

STATE OF NORTH CAROLINA)
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COUNTY OF STOKES)
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OFFICE OF THE COMMISSIONERS
STOKES COUNTY GOVERNMENT
DANBURY, NORTH CAROLINA
JANUARY 12, 2009

The Board of Commissioners of the County of Stokes, State of North Carolina, met for regular session in the Commissioners' Chambers of the Ronald Wilson Reagan Memorial Building (Administrative Building) located in Danbury, North Carolina on Monday, January 12, 2009 at 1:30 pm with the following members present:

Chairman J. Leon Inman
Vice-Chairman Jimmy Walker
Commissioner Ron Carroll
Commissioner Ernest Lankford
Commissioner Stanley Smith

County Personnel in Attendance:
County Manager K. Bryan Steen
Clerk to the Board Darlene Bullins
Finance Director Julia Edwards
Support Services Supervisor Danny Stovall
EMS Director Monty Stevens
Public Works Director Mark Delehant
Tax Administrator Jake Oakley

Chairman J. Leon Inman called the meeting to order.

Vice Chairman Walker delivered the invocation.

GENERAL GOVERNMENT-GOVERNING BODY-PLEDGE OF ALLEGIANCE

Chairman Inman opened the meeting by inviting the citizens in attendance to join the Board with the Pledge of Allegiance.

GENERAL GOVERNMENT – GOVERNING BODY – APPROVAL OF AGENDA

Chairman Inman entertained a motion to approve or amend the January 12, 2009 Agenda.

Commissioner Smith requested to add the following to the Agenda:

- Proposed Pinnacle EMS Station on Chestnut Grove Road

Vice Chairman Walker requested to add the following to the Agenda:

- Update on the Meadows Property

The Board unanimously agreed to add the requests from Vice Chairman Walker and Commissioner Smith to today's Agenda.

Chairman Inman directed the Clerk to add Commissioner Smith's request to the Discussion Agenda and Vice Chairman Walker's request to the Information Agenda.

Commissioner Lankford moved to approve the January 12, 2009 Agenda as amended. Commissioner Smith seconded and the motion carried unanimously.

PUBLIC COMMENTS

There were no public comments.

CONSENT AGENDA

Chairman Inman entertained a motion to approve or amend the following items on the Consent Agenda:

Minutes

- December 19, 2008
- December 22, 2008

Health Department – Budget Amendment #40

Finance Director Julia Edwards submitted Budget Ordinance Amendment #40.

To amend the General Fund, the expenditures are to be changed as follows:

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
	Health Department			
100.5100.511	Equipment – Non-Capital	\$11,072.00	\$3,000.00	\$14,072.00
	Totals	\$11,072.00	\$3,000.00	\$14,072.00

This budget amendment is justified as follows:

The Health Department has been awarded additional funds from the State Immunization Branch to purchase a commercial refrigerator/freezer for vaccine storage.

This will result in a net increase of \$3,000.00 in the expenditures and other financial use to the County's annual budget. To provide the additional revenue for the above, the following revenues will increase. These revenues have already been verified through the State's WIRM Reporting System.

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
100.3301.239	Immunization Action Plan	\$14,616.00	\$3,000.00	\$17,616.00
	Totals	\$14,616.00	\$3,000.00	\$17,616.00

Sheriff's Department and Emergency Medical Services – Budget Amendment #41

Finance Director Julia Edwards submitted Budget Ordinance Amendment #41.

To amend the General Fund, the expenditures are to be changed as follows:

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
	Sheriff's Department			
100.4310.351	Maintenance. & Repairs – Auto	\$66,295.00	\$1,487.00	\$67,782.00
	Emergency Medical Services			
100.4370.351	Maintenance & Repairs - Auto	\$31,195.00	\$1,175.00	\$32,370.00
	Totals	\$97,490.00	\$2,662.00	\$100,152.00

This budget amendment is justified as follows:

To appropriate insurance claims funds for repairs caused by deer damage.

This will result in a net increase of \$2,662.00 in the expenditures and other financial use to the County's annual budget. To provide the additional revenue for the above, the following revenues will increase. These revenues have already been received or are verified they will be received in this fiscal year.

