

MINUTES – JUNE 20, 2011

The Caswell County Board of Commissioners met in regular session at the Historic Courthouse in Yanceyville, North Carolina at 6:30 p.m. on Monday, June 20, 2011. Members present: Nathaniel Hall, Chairman, Kenneth D. Travis, Vice-Chairman, Erik D. Battle, William E. Carter, Jeremiah Jefferies, Cathy W. Lucas and Gordon G. Satterfield. Also present: Kevin B. Howard, County Manager, Brian Ferrell, Interim County Attorney, and Angela Evans representing The Caswell Messenger. Paula P. Seamster, Clerk to the Board, recorded the minutes.

MOMENT OF SILENT PRAYER

Chairman Hall opened the meeting with a Moment of Silent Prayer.

APPROVAL OF AGENDA

Chairman Hall stated “I need to make a change, fellow commissioners, on Item 20 Closed Session we do not need the Attorney/Client privilege session in there.” Mr. Howard added “Need to add the Prospect Hill Convenience Site. We need to do a different contract for that than what we voted on previously. This came up Friday.” Chairman Hall stated “We need to amend the agenda and we will do that right before the County Manager’s Report to discuss the Prospect Hill Convenience Center.”

Commissioner Travis moved, seconded by Commissioner Jefferies to approve the agenda as presented with removing the Attorney/Client Privilege section of the Closed Session and adding the Discussion of the Prospect Hill Convenience Center to the agenda before the County Manager’s Report. The motion carried unanimously.

APPROVAL OF CONSENT AGENDA

Commissioner Travis moved, seconded by Commissioner Battle to approve the Consent Agenda as presented with the following change:

Commissioner Lucas stated “On the May 25th minutes on page 10 it should be “Tahoe” instead of “Tahoo” and then on page 26 about midway down the page it should be three hundred fifty-two thousand dollars.”

Upon a vote of the motion with the corrections being made, the motion carried unanimously.

The following items were included on the Consent Agenda:

- A) Approval of Minutes of May 25, 2011 Reconvene Meeting
- B) Approval of Minutes of June 2, 2011 Special Meeting
- C) Approval of Minutes of June 6, 2011 Regular Meeting
- D) Approval of Minutes of June 8, 2011 Reconvene Meeting
- E) Tax Director’s Monthly Report
- F) Budget Amendment #8

PUBLIC HEARING – PROPOSED BUDGET FOR FISCAL YEAR 2011-2012

Commissioner Travis moved, seconded by Commissioner Jefferies that the Board enter into a public hearing to receive comments on the proposed Budget for the Fiscal Year 2011-2012. The motion carried unanimously.

There were no comments from the public. Chairman Hall declared the public hearing closed.

PUBLIC COMMENTS

Chairman Hall opened the floor for public comments.

Mr. John Moon came before the Board and made the following statement:

“My name is John Moon and I actually live in Alamance County. I am here tonight to speak on Caswell Ranch. I understand there are some issues with Caswell Ranch. I shoot competitively. I am an Alamance County Sheriff’s deputy and we train there twice a year. I am sure our Sheriff is just like your Sheriff, he is just not going to send us to any place that is not safe to train because we are using live ammo. I joined Caswell Ranch, I have been a member now for two years. I think the range is a very safe range. Mr. Brevit is a great instructor. They have some competitive matches there. There is the East Coast that is coming up. He just had a North Carolina state match that brought people in to Caswell County that normally would not have been there except for this match. I just wanted to say that we are running out of places to be able to shoot. By having this range sixteen miles from my house we like going there to shoot. It is shooting sport. We are not trained for any world terrorism activities or anything like that. It is kind of like, I don’t know if any of your guys play golf, ma’am you may play golf as well but when you leave a golf course you ride down the road and you say I wish I would have done this on hole 5 or I wish I would have done this on hole 7 and I did really good on hole 17. The shooting matches that he holds out there is the same way, you leave a little upset that you did not shoot well on stage 4 and you shot very well on stage 6. I don’t know what the plans are for Caswell Ranch through the commissioners of Caswell County but I did want to say thank you for the opportunity for allowing me to speak and I hope that Caswell Ranch will be able to continue. Thank you.”

Chairman Hall asked if there were any others who would like to speak at this time. Chairman Hall closed Public Comments.

RESOLUTION FOR ALAMANCE COUNTY AND CASWELL COUNTY TO BE INCORPORATED INTO THE PBH LME

Ms. Debra Welch, Interim Director for the Alamance/Caswell LME came before the Board and made the following statement:

“Good evening Chair and fellow commissioners. This joint resolution will bring together Alamance, Cabarrus, Caswell, Davidson, Rowan, Stanley and Union Counties. The merger will

be effective October 1st and we will begin providing services under the offices of PBH at that time. The resolution just says that, it is the joining of the entities together for mental health, substance abuse and developmental disabilities.”

Commissioner Jefferies moved, seconded by Commissioner Satterfield to approve the resolution for Alamance County and Caswell County to be incorporated into the PBH LME. The motion carried unanimously.

Detention Center Financing

Mr. Chris Alexander with First Tryon Advisors came before the Board and made the following statement:

“Good evening Chairman and members of the Board, I appreciate your time here tonight. I wanted to come here to discuss the financing opportunities that have been presented to the Board in association with the Law Enforcement Detention Center. Caswell County brought me on board in order to go out and look for the best opportunities for the county to assist them in putting together the financing package through the Local Government Commission and also to determine what financing options were available at that point in time and also what are going to be the best opportunities for the county in the future. We went out bids several weeks ago and we have received those bids back approximately a week and a half ago. Those bids came back with bids both from BB&T and Bank of America being good bids. They offer both 15 year and 20 year financing, BB&T did. Bank of America offered 15 year financing in callable and also in non-callable basis. Those rates for Bank of America on the non-callable basis were 3.20% fixed for 15 years, 3.325% fixed for 15 years with a 10 year call. BB&T offered a 3.58% fixed for 15 years and then BB&T also offered a 20 year financing opportunity to the county which is fixed at 4.39% over the life of the loan. In looking at all the financing options we went through and calculated all the total debt service that would be associated with each piece of financing and the non-callable piece of debt offered by Bank of America offered the lowest total debt service over the life of the loan. However, it would not allow the county an opportunity to go through and possibly refund that debt or pay that debt down at any point in time in the future. For a lack of a better way of looking at it, at that point in time the county and Bank of America would be locked into the financing until the 15 years has ended. The 15 year opportunity from Bank of America, you will look at the total amount of debt service of eleven million thirty-seven thousand eight hundred thirty-nine dollars and four cents (\$11,037,839.04) over the life of the loan. The TIC, True Interest Costs, of the financing was 3.45%, that includes all cost of issuance associated with bringing the transaction to market with working, with the Local Government Commission and also with bond counsel. It is the recommendation of First Tryon that the best opportunity for county is actually the 15 year financing from Bank of America offering a call in year 10. The reason being is that in the near future or the future down the road we may see opportunities to refund the debt, the county may have the opportunity somewhere down the line to possibility pay down the debt and that opportunity would not be allowed under the non-callable financing. The county would be able to save upwards of six hundred thousand dollars in just the last 5 years of financing by paying down the loan or paying off the loan. This offers the county the best opportunity overall. The lowest amount of debt service from year 7 through year 14 would actually be the BB&T 20 year financing. The issue with this, however, is you may pay a much

higher amount of debt. The True Interest Costs for that financing would be 4.49%. This would have the county paying one hundred and four basis points higher for an extra five years on the life of that loan. As you can image there is a lot more total interest cost with that transaction. The total debt service that is associated with that is 12.625 million dollars. The difference between the 20 year financing for BB&T and the 15 year financing callable from Bank of America is 1.56 million dollars.”

