2/2022	Backup Material

Rowan County Board of Social Services
1813 East Innes Street
Salisbury, NC 28146

October 25, 2022

The Honorable Greg Edds and the
Rowan County Board of Commissioners
130 West Innes Street
Salisbury, NC 28144

To our respected partners in public service:

The Social Services Board has reviewed the attached policy and makes a formal recommendation that the Department of Social Services be officially deemed a nonpublic forum. It has come to our attention that individuals often self-identified as First Amendment Auditors are filming and even live-streaming in government facilities nationwide. This has occurred in other North Carolina Social Services Departments. North Carolina Social Services Directors have sought guidance from the UNC School of Government because of the sensitive nature of the business conducted in DSS offices.

Because of confidentiality and safety concerns, the School of Government recommends taking steps to protect citizens conducting official business at DSS offices by establishing clear policies and guidelines. Further, once a policy is adopted, it is necessary to post signage that identifies a space that otherwise might be considered public to be a nonpublic forum.

Thank you for your continued support of the thousands of Rowan County citizens served through the many programs and services that DSS administers.

Sincerely,

Carlton Jackson, Jr.
Chair-Social Services Board

It is the policy of Department of Health and Human Services to provide services, care, benefits, and assistance to all qualified persons without regard to race, color, national origin, sex, religion, age, disability, or political beliefs

Phone: 704.216.8330 Fax: 704.638.3041 Children's Services 704.216.8440

BACKGROUND

The Rowan County Department of Social Services provides a wide range of economic and social services, all of which are held to strict standards of confidentiality. Specifically, N.C.G.S. 108A-80 states: "[I]t shall be unlawful for any person to obtain, disclose or use, or to authorize, permit, or acquiesce in the use of any list of names or other information concerning persons applying for or receiving public assistance or social services that may be directly or indirectly derived from the records, files, or communications of…county departments of social services or acquired in the course of performing official duties except for the purposes directly connected with the administration of the programs of public assistance and social services."

POLICY

Consistent with the intent of N.C.G.S. 108A-80 and to ensure the safety and protect the confidentiality of clients and families applying for or receiving assistance from the Rowan County Department of Social Services (the "Department"), it is determined that the Department lobby is a nonpublic forum. Citizens with official business related to the Department and activities specifically authorized by the Department Director are allowed in the lobby area. The Department prohibits filming, recording of images or voices, live-streaming, or conducting any other type of recording that would compromise or capture the identities of citizens conducting business at the Department. Individuals without business related to Department programs may be asked to leave by authorized personnel.

DRAFT

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Carolyn Barger, Clerk to the Board
DATE: November 7, 2022
SUBJECT: Updated Resolution for Appointment Process for Boards and Commissions

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The Board of Commissioners is asked to update the attached Resolution to include the text shown in "red". The main change in the updated text provides clarity to ensure adherence to the North Carolina Open Meetings Law for all of the County's advisory boards and commissions .

The County Attorney has reviewed the attached and is in agreement with the updated text.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/7/2022	Cover Memo

RESOLUTION FOR ROWAN COUNTY
APPOINTMENT PROCESS FOR BOARDS AND COMMISSIONS

WHEREAS, it is the statutory duty of the Rowan County Board of Commissioners, as the Governing Body of Rowan County, to appoint persons to various boards and commissions to assist in the operation of county government; and

WHEREAS, the Board of Commissioners wants to appoint qualified, knowledgeable, and dedicated people to serve on these boards and commissions and therefore solicits the interest and input of the citizens of Rowan County in making said appointments; and

WHEREAS, the Board of Commissioners is of the opinion that written policies and procedures will increase public awareness of the various appointments that are to be made and increase the public's interest in the solicitation from the Board of Commissioners for information and recommendations from the public that will assist the Board of Commissioners in the appointment of qualified, knowledgeable, and dedicated persons to serve on the various boards and commissions;

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners that the policies and procedures governing appointments to the various boards and commissions made by the Board of County Commissioners are as follows:

1. Any citizen over the age of 18 who resides in Rowan County is eligible to serve on the appointed boards or commissions of the County where such appointment is not prohibited by state statute. All appointments will be made according to the applicable statute, ordinance, resolution or policy that created the board or commission. Discretion will be used when considering County employees for membership on any of the boards or commissions.

2. The County Commissioners may recruit through public advertising, membership committees on active board and commissions, as well as receive

recommendations from any Commissioner during a regularly scheduled meeting.

3. Appointments for extraterritorial members and alternate members to city boards shall be done in accordance with G.S. 160A-362 which requires a city to give representation to the residents of its extraterritorial zoning jurisdiction on its planning board and the board of adjustment. When a vacancy exists, the municipality will be requested to provide to the Board of County Commissioners a recommendation for that vacancy. The Board of County Commissioners may solicit other applications for said vacancy if they so desire. If the Board of County Commissioners does not make the appointment within 90 days after receiving a resolution from the city council requesting such action, the city council may appoint outside members in accordance with the General Statutes.

4. No citizens of Rowan County shall serve in more than two appointed positions of Rowan County Government unless exempted by the nature of the position he or she may hold in governmental Service. This policy shall not apply to individuals who serve on boards or commissions or as appointees to any organization because of their official position or because of a statutory or regulatory requirement that a particular type professional person can be found. This policy shall not apply to any Rowan County Commissioner who serves on any board or as a liaison to a board.

5. For boards or commissions which are not state mandated, the Board's policy is to limit the length of service to two terms on the various boards and commissions on which citizens are appointed. This time period does not include required training programs. This will allow for more individuals to serve and for diversity of opinions. It will also provide for conformity in the length and number of terms for those boards and commissions that are not state mandated with set terms.

   If the Clerk to the Board receives an application for reappointment from an individual whose term limits have expired, the Clerk to the Board shall automatically re-advertise the vacancy. The Clerk to the Board will also notify the Commissioners of the lack of additional applications during the monthly appointment process.

   This policy may be waived if the Board of Commissioners determines that the removal of an individual made ineligible by this policy would be detrimental to the functioning of that board or commission.

6. If an appointee, in any calendar year, has unexcused absences which constitute more than 25 percent (25%), or three (3) consecutive meetings of

the Board meetings which he or she is required to attend pursuant to his or her appointment, he or she is obligated to resign. Excused absences are defined as absences caused by events beyond one's control. If the individual refuses to resign, he or she may be dismissed by action of the Board of County Commissioners subject to state or local law. A calendar year is to be defined as a 12-month period beginning on the date of appointment. If a board or commission has in their bylaws a policy which is more stringent than this policy it may stand. For those boards and commissions without an attendance policy, this policy will prevail. The Clerk to the Board shall request all new appointees to certify that he/she understands the attendance policy.

7. The Board of Commissioners reserves the right, at any time and for any reason, to remove any member of any board or commission when a motion for removal receives the vote of a majority of the entire membership of the Board.

8. Every advisory board/committee is required to operate under the North Carolina Opening Meetings Law as required by statute. Notices of all regular and special meetings shall be announced/advertised as required by the North Carolina Open Meetings Law. All advisory board/committees must establish a regular meeting schedule and it should be posted at the beginning of each year with the local newspaper in circulation and on the County website.

   All voting will be conducted in open meetings, except when in closed session as defined in the North Carolina Open Meetings Law. No issues can be voted upon unless a quorum is present. A quorum for a meeting shall consist of more than half the voting members unless specified otherwise.

Amended and Adopted this the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Casey Robinson, Assistant Tax Collector
DATE: November 7, 2022
SUBJECT: Tax Refunds for Approval

ATTACHMENTS:

Description	Upload Date	Type
OCTOBER 2022 TAX REFUNDS	11/7/2022	Cover Memo
SEPTEMBER 2022 VTS REFUNDS	11/7/2022	Cover Memo

ENTERED
11-07-2022

11/25/22

OCTOBER 2022 TAX REFUNDS

TAXPAYER 1	TAXPAYER 2	ADDRESS 1	ADDRESS 2	CITY	STATE	ZIP	SITUS	PARID	REFUND
24 HOUR CLOSING	REAL ESTATE TRUST ACCOUNT	1320 MATTHEWS MINT HILL RD		MATTHEWS	NC	28105	816 ELM ST	148 092	423.68
AMROCK LLC NORTH CAROLINA		662 WOODWARD AVVE		DETROIT	MI	48226	1160 ST PETERS CHURCH RD	367 031	1,692.27
ATLANTIS TITLE CO INC		5309 MONROE ROAD		CHARLOTTE	NC	28205	521 BRINGLE FERRY RD	012 172	131.15
BASINGER MARIE		13673 NE 144TH AVE		WALDO	FL	32694-4040	PERSONAL PROPERTY	985815	50.74
BASS CHARLES CALVIN JR	BASS CAMILLE G	695 DANDY LN		MOORESVILLE	NC	28115-6300	490 DANDY LN	233 016	6.15
BENTLEY RANDY E	BENTLEY ROBBIE ANN	4576 HIGHWAY 152 E		ROCKWELL	NC	28138-9599	0 N MAIN ST	149 347	20.49
BLACK SLAUGHTER & BLACK, PA	LAW FIRM CAROLINAS	3623 N ELM ST, STE 200		GREENSBORO	NC	27455	1007 LAKEVIEW ST	413 092	117.69
BLANTON SAMANTHA	BLANTON RANDY C	615 EMMANUEL CHURCH RD		ROCKWELL	NC	28138-9768	2660 EMANUEL CHURCH RD	381 173	157.69
BURGESS NORMA F		517 FAIRWAY RIDGE RD		SALISBURY	NC	28146-7025	517 FAIRWAY RIDGE RD	058H556	266.23
CALLAHAN JACK M	CALLAHAN NANCY T	260 ARCADIA RD		CHINA GROVE	NC	28023	260 ARCADIA RD	430 051	10.84
CARR JOHN ROBERT SR	CARR LINDA MAXINE	120 DOGWOOD EST		CHINA GROVE	NC	28023-9778	120 DOGWOOD DR	120 112	687.17
CHRISTY CONNIE S		1250 BAKER MILL RD		CLEVELAND	NC	27013-9049	PERSONAL PROPERTY	994971	5.71
CITY OF OAKS LAW IOLTA CLIENT TRUST ACC		PO BOX 6356		RALEIGH	NC	27628	995 LONG FERRY RD	052 087	794.27
CORDELL CHRISTY TOLLIVER		427 CARTER LOOP RD		ROCKWELL	NC	28138-6696	427 CARTER LOOP RD	374A064	1,110.52
CORELOGIC TAX SERVICE		3001 HACKBERRY ROAD		IRVING	TX	75063	616 BELLINGSHIRE DR	558A061	9.63
CORELOGIC TAX SERVICES LLC		3001 HACKBERRY RD		IRVING	TX	75063-0156	616 BELLINGSHIRE DR	558A061	50.88
COSTNER LAW OFFICE PLLC	NC/SC REAL ESTATE TRUST ACCT	10735 DAVID TAYLOR DR STE 200		CHARLOTTE	NC	28262	235 N BEAVER ST	109 064A	1,891.51
DEAL KEITH LEE		375 BUCK DR		SALISBURY	NC	28146	375 BUCK DR	412 288	5.23
DEASE JASON CHAD		610 S DEAL ST		LANDIS	NC	28088-0000	610 S DEAL ST	131 244	322.84
EDWARDS RENA SIMMONS		344 VALLEY BROOK LN SE		CONCORD	NC	28025	2112 WOODLAWN ST	158 300	7.63
GAINES TINA A		5345 LONG FERRY RD		SALISBURY	NC	28146-8485	5345 LONG FERRY RD	612 229	2,765.68
HANKINPACK TRUST ACCOUNT		5955 CARNEGIE BLVD STE 350		CHARLOTTE	NC	28209	118 LILLY AVE	021 040	1,243.16
HATLEY SCOTT		255 MAPLE LEAF RD		ROCKWELL	NC	28138	245 MAPLE LEAF RD	380 058	12.06
HEDRICK JIMMY F		154 BRIARFIELD DR		MOORESVILLE	NC	28115	154 BRIARFIELD DR	243A154	3.94
JIMMY JOHN'S		121 BRENNER AVE		SALISBURY	NC	28147	121 BRENNER AVE	062 057	67.65
JOHNSON WAYNE M		204 W GARDEN ST		LANDIS	NC	28088-1304	SITUS NOT ON FILE	398695	3.21
JORDAN RICKY BERNARD		130 ELEX CIR		CHINA GROVE	NC	28023	130 ELEX CIR	244 166	4.71
KIRKMAN CRYSTAL T BROWN		1505 UNION CHURCH RD		SALISBURY	NC	28146	1505 UNION CHURCH RD	616B007	3.50
KLOUSE LOIS M		335 ERVIN LOOP		CHINA GROVE	NC	28023-8610	335 ERVIN LOOP	128A072	5.50
KLUTTZ BENJAMEN B	KLUTTZ EMILY	200 WITHROWS CREEK LANE		MOUNT ULLA	NC	28125-0000	200 WITHROW CREEK LN	757 001	3.23
KNIPP LAW OFFICE PLLC		8221 VILLAGE HARBOR DRIVE		CORNELIUS	NC	28031	455 ROLLING ACRES DR	758 047	1,626.65
LAW OFFICES OF KEVIN C LINK PC		1 BUFFALO AVE NW STE 3305		CONCORD	NC	28025	1070 MILL WHEEL DR	405B007	144.55
LIVENGOOD ROGER L	LIVENGOOD JANICE W	3125 N ENOCHVILLE AVE		MOORESVILLE	NC	28115-7289	3125 N ENOCHVILLE AVE	237 009	23.59
LOVE WILLIAM EDWARD		835 DAUGHERTY RD		CHINA GROVE	NC	28023	PERSONAL PROPERTY	177094	3.65
LOWMAN GERNAL	LOWMAN LINDA R	2320 AGNER RD		SALISBURY	NC	28146	1540 POOLE RD	641 081	131.72
LOWMAN GERNAL	LOWMAN LINDA R	2319 AGNER RD		SALISBURY	NC	28145	1540 POOLE RD	641 081	106.72
LOWMAN GERNAL	LOWMAN LINDA R	2320 AGNER RD		SALISBURY	NC	28146	1540 POOLE RD	641 081	157.87
LOWMAN GERNAL	LOWMAN LINDA R	2320 AGNER RD		SALISBURY	NC	28146	1540 POOLE RD	641 081	150.89
LOWMAN LINDA R		2320 AGNER RD		SALISBURY	NC	28146	1540 POOLE RD	641 081	157.87
LOWMAN LINDA R		2320 AGNER RD		SALISBURY	NC	28146	1540 POOLE RD	641 081	162.07
LYON ROBIN		1825 BRADSHAW RD		MOUNT ULLA	NC	28125	1825 BRADSHAW RD	212 026	4.45
MCRAE RICHARD R JR		857 WISTERIA WAY		SALISBURY	NC	28146	857 WISTERIA WAY	403L065	3,038.20
META PLATFORMS INC		1 HACKER WAY		MENLO PARK	CA	94025	1900 SHERILLS FORD RD	182837	772.36
MOORE JAMES CHARLES	MOORE BARBARA B	1270 PARKS RD		WOODLEAF	NC	27054	1270 PARKS RD	823 035	3.15
NANCE & OVERBEY, PLLC		214 E INNES STREET		SALISBURY	NC	28144	1525 BUFFALO ST	2.49E+41	525.28
NESBIT GARY EDWARD	NESBIT DIANE S	6051 OLD MOCKSVILLE RD		SALISBURY	NC	28144	6051 OLD MOCKSVILLE RD	304 056	5.83
NORWOOD, ARMSTRONG, & STOKES PLLC		2133 SOUTHEND DRIVE, SUITE 108		CHARLOTTE	NC	28203	401 N MERIAH ST	107 177	16.97
OVERCASH PAMELA		110 CORAL ST		ROCKWELL	NC	28138-9532	110 CORAL ST	422A118	4.94

(71) Batch # 8707

Tonya Parnell
Tax Collector

PAGE WILLIE MARVIN	PAGE WENDY W	520 HOWARD ST		ROCKWELL	NC	28138	335 HOWARD ST	372 002	2.40
PERRY JEFFREY SCOTT SR		6960 N TURNER DR		KANNAPOLIS	NC	28081-8106	PERSONAL PROPERTY	175015	25.26
PETREA CORA J		1903 MOOSE RD		KANNAPOLIS	NC	28083	1903 MOOSE RD	158 039	4.04
PETREA JOHN T	PETREA CONNIE	408 E 25TH ST		KANNAPOLIS	NC	28083-9721	408 E 25TH ST	162 074	6.78
RIDENHOUR RICKEY L	RIDENHOUR BRENDA C	5095 FAITH RD		SALISBURY	NC	28146-0000	5095 FAITH RD	420 018	4.72
ROBERSON ROBERT A	ROBERSON BARBARA J	6250 MOORESVILLE RD		SALISBURY	NC	28147-7668	6250 MOORESVILLE RD	143745	38.20
ROCK CHRISTINE	ROCK KENNETH H SR	5817 CHRISTY CIR		KANNAPOLIS	NC	28081-9352	5817 CHRISTY CIR	243 184	4.95
SBC FARMHOUSE LLC		1808 TRIPLETT RD		MOUNT ULLA	NC	28125	MOORESVILLE RD	214 081	110.35
SCHONEMAN SHARON LEE		507 N WRIGHT ST		BURGAW	NC	28425-5413	125 RIDGELAND DR	258 098	27.06
SHEPHERD DIANNE K		629 LAKE DR		ROCKWELL	NC	28138	629 LAKE DR	357C222	13.25
SIFFORD JUANITA HOUSTON		2020 ORGAN CHURCH RD		ROCKWELL	NC	28138	2020 ORGAN CHURCH RD	374 008	4.50
SMITH CHRISTINE HARMON		111 N JACK GQ ST		SALISBURY	NC	28146-3230	111 N JACK AVE	648 141	4.50
SMITH MARCELINA H		2290 7TH ST		SALISBURY	NC	28144-0565	2290 7TH ST	324 012	5.41
SOUTHEAST BEVERAGE DISTRIBUTIO		PO BOX 507		CHINA GROVE	NC	28023-0507	1029 S MAIN ST, SALISBURY	169579	14.08
TALK ENTERPRISES LLC		301 4TH ST		SPENCER	NC	28159	301 4TH ST	033 365	2,115.44
THE KANIA LAW FIRM #19446		82 PATTON AVE SUITE 500		ASHEVILLE	NC	28801	0 POTNECK RD	809 070	3,089.25
THOMAS & WEBBER PLLC	REAL ESTATE TRUST ACCT	514 WILLIAMSON RD SUITE 431		MOORESVILLE	NC	28117	240 GOLDENROD CIR	201A017	231.03
TIMIOS INC	NC PROPERTY IOLTA ACCT	5716 CORSA AVE SUITE 102		WESTLAKE VILLAGE	CA	91362	304 S MCCOY RD	331 142	1,888.27
TUCKER KATHY		178 PARADISE DR		SALISBURY	NC	28146-0000	235 DUNNS MOUNTAIN CHURCH RD	066 107	6.30
TURMAN JEFFREY L	TURMAN VICTORIA	425 QUAIL DR		SALISBURY	NC	28147	425 QUAIL DR	462 039	10.65
VAIL JACK STEVEN		814 HIDDEN CREEK CIR		SALISBURY	NC	28147-7231	814 HIDDEN CREEK CIR	171586	112.44
WARREN CHER		240 N JEFFERSON AVE		CIMARRON	NM	87741	120 HARRIS POINT RD	605 073	50.00
YOUNG ROBERT ELLIS		307 ORCHARD RD		ROCKWELL	NC	28138-9460	307 ORCHARD RD	372 086	4.39
								TOTAL:	**26,684.99**

Tonya Parnell
Tax Collector

ENTERED 11-7-22

11/25/22

SEPTEMBER 2022 VTS REFUNDS

TAXPAYER	ADDRESS 1	ADDRESS 2	CITY	STATE	ZIP	REASON	TRANS#	REFUND
BAILEY, WILLIAM MADISON	402 OAK FOREST LN		SALISBURY	NC	28146	Vehicle Sold	257532807	75.24
BARNHARDT, STEPHEN JAY	136 BECTON RD		SALISBURY	NC	28147	Vehicle Sold	172425236	1.85
BOONE, TONEY STEWART	113 GARNER DR		SALISBURY	NC	28146	Vehicle Sold	258725211	154.15
BOUTS, ROBERT RAY	715 ARROW POINT LN		DAVIDSON	NC	28036	Vehicle Sold	172299246	121.25
BURNETT, MARVIN ALLEN JR	130 VINEYARD CIR		SALISBURY	NC	28146	Vehicle Sold	173179436	12.33
COLWELL, STEVEN JAMES	121 STERLING CT		SALISBURY	NC	28144	Vehicle Sold	258637866	19.14
CORRIHER, JUDY FITE	4220 HURLEY SCHOOL DR		SALISBURY	NC	28147	Vehicle Totalled	172298998	75.46
COX, MICHAEL NOEL	1080 GOODNIGHT RD		SALISBURY	NC	28147	Vehicle Sold	173099942	34.36
EDWARDS, JOHNNY CHADWICK	710 LAKE WRIGHT RD		CHINA GROVE	NC	28023	Vehicle Sold	171822932	44.66
ELLER, MARY WEBER	107 WOOD ST		CLEVELAND	NC	27013	Over Assessment	259769472	65.55
ERVIN, DARREN REID	180 SAWMILL RD		SALISBURY	NC	28147	Vehicle Sold	172298996	137.14
FLEMING, MARTHA WILKINS	985 NEEDMORE RD		WOODLEAF	NC	27054	Vehicle Sold	172772858	31.62
GILL, WILLIAM HAYES	3225 DUNNS MOUNTAIN RD		SALISBURY	NC	28146	Vehicle Sold	172425460	32.66
GOMEZ ZAVALA, OLMAN ANTONIO	2625 AIRPORT RD		SALISBURY	NC	28147	Vehicle Sold	173015652	182.56
GORMAN, BECKY MILLER	1135 WEAVER RD		CHINA GROVE	NC	28023	Vehicle Sold	173179622	74.14
GOWISKI, BRIAN TIMOTHY	360 LINDA ST		SALISBURY	NC	28146	Vehicle Sold	172425240	40.90
GRAGG, NORMA STANSBERRY	420 HAGEN CT		SALISBURY	NC	28144	Vehicle Sold	257734374	34.77
HALL, KECIA COFFEY	200 SPRING OAK DR		SALISBURY	NC	28147	Vehicle Sold	171822958	24.31
HARRINGTON, DONALD CAVIN	245 JESSE SAFRIT RD		SALISBURY	NC	28147	Vehicle Sold	171822914	123.17
HILL, DALE WILLIAM	575 EASTVIEW RD		SALISBURY	NC	28146	Vehicle Sold	172298948	35.82
HORTON, ANIAH LEONA	1820 SELLS RD		SALISBURY	NC	28144	Insurance Lapse	172299080	44.26
HUGHES, LINDA WILSON	407 LAKE GQ DR		GRANITE QUARRY	NC	28146	Situs error	344290116	17.73
JACOBS, JONATHAN NEAL	1016 WEATHERBY DR		SALISBURY	NC	28146	Vehicle Sold	171822734	19.50
JORDAN, YVONNE TILLMAN	225 GOODMAN RD		CHINA GROVE	NC	28023	Vehicle Totalled	171822956	6.75
KINTER, RICHARD LEROY	7320 BRINGLE FERRY RD		SALISBURY	NC	28146	Vehicle Sold	171822924	106.78
LAMBIRTH, LINDA LYERLY	1580 SIDES RD		SALISBURY	NC	28146	SLVG or RBLT TTL	172298452	113.70
LEGACYWAY INC	190 OLD US HIGHWAY 70		SALISBURY	NC	28147	Situs error	344008512	37.71
LYERLY, GILBERT WALTER JR	6095 CATALINA DR UNIT 1613		N MYRTLE BEACH	SC	29582	Reg . Out of state	257734392	96.87
MASON, GREGORY SCOTT	126 N MILFORD DR		SALISBURY	NC	28144	Vehicle Sold	258448488	51.48
MERRITT, ANDREW JOSHUA	53 SARATOGA AVE #2R		WATERFORD	NY	12188	Reg . Out of state	172298944	3.32
MERRITT, KATLYN MARIE	53 SARATOGA AVE #2R		WATERFORD	NY	12188	Reg . Out of state	172298946	11.88
MYERS, LARRY EUGENE	3665 US 601 HIGHWAY		SALISBURY	NC	28147	Situs error	344026100	33.15
MYERS, LARRY EUGENE	3665 US 601 HIGHWAY		SALISBURY	NC	28147	Situs error	344026104	72.81

49 Batch# 5708

Tonya Parnell
Tax Collector

MYERS, LARRY EUGENE	3665 US 601 HIGHWAY		SALISBURY	NC	28147	Situs error	344026108	37.11
NADEAU, JOHN JEAN	407 S ROWAN AVE		SPENCER	NC	28159	Vehicle Sold	172483358	150.87
PARRIS, KENNETH WAYNE	1095 OLIPHANT LN		KANNAPOLIS	NC	28081	Vehicle Sold	173179178	135.55
PIERCE, JASON MATTHEW	6792 UNITY CHURCH RD		KANNAPOLIS	NC	28081	Vehicle Sold	172299090	83.04
PREVOT, GUILLAUME	250 FALCON CREST LN		SALISBURY	NC	28147	Vehicle Sold	172298958	27.95
PREVOT, GUILLAUME	250 FALCON CREST LN		SALISBURY	NC	28147	Vehicle Sold	172298954	269.84
RICKARD, WARREN DEBS	1303 DOVER ST		KANNAPOLIS	NC	28081	Vehicle Sold	257734407	71.26
ROSEMAN, ALESHA SPRING	1210 PROVIDENCE CHURCH RD		SALISBURY	NC	28146	Vehicle Sold	172299006	4.20
SAMMONS, BONNIE KLUTTZ	380 RICHFIELD RD		RICHFIELD	NC	28137	Vehicle Sold	172483366	63.54
SCARBOROUGH, VARENO SMITH	603 OAK BROOK DR		SALISBURY	NC	28146	Vehicle Sold	257734377	45.68
SIEGMUND, JULIE ANN	1300 LARCHMONT PL	APT 105	SALISBURY	NC	28144	Insurance Lapse	258448470	23.06
STORY, BRYAN CLIFFORD	355 BENJAMIN TROT LN		SALISBURY	NC	28147	Vehicle Sold	172425234	49.30
THE ESTATE OF VERNIE LEE CLEMENT	1715 DEWBERRY PL		SALISBURY	NC	28146	Vehicle Sold	258447930	123.37
TUTTEROW, LINDA BURGESS	315 HIDDEN CREEK CIR		SALISBURY	NC	28147	Vehicle Sold	257734428	66.10
WOMBLE, LORI TORRENCE	212 CHINQUAPIN LN		MOUNT ULLA	NC	28125	Vehicle Sold	172299022	19.47
YOST, MICHAEL EUGENE	805 YOST RD		SALISBURY	NC	28146	Over Assessment	172004242	40.33
							TOTAL:	**$ 3,147.69**

Sonya Parnell
Tax Collector

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Justan Mounts, Director, Ro. Co. Veterans Services, West End Plaza, and West End Plaza Events Center

DATE: November 8, 2022

SUBJECT: Updated West End Plaza Event Center Rental Contract

ATTACHMENTS:

Description	Upload Date	Type
Updated Contract	11/8/2022	Cover Memo

Adopted August 3, 2015

ROWAN COUNTY WEST END PLAZA EVENT CENTER RENTAL CONTRACT

WEPEC

Date") between Rowan COUNTY, North Carolina ("COUNTY") and _____ ("LESSEE").

NAME OF LESSEE: _____ DATE OF BIRTH:_____/_____/ _____

DRIVER LISENCE and STATE:_____ PHONE:_____

CELL:_____

EMAIL:_____

ADDRESS:_____

ALTERNATE CONTACT PERSON NAME: _____ PHONE:_____

TOTAL AMOUNT DUE: $_____

TOTAL DEPOSIT REQUIRED: For events without alcohol $1,000(One Thousand Dollars). $250.00 is a non refundable fee and $750.00is refundable after approved inspection.

For events with alcohol $2,000.00 (Two Thousand Dollars). $250.00 is a nonrefundable booking fee and $1,750.00is refundable after approved inspection.

Balance Due 10 Business Days before event $_____

WHEREAS, the COUNTY and the LESSEE wish to enter into a contract under which the COUNTY shall provide the LESSEE use of the WEST END PLAZA EVENT CENTER, located at 1935 Jake Alexander Blvd West, Salisbury, NC 28147 beginning at the date and time stated above.

NOW, THEREFORE, in consideration of the mutual covenants, promises, terms, conditions, and Contracts herein, the COUNTY and the LESSEE agree as follows:

A. COUNTY. The COUNTY agrees to provide to the LESSEE in connection with the use of the facilities the following: maintenance, electrical services and restrooms. All other amenities shall be provided by the LESSEE.

B. LESSEE. LESSEE agrees that they have received, read and understand the West End Plaza Event Center Rental Policy and agree to comply with the policy. _____ Initials

RENTAL DATE: _____ 20____ EVENT TIME:_____ CLEAN UP TIME:_____

RENTAL DATE: _____ 20____ EVENT TIME:_____ CLEAN UP TIME:_____

RENTAL DATE: _____ 20____ EVENT TIME:_____ CLEAN UP TIME:_____

RENTAL DATE: _____ 20____ EVENT TIME:_____ CLEAN UP TIME:_____

- LESSEE must have facility cleaned and vacated one (1) hour after event ending time.
- All rental activities must cease by 12:00 a.m. One (1) hour will be added for clean up.
- LESSEE or contact person must be present for the duration of the event and clean up time.

_____Initials: All decorations are the responsibility of the LESSEE. Date/Time:_____

_____Initials: LESSEE is responsible to inform event planners, band, DJ, florists and caterers of the decorating and facility closing dates and times listed above.

_____Initials: Estimated number of people attending are _____. Cannot exceed 1,100 people.
_____Initials. LESSEE is responsible for set up and clean up. There are 71 round tables and 710 chairs included in rental.

ALCOHOLIC BEVERAGES

If alcoholic beverages are to be served during the event, an alcoholic beverage permit must be purchased at the NC ABC Commissioner office by LESSEE.

1. _____ Initials ___ YES ___ NO: Participants at WEPEC will be served or have access to (beer, wine or champagne).
2. _____ Initials ___ YES ___ NO: LESSEE agrees that unless notifications to the COUNTY of the intent to serve alcohol and that proper permits have been received by the COUNTY 10 Business Days prior to event, no alcoholic beverages will be allowed on premises.
3. _____ Initials ___ YES ___ NO: LESSEE agrees that in serving alcohol, it will carefully monitor the amounts served so that any patron who is or appears to be intoxicated will not be served. Alcohol can be served only by a certified graduate of the NC Responsible Alcohol Seller Program.
4. _____ Initials ___ YES ___NO: LESSEE agrees to provide to the COUNTY the alcohol servers name and a copy of NC Drivers License.
5. _____Initials ___YES ___NO: LESSEE agrees that brown bagging IS NOT permitted on premises.
6. _____Initials ___ YES ___ NO: If alcoholic beverages are served the LESSEE shall designate one (1) location in a corner wall within the WEPEC facility to be used specifically for serving alcoholic beverages. The LESSEE shall not use coolers, carts or any apparatus to deliver alcoholic beverages to patrons throughout the facility.
7. _____Initials ___ YES ___NO: LESSEE understands that serving alcoholic beverages requires a minimum of three (3) North Carolina Law Enforcement Officers to staff the event from the beginning to the end Including cleanup. LESSEE understands and agrees that they are responsible for paying each North Carolina Law Enforcement Officer.
8. _____Initials ___ YES ___ NO: The WEPEC MUST HAVE THE NAME AND CONTACT INFORMATION FOR THE LAW ENFORCEMENT OFFICERS SCHEDULED TO WORK AT THE EVENT AT LEAST ONE WEEK BEFORE THE EVENT TO THE DIRECTOR FACILITIES

C. Insurance. For the term of this Contract, the LESSEE shall maintain at its sole expense the liability insurance in the amount of $1,000,000 (General liability coverage for bodily injury and property damage claims, including contractual and personal injury liability coverage.) Umbrella or excess liability insurance may be used to meet limit of liability requirements. All policies required herein shall name Rowan COUNTY as Additional Insured, and certificates of coverage must be presented to Rowan COUNTY for approval at least one week prior of event. A copy must be provided to the COUNTY at least 10 days before the event.

D. Miscellaneous.

_____ Initials: LESSEE understands and agrees to the following rules:

1. Any party that requests a change of date other than the original rental date in the contract will be subject to a $50.00 change fee, provided that the new date requested is available. This request must be made prior to the rental balance due date. This fee will be taken from the "Refundable Damage Deposit".
2. The COUNTY shall deduct from the refundable damage deposit if LESSEE exceeds specified time frame, see penalty schedule. (There will be no exceptions.)
3. No reservation will be made on a repetitive basis. A new request must be made for each use.
4. The West End Plaza Director has the right to refuse the use of the facility if he or she deems the program objectionable.
5. Smoking is prohibited inside the facility and on all outside grounds (including parking lot).
6. Affixing of any material to the walls, floors, ceilings, windows or light fixtures is prohibited. Stapling any tables, chairs, stage flooring or stage curtains is prohibited. Any decorations that are used must be removed at the end of the event with no trace. Please provide your own cleaning supplies and 44 gallon trash bags.
7. NO open flames are allowed in the facility. All candles must have some type of globe covering the flame.
8. Electrical Wiring and Provisions: Under no circumstances shall any reserving party make any structural or electrical alterations to the facilities. No special wiring shall be permitted which exceeds the established voltage.. Do not tamper/open any electrical outlets or fuse boxes. Tampering with electrical systems SHALL result in penalty, up to and including criminal charges.
9. The LESSEE shall comply with the rules and regulations of the COUNTY. In the event that the LESSEE shall violate any of the rules or regulations, this contract shall automatically end and the LESSEE shall leave the facility immediately.
10. The LESSEE gives up any and all claims for payment for any and all losses or damages sustained by any unforeseen occurrence and shall render the fulfillment of this contract by the COUNTY impossible. The COUNTY shall not be held liable or responsible to the LESSEE for any damages/lost items that may occur.
11. The COUNTY assumes no responsibility whatsoever, for any property placed on/in the facility/property. COUNTY is hereby released and removed from any and all responsibilities for any loss, injury or damages to person(s) or property that may be sustained by reason of the occupancy of facility/property under this contract.

12. The LESSEE shall not hold the COUNTY responsible for any claim(s) of injury to person(s) or property arising out of or in connection with the use of the facility by the LESSEE. This Contract to hold the LESSOR without blame shall include reimbursement to the COUNTY for all reasonable costs arising out of the above stated claim(s).

E. Indemnity. The LESSEE agrees that it shall defend, indemnify, and hold harmless the COUNTY and its officials, employees, and agents from and against any and all losses, liabilities, claims, demands, suits, costs, damages, or expenses (including reasonable attorneys' fees) arising from or related to this Contract and/or the Services, including (by example only and not for purposes of limitation) those for bodily injury, death, or property damage. The LESSEE's obligations under this section shall survive termination of this Contract.

F. Termination. Termination is defined in the West End Plaza Event Center Rental Policy.

G. Governing Law and Forum for Disputes. This Contract shall be governed by the laws of the State of North Carolina without regard to North Carolina's choice of law provisions. Any lawsuit or other legal proceeding concerning this Contract and/or the Services must be filed in Rowan COUNTY, North Carolina, unless it is properly filed in federal court, in which case it must be filed in the federal District Court for the Middle District of North Carolina.

H. Severance Clause. If any part of this Contract is deemed unenforceable by a court of competent jurisdiction, then that part shall be enforced to the greatest extent legally possible, and the rest of this Contract will remain in full force and effect.

I. Compliance With Laws. The LESSEE acknowledges and agrees that it will perform all Services and will satisfy all of its obligations under this Contract in full compliance with all applicable federal, state, and local laws and regulations.

J. Non-Assignment. The LESSEE may not assign its rights or obligations under this Contract, nor may it sub-contract any part of this Contract, without written approval from the COUNTY.

K. Failure to comply. Failure to comply with the above parameters or others listed or unlisted regarding safety shall result in forfeiture of part or whole of the deposit and other consequential actions defined in the penalty addendum attached to this contract.

IN TESTIMONEY WHEREOF, the COUNTY and the LESSEE have executed this WEST END PLAZA EVENT CENTER RENTAL CONTRACT to be in force the day and year first written above.

BY: _____(the COUNTY)

BY: _____(the LESSEE)

DATE:_____ 20_____

RENTAL COST LEDGER

Rental Fee: $ _____

Non-refundable Booking fee $_____

Damage Deposit Fee: $ _____

Total Rental Fee: $_____

Less Deposit: $ _____

Rental Receipt #: $_____

Date Paid: ____/____/20____ $_____

Balance Due Date: _____ **$** _____

Balance Paid: $ _____

Date Paid: _____

Rental Receipt #: _____

Amount Due: $ _____

Notes: _____

_____

Date of Check Request for Damage Deposit:_____ Staff Initials:_____

Amount of Damage Deposit Returned: $_____ Rental Receipt #:_____

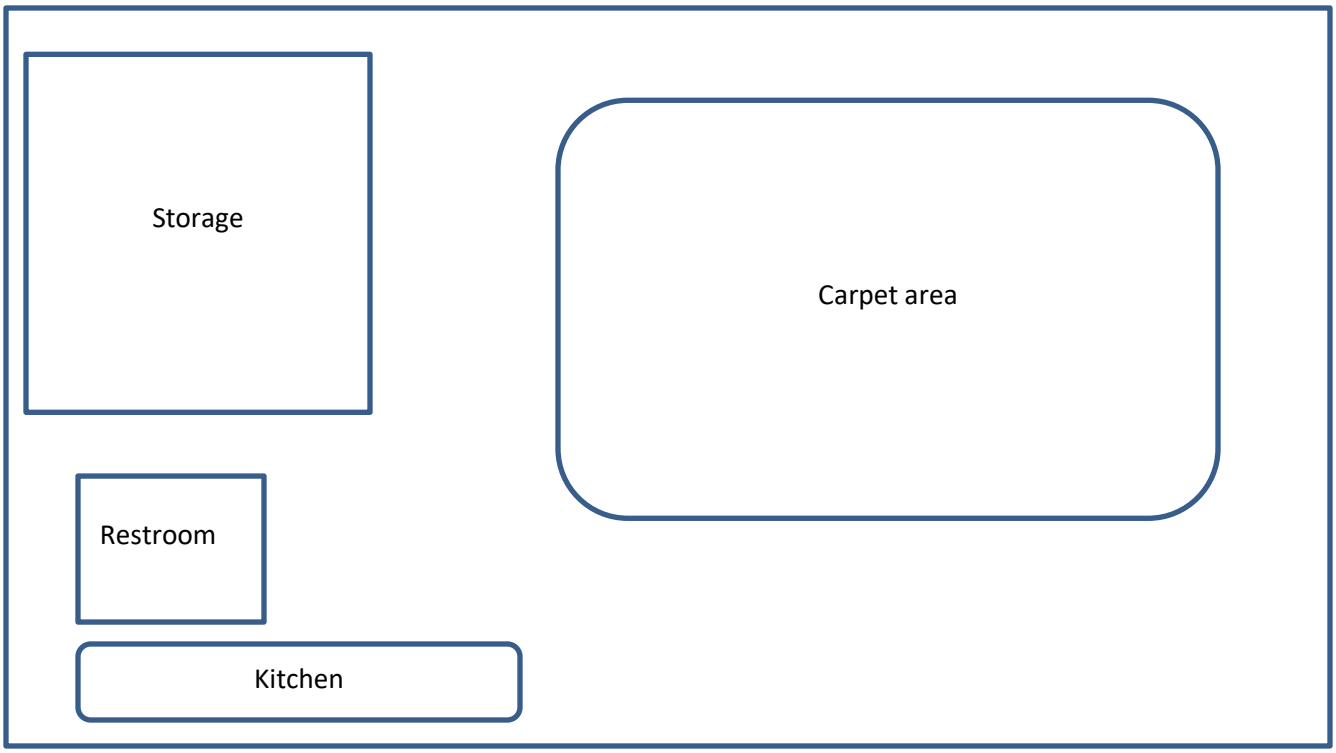
Reason for Damage Deposit Not Returned:_____

Fee and penalty schedule:

Fees shall be assessed by the facility manager and approved by the facility administrator. Any assessed fees shall be accompanied by written assessment in the form of check in/check out sheet, and where applicable: photographs and or videos. Violations of the above contract will result in penalty via deposit, permanent bar from the facility, and up to and including criminal charges, where applicable.

Failure to clean the facility:	Cost of contracted cleaning
Failure to vacate the facility on time:	$500 per day, past the agreed upon allotted time.
Affixing materials to walls, floors, ceilings, windows, or light fixtures:	$250 penalty, plus cost of repair, as required, at the cost required to complete the repair. Shall be accompanied by receipts.
Smoking on grounds:	$250 penalty
Open flames/pyrotechnics:	Forfeiture of the entire security deposit, permanent bar from facility, and report to fire marshal/law enforcement.
Violations of section D (8):	Forfeiture of entire deposit, permanent bar from facility, report for criminal charges to law enforcement, if applicable.
Safety violations:	Forfeiture of entire deposit, permanent bar from facility, county representative (manager or director) may end event at the point of discovery.
Alcohol violations:	$500 penalty, law enforcement on site shall have authority to enforce Chapter 14 of the North Carolina General Statute as they see fit.

Notate any known areas of issue to the physical integrity of the site. Notate numerically below. Initial prior to turnover of keys. Upon checkout facility manager shall inspect the space for new areas of concern and notate them alphabetically.