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
100.3839.850	Insurance Claims	\$2,100.00	\$2,662.00	\$4,762.00
	Totals	\$2,100.00	\$2,662.00	\$4,762.00

Health Department – Budget Amendment #42

Finance Director Julia Edwards submitted Budget Ordinance Amendment #42.

To amend the General Fund, the expenditures are to be changed as follows:

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
	Health Department			
100.5100.311	Employee Training	\$10,180.00	\$1,000.00	\$11,180.00
100.5100.261	Office Supplies	\$17,926.00	\$5,911.00	\$23,837.00
	Totals	\$28,106.00	\$6,911.00	\$35,017.00

This budget amendment is justified as follows:

Participation in the WIC Program continues to grow in NC. Due to this growth, Stokes County has been awarded additional funding for the FY 2008-09 for agencies that are currently serving greater than 100% of their average base caseload. The WIC Program will be fixing a breastfeeding room for moms who have one or more children for privacy and relaxation while waiting for their appointment.

This will result in a net increase of \$6,911.00 in the expenditures and other financial use to the County's annual budget. To provide the additional revenue for the above, the following revenues will increase. These revenues have already been received or are verified they will be received in this fiscal year.

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
100.3301.232	WIC Client Services	\$103,501.00	\$6,911.00	\$110,412.00
	Totals	\$103,501.00	\$6,911.00	\$110,412.00

Finance Department – Budget Amendment #43

Finance Director Julia Edwards submitted Budget Ordinance Amendment #43.

To amend the General Fund, the expenditures are to be changed as follows:

Account Number	Account Description	Current Budgeted Amount	Increase (Decrease)	As Amended
	Register of Deeds			
100.4180.020	Salaries and Wages	\$12,095.00	\$973.00	\$13,068.00
	Sheriff's Department			
100.4310.000	Salaries and Wages	\$1,381,883.00	\$36,040.00	\$1,417,923.00

	Emergency Communications			
100.4325.000	Salaries and Wages	\$388,290.00	\$275.00	\$388,565.00
	Emergency Medical Services			
100.4370.000	Salaries and Wages	\$1,120,169.00	\$1,755.00	\$1,121,924.00
	Contingency			
100.9910.100	Leave Cost	\$50,903.00	\$(39,043.00)	\$11,860.00
	Totals	<u>\$2,953,340.00</u>	<u>\$00.00</u>	<u>\$2,953,340.00</u>

This budget amendment is justified as follows:

To transfer funds from leave contingency for employees' payoff for vacation, comp. time and holiday leave.

This will result in a net increase of \$00.00 in the expenditures and other financial use to the County's annual budget. To provide the additional revenue for the above, the following revenues will increase. These revenues have already been received or are verified they will be received in this fiscal year.

Proposed Resolution – Sauratown Vol. Fire Department Tax Exempt Loan Certification

Clerk Darlene Bullins presented a Proposed Resolution “Certificate of Clerk Re Approval of Tax-Exempt Loan to Volunteer Fire Department by Board of Commissioners” submitted from Fire Chief James Griffin, Sauratown Vol. Fire Department for the Board's consideration. Clerk Bullins noted the certificate must be approved by the Board of Commissioners in order for Sauratown Vol. Fire Department to purchase a 2008 Ford F550 Brush Truck, which was approved at the December 8, 2008 Board of Commissioners' meeting. The certificate has been reviewed and approved by County Attorney Edward Powell.

Sheriff's Department – Space Issues

County Manager Bryan Steen requested approval for the following reassignment of county office space:

- Former Planning/Zoning Office and Environmental Health Offices be assigned to the Sheriff's Department (offices adjoin space currently occupied by the Sheriff's Department)
- Former Sheriff's Department Office space used for Explorer meetings be assigned to Forsyth Tech. Community College (office space adjoins space currently occupied by Forsyth Tech and will keep classes close to each other)

Commissioner Smith moved to approve the Consent Agenda as submitted.

Vice Chairman Walker seconded and the motion carried unanimously.