Commissioner Lucas asked “You were talking about the 15 year for Bank of America but you compared it to the 20 year for BB&T, is that correct?” Mr. Alexander responded “That is correct.” Commissioner Lucas continued “Wouldn’t it be easier to compare with the same comparison?” Mr. Alexander responded “The 15 year financing for BB&T also had a 10 year call on that so it was callable in the same terms as the Bank of America call was at however there was a difference in spread amount so the total all in yield from the BB&T 15 year was 3.69%, the 15 year loan from Bank of America was 3.45% that is twenty-four extra basis points you would be paying. When we went through and calculated that out that was the least favorable opportunity for the county.” Commissioner Lucas asked “Could you explain the 10 year call?” Mr. Alexander responded “The 10 year call would allow the county, say for example Burlington started moving north and there was a lot of residential development in the county. More residents started moving in. There was more money in the undesignated fund balance; it would actually allow you the opportunity to pay off that debt in advance in 10 years. The total amount of debt service that would be paid off, there is still going to be under four million dollars, about 3.7 million dollars that would be out there that you would be able to call in early. You would no longer have to pay that debt service anymore if you had that extra money to pay that off. If for example the county were able to attract the ability to get some extra inmates from the Marshall services or other opportunities then the county could actually use that money to pay down that loan at that point in time. This just gives the county more flexibility down the road.”

Chairman Hall asked “So to follow up that flexibility on that window is only available at the tenth year?” Mr. Alexander responded “Correct and this is the case with the two loans from BB&T and also the one loan from Bank of America that is callable. That is at the ten year mark, so that would be August of 2021.”

Commissioner Satterfield asked “Mr. Alexander, were Bank of America and BB&T the only bidders on this or the two lowest bidders?” Mr. Alexander responded “That were the two only bidders that submitted bids on this loan. The reason for that was when we put out this loan request we were looking for a 15 year fixed rate and also a 20 year fixed rate. The issue that has come about as of recently is that several banks have stopped offering 20 year fixed rates. The only bank that is currently offering a 20 year fixed rate is actually BB&T. Several other banks are offering 15 year rates but one of the banks that offers a 15 year fixed rate wanted a different structure of financing than what was being offered up by the county so therefore it was not going to be a lawful bid and they decided not to offer. They were sent out to seven banks.”

Commissioner Lucas asked “On the schedule here on page 116 where it is showing the graph of the debt comparison. Is that what the amount of the payment there will be in those years?” Mr. Alexander responded “This is a debt comparison of all of the county’s debt. So what we wanted to do was to see how each piece of debt as it is stacked on the county’s debt as it currently lies

and how it would have an effect. As you can see the 20 year actually creates the highest peak at a little over 1.24 million dollars and that would be in year 2014. The reason for that is the county actually has some debt that is coming off at the end of fiscal year 2014 and so there is going to be a dip in all of that service associated in the 2015 schedule.”

Chairman Hall asked “On the amortization scheduled I noticed that both banks submitted an interest only payment for the first two years. Did we request that?” Mr. Alexander responded “Actually it is for the first 18 months. That is standard whenever you are building out a new facility. The county will be building a new jail facility. The approximate date for the completion of that facility is, our understanding, approximately February of 2013. There is going to be about a 16 month build out. The first payment with principal would actually start the first of 2013. That was an actual request from the Local Government Commission of North Carolina.” Chairman Hall added “It just seems like on the back end if we started the payments sooner there could be a substantial savings on the back end of that especially considering that once the financing arrangement is in place the entire amount would be made available to the county. Did I not read that?” Mr. Alexander responded “That is correct. The funds would be made available to the county in order to be used. Bank of America does offer a service would actually save the county some money which is a small function of what they do. If the county were to start paying back the loan sooner, there would likely be a greater impact on the next fiscal budget year. You actually have quite a bit of debt that will be rolling off this fiscal year, June 30, 2011. You will also have more debt coming off this next year. We figure the county would be more stable then and it was also based on the recommendation from the state of North Carolina.” Mr. Howard added “The reason the LGC recommended it is because we do not have the asset yet, the building is not completed yet so they are not going to require you to start paying on the principal until the asset is in service.”

Commissioner Lucas asked “You said that we had debt that we will retire in the future. In 2016 the payment is going to get up to nine hundred and thirty-nine thousand, it is on page 121, in 2015 and then on the other schedule its nine hundred and forty-eight thousand. What exactly are we retiring that is going to make up the difference there?” Mr. Alexander responded “You have a courthouse debt that is coming off in 2014.” Commissioner Lucas asked “How much is that?” Mr. Howard responded “Between one hundred fifty and two hundred thousand.” Mr. Alexander added “It is about one hundred and sixty thousand a year. You also had debt that came off this year which had a positive impact on your ability to go out and issue any more debt. I believe that was on the school debt, I could be mistaken, that was reissued in 2003.” Commissioner Lucas responded “That was North and South Elementary schools. That total was what?” Mr. Howard responded “That was around four fifty.” Commissioner Lucas asked “That totals around six hundred thousand. That is a significant difference. How are we going to make up that difference? Where is it coming from?” Mr. Alexander responded “Your debt service would max out at a little over 1.1 million dollars in the fiscal year 2014. The county has been paying debt service in excess of one million dollars a year up until this last year in which your debt service was nine hundred fifty-seven thousand (\$957,000.00) dollars. There will be a difference this next year between what you are paid this fiscal year and what you paid in 2011 and what you paid in the previous fiscal year. The difference would be approximately three hundred and fifty-five thousand (\$355,000.00) dollars.”

Mr. Alexander stated "There are two things that the county will need to do. The county will need to approve the sworn statement of debt that should be in our packages tonight. That is the sworn statement of debt that actually goes to the Local Government Commission. It lays out the amount of debt that the county currently has. It is a balance of all of your outstanding debt as of the end of this fiscal year. This tells the Local Government Commission all of the balances on all of your debt. The other thing that would need to be approved is the authorization for the county manager to ratify the offer from Bank of America for the financing of up to nine million dollars for the combined financing of the law enforcement detention center."

Chairman Hall asked "The sworn statement of debt does not require a vote does it?" Mr. Alexander responded "No it does not." Chairman Hall continued "You can get that information from our finance officer and our county manager." Mr. Alexander responded "That is correct. That information should be actually up to date as of last week. I believe that information was updated as of last Tuesday." Chairman Hall asked "So where we need action is the authorization for the county manager to ratify the offer on the 15 year Bank of America loan on a callable basis." Mr. Alexander responded "That is our professional recommendation to the county. There would be some savings if you went with the non-callable option but please understand, for a lack of a better word, you are married indefinitely to that loan, throughout the life. The only other time that the county has ever issued into a non-callable debt was actually on the courthouse."

Mr. Ferrell stated "Mr. Chair the two actions that were mentioned earlier tonight, the sworn statement of debt the finance director is going to have to certify that she has been designated by the Board of Commissioners to making file with the clerk this particular sworn statement of debt. I do believe that need to take action to authorize Ms. Vaughn to execute this sworn statement of debt."

Chairman Hall stated "Fellow commissioners there are two actions that we need to take. Number one, we need to authorize the finance officer to sign the sworn statement of debt. Number two, we need to authorize the county manager to ratify the offer from Bank of America on the 15 year callable."

Commissioner Carter moved, seconded by Commissioner Satterfield to authorize the finance officer to sign the sworn statement of debt.