*Not to scale

Notate any known areas of issue to the physical integrity of the site. Notate numerical. Initial prior to turnover of keys and release of facility:

Renter/facility manager initials

_____ _____ Facility is clean

_____ _____Facility has notated above, with numerical citations on the back of this sheet areas, of previous damage or cleanliness to flooring or carpet.

_____ _____Ceiling is not damaged

_____ _____ Restrooms are clean

_____ _____ Kitchen is clean

Notation of known issues:

Upon checkout facility manager shall inspect the space for new areas of concern and notate them alphabetically. They shall be accompanied, as applicable, by photographic evidence:

Check out check list:

Facility manager initials

_____ Check out completed on time

_____ Keys returned

_____ Facility is clean

_____Ceiling is not damaged

_____ Restrooms are clean

_____ Kitchen is clean

Notation of new issues:

Specific violation and proposed penalty:

1.

2.

3.

4.

5.

6.

(Additional violations can be added on the reverse of this sheet)

Total penalty $_____

I certify that checkout has been completed and that all notations are true and accurate to the best of my ability.

Facility Manager

_____ sign

_____ print

I have verified the notations upon checkout, observed physical and photographic evidence, and confirm the assessment made by the facility manager to the best of my ability.

Facility Director

_____ sign

_____ print

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Aaron Poplin
DATE: 11/10/2022
SUBJECT: Schedule Public Hearing for ZTA 04-22

ZTA 04-22 is a text amendment proposed by Planning Staff to add provisions to the Subdivision and Zoning Ordinances to allow for "Density Averaging."

Density Averaging is a process that allows for two non-contiguous properties to be treated as a single contiguous property for the purposes of compliance with the local water supply watershed program.

Schedule a public hearing for ZTA 04-22 for the meeting on December 5th 2022.

ATTACHMENTS:

Description	Upload Date	Type
Staff Report	11/9/2022	Cover Memo

Rowan County Department of Planning & Development
402 North Main Street – Suite 204 – Salisbury, NC 28144
Phone: (704) 216-8588
www.rowancountync.gov/planning

MEMORANDUM

TO: Rowan County Board of Commissioners
FROM: Aaron Poplin, Planner
DATE: November 10, 2022
RE: **ZTA 04-22 Density Averaging**

SUGGESTED BOARD ACTION

❒ Receive staff report ❒ Schedule hearing for **ZTA 04-22** for December 5th, 2022

BACKGROUND

In 1992 the State of North Carolina began requiring all local governments having land use jurisdiction within a water supply watershed adopt and implement water supply watershed protection ordinances. Rowan County adopted a water supply watershed protection ordinance in 1994 and incorporated it into the Zoning ordinance when county wide zoning was adopted in 1998. In 2012 the General Assembly adopted SB 229 which added a provision to the statute regulating watershed protection that allows for two noncontiguous properties to be treated as a single contiguous property for the purposes of compliance with local water supply watershed programs.

Currently the County has two options in our Zoning ordinance to increase the built-upon area of a project over the low-density standards. The special non-residential intensity allocation (SNIA) permit is an option that allows projects to increase built upon area above the low-density standard up to 70% of the lot. The other option being the High-Density option which allows up to 50% built upon area in WS-IV-CA and 70% built upon area in WS-IV-PA. The County has not had any developers seeking to use Density Averaging to increase the built-upon area of projects, but other jurisdictions outside the county have seen developer interest. Staff is proposing the following text amendment to the Zoning and Subdivision ordinances to give the County a process to review Density Averaging requests, and to create development requirements to ensure that Density Averaging projects both meet the requirements of state statute and are consistent with the

planning goals set forth by the County.

Staff Comments

PROPOSED CHANGES

The proposed changes are to both the Zoning Ordinance and the Subdivision Ordinance. The changes in the zoning ordinances are in the following sections:

1. Sec. 21-4 Definitions.
    - Definitions were added for Density Averaging, Donating Property, and Receiving Property.
2. 21-33 Overlay Districts
    - Added a new section 21-33(2)(f)(4)
    - Lays out purpose and intent along with the eligibility requirements to use Density Averaging.
3. 21-311 Board of Commissioners
    - Establishes the Board of Commissioners as the Watershed Review Board.
4. 21-318 Density Averaging Permit Application
    - Establishes a new section of the Zoning Ordinance sec 21-318.
    - Lays out the process for applying for a Density Averaging Permit.
5. 22-59 Certifications and notations on plats
    - Adds a new certificate that will need to be on all final plats with a Donating or Receiving Property.

Existing text proposed for deletion appear ~~highlighted with strikethroughs~~ while new textappear as **bold red text.**

Sec. 21-4. Definitions

Density Averaging means a process involving two (2) non-contiguous tracts of land, referred to as "Donating Property" and "Receiving Property", which are located in the same water supply watershed within Rowan County and are used to aggregate all or a portion of a tract's allowable built upon area or density to achieve compliance with the respective watershed's built-upon limits. Density averaging requests are subject to standards specified in section 21-33(2)(f)(4) and review process in 21-318.

Donating Property means a tract of land that is and will remain in a perpetual, undeveloped and vegetative or

natural state aggregated with a Receiving Property to comply with water supply watershed built-upon limits

Receiving Property means a project on a tract of land that has been allowed to exceed built-upon limits of section 21-33(2)(d) as it is paired with a Donating Property, which contains sufficient acreage or square footage to collectively comply with the water supply watershed built-upon limits for the respective water supply watershed.

Staff Comments

Sec. 21-33(2)(f) Options in Density Compliance

Section 21-33(2)(f) is a reorganization of the existing watershed overlay district provisions.

4. **Density Averaging**
   a. **Purpose and Intent**
      1. **Purpose. Density Averaging provides non-residential developments in watershed overlay districts the option to aggregate density between two non-contiguous properties for the purpose of compliance with the water supply watershed development standards of 21-33(2). This process involves the allowable built upon area of a donating property being transferred to a receiving property to comply with the built-upon limits for the respective water supply watershed.**
      2. **Intent. Density Averaging is intended as an alternative method of compliance for built-upon limits within the subject parcel boundary, stormwater control measures with High Density standards, or SNIA applications for non-residential development.**
   b. **Eligibility. An applicant may average development density between two non-contiguous properties (i.e. (1) Donating Property and (1) Receiving Property) for purposes of achieving compliance with the water supply watershed development standards if all of the following circumstances exist:**
      1. **The properties are within the same water supply watershed, located entirely within**

Most of the eligibility requirements were pulled from either the model ordinance or from state statute.

Rowan County's Planning Jurisdiction. Properties located in the critical area of the watershed are not eligible to be a Receiving Property but may be used as the Donating Property for projects outside the critical area

2. **Overall project density on the Receiving Property meets applicable built-upon area requirements (existing and proposed) as prescribed in section 21-33(2)(d). Built-upon area calculations from both properties including any remaining balance of the Donating Property shall be provided.**
3. **The Donating Property must be an existing or proposed tract of land having sufficient acreage or square footage to offset all, or requisite portion, of the built-upon area on the Receiving Property. At a minimum, access shall be sufficient to provide vehicular access for tract maintenance.**
4. **The Donating Property will remain in a perpetually undeveloped and vegetated or natural state and will be managed by one of the following means:**
   a. **Conveyed and accepted by a local government as a public park or greenway;**
   b. **Placed under a conservation easement or farmland preservation easement; or**
   c. **Recorded plat and deed restriction;**

   Applicants have the burden of demonstration to the Board of Commissioners their proposal will ensure perpetual compliance with this chapter.

5. **The following areas shall not be eligible for use as the Donating Property:**
   a. **Any area within a floodway or non-encroachment area as identified on the Rowan County Flood Insurance Rate Maps.**

Staff Comments

The location requirements would prevent any municipality from utilizing Density Averaging and keep this provision exclusively for County development.

State statute allows for Donating Properties to be easements. (b)(3) is a higher standard that would require the donating property to be its own deeded property. This is to improve the County's record keeping, and to help keep the restrictions from being lost in the chain of title.

b. **Any dedicated or observed road easement or right of way.**
c. **Any dedicated utility easement or right of way.**
d. **Any railroad right of way**
e. **Any area within a stream buffer as required by section 21-213(h).**
f. **Any area identified as a wetland.**
g. **Any septic drain fields identified by the Rowan County Environmental Health Department.**
h. **Any area within an existing conservation easement.**

6. **Properties that have received a SNIA permit, utilize the High-Density standards from section 21-33(2), or have received a watershed variance are not eligible for Density Averaging.**
7. **The proposed development is a non-residential use.**
8. **Both the Receiving Property and the Donating Property can be in joint or separate ownership so long as all other requirements of this section are met.**
9. **Development permitted under density averaging and meeting applicable low-density requirements shall transport stormwater runoff by vegetated conveyances to the maximum extent practicable as certified by a North Carolina Professional Engineer.**
10. **Built upon areas are designed and located to minimize stormwater runoff impact to the receiving waters, minimize concentrated stormwater flow, maximize the use of sheet flow through vegetated areas, and maximize the flow length through vegetated areas as certified by a North Carolina Professional Engineer.**
11. **Vegetated setbacks on both properties meet the minimum requirements of 21-213(h)**

c. **Application. Projects that meet the eligibility requirements in subsection 2(f)(4) may submit**

Staff Comments

(b)(5) prevents areas that would not normally be developed from being used as a Donating Property. State statute requires either the Watershed Review Board or the Board of Adjustment to approve Density Averaging.

Restricting Density Averaging to non-residential uses is a higher standard. Residential subdivisions have a similar provision to increase density using Custer Subdivisions.

a Density Averaging permit application for consideration by the Board of Commissioners subject to the process outlined in section 21-318 of this chapter.

Staff Comments

Section 21-311. Board of Commissioners

(8) Function as the Watershed Review Board regarding decisions related to Special Non-Residential Intensity Allocation (SNIA) permits, High Density development permits, Variance from Watershed Overlay (WSO) standards and Density Averaging requests.

The review process is similar to the special use permit process. The notification requirements would be for both the Donating and Receiving properties.

Sec. 21-318. Density Averaging permit application

1. **A Density Averaging permit shall be required for any project that averages the density of two non-contiguous properties for the purpose of compliance with the development requirements set forth in sec 21-33(2).**
2. **An application for a Density Averaging permit shall be made on the proper form and submitted to the Planning Department with the following information:**
   a. **Documentation demonstrating how the Receiving Property will comply with section 21-33(2)(f)(4)(b)**
   b. **Existing plats and deeds.**
   c. **Draft plat(s).**
   d. **Metes & Bounds description(s) of the Donating Property, intended for recordation.**
   e. **Site Plan.**
3. **The Planning Department shall review the application and, if deemed complete, submit a recommendation to the Board of Commissioners to schedule a quasi-judicial hearing regarding the application. Notice and quasi-judicial hearings shall be as provided in section 21-315. Prior to any**

decision to approve or deny the application the Board shall make the following findings:

a. The participating parcels as a whole conform to the intent and requirements of sec 21-33(2);

b. The proposed application and supporting documents assure the Donating Property will perpetually remain in an undeveloped, vegetative or natural state; and

c. The proposed development on the Receiving Property is consistent with the zoning district which it is located and in general conformity with any adopted county plans.

4. The Board shall take action as prescribed in section 21-58(g).

a. If the Board approves the application, the Planning Department shall issue a Density Averaging permit.

b. If the Board approves the application, such approval shall be indicated on the site plan, deed and plat required to ensure the Donating Property remains perpetually undeveloped, the Receiving Property complies with built-upon area limitations, and overall project complies the intent of Density Averaging.

c. If the Board disapproves the application, the reasons for such action shall be stated in the minutes of the Board and presented to the applicant in writing either by personal service or registered mail, return receipt requested. The applicant may make changes and submit a revised plan which shall be submitted, reviewed, and acted upon by the Board pursuant to the procedures in this section.

5. If a Density Averaging permit has been approved by the Board of Commissioners, no change in the development proposal

Staff Comments

authorized for participating parcels shall be made unless the permit is amended by the Board of Commissioners. The amendment process will follow the same procedure as required for the original issuance of the Density Averaging permit.

Staff Comments

Sec. 22-59.- Certifications and notations required on plats

This certificate shall appear on all final plats with a Donating or Receiving Property.

Density Averaging Certificate

This plat complies with the provisions of Density Averaging from section 21-33(2) of the Rowan County Zoning Ordinance and has received Density Averaging permit approval from the Rowan County Board of Commissioners.

Density Averaging Permit Number: _____

Approval date: _____

/s/__

Subdivision Administrator

PLANNING BOARD MEEINTG

The Planning Board conducted a courtesy hearing on Monday October 24th 2022. The Planning Board approved the amendment and offered the following statement.

Statements of Consistency and Reasonableness:

ZTA 04-22 is reasonable, appropriate and necessary to meet the development needs of Rowan County not previously envisioned by the East and West Area Land Use Plans. Furthermore, the adoption of ZTA 04-22 is deemed an amendment to the East and West Area Land Use Plans. This text amendment will allow for the flexibility of applying impervious limitations across multiple parcels and reflects NC Senate bill 249 which became NC GS 143-214.5 as adjusted to exceed state requirements in keeping with the Rowan County Watershed Program.

PROCEDURES

The Board must develop a statement of consistency regarding the proposed zoning and subdivision ordinance amendments describing whether its action is consistent with any adopted comprehensive plans and indicate why their action is reasonable and in the public interest [sec. 21-362 (j)].See enclosed form to assist in statement development.

STAFF COMMENTS

- Density Averaging is mandated by GS 143-214.5. Without specific adopted standards the County would need to follow the state required minimums.
- This text amendment has a few standards that exceed the state minimums. These higher standards are proposed to help the County stay in compliance with the Water Supply Watershed program.
- Other higher standards could be considered.
- It is important to consider that Donating Properties must remain in an undeveloped state in perpetuity. Density Averaging standards and Land Use Plan recommendations should take that fact into account.

ROWAN COUNTY
NORTH CAROLINA
Be an original.

CONSISTENCY WORKSHEET

CONSISTENCY QUESTION	– *"Is the proposed amendment consistent with any adopted plan". Consider the future land use map and if applicable.*	REFERENCE SOURCES

YES	NO			
			Is the request consistent with applicable plans?	**Staff Report & Land Use Plans**
		Example:	_____	
		Example:	_____	

YES	NO	N/A		
			Is the request consistent with any other adopted plans?	**If applicable, refer to Staff Report**
			_____	

YES	NO			
			Is the request consistent with the zoning districts purpose and intent?	**Sec. 21-32 of ZO**
		Example:	_____	
		Example:	_____	

YES	NO			
			Is the request reasonable and in the public interest?	**Staff Report, Land Use Plans, Ordinances, Public Comment**
		Example:	_____	
		Example:	_____	

STATEMENT DEVELOPMENT	– *"Prior to adopting or rejecting any text amendment, one of the following statements shall be adopted:"*

1 " _____ **is consistent** with the_____ Land Use Plan(s) and reasonable / appropriate based on the following…".

2 "_____ **is not consistent** with the _____ Land Use Plan(s) and reasonable / appropriate based on the following...".

3 "_____ **is reasonable, appropriate, and necessary to meet the development needs of Rowan County** not previously envisioned by the _____ Land Use Plan(s)…". "Furthermore, the adoption of _____ is deemed an amendment to the _____ Land Use Plan(s)

- ❑ _____
- ❑ _____
- ❑ _____
- ❑ _____

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Sheriff Kevin Auten

---

Resolution to award service sidearm to Sheriff Kevin Auten who is retiring on November 30, 2022.

Approve resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER
TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Sheriff Kevin Auten served as a member of the Rowan County Sheriff's Office since November of 1987; and

WHEREAS, Sheriff Kevin Auten is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Sheriff Kevin Auten to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Chief Deputy David Ramsey

---

Resolution to award service sidearm to retiring Chief Deputy David Ramsey.

Approve Resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Chief Deputy David Ramsey served as a member of the Rowan County Sheriff's Office since January of 2011, and has served in NC law enforcement since 1978; and

WHEREAS, Chief Deputy David Ramsey is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Chief Deputy David Ramsey to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Major John Sifford

---

Resolution to award service sidearm to retiring Major John Sifford.

Approve Resolution

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Major John Sifford served as a member of the Rowan County Sheriff's Office since April of 1988; and

WHEREAS, Major John Sifford is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Major John Sifford to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Major Chad Moose

---

Resolution to award service sidearm to retiring Major Chad Moose.

Approve Resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Major Chad Moose served as a member of the Rowan County Sheriff's Office since February of 1992; and

WHEREAS, Major Chad Moose is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Major Chad Moose to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Captain Randy St. Clair

---

Resolution to award service sidearm to retiring Captain Randy St. Clair.

Approve resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Captain Randy St. Clair served as a member of the Rowan County Sheriff's Office since December of 1980; and

WHEREAS, Captain Randy St. Clair is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Captain Randy St. Clair to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Lieutenant Carmon Williams

---

Resolution to award service sidearm to retiring Lieutenant Carmon Williams.

Approve resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Lieutenant Carmon Williams served as a member of the Rowan County Sheriff's Office since February 1993; and

WHEREAS, Lieutenant Carmon Williams is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Lieutenant Carmon Williams to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Detective Phiilip "Lane" Kepley

---

Resolution to award service sidearm to retiring Detective Phillip "Lane" Kepley.

Approve resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Detective Phillip "Lane" Kepley served as a member of the Rowan County Sheriff's Office since December of 2002; and

WHEREAS, Detective Phillip "Lane" Kepley is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Detective Phillip "Lane" Kepley to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Deputy Brad Bebber

---

Resolution to award service sidearm to retiring Deputy Brad Bebber.

Approve resolution.

ATTACHMENTS:

Description	Upload Date	Type
Resolution	11/15/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Deputy Brad Bebber served as a member of the Rowan County Sheriff's Office since June of 2002; and

WHEREAS, Deputy Brad Bebber is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Deputy Brad Bebber to purchase his service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November, 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Sheriff Kevin Auten
DATE: 11-9-22
SUBJECT: Resolution to Award Service Sidearm to Retiring Deputy Shauna Wale

---

Resolution to award service sidearm to retiring Deputy Shauna Wale.

Approve resolution.

ATTACHMENTS:

Description	Upload Date	Type
Copy of Resolution	11/10/2022	Cover Memo

RESOLUTION

ALLOWING RETIRING OFFICER TO PURCHASE SERVICE SIDEARM

WHEREAS, North Carolina General Statute § 20-187.2 provides that the governing body of a local law enforcement agency may, in its discretion, award to a retiring member the service handgun of the retiring member; *and*

WHEREAS, Deputy Shauna Wale served as a member of the Rowan County Sheriff's Office since August of 2007; and

WHEREAS, Deputy Shauna Wale is retiring from the Rowan County Sheriff's Office effective November 30, 2022.

NOW, THEREFORE, BE IT RESOLVED by the Rowan County Board of Commissioners to allow Deputy Shauna Wale to purchase her service sidearm in accordance with the provisions of North Carolina General Statute § 20-187.2 for the purchase price of $1.

This the 21st day of November 2022.

_____
Gregory C. Edds, Chairman
Rowan County
Board of Commissioners

ATTEST:

_____
Carolyn Barger, MMC, NCMCC
Clerk to the Board

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Shane Stewart
DATE: November 10, 2022
SUBJECT: Schedule Public Hearing for Z 09-22: RP Salisbury Partners LLC, for December 5, 2022 at 6:00 PM

Z 09-22: RP Salisbury Partners LLC is requesting the rezoning of approximately 98.1 acres owned by Charles Honbarger and DNA Real Estate Partners LLC. located at the 1200 block of Webb Road and the 300 block of Lane Parkway as follows (see enclosed map):

Tax Parcel	Current Zone	Proposed Zone
409-002 (part)	IND	CBI-CD
409-005	RR-AO	CBI-CD & IND
409-182	RR-AO	CBI-CD & CBI

The conditional district proposes a development plan consisting of Construction, Manufacturing, Transportation, and Wholesale Trade sector uses with a collective building size of approximately 1.24 million square feet.

During discussions regarding the December meeting schedule at the October 17, 2022 Board of Commissioners meeting, the board agreed to conduct a 6:00 PM hearing in addition to the regularly scheduled 3:00 PM meeting to consider this rezoning request. On behalf of the applicant, Chris Kouri with Nexsen Pruet provided an enclosed letter respectfully requesting consideration of an evening meeting in December for a potential decision by the end of the year.

This approach is a bit atypical but should not create any issues based on two assumptions:

1. The Planning Board will have a quorum and make a recommendation at their November 21, 2022 meeting and
2. NCDOT will have final comments on the Traffic Impact Analysis submitted in advance of the 12/5 meeting.

ATTACHMENTS:

Description	Upload Date	Type
Chris Kouri Hearing Request	11/10/2022	Exhibit
Site Plan	11/10/2022	Exhibit
Project Narrative	11/10/2022	Exhibit
Honbarger Application	11/10/2022	Exhibit
DNA Application	11/10/2022	Exhibit

NEXSEN|PRUET

Christopher H. Kouri
Member

October 17, 2022

VIA EMAIL AND US POSTAL SERVICE

Mr. Ed Muire, Planning Director
Mr. Shane Stewart, Assistant Planning Director
Rowan County Planning & Development
402 N. Main St., Suite 204
Salisbury, NC 28144

Re: ***Rezoning Petition – RP Salisbury Partners LLC and Track West***

Dear Ed and Shane:

I represent RP Salisbury Partners LLC and Track West in connection with their rezoning petition to Rowan County. The purpose of their petition is to enable develop of a significant industrial facility that will bring impactful investment and job creation to Rowan County between Peeler Road and Webb Road on the east side of I-85.

We appreciate the assistance, collaboration and professionalism of you and your team that has enabled us to keep an expeditious timeline for this project. We are on pace to go before the Planning Board on November 28. Thereafter, we hope to go before the County Commission for its public hearing and ultimate vote prior to the end of the year.

We realize that the regularly scheduled County Commission meeting for December 19 may be challenging due to the holidays; we also recognize that a 3:00pm afternoon meeting on December 5 will not give the public the same opportunity to attend as an evening meeting. Therefore, we kindly request that the County considers holding the public hearing on this rezoning request at a special meeting on the evening of December 5 if suitable for the County Commission. We believe this time frame will be in the best interests of all parties.

We look forward to confirming this with you. Please let us know if you have questions or care to discuss.

Austin
Charleston
Charlotte
Columbia
Greensboro
Greenville
Bluffton / Hilton Head
Myrtle Beach
Raleigh

227 W. Trade Street
Suite 1550
Charlotte, NC 28202
www.nexsenpruet.com

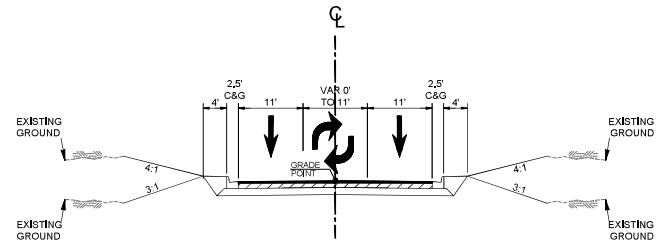
T (704) 338-5333
F 704.805.4718
E CKouri@nexsenpruet.com
Nexsen Pruet, PLLC
Attorneys and Counselors at Law

Sincerely,

Nexsen Pruet, PLLC

Christopher H. Kouri

CHK/cat



TYPICAL NCDOT ROAD CROSS SECTION

SITE DEVELOPMENT	
TOTAL AREA:	97 AC±
TOTAL BUILDING SQUARE FOOTAGE:	1,236,600 SF±
BUILDING 1:	
BUILDING AREA	903,960 SF +/-
HEIGHT	50' +/-
# EMPLOYEES / SHIFT	300 +/-
BUILDING 2:	
BUILDING AREA	332,640 SF +/-
HEIGHT	50' +/-
# EMPLOYEES / SHIFT	200 +/-

PROVIDED PARKING	REQUIRED	PROVIDED
BUILDING 1		
EMPLOYEE PARKING	N/A	521
ADA PARKING	11	11
TRAILER PARKING	N/A	208
DOCK DOORS	N/A	192
BUILDING 2		
EMPLOYEE PARKING	NA	265
ADA PARKING	7	7
TRAILER PARKING	NA	88
DOCK DOORS	NA	76

BUFFER YARDS (GROUP 3)

20' BUFFER TYPE A YARD ABUTTING RESIDENTIAL
NO BUFFER REQUIRED AGAINST GROUP 3 AND 4

BUILDING SETBACK SUMMARY TABLE

50' FRONT YARD
30' SIDE STREET
10' SIDE YARD
10' REAR YARD

NOTE: FLOOD ZONE "X" PER FIRM MAP 3710564700J, COMMUNITY 370351

Kimley»Horn

© 2022 KIMLEY-HORN AND ASSOCIATES, INC.
200 SOUTH TRYON ST, SUITE 200, CHARLOTTE, NC 28202
PHONE: 704-333-5131
WWW.KIMLEY-HORN.COM
CONTACT: AUSTIN L. WATTS, P.E.

RP SALISBURY PARTNERS, LLC - ROWAN COUNTY

CONCEPT PLAN 1
SHEET 1 of 1

0 100' 200' 400' 600'
NORTH

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Introduction
Honbarger Site
Re-zone of +/-97 Acres at corner of Webb Road and I-85
Requested Zoning District: CBI-CD / CBI / IND

This proposed project will transform the Honbarger Site into a state-of-the-art, two-building, Class-A industrial development while also building out critical public infrastructure that will benefit the surrounding area for years. The project will include:

1. A 904,000 square-foot Class-A industrial building designed to accommodate one or two tenants
2. A 332,000 square-foot Class-A industrial building designed to accommodate one, two, three or four tenants
3. A 1/2 mile extension of Lane Parkway, which will provide important traffic connectivity between Peeler Road and Webb Road
4. Extension of a public sanitary sewer line to serve other properties east of I-85

The developer, RP Salisbury Partners LLC, is a partnership of Track West Partners and Rooker, two privately held development companies that have combined to develop more than 55,000,000 square feet of Class-A industrial, office and retail space across the Southeastern United States.

The developer plans to build the project on a speculative basis, which means it will be constructed without commitments from potential tenants or users. The type of tenant, size of tenant, and number of tenants will depend on the market in 2024 and 2025, when construction is expected to complete. For this reason, we are seeking approval as a multi tenant development per Section 21-56 (10) (a) in the Zoning Ordinance.

The total investment at full build-out is expected to be $97,000,000, and the project is expected to generate 300-600 full time jobs in the logistics, distribution, or light manufacturing fields. Rowan EDC is excited about the project and looks forward to working with us to find job-creating businesses looking to expand and relocate in Rowan County.

Rowan County Department of
Planning & Development
402 N. Main Street Suite 204
Salisbury, NC 28144
Phone (704) 216-8588
Fax (704) 638-3130
www.rowancountync.gov

Case # Z
Date Filed
Received By
Amount Paid
Office Use Only

REZONING APPLICATION

OWNERSHIP INFORMATION:

Name: Charles Honbarger
Signature: Charles Honbarger
Phone: 704-640-2496 Email: charleshonbarger@gmail.com
Address: 1250 Peeler Road, Salisbury, NC 28146

APPLICANT / AGENT INFORMATION: Complete affidavit on back if non-owner

Name: RP Salisbury Partners LLC (Murray Reavis)
Signature:
Phone: 770-491-7711 Email: murrayreavis@rookerco.com
Address: 445 Bishop St NW, Atlanta, DA 30318

PROPERTY DETAILS:

Tax Parcel(s): 409 005, 409 182 Size (sq.ft. or acres): 96.93 AC +/-
Property Location: NE corner of Webb Road and I-85
Current Land Use: Agricultural
Date Acquired: 2007 Deed Reference: Book 1105 Page 678

REQUEST DETAILS:

Existing Zoning District RR-AO Requested Zoning District CBI-CD / CBI / IND

If requesting a conditional zoning district, list proposed use or uses:

This rezoning consists of CBI-CD (Rezoning Area 1) for the main tract, CBI (Rezoning Area 2) for the retained residential house lot, and IND for the land swap area (Rezoning Area 3) (to be traded for a portion of tract 409 002 labeled as Rezoning Area 4). Proposed uses consist of submitted list of allowable uses. Areas are approx.

Additional information enclosed restricting the conditional use district? Yes ☐ No ☑

Site plan containing information from sec. 21-52 enclosed? Yes ☑ No ☐

AFFADAVIT OF OWNER

To be completed if applicant is not the property owner

I (We), Charles Honbarger, owner(s) of the within described property do hereby request the proposed rezoning and hereby authorize the person listed below to act as my (our) duly authorized agent in this matter.

Signature(s): Charles Honbarger

Date: 9-20-2022

Name of Applicant / Agent: RP Salisbury Partners LLC (Murray Reavis)

Address: 445 Bishop St NW, Atlanta, DA 30318

Phone Number: 770-491-7711

IT IS UNDERSTOOD BY ALL PARTIES HERETO INCLUDING OWNER(S) & APPLICANT(S) / AGENT(S) THAT WHILE THIS APPLICATION WILL BE CAREFULLY CONSIDERED AND REVIEWED, THE BURDEN OF PROVIDING ITS NEED RESTS WITH THE ABOVE NAMED APPLICANT WHETHER OWNER, NON-OWNERS, OR OWNER'S AGENT.

STATE OF North Carolina **COUNTY OF** Forsyth

I, Elizabeth F. Buchanan, a Notary Public for said County and State, do hereby certify that Charles Honbarger personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

My commission expires 1/30, 2022.

SEAL

Elizabeth F. Buchanan

Elizabeth F Buchanan
NOTARY PUBLIC
Forsyth County, NC
My Commission Expires January 30, 2025

OFFICIAL USE ONLY

1. Signature of Rezoning Coordinator: _____ 2. Planning Board Courtesy Hearing: ___/___/___ 3. Notifications Mailed: ___/___/___ 4. Property Posted: ___/___/___ 5. Planning Board Action: Approved _____ Denied _____ 6. Board of Commissioners Public Hearing: ___/___/___ 7. Notifications Mailed: ___/___/___ 8. Property Posted: ___/___/___ 9. Dates Advertised: 1st ___/___/___ 2nd ___/___/___ 10. BOC Action: Approved _____ Denied _____ 11. Date Applicant Notified: ___/___/___

Rowan County Department of Planning & Development
402 N. Main Street Suite 204
Salisbury, NC 28144
Phone (704) 216-8588
Fax (704) 638-3130
www.rowancountync.gov

Case # Z
Date Filed
Received By
Amount Paid
Office Use Only

REZONING APPLICATION

OWNERSHIP INFORMATION:

Name: DNA Real Estate Partners LLC

Signature:

Phone: 973-251-9727 Email: JGOMEZ@RORORLEASING.COM

Address: 354 EISENHOWER PKWY LIVINGSTON, NJ 07039-1022

APPLICANT / AGENT INFORMATION: Complete affidavit on back if non-owner

Name: RP Salisbury Partners LLC (Murray Reavis)

Signature:

Phone: 770-491-7711 Email: murrayreavis@rookerco.com

Address: 445 Bishop Street NW Atlanta, GA 30318

PROPERTY DETAILS:

Tax Parcel(s): 409 002 Size (sq.ft. or acres): 8.2 AC (Portion of)

Property Location: 281 LANE PKWY

Current Land Use: Industrial

Date Acquired: 06/15/2022 Deed Reference: Book 1404 Page 123

REQUEST DETAILS:

Existing Zoning District IND Requested Zoning District CBI-CD

If requesting a conditional zoning district, list proposed use or uses:

This portion of tract 409 002 (Rezoning Area 4 on the Sketch Plan) proposes to be rezoned to CBI-CD as part of a land swap between DNA Real Estate Partners, LLC and Track West Partners. Proposed uses consist of submitted list of allowable uses. Reference Rezoning Site Plan for approximate limits to be solidified at plat recording.

Additional information enclosed restricting the conditional use district? Yes ☐ No ☑

Site plan containing information from sec. 21-52 enclosed? Yes ☑ No ☐

AFFADAVIT OF OWNER

To be completed if applicant is not the property owner

I (We), DNA Real Estate Partners LLC, owner(s) of the within described property do hereby request the proposed rezoning and hereby authorize the person listed below to act as my (our) duly authorized agent in this matter.

Signature(s): DNA

Date: 9/28/2022

Name of Applicant / Agent: RP Salisbury Partners LLC (Murray Reavis)

Address: 445 Bishop St NW, Atlanta, DA 30318

Phone Number: 770-491-7711

IT IS UNDERSTOOD BY ALL PARTIES HERETO INCLUDING OWNER(S) & APPLICANT(S) / AGENT(S) THAT WHILE THIS APPLICATION WILL BE CAREFULLY CONSIDERED AND REVIEWED, THE BURDEN OF PROVIDING ITS NEED RESTS WITH THE ABOVE NAMED APPLICANT WHETHER OWNER, NON-OWNERS, OR OWNER'S AGENT.

STATE OF NEW JERSEY **COUNTY OF** ESSEX

I, JAMILETTE GOMEZ, a Notary Public for said County and State, do hereby certify that DARIAN ABLON personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

My commission expires OCTOBER 25, 20 24.

SEAL

JAMILETTE GOMEZ
NOTARY PUBLIC OF NEW JERSEY
Commission # 50114979
My Commission Expires 10/25/2024

OFFICIAL USE ONLY

1. Signature of Rezoning Coordinator: _____ 2. Planning Board Courtesy Hearing: ___/___/___ 3. Notifications Mailed: ___/___/___ 4. Property Posted: ___/___/___ 5. Planning Board Action: Approved _____ Denied _____ 6. Board of Commissioners Public Hearing: ___/___/___ 7. Notifications Mailed: ___/___/___ 8. Property Posted: ___/___/___ 9. Dates Advertised: 1st ___/___/___ 2nd ___/___/___ 10. BOC Action: Approved _____ Denied _____ 11. Date Applicant Notified: ___/___/___

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Shane Stewart
DATE: November 10, 2022
SUBJECT: Schedule Public Hearing for ZTA 05-22: SNIA Designations and Land Use Plan Recommendations, for December 5, 2022

Requests for a Special Non-Residential Intensity Allocation (SNIA) is a current process whereby the Board of Commissioners can identify up to ten (10) percent of the acreage within each watershed area, not including the critical area, and allow up to seventy (70) percent impervious coverage. Current standards for review are minimal and do not include a public process.

Planning staff propose a series of changes to section 21-33(2) of the Zoning Ordinance pertaining to the Water Supply Watershed Overlay (WSO) district.

- Revised density and built-upon limits table [sec. 21-33(2)(d)] – This single table contain the density options by type: low density, density averaging, high density, and SNIA.
- Options to obtain density compliance [sec. 21-33(2)(f)] – Each density option is identified by review type. SNIA requests are proposed to be reviewed as a conditional district (rezoning) instead of an "administrative" review by the Board of Commissioners.
- SNIA review process [sec. 21-33(2)(f)(2)] – This section includes a purpose statement, eligibility, and process for previously approved requests and minor changes.
- Land use plan recommendations – General recommendations including maximum acreage of removal by parcel.

Schedule public hearing for December 5, 2022 at 3:00 PM.

ATTACHMENTS:

Description	Upload Date	Type
Staff Report	11/10/2022	Ordinance
Watershed Map	11/10/2022	Ordinance
Watershed Acreage	11/10/2022	Ordinance
Land Use Plan Recommendations	11/10/2022	Ordinance

Rowan County Department of Planning & Development
402 North Main Street – Suite 204 – Salisbury, NC 28144
Phone: (704) 216-8588
www.rowancountync.gov/planning

MEMORANDUM

TO: Rowan County Board of Commissioners
FROM: Shane Stewart, Assistant Planning Director
DATE: November 10, 2022
RE: **ZTA 05-22: Amendments to the SNIA designation process and Land Use Plan Recommendations**

SUGGESTED BOARD OF COMMISSIONERS ACTION

❒ Schedule Public Hearing for **ZTA 05-22** for December 5, 2022

BACKGROUND

In 1989, the North Carolina General Assembly passed the Water Supply Watershed Protection Act directing the state's Environmental Management Commission (EMC) to develop measures to protect drinking water sources throughout the state. Over the next few years, the EMC identified water supply watershed boundary limits, established classifications for each, and developed minimum standards for development which were issued as a mandate for counties to adopt and enforce within a local program by January 1, 1994.

In general, single family development is regulated by lot size (e.g. 1 home per ½ acre) while non-residential or multi-family projects are regulated by a maximum percentage of impervious surface (e.g. buildings, pavement, gravel, etc.) permitted on the property when compared to undeveloped areas (e.g. grassed, wooded, landscaped) of the property. Other than the high density amendment in 2019, much of the watershed standards currently in the Zoning Ordinance remain unchanged since incorporated from the county's Watershed Ordinance adopted in 1993 to the Zoning Ordinance in 1998.

Requests for a Special Non-Residential Intensity Allocation (SNIA) is a current process whereby the Board of Commissioners can identify up to ten (10) percent of the acreage within each watershed area, not including the critical area, and allow up to seventy (70)

percent impervious coverage. Current standards for review are minimal and do not include a public process.

PROPOSED CHANGES

Planning staff propose a series of changes to section 21-33(2) of the Zoning Ordinance pertaining to the Water Supply Watershed Overlay (WSO) district.

- Revised density and built-upon limits table [sec. 21-33(2)(d)] – This single table contain the density options by type: low density, density averaging, high density, and SNIA.
- Options to obtain density compliance [sec. 21-33(2)(f)] – Each density option is identified by review type. SNIA requests are proposed to be reviewed as a conditional district (rezoning) instead of an "administrative" review by the Board of Commissioners.
- SNIA review process [sec. 21-33(2)(f)(2)] – This section includes a purpose statement, eligibility, and process for previously approved requests and minor changes.
- Land use plan recommendations – General recommendations including maximum acreage of removal by parcel.

Sec. 21-4. Definitions.

Unless otherwise expressly provided, or unless clearly required by the context, the words and phrases defined in this section shall have the meaning indicated when used in this chapter. For any word that is not defined in this section, the common dictionary definition applies.

Balance of watershed ***(BW)*** means an area defined as the entire drainage basin upstream of ~~an~~ **and** draining to a WS-II or WS-III watershed critical area where the risk of water supply pollution is greater than in surrounding areas.

"Existing" impervious development. Consists of any structure(s) or operational area(s) that has either been:

1. In existence and continuous operation prior to the effective date of the Rowan County Water Supply Watershed Ordinance on January 1, 1994 (since codified in the RCZO); or,
2. Lawfully permitted prior to the effective date (February 16, 1998) of the Rowan County Zoning Ordinance; or,
3. Lawfully permitted in accordance with the standards of the Rowan County Zoning Ordinance prior to the effective date of the High Density amendments contained in Section 21-33**(2)**(f)**(3)** of the RCZO.

Protected area ***(PA)*** means the area of a **WS-IV** watershed, beyond the critical area, as measured ten (10) miles upstream from an intake or to the ridge line, whichever is closer, and draining to the intake.

Sec. 21-31. Zoning districts established.

(a) The county is hereby divided into a variety of general zoning districts. The purpose and minimum requirements of each zoning district are provided in the appropriate zoning district provisions and in article V. In addition, special overlay district regulations apply for specified areas. The applicability of all zoning districts to individual properties shall be shown on official zoning maps which shall be a part of the zoning ordinance. These maps shall be maintained for public inspection in the offices of the county planning department. Interpretation of zoning district uses and boundaries shall be as provided in article XII and article XIII.

(b) The following general use and overlay districts are established:

(1) *General zoning districts:*

a. Rural Agricultural (RA)
b. Rural Residential (RR)
c. Residential Suburban (RS)
d. Multifamily Residential (MFR)
e. Manufactured Home Park District (MHP)
f. Neighborhood Business (NB)
g. Commercial, Business, Industrial (CBI)
h. 85-ED-1
i. 85-ED-2
j. 85-ED-3
k. 85-ED-4
l. Industrial (IND)
m. Institutional (INST)
n. Airport Industrial (AI)

(2) *Overlay districts:*

a. Water Supply Watershed (~~WS~~ **WSO**).

b. Airport ~~Height~~ **Zone** (AZO).

c. Agricultural (AO).

d. Manufactured Home Overlay (MHO).

Sec. 21-33. Overlay districts.

Overlay districts are zoning districts, which are applied only in conjunction with other zoning districts, and may grant additional use of development requirements upon the underlying zoning districts. The effect is to have both the overlay district and the underlying zoning controlling the use and development of the lot. Overlay districts are applicable on an area wide basis to support specific public policy objectives and as such should be consistent with adopted land use plans. Overlay districts may be applied to conventional and conditional zoning districts. An overlay district may be initiated as an amendment by the board of commissioners, planning board, planning staff, or the property owner or their designated representative.