GENERAL GOVERNMENT – GOVERNING BODY – INFORMATION AGENDA

Time Warner Cable – Internet Access Update

Director Buck Yarborough, Government and Public Affairs, present the following update:

- All capital investments in cable plants have no guarantee of returns
- Unlike telephone utilities, wireless providers, and satellite companies who require a contract, Time Warner does not require a contract
- Customers are allowed to cancel within the first thirty days with a full refund
- All telephone payers contribute to the universal service fund (established by the federal government) which provides additional subsidies to telephone companies to offset cost for providing service to rural customers, Time Warner does not receive any additional subsidies for providing cable to rural customers.
- Per the current Stokes County Cable Ordinance, cable must be provided to areas with 20 structures per cable mile
- County Ordinance also provides cost sharing for areas that don't meet the 20 structures per cable mile
- Information provided by Tax Administration regarding the estimated number of structures in the County indicates that Time Warner can serve (does not mean TW does) 82% of Stokes County residents
- If cable passes by a structure, all services are available
- Time Warner will send out a designated crew to see if cable can be placed in a particular area
- Time Warner looks at all possible options to try to serve the resident
- Time Warner wants to serve as many customers as possible

The Board discussed the need for high-speed internet service throughout the entire County.

Vice Chairman Walker noted high-speed internet is a critical component of Economic Development for home businesses as well as current and future businesses in Stokes County.

Chairman Inman, on behalf of the Board, expressed the Board's appreciation to Mr. Yarborough for his update.

County Manager Steen noted that a representative from Embarq would be presenting an update at the next meeting.

Director Yarborough reiterated that Time Warner would be happy to assess any area for cable.

Tax Administration – 2009 Revaluation Update

Tax Administrator Jake Oakley presented the following 2009 Revaluation Update:

- Revaluation notices will be mailed to property owners in February 2009
- Revaluation starts with the 2005 values
- Sales are analyzed for the years of 2005, 2006, 2007, and 2008
- Steady decrease in sales ratio since 2005, which shows that houses and land are selling for more than what they were valued for in 2005
- As of December 31, 2008, the sales ratio is 88.6%
- Homes in 2008 slowed down in sales, but showed a steady increase of approximately 1.9%
- Projected to see an overall county average of 10% increase in values based on sales data received throughout the County
- Estimated 29,300 parcels in the County with 410 neighborhoods which were all analyzed
- Not every neighborhood will increase 10%, some could be less and some could be more
- Larger tracts will see more than a 10% increase due to the adjustment made by the county in size factor tables based on the market sales
- There are no indications that the market in Stokes County has lost value
- 2.8% growth in the county indicates a steady, healthy growth
- There was no significant increase in foreclosures during 2008, even with the declining economy
- Department of Revenue will not allow foreclosures and bankruptcies to be used in valid sales which is what determines the market
- Tax Department will be happy to discuss Revaluation values with any property owner
- Tax Department will try to resolve as many disputes as possible
- If the County falls below 90% market value based on sales ratio, public utilities can pay that percent which could result in approximately \$440,000 less in taxes next year
- Board of E&R Meetings will be scheduled for April and May

The Board discussed the upcoming Revaluation with Tax Administrator Oakley.

Tax Administrator Oakley reiterated that the Tax Department will be happy to discuss

Revaluation values with any property owner and that the county's overall estimated Revaluation average should be approximately 10%.

Update – Manager and Board of Commissioners

County Manager Bryan Steen noted that the County had received information from Hanes Mill Landfill that operating hours will be changing effective February 16, 2009.

Public Works Director Mark Delehant suggested closing the Greenbox Sites at 12:00 noon on Saturdays in order to eliminate large collections of trash with nowhere to dispose of it. Manager Steen stated the County would be contacting Hanes Mill Landfill for further information and will keep the Board updated.

Manager Steen informed the Board that the recent repairs made to the heating/cooling system in the Administrative Building have proven to be very profitable. (Approximately 54,000 fewer Kilowatts used in 2008 than 2007 and approximately more that 50% reduction in propane used in 2008 than 2007)

Update – Meadows Property

County Manager Bryan Steen noted the following update regarding the Meadows Property:

- NCDOT officials will not specify a timeline regarding site cleanup
- Meeting with NCDOT officials this week regarding site cleanup
- Proposed Planning Grant for water and sewer to the Meadows Site will be on the next agenda

Vice Chairman Walker requested the item be on the January 26th Discussion Agenda. Vice Chairman Walker expressed concerns regarding the progress of this site relating to a community college as well as economic development in the County.