Commissioner Lucas stated "For clarification purposes on the information that is in the statement. Is the total correct that our current gross debt for the county is two million nine hundred twelve thousand four hundred forty-six. Is that correct?" Mr. Howard responded "Yes." Commissioner Lucas added "That includes two million two hundred eight-five that is left owing from the middle school and then the six hundred twenty-seven thousand for this courthouse's renovation, Sheriff's Vehicles and Ambulance. So the total is two million nine hundred twelve thousand four hundred forty-six."

Upon a vote on the motion to authorize the finance officer to sign the sworn statement of debt, the motion carried by a vote of six to one with Commissioner Lucas voting no.

Commissioner Carter moved, seconded by Commissioner Satterfield to authorize the county manager to ratify the offer from Bank of America for the 15 year callable.

Commissioner Lucas stated "I would just like to make a comment that we are going from 2.9 million dollars in debt to 13.9 million by sending this to the LGC for approval. I just wanted to make that known."

Upon a vote of the motion to authorize the county manager to ratify the offer from Bank of American for the 15 year callable, the motion carried by a vote of five to two with Commissioners Battle and Lucas voting no.

GUILFORD MILLS SPACE UPDATE FOR PCC

Mr. Howard stated "Where we left this off was we were trying to solve the parking issues at Guilford Mills. I have been in contact with the church and they are willing to allow the county to use that parking lot around their church for Guilford Mills. I have sent a letter to them on the terms and conditions on a lease agreement to use that parking lot. That was the biggest item that we had that was hanging over our heads to try to see if this was going to work or not. Dr. Bartlett and I had discussed if we could not line the parking up was moving into the building and expanding as additional parking became available. We have not had a chance to talk since I talked with the church on Friday. The church will allow us to park there during the week for classes and other stuff."

Dr. Walter Bartlett, President of PCC, stated "We have also talked about some other parking options as well. One of those is since we will be providing training for the Corrections there is the possibility that the folks can park over there and then Corrections can bring them over on a van or a bus. For some of those classes we can resolve some of the parking in that regard. We also talked about maybe using CATS as a possibly where they could park somewhere else in the county. They may be some type of schedule we could set up. I think that would be easy enough to do. We could pick them up in the morning and drop them off for lunch through CATS. There are some other options for taking care of the parking issues."

Chairman Hall asked "If I understand correctly, parking was our biggest obstacle?" Mr. Howard responded "Yes sir." Chairman Hall continued "So now we think we have overcome that obstacle?" Mr. Howard responded "Yes sir." Chairman Hall asked "Do we need to take any action?" Mr. Howard responded "I think you will need to budget to allow them to use that space. I think he had talked about a long term agreement." Mr. Ferrell responded "The memo you have in front of you contemplates a memorandum of agreement or an interlocal agreement. There is a possibility of a draft ready which I have not seen but the terms here are set out on the second page of Dr. Bartlett's handout. It has some specific terms that need to be put into an agreement and it sounds like that is on its way." Dr. Bartlett responded "That is right. We have a copy of it right here. It is pretty short and sweet. It basically just puts it into a memorandum of understanding what we are looking at."

Chairman Hall asked counsel "You will be modifying or working on that?" Mr. Ferrell responded "I will need to take a look at it. There is a statute regarding interlocal agreements and

there is a series of six or seven terms that are required for all the agreements. I would like to have the opportunity to cover it and to make sure it covers the statutory bases.” Chairman Hall stated “I think it is the general consensus that barring the review from our counsel we can move forward. Hopefully we will not delay anything too much but we would like for our counsel to look at that.” Dr. Bartlett responded “I sure do appreciate it. I think it will be a good move for everybody.”

Commissioner Battle asked “What are we going to be responsible for and how it factors into our budget?” Chairman Hall responded “I think that would be good when counsel looks at that then our county manager can bring that back to us.” Mr. Howard stated “I can bring some of those details Wednesday when we have the Budget workshop.”

PELHAM INDUSTRIAL PARK IMPROVEMENTS

Mr. Howard stated “This is Matt Hastings. He is the engineer on the project from Dewberry & Davis. What they have done is given us a couple of options. These options are just on what needs to be done over there with the remaining funds from several grants we received to do the water tank. If you will remember several months ago when the water tank bids came in they were significantly lower than we projected in the budget. We have funds left over to go in and do roadwork and to do some sewer improvements to allow us to utilize more of that park. I will let him go over those options with you.”

Mr. Hastings stated “I guess Kevin gave you a few cost estimates and some figures to look at. Do you have the figures of the cost estimates first?” Commissioner Lucas responded “We have the water booster station improvements first.”

Chairman Hall stated “Before you get into detail, tell us quickly what the options are that we will be looking at so the public will know.” Mr. Hastings responded “The two options are you have the industrial park on the north and south side of Highway 700. Option 1 you can go on both sides of the road and do some work. You can do some roadwork on the south side and on the north side we can do sewer work and road work also. The sewer work will not be complete. It will be a partial sewer job. If you go option 2 you will strictly work on the north side of the highway. You will do all the sewer work and all of the road works that needs to be done to develop the north side of Highway 700. So it is either a partial fix on both sides or a complete fix on one side. The cost is very similar if you look at these cost estimates.”

Chairman Hall asked “What would be the advantage or disadvantage from one to the other?” Mr. Hastings responded “I don’t know that there is a disadvantage to either one. It is really your opinion as to whether you want to decide to develop one side or the other.” Mr. Howard added “If you look at the maps we provided for each one, it shows how much will be developed on each side. Basically you get the sewer more completed with the second option when you develop one side and it could open up two or three lots. If we do the gravel road on both sides you will open up fifteen more lots.” Mr. Hastings add “A couple of advantages I can see here is if you go with option 1 you will allow more potential builders to come in and look at all the potential lots you have but it is not ready for development yet if you do it that way. Whereas if

you go with option 2 you will completely develop the north side of Highway 700, lot 4, lot 1 and lot 2 are ready to build on. They will have all the water and sewer they need.”

Commissioner Battle asked “Why do we need this and what happens if we don’t use it? If we don’t go with either option what happens? What are the ramifications?” Mr. Hastings responded “You have five hundred and thirty-three thousand dollars in grant money that you are going to lose.” Commissioner Battle continued “Let’s put the grant money aside. What do those improvements do as far as the industrial park?” Mr. Hastings responded “So far we have put water in the park. If someone want to come and move in you have water. You cannot develop anything without sewer. With neither option the park is pretty much useless for right now.” Commissioner Battle asked “If we chose the north side, how much sewer do we get for that? Is that completed?” Mr. Hastings responded “The north side will be complete so you can go ahead and develop the entire north side of the highway. If I were to do this that would be the way I would go because you can at least get two or three customers in there. You would have more revenue for the county and more jobs. Hopefully it will influence more people to come to the south side.” Mr. Howard added “We will have the ability each time we locate someone out there like we did with this one we used job creation to get infrastructure dollars from the state through the CDBG through the Industrial Development Fund. So we are able to one increase the marketability of the industrial park by having it shovel ready in some aspect. Some companies don’t want to come in and wait for two years or the year and a half it will take to get infrastructure out there. It makes it marketable from day one once it is completed. Someone can come in and start building their building right away and they are ready to go instead of having to wait for the infrastructure to get there as needed. That is why this tank was so important and then the fact that we can do this now just makes it, we already have a good location the state has told us that and they said once we get water and sewer to the larger area of the park we will be able to market our industrial park for folks coming into the state.”