(1) *Airport Zone Overlay, AZO.*

(2) *Water Supply Watershed Overlays, WSO.* The purpose of the watershed overlay

is to provide for the protection of public water supplies as required by the Water Supply Watershed Classification and Protection Act (G.S. 143-214.5) and regulations promulgated therein. The watershed overlays may be an overlay in any conventional or conditional zoning district established in this chapter. The overlay districts supplement the uses or development requirements of the underlying zoning districts.

a. *Uses allowed.* The use requirements of the underlying districts apply to the ~~WS~~ **WSO** districts, unless otherwise provided in this section. However, all allowed uses must be in conformance with the provisions of this section.

b. *Expressly prohibited in critical areas.* The following uses are expressly prohibited:

   1. Landfills;

   2. Sites for land application of sludge/residuals or petroleum contaminated soils.

c. *Calculating built-upon area.* For the purpose of calculating built-upon area, total project area shall include total acreage in the lot on which the project is to be developed **less acreage with any public road right of way**. **Built-upon area for a non-residential use existing prior to January 1, 1994 (effective date of the initial WSO district designation and ordinance) as determined by planning staff will be subtracted from the overall lot acreage. All built-upon area proposed or existing after January 1, 1994 shall be subject to standards of this chapter. Home Occupations defined by section 21-4 shall be considered single family development. Built-upon area calculations for a Rural Home Occupation shall only include new built-upon area proposed and use of any existing structure(s) for the operation but not existing residential structures.**

d. ~~*Low*~~ *Density* ~~*standard*~~ *and built-upon limits.* ~~The following density and built-upon limits including nonpoint source and pollution control measures shall apply to development in the water supply watersheds unless expressly provided otherwise.~~ **Maximum allowable density and built-upon limits on a project by project basis is subject to one of the following options:**

~~1. Density and Built-Upon Limits~~

~~***Watershed***~~	~~***Single family Residential***~~	~~***Multi-family and Nonresidential Development***~~
~~*Watershed II-Critical Area, WS-II-CA*~~	~~*80,000 sq.ft. minimum lot size*~~	~~*Development shall not exceed 6 percent on a project-by-project*~~

	~~or 6 percent built-upon area on a project by project basis~~	~~basis, unless otherwise provided in this section.~~
~~Watershed-II-Balance of Watershed, WS-II-BW~~	~~40,000 sq.ft. minimum lot size~~	~~Maximum 12 percent built-upon on a project by project basis~~
~~Watershed-III-Critical Area, WS-III-CA~~	~~40,000 sq.ft. minimum lot size~~	~~Maximum 12 percent built-upon on a project by project basis~~
~~Watershed-III-Balance of Watershed, WS-III-BW~~	~~20,000 sq.ft. minimum lot size~~	~~Maximum 24 percent built-upon on a project by project basis~~
~~Watershed-IV-Critical Area, WS-IV-CA*~~	~~20,000 sq.ft. minimum lot size~~	~~Maximum 24 percent built-upon on a project by project basis~~
~~Watershed-IV-Protected Area, WS-IV-PA*~~	~~20,000 sq.ft. minimum lot size~~	~~Maximum of 24 percent built-upon area with curb and gutter or 36 percent built-upon area without curb and gutter~~

Water Supply Classification	Location in Watershed	Maximum Allowable Built-upon Area % (Non-residential / Multi-family) and Minimum Lot Size in sq.ft. [sf] (Single Family)					
		Low Density Development		Density Averaging [1]	High Density Development [2]		SNIA
		Single Family Residential Development	Non-residential and Multi-family Development	Non-residential Development	Single Family Residential Development	Non-residential and Multi-family Development	Non-residential Development
WS-II	Critical Area	80,000 sf or 6% built upon area	6% built-upon area	6% built-upon area	N/A	N/A	N/A
	Balance of Watershed	40,000 sf	12% built-upon area	12% built-upon area	N/A	N/A	70% built-upon area
WS-III	Critical Area	40,000 sf	12% built-upon area	12% built-upon area	N/A	N/A	N/A
	Balance of Watershed	20,000 sf	24% built-upon area	24% built-upon area	N/A	N/A	70% built-upon area
WS-IV [3]	Critical Area	20,000 sf	24% built-upon area	24% built-upon area	50% built-upon area	50% built-upon area	N/A
	Protected Area	20,000 sf	24% built-upon area or 36% without curb and gutter	24% built-upon area or 36% without curb and gutter	70% built-upon area	70% built-upon area	70% built-upon area

[1] Density Averaging requests that include donating property from the critical area must comply with the built-upon area allowance in the critical area.

[2] High Density Development is only permissible subject to section 21-33(2)(f)(3)(a).

~~*~~ [3] Development activities which require an erosion / sedimentation control plan must meet these requirements.

~~2.~~ **e.** *Nonpoint Source and Stormwater Pollution Control*. **The following measures shall apply to development in the WSO unless expressly provided otherwise:**

~~i.~~ **1.** *Vegetated Conveyances*. Stormwater runoff from the project shall be released to vegetated areas as dispersed flow or transported by vegetated conveyances to the maximum extent practicable. In determining whether this criteria has been met, Rowan County shall take into account site-specific factors such as topography and site layout as well as protection of water quality. Vegetated conveyances shall be maintained in perpetuity to ensure continued function as designed. Vegetated conveyances that meet the following criteria shall be deemed to satisfy the requirements of this Sub-Item:

~~(1)~~ **i.** Side slopes shall be no steeper than 3:1 (horizontal to vertical) unless it is demonstrated to Rowan County that soils and vegetation will remain stable in perpetuity based on engineering calculations and on-site soil investigation; and

~~(2)~~ **ii.** The conveyance shall be designed so that it does not erode during the peak flow from the 10-year storm event as demonstrated by engineering calculations.

~~ii.~~ **2.** *Curb Outlet Systems.* In lieu of vegetated conveyances, low density projects shall have the option to use curb and gutter with outlets to convey stormwater to grassed swales or vegetated areas. Requirements for these curb outlet systems shall be as follows:

~~(1)~~ **i.** The curb outlets shall be located such that the swale or vegetated area can carry the peak flow from the 10-year storm and at a non-erosive velocity;

~~(2)~~ **ii.** The longitudinal slope of the swale or vegetated area shall not exceed five percent except where not practical due to physical constraints. In these cases, devices to slow the rate of runoff and encourage infiltration to reduce pollutant delivery shall be provided;

~~(3)~~ **iii.** The swale's cross section shall be trapezoidal with a minimum bottom width of two feet;

~~(4)~~ **iv.** The side slopes of the swale or vegetated area shall be no steeper than 3:1 (horizontal to vertical);

~~(5)~~ **v.** The minimum length of the swale or vegetated area shall be 100 feet; and

~~(6)~~ **vi.** Low density projects may use treatment swales designed in accordance with 15A NCAC 02H .1061 in lieu of the requirements specified in Sub-Items ~~(1)~~ **i.** through ~~(5)~~ **v.** of this Sub-Item.

f. *Options in Density Compliance*. Proposed development within a WSO is subject to submission of a site plan to illustrate proposed compliance with this chapter based on one of the following four (4) application types in accordance with the density standards noted in subsection 21-33(2)(d) and based on the review process identified as follows:

Density Type	Low Density	Density Averaging	High Density	SNIA
Review Process *	P	S	SR	CD

CD - Conditional District P - Permitted by Right

S - Special Use SR - Permitted with Special Requirements

*** Refer to section 21-111 for a description of field entries.**

To verify a completed project conformed to the proposed plan, planning staff may require a site plan from a professional land surveyor verifying the built-upon area limits and calculations in conformity with this chapter.

1. *Low Density*. Proposed development meeting the low density standards with built-upon area completely contained within the subject parcel's boundary shall be subject to review by planning staff to ensure compliance with this chapter. For the purposes of section 21-33(2)(f), residential clustering consisting of a planned development where the collective project acreage complies with the low density standards is considered low density subject to a special use permit reviewed in accordance with section 21-60(15).

~~e.~~ **2.** Special ~~nonresidential intensity allocation~~ **Non-residential Intensity Allocation** (SNIA) ~~permit~~.

~~1.~~ **a.** *Purpose.* ~~The purpose is to~~ **SNIA designation** ~~provide~~ **is** a method for ~~the~~

~~board of commissioners to allow~~ **case by case allocation of up to** ten (10) percent of the **land area within the balance or protected area portion of a water supply watershed located in the** county's **planning and zoning jurisdiction** ~~portion of the balance of watershed area (excluding a critical area) to be granted an SNIA permit~~ to be developed ~~at~~ **with a built-upon surface area** up to seventy (70) percent ~~built-upon surface area~~. **Regardless of the options to achieve compliance with built-upon area standards in section 21-33(2)(f), the county recognizes a need to create an equitable approach to preserve SNIA designations for developments less conducive to the other three (3) application types. SNIA designations should advance the public interest through applications that will enhance tax base / employment opportunities; serve a public or semi-public use; or provide other benefits as determined by the Board of Commissioners. To effectively evaluate a request given the limited acreage available for allocation, review standards from section 21-33(d)(f)(2), and land use plan guidance, applications must be reviewed as a conditional district to the WSO district.**

b. ***Eligibility*****. Non-residential uses subject to compliance with section 21-113 and located outside the critical area are eligible unless otherwise indicated in this chapter. New development located within both a WSIV-PA and development node or corridor within an adopted Rowan County Land Use Plan, which propose three (3) acres or more in built-upon area, must seek approval under the High Density option. An applicant may request the Board of Commissioners consider granting a waiver to the three (3) acre maximum eligibility provision and allow the request to be considered subject to section 21-33(2)(f)(2). In granting a waiver, the Board of Commissioners shall affirm the project is not consistent with the purpose of this subsection; water quality impacts resulting from the development project will be minimized; and the waiver lends itself to a better project design.**

~~2.~~ **c.** *Application and review procedures.* Applications **for the initial development under the SNIA option** shall **be reviewed and approved as a conditional district in the WSO consistent with sections 21-33(2)(f)(2), 21-61, and 21-62 except that in lieu of section 21-62 (d), a minor change to an approved SNIA request is subject to section 21-33(2)(f)(2)(f)** ~~include a site plan as prescribed in section 21-52~~. **Applications for SNIA may be submitted concurrent with a general or conditional zoning district or special use permit request.**

d. ***Buffers.*** **Development shall adhere to buffer requirements of section 21-213(h).**

e. *Previously approved SNIA requests*. SNIA requests approved by the Board of Commissioners prior to December 5, 2022 that either were or will be developed consistent with the approved plan within two (2) years of approval, are not subject to additional consideration as a conditional district to retain development rights. Subsequent development on property consistent with this subsection may be reviewed and approved by planning staff subject to compliance with the general district standards and built-upon limits prescribed by section 21-33(2)(d).

f. *Minor change to SNIA approved after December 5, 2022*. Minor change to a WSO-CD may be reviewed and approved by planning staff that propose either:

1) Subsequent development consistent with the original approved site plan, which propose additional built-upon area consistent with all other standards of this chapter or

2) Reduction in building size that does not exceed the greater of 5,000 sq.ft. or 25%.

All other changes shall be considered a new request submitted per section 21-33(2)(f)(2).

g. *Expiration*. SNIA designations are subject to expiration referenced in section 21-62(e).

~~3. *Review and approval.* The site plan shall be reviewed by the board of commissioners. Approval of the plan may include the addition of reasonable and appropriate conditions.~~

~~4. *Applicable areas.* Areas in which SNIA permits may be approved are as follows:~~

~~i. WS-II-BW.~~

~~ii. WS-III-BW.~~

~~iii. WS-IV-PA.~~

~~5. *Eligibility for an SNIA permit.* Non-residential uses subject to compliance with section 21-113 shall be eligible unless otherwise indicated in this chapter.~~

~~f.~~ **3.** High Density standard and built-upon limits.

~~(1).~~ **a.** Purpose. New development activities within a Watershed IV Critical Area (WS-IV-CA) or a Watershed IV Protected Area (WS-IV-PA) that require a soil erosion and sedimentation control plan pursuant to G.S. 113A Article 4

or Chapter 18 of the Rowan County Code of Ordinances and exceed the low density standards of subsection 2(d) of this Chapter must seek approval under the High Density standards when affected by any of the following:

~~a.~~ **i.** Proposing a major subdivision as defined in Section 22-56 of the Rowan County Subdivision Ordinance; or,

~~b.~~ **ii.** Proposing a Planned Development Subdivision (PDS) as defined in Section 22-58 of the Rowan County Subdivision Ordinance; or,

c. iii. Located in a development node or corridor in an adopted Rowan County Land Use Plan and proposes three (3) acres or more in built-upon area.

~~(2)~~ **b.** Intent. High Density standards will allow for creation of denser development projects while ensuring impacts to water quality within the watershed are minimized by utilizing Best Management Practices to control stormwater runoff and resulting pollution. Furthermore, the application of High Density standards to projects referenced in 21-33(2)(f)~~(1)~~**(3)(a)** will preserve the SNIA provision for development activities within the watershed that are of a scale and scope that do not warrant high density standards.

~~(3)~~ **c.** Standards and built-upon limits. The Board of Commissioners may approve a project application(s) for use of High Density development standards based on the following:

~~a.~~ **i.** WS-IV-CA. Where new development exceeds the low density standards of Section 21-33(2)(d), engineered stormwater controls shall be used to control runoff from the first inch of rainfall and development shall not exceed fifty percent (50%) built-upon area.

~~b.~~ **ii.** WS-IV-PA. Where new development exceeds the low density standards of Section 21-33(2)(d), engineered stormwater controls shall be used to control runoff from the first inch of rainfall and development shall not exceed seventy percent (70%) built-upon area.

~~c.~~ **iii.** Qualifying areas of the stormwater control structure may be considered pervious when computing total built-upon area.

~~(4)~~ **d.** Application. Projects subject to the conditions of subsection 2(f)~~(1)~~ **(3)(a)** of this Chapter shall submit an application for consideration by the Board of Commissioners subject to the process outlined in Section 21-317 of this Chapter.

~~(5)~~ **e.** Waivers. New development activities in a WS-IV-PA subject to the requirements of this subsection may request the Board of Commissioners consider granting a waiver from the High Density standards and instead allow the project to utilize the provisions of Section 21-33(2)~~(e)~~ **(f)(2)**. In granting a waiver, the Board of Commissioners shall affirm the project is not consistent

with the purpose and intent of this subsection; water quality impacts resulting from the development project will be minimized; and the waiver lends itself to a better project design.

4. Density Averaging.

(3) Agricultural Overlay, AO.

(4) Manufactured Home Overlay, MHO.

Sec. 21-61. Conditional districts.

(a) Purpose. There are instances where a rezoning request to a general district would be inappropriate and could not effectively be managed by the district's general development standards. As an alternative manner to evaluate such a request, a conditional district may propose specific development standards necessary to address anticipated impacts on surrounding properties and the county, establish consistency with adopted plans, and / or provide a clear understanding of the type and degree of future development allowed within the district. This can often be achieved by the commitment to a specific use or uses permitted in the conditional district, increased development standards, or site plan details, which are tailored to address the aforementioned objectives and sufficient to allow for an appropriate evaluation of the request. This voluntary procedure must be petitioned by the property owner or their authorized agent as a development proposal and not for securing early zoning for tentative uses which may not be undertaken for a long period of time.

General Zoning Districts	*Conditional Districts*
RS	RS (CD)
RR	RR (CD)
RA	RA (CD)
MHP	MHP (CD)
MFR	MFR (CD)
CBI	CBI (CD)
85-ED-1	85-ED-1 (CD)
85-ED-2	85-ED-2 (CD)
85-ED-3	85-ED-3 (CD)
85-ED-4	85-ED-4 (CD)
IND	IND (CD)
NB	NB (CD)
INST	INST (CD)

AI	AI (CD)
Overlay Zoning Districts **WSO**	***Conditional Districts*** **WSO (CD)**

Sec. 21-111. Generally.
The range of uses permitted as of right and under prescribed conditions established in this article is summarized in section 21-113. **Field entries are as follows:**

a. "*P*" means the use is "Permitted by Right" subject to review by planning staff in accordance with applicable ordinance standards.

b. "*P(A)*" means the use is "Permitted as an Accessory Use" subject to review by planning staff in accordance with applicable ordinance standards.

c. "*SR*" means the use is permitted based on compliance with specific "Special Requirements" and other applicable ordinance standards subject to review by either planning staff or the Board of Commissioners as indicated by the requirements.

d. "*SR(A)*" means the use is permitted based on compliance with specific "Special Requirements as an Accessory Use" and other applicable ordinance standards subject to review by planning staff.

e. "*S*" means the use is permitted subject to the issuance of a "Special Use Permit" by the Board of Commissioners.

f. "*CD*" means the use is permitted subject to approval of a "Conditional District" by the Board of Commissioners.

g. Blank entries mean the use is not permitted in the subject zoning district.

In the event of a conflict between section 21-113 and the text of this chapter, the text shall control.

Sec. 21-314. Planning department.

(a) *Duties and responsibilities.* The planning department serves as the lead agency for the overall administration of this article and serves as the primary professional staff of the planning board and board of adjustment.

(1) *Planning director.* The planning director performs the following duties:

i. Maintains inspection records for each stormwater control structure permitted under Section 21-33(2)(f)**(3)** of this Chapter.

Sec. 21-363. Hierarchy of districts.

The districts established in this chapter are classified from "most restrictive" to "least restrictive": RS (most restrictive), RR, RA, MFR, MHP, INST, **AI,** NB, CBI, 85-ED-1, 85-ED-2, 85-ED-3, 85-ED-4, IND (least restrictive).

SUBDIVISION ORDINANCE

Section 22-11. Other Definitions.

"Existing" impervious development. Consists of any structure(s) or operational area(s) that has either been:

1. In existence and continuous operation prior to the effective date of the Rowan County Water Supply Watershed Ordinance on January 1, 1994 (since codified in the RCZO); or,
2. Lawfully permitted prior to the effective date (February 16, 1998) of the Rowan County Zoning Ordinance; or,
3. Lawfully permitted in accordance with the standards of the Rowan County Zoning Ordinance prior to the effective date of the High Density amendments contained in Section 21-33**(2)**(f)**(3)** of the RCZO.

Section 22-112. Stormwater Control Measures: Operation, Maintenance and Inspections

(d) Inspections.

3. Responsibility for Inspections. Rowan County shall exercise ultimate authority for operation and maintenance of stormwater control measures approved pursuant to the high density development standards for water supply watersheds contained in Section 21-33(2)(f)**(3)** of the Rowan County Zoning Ordinance.

PROCEDURES

The Board of Commissioners must develop a statement of consistency regarding the proposed zoning ordinance amendments describing whether its action is consistent with any adopted comprehensive plans [sec. 21-361 (c)]. See below Planning Board recommended statement.

OCTOBER 24, 2022 PLANNING BOARD MEETING

No public comment was received during the Planning Board courtesy hearing. The board voted unanimously (6-0) to recommend approval as presented subject to the following statement of consistency:

"ZTA 05-22 is reasonable, appropriate, and necessary to meet the development needs of Rowan County not previously envisioned by the East and West Area Land Use Plans. Furthermore, the adoption of ZTA 05-22 is deemed an amendment to the East and West Area Land Use Plans. The requirement that SNIA permits be submitted and approved as conditional districts is a more appropriate method to evaluate the SNIA request; the application will be legislative and not quasi-judicial, allowing easier input by the public and review by the Planning Board; and it defines criteria to be considered while reviewing the SNIA request."

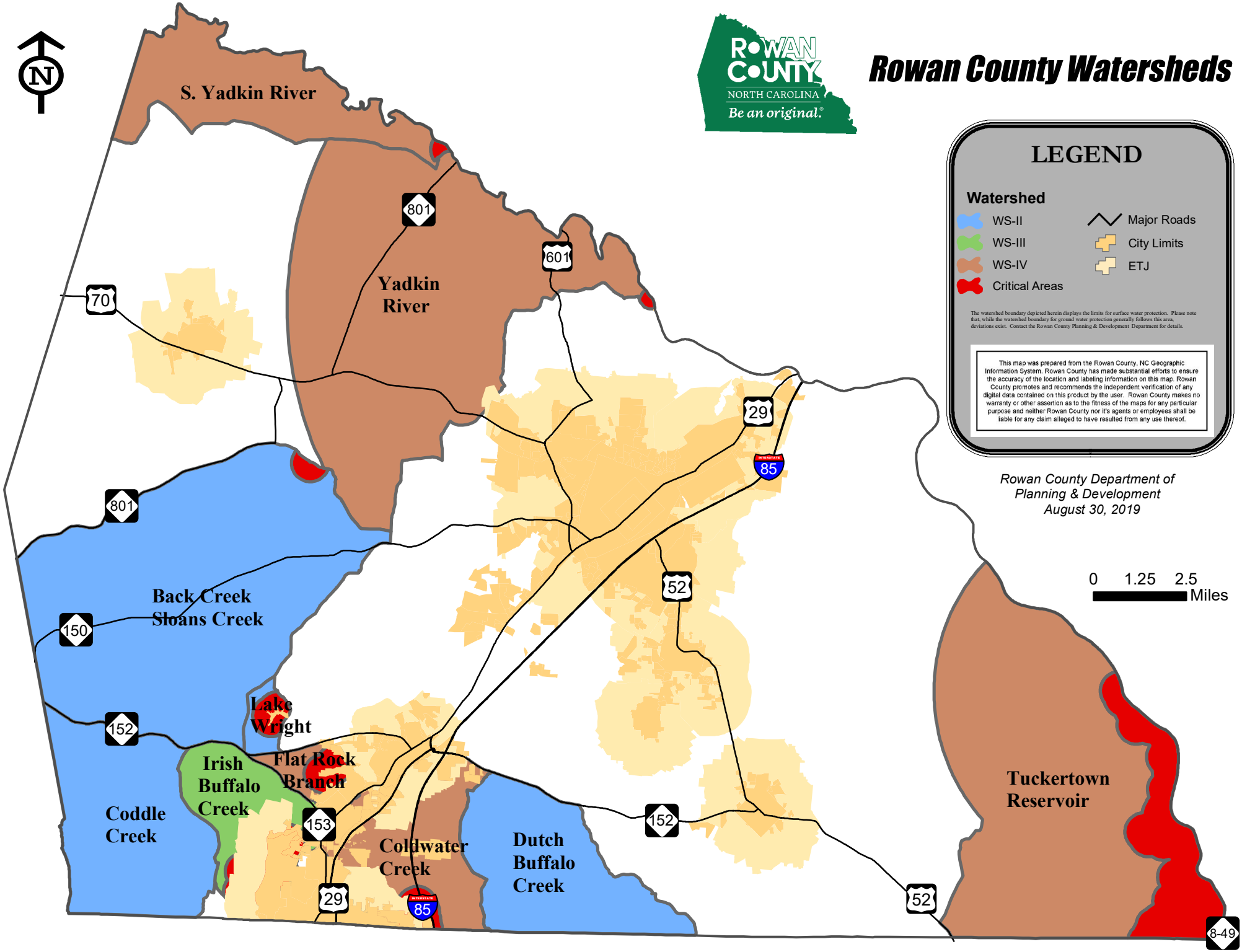
STAFF COMMENTS

While this amendment represents a significant change in the approval process, staff is of the opinion a conditional district is the most appropriate method to properly evaluate a request.

ENCLOSURES

1. Watershed map
2. Watershed acreage and SNIA allocations
3. Land use plan recommendations

Rowan County Watersheds



Watershed Name	Classification	AC in Watershed	10%	Acreage removed for SNIA	Remaining Available Acreage	% Removed from Total Watershed Acreage	Parcels Removed
Back / Sloans Creek	WS II BW	32,126	3,212.60	66.89	3,145.71	0.21%	11
Coddle Creek	WS II BW	11,947	1,194.70	162.63	1,032.07	1.36%	90
Dutch Buffalo Creek	WS II BW	10,144.63	1,014.46	25.89	988.57	0.26%	6
North Branch Lake Wright	WS II BW	607.78	60.78	0	60.78	0.00%	0
Irish Buffalo Creek (Kannapolis Lake)	WS III BW	3,662.35	366.24	2.71	363.53	0.07%	1
Coldwater Creek (Lake Fisher)	WS IV PA	2,813.76	281.38	7.87	273.51	0.28%	2
Coldwater Creek (Lake Concord) *	WS IV PA	0					
Flat Rock Branch	WS IV PA	551.89	55.19	5.05	50.14	0.92%	3
South Yadkin River	WS IV PA	9,909.80	990.98	0	990.98	0.00%	0
Tuckertown Reservoir	WS IV PA	25,072	2,507.20	0	2,507.20	0.00%	0
Yadkin River	WS IV PA	33,847.69	3,384.77	33.87	3,350.90	0.10%	6

* All acreage located in Kannapolis jurisdiction

East and West Area Land Use Plan Recommendations for SNIA Designations

Prior to amending the Zoning Ordinance on December 5, 2022, SNIA requests were considered by the Board of Commissioners through an "administrative" review process perceived as "first come, first served". The county recognized a need for appropriate ordinance standards, land use plan guidance, and a legislative hearing process to evaluate allocation requests for use of this density "resource". SNIA designation provides a substantial benefit to property owners and developers within Water Supply Watershed Overlay (WSO) areas through significantly increased built-upon area allowances for non-residential use.

The following recommendations are intended as guiding principles for both a prospective applicant requesting a SNIA and the Planning Board / Board of Commissioners for evaluating a request. Non-compliance with a single criterion should not be interpreted as "in opposition" to the land use plan, rather the collective plan guidance should be applied. Development not recommended to receive SNIA designation based on the guidance herein should consider other options for density compliance identified in the Zoning Ordinance.

General Recommendations

- Due to the available acreage difference for SNIA allocation and anticipated development pressure within each watershed area, the following table denotes a general recommendation for the maximum acreage removal for an SNIA request on a single parcel:

Water Supply Classification	Watershed Name	Removal Acreage
WS-II BW	Back Creek / Sloans Creek	3 AC
WS-II BW	Coddle Creek	2 AC
WS-II BW	Dutch Buffalo Creek	2 AC
WS-II BW	North Branch	1 AC
WS-III BW	Irish Buffalo Creek	1 AC
WS-IV PA	Coldwater Creek	1 AC
WS-IV PA	Flat Rock Branch	1 AC
WS-IV PA	South Yadkin River	3 AC
WS-IV PA	Tuckertown Reservoir	5 AC
WS-IV PA	Yadkin River	5 AC

- Developments that propose an increase in tax base and / or job creation reasonably proportionate to the requested acreage are generally encouraged.
- Requests that will remove a significant acreage in either A or B below are not encouraged:

a) Propose use of a small percentage over the low-density limit (e.g. 20% proposed built-upon area in a 12% WSII-BW) for an undeveloped parcel or

b) Propose a small built-upon area expansion to a parcel developed prior to WSO designation where the expansion will exceed the low-density option causing a disproportionate amount of acreage being removed (e.g. removing a 3 acre parcel to permit a 2,000 sq.ft. building expansion).

Requests that meet either a) or b) should consider reducing the proposed built-upon area or other site plan detail changes to comply with low density standards; use gravel not considered "built-upon area" by definition (when appropriate).

- Allocations to Rural Home Occupations (RHO) are generally not preferred.
- Applications on properties used for a public purpose, semi-public use (e.g. churches, civic organizations, etc.), and small-scale utility equipment sites referenced in 21-277(b) are generally encouraged but the merits will be evaluated on an individual basis.
- Comply with all other land use plan recommendations for the proposed use and specific area.
- When considering a request, any identified capital improvement plan / potential need on public property within the watershed area, which may warrant SNIA designation, should be noted and set aside for future allocation needs.
- Consider each request in comparison with undeveloped commercial or industrial zoned acreage, which may be conducive to a future SNIA request.

<u>Areas West of I-85</u>

- Allocations within Community / Regional nodes within WS II areas are encouraged and may exceed the general recommendation for maximum acreage for removal assuming the use complies with all other plan recommendations.
- Designations within existing Commercial / Industrial Parks within a WS II area established prior to 2022 are encouraged.

<u>Areas East of I-85</u>

- Allocations within Community nodes are encouraged and may exceed the general recommendation for maximum acreage for removal assuming the use complies with all other plan recommendations.
- Requests that support retail / service needs for High Rock Lake may exceed the general recommendation for maximum acreage for removal assuming the use complies with all other plan recommendations.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM:	Jody Farrow-Bennett; Purchasing Director & Deputy Chief TJ Brown; Emergency Services
DATE:	11/21/2022
SUBJECT:	Sole-Source Mercury Medical

Rowan County Purchasing Policy requires sole-source purchases over $5,000 be approved by the Board of Commissioners. This agreement would be approved as a 'sole-source' using standardization or compatibility as the overriding consideration per NCGS 143-129(e)(6) which allows for an exception to the bidding laws when:
1. Performance or price competition for a product are not available;
2. A needed product is available from only one source of supply; or
3. Standardization or compatibility is the overriding consideration

Rowan County Emergency Services would like to use Mercury Medical for purchase of video laryngoscopy systems. Mercury is the only vendor for the requested Airtraq systems. The Airtraq system is unique in design as the system is a two part system with a camera and the blade. Unlike other laryngoscopy equipment the blade itself can be used to intubate, with current equipment, should there be any technical issues with the camera equipment. Only other vendor of the system no longer provides this equipment and directed ES to Mercury.

This agreement is to provide 30 Airtraq A390 Wifi camera & full kits (Includes hard case, USB, Silicone Cover, Docking Station & Charger) also Airtraq SP E/T Tubes color coded per patient size. The Order of this essential equipment will not exceed $37,745.41.

Attached are the Airtraq Brochure, Quote, and Sole Source letter from Mercury.

Board of Commissioners authorize the Purchasing Director to approve a purchase order with Mercury Medical not to exceed $37,745.41.

ATTACHMENTS:

Description	Upload Date	Type
Brochure	11/16/2022	Cover Memo
Quote	11/16/2022	Cover Memo
Sole Source Letter	11/16/2022	Cover Memo

Airtraq

GUIDED VIDEO INTUBATION

Simple, effective, affordable video laryngoscopy

Exclusively Distributed by:

Mercury Medical®
Superior Solutions

(800) 835.6633

mercurymed.com

Two complementary models for one complete solution

AIRTRAQ AVANT

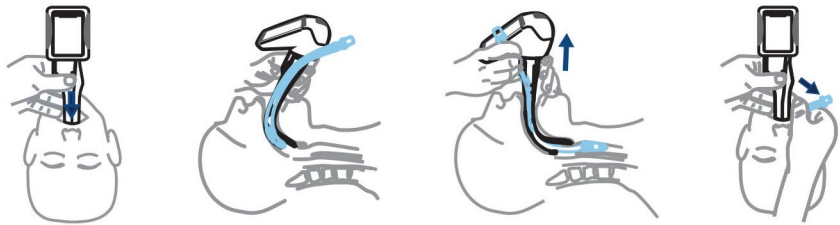
Reusable Optics + Disposable Blades

Minimum cost per intubation.
VL for frequent use.

AIRTRAQ SP

Fully Disposable

One piece. Ready to use.
VL for remote locations
and emergencies.



1. Slide midline around the tongue

2. Center vocal cords

3. Push ETT

4. Remove midline

* Keep Midline
* Do not insert too deep

* Lift gently
* Twist Airtraq to center vocal cords
* Corkscrew ETT if needed

Airtraq improves routine intubations and it is specially effective for:

- Cervical immobilization
- Obese
- Awake
- In combination with a fiberscope
- Frontal or lateral intubations
- Poor dentition

Airtraq sp

Adults
Pediatrics
Double Lumen
Nasal (no channel)

Adult regular
7.0-8.5 ETT
M.O.*: 16 mm
LDA011

Adult small
6.0-7.5 ETT
M.O.*: 15 mm
LDA021

Double lumen
28-41 Fr
M.O.*: 18 mm
LDA071

Nasal
M.O.*: 15 mm
LDA061

NOW
4X the Image Resolution

Wi-Fi Camera

Airtraq CAM

iOS / Android
Mac / Windows

Pediatric
4.0-5.5 ETT
M.O.*: 12 mm
LDA031

Infant
2.5-3.5 ETT
M.O.*: 11 mm
LDA041

LDA390KIT: Standard Hard Case (Blue), Camera, USB, Silicone Cover, Docking Station & Wall Charger
LDA390: Small Hard Case (Blue), Camera, USB & Silicone Cover
LDA390ACC: Soft Neoprene Bag, Docking Station & Wall Charger

Airtraq Avant

LDA501

Reusable Optics

Adult regular
7.0-8.5 ETT
M.O.*: 17 mm
LDA511

Adult small
6.0-7.5 ETT
M.O.*: 17 mm
LDA521

Disposable blades

LDA590

Docking Station

* Mouth opening

How Airtraq simplifies Video Intubation

- Airtraq´s channel simplifies ETT insertion reducing intubation time.
- No stylet needed. Avoids potential injuries. Eliminates stylet costs.
- 90º shape minimizes hyperextension and reduces force required.
- Reduces hemodynamic reactivity.
- Facilitates intubation from any position (face to face, etc.).
- High intubation success rate in difficult airways.
- Easier to learn than other video laryngoscopes.

Multiple viewing options

90º channel simplifies intubation

Minimum capital investment allows availability in every location

Visualization Options

for any Airtraq model

Wi-Fi Cam

Endo Cams

Direct View

Exclusively Distributed by:

Mercury Medical®
Superior Solutions

(800) 835.6633

mercurymed.com

Airtraq LLC
2414 Lawton Ln.
Rowlet, TX 75089, USA
Phone: 1-877-624-7929
E-mail: info.usa@airtraq.com

Airtraq
GUIDED VIDEO INTUBATION

www.airtraq.com

Prodol Meditec S.A
Muelle T. Olavarri, 5
48930 Las Arenas, Spain
Phone: +34 944 804 690
E-mail: info@airtraq.com

1/2022 ML2022-437 Rev. A

Quote

#EST11991

3/9/2022

Mercury Medical
11300 49th Street North
Clearwater FL 33762-4807
United States

Customer Service Phone #	1-800-835-6633
Customer Service Email	uscustomerservice@mercurymed.com
Terms	
Shipment Transportation Terms	
Shipping Method	
Expires	6/7/2022

Bill To

13190 Rowan County EMS
United States

Ship To

13190 Rowan County EMS
United States

Account Number:13190

Sales Specialist	Phone Number	Email
	Office	

Quantity	Units	Item	Rate	Amount
30	Ea	**LDA390KIT** Airtraq A390 WiFi Camera And Full Kit, Standard Hard Case, USB, Silicone Cover, Docking Station and Charger	$880.00	$26,400.00
50	Pkg	**LDA011** Airtraq SP Regular Size 3 Blue Color for E/T Tube 7.0 - 8.5 mm 2/package	$79.00	$3,950.00
50	Pkg	**LDA021** Airtraq SP Small Size 2 Green Color for E/T Tube 6.0 - 7.5 mm 2/Package	$79.00	$3,950.00
20	Pkg	**LDA031** Airtraq SP Pediatric Size 1 Purple Color for E/T Tube 4.0 - 5.5 mm 2/Package	$79.00	$1,580.00
20	Pkg	**LDA041** Airtraq SP Infant Size 0 Grey Color for E/T Tube 2.5-3.5 mm 2/Package	$79.00	$1,580.00
1	Ea	**Shipping** Charge for Quote	$285.41	$285.41

Created by Elizabeth Mills 980.244.0663

Subtotal	$37,745.41
Tax Total (%)	$0.00
Total	$37,745.41

The above prices do not include applicable freight.

EST11991

Effective May 31, 2022 this Quote may reflect a price increase due to the unprecedented global supply events outside the control of Mercury Medical.

EST11991

January 1st, 2022

RE: Airtraq™ Distribution – Exclusive USA/Canada

To Whom It May Concern:

Thank you for your interest in the Airtraq™ Optical Laryngoscope product line. Airtraq™ distributes its products through company appointed specialty distributors and partners throughout the world.

Distributor: Mercury Medical

Customers: Hospital, Alternate Site, Sub-acute facilities, Physicians Office, EMS, Transport.

Type: Exclusive Sole Source

Territory: United States (50) and Canada
Effective: January 1st, 2022, thru Present

Distributors are not permitted to represent or sell Airtraq™ products outside of their area of exclusive authority and responsibility.

If you have any further questions, please do not hesitate to call our office.

Regards,

Danny Daniel
Vice President of Sales - North America
Airtraq LLC

Tel (O) - (877) 6 Airway (624-7929)
Tel (D) - (972) 325-1025
E-mail – danny.daniel@airtraq.com

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Anna Bumgarner, Finance Director
DATE: 11/21/22
SUBJECT: Rowan County Travel Policy

Rowan County Finance Department is requesting approval of updated travel policy. This policy would be effective upon approval.

Board of Commissioners to approve updated Rowan County Travel Policy.

ATTACHMENTS:

Description	Upload Date	Type
Travel Policy	11/12/2022	Backup Material

ROWAN COUNTY

NORTH CAROLINA

Be an original.

Travel Policy

Revised November 2022

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Attachment 1 – Travel Authorization Form

Attachment 2 – Overnight Travel Reimbursement Request

Attachment 3 – Monthly Travel Reimbursement Request

Attachment 4 – Travel Advance Request

I. Introduction

A. Applicability

All employees and elected officials of Rowan County Government are subject to this policy. Note: for logistical reasons, for purposes of this document, the term "employee(s)" will be deemed to refer to employees and elected officials of Rowan County.

B. Purpose

Rowan County recognizes travel is necessary for many of its employees in conducting County business. Therefore, the County has established the following guidelines for the authorization and reimbursement of travel expenses incurred by employees when travel is necessary to conduct business on behalf of the County.

C. Employee Responsibility

An employee traveling on official County business is expected to exercise the same care in incurring expenses that a prudent person would exercise if traveling on personal business and expending personal funds. Excess costs, circuitous routes, luxury accommodations and services unnecessary or unjustified in the performance of official business are prohibited. Employees will be responsible for unauthorized costs and any additional expenses incurred for personal preference or convenience. Willful violations of this policy may result in disciplinary action.

The employee will be responsible for obtaining any necessary prior approvals using the Travel Authorization Form (Attachment 1), properly completing an Overnight Travel Reimbursement Request (Attachment 2) or Monthly Travel Reimbursement Request (Attachment 3), obtaining his/her Department Director's/designee's approval on the request form, and ensuring that the request is submitted to the Finance department within 90 days of the travel date. (Note: at the end of each fiscal year, special deadline instructions will be sent out by Finance regarding travel reimbursement requests.)

II. Eligible Expenses

A. General

An expense is eligible for reimbursement if it is included in the Reimbursable Expenses section below, is incurred while traveling on necessary County business and is reasonable.

B. Reimbursable Expenses

1. ***Costs of meals on a per diem basis when in overnight travel status.*** Internal Revenue Service (IRS) regulations (Publication 5137 - Fringe Benefit Guide) state that in order for a meal expense to be deductible (i.e., not taxable), the employee must be away from home overnight. Therefore, no meal expenses will be reimbursed unless the employee is in "overnight travel"

status. When in "overnight travel" status, meals will be reimbursed on a per diem basis as described in Section C below. If meal is provided as part of the registration cost then reimbursement will not be provided to the employee. A copy of the agenda will need to be attached to the travel form. Purchasing cards (P-cards) should not be used to purchase meals since reimbursement is on a per diem basis, special exception with pre-approval from Department Director and Internal Auditor.

2. ***Mileage to and from conferences, meetings, etc.*** Employees have the option of being reimbursed at the current mileage rate for use of personally owned vehicles (see mileage section on page 5) or to use commercial rental vehicles if the cost of the commercial vehicle is the same or less than the per-mile reimbursement. Employees must obtain prior approval from their Department Director/designee before renting a car (see Travel Authorization Form [Attachment 1]). Directors/designees may approve the use of rental vehicles even if the cost is more than the per-mile reimbursement if it is determined that an employee's vehicle is unavailable or mechanically unsafe.

3. ***Transportation by common carrier.*** Reimbursement for air, rail or bus fare is limited to actual coach fare, substantiated by receipt. Reimbursement for fees for check–in, seat assignments, and baggage is limited to actual costs substantiated by receipt. Reimbursement for cabs, Uber, Lyft or other "for hire" vehicle transportation expenses will be allowed with a substantiated receipt. If p-card is used for these charges, itemized receipt must be included with p-card statement.

4. ***Overnight accommodations.*** Employees must obtain prior approval from his/her Department Director/designee for overnight travel (see Travel Authorization Form [Attachment 1]). Overnight lodging may only be authorized by the Department Director/designee and paid to support business needs and if the travel distance to the final destination is at least 60 miles away, calculated from the employee's home or duty station, whichever is less. "Duty station" is defined as the location where the employee is assigned. For destinations less than 60 miles each way, prior approval by the County Manager/designee is required. In this situation, the employee must complete the Travel Authorization Form (Attachment 1), submit it to the Department Director/designee for approval, and then forward it to the County Manager/designee. If approved by the County Manager/designee, the original form will be returned to the employee, who will include it with his/her reimbursement request. Eligible expenses include the lodging charge and tax only and should be based on the single rate. To be reimbursed, the employee must provide an itemized receipt showing a zero balance. Otherwise, charges should be on p-card with itemized receipt from place of stay attached to p-card statement.

5. ***Conference/convention registrations.*** Conference/convention registration fees are reimburse-able when substantiated with a valid receipt. As recommended by our external auditors, documentation of the conference, meeting or other educational opportunity must be attached to the Overnight Travel Reimbursement Request (Attachment 2). Certificates of attendance, training certificates, conference registration forms and agendas provide the best documentation. If p-card is used for these charges, itemized receipt must be included with p-card statement.

6. ***Parking fees and tolls.*** Parking fees (excluding parking tickets) and tolls incurred while traveling will be reimbursed based on actual charges. Proper documentation of the amounts must be submitted with the Overnight Travel Reimbursement Request (Attachment 2).

7. ***Tips and gratuity (other than those associated with meals, which are covered in the per diem in III.A.1. below).*** To be reimbursable, gratuity or tips must be considered reasonable for items that are not already covered under subsistence. Excessive tips will not be reimbursed. A reasonable tip would be one that a prudent person would give if traveling or conducting personal business and expending personal funds.

8. ***Out-of-state travel.*** All out-of-state travel must be approved in advance by the County Manager/designee using the Travel Authorization Form (Attachment 1). The request for out-of-state travel must include the location of the proposed travel, length of travel, total approximate costs to the County and reason for the travel. Prior to traveling, the employee must complete the Travel Authorization Form (Attachment 1) and submit it to his/her Department Director/designee. Once the Department Director/designee approves the form, it should be submitted to the County Manager/designee for approval. If approved by the County Manager/designee, the form will be returned to the Department Director/designee, who will return it to the employee. The employee must attach the signed approval with his/her request for reimbursement.

C. Non-reimbursable Expenses

1. Nothing shall be charged, paid or reimbursed for travel between an employee's home and the regularly scheduled "duty station". The IRS considers this type of travel to be commuting and is not reimbursable.