GENERAL GOVERNMENT – GOVERNING BODY – DISCUSSION AGENDA

Potential Revisions to Financial Model to Accommodate Revised School's Needs

President Doug Carter, DEC & Associates, discussed the following third update

regarding the County's Capital Needs Funding Plan:

(Funding resources were calculated from the retirement of current debt and assumptions of lottery proceeds of \$800,000 (2008) from the State)

- Review of Debt capacity available discussed in detail at the November 24th meeting:
 - **Alternative 1**
 - \$22.1 mm for Nancy Reynolds and New Elementary School
 - One issue in Spring 2009
 - No new resources
 - **Alternative 2**
 - \$40.3 mm for School Needs and Community College
 - Three issues – Spring 2009 (school needs), Spring 2011 (schools needs), Spring 2012 (community college)
 - 3 cents equivalent resources needed
 - **Alternative 3**
 - \$61.3 mm for all schools needs and community college
 - Three issues – Spring 2009 (schools needs), Spring 2011 (school needs), Spring 2012 (community college)
 - 7.5 cents equivalent resources needed
- Updated Scenarios concerning Alternative 1
 - **Version 4a**
 - \$25.72 mm - Nancy Reynolds (\$10.285 mm), New elementary school planning costs (\$2.3 mm), New elementary school (\$13.135 mm)
 - Two issues – Spring 2009 (Nancy Reynolds and Planning Costs), Spring 2010 (New elementary school)
 - .5 cents equivalent resources needed due to increased projected costs
 - **Version 4b**
 - \$25.72 mm - Nancy Reynolds (\$10.285 mm), New elementary school planning costs (\$2.3 mm), New elementary school (\$13.135 mm)
 - Two issues – Spring 2009 (Nancy Reynolds and Planning Costs), Spring 2013 (New elementary school)
 - No new resources needed
 - **Version 4c**
 - \$25.72 mm for Nancy Reynolds (\$10.285 mm), New elementary school planning costs (\$2.3 mm), New elementary school (\$13.135 mm)
 - One issue – Spring 2009 (Nancy Reynolds, elementary school planning and new elementary school)
 - 1 cent equivalent resources needed

The Board discussed the updated scenarios with Mr. Carter.

Commissioner Carroll noted that sales tax revenue and lottery funding can't be used for a community college.

Commissioner Lankford confirmed with Mr. Carter that any interruption to the designated revenue streams would and could have an effect on the financial model.

Vice Chairman Walker confirmed with Mr. Carter that the Board needs to determine what they want to do, allocate the funding for those projects, and decide what type of financing will be most effective.

Mr. Carter also noted the following:

- Stressed the importance of designating a specific priority and timing for each project
- Noted that assumptions were made pertaining to the timing of each project in the proposed model
- With actual dates, a new model could provide more detailed information pertaining to the debt
- Preliminary discussion with Local Government Commission and potential lenders indicates no issues with mid range amounts for financing
- Feel very comfortable with proceeding with mid range amounts for financing

Chairman Inman noted that the Board of Education is requesting what the Board of Commissioners is willing to commit in order to proceed with the top priorities and that students will not be allowed at Nancy Reynolds Elementary School in the fall of 2009.

Commissioner Carroll confirmed with Mr. Carter that there are potential lenders and there is a market with reasonable rates available.

Commissioner Carroll noted:

- Ready to proceed with allocating funding for Nancy Reynolds once additional architectural information is received which will determine funding
- Have no issues with allocating funding for planning costs for new elementary school
- Concerned about the current economy on this year's upcoming county budget
- Desire to hold off any further allocations until after the State adopts a budget
- Reiterated that he is ready to vote on funding for Nancy Reynolds as soon as the Board of Education decides on what will be done

Vice Chairman Walker noted:

- Agrees with Commissioner Carroll regarding Nancy Reynolds and planning costs for new elementary school
- Would like to approve funding for the purchase of the Kiser property for the new elementary school
- Would like to further discuss planning for a community college in the County

Commissioner Smith noted:

- Agrees to proceed with funding for Nancy Reynolds and planning costs for new elementary school and would also like to purchase land for a new elementary school
- It is the duty of the Board of Commissioners along with the Board of Education to provide a safe place for all Stokes County children to attend school

Commissioner Lankford noted:

- Committed to the Nancy Reynolds project once the Board of Education has made their final decision and for planning costs for a new elementary school
- Must be very cautious with timing of projects
- Must do everything we can regarding capital needs and still provide the citizens of Stokes County our present level of services

Chairman Inman expressed the Board’s appreciation to Mr. Carter for his presentation.