Commissioner Satterfield asked “How many acres do we have left on the north side that is not being utilized now?” Mr. Howard responded “I think it is about seventy acres on both sides but part of the north side is just not developable because it is lower. We are looking at larger lots on the north side. You are not tied to what we have here by any means on the lot sizes. It is just to give you an idea of the layout.” Commissioner Satterfield continued “This sketch we have in front of us, 1, 4, 2, and 3 that is the north side right?” Mr. Hastings responded “That is the north side.” Mr. Howard added “Yes sir.” Commissioner Satterfield asked “Did you say something about number 4. Is there someone on lots 1 and 2?” Mr. Hastings responded “Number 4 is Norag. Lot 1 and 2 are not developed yet.” Commissioner Satterfield continued “So the only lots that are not developed are lots 1, 2 and 3.” Mr. Hastings responded “Yes sir.” Commissioner Satterfield continued “And that is the only thing that is developed that you can develop over there.” Mr. Hastings responded “On the north side. I don’t want you to be confused but the sewer has to be done for both sides of the highway. That will be done at some point. To develop the south side the sewer is going to cross the road and go into the same pump station.” Commissioner Satterfield stated “Chairman I think we are better off to try to finish up one side and to have it ready for someone rather than to try to piece meal both sides.”

Commissioner Battle asked “What happens if we don’t do the south side and then we come back later? Is it the same job today as it would be a year or two down the road?” Mr. Hastings

responded “You will not have to do a lot to the south side. It is a grading job, just grading in a road to give people a better view of the park. The cost will probably not change a lot for grading. It is not a huge cost anyway. If you will look at the cost estimate, it is only a gravel road, it is not a paved road. That is where the dollars come in is with paving the road.” Mr. Howard added “We are not getting sewer on the south side of this project either way you look at it, there is not enough money to do that. It gives us the ability to, the pump station is the most expensive part of it. It has to be moved to a lower spot so we can do gravity lines for the rest of the industrial park. If someone wants to locate on lot 13 on the other side we can go back and get grant funding to run sewer and tie that in at a much lower cost now that we are able to put the pump station in and to get the road in. Where the pump station is located now is not an ideal location to serve the whole park. It is not low enough to get gravity from every lot in the park.” Commissioner Battle asked “So we will have to move it at some point?” Mr. Howard responded “That what we are asking for now, is to move it now. It is too close to the Welcome Center.”

Commissioner Jefferies asked “Say we have water and sewage on the north side, what happens if someone wants to move into the south side. Would the sewer be available to put on the south side?” Mr. Hastings responded “Yes, once the north side develops, even after we put the pump station in and someone comes in and says I don’t want the north side I want the south side like Kevin said we can potentially get more funds to put the road and sewer in for those guys. Water is already at the entire park, all you have to do is branch off Highway 700. In the future you will need more money to finish one part or the other.”

Commissioner Carter asked “Do you have any plans in here for a Chlorine Boost Station for north side?” Mr. Hastings responded “No we do not. There is an existing chlorine feed in the existing booster station now. We put that in the last project. It is not being used but it is inside the building.” Commissioner Carter stated “One of my main concerns is once you construct that tank and water in it you only had two customers, the Welcome Center and Norag and it was a concern with the state representative about water being in that tank because chlorine dissipates if it is not being used. It will require a regular flushing of that tank.” Mr. Hastings responded “You are looking at dissipation by-products. Right now the tank is going to be used for fire purposes only. That is why if you go with either option the 133,000 is to put a new hydro pneumatic tank in the existing booster station because they are not going to let us use the tank for potable water right now until you can get three or four customers in the park to turn the water over faster.”

Commissioner Lucas asked “The water in the tank is not potable because?” Mr. Hastings responded “It is going to be non-potable right now. Right now you have NORAG and the Welcome Center use about 10,000 gallons of water a day and that is probably conservative.” Commissioner Lucas continued “So we will have the booster station that is needed?” Mr. Hastings responded “The booster station is already serving the park now. This is upgrades to the existing booster station. North Carolina is saying that the pressure is too low in the park right now to serve anybody else. The Welcome Center only has about 20 pounds of pressure. In order to boost that pressure you will need to put another hydro pneumatic tank in.”

Commissioner Lucas asked “What was the total amount of the grant?” Mr. Howard responded “The total grants, there were about five of them in there, it was about 1.6 million. Golden Leaf

was about nine hundred sixteen thousand or nine hundred twenty-six thousand and that is what started this whole process, getting that amount of funding. The rest of the grants we were able to get because of NORAG locating there and using their jobs.”

Commissioner Lucas stated “So we have two options. One is the one thirty-three one which is the booster station improvements along with the five forty-two seventy.” Mr. Hastings responded “The one thirty-three is in both of the other two. You have two five hundred thousands, the one thirty-three is in both of those.” Commissioner Lucas asked “It is included in the five forty-two?” Mr. Hastings responded “That is a must have item.” Mr. Howard added “I just included it to show you the cost breakdown. It is included in the other two estimates.”

Chairman Hall asked “Are these numbers broken out by north side and south side?” Mr. Hastings responded “No, they are broken out by project.” Mr. Howard added “Option 1 is north and south sides and option 2 is just the north side.” Mr. Hastings stated “Option 1 is doing work on both sides, north and south but you are doing less. On option 1 you are not doing the gravity sewer. You are still doing the pump station and the gravity main but you are leaving out the sewer. The two main differences in the two options are: one you do road work on the south side and the other you do gravity on the north side. That is the two differences. Both options you do pump station work. Both options you do the road on the north side. It is just a gravel road.”

Chairman Hall asked “I am assuming the one that is five hundred and forty-two thousand is everything? That will complete the park out there.” Mr. Hastings responded “That will complete the north side.” Chairman Hall continued “Five hundred and forty-two thousand to complete the north side?” Mr. Hastings responded “Yes to complete the north side. The north side will be ready to develop.” Chairman Hall stated “That is why I asked about the north and the south that was confusing me.” Mr. Howard stated “The five sixty-nine is for the north side.” Mr. Hastings responded “I am sorry, I got that backwards.” Commissioner Battle confirmed “The five sixty-nine is the north side.” Mr. Hastings responded “The five sixty-nine covers the north side. Chairman Hall stated “The water station booster improvement does not have an option to it.” Mr. Hastings responded “That is correct. It is included in both options.”

Commissioner Satterfield asked “I noticed that Option 2 will require about thirty-five thousand more?” Mr. Howard responded “As the estimates are we were going to talk about how to get around spending that much. We can structure the bids when they come in to deduct certain parts of it if we did not want to spend county dollars to do that. If the bids come in a little bit high we can deduct to get it down to what we have in grant money. We will structure the bids to where it will match what we have in grant money.” Mr. Hastings added “The other item that he did not mention is the project that is going on right now has about thirty-five thousand (\$35,000.00) dollars in contingency that will most likely not be spent. That money would roll over into this project and it would probably cover the whole thing.”

Commissioner Satterfield moved, seconded by Commissioner Battle to move forward with Option #2 and to spend grant money only.

Commissioner Lucas asked “How do you make up the difference in these options?”
Commissioner Satterfield responded “Obviously it looks like we are thirty-five thousand

(\$35,000.00) dollars short. My motion was when these bids come in and the bids are in fact higher where we have to put thirty-five, we are going to leave something out of the bid or either we are going to take the thirty-five thousand in contingency he said we are going to have left from the water tank and spend it on this project. We will not spend any local money in my motion." Mr. Hasting added "The specifications are written so we can eliminate any part of the project that the county cannot afford." Mr. Howard stated "The hope would be that it would come in lower than what we have estimated so we can add to it just like the tank project did." Mr. Hastings added "If you will notice there is about thirty-five thousand (\$35,000.00) dollars in contingencies in this estimate also." Commissioner Lucas asked "It will come back before the Board for final approval, right?" Mr. Howard responded "Yes you will have to approve the bids."