2. Nothing shall be charged, paid, or reimbursed for snacks, tobacco products, alcoholic beverages, clothing, medicine, personal care items, personal telephone calls, traffic violations or parking tickets.

3. Nothing shall be charged, paid, or reimbursed for hotel incidentals (movies, Wi-Fi, etc.), recreational fees or travel between the conference site or hotel and recreational side trips. The employee should pay fees for hotel incidental charges at the time of checkout.

4. Nothing shall be reimbursed for costs incurred for family members. All costs to be incurred for family members prior to the travel dates, i.e., registration, transportation or other fees, shall be reimbursed to the County by the employee prior to the County issuing any payment to the vendor (i.e., conference host, airline, etc.).

Note: This list of non-reimbursable expenses is not considered all-inclusive. Public purpose must be considered for all costs incurred.

III. Reimbursements

A. Meals

1. ***Per diem rates.*** Rowan County has chosen to base its per diem reimbursement rates on U.S. General Services Administration (GSA) meal per diem rates. The County's meal per diem rates will automatically adjust to the GSA meal per diem rate based on the County and State of the hotel stay. These rates can be found at https://www.gsa.gov/travel/plan-book/per-diem-rates.

As noted in II. B. 1. above, meal reimbursements will only be allowed when an employee is in "overnight travel" status. Receipts are not required for reimbursement of meals. However, departure and return times must be recorded on the travel reimbursement form. Tips are included in the per diem rates. Meals will be based on the time of departure or arrival. County will not use the day of travel rates on GSA. Meals will be based on county and State of hotel stay for per diem rates.

When meals are provided with registration meal reimbursement is not applicable.

***Incidentals and first and last day of travel will not be paid by County as per GSA breakdown.**

2. ***Partial day travel.*** When employees are in "**overnight travel**" status, they may receive reimbursement for meals on the day of departure and/or the day of return, based on the time of their departure and return. The chart below indicates what, if any, meals an employee would be eligible for based on departure and return time. Time of departure and return must be listed on the reimbursement request.

Breakfast	Depart prior to 7:00 a.m. or prior to regular work schedule (day of departure) Return after 9:00 a.m. (day of return)
Lunch	Depart prior to 11:00 a.m. or prior to regular scheduled lunch (day of departure) Return after 2:00 p.m. (day of return)
Dinner	Depart prior to 5:00 p.m. or prior to end of regular work schedule (day of departure) Return after 7:00 p.m. (day of return)

B. Mileage

For the use of an employee's personal vehicle for business travel, reimbursement will be paid for round-trip mileage, plus business mileage while at the job site or travel destination. (Mileage for recreational side trips is not reimbursable - see II. B. 1). Allowable mileage will be reimbursed at the current IRS allowable rate. Each calendar year, the Finance Department will distribute notification of the IRS mileage rate to be used for reimbursement requests. The employee is expected to accurately record the miles of each trip and disclose it on the Overnight Travel Reimbursement Request (Attachment 2) or Monthly Travel Reimbursement Request (Attachment 3). To be reimbursed, an employee must provide the beginning location and each destination to which he/she traveled. If the destination is a business, please state the business name, street name and city or town in which it is located. If the destination is a residence, please state the owner's last name and address. For confidentiality reasons, certain DSS and Health employees are asked to state the case number or road name to which the travel applies in lieu of the destination. Requests for reimbursements must be submitted within 90 days after the travel date. The Finance Department will not process requests for reimbursements submitted to it after the 90th day. Nothing shall be charged, paid, or reimbursed for travel between an employee's home and the regularly scheduled "duty station". The IRS considers this type of travel to be commuting and is not reimbursable. Mileage from home to a place other than your normal duty station should be calculated "net" of your regular commuting mileage. For example, if your commute is 10 miles to your duty station and the distance to the travel destination is 12 miles, the reimbursable mileage is 2 miles.

C. Overnight Accommodations

Employees must obtain prior approval from his/her Department Director/designee for overnight travel (see Travel Authorization Form [Attachment 1]).

Actual lodging expenses will be paid if the employee is required to stay overnight. The employee must provide an itemized, zero balance receipt supporting the charges.

D. Parking Fees and Tolls

Reimbursement for parking fees (excluding parking tickets) and tolls while traveling will be paid based on actual charges. The employee should retain receipts and attach them to the Overnight Travel Reimbursement Request (Attachment 2) or Monthly Travel Reimbursement Request (Attachment 3).

IV. Reimbursement Procedures

A. Prior Approval (If Required)

As documented throughout this policy, certain travel situations require prior approval by an employee's Department Director/designee and/or the County Manager/designee. Prior approval is obtained by properly completing the Travel Authorization Form (Attachment 1). This properly approved form must be attached to the employee's request for reimbursement. Prior approval is needed as follows:

- Overnight travel - Department Director/designee approval
- Renting a car in lieu of mileage for driving personal vehicle - Department Director/designee approval
- Overnight travel when destination is less than 60 miles - County Manager/designee approval
- Out-of-state travel - County Manager/designee approval

B. Reimbursement Requests

Reimbursement requests are submitted similar to all other invoices. The employee should submit his/her request for reimbursement, along with all the supporting documentation, to his/her Department Director/designee, for approval. Once approved, the employee should submit the package to his/her department's Accounts Payable coordinator to be processed. Once the form is processed through the accounting system, the Finance Department will review the request to ensure compliance and to ensure the proper documentation has been included. As a rule, an employee who travels routinely during the month in the County and incurs mileage costs should request reimbursement once a month. For overnight travel, an employee may submit a reimbursement request upon completion of the trip. In all cases, reimbursement requests must be submitted to Finance within 90 days of the travel date. (*Note: at the end of each fiscal year, special deadline instructions will be sent out by Finance regarding travel reimbursement requests.)*

C. Travel Advances

Travel advances may be requested for items that cannot be paid with a P-Card or for an employee that does not have a P-Card. To request an advance, the employee should complete a Travel Advance Request (Attachment 4), making sure to include the following information: estimated itemized expenses, purpose of travel, dates of travel and destination of travel. The request should NEVER exceed the estimated cost. The requesting employee should sign, with the Department Director/designee approving. The Department Director/designee is responsible for ensuring that there is budget available for the expenditures before approving the advance request. If the travel advance request is for travel that requires prior approval as outlined in this policy, a copy of the properly approved Travel Authorization Form (Attachment 1) must be attached to the advance request. Requests must be submitted via the accounting software to the Finance Office at least 10 business days prior to the day of departure to allow processing time. Checks will not be issued for less than $150. Travel advances will be reconciled with travel expenses when the employee's reimbursement request is submitted, which should be **no later** than ten working days after the completion of the approved travel and attached to the Employee Travel Reimbursement Forms also. **No travel advance will be issued to an employee who has an outstanding travel advance without the approval of both the Department Director and Finance Director.** *If the travel advance is outstanding for longer than **60 days**, the travel advance will be deducted from the employee's payroll check*.

D. Travel Allowances

Travel allowances are part of the compensation package for certain employees, such as the County Manager, and officials who must travel extensively to conduct official County business. Persons receiving travel allowances are not required to provide an accounting of actual miles traveled, however, the gross amount of the travel allowance is taxable, subject to withholding taxes and reportable on the employee's or official's W-2.

E. Finance Department

The Finance Department is responsible for reviewing the reimbursement requests and processing them for payment. Any reimbursement request which does not contain complete and accurate information, and which is not supported by the appropriate receipts and/or documentation when required by County Policy, will be returned, unpaid, to the employee.

F. Budget Restrictions

Each Department Director should monitor his/her budget for travel to ensure that adequate funds are available before the travel is incurred by an employee. Travel incurred in June is recognized as a reimbursable expense in that fiscal year and will not be carried forward for payment in the subsequent fiscal year. The lack of available funds could result in a travel reimbursement request not being paid.

V. Other Travel Information

A. Non-County Employees' Travel/Meals

The payment of non-County employees' travel/meals is allowed only when the Department Director is conducting official County business during normal meal hours with persons appointed or assigned by the Board of County Commissioners or its designee and the meal becomes a reasonable function of the process.

B. Other Situations

Any situation not covered by this Policy must be approved in advance by the County Manager/designee to assure reimbursement.

C. Failure to Comply

Failure to comply with this Policy may result in disciplinary action and/or personal liability for expenses incurred.

ATTACHMENT 1
ROWAN COUNTY
TRAVEL AUTHORIZATION FORM

PURPOSE AND PROCESS

This form must be completed by the employee and approved by the Department Director/designee and County Manager/designee, if required, when prior approval is required by the County Travel Policy. The employee should complete the form and submit it to his/her Department Director/designee. Upon reviewing and approving the form, the Department Director/designee should submit the form to the County Manager's Office, when required by policy. Once the County Manager has approved the request (if necessary), it will be returned to the Department Director/designee, who will return it to the employee. It will be the employee's responsibility to attach the fully approved form to any transaction involving this travel (i.e. P-card hotel payment, travel advance, etc.).

Employee Name:	
Department:	

Prior approval requested for (check all that apply):

Overnight travel	☐
Obtaining a rental car in lieu of mileage reimbursement (driving personal vehicle)	☐
Overnight travel - destination less than 60 miles - REQUIRES COUNTY MANAGER APPROVAL	☐
Out-of-state travel - REQUIRES COUNTY MANAGER APPROVAL	☐

ADDITIONAL DETAILS ABOUT PROPOSED TRAVEL

Estimated costs (mileage, meals, lodging, registration, etc.)	
Are there budgeted funds available to cover expense? (within the fiscal year of the event)	
Dates of proposed travel	
Destination of travel (city, state)	
Purpose of travel (conference name/topic, organizational meeting, etc.)	
Other County employees traveling on the same trip	
Justification - Please include specific details that address all areas you are seeking approval for (i.e. out-of-state travel, staying overnight when closer than 60 miles away, or renting a car instead of driving personal vehicle)	
Conference/Meeting offered remotely?	YES _____ No _____
Justification for in-person vs remote:	

_____ _____
Employee Signature Date

_____ _____
Department Director/Designee Signature Date

_____ _____
County Manager/Designee Signature Date

ATTACHMENT 2

Rowan County Overnight Travel Expense Report

Date of Report 11/12/22

Name _____ Department/Division _____

Object of Trip _____

Link to Federal Meal Per Diems: www.gsa.gov/perdiem.

	Sun	Mon	Tues	Wed	Thur	Fri	Sat	Totals
Personal Auto (Amount from below)								
Commercial Fare for Travel*								
Meals:								
Breakfast								
Lunch								
Dinner								
Lodging Expenses*								
Registration Fees*								
Parking/Tolls								
Tips (other than meals above)								
Taxi/Uber								
Other Expenses* (itemize below)								
Total (vertical and horizontal)								0.00

*receipts and/or invoices required

Explanation of travel expenses for personal auto (applicable rate per IRS requlations, currently at $.625 per mile)

Geographic Location			Time			
Date	From	To	Begin	End	Mileage	Amount
					0	$0.00
					0	$0.00
					0	$0.00
					0	$0.00

Explanation of Other Expenses

Date	Payee	Explanation	Amount

Tally:		
	Total expenses of trip including all Fares (should agree with Total Expenses from above)	$0.00
	Less Fares and other expenses prepaid by county	
	Less Expenses Charged on Procurement Card	
	Less Cash Advanced on Check # _____	
	Balance Due to: ◯ County (Attach receipt showing payment) ◉ Employee (Attach Check Request form)	

I certify that the travel indicated hereon was accomplished according to the travel authorization, that information shown hereon is correct, and that all compensation claimed was of a business nature.

Signed: _____ (Employee) Title: _____

Approved: _____ (Department Head) Approved: _____ (Finance Director)

This instrument has been preaudited in a manner as required by the Local Government Budget and Fiscal Control Act.

ATTACHMENT 3
ROWAN COUNTY
EMPLOYEE MONTHLY TRAVEL REIMBURSEMENT REQUEST

Department		**Date**	
Employee		**Vendor #**	

DISTRIBUTION			
Account Number	**Amount**	**Account Number**	**Amount**

TRAVEL LOG				**EXPENSES**	
Date	**Destination**		**Miles**	**Type**	**Amount**
	TO	**From**			
**** Be sure to note commute mileage for calculations if needed.**					
I hereby certify that the distances for which reimbursement is being claimed in this statement have been necessarily traveled and that expenses for which reimbursement is claimed were incurred in the service of the County. Further, I certify that I have NOT used a Rowan County purchasing card (P-Card) to pay for any expenses for which I am claiming reimbursement.		Total Mileage		Expense total	
		At Current IRS Rate		Mileage	
		(attach adding machine tape)		Total cost	
				Reimbursement	

Employee Signature _____ Date _____

Department Director/Designee Signature _____ Date _____

*** Please attach backup documentation of conference/training events as per the Travel Policy.*
*** If out of state travel, please attach County Manager Travel Authorization.*

ATTACHMENT 4
ROWAN COUNTY
TRAVEL ADVANCE REQUEST

NOTE: If your travel requires prior approval per the County Travel Policy, then you must submit a properly approved Travel Authorization Form with this request.

Today's Date	
Employee/Payee	
Department	
Address	
City	
State	

Travel Details

Purpose of travel (conference or course title, etc.)	
Dates of travel	
Travel location (city and state)	
Cost Information:	
Estimated lodging cost	$
Estimated meal expense (at per diem rate)	$
Estimated other (specify)	$
TOTAL ESTIMATED COST	$

Amount of travel advance being requested (to be coded to 11-115750) **$** _____

_____ _____
Employee Signature (signature for Front and Back of this form) Date

_____ _____
Department Director/Designee Signature Date

This instrument has been pre-audited in the manner required by The Local Government Budget and Fiscal Control Act.

_____ _____
Finance Director Date

I, _____, have received a travel advance from Rowan County for _____ (conference/event, etc.). I understand that if I fail to reconcile and return the completed employee expense reimbursement forms within 60 days of the event / conference, etc. that Rowan County may deduct these funds from my paycheck, except to the extent prohibited by federal or state minimum wage law, until the full amount has been repaid. I, _____, further authorize that, in the event my employment shall terminate, either voluntarily or involuntarily, prior to returning full repayment of the total amount set forth above, Rowan County may withhold the remaining amount owed from my final pay, except to the extent prohibited by federal or state minimum wage law. I represent that this authorization is executed voluntarily and has not been made as a condition of my continued employment. *This authorization is in accordance with NCGS 95-25.8 Withholding of Wages.*

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Kelly Natoli, Assistant County Manager/HR Director
DATE: 11-14-22
SUBJECT: Sheriff's Bond

N.C. Gen. Stat. § 162-8 requires the Sheriff to furnish a bond payable to the State of North Carolina. The amount of the bond shall be determined by the Board of County Commissioners, but shall not exceed $25,000.

N.C. Gen. Stat. § 162-9 provides that the Board of County Commissioners shall "take and approve" the sheriff's bond and have it registered and the original deposited with the Clerk of the Superior Court for safekeeping prior to the Sheriff taking office. The bond shall be provided by the Sheriff to the Board of County Commissioners on the first Monday of December next after the election.

Respectfully request consideration for the approval of public official bonding for Joe Travis Allen for the Office of Sheriff, through Old Republic Surety Company. The bond term would be 12/1/2022- 12/7/2026, at an expense of $355.00 for the term.

ATTACHMENTS:

Description	Upload Date	Type
Sheriff's Bond	11/15/2022	Cover Memo

OLD REPUBLIC SURETY COMPANY

(800) 217-1792

PUBLIC OFFICIAL BOND

Bond Number B150011544

KNOW ALL PERSONS BY THESE PRESENTS:

That we. Joe Allen of [redacted], State of North Carolina, as Principal, and the Old Republic Surety Company organized under the Laws of the State of Wisconsin, as Surety, with its Home Office in Brookfield in said state, are held and firmly bound unto Rowan County 130 W. Innes Street, Salisbury, NC 28144, as Obligee, in the penal sum of Twenty-Five Thousand Dollars ($ 25,000.00), for the payment of which, well and truly to be made, we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

SIGNED, SEALED AND DATED this 10th day of November, 2022.

WHEREAS, the above-named Principal has been duly appointed or elected Sheriff of the Rowan County State of North Carolina for the definite/indefinite term beginning on the December 1, 2022 and ending on the December 7, 2026.

NOW, THEREFORE, the condition of the foregoing obligation is such, that if the above bounded Principal shall faithfully perform such duties as may be imposed on him by law and shall honestly account for all money that may come into his hands in his official capacity during the said term, then his obligation shall be void; otherwise to remain in full force and effect; provided, however, that the Surety shall not be liable hereunder for any loss of public money deposited by or in behalf of the Principal with any bank when such loss is occasioned by the failure of such bank faithfully to account for and pay over such money on legal demand; any law, decision, or statute to the contrary notwithstanding.

This bond is further conditioned that the liability of the Surety shall be fully terminated as to future acts of the Principal thirty (30) days after the receipt by the Obligee, of the Surety's written notice of cancellation.

Witness: _____ By: _____
Joe Allen — Principal

Old Republic Surety Company
Surety

Witness: _____ By: _____
Ellen S. Womble — Attorney-in-fact

SEAL

OLD REPUBLIC SURETY COMPANY

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That OLD REPUBLIC SURETY COMPANY, a Wisconsin stock insurance corporation, does make, constitute and appoint:

Ellen S. Womble

its true and lawful Attorney(s)-in-Fact, with full power and authority for and on behalf of the company as surety, to execute and deliver and affix the seal of the company thereto (if a seal is required), bonds, undertakings, recognizances or other written obligations in the nature thereof, ***(other than bail bonds, bank depository bonds, mortgage deficiency bonds, mortgage guaranty bonds, guarantees of installment paper and note guaranty bonds, self-insurance workers compensation bonds guaranteeing payment of benefits, or black lung bonds),*** as follows:

ALL WRITTEN INSTRUMENTS

Principal: Joe Allen

Obligee: Rowan County

and to bind OLD REPUBLIC SURETY COMPANY thereby, and all of the acts of said Attorneys-in-Fact, pursuant to these presents, are ratified and confirmed. This appointment is made under and by authority of the board of directors at a special meeting held on February 18, 1982.

This Power of Attorney is signed and sealed by facsimile under and by the authority of the following resolutions adopted by the board of directors of the OLD REPUBLIC SURETY COMPANY on February 18,1982.

RESOLVED that, the president, any vice-president or assistant vice president, in conjunction with the secretary or any assistant secretary, may appoint attorneys-in-fact or agents with authority as defined or limited in the instrument evidencing the appointment in each case, for and on behalf of the company to execute and deliver and affix the seal of the company to bonds, undertakings, recognizances, and suretyship obligations of all kinds; and said officers may remove any such attorney-in-fact or agent and revoke any Power of Attorney previously granted to such person.

RESOLVED FURTHER, that any bond, undertaking, recognizance, or suretyship obligation shall be valid and binding upon the Company

(i) when signed by the president, any vice president or assistant vice president, and attested and sealed (if a seal be required) by any secretary or assistant secretary; or

(ii) when signed by the president, any vice president or assistant vice president, secretary or assistant secretary, and countersigned and sealed (if a seal be required) by a duly authorized attorney-in-fact or agent; or

(iii) when duly executed and sealed (if a seal be required) by one or more attorneys-in-fact or agents pursuant to and within the limits of the authority evidenced by the Power of Attorney issued by the company to such person or persons.

RESOLVED FURTHER that the signature of any authorized officer and the seal of the company may be affixed by facsimile to any Power of Attorney or certification thereof authorizing the execution and delivery of any bond, undertaking, recognizance, or other suretyship obligations of the company; and such signature and seal when so used shall have the same force and effect as though manually affixed.

IN WITNESS WHEREOF, OLD REPUBLIC SURETY COMPANY has caused these presents to be signed by its proper officer, and its corporate seal to be affixed this 20th day of September, 2022.

OLD REPUBLIC SURETY COMPANY

Karen J. Haffner
Assistant Secretary

President

STATE OF WISCONSIN, COUNTY OF WAUKESHA - SS

On this 20th day of September 2022, personally came before me, Alan Pavlic and Karen J Haffner, to me known to be the individuals and officers of the OLD REPUBLIC SURETY COMPANY who executed the above instrument, and they each acknowledged the execution of the same, and being by me duly sworn, did severally depose and say: that they are the said officers of the corporation aforesaid, and that the seal affixed to the above instrument is the seal of the corporation, and that said corporate seal and their signatures as such officers were duly affixed and subscribed to the said instrument by the authority of the board of directors of said corporation.

Kathryn R. Pearson
Notary Public

My Commission Expires: September 28, 2026
(Expiration of notary's commission does not invalidate this instrument)

CERTIFICATE

I, the undersigned, assistant secretary of the OLD REPUBLIC SURETY COMPANY, a Wisconsin corporation, CERTIFY that the foregoing and attached Power of Attorney remains in full force and has not been revoked; and furthermore, that the Resolutions of the board of directors set forth in the Power of Attorney, are now in force.

Signed and sealed at the City of Brookfield, WI this 10th day of November, 2022.

Karen J. Haffner
Assistant Secretary

ORSC 22262 (3-06)

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Kelly Natoli, Assistant County Manager/HR Director
DATE: 11-14-22
SUBJECT: Position Requested as Part of Opioid Settlement

At the September 19, 2022 Board Meeting, the Board of Commissioners approved a proposal submitted by Alyssa Harris, Public Health Director regarding the Opioid Settlement Program. In accordance with the approved proposal, this request is to create/reclassify the following position:

- Reclassify one (1) existing FT Temporary Certified Peer Support Specialist to FT Certified Peer Support Specialist.

In addition, this request is reclassify this same position to Certified Peer Support Specialist Senior using Opioid Settlement Funds. A cost worksheet is attached.

ATTACHMENTS:

Description	Upload Date	Type
Cost Worksheet	11/14/2022	Backup Material

ROWAN COUNTY **2023 BUDGET YEAR**
PAYROLL WORKSHEET
POSITION DETAIL - NON-LEO

Key in gray sections only

Department Name	Health Department				
Position Title	Reclassify one Temp Peer Support Specialist to FT Certified Support Specialist Senior				
Hours *(per week)*	40	Increase		Grade	Grade 10 to 12
Position Title, Salary, Grade - confirmed with Human Resources:			Yes		

Salary / Benefits		Total Cost			Opiod Settlement Funds
Salary		$ 43,477.12		$ -	$ 43,477.12
Health Insurance	1,000/ Mo	12,000.00		-	12,000.00
Medicare	1.45%	631.00	-	-	631.00
Retirement	10.21%	4,440.00	-	-	4,440.00
Social Security	6.20%	2,696.00	-	-	2,696.00
Workers Comp (Varies)	0.25%	109.00	-	-	109.00
401(k)	3.00%	1,305.00	-	-	1,305.00
Total Salary / Benefits		64,658.12	-	-	64,658.12
Other Costs					
Desk		-		-	
Chair		-	-	-	-
Side chairs		-	-	-	-
Telephone		-	-	-	-
Computer		-		-	
Monitor		-		-	
		-	-	-	-
Total Equipment Costs		-	-	-	-
					-
Total Cost		$ 64,658.12	$ -	$ -	$ 64,658.12

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Alyssa Harris, Public Health Director
DATE: November 11, 2022
SUBJECT: Rowan County Health Department - Grant Opportunities

---

Rowan County Public Health has several opportunities for grant proposals to meet the needs of citizens. Grant funding will allow us to reach strategic goals and provides a supplement to County funds in the areas of dental health, family planning, Care Management for High Risk Pregnancies, and substance use.

We respectfully request the Board of Commissioners to approve the Rowan County Health Department to apply for these funding opportunities.

ATTACHMENTS:

Description	Upload Date	Type
SBAR - RCHD - CMHRP	11/14/2022	Backup Material
SBAR - RCHD - Vital Strategies	11/14/2022	Backup Material
SBAR - RCHD - Narcan Distribution	11/14/2022	Backup Material
SBAR - RCHD - Family Planning	11/14/2022	Backup Material
SBAR - RCHD - Dental Grants	11/14/2022	Backup Material

Alyssa L. Harris, MPH
Public Health Director

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Main Telephone: (704) 216-8777
FAX: (704) 216-7991

Rowan County Health Department
1811 East Innes Street – Salisbury, NC 28146-6030

MEMO

To: Rowan County Board of Commissioners
CC: Aaron Church, County Manager
From: Alyssa Harris, Public Health Director
Subject: RFA A406 – Care Management for High-Risk Pregnancies (CMHRP) for Individuals Ineligible for Medicaid.
Date: November 14, 2022

Situation:
Rowan County Health Department currently provides services for Care Management for High Risk Pregnancies. This funding would allow for staff to meet a current unmet need for women without insurance. Funding is available for three years, contingent upon agreement addendum compliance, program performance, and the availability of funding. The project period for agreement addendum awarded through this competitive application will be (Year 1) June 1, 2023 to May 31, 2024; (Year 2) June 1, 2024 to May 31, 2025; and (Year 3) June 1, 2025 to May 31, 2026.

Background:
The mission of the Women, Infant, and Community Wellness Section (WICWS), within the North Carolina Division of Public Health (DPH), is to develop and promote programs and services that protect the health and wellbeing of infants and of women during their childbearing years. The goal is to improve the overall health of women, reduce infant sickness and death, and strengthen families and communities. WICWS programs place a major emphasis on the provision of preventive health services beginning in the pre-pregnancy period and extending into adulthood. The specific goal of this funding is to improve birth outcomes for uninsured pregnant individuals who are ineligible for Medicaid.

Assessment:
Only specific local health departments/districts may apply to receive funding to implement the CMHRP program. Local health departments/districts serving counties that have more than 100 Emergency Medicaid deliveries are eligible to apply. The number of Emergency Medicaid deliveries serves as a proxy for the low-income, uninsured population. Rowan County had 101 emergency Medicaid deliveries in 2020, making us eligible for the program. This collaboration seeks to improve birth outcomes by reducing the rate of preterm birth, as well as other adverse birth outcomes by providing care management services to individuals who have high risk conditions who are pregnant, uninsured, and ineligible for Medicaid.

Recommendations:
We would like to request $50,000 from the North Carolina Department of Health and Human Services Division of Public Health Women, Infant, and Community Wellness Section/Maternal Health Branch for this initiative. Part of the funds would be used for salary and fringe of a current employee. The remainder of the funds would be used to cover travel, training, and operational expenses for the patients in the Care Management for High Risk Pregnancy program. If funding is awarded, we will be able to continue to provide much needed services to a population without insurance and lead to healthier mothers, babies, and a healthier Rowan County.

Alyssa L. Harris, MPH
Public Health Director

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Rowan County Health Department
1811 East Innes Street – Salisbury, NC 28146-6030

MEMO

To: Rowan County Board of Commissioners
CC: Aaron Church, County Manager
From: Alyssa Harris, Public Health Director
Subject: Vital Strategies: Leveraging Opioid Settlement Dollars to Support Harm Reduction Programs in NC Jurisdictions
Date: November 7, 2022

Situation:
Vital Strategies, a public health consulting organization, is accepting applications for "Leveraging Opioid Settlement Dollars to Support Harm Reduction Programs in NC Jurisdictions". Rowan County Public Health is requesting permission to apply for a $70,000 a year, three-year grant to fund harm reduction strategies that are supported by the Opioid Settlement. This funding will allow us to utilize funds to support the harm reduction strategy of the Opioid Settlement and use GIS mapping to address both rural and racial equity issues regarding opioid use.

Background:
The lack of care coordination for harm reduction strategies services locally has resulted in Rowan County residents relying on out of the county to receive their needed resources. In conjunction with the opioid epidemic, the use of contaminated syringes contributes to the increase in cases of Hepatitis C and HIV in the community. According to the latest data from the North Carolina Department of Health and Human Services website (2016-2020), the average rate of Chronic Hep C is 162.6 per 100,000; whereas the average rate of HIV is 11.78 per 100,000 for Rowan County. Research has shown that the implementation of a comprehensive harm reduction offers a variety of preventative and medical services including onsite HepC and HIV testing, first aid and wound care, Narcan, referrals for follow-up vaccines, and further treatment for sexually transmitted infections, tuberculosis screening and other needs. Harm Reduction strategies have been shown to significantly impact the transmission of communicable diseases and create a healthier environment for the individual, as well as the community.

Assessment:
Through implementation of a local harm reduction program, Rowan County Public Health will greatly impact not only the health of the individual, but also the overall community, by limiting the accidental transmission from contaminated equipment. Connecting with citizens through a standardized harm reduction program allows for the health department to limit the spread of both Hep C and HIV among this vulnerable population, our community, and provide access to resources and treatment.

Recommendation:
We respectfully ask the Board of Commissioners allow RCPH to apply for $70,000 a year for the next three years for harm reduction including: Narcan, HepC, and HIV testing materials. This $70,000 will match the funds spent through the Opioid Settlement Funding that had been earmarked for harm reduction. By allowing RCPH to apply for this funding we will be able to address the opioid epidemic while conserving funds from preexisting funding sources and stretching the Opioid Settlement funds.

Alyssa L. Harris, MPH
Public Health Director

Main Telephone: (704) 216-8777
FAX: (704) 216-7991

ROWAN COUNTY PUBLIC HEALTH
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Rowan County Health Department
1811 East Innes Street – Salisbury, NC 28146-6030

MEMO

To: Rowan County Board of Commissioners
CC: Aaron Church, County Manager
From: Alyssa Harris, Public Health Director
Subject: North Carolina Grants to Prevent Prescription Drug/Opioid Overdose-Related Deaths (PDO)
Date: November 7, 2022

Situation:
The North Carolina Department of Health and Human Services Division of Mental Health, Developmental Disabilities, and Substance Abuse Services has identified Rowan County as one of eighteen counties in the state, who are deemed high need for prescription drug and opioid overdose-related program development. Rowan County Public Health is requesting permission to apply for a four year, $50,000 a year grant to provide Narcan nasal spray to all first responders, as part of a goal to enhance their ability to treat an opioid overdose, in a timelier and consistent manner in partnership with the Rowan County Emergency Services.

Background:
According to the most recent data from the Rowan County HOPE team, since the July 2019, Rowan County emergency services has documented 2,122 opioid overdoses, and 124 opioid fatalities. Rowan County HOPE team has also been responsible for distributing 1,564 Narcan kits into the community. Although the HOPE team has a great reach within the community, by creating a meaningful and strategic partnership with Rowan County Emergency Services we can ensure all first responders will be able to arrive on any scenes prepared to respond to an overdose with Narcan. On average, a responder can reach a location within five minutes for Law Enforcement and eight minutes for Fire and Emergency Services. Currently there are 9 EMS bases, 10 ambulances, 4 Community Paramedics, 28 fire departments, and 40 fire stations throughout the county. The Rowan County Sheriff's department has two locations and there are nine municipal police departments.

Assessment:
Implementation of this Narcan distribution plan with Rowan County Emergency Services within will allow us the expand the number of first responder can respond to and reverse an opioid overdose in a timely way. This plan will also allow for RCPH to respond to the opioid epidemic through a rural equity lens and by shifting its mindset to be broad and community centric.

Recommendation:
We respectfully ask the Board of Commissioners allow RCPH to apply for $50,000 in funding for year one of four to implement first responder Narcan distribution and training plan, with plans to ensure that all first responders in Rowan have Narcan and receive the necessary training to respond to an opioid overdose. Funding in year one will go towards paying Narcan nasal spray for all first responders.

Alyssa L. Harris, MPH
Public Health Director

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Rowan County Health Department
1811 East Innes Street – Salisbury, NC 28146-6030

MEMO

To: Rowan County Board of Commissioners
CC: Aaron Church, County Manager
From: Alyssa Harris, Public Health Director
Subject: SBAR - RFA # A403 – Family Planning Services
Date: November 14, 2022

Situation:
Data from the 2019 Pregnancy Risk Assessment Monitoring System (PRAMS), based on a random sample of 866 women who had recently given birth, shows that 24.9% of North Carolina mothers responded they wanted to be pregnant later or not at all. Women who are young and of lower socioeconomic status were more likely to report an unintended pregnancy. Women who have unintended pregnancies are at a greater risk of a poor birth outcome. Family Planning Services not only reduce the number of unplanned pregnancies, but the poor health outcomes associated with them. These services also improve an individual's health by providing access to preventive care.

Background:
This is an ongoing RFA that Rowan County Health Department applies for every three (3) years to continue to fund the Family Planning program in the clinic. The Family Planning Clinic at the Rowan County Health Department provides education/counseling, contraceptive services, and a wide range of preventive care that are critical. These services are available to individual's residing in Rowan County, for out of state students enrolled in local colleges, and individuals living in surrounding counties when they request services (Cabarrus, Davidson, Davie, Stanly, Iredell, and Mecklenburg counties). The Family Planning program serves to decrease the number of unintended pregnancies. Uninsured clients, those with Medicaid, or private insurance may utilize these services.

Assessment:
Rowan County Health Department does community outreach events (festival, health fairs, etc.) to make sure the low-income population is aware of available services. To ensure the family planning program is meeting the reproductive health needs of the community, the Family Planning Agreement Addenda Data is reviewed for outcome objectives. According to the data, "Reduce the percentage of Unintended Pregnancy," the goal was met for Rowan County. The 2021 Goal was 52.2%. In CY 2021, Rowan County was 56.5%. Rowan County had a -15.4% change from CY19 to CY 21. Although the health department is meeting the current goal, the staff strives to continue to educate residents about services offered to increase family planning users. Our goal is to increase client access to contraceptive services and education. Many of the clients of whom are uninsured would not otherwise receive care.

Recommendations:
We would like to request $89,067 from Title X and Women's Health Service Fund for this initiative. Part of the funds ($13,576) would be used to purchase reversible contraceptives (e.g., hormonal injections, hormonal pills, and intrauterine devices (IUDs)). The remainder of the funds would be used to cover staff salaries and fringe benefits. If funding is awarded, we will be able to continue to provide much needed education, pregnancy prevention, and contraceptive services for the community.

Alyssa L. Harris, MPH
Public Health Director

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Rowan County Health Department
1811 East Innes Street – Salisbury, NC 28146-6030

MEMO

To: Rowan County Board of Commissioners
CC: Aaron Church, County Manager
From: Alyssa Harris, Public Health Director
Subject: American Academy of Pediatric Dentists and Delta Dental
Date: November 9, 2022

Situation:
Rowan County Department of Public Health wishes to apply for grant funding to assist in providing needed services to the members of our community. These funds allow us to address issues such as oral healthcare for prenatal mothers, and dental outreach to children in our elementary schools.

Background:
The Rowan County Health Department's Smile Center has implemented a prenatal dental program which intervenes to address oral hygiene issues, which if untreated, can negatively impact the health of mothers' as well as, of the newborn infants. This program, sponsored by Delta Dental, allows us to assist approximately 8-10 patients per year. Our goal is to improve birth weight by proactive treatment of expectant mothers, many of whom are uninsured and would not otherwise receive this care. The Access to Care grant from The American Association of Pediatric Dentistry will support dental outreach activities in our local elementary schools. This will encourage and support appropriate dental hygiene behaviors in our youth and will establish a schedule of dental maintenance and treatments which impact overall healthcare for our children.

Access to Care- American Association of Pediatric Dentistry - $20,000
This grant targets children ages 3-8 for dental examinations, treatment and follow up referrals. This grant will support our mobile dental clinics in our elementary schools in Rowan County

Smiles for Kids Grants - Delta Dental Foundation - $5000
The Prenatal Oral Healthcare Program provides dental education and treatment for clients from vulnerable and at-risk groups in our community. There is a direct correlation between good oral healthcare of pregnant mothers and healthy fetal development and this program allows us to provide necessary interventions to improve health outcomes for both the mother and the developing child.

Assessment:
If awarded funding, RCPH will be able to provide services to two of the most vulnerable populations in our community, children, and uninsured prenatal clients, who most often delay care due to economic, transportation and other access issues. The programs supported by these programs positively impact the health outcomes for marginalized and underserved individuals in our community.

Recommendations:
Rowan County Public respectfully request permission from the Board of Commissioners to apply for funding to continue these important initiatives that provide valuable services in our community.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Wendell R, Main II, Rowan County Assessor
DATE: 11/14/2022
SUBJECT: Adoption of 2023 Schedule of Values

In accordance with North Carolina General Statutes 105-317 the following has occurred:

1. The 2023 Schedule of Values, Standards and Rules were presented to the Rowan County Board of Commissioners on October 17, 2022.
They have been available for public inspection in the Rowan County Assessor's Office and online since then.

2. Newspaper article was printed notifying the public that the Schedules have been presented and the date of the Public Hearing.

3. A public hearing was held on November 7, 2022 for any questions concerning the Schedule of Values.

After adopting the Schedules of Value a newspaper article will be published explaining this process once a week for four successive weeks.

Issue an order adopting the Schedule of Values - Market Value, and Schedule of Values - Present Use Value

ATTACHMENTS:

Description	Upload Date	Type
NC GS 105 317 C	11/14/2022	Cover Memo

(c) The values, standards, and rules required by subdivision (b)(1) shall be reviewed and approved by the board of county commissioners before January 1 of the year they are applied. The board of county commissioners may approve the schedules of values, standards, and rules to be used in appraising real property at its true value and at its present-use value either separately or simultaneously. Notice of the receipt and adoption by the board of county commissioners of either or both the true value and present-use value schedules, standards, and rules, and notice of a property owner's right to comment on and contest the schedules, standards, and rules shall be given as follows:

(1) The assessor shall submit the proposed schedules, standards, and rules to the board of county commissioners not less than 21 days before the meeting at which they will be considered by the board. On the same day that they are submitted to the board for its consideration, the assessor shall file a copy of the proposed schedules, standards, and rules in his office where they shall remain available for public inspection.

(2) Upon receipt of the proposed schedules, standards, and rules, the board of commissioners shall publish a statement in a newspaper having general circulation in the county stating:

a. That the proposed schedules, standards, and rules to be used in appraising real property in the county have been submitted to the board of county commissioners and are available for public inspection in the assessor's office; and

b. The time and place of a public hearing on the proposed schedules, standards, and rules that shall be held by the board of county commissioners at least seven days before adopting the final schedules, standards, and rules.

(3) When the board of county commissioners approves the final schedules, standards, and rules, it shall issue an order adopting them. Notice of this order shall be published once a week for four successive weeks in a newspaper having general circulation in the county, with the last publication being not less than seven days before the last day for challenging the validity of the schedules, standards, and rules by appeal to the Property Tax Commission. The notice shall state:

a. That the schedules, standards, and rules to be used in the next scheduled reappraisal of real property in the county have been adopted and are open to examination in the office of the assessor; and

b. That a property owner who asserts that the schedules, standards, and rules are invalid may except to the order and appeal therefrom to the Property Tax Commission within 30 days of the date when the notice of the order adopting the schedules, standards, and rules was first published.

(d) Before the board of county commissioners adopts the schedules of values, standards, and rules, the assessor may collect data needed to apply the schedules, standards, and rules to each parcel in the county. (1939, c. 310, s. 501; 1959, c. 704, s. 4; 1967, c. 944; 1971, c. 806, s. 1; 1973, c. 476, s. 193; c. 695, s. 5; 1981, c. 224; c. 678, s. 1; 1985, c. 216, s. 2; c. 628, s. 4; 1987, c. 45, s. 1; c. 295, s. 1; 1997-226, s. 5.)

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM:	Commissioner Judy Klusman
DATE:	November 14, 2022
SUBJECT:	Rowan County Visitation Station Program

MOTION: Appropriate $109,660 from the General Fund, Fund Balance to Families First for the "Rowan County Visitation Station Program." The Visitation Station provides a critical service in Rowan County for children from fragile families such as domestic violence, child abuse, and other adverse childhood experiences.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM:	County Manager Aaron Church
DATE:	November 14, 2022
SUBJECT:	Authorize the Manager to Enter Into a Contract with Pete Bogle for Cost Estimate and Preliminary Design for Rowan Transit

---

Authorize the Manager to enter into a contract with Pete Bogle to provide a preliminary cost estimate to relocate Transit to the Agriculture building after Cooperative Extension moves to the West End Plaza, and preliminary cost estimate and design for a metal building on 2722 Old Concord Road, Salisbury, NC 28146.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Carolyn Barger, Clerk to the Board
DATE: November 14, 2022
SUBJECT: Consider Offer to Purchase County-Owned Property On Flat Rock Road

---

The Board received an offer in the amount of $10,133 for county-owned property located on Flat Rock Road in China Grove. The property is further identified as Tax Parcel #121D01403.

The Tax Assessor has reviewed the records and his input is attached.

The Board is asked to accept the offer for the purpose of starting the upset bid process and to instruct the Clerk to the Board to advertise for upset bids.

ATTACHMENTS:

Description	Upload Date	Type
Tax Assessor Opinion Regarding Offer	11/15/2022	Cover Memo

Barger, Carolyn M

From: Main, Wendell R
Sent: Tuesday, November 8, 2022 3:27 PM
To: Barger, Carolyn M
Subject: RE: Property
Attachments: 121D01403.pdf

Carolyn

I have reviewed our records on Parcel # 121D01403 and have noted the following information:

Parcel # 121D01403
Acres 1.3
Frontage 117 feet
Elevations 842 feet at road
816 feet in middle of lot
832 feet at back of lot

Lot is wooded
Unsure of perk availability but soils are consistent with adjoining property
I feel the value of $10,133 is fair and topography has been considered in our valuation.

Thanks

Wendell R. Main II "Chip"
Rowan County Assessor
402 N Main St, Salisbury, NC 28144
W-704-216-8585
C-704-223-7234

ROWAN COUNTY
NORTH CAROLINA
Be an original.