Tax Administrative Report – December 2008

Tax Administrator Jake Oakley presented the following informational data:

Fiscal Year 2008-09	Budget Amt	Collected Amt	Over Budget	Under Budget
County Regular & Motor Vehicles	\$(19,053,616.00)	\$13,372,018.31		\$5,681,597.69
Prior Taxes 1991-2007 Tax Years				
County Regular & Motor Vehicles	\$ 700,000.00	\$ 469,871.55		\$ 230,128.45
EMS Collections				
Total Collected (12-01/12-31-08)	\$ 6,221.15			
Total Collected (7-01-08/6-30-09)	\$ 33,502.61			
Delinquent accounts received from EMS (12-01/12-31, 2008) = none				
Personal Property Discovery Report				
Audit Dates		# of Accts	Total Value	Taxes Due
12-01-08/12-31-08		none	\$00.00	\$00.00

Business Personal Property Discovery Report	# of	Total	Taxes
Audit Dates	Accts	Value	Due
12-01-08/12-31-08	none	\$00.00	\$00.00

Motor Vehicle Release Report	Accounts	Total Accounts
12-01-08/12-31-08	47	\$1,549.16

Motor Vehicle Refund Report	Accounts	Total Accounts
12-01-08/12-31-08	6	\$216.26

Number billed for November 2008 4294

Garnishment Totals

	Totals	Original Levy
Month	Accounts	Amount
F/Y 07-08 (July-June)	1547	\$585,042.84
F/Y 08-09 (July-Nov.)	900	\$286,226.42
December 2008	98	\$14,295.80
Totals	2545	\$885,565.06

Real and Personal Property Releases Less than \$100—December- Per NCGS105-381 (b)

Barry Dunmon	04A2004007426	\$41.79
	05A2005007444	\$37.14
Total Amount		\$78.93

Real and Personal Property Refunds Less than \$100—December- Per NCGS105-381 (b)

William Martin	08A8407.05	\$8.46
	08A8407.05	\$.92
Totals		\$9.38

Tax Administrator Oakley presented the following Real and Personal Property Release which is more than \$100 for the Board's consideration:

Real and Personal Property Releases More than \$100 –December- Per NCGS 105-381 (b)

Name	Account Number	Amount	Reasons
Deann Hawkins	08A65500.08	\$112.36	Double listed
	Total	\$112.36	

Tax Administrator Oakley presented the following EMS Delinquent Release Report (December 2008) for the Board's consideration:

Name	Call		Reason
	Number	Amount	
Robert G. Adams	105133	\$ 493.00	Bankruptcy
Floyd Bruner	702325	\$ 625.00	Estate Closed
William J. Nickelston	601231	\$ 697.00	Deceased-no estate
William J. Nickelston	603615	\$ 625.00	Deceased-no estate
William J. Nickelston	700528	\$ 565.00	Deceased-no estate
William J. Nickelston	700836	\$ 715.00	Deceased-no estate
William J. Nickelston	704909	\$ 685.00	Deceased-no estate
William J. Nickelston	704926	\$ 685.00	Deceased-no estate
William J. Nickelston	800200	\$ 637.00	Deceased-no estate
William J. Nickelston	800418	\$ 673.00	Deceased-no estate
Total		\$6,400.00	

Tax Administrator Oakley noted that the submitted EMS Delinquent Accounts can't be collected.

The Board expressed their appreciation to Tax Administrator Oakley and his staff for their continued dedication and hard work.

Tax Administrator Oakley noted that collections for all utilities have been received and as of 12-31-08, the County has collected \$235,781.16 more that last year at the same time.

Late Application for Elderly Exemption for 2008

Tax Administrator Jake Oakley presented the following Late Application for Elderly Exemption for 2008 from Doris Mullins Fritts:

- Parcel consists of 1.46 acres of land and a dwelling with an assigned tax value of \$106,400
- Ms. Fritts is requesting acceptance of a late application for the year of 2008
- Due to a lack of understanding of the how the exemption process works, Tax Administration recommends approval by the Board of the late application for calendar year 2008 only for Ms. Fritts

The Board discussed the late application request with Tax Administrator Oakley.