Upon a vote of the motion to move forward with Option #2 and to spend grant money only, the motion carried unanimously.

TOWN OF YANCEYVILLE WIRELESS ANTENNAE LOCATION REQUEST

Mr. Haynes Brigman, Yanceyville Town Manager, came before the Board to request permission to install wireless antennae on the Old Senior Center building and the Library.

Mr. Brigman stated "Thank you Chairman and Commissioners. I am here today on behalf of the Town of Yanceyville to inform you and to make a request to the Board. The Town has received grant money from the Rural Center as part of the North Carolina Small Town Economic Prosperity Program. With these grant funds the Town has identified four different projects that we are looking to implement, specifically in the downtown area here, downtown meaning around the Square. The downtown area they are hoping to promote economic development in the area. One of these four projects is to install a free wireless internet connection point in the downtown area for businesses, business patrons, pedestrians, visitors, and travelers to have access to an open internet access point when they are in the downtown area. We hope that this will increase economic development to the current businesses that are here, maybe attract new businesses to the area and provide the patrons with a service that they currently do not have access to. The Town has reached out to a contractor, WindChannel Communications, to install this service in the area. WindChannel Communications came to the town and conducted a survey of site locations of where antennas would need to be located to provide a solid, strong signal in the downtown area. It just so happened that those antenna locations corresponded with county owned property and town owned property. As of right now the project scope is to install a large antennae on the water tower located on Highway 86, an antennae located at the Town of Yanceyville Municipal Services Building, the Town of Yanceyville Fire Department, the Gunn Memorial Library and the Planning Building located where the Post Office is. So the Town is reaching out the County, in this effort, to work together to provide this service to the citizens. We are asking that the County to give us the ability to locate wireless antennas on top of the Gunn Memorial Library and the Planning Department Building. These antennas will be on non-penetrating roof mounts, on the flat top roofs of both buildings. They will take up an area of about six foot by six foot, the non-penetrating roof mounts will. They will have a pole that comes up from that roof mount that the antenna will be posted on. I have some examples of the type of antenna, pole and roof mount that will used, I don't think they were included in your

packet but I have copies here for each of you if you are interested in looking at those. The project will be fully funded, installation wise, by the grant funds provided by the Rural Center. The Town will take on the endeavor of maintaining the services in the future. Really once you have the project installed it is really the maintenance of the antennas and the providing of the internet source to those antennas. That will be a function and the responsibility of the Town in the future. The Town is asking the County to allow us to locate these antennas on top of the building and to provide power to these antennas. These antennas, according to the engineer, use about as much electricity as a 60 watt light bulb and are very similar to a wireless modem that you may have in your home now. Those costs estimate anywhere from \$3.00 to \$6.00 a month to provide power to those antennas. The Town as part of the grant project will locate all of the power sources and installation of these antennas at those locations with no cost to the County. The only future and current cost that the County would be responsible for is providing power to those two antennas, again roughly \$3.00 to \$6.00 a month added to your power bill to power those antennas. We have proposed an agreement where the Town will pay a one thousand dollar, one-time fee to the County to allow us to have access to these roof tops and to allow us to place our antennas there and also to cover any operating costs which will probably be negligible on these building in the future. I have provided an interlocal agreement or a license agreement to Kevin as a sample. It protects the County, I think very well, as far as your ability to still have access to the building, our ability to enter and have access to those antennas, and your ability to continue to serve that right to anyone else that you may choose to.”

Chairman Hall stated “Before we move forward and entertain questions, I have one suggestion and that is prior to acting on this request I think it would be a good idea that this Board has a meeting with the Town Council and we could discuss everything in details as it relates to costs, design, the entry requirements and all the things that the Town Manager has mentioned. That would be just my suggestion.” Mr. Brigman responded “Mr. Hall unfortunately we are at a short time length to spend these grant fund. These grant funds are actually anticipated to be spent by June 30th, which is just next week. We have all of the contracts in place with WindChannel Communications, the contractor who will install the service. The grant funds have been given until July 15th. We only reason why we say June 30th is so we can get them spent in this fiscal year but we are only give the time length of July 15th to actually have the money spent and the project in place. The project timeline is about two weeks from start to finish, installed to up and running. I want you to be notified of that, that we are on a time limit with this project.” Chairman Hall responded “So noted.”

Commissioner Satterfield asked “The coverage area?” Mr. Brigman responded “The octagons that you see there will be the primary signal areas.” Commissioner Satterfield continued “What is this other area that is shaded here?” Mr. Brigman responded “There will also be a little bit lower signal projected from the water tower located on Highway 86 so the residential areas located in that wide span will probably has access to the internet. So there will be a secondary benefit to this project as well. There will be several residential homes that will have access to a free wireless internet point.”

Commissioner Battle asked “In paragraph 2 it says ‘To the degree that such changes in type and quantity of service are material, Licensor and Licensee understand and mutually agree that such an increase in the expected value of the Antenna Facilities may be reflected in future fees paid

for by Licensee.” Mr. Brigman responded “What that means is if we are to look to locate antennas in the future, our Town Council has pretty broad goals on expanding the service once we get it in the downtown area, say we were to locate an antenna on top of the Guilford Mills building. That would obviously be an additional agreement that would be necessary and we would look to agree to a fee for whatever expansion we may do in the future with these wireless antenna locations.” Commissioner Battle continued “The next question Mr. Chairman and I know we have not gotten to it yet but it seems that if the Town is wanting to use some county owned buildings that we could somehow make some kind of a trade for some things that we may want such as a parking lot. I know we are pressed for time like he said but it is an option to look into. I don’t know the full effect but like I said before we don’t always have to have money when there are things that we need.” Chairman Hall responded “One of the reasons that I suggested that this Board meet with the Town Council was so we could discuss several issues that have at least been on my mind. When the Town Manager mentioned the time constraints my response was just so noted. I now will ask the question. Why are you just now coming to us with that time constraint and this is not necessarily directed at you because you are the town manager.” Mr. Brigman responded “That is a perfectly understandable question and the reason being is that the Town took a long time on deciding on what the projects were going to be. There were several projects that were proposed and we finally got four projects that were passed and approved by Town Council and approved by the Rural Center for these project funds. We were a little late in the game starting anyway. Then we also had to wait for the bids to come in on the project. Once the bids came in we selected a contractor. That contractor then had to come out and perform a survey of the areas to see where the best locations would be. We had hoped and we had anticipated that we could just utilize the fire station and the Municipal Services Building to provide a good coverage but in reality once the survey was done the location of the fire station is kind of in a hole and there are tree lines that kind of block the usage of the Municipal Services Building to project the strong signal. There were some mitigating factors that did not allow us to go forward with our original plan. We don’t want to locate these antennas on private property and so we hoped that we could partner up with the county in providing this kind out of the box service to our downtown area.” Chairman Hall responded “I understand your response. There is one other question I would raise and will still raise to the Town Council and that is if you were planning a program of this nature why were we, no we the county, involved in the proposal stage? It is a personal issue with me when people come to the Board, anybody that comes to the Board, and the second thing they say is that time is of the essence. The first thing is the request and the second thing is you have to act now.” Mr. Brigman responded “I had a meeting with Mr. Howard in December and proposed all four of the project ideas to him. I asked him to make the commissioners aware of those projects. I reached out to him first thing when these projects developed.” Chairman Hall responded “Again so noted.”

Commissioner Battle stated “I have got to get this off my chest Mr. Chairman. I am not bashing you but just in general, certain things we can’t do but now you want to use us for certain things.” Mr. Brigman responded “That is an unfortunate way to look at it because...” Commissioner Battle continued “I know it is but that is the way it feels. It is not personal towards you but that is the way it feels. We have to give money whenever we want anything but now the Town Council is coming to ask us hey we need to use your building because our plan did not go through like we thought it would. I just feels like, like you said maybe we should have a talk or

we could have talked about it before but that is how I personally feel. I just want it to be known.”