From: Barger, Carolyn M <Carolyn.Barger@rowancountync.gov>
Sent: Monday, November 7, 2022 8:31 AM
To: Main, Wendell R <Wendell.Main@rowancountync.gov>
Subject: FW: Property

Good Morning Chip.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: County Attorney Jay Dees
DATE: November 16, 2022
SUBJECT: Sewer Easement Assignment

Approve both assignments of Sewer Easement and authorize Chairman to sign.

ATTACHMENTS:

Description	Upload Date	Type
Assignment Agreement - Forest Glen Inc.	11/16/2022	Cover Memo
Assignment Agreement - Forest Glen Inc. (Grace Kent Charles Steele)	11/16/2022	Cover Memo

STATE OF NORTH CAROLINA
COUNTY OF ROWAN

ASSIGNMENT AGREEMENT

This Assignment Agreement (the "Agreement") is made this ___ day of November, 2022, by and between **FOREST GLEN, INC**., a North Carolina corporation ("Owner"), **ROWAN COUNTY**, a body politic and corporate ("Rowan"), and the **CITY OF SALISBURY**, a North Carolina municipal corporation ("City") (collectively, the "Parties").

1. Acknowledgements.
    a. Rowan and Owner are parties to a *Sewer Right of Way Agreement*, which is dated June 24, 2022, and recorded in Book 1404, Page 716 of the Rowan County Registry (the "Existing Agreement"); and
    b. Owner owns certain property identified as Rowan County Parcel ID No. 462 005 (the "Property"), which the Owner intends to develop or to sale for the purposes of development; and
    c. Rowan owns certain property across which it granted easement rights reflected in the Existing Agreement to the Owner for the benefit of the Property; and
    d. Existing Agreement allows the Owner to construct and maintain a sanitary sewer line within the Easement area described in the Existing Agreement; and
    e. After construction, the Owner intends to convey the sewer line within the Easement area to the City, and the City, upon such terms and conditions set forth in a separate *Utility Extension Agreement*, has agreed to accept ownership of the sewer line in accordance with the terms and conditions of that agreement; and
    f. Owner desires to assign the Existing Agreement to the City, the City desires to accept assignment of the Existing Agreement from the Owner, subject to the terms and conditions of this Agreement, and Rowan desires to join in this Agreement to give its written consent to the assignment as required by the terms of the Existing Agreement.
2. Assignment. For and in consideration of the sum of Ten Dollars ($10.00) and other valuable consideration to it in hand paid, the receipt and sufficiency of which are hereby acknowledged, the Owner assigns to the City the temporary construction easement and permanent sanitary sewer line easement which are more particularly described in the attached **Exhibit A**, which is incorporated by reference. (the "Easement Area").

3. Rights in Easement Area. The Owner during construction, and the City during and after construction, shall have the right to enter upon the Easement Area for any purpose related to the construction, operation, maintenance, or improvement of utility infrastructure, together with the right to transport sewage through the same.

4. Exceptions. The City accepts assignment of the Existing Agreement subject to the following conditions or exceptions:

    a. The Owner, and not the City, shall retain the obligation to construct a sewer line in the easement areas as set forth in the Agreement, and shall maintain the insurance required by the Existing Agreement until such time as the City accepts the sewer line for maintenance.

    b. The Owner's construction of the sewer line shall be in accordance with the *Utility Extension Agreement* entered into between the Owner and the City.

    c. The Owner shall repair any damage to the Easement Area caused by its installation of the sewer line.

    d. The City shall not be responsible for implementing or complying with the Soil Erosion Control Plan referenced in paragraph 1 of the *Sewer Right of Way Agreement*. The Owner shall defend, indemnify and hold the City harmless from and against all claims, demands, losses, damages, expenses, and costs (including reasonable attorney fees and expenses) arising out of the or in connection with the Owner's failure to comply with any Soil and Erosion Control Plan.

    e. The Owner, and not the City, retains the obligation to defend, indemnify, and hold Rowan harmless from and against all claims, demands, losses, damages, expenses, and costs (including reasonable attorney fees and expenses) arising out of or in connection with the construction of the sewer line, except for any obligations directly attributable to the action or inaction of the City.

5. Agreement to run with the land. All rights, title, and privileges herein granted and all benefits and burden shall run with the land and be binding upon and inure to the benefit of the parties, their respective heirs, personal representatives, successors and assigns.

6. Convenants. Owner covenants that it is seized of the Easement Area in the manner indicated in the Existing Agreement and, subject to the written consent of Rowan as indicated herein, has the right to assign and convey the easement rights to the Easement Area contained herein, and that it will warrant and defend the said title to the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Owner has duly executed the foregoing as of the day and year first above written.

FOREST GLEN, INC.

BY: _____
Tom E. Smith, President

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Tom E. Smith personally came before me this day and acknowledged that he is President of Forest Glen, Inc., and executed the foregoing instrument in the capacity indicated.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

IN WITNESS WHEREOF, the City has duly executed the foregoing as of the day and year first above written.

CITY OF SALISBURY

BY: _____
Jim Greene, Jr., City Manager

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Jim Greene, Jr., personally came before me this day and acknowledged that he is City Manager of the City of Salisbury and executed the foregoing instrument in the capacity indicated.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

IN WITNESS WHEREOF, the County has duly executed the foregoing as of the day and year first above written.

ROWAN COUNTY

BY: _____
Gregory C. Edds, Chairman
Board of Commissioners

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Gregory C. Edds personally came before me this day and acknowledged that he is Chairman of the Rowan County Board of Commissioners and executed the foregoing instrument in the capacity indicated.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

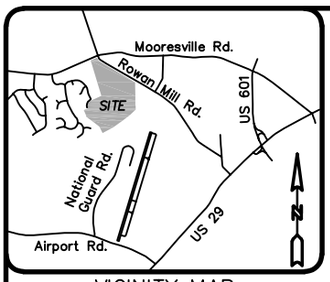
EXHIBIT A

Temporary Construction Easement

Commencing at an existing 1/2" iron pipe in the line of Forest Glen, Inc., now or formerly, and Grace Steele Kent and Charles Edward Steele, now or formerly, thence S 36°47'14" E a distance of 38.22 feet to a point in the center of Grants Creek; thence with the centerline of Grants Creek S 40°08'31" W a distance of 267.28 feet to a point; thence continuing with the centerline of Grants Creek S 38°52'59" W a distance of 63.71 feet to a point, the POINT OF BEGINNING; thence (clockwise) S 50°31'43" E a distance of 215.55 feet to a point; thence S 66°27'57" E a distance of 37.20 feet to a point; thence S 23°32'03" W a distance of 40.00 feet to a point; thence N 66°27'57" W a distance of 42.80 feet to a point; thence N 50°31'43" W a distance of 220.74 feet to a point; thence N 38°52'59" E a distance of 5.00 feet to a point; thence N 38°52'59" E a distance of 30.00 feet to a point; thence N 38°52'59" E a distance of 5.00 feet to the POINT OF BEGINNING, said temporary construction easement containing 0.066 acres, more or less (which, together with the Sanitary Sewer Easement, is 0.237 acres, more or less), and labeled as "TEMPORARY CONSTRUCTION EASEMENT" on a survey prepared by CESI for Sherwood Development Group and dated October 26, 2021 (Sheet 3 of 3), which is attached to this description and to which reference is made for further description.

Sanitary Sewer Easement (Permanent)

Commencing at the above-referenced point of beginning, thence with the centerline of Grants Creek S 38°52'59" W a distance of 5.00 feet to the POINT OF BEGINNING; thence (clockwise) S 50°31'43" E a distance of 216.20 feet to a point; thence S 66°27'57" E a distance of 27.90 feet to a point; thence S 23°32'03" W a distance of 30.00 feet to a point; thence N 66°27'57" W a distance of 32.10 feet to a point; thence N 50°31'43" W a distance of 220.09 feet to a point; thence N 38°52'59" E a distance of 30.00 to the POINT OF BEGINNING, said permanent easement containing 0.171 acres, more or less, and labeled as "SANITARY SEWER EASEMENT" on a survey prepared by CESI for Sherwood Development Group and dated October 26, 2021 (Sheet 3 of 3), which is attached to this description and to which reference is made for further description.



VICINITY MAP
NOT TO SCALE

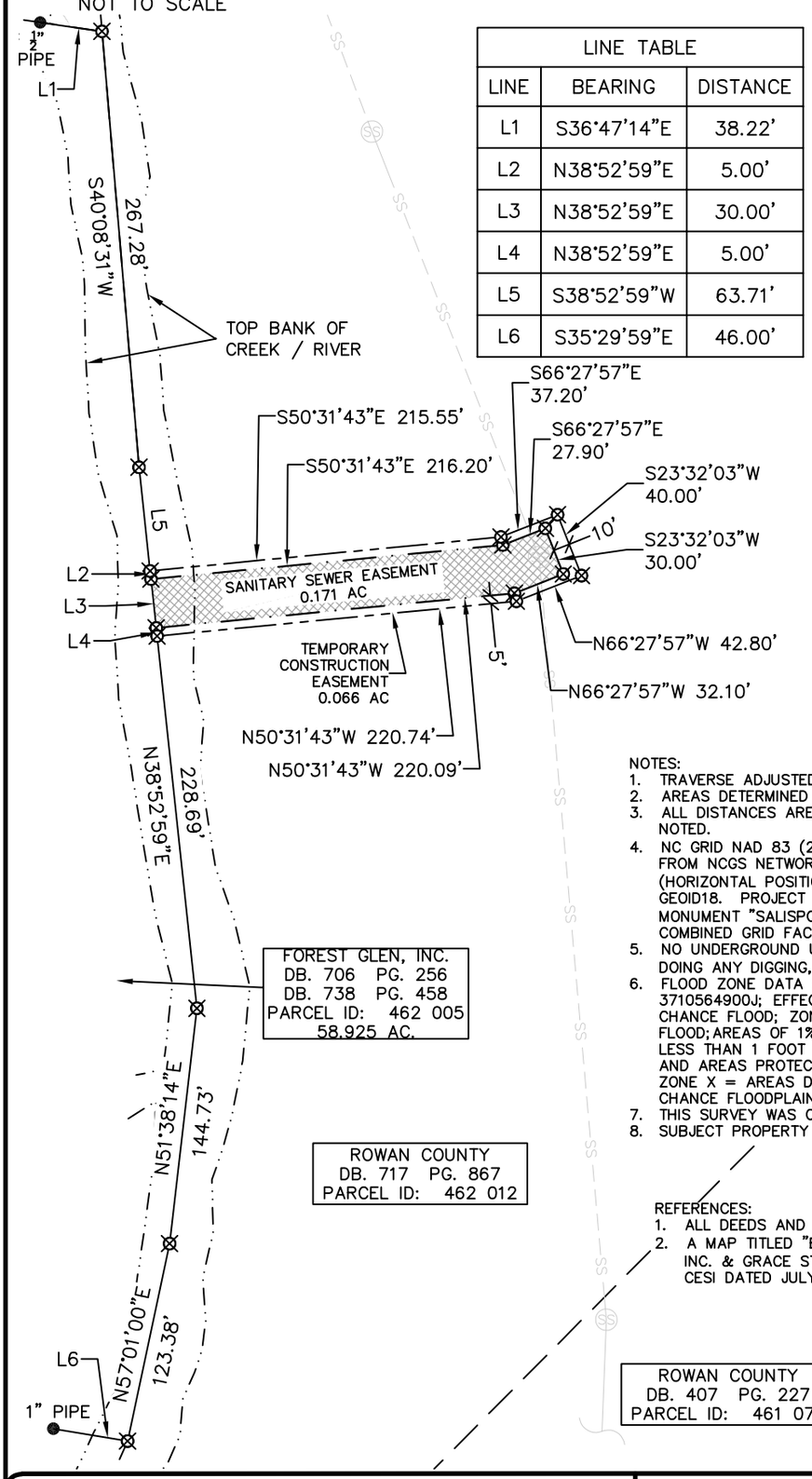
LEGEND

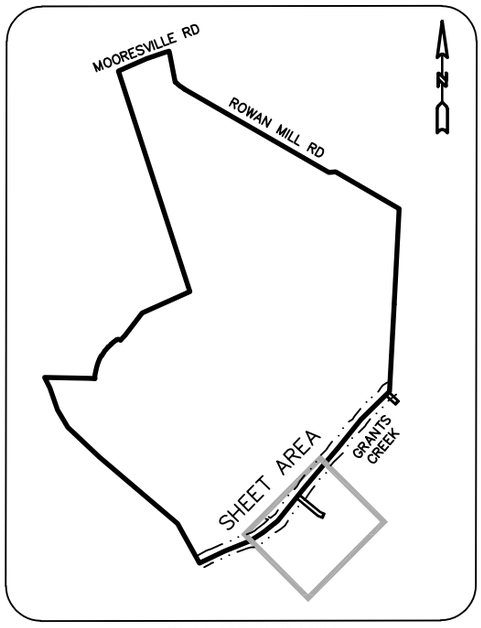
- EIP (AS DESCRIBED)
- NPS (NO POINT SET)
- SANITARY SEWER MANHOLE
- END OF PIPE NOT LOCATED
- BOUNDARY LINE (AS SURVEYED)
- BOUNDARY LINE (BY DEED OR PLAT)
- EASEMENT LINE
- SANITARY SEWER EASEMENT LINE
- SANITARY SEWER LINE
- TIE LINE

NC GRID NAD 83 (2011) EPOCH 2010.00
BASIS OF BEARING

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S36°47'14"E	38.22'
L2	N38°52'59"E	5.00'
L3	N38°52'59"E	30.00'
L4	N38°52'59"E	5.00'
L5	S38°52'59"W	63.71'
L6	S35°29'59"E	46.00'





SITE BOUNDARY
NOT TO SCALE

NOTES:
1. TRAVERSE ADJUSTED BY THE LEAST SQUARES ADJUSTMENT METHOD.
2. AREAS DETERMINED BY COORDINATE COMPUTATIONS.
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
4. NC GRID NAD 83 (2011) EPOCH 2010.00 BASIS OF BEARING DERIVED FROM NCGS NETWORK RTK BETWEEN 08-03-2020 AND 08-28-2020 (HORIZONTAL POSITIONAL ACCURACY = 0.10') USING GEOID MODEL GEOID18. PROJECT LOCALIZED HOLDING NATIONAL GEODETIC SURVEY MONUMENT "SALISPORT" (N=691,118.44', E=1,547,839.86'), AND USING A COMBINED GRID FACTOR OF 0.99986360. UNITS ARE US SURVEY FEET.
5. NO UNDERGROUND UTILITIES WERE LOCATED WITH THIS SURVEY. BEFORE DOING ANY DIGGING, CALL NC ONE-CALL (1-800-632-4949).
6. FLOOD ZONE DATA SCALED FROM FLOOD INSURANCE RATE MAP NUMBER 3710564900J; EFFECTIVE DATE JUNE 16, 2009. ZONE AE = 1% ANNUAL CHANCE FLOOD; ZONE X* = AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD. ZONE X = AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
7. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE REPORT.
8. SUBJECT PROPERTY ZONING PER CITY OF SALISBURY ZONING MAP

REFERENCES:
1. ALL DEEDS AND MAPS SHOWN HEREON.
2. A MAP TITLED "BOUNDARY AND SURVEY PLAT FOR: FOREST GLEN, INC. & GRACE STEELE KENT AND CHARLES EDWARD STEELE", BY CESI DATED JULY 26, 2021, CESI JOB NUMBER 200369.000

SHEET 3 OF 3

PLAT CERTIFICATION

I, DAVID L. HAYWOOD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTIONS RECORDED IN REFERENCES AS SHOWN HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION AS SHOWN HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:23,400; THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600); AND THAT:

D. THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 26TH DAY OF OCTOBER, 2021 A.D.

PRELIMINARY PLAT
NOT FOR RECORDATION,
CONVEYANCES OR SALES.

PROFESSIONAL LAND SURVEYOR LICENSE NO. L-4822

EASEMENT SURVEY

PROPERTY OF: ROWAN COUNTY

LOCKE TOWNSHIP, ROWAN CO., NC

ADDRESS: X, SALISBURY, NC

LOT X BLOCK X X

PLAT RECORDED IN MB. X PG. X DEED RECORDED IN DB. 717, PG. 867

FOR CLIENT: SHERWOOD DEVELOPMENT GROUP

SCALE: 1 IN. = 100 FT. DATE: OCTOBER 26, 20 21

0 100 200 300

CESI
CIVIL – GEOTECHNICAL – SURVEYING
N.C. FIRM LICENSE NO. C-0263
45 SPRING STREET SW CONCORD (704) 786-5404
CONCORD, NC 28025 FAX (704) 786-7454
ACAD FILE: 200369-000 EASEMENT PLAT.DWG

© CESI 2021 CESI JOB NO.: 200369.000

STATE OF NORTH CAROLINA
COUNTY OF ROWAN

ASSIGNMENT AGREEMENT

This Assignment Agreement (the "Agreement") is made this ___ day of November, 2022, by and between **FOREST GLEN, INC**., a North Carolina corporation, **GRACE KENT STEELE**, individually, and **CHARLES EDWARD STEELE**, individually (collectively, the "Owners"), **ROWAN COUNTY**, a body politic and corporate ("Rowan"), and the **CITY OF SALISBURY**, a North Carolina municipal corporation ("City") (collectively, the "Parties").

1. Acknowledgements.
    a. Rowan and Owners are parties to a *Sewer Right of Way Agreement*, which is dated June 24, 2022, and recorded in Book 1404, Page 717 of the Rowan County Registry (the "Existing Agreement"); and
    b. Owners own certain property identified as Rowan County Parcel ID No. 462 0060001 (the "Property"), which the Owner intends to develop or to sale for the purposes of development; and
    c. Rowan owns certain property across which it granted easement rights reflected in the Existing Agreement to the Owner for the benefit of the Property; and
    d. Existing Agreement allows the Owners to construct and maintain a sanitary sewer line within the Easement area described in the Existing Agreement; and
    e. After construction, the Owner intends to convey the sewer line within the Easement area to the City, and the City, upon such terms and conditions set forth in a separate *Utility Extension Agreement*, has agreed to accept ownership of the sewer line in accordance with the terms and conditions of that agreement; and
    f. Owners desire to assign the Existing Agreement to the City, the City desires to accept assignment of the Existing Agreement from the Owners, subject to the terms and conditions of this Agreement, and Rowan desires to join in this Agreement to give its written consent to the assignment as required by the terms of the Existing Agreement.
2. Assignment. For and in consideration of the sum of Ten Dollars ($10.00) and other valuable consideration to it in hand paid, the receipt and sufficiency of which are hereby acknowledged, the Owners assign to the City the temporary construction easement and permanent sanitary sewer line easement which are more particularly described in the attached **Exhibit A**, which is incorporated by reference (the "Easement Area").

3. Rights in Easement Area. The Owner during construction, and the City during and after construction, shall have the right to enter upon the Easement Area for any purpose related to the construction, operation, maintenance, or improvement of utility infrastructure, together with the right to transport sewage through the same.

4. Exceptions. The City accepts assignment of the Existing Agreement subject to the following conditions or exceptions:

    a. The Owners, and not the City, shall retain the obligation to construct a sewer line in the easement areas as set forth in the Agreement, and shall maintain the insurance required by the Existing Agreement until such time as the City accepts the sewer line for maintenance.

    b. The Owners construction of the sewer line shall be in accordance with the *Utility Extension Agreement* entered into between the Owners and the City.

    c. The Owners shall repair any damage to the Easement Area caused by its installation of the sewer line.

    d. The City shall not be responsible for implementing or complying with the Soil Erosion Control Plan referenced in paragraph 1 of the *Sewer Right of Way Agreement*. The Owners shall defend, indemnify and hold the City harmless from and against all claims, demands, losses, damages, expenses, and costs (including reasonable attorney fees and expenses) arising out of the or in connection with the Owners' failure to comply with any Soil and Erosion Control Plan.

    e. The Owners, and not the City, retain the obligation to defend, indemnify, and hold Rowan harmless from and against all claims, demands, losses, damages, expenses, and costs (including reasonable attorney fees and expenses) arising out of or in connection with the construction of the sewer line, except for any obligations directly attributable to the action or inaction of the City.

5. Agreement to run with the land. All rights, title, and privileges herein granted and all benefits and burden shall run with the land and be binding upon and inure to the benefit of the parties, their respective heirs, personal representatives, successors and assigns.

6. Convenants. Owners covenant that they are seized of the Easement Area in the manner indicated in the Existing Agreement and, subject to the written consent of Rowan as indicated herein, have the right to assign and convey the easement rights to the Easement Area contained herein, and that they will warrant and defend the said title to the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Owners have duly executed the foregoing as of the day and year first above written.

FOREST GLEN, INC.

BY: _____
Tom E. Smith, President

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Tom E. Smith personally came before me this day and acknowledged that he is President of Forest Glen, Inc., and executed the foregoing instrument in the capacity indicated.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

IN WITNESS WHEREOF, the Owners have duly executed the foregoing as of the day and year first above written.

_____
CHARLES EDWARD STEELE

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Charles Edward Steele personally came before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

IN WITNESS WHEREOF, the Owners have duly executed the foregoing as of the day and year first above written.

_____
GRACE STEELE KENT

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Grace Steele Kent personally came before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

IN WITNESS WHEREOF, the City has duly executed the foregoing as of the day and year first above written.

CITY OF SALISBURY

BY: _____
Jim Greene, Jr., City Manager

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Jim Greene, Jr., personally came before me this day and acknowledged that he is City Manager of the City of Salisbury and executed the foregoing instrument in the capacity indicated.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

IN WITNESS WHEREOF, the County has duly executed the foregoing as of the day and year first above written.

ROWAN COUNTY

BY: _____
Gregory C. Edds, Chairman
Board of Commissioners

STATE OF NORTH CAROLINA
ROWAN COUNTY

I, _____a Notary Public of the County and State, certify that Gregory C. Edds personally came before me this day and acknowledged that he is Chairman of the Rowan County Board of Commissioners and executed the foregoing instrument in the capacity indicated.

WITNESS my hand and official seal, this the _____ day of _____, 2022.

_____
NOTARY PUBLIC

My commission expires:_____

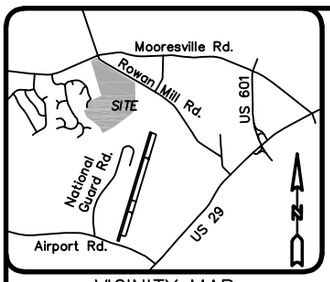
EXHIBIT A

Temporary Construction Easement

Commencing at an existing #5 rebar in the line of Owners, now or formerly, and Greer N. Goodman, Trustee of the Greer N. Goodman Revocable Trust Agreement dated December 21, 2001, now or formerly, thence S 03°02'27" W a distance of 57.00 feet to a point in the center of Grants Creek; thence with the centerline of Grants Creek S 45°39'32" W a distance of 5.01 feet to a point, the POINT OF BEGINNING; thence (clockwise) S 47°00'19" E a distance of 4.43 feet to a point in the line of two parcels owned by Rowan County, now or formerly; thence continuing with that same line S 47°00'19" E a distance of 102.22 feet (for a total distance of 106.66 feet) to a point; thence S 42°59'41" W a distance of 40.00 feet to a point; thence N 47°00'19" W a distance of 68.65 feet to a point in the line of two parcels owned by Rowan County, now or formerly, thence continuing with that same line N 47°00'19" W a distance of 39.87 feet to a point in the centerline of Grants Creek, common line of Rowan County and Owners, now or formerly; thence N 45°39'32" E a distance of 5.01 feet to a point; thence N 45°39'32" E a distance of 30.03 to the POINT OF BEGINNING, said temporary construction easement being collectively labeled as "TEMPORARY CONSTRUCTION EASEMENT #1 33 SQFT", "TEMPORARY CONSTRUCTION EASEMENT #2 188.29 SQFT", and "TEMPORARY CONSTRUCTION EASEMENT #3 1154.37 SQFT", and containing 1,375.66 sq. ft., more or less (which, together with the Sanitary Sewer Easement, is 4,303.31 sq. ft., more or less), as shown on a survey prepared by CESI for Sherwood Development Group and dated October 26, 2021 (as shown on Sheet 1 of 2 and Sheet 2 of 3), which is attached to this description and to which reference is made for further description.

Sanitary Sewer Easement (Permanent)

Commencing at the above-referenced point of beginning, thence with the centerline of Grants Creek S 45°39'32" W a distance of 5.01 feet to the POINT OF BEGINNING; thence (clockwise) S 47°00'19" E a distance of 8.86 feet to a point in the line of two parcels owned by Rowan County, now or formerly; thence continuing with that same line S 47°00'19" E a distance of 88.03 feet (for a total distance of 96.89 feet) to a point; thence S 42°59'41" W a distance of 30.00 feet to a point; thence N 47°00'19" W a distance of 62.84 feet to a point in the line of two parcels owned by Rowan County, now or formerly; thence continuing with that same line N 47°00'19" W a distance of 35.44 feet (for a total distance of 98.29 feet) to a point in the centerline of Grants Creek, common line of Rowan County and Owners; thence N 45°39'32" E a distance of 30.03 feet to the POINT OF BEGINNING, said permanent easement being collectively labeled as "SANITARY SEWER EASEMENT #1 664.54 SQFT" and "SANITARY SEWER EASEMENT #2 2263.11 SQFT" and containing 2,927.65 sq. ft., more or less, as shown on a survey prepared by CESI for Sherwood Development Group and dated October 26, 2021 (as shown on Sheet 1 of 2 and Sheet 2 of 3), which is attached to this description and to which reference is made for further description.



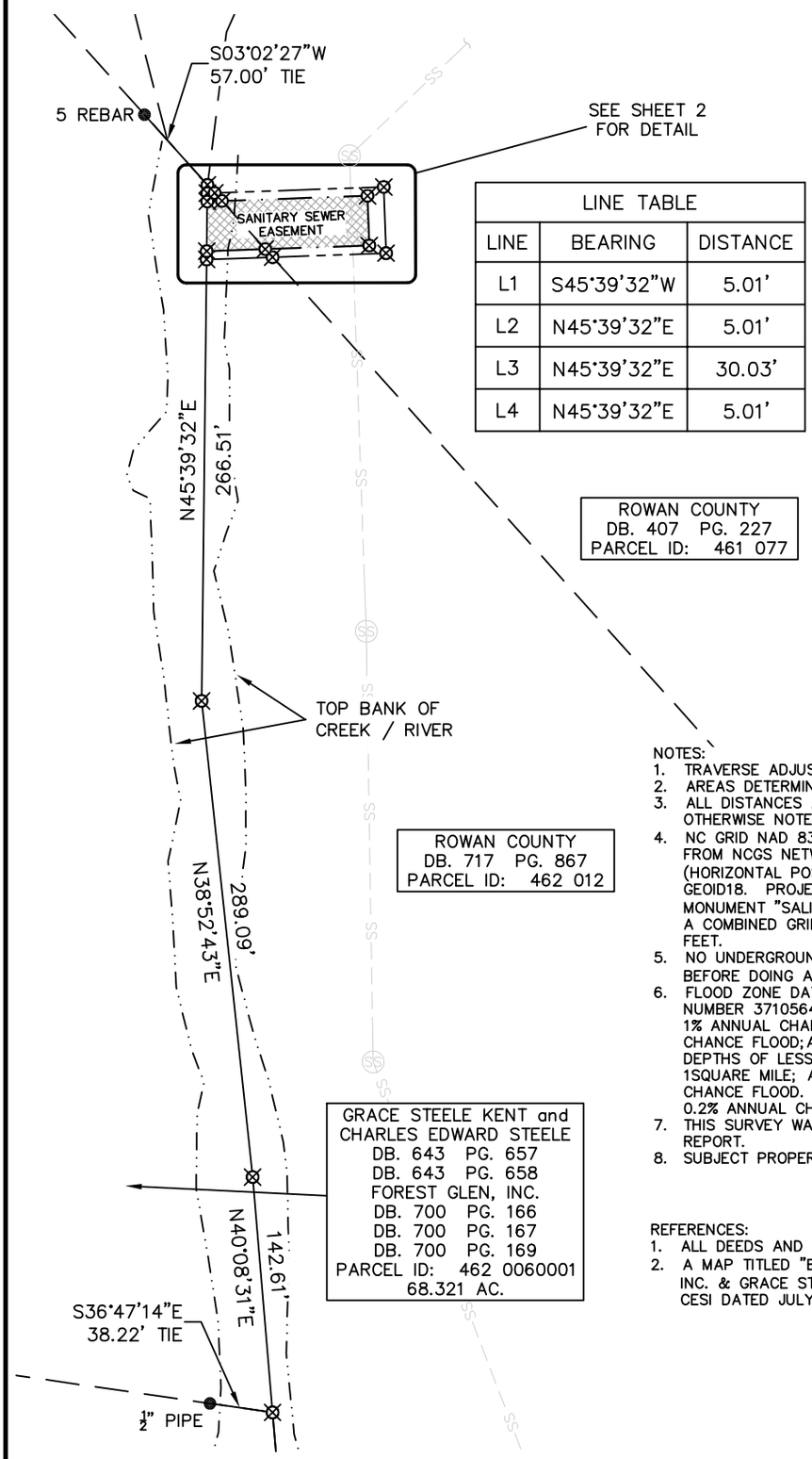
VICINITY MAP
NOT TO SCALE

LEGEND

- EIP (AS DESCRIBED)
- NPS (NO POINT SET)
- SANITARY SEWER MANHOLE
- END OF PIPE NOT LOCATED
- BOUNDARY LINE (AS SURVEYED)
- BOUNDARY LINE (BY DEED OR PLAT)
- EASEMENT LINE
- SANITARY SEWER EASEMENT LINE
- SANITARY SEWER LINE
- TIE LINE

BASIS OF BEARING
NC GRID NAD 83 (2011)
EPOCH 2010.00
N

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

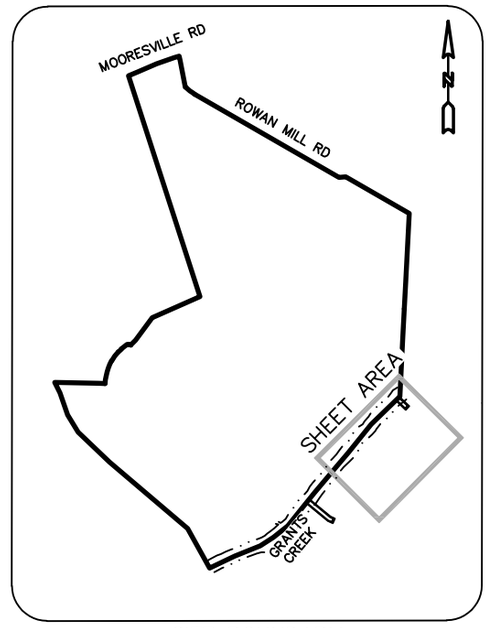


LINE TABLE		
LINE	BEARING	DISTANCE
L1	S45°39'32"W	5.01'
L2	N45°39'32"E	5.01'
L3	N45°39'32"E	30.03'
L4	N45°39'32"E	5.01'

ROWAN COUNTY
DB. 407 PG. 227
PARCEL ID: 461 077

ROWAN COUNTY
DB. 717 PG. 867
PARCEL ID: 462 012

GRACE STEELE KENT and
CHARLES EDWARD STEELE
DB. 643 PG. 657
DB. 643 PG. 658
FOREST GLEN, INC.
DB. 700 PG. 166
DB. 700 PG. 167
DB. 700 PG. 169
PARCEL ID: 462 0060001
68.321 AC.



SITE BOUNDARY
NOT TO SCALE

NOTES:

1. TRAVERSE ADJUSTED BY THE LEAST SQUARES ADJUSTMENT METHOD.
2. AREAS DETERMINED BY COORDINATE COMPUTATIONS.
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
4. NC GRID NAD 83 (2011) EPOCH 2010.00 BASIS OF BEARING DERIVED FROM NCGS NETWORK RTK BETWEEN 08-03-2020 AND 08-28-2020 (HORIZONTAL POSITIONAL ACCURACY = 0.10') USING GEOID MODEL GEOID18. PROJECT LOCALIZED HOLDING NATIONAL GEODETIC SURVEY MONUMENT "SALISPORT" (N=691,118.44', E=1,547,839.86'), AND USING A COMBINED GRID FACTOR OF 0.99986360. UNITS ARE US SURVEY FEET.
5. NO UNDERGROUND UTILITIES WERE LOCATED WITH THIS SURVEY. BEFORE DOING ANY DIGGING, CALL NC ONE-CALL (1-800-632-4949).
6. FLOOD ZONE DATA SCALED FROM FLOOD INSURANCE RATE MAP NUMBER 3710564900J; EFFECTIVE DATE JUNE 16, 2009. ZONE AE = 1% ANNUAL CHANCE FLOOD; ZONE X* = AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD. ZONE X = AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
7. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE REPORT.
8. SUBJECT PROPERTY ZONING PER CITY OF SALISBURY ZONING MAP

REFERENCES:

1. ALL DEEDS AND MAPS SHOWN HEREON.
2. A MAP TITLED "BOUNDARY AND SURVEY PLAT FOR: FOREST GLEN, INC. & GRACE STEELE KENT AND CHARLES EDWARD STEELE", BY CESI DATED JULY 26, 2021, CESI JOB NUMBER 200369.000

SHEET 1 OF 2

PLAT CERTIFICATION

I, DAVID L. HAYWOOD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTIONS RECORDED IN REFERENCES AS SHOWN HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION AS SHOWN HEREON; THAT THE POSITIONAL ACCURACY CALCULATED IS 1:23,400; THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600); AND THAT:

D. THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 26TH DAY OF OCTOBER, 2021 A.D.

PRELIMINARY PLAT
NOT FOR RECORDATION,
CONVEYANCES OR SALES.

PROFESSIONAL LAND SURVEYOR LICENSE NO. L-4822

EASEMENT SURVEY

PROPERTY OF: ROWAN COUNTY

LOCKE TOWNSHIP, ROWAN CO., NC

ADDRESS: X, SALISBURY, NC

LOT X BLOCK X X

PLAT RECORDED IN MB. X PG. X DEED RECORDED IN DB. 717/407 PG. 867/227

FOR CLIENT: SHERWOOD DEVELOPMENT GROUP

SCALE: 1 IN. = 100 FT. DATE: OCTOBER 26, 20 21

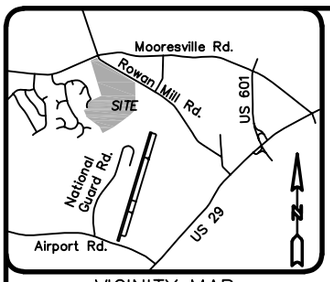
0 100 200 300

CESI
CIVIL – GEOTECHNICAL – SURVEYING
N.C. FIRM LICENSE NO. C-0263
45 SPRING STREET SW CONCORD (704) 786-5404
CONCORD, NC 28025 FAX (704) 786-7454

ACAD FILE: 200369-000 EASEMENT PLAT.DWG

© CESI 2021

CESI JOB NO.: 200369.000



VICINITY MAP
NOT TO SCALE

LEGEND

- EIP (AS DESCRIBED)
- NPS (NO POINT SET)
- SANITARY SEWER MANHOLE
- END OF PIPE NOT LOCATED
- BOUNDARY LINE (AS SURVEYED)
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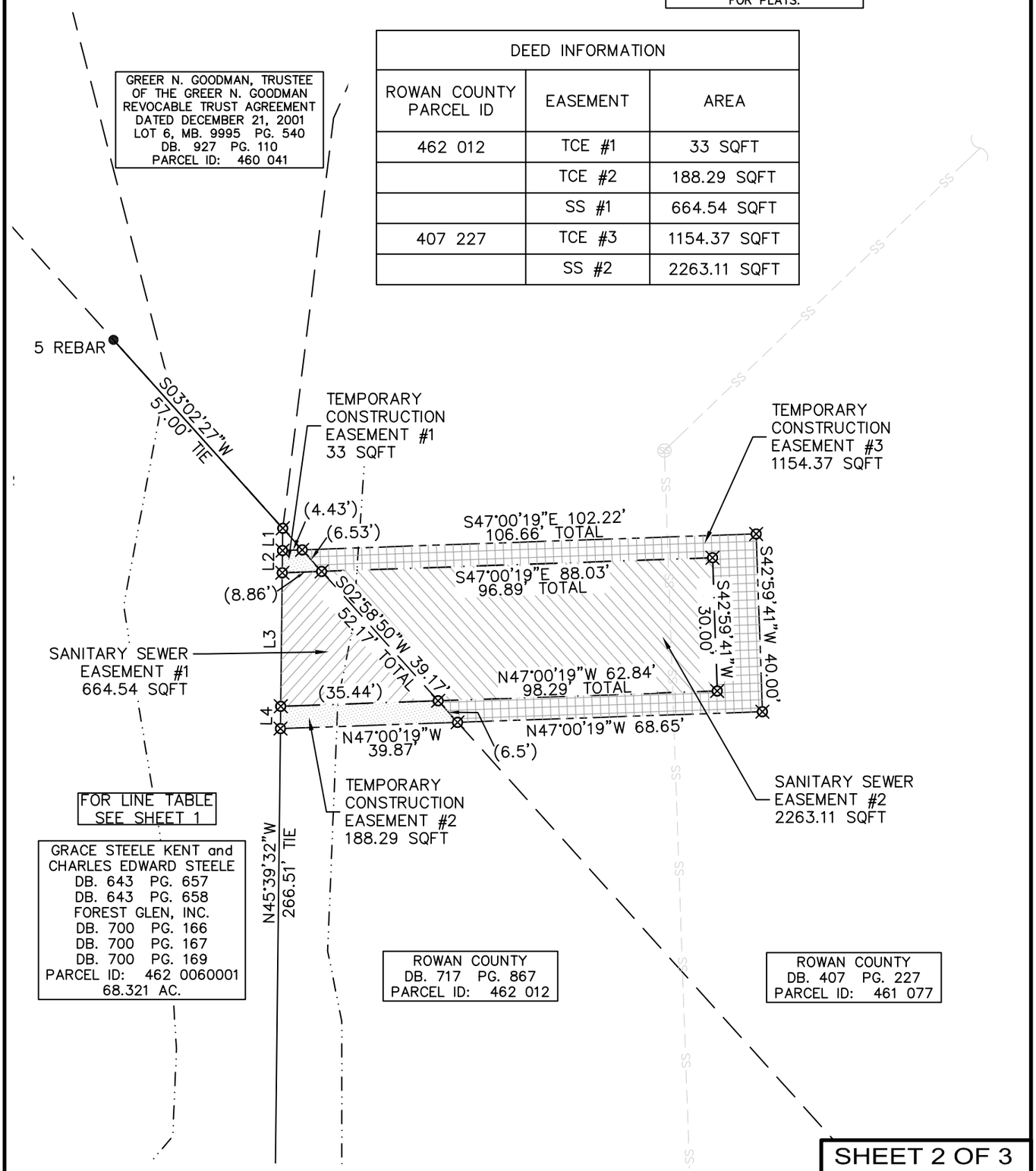
- SANITARY SEWER EASEMENT LINE
- SANITARY SEWER LINE
- TIE LINE

BASIS OF BEARING
NC GRID NAD 83 (2011)
EPOCH 2010.00
N

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

DEED INFORMATION		
ROWAN COUNTY PARCEL ID	EASEMENT	AREA
462 012	TCE #1	33 SQFT
	TCE #2	188.29 SQFT
	SS #1	664.54 SQFT
407 227	TCE #3	1154.37 SQFT
	SS #2	2263.11 SQFT



SHEET 2 OF 3

PLAT CERTIFICATION

I, DAVID L. HAYWOOD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTIONS RECORDED IN REFERENCES AS SHOWN HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION AS SHOWN HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:23,400; THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600); AND THAT:

D. THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 26TH DAY OF OCTOBER, 2021 A.D.

PRELIMINARY PLAT
NOT FOR RECORDATION,
CONVEYANCES OR SALES.

PROFESSIONAL LAND SURVEYOR LICENSE NO. L-4822

EASEMENT SURVEY

PROPERTY OF: ROWAN COUNTY

LOCKE TOWNSHIP, ROWAN CO., NC

ADDRESS: X, SALISBURY, NC

LOT X BLOCK X X

PLAT RECORDED IN MB. X PG. X DEED RECORDED IN DB. 407 (717), PG. 227 (867)

FOR CLIENT: SHERWOOD DEVELOPMENT GROUP

SCALE: 1 IN. = 30 FT. DATE: OCTOBER 26, 20 21

0 30 60 90

CESI
CIVIL – GEOTECHNICAL – SURVEYING
N.C. FIRM LICENSE NO. C-0263
45 SPRING STREET SW CONCORD (704) 786-5404
CONCORD, NC 28025 FAX (704) 786-7454
ACAD FILE: 200369-000 EASEMENT PLAT.DWG

© CESI 2021
CESI JOB NO.: 200369.000

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Pamela Ealey, Planning Technician
DATE: 11/9/2022
SUBJECT: Road Name Change-Public Hearing

The following road name change has been submitted to the Rowan County Planning Department and is presented for approval by the Board of Commissioners. As required by NCGS 153A-239.1, this public hearing will be held on November 21, 2022, to consider and receive comment for the following road name request:

Name has been validated and approved by Rowan County GIS and Emergency Services (911).

Currently Known As: **N/A**
Proposed Name: Stamey Way
Location: driveway off of Orbison Rd which is located off Corriher Grange Rd SR 1552 in the 2100 block
Property Owners: Robert Jr. and Kathy Stamey, Joseph and Amanda Little, Robert Stamey III
Reason for Change: 2 structures already use drive, application received for a 3rd structure, road must be named per ordinance.

Hold public hearing November 21, 2022 on road naming and approve petition submitted.