Chairman Inman directed the Clerk to place the Releases more than \$100

(Real/Personal), EMS Delinquent Release Report (December 2008), and Late Application for Elderly Exemption for 2008 on the January 26th Consent Agenda.

Proposed 2009 Schedules of Values, Personal Property, Mobile Homes, Motor Vehicles

Tax Administrator Jake Oakley discussed the following documents with a request for approval:

- 2009 Department of Revenue Cost Index and Depreciation Schedules (Business Personal Property)
- 2009 Pricing Guidelines for Personal Property
- 2009 Single Wide Mobile Home Pricing Guidelines (Schedules developed from Marshall and Swift)

Tax Administrator Oakley noted the following:

- Personal Property Schedule of Values is not required for Board approval by the State, but recommended by Tax Administrator in order for the Board to know what personal property is being valued at
- Department of Revenue Cost Index and Depreciation Schedules have always been used by the Tax Department
- Would like to move the item to the Action Agenda in order to be ready once listing period is over January 31, 2009

The Board discussed the documents submitted by Tax Administrator Oakley.

Chairman Inman, with full consent of the Board, directed the Clerk to place the item on today's Action Agenda.

Proposed 2009 Board of Equalization and Review Schedule

Tax Administrator Oakley presented the following dates for consideration for Board of Equalization and Review meetings:

Date	Day	Time
April 6	Monday	2:00-6:00 pm
April 7	Tuesday	10:00-1:00 pm
April 15	Wednesday	10:00-1:00 pm
April 21	Tuesday	2:00-6:00 pm
April 23	Thursday	5:00-8:00 pm
April 30	Thursday	2:00-6:00 pm
May 5	Tuesday	5:00-8:00 pm
May 12	Tuesday	2:00-6:00 pm
May 14	Thursday	5:00-8:00 pm
May 19	Tuesday	5:00-8:00 pm

The Board discussed the submitted dates for E&R meetings and possible conflicts.

Tax Administrator Oakley noted that per NCGS 105.322(a), the Board of Commissioners can create a special Board by the first Monday in March instead of the Board of Commissioners convening as the Board of E&R.

Tax Administrator Oakley also noted that per NCGS 105.322(f), the Board must advertise the E&R Meeting Schedule three consecutive weeks, schedule will be advertised March 12th, 19th, and 26th.

The Board agreed on the following dates:

Date	Day	Time
April 6	Monday	2:00-6:00 pm
April 7	Tuesday	3:00-6:00 pm
April 15	Wednesday	10:00-1:00 pm
April 20	Monday	2:00-6:00 pm
April 23	Thursday	5:00-8:00 pm
April 30	Thursday	2:00-6:00 pm
May 5	Tuesday	5:00-8:00 pm
May 12	Tuesday	2:00-6:00 pm
May 14	Thursday	10:00-1:00 pm
May 19	Tuesday	5:00-8:00 pm

Vice Chairman Walker requested if the advertisement must state the start and closing time of the E&R meeting. Tax Administrator Oakley noted that he would confirm that with State.

Chairman Inman, with full consent of the Board, directed the Clerk to place the item on today's Action Agenda.

Proposed 2008 Aerial GIS Photos

Tax Administrator Jake Oakley presented the proposed 2008 Aerial GIS Photos and requested approval for the following:

- Final approval of the new 2008 Digital Aerial Photography Maps, including incorporation into the Stokes County Website for public viewing
- Closure to the Surdex Orthro Imagery Photography contract, including a final payment in the amount of \$57,500

Tax Administrator Oakley noted the following:

- Surdex Corporation has completed the Aerial Photography Mapping Project
- Mapping/GIS Department has reviewed the Aerial Photographs and is fully satisfied that all goods and services have been delivered
- Grant from the State in the amount of \$9,457.44 was awarded to Stokes County for the Mapping Project
- Total County E911 Funding cost = \$88,642.57
- Request to move the item to the Action Agenda in order to incorporate the Aerial Maps into the Stokes County Website

The Board reviewed selected maps provided by the Mapping Department and discussed 2008 Digital Aerial Photography Maps.