Commissioner Lucas stated “I would like to say in reviewing the agenda for tonight there is, I guess, a proposal for the parking I think in here concerning the Town Hall for the twenty-five hundred dollar fee. Is there some way very quickly negotiate something with the Town as far as that proposal and this proposal?” Chairman Hall stated “I was going to comment on whether or not there was a proposal in here for the parking.” Commissioner Lucas stated “Well it is to discuss.” Commissioner Battle responded “I think it is talking about closing it. That is the way I understood it. It says due to the possibility the Town may close the two parking lots.” Mr. Brigman responded “I will just go ahead and answer that. I am not prepared that this time to discuss any negotiations regarding parking. To me this is a completely separate issue that benefits the county citizens as much as it does town citizens. We built in a thousand dollar one-time fee that more than covers any negligible increase in utility fees for these areas. We will do the full maintenance of the entire service throughout its life. We are just seeking approval to locate these antennas in the necessary areas to provide that service.” Commissioner Lucas stated “I understand your position but I think it is a matter of principle with this Board.”

Commissioner Travis stated “These antennas as far as helping the county and the town is no different than the parking lot over there. People that park in that parking lot, you don’t know if they live in the town or live in the county.” Mr. Brigman responded “With all due respect Commissioner Travis, I am not here to talk about the parking lot.” Chairman Hall stated “Let me suggest this again because the Town Manager came at the request of the Town Council and my initial comment was that we not take action until we meet with the Town Council and then anything we need to say or would like to say let’s say it to the Council and not to the Manager.”

Commissioner Lucas stated “Chairman Hall in the spirit of cooperation, we all do need to work together. It can’t always be one sided.”

Commissioner Carter stated “I will go ahead and discuss what is on the agenda and what is before us tonight. I think it is beneficial and it will benefit the Town and all the businesses we have here in town and it also benefits the county as well. I am fully in favor of it. I will say something that Commissioner Lucas said, it really disturbs me to a great deal, I don’t know what the problem is with the county and the Town. Once upon a time we were working pretty good together. I would like to see us have a joint meeting as soon as possible with the Town Council so the county can maybe iron out some of these differences with the parking lot and whatever else needs to be discussed. I am all in favor of the program that was presented tonight.” Mr. Brigman responded “And I will respond to that.” Chairman Hall stated “You do not have to respond to all of our comments I don’t think at this point because as commissioners we represent a broad spectrum of citizens and we tend to say what is on our minds because we are elected but you don’t have to get into it.” Mr. Brigman continued “I would just like to respond to that and say that when Kevin Howard came to our meeting we actually told Kevin, our council told Kevin to come before you and schedule a meeting. So we have reached out.” Chairman Hall responded “I heard you when you mentioned that earlier. So noted.”

Commissioner Travis moved, seconded by Commissioner Battle to table this item until the Board schedules a meeting with the Town of Yanceyville.

Commissioner Satterfield asked "Mr. Chairman we are going to be here Wednesday evening to work on the budget is there a possibility of having the manager and the town manager to get together to see if we can maybe meet Wednesday evening?" Chairman Hall responded "I don't know if we can work out a schedule that quick." Mr. Howard added "The Town would not have enough time to give their notification. They have to give a forty-eight (48) hour notice." Mr. Brigman responded "As long as there were no decisions made we could meet."

Commissioner Jefferies stated "I do think we need to meet with the Town."

Commissioner Carter stated "I would be good to meet with the Town and to discuss some things but what is on the agenda and what is before us tonight is something all together different. As Haynes, the Town Manager said time is important so if we table this it will be the first of July before it will get back on the agenda again."

Upon a vote of the motion to table this item until the Board schedules a meeting with the Town of Yanceyville, the motion carried by a vote of five to two with Commissioners Carter and Satterfield voting no.

Commissioner Carter asked "Are we going to set the meeting with the Town Council?" Chairman Hall responded "We will have the county manager to get with the town manager and ask the clerk to poll the members of the Board. So start checking your schedules to see what we can do." Commissioner Carter stated "We need to do it as soon as possible."

PRESENTATION OF NRG – EMS BILLING CONTRACT

Mr. Howard stated "This contract is based on the discussions we had at the last meeting and I think the attorney has reviewed it and he is okay with what is in the contract." Chairman Hall stated "Fellow commissioners I did speak with our county attorney on this one. Is there any questions for our attorney since it is recommendation that we move forward?"

Commissioner Satterfield moved, seconded by Commissioner Jefferies to accept the county attorney's recommendation to enter into the service agreement with NRG for the EMS billing. The motion carried unanimously.

CDOT/EMS CONSTRUCTION CONTRACT CHANGE ORDER

Mr. Howard stated "The change order would be for six thousand three hundred and seventy-five (\$6,375.00) dollars. That covers the cost of the performance and payment bond."

Commissioner Battle moved, seconded by Commissioner Travis to approve the CDOT/EMS construction contract change order.

Commissioner Lucas asked "This is for the change order on page 176? Is that correct?" Mr. Howard responded "He brought three bids. Two of the bids were \$6,375.00. They were the two lowest. We are not entering into the contract for the bond, we are just agreeing to the change order on the project to issue the bond. It will be in his name so it will not be in the county's name." Mr. Ferrell added "We are the beneficiary of the bond but the contractor is actually entering into the bond with the insurance company so he is getting the insurance. It proves to the benefit of the county to the completion of the project." Commissioner Lucas asked "Which insurance company are we going with?" Mr. Howard responded "He will decide that based on the funding that we are providing."

Upon a vote of the motion to approve the CDOT/EMS construction contract change order, the motion carried unanimously.

TELECOMMUTING POLICY

Chairman Hall stated "The next order of business is the Telecommuting Policy. It was in our packets and I hope that everyone had an opportunity to look at it. I have a suggestion on this one. I think I mentioned at a previous meeting that I asked Commissioner Lucas to chair the Personnel Committee and Commissioner Lucas has agreed to do that. She has identified to other members to serve with her. It would be my suggestion that we route this policy through the Personnel Committee."

Chairman Hall stated "I will also suggest that if you feel the need to ask the county manager or other county staff to be involved or to serve on this committee because there may be some research and other things that you may want done."

Commissioner Satterfield stated "Mr. Chairman I would just like to say that I have read the policy and I think that Caswell County is a long ways off from being able to effectively monitor telecommuting. I am going to be quite frank with you. It talks about adhering to the county policies and procedures. It talks about information security. Then it goes on to talk about they can use their personal computer to put county business on. We don't have the personnel to monitor it. I think we are a long ways yet from being able to effectively monitor a telecommuter. That is my thoughts on this. It talks about it also about it not being a substitute for dependent care. I am afraid you are going to get into that and a can of worms in some cases too. But that is just my thoughts on it."

Commissioner Battle moved, seconded by Chairman Hall to assign this Telecommuting Policy over to the Personnel Committee for their review and then to bring it back before the Board of Commissioners. The motion carried by a vote of six to one with Commissioner Jefferies voting no.

RECESS

The Board held a brief recess.