ATTACHMENTS:

Description	Upload Date	Type
Memo	11/9/2022	Cover Memo
Petitions	11/9/2022	Backup Material
GIS Maps	11/9/2022	Backup Material

ROWAN COUNTY
NORTH CAROLINA
Be an original.®

Rowan County Office of Planning and Development
402 N. Main St., Ste. 204
Salisbury, NC 28144
[p] 704-216-8588
www.rowancountync.gov/planning

TO: Chairman Edds and the Rowan County Board of Commissioners
FROM: Pamela Ealey, Planning Technician
RE: Road Names
DATE: Wednesday, November 9, 2022

ROAD NAME CHANGE— A PUBLIC HEARING HAS BEEN SET

The following road name change has been submitted to the Rowan County Planning Department and is presented for approval by the Board of Commissioners. As required by NCGS 153A-239.1, this public hearing will be held on November 21, 2022, to consider and receive comment for the following road name request:

All names have been validated and approved by Rowan County GIS and Emergency Services (911).

Currently Known As: **N/A**
Proposed Name: Stamey Way
Location: driveway off of Orbison Rd which is located off Corriher Grange Rd SR 1552 in the 2100 block
Property Owners: Robert Jr. and Kathy Stamey, Joseph and Amanda Little, Robert Stamey III
Reason for Change: 2 structures already use drive, application received for a 3rd structure, road must be named per ordinance.

Rec 10/24/22

ROWAN COUNTY
Planning and Development
Road Naming Petition
911 Addressing

ROWAN COUNTY
NORTH CAROLINA
Be an original.

Return this completed petition form to:
Rowan County Planning and Development
Pamela Ealey, Planning Technician
402 N Main Street
Salisbury, NC 28144
Phone: 704 216-8603
Email: pamela.ealey@rowancountync.gov

The General Statutes of the State of North Carolina, NCGS 153A-239.1, authorizes the Rowan County Board of Commissioners to name or rename any road within the County not lying within the corporate limits of a municipality. The address program administration (APA), which is comprised of staff from Rowan County's Information Technology Department's Geographic Information Systems (GIS) Division, Planning and Development Department and Emergency Services' Telecommunications Division, are assigned to administer this article.

This petition must be completed for all requests. If you are naming a private road, **please enclose a sketch of the road with all homes and resident's names and current addresses along the road.** It is very important to depict all homes on the diagram. These names and structures will be referenced with county tax maps to help ensure an accurate property address. In addition, all rental housing along the road with names and addresses of the current tenants should be included on the diagram. FOLLOWING THE DIRECTIONS THROUGHOUT THIS PETITION IS NECESSARY FOR PROCESSING IN A TIMELY MANNER.

NEW NAME PROPOSED FOR THE ROAD:

Please choose three different names for the proposed road name. These choices should be listed in order of preference. The APA utilizes the National Emergency Number Association (NENA) United States Civic Location Data Exchange Format (CLDX) Standard as a guide for establishing or accepting road names. Based on NENA CLDX guidance and in its discretion as administrator of this ordinance, the APA may reject any proposed road name that:

1. Is duplicated elsewhere in the county (including a municipality) or sounds deceptively similar to an existing road name. This includes the use of homophones, e.g. bear and bare, pen and pin.
2. Is not easily enunciated or pronounced, especially in any emergency.
3. Intends to use specific names of individuals or property owners along the road.
4. Uses directional identifiers (N, S, E, W) and thoroughfare abbreviations (way, alley, etc.) in conjunction with an existing road name for consideration as a proposed road name.
5. Uses special characters, such as hyphens, apostrophes, periods or decimals in road name.

PLEASE CALL PLANNING OFFICE TO VERIFY YOUR ROAD NAME CHOICE PRIOR TO RETURNING PETITION.

First Choice: Stamey Way
Second Choice: Stamey Lane
Third Choice: Stamey Rd.

It is also important to remember that any or all addresses along the road may be changed during the naming process

ROAD NAME PETITION

We the undersigned present this petition and request that a public hearing be set by the Rowan County Board of Commissioners to consider the following matter indicated by a check mark (✓) and described below:

- ☑ Assignment of a name to an unnamed road.
- ☐ Changing the name of road.

Describe the location of road in relation to a major highway or state road: drive off orbison rd off 2000 Corriher grade

Current name of the road, if it has no name, write "no name" no name. At no cost to the petitioners, Rowan County will erect a street sign after the road name has been approved by the process outlined below. However, if the petition seeks to change the name of an existing road a street sign fee of $150 is required prior to the petition being processed.

Petitioners:

Petitioners are property owners who own property along the road being named. Along with each signature include the mailing address, telephone number, tax map and parcel number. In order for the petition to be processed, a majority of the PROPERTY OWNERS along the road must be in favor of the petition. A majority consists of 50% + 1 of the property owners. Petitions having less than a majority may be returned to the petition leader for additional signatures or may be submitted for board of commissioner approval through the special consideration procedure. **UNANIMOUS** and **MAJORITY** petitions may be approved by the board of commissioners following a public hearing. **SPECIAL CONSIDERATION** petitions will be processed as follows:

Less than majority – All property owners along the road to be named will be notified by the APA of the proposed road name choice and that no additional petitions will be accepted for consideration. Final action on the petition will be taken by the board of commissioners.

Lack of submittal – Failure to return a road naming petition within thirty (30) days to the APA shall indicate that property owners along the road are agreeing to use the name proposed by the APA. Final action will be taken by the board of commissioners.

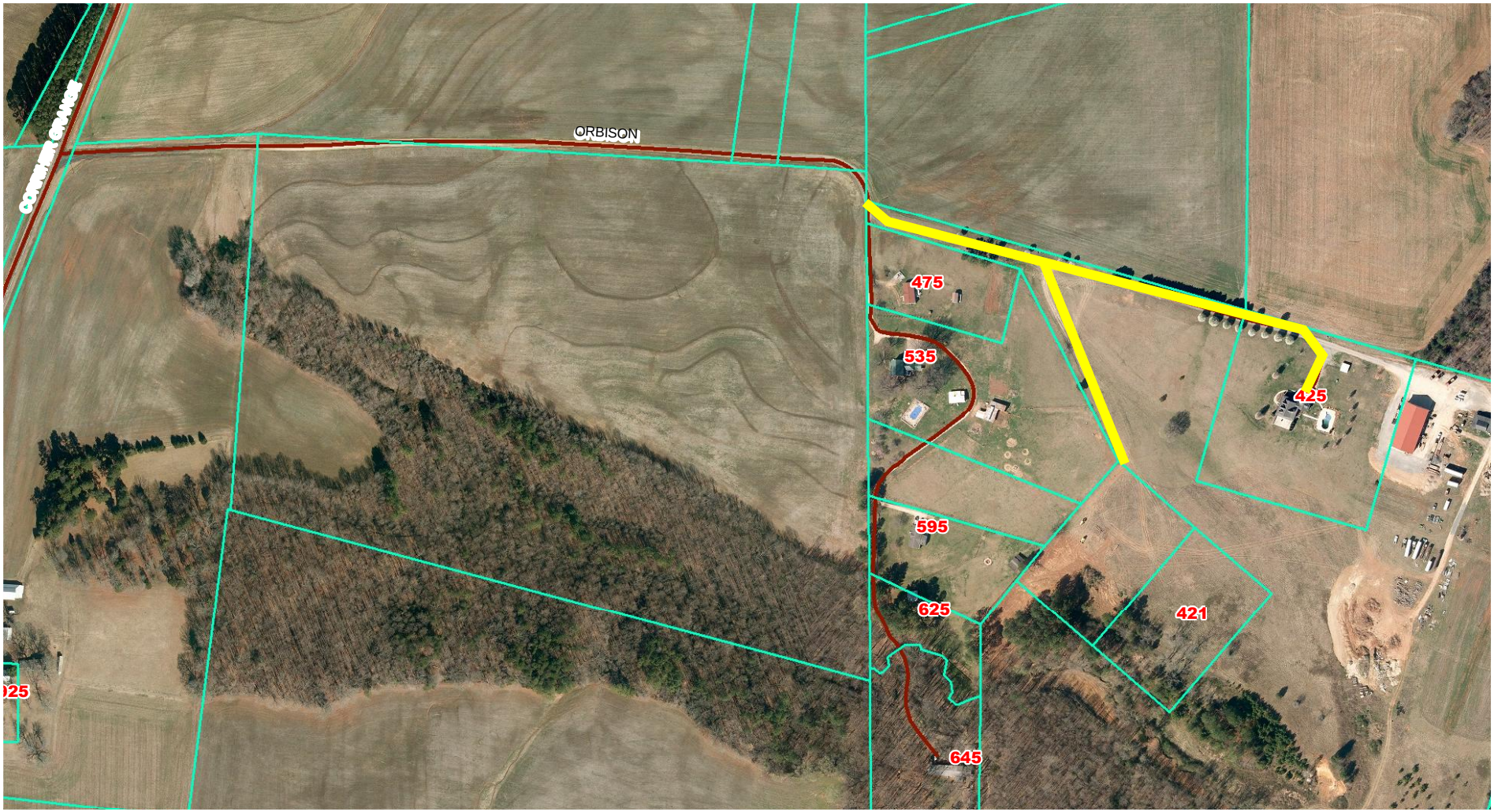
All property owners will receive notification from the APA of the new road name and potentially their new address number after the board of commissioners' decision.

Petition leader:

One of the property owners must be the petition leader, they will be the person the APA will communicate with should there be any questions or clarifications needed, ***the petition leader should be the first signature below.*** The petition leader must own property along the proposed road. The petition leader should coordinate all of the property owners signatures and submit the completed petition to the Rowan County Planning and Development office.

Signature	Printed Name	Mailing Address	Phone Number	Tax Map#-Parcel #
	~~Corrihr Burrus~~			~~212-024~~
	~~Mabel Owens Heirs~~			~~219-003~~
	~~Phillip Dean Orbison~~			~~219-035~~
~~Kathy Stamey~~	Kathy & Robert Stamey	435 Orbison Rd	704-791-4612	219-054
	~~Robert & Nancy Stamey~~			~~219-025~~

Signature	Printed Name	Mailing Address	Phone Number	Tax Map#-Parcel #
Amanda S. Little	Amanda + Joseph L	7143 Sandusky Hlebl Blvd. Concord NC 28	(980) 622-027 7750	219-080
	~~Robert Stamey~~			~~219-081~~
Robert Stamey III	Robert Stamey	425 Gibson RD		219-081



Current Name: N/A

Proposed Name: Stamey Way

Location: driveway located off Orbison Rd, a private road connecting to Corriher Grange Rd in the 2200 block.

Property Owners: Robert Jr. & Kathy Stamey, Robert Stamey III, Amanda & Joseph

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Shane Stewart, Assistant Planning Director
DATE: November 10, 2022
SUBJECT: Consider SNIA 03-22: Teramore Development

Planning Staff received a Special Non-Residential Intensity Allocation (SNIA) request from Teramore Development, LLC to build a 10,665 sq.ft. retail store at the southwest corner of Mooresville and Briggs Roads referenced as parcel IDs 465A-043 and part of 044. Approving this request would allow the project to exceed the administrative allowance of 12% built-upon area (e.g. buildings, pavement, gravel) limitation requirement of the Back Creek / Sloans Creek watershed and allow up to seventy (70) percent built-upon area for the project.

Due to public interest in development on this parcel, the board may choose to receive public comment prior to a decision on the permit.

ATTACHMENTS:

Description	Upload Date	Type
Staff Report	11/10/2022	Exhibit
Site Plan	11/10/2022	Exhibit
Building Elevation Plan and Rendering	11/10/2022	Exhibit
Traffic Study	11/10/2022	Exhibit
Monument sign example	11/10/2022	Exhibit
Application	11/10/2022	Exhibit

Rowan County Department of Planning & Development
402 North Main Street – Suite 204 – Salisbury, NC 28144
Phone: (704) 216-8588
www.rowancountync.gov/planning

MEMORANDUM

TO: Rowan County Board of Commissioners
FROM: Shane Stewart
DATE: November 10, 2022
RE: **SNIA 03-22: Teramore Development, LLC**

BOARD OF COMMISSIONERS ACTION

❒ Receive staff report ❒ Receive petitioner comments ❒ Receive public comment ❒ Approve / Deny / Table **SNIA 03-22**

REQUEST Planning Staff received a Special Non-Residential Intensity Allocation (SNIA) request from Teramore Development, LLC to build a 10,665 sq.ft. retail store at the southwest corner of Mooresville and Briggs Roads referenced as parcel IDs 465A-043 and part of 044. Approving this request would allow the project to exceed the administrative allowance of 12% built-upon area (e.g. buildings, pavement, gravel) limitation requirement of the Back Creek / Sloans Creek watershed and allow up to seventy (70) percent built-upon area for the project. A total of 10% of the watershed acres may be removed from the 12% limitation and permit up to 70% coverage.

Applicant:	Teramore Development	Property Owner:	Greer Goodman
Location:	Mooresville / Briggs Rds.	Tax Parcels:	465A-043 & p/o 044
Zoning:	CBI	Purpose:	Retail Store
Watershed:	WS II BW (Back Creek / Sloans Creek)		

PROJECT DETAILS In an effort to address Western Area Land Use Plan recommendations for Highway Business and Regional Node development related to building appearance, design elements, and landscaping, plan details propose the following:

- Nineteen (19) Red Maple trees planted thirty (30) feet on center along Mooresville Road and Briggs Road (some trees plantings may be delayed due to proximity to temporary sediment basin);

- Twenty-three (23) Green Giant evergreen trees planted ten (10) feet on center along with a six (6) foot opaque wood fence along the northern property line;

- According to the applicant, the site would feature a monument sign four (4) foot tall x eight (8) foot wide sign with a two (2) foot brick base (see enclosed example sign);

- Building elevation plans and rendering indicate a brick base on three (3) sides with fiber cement siding on the same three (3) sides (less north side at building rear). Although not shown, the applicant has agreed to substitute metal with fiber cement siding on the rear. According to the applicant, the façade would match the Woodleaf Dollar General approved by the BOC in 2019.

OTHER COMMENTS

- On September 1st, NCDOT approved commercial driveway permit D091-080-22-00101 for connection to Briggs Road. Without knowing the future development of adjacent 3.04 acre CBI zoned area comprised of three (3) parcels identified as 465A-045, 046, and 047 owned by Greer Goodman (see enclosed map), it is difficult to discern what type of access could be granted to Mooresville Road. As such, NCDOT (and Planning Staff) would prefer a single access on Briggs Road that could serve both the retail store and future development on the adjacent lots. The Western Area Land Use Plan generally encourages mixed use development and access management within Regional Nodes.

- On October 12, 2022, the applicant provided planning staff a report from Davenport engineering regarding the transportation impact from the project. Page 4 of the study purports a minor change in the level of service during PM peak hour comparing current conditions (Base Year) to store operation (2024 Build) noted as follows:

  <u>Mooresville Road / Briggs Road Intersection</u>

  - Level of Service change from D to E and
  - Vehicle delay in seconds increase from 32.4 to 43.

  Planning staff questioned the incorrect reference to speed limits and Average Annual Daily Traffic (AADT) counts on page 3 among a few other questions concerning the report. Any responses received will be shared at the meeting.

- In lieu of a single driveway, the owner and applicant are proposing a reconfiguration of parcels to retain a forty-five (45) foot strip of land for a second

Briggs Road driveway intended to serve as an alternative access for the future needs of the three (3) adjacent lots. According to NCDOT, it is possible, although not desirable, that a second driveway connection could be granted but depends on the type of development.

- Per the applicant, the proposed septic was identified by a private soil scientist as sufficient to support the store.

- The stormwater pond proposed along Mooresville Road is designed to comply with the North Carolina Department of Environmental Quality's Phase II Stormwater requirements as a permanent measure.

STAFF CALCULATIONS

- Total lot area (less r/w): **1.98 AC**
- Current total built upon area: **0 sf**
- Proposed structure size: **10,665 sf**
- Proposed other improvements: **23,678 sf (per site plan)**
- Total coverage after development: **34,343 sf (39% per plan)**
- Allowable coverage by right: **10,358 sf (12%)**
- Back Ck. / Sloans Ck. Watershed Acreage: **32,126 AC (10% = 3,212.6 AC)**
- Acres approved for SNIA: **66.89 AC (.002% of 10%)**
- Percentage removed from 10% allocation total: **2% of 100%**

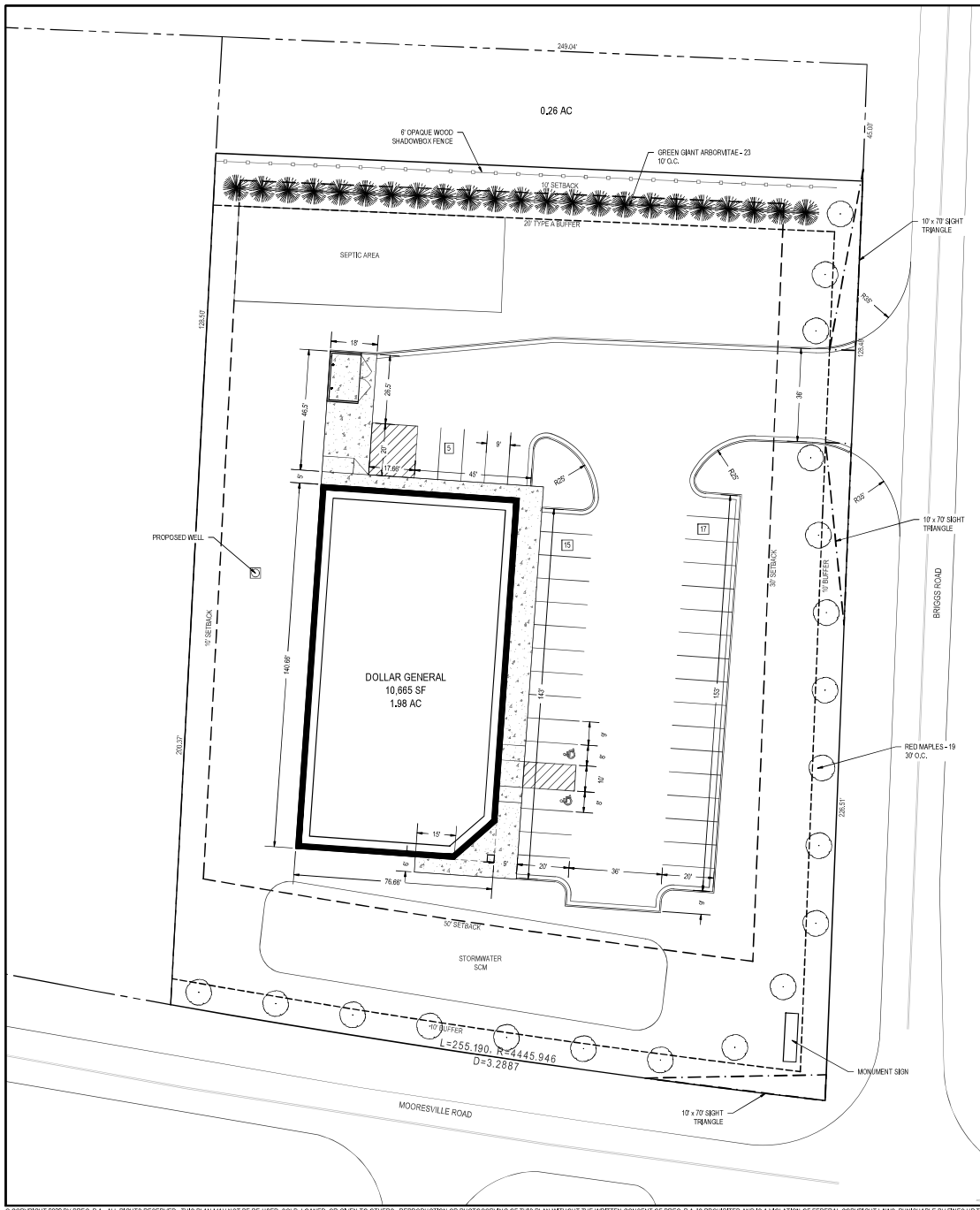
STAFF COMMENTS

If approved, the following conditions should be included based on plans received:

1. Combine Parcel IDs 465A-043 and part of 465A-044 and the residual strip from 465A-044 with 465A-045;
2. Subject to approved site plan;
3. Subject to façade details on elevation plan including fiber cement siding on the north (rear) elevation; and
4. 4' x 8' monument sign with 2' brick base.

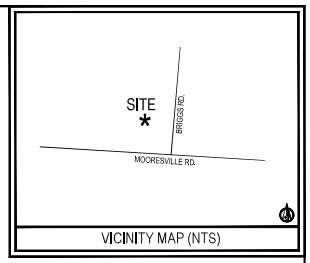
ENCLOSURES

1. Staff report
2. Site plan
3. Building elevation plan and rendering
4. Traffic study
5. Monument sign example
6. Application



LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- LANDSCAPE BUFFER



VICINITY MAP (NTS)

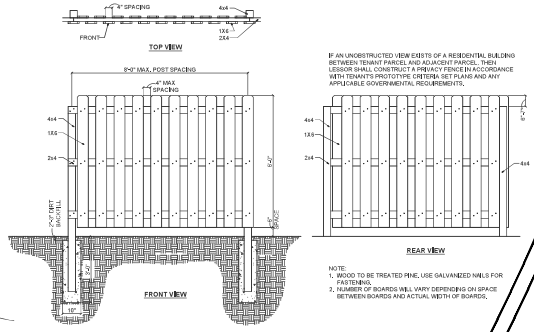
SITE INFORMATION	
PROPERTY SIZE	1.98± ACRES
PARCEL ID:	465A043 & PORTION OF 465A044
PARKING COUNT	37 SPACES
ZONE	CBI
WATERSHED	BACK CREEK/SLOANS CREEK
STORMWATER	PHASE II POST-CONSTRUCTION REQUIRED
IMPERVIOUS AREA	34,343 SF (0.79± ACRES)
ON-SITE IMPERVIOUS PERCENTAGE	40%

LANDSCAPE PLANTING LEGEND

SYMBOL	LABEL	QTY.	SCIENTIFIC NAME	COMMON NAME	SIZE AT PLANTING	CATEGORY
	RM	19	Acer rubrum	RED MAPLE	1.5" CALIPER/ 6' HEIGHT/B&B	CANOPY TREE
	GGA	23	Thuja plicata x standishi 'Green Giant'	GREEN GIANT ARBORVITAE	6' HEIGHT/B&B	EVERGREEN

1
C100

WOOD SCREENING FENCE



IF AN UNOBSTRUCTED VIEW EXISTS OF A RESIDENTIAL BUILDING BETWEEN TENANT PARCEL AND ADJACENT PARCEL, THEN LESSOR SHALL CONSTRUCT A PRIVACY FENCE IN ACCORDANCE WITH TENANT'S PROTOTYPE CRITERIA SET PLANS AND ANY APPLICABLE GOVERNMENTAL REQUIREMENTS.

NOTE:
1. WOOD TO BE TREATED PINE, USE GALVANIZED NAILS FOR FASTENING.
2. NUMBER OF BOARDS WILL VARY DEPENDING ON SPACE BETWEEN BOARDS AND ACTUAL WIDTH OF BOARDS.

BREC
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1520 MEADOWVIEW DRIVE
WILKESBORO, NC 28697
336.844.4088 http://brec.biz

PRELIMINARY

04/08/2022

BREC, P.A. CORPORATE NCBELS#C-3448 NORTH CAROLINA

DO NOT SCALE - PLANS MUST BE RECEIVED AS A COMPLETE SET

DOLLAR GENERAL

BRIGGS ROAD
SALISBURY, NC

SITE PLAN

PREPARED FOR:
TERAMORE DEVELOPMENT
PO BOX 6460
THOMASVILLE, GA 31758

DATE:	REVISIONS:

SHEET SIZE: 24"x36"
PROJECT NUMBER:
DRAWN BY: J.EDWARDS
APPROVED BY: J.CHURCH
SCALE: 1" = 20' (H) (V)
SHEET: C100

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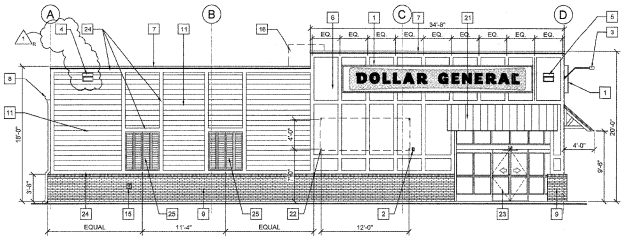
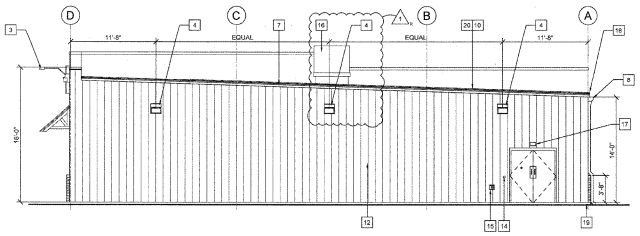
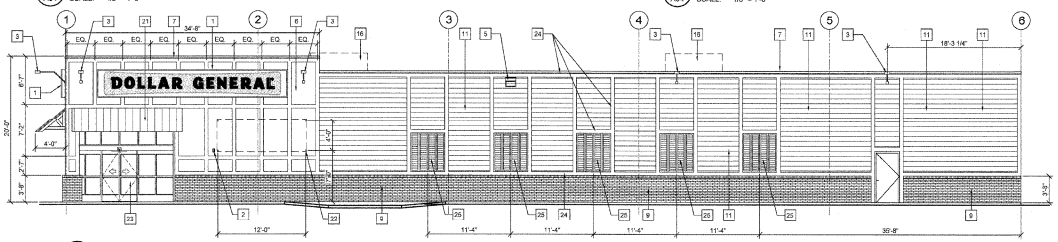


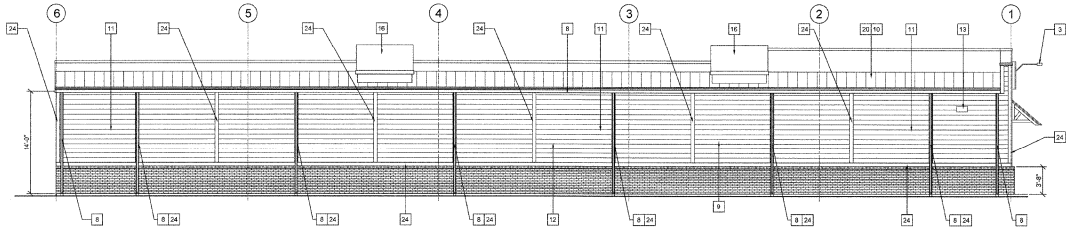
1 A04 FRONT ELEVATION
SCALE: 1/8" = 1'-0"



2 A04 REAR ELEVATION
SCALE: 1/8" = 1'-0"



3 A04 RIGHT ELEVATION
SCALE: 1/8" = 1'-0"



4 A04 LEFT ELEVATION
SCALE: 1/8" = 1'-0"

ELEVATION KEYED NOTES

1. SIGN FURNISHED AND INSTALLED BY DOLLAR GENERAL CORP. WITH CIRCUIT AS NOTED ON ELECTRICAL PLAN. SIGN TO BE 3'-0" TALL BY 26'-0" LONG AND CENTERED ON FRONT OF BUILDING. CONTRACTOR IS TO PROVIDE ADEQUATE BLOCKING AS REQUIRED BY SIGN MANUFACTURER TO SUPPORT SIGN WEIGHT OF UP TO 1,400 LBS. EXTERIOR CANOPY SIGN SHALL BE SUPPORTED BY THE FACE OF THE CANOPY. COORDINATE THE PROPER SIGNAGE TO BE USED WITH DOLLAR GENERAL.
2. RECEPTACLE. REFER TO E1 FOR ADDITIONAL INFORMATION.
3. FLOOD LIGHT AT 16'-6" TO CENTER CONNECTION TO WALL. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION.
4. WALL PACK AT 12'-0" TO CENTER CONNECTION TO WALL. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION.
5. WALL PACK AT 16'-6" TO CENTER CONNECTION TO WALL. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION.
6. HARDIE-PANEL FIBER-CEMENT PANELS, OVER WATER RESISTIVE BARRIER WITH 1"x6" COMPOSITE BATTENS (MIRATEC OR SIMILAR) AT VERT. AND HORIZ. TRIM. SMOOTH FINISH. COLOR: PAINT SW 6112 BISCUIT.
7. METAL TRIM AND COPING IN LIGHTSTONE FACTORY FINISH BY PEMB MFRC.
8. GUTTER AND DOWNSPOUT IN LIGHT STONE FINISH BY PEMB MFGR.
9. 4" NOMINAL BRICK VENEER WAINSCOT INSTALLED ON 5/8" 5-PLY APA RATED PLYWOOD SHEATHING UP TO 3'-8" AFF. PROVIDE ADJUSTABLE TYPE MASONRY ANCHORS INSTALLED VERTICALLY AT WALL GIRTS AND 16" O.C. HORZ. PROVIDE 4" BRICK ROWLOCK AT TOP OF 3'-4" WAINSCOT. BRICK SHALL BE BORAL BRICK FLAT SET BROWN FLASHED WIRECUT WITH GRAY MORTAR.
10. STANDING SEAM METAL ROOF. GALVALUME FINISH.
11. HARDIE-PLANK, FIBER-CEMENT LAP-SIDING, OVER WATER RESISTIVE BARRIER. SMOOTH FINISH, 6.75" WIDE. LENGTH OF EACH BOARD NOT TO EXCEED 12'-0". COLOR: PAINT SW 6112 "BISCUIT".
12. PRE-FINISHED METAL WALL PANELS. PROVIDE TAMPER-RESISTANT FASTENERS FOR BOTTOM 6'-0". SEE EXTERIOR FINISH SCHEDULE FOR COLOR.
13. VENT FOR BATHROOM EXHAUST. REFER TO M01 FOR ADDITIONAL INFORMATION.
14. DOOR BUZZER. REFER TO E01 FOR ADDITIONAL INFORMATION.
15. WALL HYDRANT. REFER TO P01 FOR ADDITIONAL INFORMATION.
16. HVAC UNITS MOUNTED ON ROOF. REFER TO MECHANICAL SHEET M1 FOR MORE INFORMATION.
17. OUTSIDE AIR TEMP. SENSOR MOUNTED OVER RECEIVING DOORS @ 6'-0" A.F.F.
18. MINIMUM EAVE HEIGHT IS 14'-0" A.F.F.
19. FINISHED GRADE AT EXTERIOR WALLS SHALL BE A MINIMUM OF 8" BELOW FINISHED FLOOR AT ALL NON PAVED AREAS.
20. IN NORTHERN CLIMATES, PROVIDE SNOW GUARDS ON ROOF PER LOCAL CODE.
21. PROVIDE PORCH ROOF STRUCTURE AS INDICATED. PEMB MFGR. SHALL PROVIDE BURNISHED SLATE / BRONZE SCREW DOWN METAL ROOF PANELS. TREATED WOOD BRACKETS SHALL BE PAINTED SW 6112 "BISCUIT".
22. 1/2" DIAMETER x 8" LONG STAINLESS STEEL EYE BOLTS (CLOSED) WITH 1" DIAMETER OPENINGS. DRILL AND EPOXY INTO BLOCK WALL. 4 BOLTS TO BE LOCATED AS SHOWN EACH SIDE OF ENTRY. TOTAL OF 8 BOLTS.
23. BRONZE AUTOMATIC OPENING STOREFRONT SYSTEM. SEE DOOR SCHEDULE FOR SIZE AND DETAIL.
24. 1"x6" COMPOSITE TRIM (MIRATEC OR SIMILAR), TYP AT VERT. AND HORIZ. TRIM. COLOR: SW 6112 "BISCUIT".
25. 14" x 62" VINYL SHUTTERS IN GROUPS OF 4. COLOR: BRONZE FINISH.
26. NOT USED.
27. NOT USED.
28. NOT USED.
29. NOT USED.

PRE-ENGINEERED METAL BUILDING NOTES

METAL BUILDING NOTES:

1. THE PRE-MANUFACTURED METAL BUILDING STRUCTURE, CONCRETE FOUNDATION, AND INTERIOR CONCRETE SLAB SHALL BE DESIGNED, DETAILED, FABRICATED, AND CONSTRUCTED IN ACCORDANCE WITH ALL APPLICABLE CODES, STANDARDS AND REGULATIONS. THE MOST STRINGENT REQUIREMENTS APPLY WHERE INCONSISTENCIES OCCUR BETWEEN THE APPLICABLE STANDARDS. IN THE ABSENCE OF OTHER CRITERIA, LOADINGS SHALL CONFORM TO THE 2006 EDITION OF THE INTERNATIONAL BUILDING CODE.
2. THE SCOPE OF THE PRE-MANUFACTURED METAL BUILDING STRUCTURE SHALL INCLUDE THE DESIGN, ENGINEERING, FABRICATION, DELIVERY, AND ERECTION OF THE COMPLETE STRUCTURAL STEEL FRAMING AND EXTERIOR SKIN PACKAGE. THE METAL BUILDING MANUFACTURER SHALL BE CERTIFIED BY AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC) METAL BUILDING CERTIFICATION PROGRAM.
3. THE FRONT FASCIA SHALL HAVE (3) 12" PURLINS (MOUNTED VERTICALLY SO THAT THE 12" FACE IS AGAINST THE BUILDING METAL SIDING. THESE PURLINS SHALL BE CENTERED OVER THE ENTRANCE AND SPACED 96" APART TO PROVIDE ADEQUATE SUPPORT FOR SIGNAGE WHICH MAY WEIGH UP TO 1,400 LBS.
4. INTERIOR METAL LINER PANELS TO BE 28/29 GAUGE.

ROOF NOTES:

1. METAL ROOF MUST BE A STRUCTURAL STANDING SEAM METAL ROOF WITH MECHANICALLY ROLLED SEAMS. SEAMS TO BE A MINIMUM 1 1/2" HIGH. ALL FASTENERS TO BE CONCEALED.
2. ROOF PANELS TO BE A MINIMUM 24 GAUGE.
3. METAL ROOF SYSTEM TO BE EQUAL TO VP BUILDING SLR II ROOF.
4. CONDENSATE FROM HVAC UNITS TO BE PIPED TO GUTTERS.

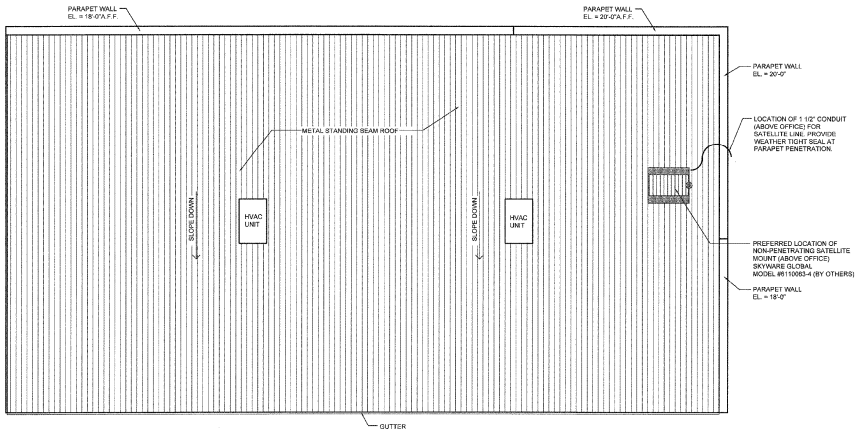
PRE-ENGINEERED METAL BUILDING VENDOR:	VULCAN: ATTN: FLOYD CUMERFORD (229) 896-7903

EXTERIOR FINISHES

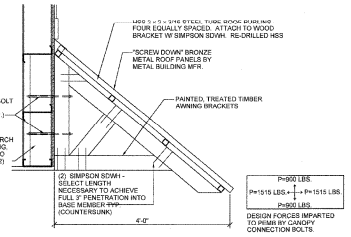
EXTERIOR FINISHES TO MATCH OR BE EQUAL TO VP METAL BUILDING SYSTEMS FINISH SELECTION.	LIGHTSTONE	MEDIUM BRONZE	BRONZE	POLAR WHITE	GALVALUME
GUTTERS	●				
DOWN SPOUTS	●				
RECEIVING AND EMERGENCY EXIT DOORS (EXTERIOR OF DOORS TO BE PAINTED, REFER TO DOOR SCHEDULE)	●				
ARCHITECTURAL MASONRY AT BUILDING FACADE SHOULD BE PRE-FINISHED OR PAINTED. (2 COATS LOXON XP MASONRY COATING A24WM00 SERIES)	●				
METAL WALL PANEL	●				
FLAT METAL SOFFIT AT STOREFRONT VESTIBULE AREA.				●	
BUILDING CANOPY		●			
STOREFRONT SYSTEM			●		
STANDING SEAM METAL ROOF PANELS					●
LINER PANELS, 28 GA. (INTERIOR SALES FLOOR AND RECEIVING AREA)				●	

NOTE:

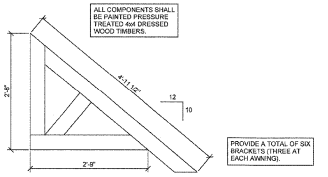
1. REFER TO SHEET T-1 FOR ADDITIONAL INFORMATION ON RECOMMENDED NATIONAL ACCOUNT VENDORS.
2. NATIONAL ACCOUNT AND CONTACT INFORMATION SUBJECT TO CHANGE.
3. REFER TO ELEVATIONS FOR COLOR OF ALL MATERIALS NOT PROVIDED BY PEMB.



5 A04 ROOF PLAN
SCALE: 3/32" = 1'-0"



6 A04 SECTION
SCALE: 3/4" = 1'-0"



7 A04 AWNING BRACKET DETAIL
SCALE: 3/4" = 1'-0"

CASCO + R5
12 Sunnen Drive, Suite 100, St. Louis, MO 63143 T: 314.821.1100

DOLLAR GENERAL
STORE NUMBER: 20477
TBD NC HIGHWAY 801
WOODLEAF, NC 27054

CASCO PROFESSIONAL SERVICES, PLLC
REGISTERED ARCHITECTURAL COMPANY
CERT. NO. 52650
NORTH CAROLINA
ST. LOUIS, MO

PROTO DATE: 04/04/18
SCHEME: DG 9100.F

CONSTR. DOC. & REVISIONS

No:	Description	Date
1	ADDENDUM 1	05/04/19

CASCO DIVERSIFIED CORPORATION
ARCHITECTURAL
CERTIFICATE OF AUTHORITY
#52650 12/31/19

MARK S. BROWNER
REGISTERED ARCHITECT
12228
NORTH CAROLINA
WALDWOOD, MO
9/4/19

PROFESSIONAL OF RECORD
MARK S. BROWNER
License NO. 12228
Expiration Date 06/30/20

Drawn By/Checked By:	DFB/CMS
Project Number	320222
Owner Date	05/22/19
Permit Date	08/13/19

ELEVATIONS, ROOF PLAN & PEMB NOTES

A04

DOLLAR GENERAL
DOLLAR GENERAL

DAVENPORT

September 30, 2022

TECHNICAL MEMORANDUM

Dollar General Briggs Road

Salisbury NC

Prepared for
Teramore Development

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Project #: 220091

DAVENPORT

Transportation Technical Memorandum

Dollar General Briggs Road
Salisbury, NC

Prepared for Teramore Development
September 30, 2022

Analysis by: Alex Some

Drafting/Graphics by: Alex Some

Reviewed by: Dionne C. Brown, P.E.

Sealed by: Dionne C. Brown, P.E.

SEAL

NORTH CAROLINA PROFESSIONAL SEAL 040247 ENGINEER DIONNE C. BROWN

9/30/2022

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Transportation Technical Memorandum
Dollar General Briggs Road Development
September 30, 2022

The proposed Dollar General Briggs Road Development is to be located on the northwest of the intersection of NC 150 (Mooresville Road) at Briggs Road in Salisbury, NC. The proposed Dollar General is planned to be a 10,665 square foot building. Based on the site plan, the proposed development will have one (1) access point on Briggs Road. This analysis seeks to determine if an access on Briggs Road will be feasible and if any traffic impacts will affect the vicinity area.

Mooresville Road is a two-lane road and approximately 21 feet wide with a speed limit of 50 MPH. Briggs Road is a two-lane road and approximately 20 feet wide with a speed limit of 50 MPH. The predominant land uses in the study area are residential and farmland. The AADT on Mooresville Road is 4,500 vehicles per day in 2020. Briggs Road has an AADT of 3,800 vehicles per day in 2020.

The expected build–out year for this development is 2024 with a 2.0% annual growth rate. Turning movement counts were taken at the intersection on 9/7/2022 while schools were in session.

The proposed development is expected to generate less than the NCDOT's Driveway Manual standard to conduct a transportation impact analysis (TIA) of 3,000 vehicles per day. Though a TIA is not required, a capacity analysis was requested to determine the operation of the main intersection and site access.

Vehicular Trip Generation

The trip generation potential of this site was projected based on the 10th Edition of the ITE *Trip Generation Manual.* Table 1 presents the results.

Table 1 – ITE Trip Generation

Land Use	Intensity	Data Source	Average Daily Traffic (vehicles per day)	AM Peak Hour (vehicles per day)		PM Peak Hour (vehicles per day)	
				Enter	Exit	Enter	Exit
815 – Free-Standing Discount Store	10,665 Sq. Ft. GFA	Adjacent/ Equation	566	8	4	26	25
Pass-by Reduction (17% PM)			-	0	0	-4	-4
Adjusted Trips			**-**	**8**	**4**	**22**	**21**

The trip distribution and site trip figures can be found in the appendix.

Capacity Analysis

Based on a capacity analysis for the intersection using Synchro 10 software based on HCM 6th methodology, the intersection is expected to operate at LOS E or better in all existing and future conditions. Table 2A displays the results of capacity analysis.