Chairman Inman, with full consent of the Board, directed the Clerk to place the item on today's Action Agenda.

Proposed Connection Fees for the Danbury Water and the Stokes County Regional Sewer System

Public Works Director Mark Delehant requested the Board establish new rates for Water and Sewer Connection Fees.

Director Delehant presented the following information:

- Since assuming operation responsibility for the Danbury Water System, I have discovered the fees for connection to be insufficient to cover the cost incurred for a connection
- Recommending the County establish a new rate that covers the cost of installation and impact that additional customers have on the systems
- Recommending also that the County approve a provision that allows for a charge of cost plus 15% to cover any contractor's fee that exceeds our fee
- Water Tap in Winston Salem ranges from \$2900 to \$5400 with Sewer Tap being more expensive
- Water Tap in King ranges from \$1425 to \$2425 with Sewer Tap being more expensive
- Water and Sewer Tap in Walnut Cove is \$980 each, Town has own staff who can perform the services

Director Delehant presented the following recommendation:

	Year Fee Established	Fee	Recommendation
Water Tap	2005	\$950.00	\$ 1,500.00
Sewer Tap	1993	\$ 50.00	\$ 1,500.00

The Board discussed Director Delehant's recommendation.

Manager Bryan Steen noted that the County would approve all water and sewer line extensions.

Chairman Inman directed the Clerk to place the item on the January 26th Action Agenda.

Economic Development in Stokes County – Discussion

Vice Chairman Walker noted the following regarding Economic Development in Stokes County:

- Top three priorities while campaigning in the fall – School construction needs, Community college campus, and Economic Development
- Feels the public needs to know what the progress is on each project
- Financial Advisor noted that economic development is vital to the County's financial status
- Economic Development needs to be at the top of the list for discussion at the Goals Planning Session
- Need economic development to keep from raising taxes
- Would like for the Chairman of the Economic Development Commission (EDC) to present an update to the Board of Commissioners at the January 26th meeting
- Noted the need for the County to provide adequate funding to create jobs in Stokes County

Commissioner Smith would also like to hear from the EDC Chairman.

Commissioners Lankford and Carroll would like to continue the discussion at the upcoming Goals Planning Session. Commissioner Carroll noted that a key element missing regarding Economic Development in Stokes County is the Director and it is very crucial that the position is filled as soon as possible.

Goals Planning Session – Schedule

Chairman Inman requested available dates for upcoming Goals Planning Session.

The Board discussed possible dates and agreed on the following dates:

- Tuesday, January 27, 2009 at 1:00 pm
- Wednesday, February 4, 2009 at 1:00 pm

Proposed Pinnacle EMS Station – Chestnut Grove Road

Commissioner Smith noted the following:

- Proposed Pinnacle EMS Station was approved on June 23, 2008 when the County's fiscal year budget was adopted
- Need to know "Where are we at", "What is next?", and "What can we as a Board do to accelerate this project?"
- Will metal building be sufficient for this project?
- Need to build a structure for the future
- Need to get started with rezoning the land

County Manager Bryan Steen noted the following:

- County has been reviewing the metal building with staff
- Have given new floor plan requirements to Commissioner Lankford to take back to a company who specializes in metal buildings
- Directed EMS Director Monty Stevens arranged a simulation regarding three trucks in the proposed 40'x40' bay area
- Rezoning will be on the February Planning Agenda
- Local Government Commission has stated that the County is in financial state to go forward with the project, pay for the expenditures and then proceed with financing to reimburse the County for the expenditures which will prevent any delays in proceeding with the project
- Need for 12 ft bay doors instead of 10 ft doors

EMS Director Monty Stevens noted the following:

- Have met with EMS staff to discuss the department's needs
- Simulation regarding three trucks in the 40'x40' bay area would be extremely tight, basically the trucks would have to be pulled out of the bay area in order to remove the stretchers, do the daily unit check off and daily cleaning of the vehicle
- Eliminating the third truck would allow for more space
- Employees must inventory the truck daily when shift changes

- Feels 40'x40' bay area would not work for two trucks due to limited space, extremely tight for the new larger models (County currently has three units)
- With two trucks, need 40'x50' bay area
- With three trucks, need 40'x60' bay area
- Keeping the third truck (spare) would save employees' time and county resources (would not have to come to Danbury to switch trucks)
- No issues with 40'x40' living space which is adequate
- Need to build for the future

The Board discussed the concerns expressed by EMS Director Stevens and Manager Steen.