GUILFORD MILLS OFFICE SPACE LEASES

Mr. Howard stated "Mr. Chairman and Commissioners it was stated, before the leases came back up for renewal this year, to do a market analysis to get an idea of what we are charging is comparable to everything else in the area. We found that most spaces were between \$4.00 and \$6.00 per square foot. The premium spaces, which are the ones out on 86, is going anywhere between \$8.00 and \$12.00 per square foot. The \$12.00/sq.ft users, from what they told us, are usually the heavy water users, hair salons, barber shops, doctors offices, places that use a lot of water. They charge them more on their lease to offset those higher utility bills. Looking at this, right now we are at \$6.00/sq.ft. that is probably the median in the market. If you look at the location and condition we are probably, in my opinion, about right for what we are charging for our space."

Commissioner Satterfield moved, seconded by Commissioner Jefferies to accept the recommendation of the county manager to charge \$6.00/sq.ft. for office spaces leases.

Commissioner Lucas asked "How many lease do we currently have?" Mr. Howard responded "We only have 4 right now. At one time we kept the building pretty full. I think the transition with the LME some folks are not doing anything right now. We have four or five offices over there right now."

Upon a vote of the motion, the motion carried unanimously.

COURTHOUSE PARKING OPTIONS

Mr. Howard stated "There is a great possibility of losing the municipal parking lots come July 1. The jail construction will start mid August to early September and we will be losing a good bit of parking over there. I wanted to discuss how we will allocate the parking that will be available after those two events take place. Basically we will have three lots in front of the building and then you will have the Health Department lot and the lot to the right and then once those fill up we will be forced to go to the Recreation for the large parking lot over there for overflow parking on the heavier court days."

Chairman Hall stated "I would suggest that the county manager, the building supervisors of those two buildings and maybe some of the department heads get together and work out a recommendation so we can get something formal for this Board to take a look at." Mr. Howard responded "In order to provide parking for jurors I think by statute we are required to provide free parking." Chairman Hall stated "That is fine, get the recommendation. Identify the spaces and whatever needs to be done. You are telling us stuff that I think we know. Get a recommendation in writing and get it to us. I don't have a problem with the free parking for the jurors." Mr. Howard responded "I don't have anything in writing. The recommendation would be to allocate the front three lots as court parking while court is in session and to shift the employees and other core personnel down to the other lower lots to provide parking for the citizens who are using the building."

Commissioner Carter stated "I am going to make a comment. I have been doing a lot of research on this parking. I have been here in town during the week when court is in session. We have had district court, civil court and superior court. You have law enforcement officers and judges having to park on the grass and now we are losing the municipal lot and the old former town hall parking spaces and it is not going to be adequate parking. The back part about this is the county people are going to suffer because if they park in the municipal parking lot after July and their cars are towed away. That falls on the county not having enough adequate parking spaces for people to park during court. It just galls me to the end to know that we cannot work out an agreement with the Town of Yanceyville like we did last year. It is not costing this county a dime, it is coming out of court fees through the court system. I am not getting into this between the county and the town but I look at the people of this county that do not have adequate parking on court days. I will tell you right now a superior court judge can do it and if I could do it I would hold every county commissioner accountable if there are not enough parking spaces."

Commissioner Battle asked "Would it be possible to get a diagram of the parking?" Mr. Howard responded "I can. Can we add this to the budget workshop because there are going to be issues come July 1 when we lose that parking? Basically it is to get the word out on where they can park and to what we are doing." Chairman Hall responded "We cannot do everything at the budget workshop. That is the reason I suggested that we get something from you so we can deal with it and get the word out to the staff through you as the county manager. I would prefer to see a layout of all of our lots, all of them, everywhere we have space. Identify who can park where, be it staff, jurors, judges, policemen or whoever, get it all laid out in a chart so that this Board can see it. If we have inadequate parking spaces the tell us that on the chart. We have two hundred employees, we have x number of jurors, and we have x number of parking spaces and this is where we are short. But for me I think we need to have this thing laid out so we can look at them. It seems like to me that we are reacting at the last minute again. I don't think there is going to be a major crisis come July 1 if we do not have this in place. There will be people upset. There will be staff upset because they may have to walk some but we need to resolve this in a systematic kind of manner. I am suggesting that you get with the building supervisors and departments and work out something to present to this Board so that we all can see it."

Commissioner Jefferies stated "The only comment I have is I know they are going to start that new jail addition and there will be a lot of machinery there during this and that is going to take up a lot of the parking spaces. I think this is something we need to consider." Chairman Hall responded "Again we can anticipate some problems and we can anticipate this by having staff look at. Talk with contractors and talk with people who have done this work so we will know that they need x number square feet for parking. Let's not wait until the last minute. Let's not wait until the trucks show up and then say where are we going to put them."

Commissioner Carter stated "The only additional comment I am going to make is you need to come and see for yourself when you have district court going on, superior court going on and all the parking lots including the municipal parking lot are full. I don't know where everybody is going to park at unless they park way of here and walk all the way over there." Chairman Hall responded "Well what I have done is express my thoughts on this so now I want to know what is the pleasure of this Board?"

Commissioner Satterfield stated “Mr. Chairman we have a week and a half to see at this thing so we certainly need to look at something probably at the next budget workshop, I think. We need to iron something out. It appalls me a little bit I know it was some reluctance last year when some of the board members did not want to pay the twenty-five hundred dollars. I personally feel like it was a good deal and I still feel like it is a good deal. I don’t think we can build or maintain a lot for twenty-five hundred dollars. But if we don’t want to do that, participate in any way with the Town, it is kind of disappointing to me as a Board member that we are sat for a year. We reluctantly paid the twenty-five hundred dollars last year, there were some that did not want to do it last year. If we knew we were not going to do this why in the world did we wait until the eleventh hour and try to figure out something to do. We have had a year now to construct some type of parking lot or something. Things like this kind of bother me a little bit because we put off or we delay things that we know are the inevitable. We have done it not only on this project but we have done it on a lot of projects. Let’s try to make some kind of decision that is in the best interest of not only the employees but for the public that we are trying to serve and not be too hasty to make a decision that we will live to regret. We don’t want to inconvenience the public no more than we have to. A lot of people that are using our court facilities pay their taxes. They are going to use the Register of Deeds, not all of them are going to court and the ones going to court not all of them are guilty. Some of them are jurors and just like us they have to go, it is not like they want to go, they have to go. We need to try to make it as convenient as we possibly can. A short walk for anybody perhaps is a good thing. I would urge this Board that maybe by Wednesday night to try to come up with some kind of solution. I would urge this Board to sit down at the very earliest convenience and try to iron out whatever difficulties we have with the Town and get this behind us and try to move forward. Neither one of us have a whole lot perhaps the two of us working together can get a little bit done.”

Commissioner Carter stated “I kind of agree with Commissioner Satterfield. I think we have about waiting too late. The worst thing I would like to see happen is on the first of July a county resident’s car is towed away and they have to pay a towing fee. That is going to make the Board of Commissioners look really bad. I am going to be the first to say I am just as guilty as the rest of them. We did not do anything all year to improve the problem. I don’t understand the problem with paying the Town the twenty-five hundred dollars. It is paid out of court fees. I would be willing to make a motion if you want to do something about a parking lot and to start on it after the first of July to be done by next year. I think we are in the eleventh hour and time is running out and we only have another week to do something.”

Commissioner Carter moved to pay the Town the twenty-five hundred dollars for the use of both parking lots, the old Town Hall and the Municipal parking lot for another year.

Commissioner Satterfield stated “Mr. Chairman we have already had that motion one time, I don’t disagree with Commissioner Carter but I do think it is in the best interest of this Board and the Town also to sit down and talk to one another before taking any action.” Commissioner Carter responded “I would be glad to withdraw the motion if we could meet with them before the first of July.” Commissioner Satterfield stated “I am hoping that we can do that as soon as possible to try to sit down and to work something out.”

The motion died due to a lack of a second.