Table 2A - Level of Service Summary			
AM Peak	2022 Base Year	2024 No Build	2024 Build
Mooresville Road at Briggs Road	C (22.3) SB Approach	C (23.4) SB Approach	C (24.1) SB Approach
PM Peak	2022 Base Year	2024 No Build	2024 Build
Mooresville Road at Briggs Road	D (32.4) SB Approach	E (35.4) SB Approach	E (43.0) SB Approach
LOS (delay in seconds) Note for unsignalized conditions, LOS and delay indicates only minor street approach with longest delay			

The intersection of Briggs Road and the site access is anticipated to perform at LOS B in both the AM and PM peaks under future-build conditions. Table 2B displays the results of the capacity analysis.

Table 2B - Level of Service Summary			
AM Peak	2022 Base Year	2043 No Build	2024 Build
Briggs Road at Site Access			B (10.1) EB Approach
PM Peak	2022 Base Year	2024 No Build	2023 Build
Briggs Road at Site Access			B (10.4) EB Approach
LOS (delay in seconds) Note for unsignalized conditions, LOS and delay indicates only minor street approach with longest delay			

Sight Distance

DAVENPORT carried out on-site field investigation of the proposed site access on Lee Road. Looking east there is clear sight distance to the intersection of Briggs Road which is approximately 500 feet from the proposed site access.

Table 3 – Sight Distance Review

Direction	Measured SSD	Estimated Grades	AASHTO Required SSD	Measured ISD	AASHTO Required ISD
Site Access at Briggs Road					
Looking north (left)	725 feet	-1%	570 feet	750 feet	665 feet
Looking south (right)	250 feet	-2%	570 feet	250 feet	575 feet
SSD: Stopping Sight Distance, ISD: Intersection Sight Distance					

Recommendations

Based on the projected volumes, the site access will not warrant a turn lane according to the NCDOT Driveway Manual. The development has already been issued a driveway permit from NCDOT; therefore, it is recommended to construct the driveway 250 feet north from the intersection of NC 150 (Mooresville Road) at Briggs Road.

It has been brought to our attention that there are concerns with queuing along Briggs Road by the Fire Department located on NC 150 across from the proposed development. DAVENPORT expanded the scope of work to observe this intersection with an in-person site visit as well as recording Briggs Road for 48 hours. During the one-hour morning site visit, the maximum queue was six cars for approximately 150 feet. The queue was cleared in under a minute. Clearing the queue is from the last car in line to enter the intersection. During the 48-hour recordings, queues were observed in the AM and PM peaks. Both peaks averaged 10 cars at approximately 200 feet on Briggs Road. The average time to clear the queue was 90 seconds. Though queues were observed on Briggs Road, it should be noted that it is expected for minor roadways maneuvering onto a major roadway while finding gaps for left turn movements. The proposed development will not adversely affect the roadway

It is recommended that the site access should be constructed to NCDOT design requirements.

Conclusion

In conclusion, the analysis indicates this development is not expected to have a detrimental impact on traffic operations in the vicinity. Based on the driveway permit granted, it is recommended to construct the access 250 feet east from the intersection of NC 150 (Mooresville Road) at Briggs Road. Please note that the proposed access should be designed in accordance with NCDOT standards.

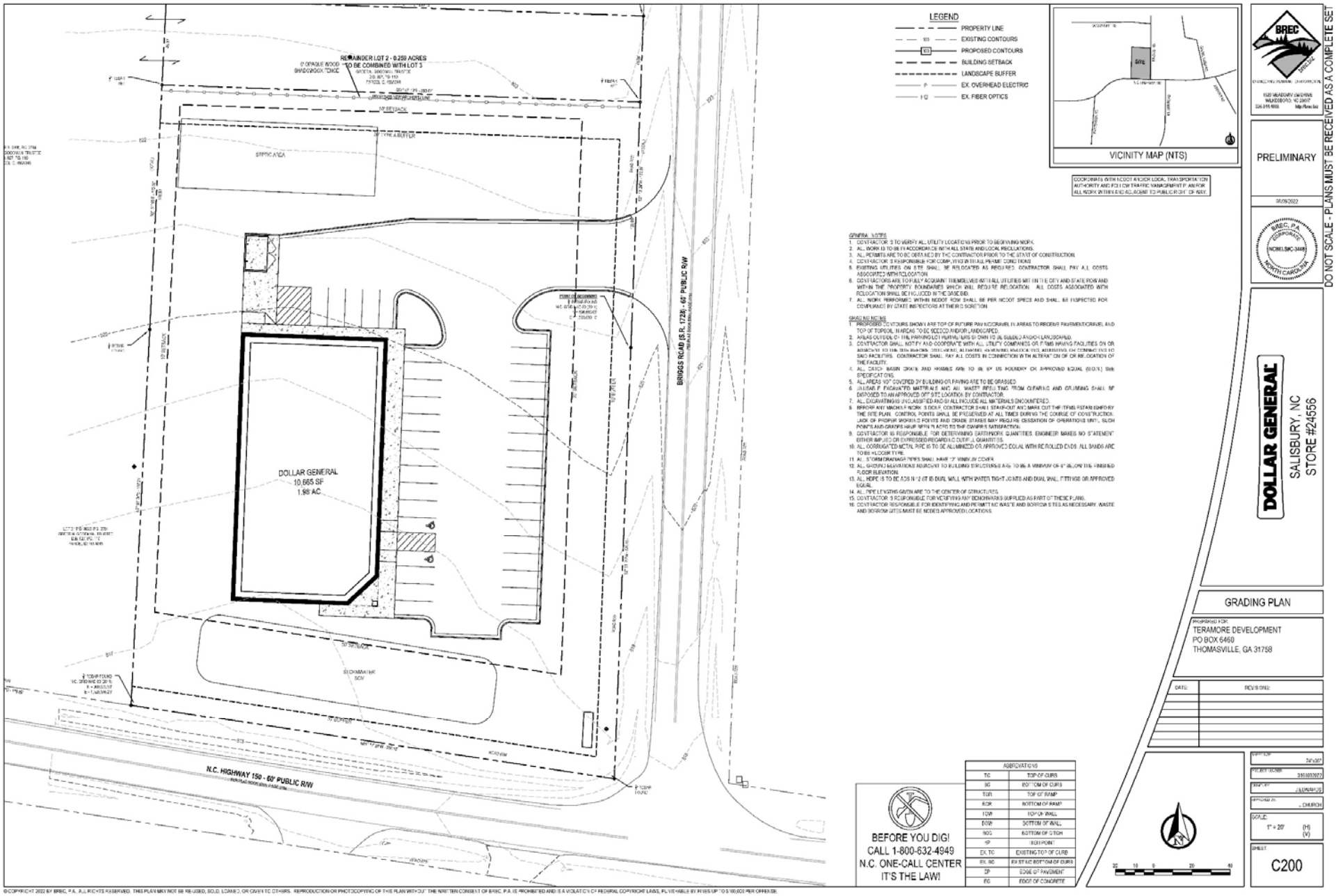

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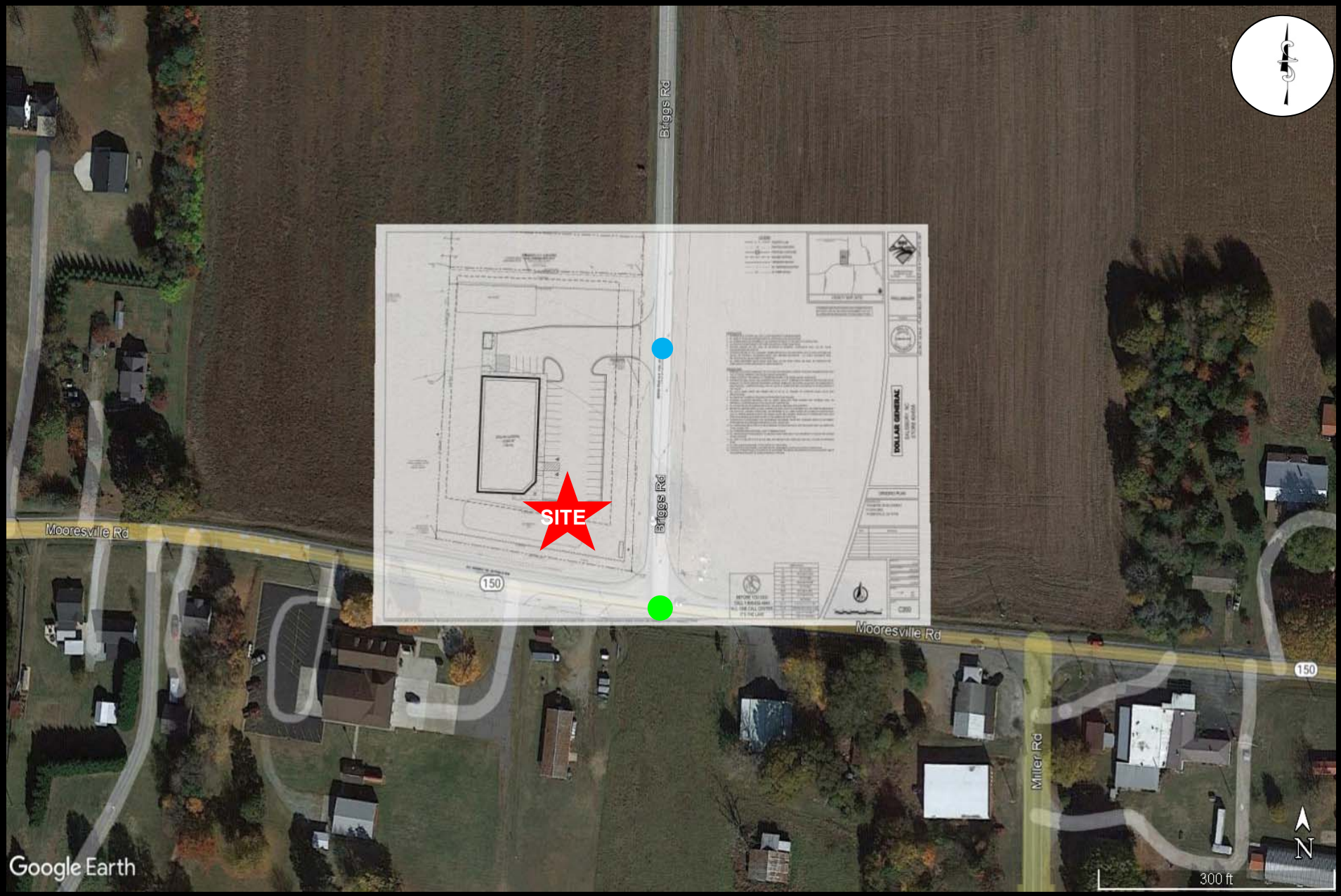
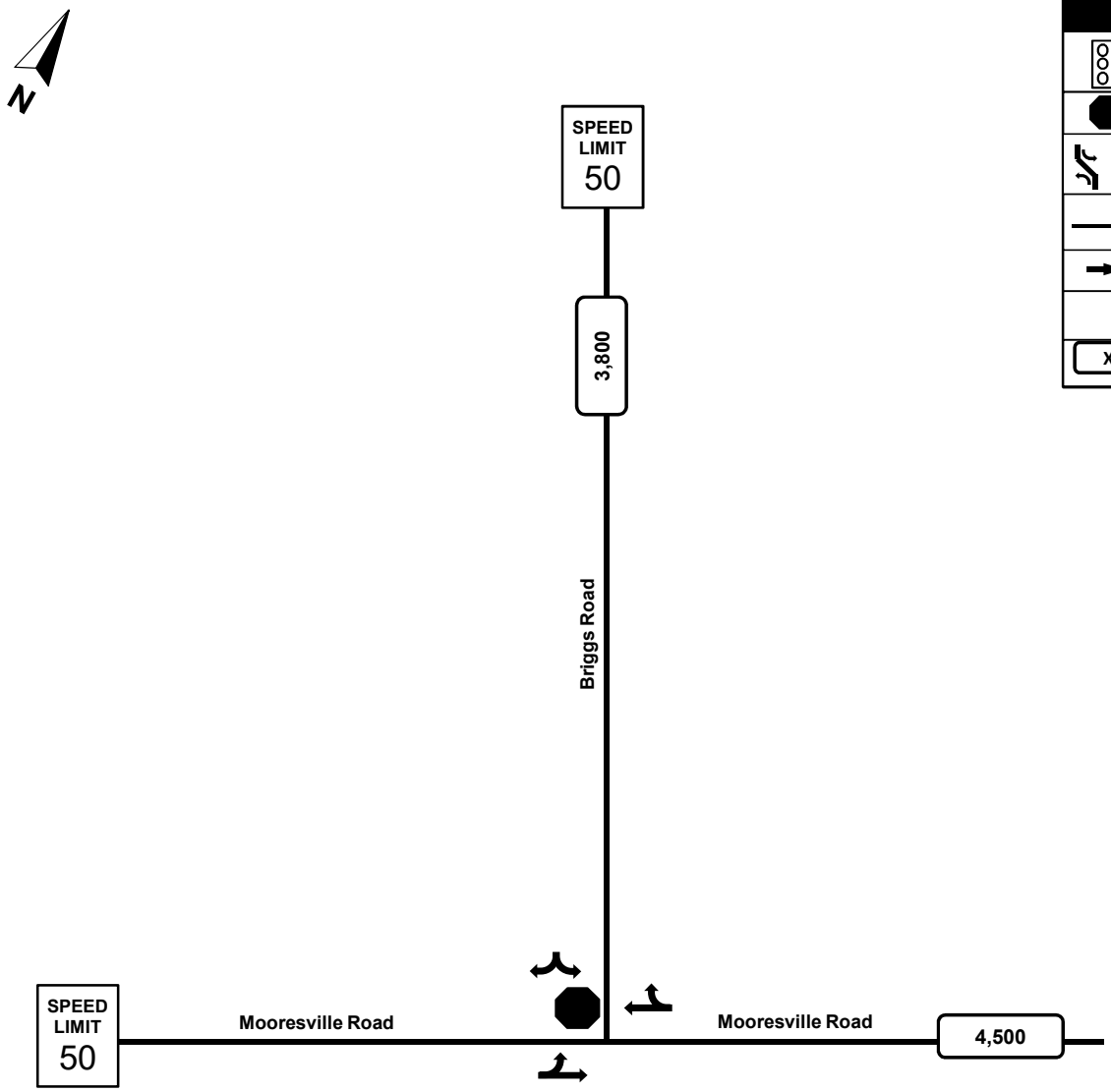
FIGURE 1
CONCEPT PLAN



DAVENPORT

FIGURE 2
VICINITY MAP

STUDY INTERSECTIONS
EXISTING
PROPOSED



LEGEND	
	SIGNAL
	STOP
	DIRECTIONAL CROSSOVER
	ROADWAY
	TRAFFIC MOVEMENT
BLACK = EXISTING	
XXXX	2020 AADT

FIGURE 3
EXISTING LANE GEOMETRY

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

DAVENPORT

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LEGEND
SIGNAL
STOP
DIRECTIONAL CROSSOVER
ROADWAY
TRAFFIC MOVEMENT
BLACK = EXISTING
AM / PM PEAKS

FIGURE 4
2022 EXISTING TRAFFIC VOLUMES

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

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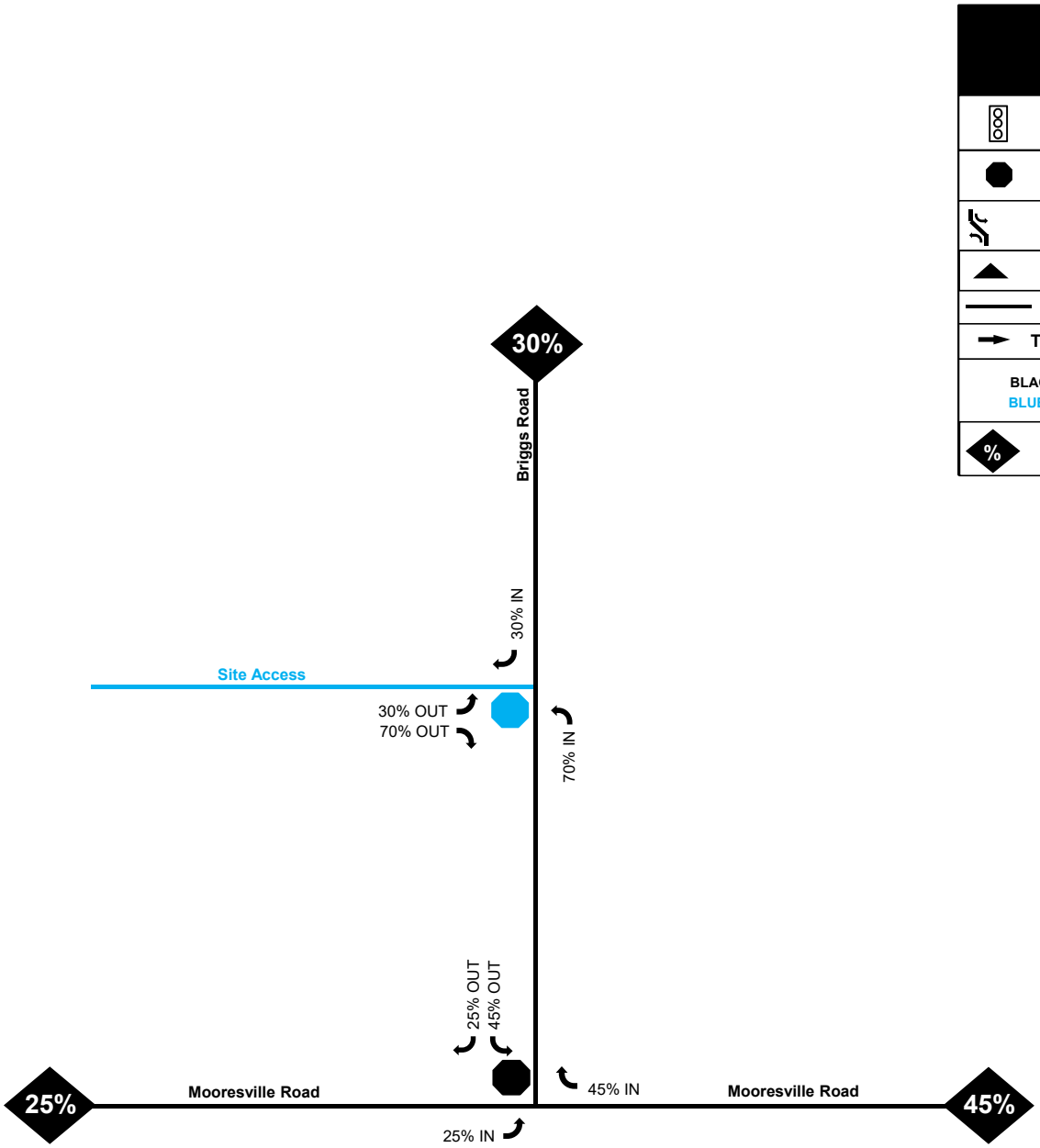

LEGEND	
	SIGNAL
	STOP
	DIRECTIONAL CROSSOVER
	RIGHT IN / RIGHT OUT
	ROADWAY
	TRAFFIC MOVEMENT
BLACK = EXISTING BLUE = PROPOSED	
%	DESTINATION NODE

FIGURE 5A
PRIMARY TRIP DISTRIBUTION

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220912

DAVENPORT

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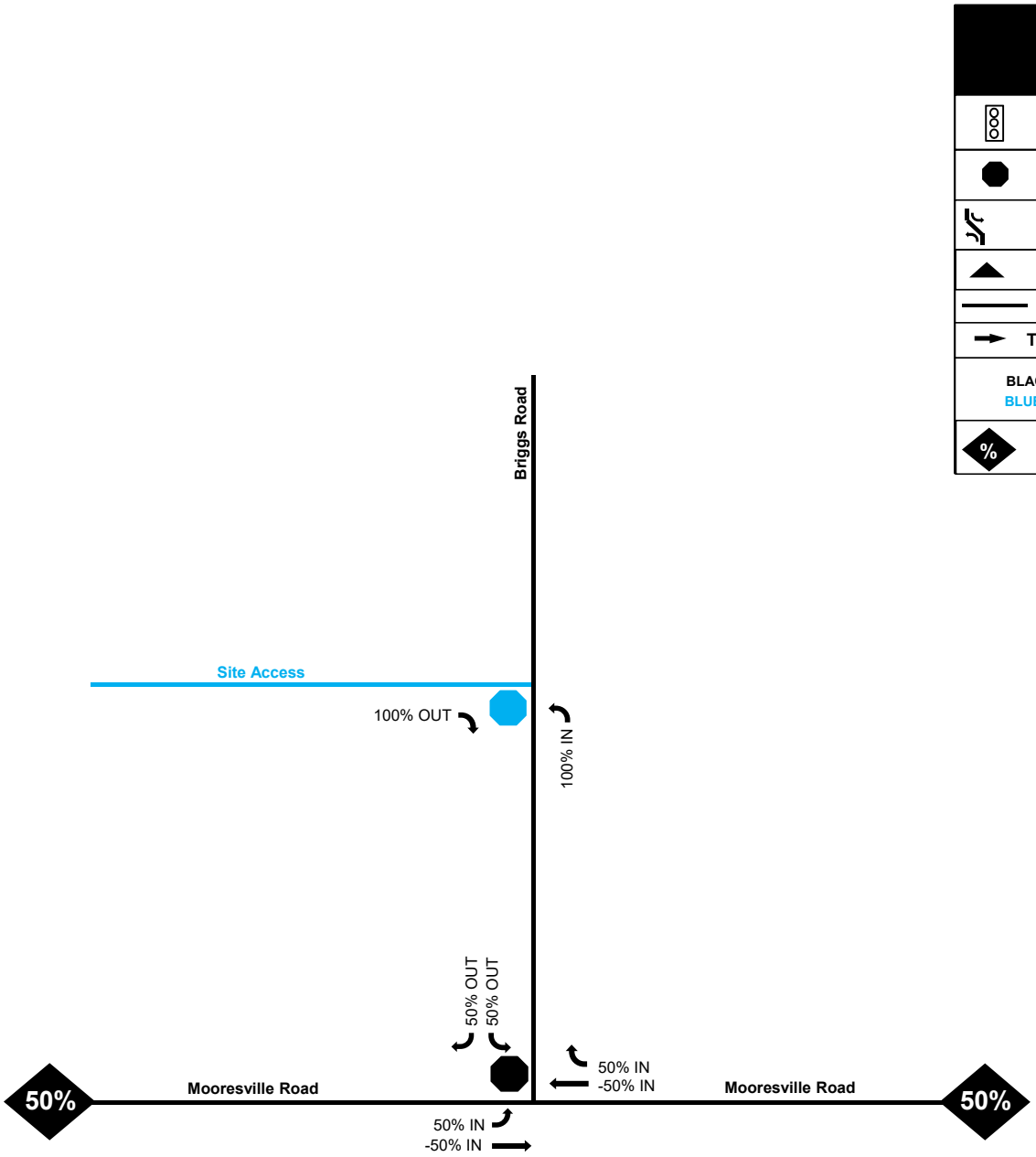

LEGEND	
	SIGNAL
	STOP
	DIRECTIONAL CROSSOVER
	RIGHT IN / RIGHT OUT
	ROADWAY
	TRAFFIC MOVEMENT
BLACK = EXISTING BLUE = PROPOSED	
%	DESTINATION NODE

FIGURE 5B
PASSBY TRIP
DISTRIBUTION

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220912

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LEGEND
SIGNAL
STOP
DIRECTIONAL CROSSOVER
ROADWAY
TRAFFIC MOVEMENT
BLACK = EXISTING
AM / PM PEAKS

FIGURE 6
2024 FUTURE NO BUILD VOLUMES

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

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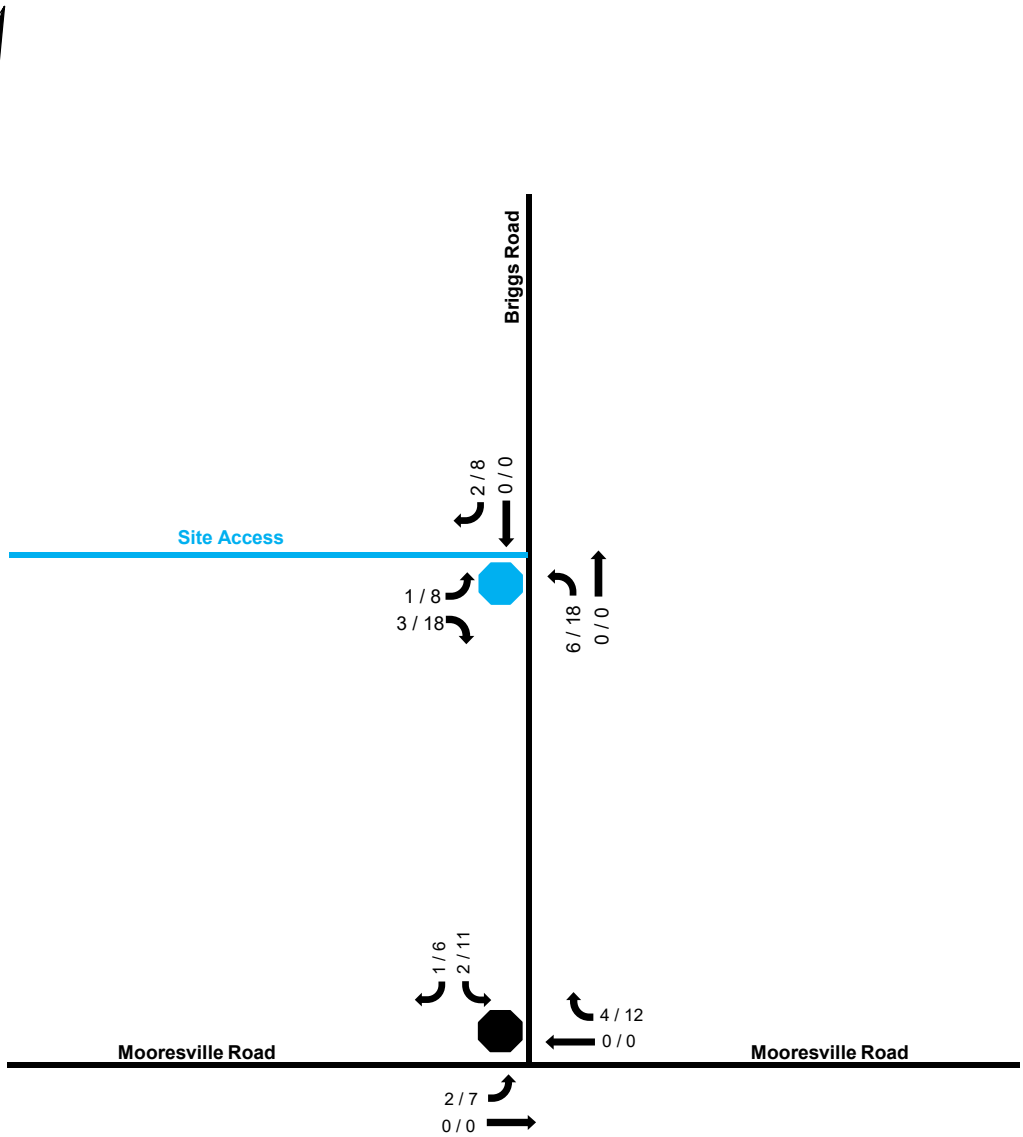

LEGEND
SIGNAL
STOP
DIRECTIONAL CROSSOVER
ROADWAY
TRAFFIC MOVEMENT
BLACK = EXISTING BLUE = PROPOSED
AM / PM PEAKS

FIGURE 7A
PRIMARY SITE TRIPS

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

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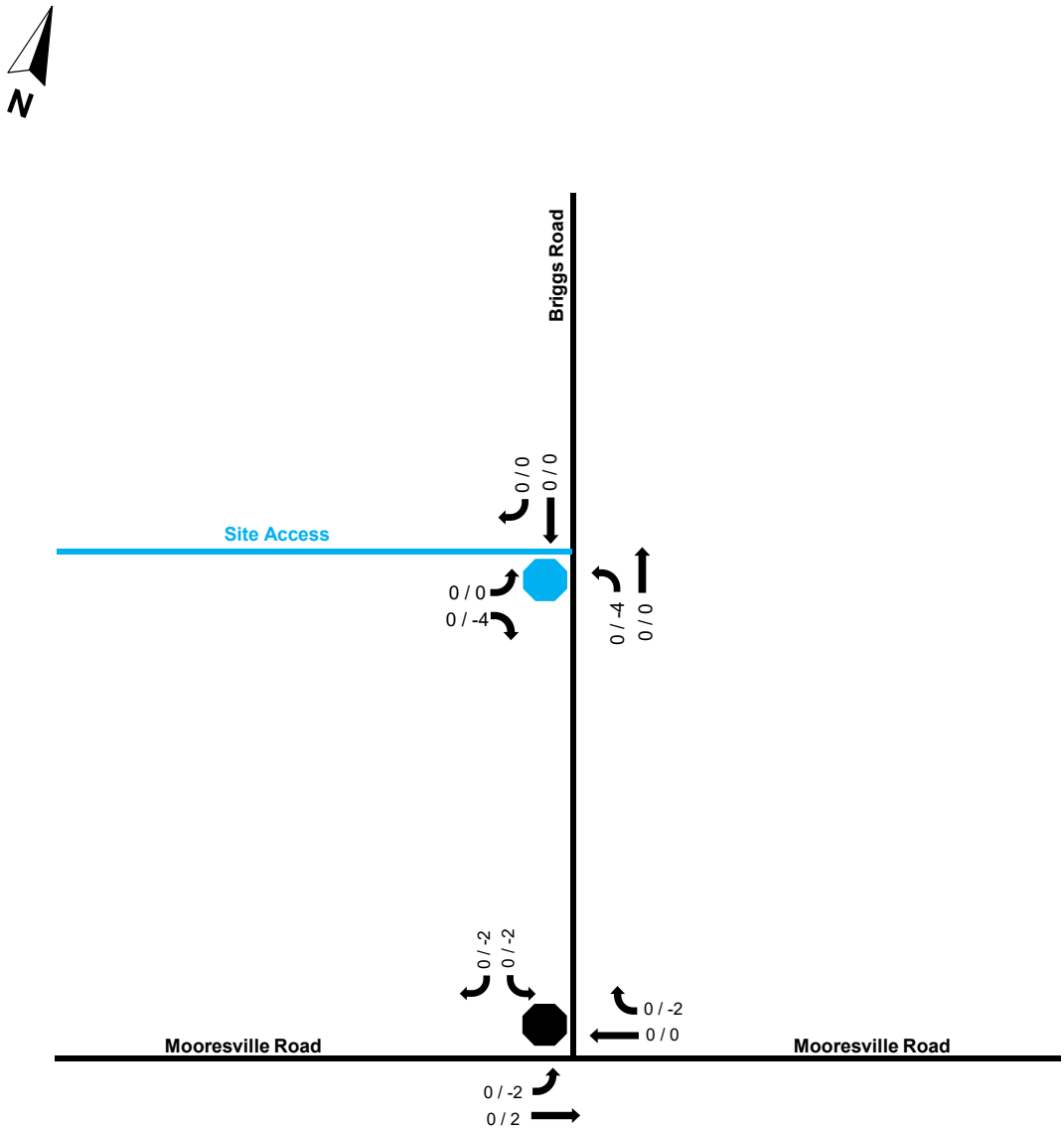

LEGEND
SIGNAL
STOP
DIRECTIONAL CROSSOVER
ROADWAY
TRAFFIC MOVEMENT
BLACK = EXISTING BLUE = PROPOSED
AM / PM PEAKS

FIGURE 7B
PASSBY SITE TRIPS

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

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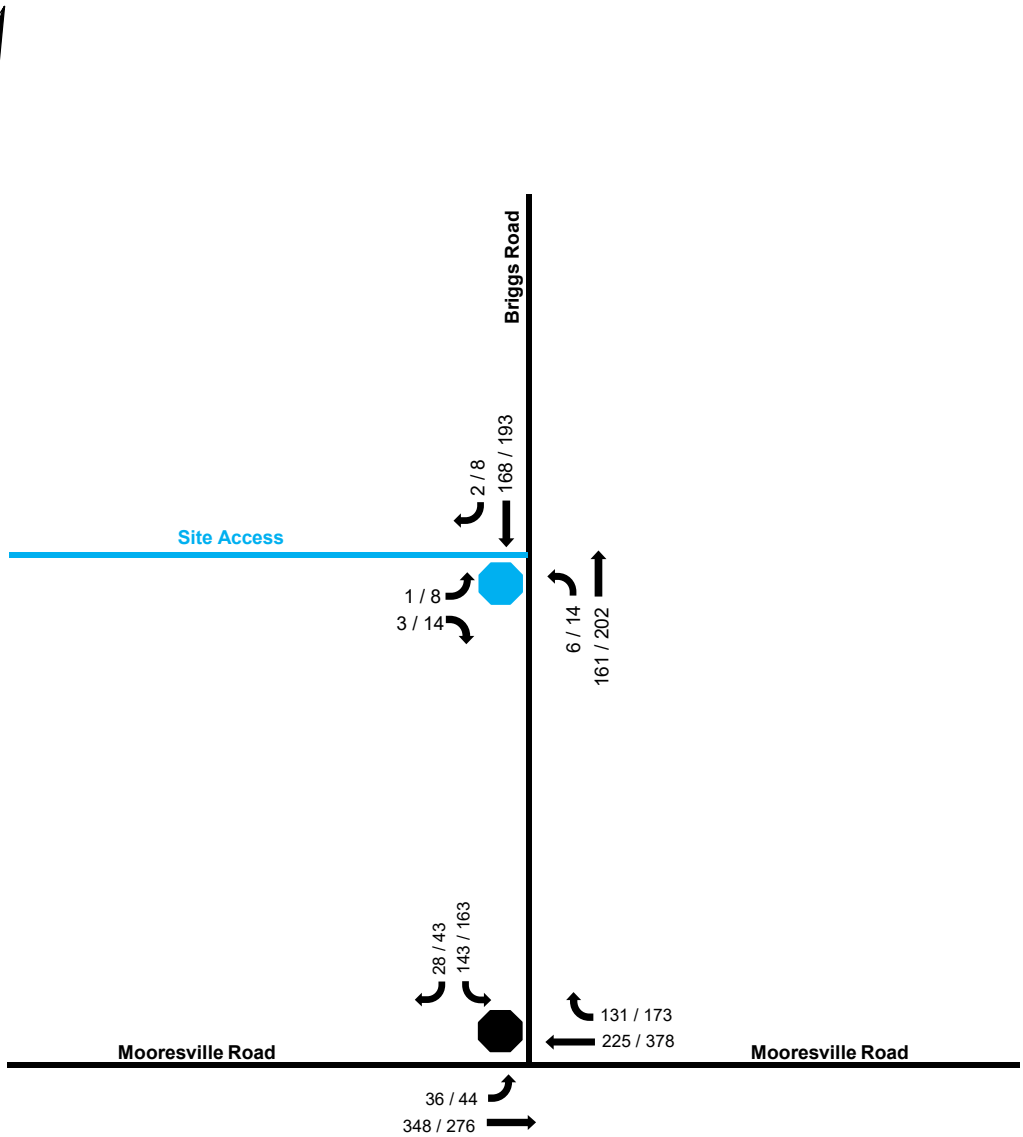

LEGEND
SIGNAL
STOP
DIRECTIONAL CROSSOVER
ROADWAY
TRAFFIC MOVEMENT
BLACK = EXISTING BLUE = PROPOSED
AM / PM PEAKS

FIGURE 8
2024 FUTURE BUILD VOLUMES

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

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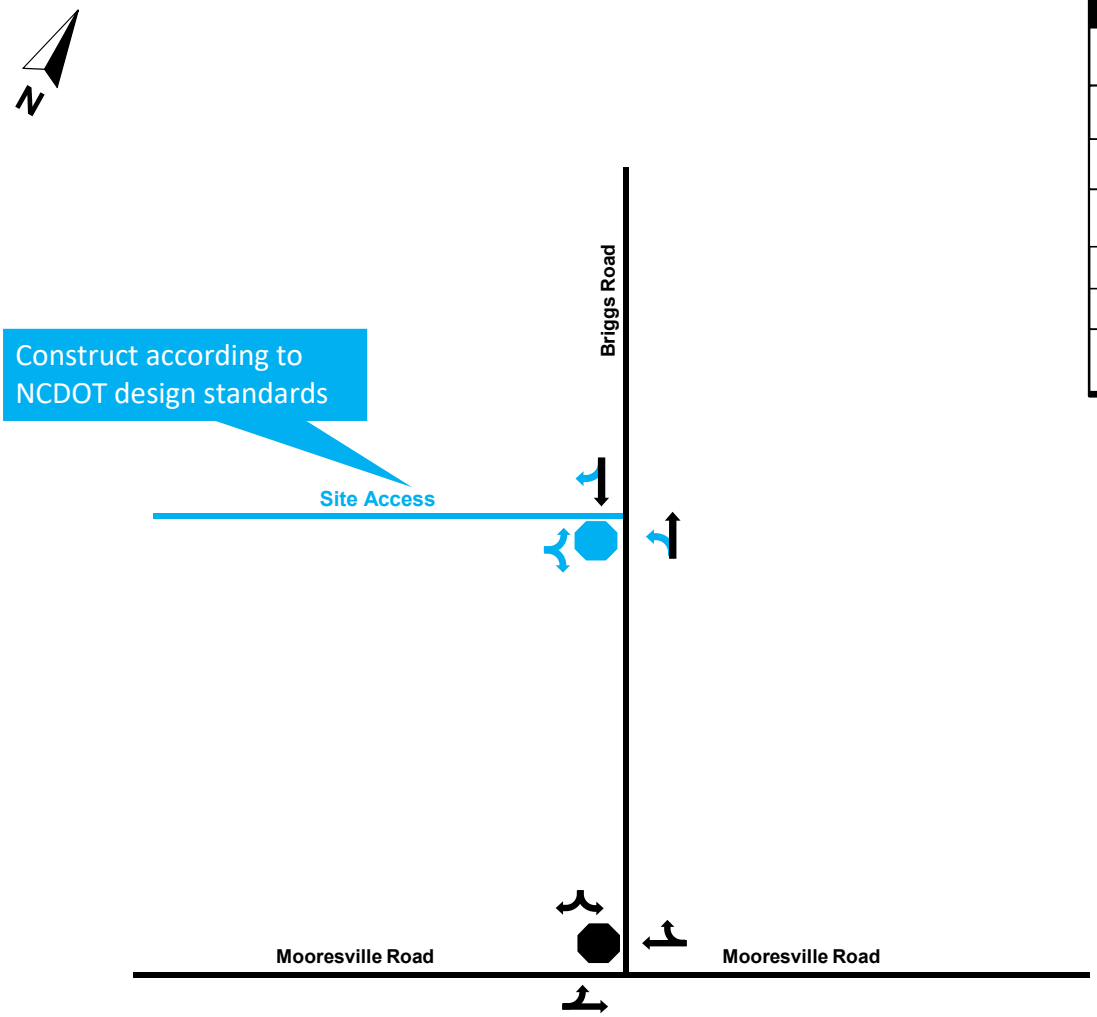

LEGEND
SIGNAL
STOP
RIGHT IN / RIGHT OUT
DIRECTIONAL CROSSOVER
ROADWAY
TRAFFIC MOVEMENT
BLACK = EXISTING BLUE = PROPOSED

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FIGURE 9
RECOMMENDED IMPROVEMENTS

DOLLAR GENERAL DEVELOPMENT
SALISBURY, NC

PROJECT NUMBER 220091

DAVENPORT

Trip Generation Summary

Alternative: Alternative 1
Phase:
Project: 220091

Open Date: 9/12/2022
Analysis Date: 9/12/2022

ITE	Land Use	Weekday Average Daily Trips *	Enter	Exit	Total	Weekday AM Peak Hour of Adjacent Street Traffic *	Enter	Exit	Total	Weekday PM Peak Hour of Adjacent Street Traffic *	Enter	Exit	Total
815	STOREDISC 1		283	283	566		8	4	12		26	25	51
	10.66 1000 Sq. Ft. GFA												
Unadjusted Volume			283	283	566		8	4	12		26	25	51
Internal Capture Trips			0	0	0		0	0	0		0	0	0
Pass-By Trips			0	0	0		0	0	0		4	4	8
Volume Added to Adjacent Streets			283	283	566		8	4	12		22	21	43

Total Weekday Average Daily Trips Internal Capture = 0 Percent
Total Weekday AM Peak Hour of Adjacent Street Traffic Internal Capture = 0 Percent
Total Weekday PM Peak Hour of Adjacent Street Traffic Internal Capture = 0 Percent

* - Custom rate used for selected time period.