Commissioner Lankford noted the two changes that had already been requested were for 12 ft doors and to extend the width to 45', but had no problems with obtaining the additional quotes.

Vice Chairman Walker noted the need to do what it takes to do it right.

Commissioner Carroll noted that the third truck (spare) could be stationed outside for now.

Commissioner Smith noted the need for a quote for 40'x40 living space, 40'x60' bay area with 12 ft doors.

Chairman Inman directed the Clerk to place the item on the January 26th Discussion Agenda.

GENERAL GOVERNMENT – GOVERNING BODY – ACTION AGENDA

Proposed 2009 Schedules of Values, Personal Property, Mobile Homes, Motor Vehicles

Chairman Inman entertained a motion.

Vice Chairman Walker moved to approve the following Proposed 2009 Schedules of Values, Personal Property, Mobile Homes, and Motor Vehicles as submitted by Tax

Administrator Jake Oakley:

- 2009 Department of Revenue Cost Index and Depreciation Schedules (Business Personal Property)

- 2009 Pricing Guidelines for Personal Property
- 2009 Single Wide Mobile Home Pricing Guidelines (Marshall and Swift)

Commissioner Smith seconded and the motion carried unanimously.

Proposed 2009 Board of Equalization and Review Schedule

Chairman Inman entertained a motion.

Commissioner Lankford moved to approve the following E&R Schedule:

Date	Day	Time
April 6	Monday	2:00-6:00 pm
April 7	Tuesday	3:00-6:00 pm
April 15	Wednesday	10:00-1:00 pm
April 20	Monday	2:00-6:00 pm
April 23	Thursday	5:00-8:00 pm
April 30	Thursday	2:00-6:00 pm
May 5	Tuesday	5:00-8:00 pm
May 12	Tuesday	2:00-6:00 pm
May 14	Thursday	10:00-1:00 pm
May 19	Tuesday	5:00-8:00 pm

Vice Chairman Walker seconded and the motion carried unanimously.

Proposed 2008 Aerial GIS Photos

Chairman Inman entertained a motion.

Commissioner Smith moved to approve the following requests as submitted by Tax

Administrator Jake Oakley:

- Final approval of the new 2008 Digital Aerial Photography Maps, including incorporation into the Stokes County Website for public viewing
- Closure to the Surdex Orthro Imagery Photography contract, including a final payment in the amount of \$57,500.00

Vice Chairman Walker seconded and the motion carried unanimously.

Closed Session

Chairman Inman entertained a motion to enter into closed session for the following:

- To consider the initial employment or appointment of an individual to any office or position, other than a vacancy in the Board of County Commissioners or any other public body, or to consider the qualifications, competence, performance, character,

and fitness of any public officer or employee, other than a member of the Board of Commissioners or of some other public body pursuant to G.S. 143-318.11(6).

Commissioner Lankford moved to enter into closed session for the following:

- To consider the initial employment or appointment of an individual to any office or position, other than a vacancy in the Board of County Commissioners or any other public body, or to consider the qualifications, competence, performance, character, and fitness of any public officer or employee, other than a member of the Board of Commissioners or of some other public body pursuant to G.S. 143-318.11(6).

Vice Chairman Walker seconded and the motion carried unanimously.

The Board returned to the open session of the January 12th meeting

Economic Development

Chairman Inman entertained a motion.

Vice Chairman Walker moved to accept the County Manager and Economic Development Commission Chairman's recommendation to make a formal offer to the applicant in Caldwell County for the position as Economic Development Director with a starting annual salary of \$69,000.00. Commissioner Carroll seconded and the motion carried (3-2) with Chairman Inman and Commissioner Lankford voting against the motion.

Adjournment

There being no further business to come before the Board, Chairman Inman entertained a motion to adjourn the meeting.

Commissioner Lankford moved to adjourn the meeting. Vice Chairman Walker seconded and the motion carried unanimously.

Darlene M. Bullins
Clerk to the Board

J. Leon Inman
Chairman