APPOINTMENTS TO BOARDS AND COMMISSIONS

Agriculture Advisory Committee

Commissioner Battle moved, seconded by Commissioner Travis to appoint James Blackwell to the Agriculture Advisory Committee. The motion carried unanimously.

Board of Health

Commissioner Satterfield moved, seconded by Commissioner Travis to appoint Dr. Donald Fuller and Rick McVey to the Board of Health. The motion carried unanimously.

Commissioner Satterfield recommended that the Board to send a letter to Ms. Edith Gentry for her dedicated service to this board.

Caswell County Joint Nursing Home/Adult Care Home Community Advisory Committee

Commissioner Battle moved, seconded by Commissioner Jefferies to appoint Barbara Jefferies, Jean Gibson and Sylvia Banks to the Caswell County Joint Nursing Home/Adult Care Home Community Advisory Committee. The motion carried unanimously.

Farmer Lake Board

Commissioner Battle moved, seconded by Commissioner Travis to appoint Lloyd Garland, Lisa Watlington and Eugene Riddick to the Farmer Lake Board. The motion carried unanimously.

Hyconeechee Regional Library Board

Commissioner Battle moved, seconded by Commissioner Travis to appoint Sally Stephens to the Hyconeechee Regional Library Board. The motion carried unanimously.

Jury Commission

Commissioner Jefferies moved, seconded by Commissioner Travis to appoint Dianne Moorefield to the Jury Commission. The motion carried unanimously.

Juvenile Crime Prevention Council

Commissioner Battle moved, seconded by Commissioner Travis to appoint Sandra Hudspeth, Cynthia Richmond, Pamela Page, Joey Knight and Brenda Day to the Juvenile Crime Prevention Council. The motion carried unanimously.

Person-Caswell Lake Authority

Commissioner Travis moved, seconded by Commissioner Battle to appoint Sam Newton to the Person-Caswell Lake Authority. The motion carried by a vote of four to three with Commissioners Jefferies, Lucas and Satterfield voting no.

Planning Committee for Services to the Elderly

Commissioner Battle moved, seconded by Commissioner Travis to appoint Estella Jefferies to the Planning Committee for Services to the Elderly. The motion carried unanimously.

Senior Center Advisory Committee

Commissioner Battle moved, seconded by Commissioner Travis to appoint Shelby Badgett to the Senior Center Advisory Committee. The motion carried unanimously.

NACO VOTING CREDENTIALS – 2011 ANNUAL CONFERENCE

Chairman Hall stated “Fellow commissioners I think this is something new. I received a letter from the National Association of Counties relative to the national conference being held July 15th through July 19th in Multnomah County, Oregon. Each year if there are elections and various things done in each county if their credential are in order gets to vote. This year they are asking us to notify them by July 1 of our intentions. The point that I think is new is that if you do not have a representative then you have an option to let the state association cast your vote, let another county cast your vote, or allow no one to cast your vote. We have not talked about whether or not anyone was going or had planned to go to the national convention. What I wanted to do was to get this on the agenda so we could decide on the three options they gave us on how we would like to move forward.”

Commissioner Satterfield stated “Mr. Chairman as I read this thing you can assign that vote to another state association or other as you said if you have a paid delegate. That means they don’t have to be there but you have to pay to register someone to be at that conference. In light of our finances I can’t vote to register someone to go to a conference in Oregon.” Chairman Hall responded “Here again I thought some of this was new. I had never seen this before but I wanted to share it with the full Board.”

Commissioner Battle asked “Does anybody want to go?” Chairman Hall responded “I don’t know that we are going to have enough budget to go.” Commissioner Satterfield added “It would take all of our travel money to send one person.”

No action was taken by the Board.

PROSPECT HILL CONVENIENCE CENTER

Mr. Howard stated “After we voting to renew the contracts on the convenience sites, Mr. Smith went out to get those contracts signed. The way the contract runs for Prospect Hill is the contract

is with the leasee of the building, the person that owns the business and not the building. It is in the process of being sold to someone else. What we are asking is for a short period of time or until this transaction takes place and we decide if we want a contract with the new person, there is a gentleman that is a couple of houses down that has taken care of this for us before, is to do a contract with him until the end of July. This will give us forty-five (45) days to find out who the new person is and to make contact with them to see if they have interest and to see if we will continue to do this. This is just temporary for the next thirty to forty-five days.”

Commissioner Battle asked “Has the person that owns the property agreed to do that?” Mr. Howard responded “Yes.” Commissioner Battle continued “You said the person that owns the business is leaving right?” Mr. Howard responded “The person that owns the property requested a couple of years ago to give it to the person that leases property. He has agreed to this in the past and he is okay with us doing it now.” Commissioner Battle asked “So he wants to keep it there?” Mr. Howard responded “He wants to keep the site there because it makes it easy for him to lease the property out.”

Commissioner Travis moved, seconded by Commissioner Satterfield to accept the recommendation of the county manager to leave the site on the Prospect Hill site and to lease it temporarily until July 31st to the Buddy Porterfield to keep the site open. The motion carried unanimously.

Mr. Howard stated “I will come back to you in July if we need to do something different.

COUNTY MANAGER

July Meeting Dates

Mr. Howard stated “This came up at the last commissioners’ meeting and we kind of wanted to see what the schedule would look like for July. We have gotten a lot done this month, you can tell by the two long agendas we have had. If the Board wanted to do one meeting earlier in the month, say on the 11th and then there could be a called meeting later in the month if needed. That is up to this Board. In the past we have done one meeting in July like most places do with the holiday and we have also done two meetings in July.”

Commissioner Carter moved, seconded by Commissioner Travis to have one commissioners’ meeting on July 11th.

Commissioner Lucas asked “Chairman Hall, has it been a past practice to have one meeting during the month of July and the reason for that is?” Mr. Howard responded “We have done it both ways. I have been here four years. Two years we had one meeting and the other two years we had two meetings. It all depending on what was going on.” Commissioner Lucas asked “Why just one meeting?” Mr. Howard responded “The thought process in the past was that we met some much in the month of June with budget workshops and everything.”

Commissioner Satterfield stated “I would supposed that there would be enough days left in the month of July that is there is something in deed pressing that we could have a second meeting or

a called meeting. I would hope that we would look at it again on July 11th and if there is some crucial business that we need to take care of we can have a short called meeting to take care of that business. The manager should know at that time whether we can stretch it that far or not.” Mr. Howard responded “That is probably another reason for having that date is because it is less time between that meeting and the August meeting.”

Upon a vote of the motion to have one commissioners’ meeting on July 11th, the motion carried by a vote of six to one with Commissioner Battle voting no.

ANNOUNCEMENTS

Commissioner Carter stated “I hope that we can meet with the Town before July 1st to get all of these differences resolved and I would like to see our boards working together.

Commissioner Jefferies stated to Chairman Hall “I would like to thank you for the letter that you sent to the NCDOT addressing the Yarboroughs Mill Road bridge.”

Chairman Hall stated “Commissioner Jefferies lost a brother today so he will not be at the next meeting.”

CLOSED SESSION

Commissioner Battle moved, seconded by Commissioner Jefferies that the Board enter into closed session to consider the compensation, terms of appointment and performance of an individual public officer (NCGS 143-318.11(a)(6)). The motion carried unanimously.

REGULAR SESSION

Commissioner Jefferies moved, seconded by Commissioner Hall to resume regular session. The motion carried unanimously.

ADJOURNMENT

At 9:00 p.m. Commissioner Jefferies moved, seconded by Commissioner Hall to adjourn the meeting. The motion carried unanimously.

Paula P. Seamster
Clerk to the Board

Nathaniel Hall
Chairman