Source: Institute of Transportation Engineers, Trip Generation Manual 10th Edition

Intersection	
Int Delay, s/veh	4.4

Movement	EBL	EBT	WBT	WBR	SBL	SBR
Lane Configurations						
Traffic Vol, veh/h	33	341	220	124	138	26
Future Vol, veh/h	33	341	220	124	138	26
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	-	0	0	-	0	-
Grade, %	-	0	0	-	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	37	379	244	138	153	29

Major/Minor	Major1		Major2		Minor2	
Conflicting Flow All	382	0	-	0	766	313
Stage 1	-	-	-	-	313	-
Stage 2	-	-	-	-	453	-
Critical Hdwy	4.12	-	-	-	6.42	6.22
Critical Hdwy Stg 1	-	-	-	-	5.42	-
Critical Hdwy Stg 2	-	-	-	-	5.42	-
Follow-up Hdwy	2.218	-	-	-	3.518	3.318
Pot Cap-1 Maneuver	1176	-	-	-	371	727
Stage 1	-	-	-	-	741	-
Stage 2	-	-	-	-	640	-
Platoon blocked, %		-	-	-		
Mov Cap-1 Maneuver	1176	-	-	-	356	727
Mov Cap-2 Maneuver	-	-	-	-	356	-
Stage 1	-	-	-	-	711	-
Stage 2	-	-	-	-	640	-

Approach	EB	WB	SB
HCM Control Delay, s	0.7	0	22.3
HCM LOS			C

Minor Lane/Major Mvmt	EBL	EBT	WBT	WBR	SBLn1
Capacity (veh/h)	1176	-	-	-	387
HCM Lane V/C Ratio	0.031	-	-	-	0.471
HCM Control Delay (s)	8.2	0	-	-	22.3
HCM Lane LOS	A	A	-	-	C
HCM 95th %tile Q(veh)	0.1	-	-	-	2.4

Intersection	
Int Delay, s/veh	4.7

Movement	EBL	EBT	WBT	WBR	SBL	SBR
Lane Configurations						
Traffic Vol, veh/h	34	348	225	127	141	27
Future Vol, veh/h	34	348	225	127	141	27
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	-	0	0	-	0	-
Grade, %	-	0	0	-	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	38	387	250	141	157	30

Major/Minor	Major1		Major2		Minor2	
Conflicting Flow All	391	0	-	0	784	321
Stage 1	-	-	-	-	321	-
Stage 2	-	-	-	-	463	-
Critical Hdwy	4.12	-	-	-	6.42	6.22
Critical Hdwy Stg 1	-	-	-	-	5.42	-
Critical Hdwy Stg 2	-	-	-	-	5.42	-
Follow-up Hdwy	2.218	-	-	-	3.518	3.318
Pot Cap-1 Maneuver	1168	-	-	-	362	720
Stage 1	-	-	-	-	735	-
Stage 2	-	-	-	-	634	-
Platoon blocked, %		-	-	-		
Mov Cap-1 Maneuver	1168	-	-	-	347	720
Mov Cap-2 Maneuver	-	-	-	-	347	-
Stage 1	-	-	-	-	705	-
Stage 2	-	-	-	-	634	-

Approach	EB	WB	SB
HCM Control Delay, s	0.7	0	23.4
HCM LOS			C

Minor Lane/Major Mvmt	EBL	EBT	WBT	WBR	SBLn1
Capacity (veh/h)	1168	-	-	-	379
HCM Lane V/C Ratio	0.032	-	-	-	0.493
HCM Control Delay (s)	8.2	0	-	-	23.4
HCM Lane LOS	A	A	-	-	C
HCM 95th %tile Q(veh)	0.1	-	-	-	2.6

Intersection	
Int Delay, s/veh	4.9

Movement	EBL	EBT	WBT	WBR	SBL	SBR
Lane Configurations						
Traffic Vol, veh/h	36	348	225	131	143	28
Future Vol, veh/h	36	348	225	131	143	28
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	-	0	0	-	0	-
Grade, %	-	0	0	-	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	40	387	250	146	159	31

Major/Minor	Major1		Major2		Minor2	
Conflicting Flow All	396	0	-	0	790	323
Stage 1	-	-	-	-	323	-
Stage 2	-	-	-	-	467	-
Critical Hdwy	4.12	-	-	-	6.42	6.22
Critical Hdwy Stg 1	-	-	-	-	5.42	-
Critical Hdwy Stg 2	-	-	-	-	5.42	-
Follow-up Hdwy	2.218	-	-	-	3.518	3.318
Pot Cap-1 Maneuver	1163	-	-	-	359	718
Stage 1	-	-	-	-	734	-
Stage 2	-	-	-	-	631	-
Platoon blocked, %		-	-	-		
Mov Cap-1 Maneuver	1163	-	-	-	343	718
Mov Cap-2 Maneuver	-	-	-	-	343	-
Stage 1	-	-	-	-	702	-
Stage 2	-	-	-	-	631	-

Approach	EB	WB	SB
HCM Control Delay, s	0.8	0	24.1
HCM LOS			C

Minor Lane/Major Mvmt	EBL	EBT	WBT	WBR	SBLn1
Capacity (veh/h)	1163	-	-	-	375
HCM Lane V/C Ratio	0.034	-	-	-	0.507
HCM Control Delay (s)	8.2	0	-	-	24.1
HCM Lane LOS	A	A	-	-	C
HCM 95th %tile Q(veh)	0.1	-	-	-	2.8

Intersection	
Int Delay, s/veh	0.4

Movement	EBL	EBR	NBL	NBT	SBT	SBR
Lane Configurations						
Traffic Vol, veh/h	4	4	6	161	168	4
Future Vol, veh/h	4	4	6	161	168	4
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Stop	Stop	Free	Free	Free	Free
RT Channelized	-	None	-	None	-	None
Storage Length	0	-	-	-	-	-
Veh in Median Storage, #	0	-	-	0	0	-
Grade, %	0	-	-	0	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	4	4	7	179	187	4

Major/Minor	Minor2		Major1		Major2	
Conflicting Flow All	382	189	191	0	-	0
Stage 1	189	-	-	-	-	-
Stage 2	193	-	-	-	-	-
Critical Hdwy	6.42	6.22	4.12	-	-	-
Critical Hdwy Stg 1	5.42	-	-	-	-	-
Critical Hdwy Stg 2	5.42	-	-	-	-	-
Follow-up Hdwy	3.518	3.318	2.218	-	-	-
Pot Cap-1 Maneuver	620	853	1383	-	-	-
Stage 1	843	-	-	-	-	-
Stage 2	840	-	-	-	-	-
Platoon blocked, %				-	-	-
Mov Cap-1 Maneuver	616	853	1383	-	-	-
Mov Cap-2 Maneuver	616	-	-	-	-	-
Stage 1	838	-	-	-	-	-
Stage 2	840	-	-	-	-	-

Approach	EB	NB	SB
HCM Control Delay, s	10.1	0.3	0
HCM LOS	B		

Minor Lane/Major Mvmt	NBL	NBT	EBLn1	SBT	SBR
Capacity (veh/h)	1383	-	715	-	-
HCM Lane V/C Ratio	0.005	-	0.012	-	-
HCM Control Delay (s)	7.6	0	10.1	-	-
HCM Lane LOS	A	A	B	-	-
HCM 95th %tile Q(veh)	0	-	0	-	-

Intersection	
Int Delay, s/veh	6.3

Movement	EBL	EBT	WBT	WBR	SBL	SBR
Lane Configurations						
Traffic Vol, veh/h	38	268	370	159	150	38
Future Vol, veh/h	38	268	370	159	150	38
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	-	0	0	-	0	-
Grade, %	-	0	0	-	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	42	298	411	177	167	42

Major/Minor	Major1		Major2		Minor2	
Conflicting Flow All	588	0	-	0	882	500
Stage 1	-	-	-	-	500	-
Stage 2	-	-	-	-	382	-
Critical Hdwy	4.12	-	-	-	6.42	6.22
Critical Hdwy Stg 1	-	-	-	-	5.42	-
Critical Hdwy Stg 2	-	-	-	-	5.42	-
Follow-up Hdwy	2.218	-	-	-	3.518	3.318
Pot Cap-1 Maneuver	987	-	-	-	317	571
Stage 1	-	-	-	-	609	-
Stage 2	-	-	-	-	690	-
Platoon blocked, %		-	-	-		
Mov Cap-1 Maneuver	987	-	-	-	301	571
Mov Cap-2 Maneuver	-	-	-	-	301	-
Stage 1	-	-	-	-	578	-
Stage 2	-	-	-	-	690	-

Approach	EB	WB	SB
HCM Control Delay, s	1.1	0	32.4
HCM LOS			D

Minor Lane/Major Mvmt	EBL	EBT	WBT	WBR	SBLn1
Capacity (veh/h)	987	-	-	-	333
HCM Lane V/C Ratio	0.043	-	-	-	0.627
HCM Control Delay (s)	8.8	0	-	-	32.4
HCM Lane LOS	A	A	-	-	D
HCM 95th %tile Q(veh)	0.1	-	-	-	4

Intersection	
Int Delay, s/veh	6.9

Movement	EBL	EBT	WBT	WBR	SBL	SBR
Lane Configurations						
Traffic Vol, veh/h	39	274	378	163	154	39
Future Vol, veh/h	39	274	378	163	154	39
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	-	0	0	-	0	-
Grade, %	-	0	0	-	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	43	304	420	181	171	43

Major/Minor	Major1		Major2		Minor2	
Conflicting Flow All	601	0	-	0	901	511
Stage 1	-	-	-	-	511	-
Stage 2	-	-	-	-	390	-
Critical Hdwy	4.12	-	-	-	6.42	6.22
Critical Hdwy Stg 1	-	-	-	-	5.42	-
Critical Hdwy Stg 2	-	-	-	-	5.42	-
Follow-up Hdwy	2.218	-	-	-	3.518	3.318
Pot Cap-1 Maneuver	976	-	-	-	309	563
Stage 1	-	-	-	-	602	-
Stage 2	-	-	-	-	684	-
Platoon blocked, %		-	-	-		
Mov Cap-1 Maneuver	976	-	-	-	293	563
Mov Cap-2 Maneuver	-	-	-	-	293	-
Stage 1	-	-	-	-	570	-
Stage 2	-	-	-	-	684	-

Approach	EB	WB	SB
HCM Control Delay, s	1.1	0	35.4
HCM LOS			E

Minor Lane/Major Mvmt	EBL	EBT	WBT	WBR	SBLn1
Capacity (veh/h)	976	-	-	-	324
HCM Lane V/C Ratio	0.044	-	-	-	0.662
HCM Control Delay (s)	8.9	0	-	-	35.4
HCM Lane LOS	A	A	-	-	E
HCM 95th %tile Q(veh)	0.1	-	-	-	4.4

Intersection	
Int Delay, s/veh	8.7

Movement	EBL	EBT	WBT	WBR	SBL	SBR
Lane Configurations						
Traffic Vol, veh/h	44	276	378	173	166	44
Future Vol, veh/h	44	276	378	173	166	44
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	-	0	0	-	0	-
Grade, %	-	0	0	-	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	49	307	420	192	184	49

Major/Minor	Major1		Major2		Minor2	
Conflicting Flow All	612	0	-	0	921	516
Stage 1	-	-	-	-	516	-
Stage 2	-	-	-	-	405	-
Critical Hdwy	4.12	-	-	-	6.42	6.22
Critical Hdwy Stg 1	-	-	-	-	5.42	-
Critical Hdwy Stg 2	-	-	-	-	5.42	-
Follow-up Hdwy	2.218	-	-	-	3.518	3.318
Pot Cap-1 Maneuver	967	-	-	-	300	559
Stage 1	-	-	-	-	599	-
Stage 2	-	-	-	-	673	-
Platoon blocked, %		-	-	-		
Mov Cap-1 Maneuver	967	-	-	-	282	559
Mov Cap-2 Maneuver	-	-	-	-	282	-
Stage 1	-	-	-	-	562	-
Stage 2	-	-	-	-	673	-

Approach	EB	WB	SB
HCM Control Delay, s	1.2	0	43
HCM LOS			E

Minor Lane/Major Mvmt	EBL	EBT	WBT	WBR	SBLn1
Capacity (veh/h)	967	-	-	-	315
HCM Lane V/C Ratio	0.051	-	-	-	0.741
HCM Control Delay (s)	8.9	0	-	-	43
HCM Lane LOS	A	A	-	-	E
HCM 95th %tile Q(veh)	0.2	-	-	-	5.6

Intersection	
Int Delay, s/veh	0.8

Movement	EBL	EBR	NBL	NBT	SBT	SBR
Lane Configurations						
Traffic Vol, veh/h	8	14	14	202	193	8
Future Vol, veh/h	8	14	14	202	193	8
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Stop	Stop	Free	Free	Free	Free
RT Channelized	-	None	-	None	-	None
Storage Length	0	-	-	-	-	-
Veh in Median Storage, #	0	-	-	0	0	-
Grade, %	0	-	-	0	0	-
Peak Hour Factor	90	90	90	90	90	90
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	9	16	16	224	214	9

Major/Minor	Minor2		Major1		Major2	
Conflicting Flow All	475	219	223	0	-	0
Stage 1	219	-	-	-	-	-
Stage 2	256	-	-	-	-	-
Critical Hdwy	6.42	6.22	4.12	-	-	-
Critical Hdwy Stg 1	5.42	-	-	-	-	-
Critical Hdwy Stg 2	5.42	-	-	-	-	-
Follow-up Hdwy	3.518	3.318	2.218	-	-	-
Pot Cap-1 Maneuver	548	821	1346	-	-	-
Stage 1	817	-	-	-	-	-
Stage 2	787	-	-	-	-	-
Platoon blocked, %				-	-	-
Mov Cap-1 Maneuver	540	821	1346	-	-	-
Mov Cap-2 Maneuver	540	-	-	-	-	-
Stage 1	806	-	-	-	-	-
Stage 2	787	-	-	-	-	-

Approach	EB	NB	SB
HCM Control Delay, s	10.4	0.5	0
HCM LOS	B		

Minor Lane/Major Mvmt	NBL	NBT	EBLn1	SBT	SBR
Capacity (veh/h)	1346	-	690	-	-
HCM Lane V/C Ratio	0.012	-	0.035	-	-
HCM Control Delay (s)	7.7	0	10.4	-	-
HCM Lane LOS	A	A	B	-	-
HCM 95th %tile Q(veh)	0	-	0.1	-	-

Intersection: 100: SR- 150 (Mooresville Road) & Briggs Road

Movement	EB	WB	SB
Directions Served	LT	TR	LR
Maximum Queue (ft)	61	2	104
Average Queue (ft)	9	0	45
95th Queue (ft)	38	2	81
Link Distance (ft)	3959	4700	3777
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Network Summary

Network wide Queuing Penalty: 0

Intersection: 100: SR- 150 (Mooresville Road) & Briggs Road

Movement	EB	WB	SB
Directions Served	LT	TR	LR
Maximum Queue (ft)	59	2	105
Average Queue (ft)	10	0	46
95th Queue (ft)	38	2	84
Link Distance (ft)	3959	4700	3777
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Network Summary

Network wide Queuing Penalty: 0

Intersection: 100: SR- 150 (Mooresville Road) & Briggs Road

Movement	EB	WB	SB
Directions Served	LT	TR	LR
Maximum Queue (ft)	63	4	108
Average Queue (ft)	12	0	47
95th Queue (ft)	42	3	84
Link Distance (ft)	3959	4700	196
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 200: Briggs Road & Site Access

Movement	EB	NB
Directions Served	LR	LT
Maximum Queue (ft)	36	18
Average Queue (ft)	8	1
95th Queue (ft)	30	11
Link Distance (ft)	1788	250
Upstream Blk Time (%)		
Queuing Penalty (veh)		
Storage Bay Dist (ft)		
Storage Blk Time (%)		
Queuing Penalty (veh)		

Network Summary

Network wide Queuing Penalty: 0

Intersection: 100: SR- 150 (Mooresville Road) & Briggs Road

Movement	EB	WB	SB
Directions Served	LT	TR	LR
Maximum Queue (ft)	84	6	141
Average Queue (ft)	18	0	56
95th Queue (ft)	57	4	107
Link Distance (ft)	3959	4700	3777
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Network Summary

Network wide Queuing Penalty: 0

Intersection: 100: SR- 150 (Mooresville Road) & Briggs Road

Movement	EB	WB	SB
Directions Served	LT	TR	LR
Maximum Queue (ft)	90	4	146
Average Queue (ft)	18	0	59
95th Queue (ft)	59	3	114
Link Distance (ft)	3959	4700	3777
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Network Summary

Network wide Queuing Penalty: 0

Intersection: 100: SR- 150 (Mooresville Road) & Briggs Road

Movement	EB	WB	SB
Directions Served	LT	TR	LR
Maximum Queue (ft)	80	16	163
Average Queue (ft)	19	1	69
95th Queue (ft)	57	8	130
Link Distance (ft)	3959	4700	196
Upstream Blk Time (%)			0
Queuing Penalty (veh)			0
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 200: Briggs Road & Site Access

Movement	EB	NB	SB
Directions Served	LR	LT	TR
Maximum Queue (ft)	40	40	5
Average Queue (ft)	15	5	0
95th Queue (ft)	42	24	5
Link Distance (ft)	1788	250	2417
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Network Summary

Network wide Queuing Penalty: 0

4’ x 8’ Lighted Sign

Dollar General #20632

NC Highway 152, Rockwell, North Carolina

DocuSign Envelope ID: 4096BF97-9E72-4637-AD58-1F41932137EA

Rowan County Department of Planning & Development
402 N. Main Street Ste 204
Salisbury, NC 28144
Phone (704) 216-8588
Fax (704) 638-3130
www.rowancountync.gov

Case # SNIA 3-22
Date Filed 1/31/22
Received By SAS
Amount Paid $100

Office Use Only
Energov: SNIA-017737-2022

SPECIAL NON-RESIDENTIAL INTENSITY ALLOCATION

OWNERSHIP INFORMATION:

Name: Greer N. Goodman

Signature: DocuSigned by: Greer N. Goodman

Phone: 704-637-9639 Email: susansides@carolina.rr.com

Address: 1070 Mainsail Rd
Salisbury, NC 28146

APPLICANT / AGENT INFORMATION:

Name: Teramore Development, LLC

Signature:

Phone: 704-224-7364 Email: jstrickland@teramore.net

Address: 214 Klumac Rd Suite 101
Salisbury, NC 28144

PROPERTY DETAILS:

Tax Parcel: 465A043 & 465A044 Zoning District: CBI

Location: Corner of Hwy 150 & Briggs Rd, Salisbury

Size (sq. ft. or acres): 2.24 Watershed: Back Creek/Sloans Creek

Current Land Use: Undeveloped

List the current or proposed use of the property and a general description of what will be constructed under this application:

The current 2.24 Commercial Corner is undeveloped. Proposed is a 10,640 SF Commercial building for retail use.

Will there be ***land disturbing activity*** (grading of natural vegetation) of one acre or more of land area because of the construction on the property? Yes ☑ No ☐

Structures: Existing 0 sq.ft. Proposed 10,640 sq.ft.

Other Impervious Coverage: Existing 0 sq.ft Proposed 32,479 sq.ft

Remaining Undeveloped Area: 57,690 sq.ft. 64 % of Property

Storage of toxic and/or hazardous material: Yes ☐ No ☑

If Yes, a spill containment plan must submitted with application.

SITE PLAN:

Applicant must attach a site plan depicting information listed in Section 21-33 (2) and 21-52.

Attached: Yes ☑ No ☐

I certify that the information provided in this application is correct and true to the information of the proposed development, and I am the owner, partner, officer of a corporation, or agent duly authorized to make this application and fully understand and agree to comply with all applicable laws of the Rowan County Zoning Ordinance.

Signature

1/31/22
Date of Application

OFFICIAL USE ONLY

1. Signature of Coordinator: _____ 2. Board of Commissioners Meeting: 4 / 18 / 22 3. Board of Commissioners Action: Approved _____ Denied _____ 4. Date Applicant Notified: ___/___/___

STAFF CHECKLIST

Watershed Protection Permit Plan Checklist

Application for Watershed Protection Permits shall be accompanied by plans in duplicate and drawn to scale showing the following:

(a) Location of Project.

X Identify the appropriate classification. WS-II-BW, WS-III-BW, WS-IV-PA

_____ Project included within an SNIA Overlay Area.

(b) Lot Dimensions.

X Actual dimensions and acreage of the lot to be built upon and the location of any right of ways that may affect development on the lot.

X Average lot size (in square feet).

(c) Built Upon Area.

X The accurate location and use of all existing and proposed buildings and other structures and location and size, in square feet, of all built-upon areas including parking and loading facilities.

X The percent of the project that will be covered with an impervious surface.

X The area, in acres, to be left natural

(d) Streams / Rivers.

N/A The accurate location of all perennial streams and natural drainage areas on the property on the site plan.

(e) Buffers.

N/A The location of all required buffer areas shown on a site plan.

Lot size less r/w & esmts.	1.98 AC	Other coverage	23,678 SF
Allowable coverage by right	10,358 SF	Total coverage	34,343 SF
Allowable coverage with 70%	60,374 SF	Undisturbed acreage	51,905 SF
Existing coverage	0	Watershed acres	32,265.25 AC
Pre-1994 coverage	0	Acres approved for SNIA	66.89 AC
Building size	10,665 SF	Percentage Removed	.002%

Checked By: _____ Date: 4/8/22

Comments: _____

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Carolyn Barger, Clerk to the Board
DATE: November 15, 2022
SUBJECT: Discussion Regarding Annual Planning Retreat

The Board is asked to consider whether it wishes to hold an Annual Planning Retreat in 2023. Last year the Board chose to hold a one-day planning work session on January 18, 2022 beginning at 12:00 noon.

The Board is also asked to decide if it wishes to hire a facilitator for the work session.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM: Anna Bumgarner, Finance Director
DATE: 11/21/2022
SUBJECT: Financial Reports

Please see attached Financial Reports.

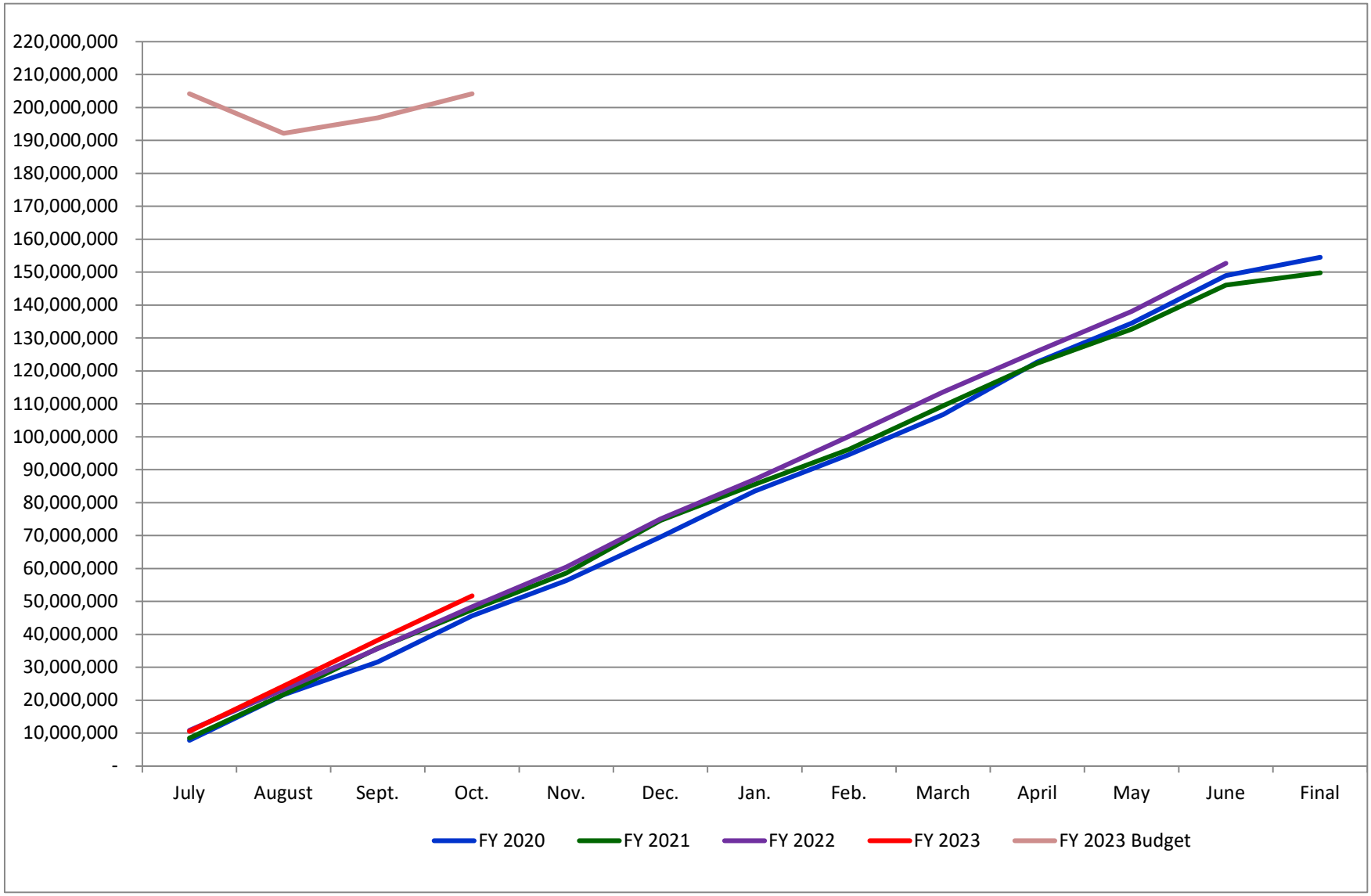
ATTACHMENTS:

Description	Upload Date	Type
Financial Reports	11/12/2022	Backup Material

ROWAN COUNTY
GENERAL FUND
FISCAL YEARS 2020 - 2023

ANNUAL CUMULATIVE EXPENDITURE COMPARISONS

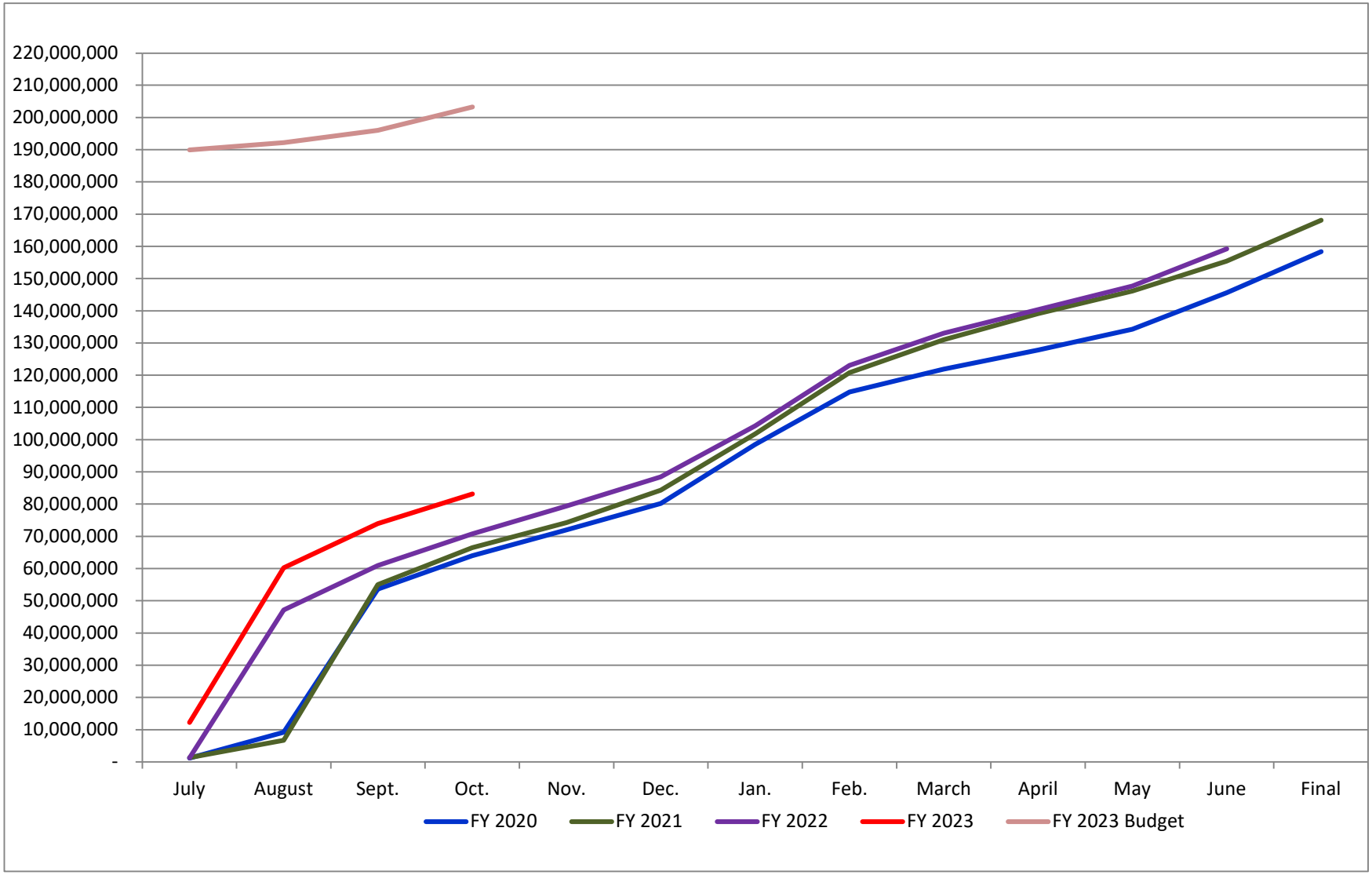
September		
2023	$	51,729,261
2022	$	48,318,848
2021	$	47,411,639
2020	$	45,599,725



ROWAN COUNTY
GENERAL FUND
FISCAL YEARS 2020 - 2023

ANNUAL CUMULATIVE REVENUE COMPARISONS

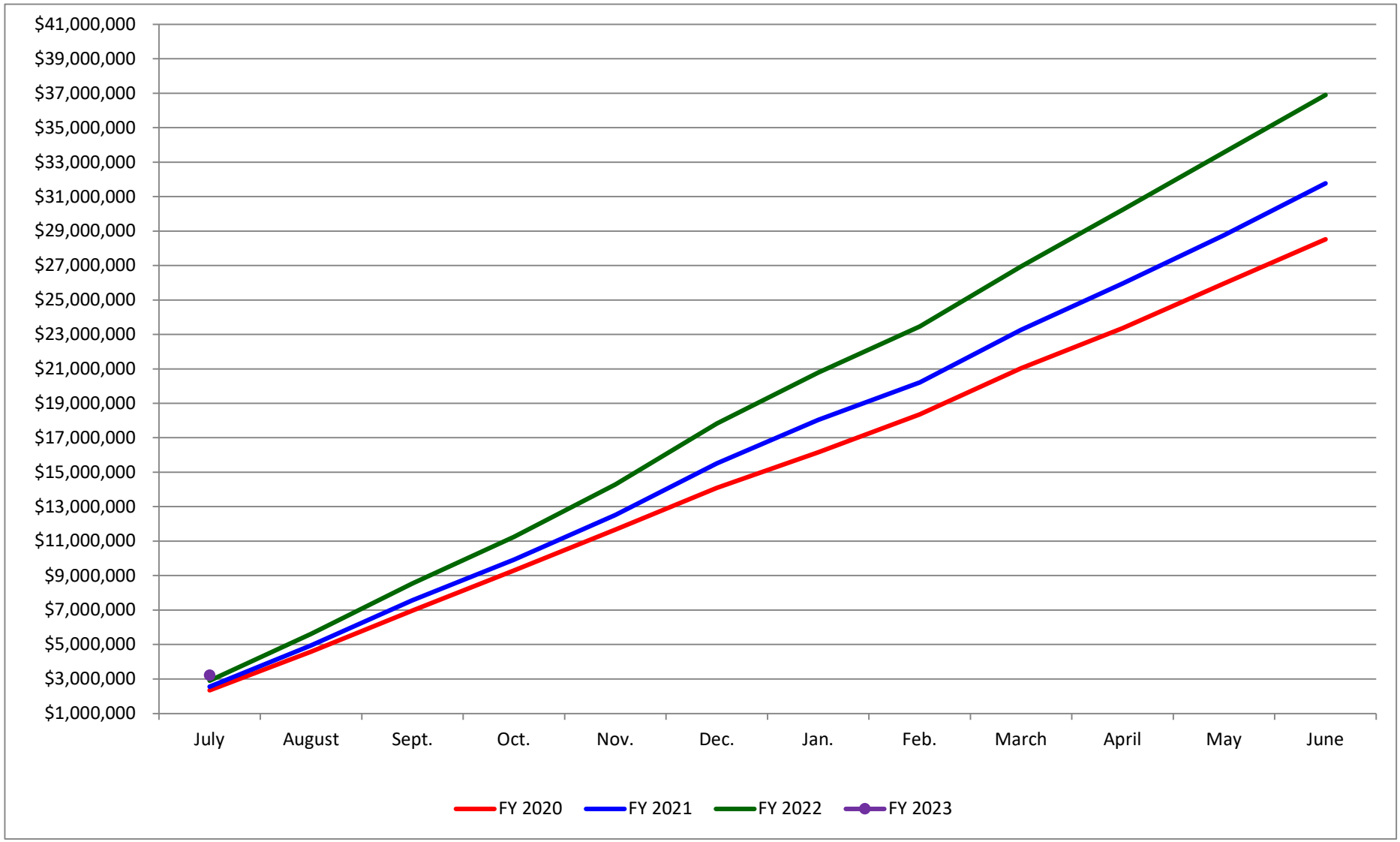
September		
2023	$	83,155,645
2022	$	70,767,661
2021	$	66,491,591
2020	$	63,971,585



ROWAN COUNTY
GENERAL FUND
FISCAL YEARS 2020 - 2023

ANNUAL CUMULATIVE SALES TAX COMPARISONS

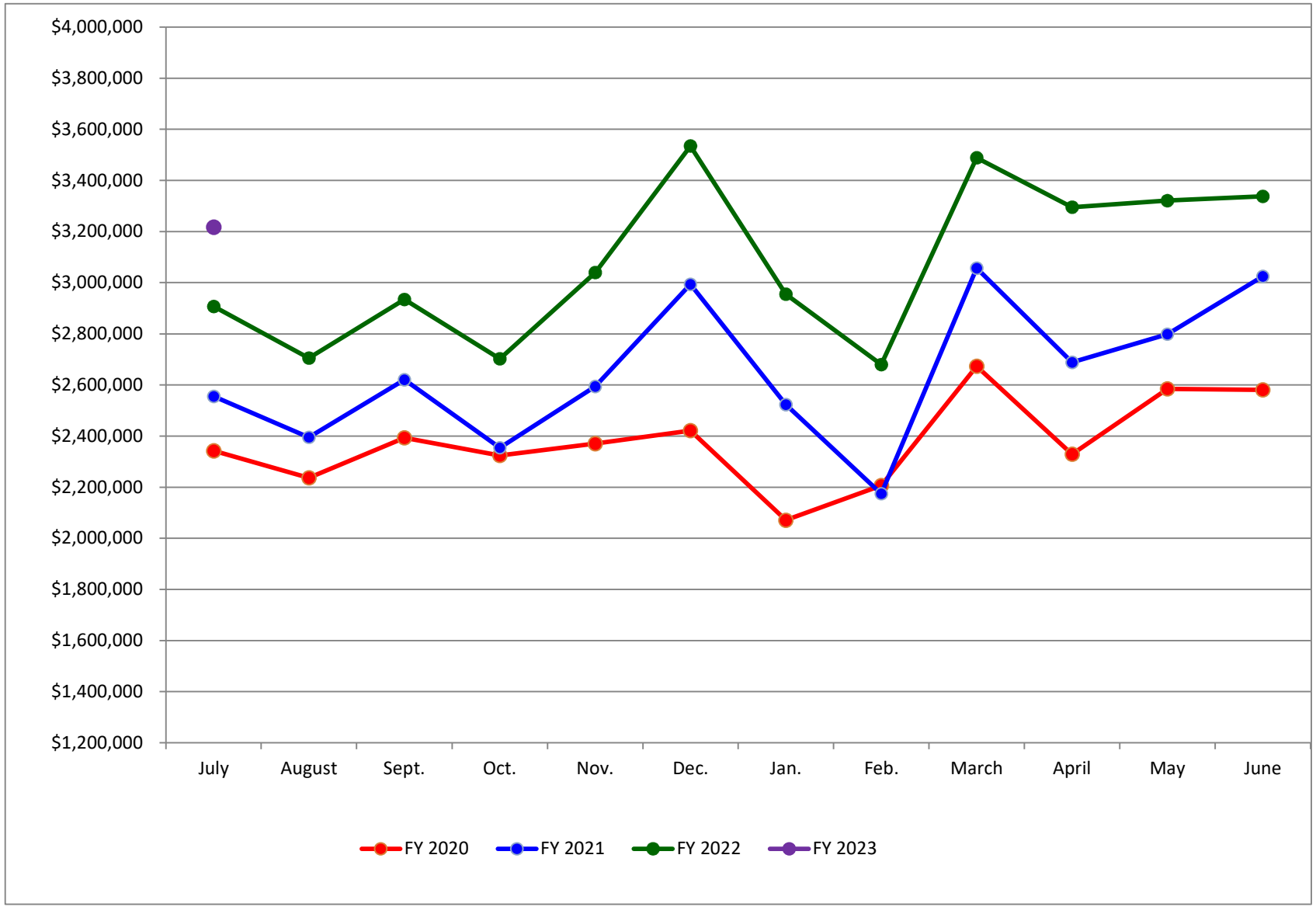
	July	
2023	$	3,216,933
2022	$	2,907,308
2021	$	2,555,357
2020	$	2,342,188



ROWAN COUNTY
GENERAL FUND
FISCAL YEARS 2020 - 2023

MONTHLY SALES TAX COMPARISONS

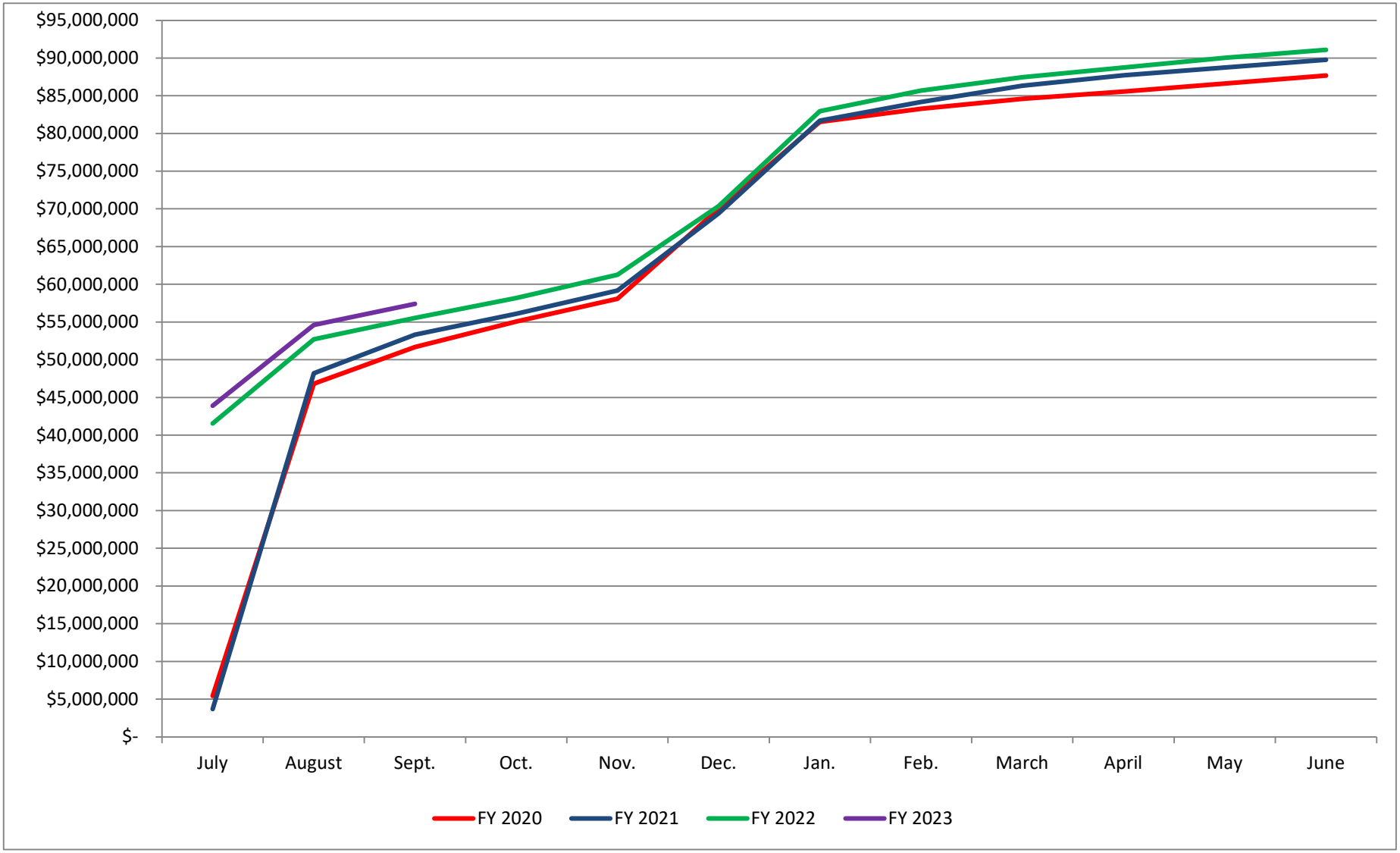
	July	
2023	$	3,216,933
2022	$	2,907,308
2021	$	2,555,357
2020	$	2,342,188



ROWAN COUNTY
GENERAL FUND
Fiscal Years 2020 - 2023

ANNUAL CUMULATIVE CURRENT YEAR PROPERTY TAX COMPARISONS

	September	
2023	$	57,432,817
2022	$	55,528,366
2021	$	53,333,859
2020	$	51,667,543



ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM:	County Manager Aaron Church
DATE:	November 15, 2022
SUBJECT:	To Consider a Personnel Matter

The Board is asked to enter into Closed Session in accordance with North Carolina General Statute 143-318.11(a)(6) for personnel.

ROWAN COUNTY
A COUNTY COMMITTED TO EXCELLENCE

130 West Innes Street - Salisbury, NC 28144
TELEPHONE: 704-216-8180 * FAX: 704-216-8195

MEMO TO COMMISSIONERS:

FROM:	Carolyn Barger, Clerk to the Board
DATE:	November 21, 2022
SUBJECT:	To Consider Approval of Closed Session Minutes

The Board is asked to enter into Closed Session in accordance with North Carolina General Statute 143-318.11(a)(1) to consider approval of the minutes of the Closed Sessions held on November 1, 2022 and November 7, 2022.