

Tommy Jordan
Chairman

Zach Almond
Vice Chairman

Peter Asciutto
Commissioner

Mike Barbee
Commissioner



Scott Efird
Commissioner

Lane Furr
Commissioner

Bill Lawhon
Commissioner

**STANLY COUNTY
BOARD OF COMMISSIONERS
REGULAR MEETING MINUTES
MONDAY, OCTOBER 3, 2022 – 6:00 PM**

Attendee Name	Title	Status	Arrived
Tommy Jordan	Chairman	Present	
Zach Almond	Vice Chairman	Present	
Peter Asciutto	Commissioner	Present	
Mike Barbee	Commissioner	Present	
Scott Efird	Commissioner	Present	
Lane Furr	Commissioner	Present	
Bill Lawhon	Commissioner	Remote	
Andy Lucas	County Manager	Present	
Jenny Furr	Attorney	Present	
Tyler Brummitt	Clerk	Present	

CALL TO ORDER & WELCOME

The Stanly County Board of Commissioners (the "Board") met in regular session on Monday, October 3, 2022 in the Gene McIntyre Meeting Room, Stanly Commons. Chair Jordan called the meeting to order at 6:00 p.m. with Vice Chair Almond giving the invocation and leading the pledge of allegiance.

APPROVAL / ADJUSTMENTS TO THE AGENDA

With no amendments to the agenda, Vice Chair Almond moved to approve it as presented, seconded by Commissioner Efird and carried by unanimous vote.

SCHEDULED AGENDA ITEMS

1. PUBLIC COMMENT

None.

2. ZA22-14 Josh Byrd - NC731, Fork Rd, Norwood

Presenter: Bailey Emrich, Planner

Mr. Josh Byrd submitted a request to rezone a 0.95 acre portion of a 6.46 acre tract located at 48218 NC 731 Highway in Norwood from RA (Residential Agricultural) to GB (General Business).

Mr. Byrd intends to build a storage facility and yard to hold the equipment and materials used in his landscaping business. The parcel is currently owned by Pamela Myers and was previously used as a commercial greenhouse and garden center, which is allowed in an RA district. Mr. Byrd plans to purchase the 0.95 acre portion of the tract that faces Fork Road which is the only portion of the property to be rezoned. Subdivision of the property is allowed per the Subdivision Ordinance and the property is not located in a watershed area but is in a growth as designated by the Town of Norwood.

The Planning Board met on September 12, 2022 and voted unanimously to recommend approval of the request. No concerns were expressed regarding the project to staff or the Planning Board. Following the presentation, Ms. Emrich responded to specific questions concerning the ten (10) foot buffer requirement for the property.

Chair Jordan opened the public hearing. With no one coming forward to speak, the hearing was closed.

By motion, Commissioner Efird moved that the request to rezone the 0.95 acre portion of the 6.46 acre parcel located at 48218 NC 731 Highway in Norwood be approved. The property is located in a growth area and the proposed use is consistent with the current land-use plan. It is appropriate to locate commercial property uses near crossroads on main thoroughfares, seconded by Commissioner Furr and passed by unanimous vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Scott Efird, Commissioner
SECONDER:	Lane Furr, Commissioner
AYES:	Jordan, Almond, Asciutto, Barbee, Efird, Furr, Lawhon

3. ZA22-15 Text Amendment - Camping in GB district

Presenter: Bob Remsburg, Planning Director

The Planning Department presented a text amendment that would allow parcels 12 acres or more and zoned GB (General Business) to accommodate an RV or Camper Trailer campground. Currently, the GB district allows for commercial recreational facilities, but does not allow for camping. Facilities of this type in the GB district may host special events or festivals which would benefit from vendors and participants using RVs and camping trailers. An example of this is the Big Lick Festival Park which has allowed recreational vehicles to be used by contractors for housing while working on large projects in the area such as pipelines, industrial plants, road projects, etc. This is a growing trend with contractors working for several months in one location.

With the Big Lick Festival Park under new ownership, the owners have plans to expand the camping on the property along with a new bathhouse and sewerage collection system. Since these improvements cannot be made under the current zoning, Planning staff recommended a change to the GB section of the ordinance to allow larger tracts to host a campground without the requirement for a recreational area. A central dump station would be optional if each site

has sewer hook-up. All remaining campground requirements outlined in section 407.5 of the zoning ordinance would apply. Big Lick Festival Park plans to continue to host activities such as bluegrass festivals, antique festivals, reunions and other gatherings with tractor pulls being discontinued.

The proposed large acreage requirement avoids campgrounds occurring on small GB zoned parcels. Anyone with a smaller amount of property that wishes to create a campground facility would need to submit a request for a variance from the Board of Adjustment following public input. At this time, campgrounds are only permitted in the RR (Rural Recreational) zoning district, or if specifically allowed by Special Use Permit for Recreation in an RA zoning district. Director Remsburg noted that there are only two (2) other existing lots in the county zoned B which exceed twelve (12) acres.

A copy of the proposed language and Section 407.5 Campgrounds was included in the Board's agenda packet for review. The Planning Board discussed the proposed text amendment at length during their meeting on September 12, 2022 and determined that it is an appropriate approach to bring the Big Lick Festival into compliance while restricting contractor camping to certain areas. Anyone wanting to establish a new campground would need to meet all of the requirements including potential rezoning or by Special Use Permit. The Planning Board unanimously recommended approval of the text amendment.

Following the presentation, Director Remsburg responded to Board questions on the requirements for site plans and designs to be included with the application for a new campground, the changes being proposed by the new owners of the Big Lick Festival campground, maximum length of time someone can reside in a campground and the requirement for a buffer strip.

Following discussion, Chair Jordan declared the public hearing open. With no one coming forward, the hearing was closed.

Commissioner Furr moved that the Stanly County Zoning Ordinance be amended to allow for the use of campers and recreational vehicles in campgrounds in the GB (General Business) zoning district on lots of twelve (12) acres or more as proposed in the language submitted to the Board. Campgrounds can be an appropriate recreational and business use in the GB (General Business) district if all requirements are met. The motion was seconded by Vice Chair Almond and passed by a 7 - 0 vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Lane Furr, Commissioner
SECONDER:	Zach Almond, Vice Chairman
AYES:	Jordan, Almond, Ascitutto, Barbee, Efird, Furr, Lawhon

4. Opioid Settlement Funding Appropriation Resolution

Presenter: Andy Lucas, County Manager

To date, the County has received \$382,318 from the national opioid settlement with another \$191,552 anticipated in FY 2022-2023. Overall, it is estimated that the County will receive \$4.68 million over an eighteen (18) year period. The Health & Human Services Board (HHS) has discussed the settlement funding and made recommendations related to the use of these funds.

One of the key initiatives the County's Health Department has utilized to reduce the impact of opioid misuse disorder is through the use of recovery support services. As such, it was recommended the County contract with Will's Place from November 1, 2022 - October 31, 2023 for these services which include hosting 12 step meetings, recovery coaching and providing transportation for individuals to opioid misuse disorder related detox, treatment and recovery programming. Board approval to allocate these funds in the amount of \$45,000 via an appropriation resolution was requested. County Manager Lucas noted that if approved, the funds will be distributed on a monthly basis subject to Will's Place meeting the performance and financial standards outlined in the contract for services.

As information, County Manager Lucas went on to explain the process for entities to apply for the opioid settlement funds and the role the health department plays in vetting these organizations prior to a recommendation being made to the County. County Manager Lucas noted that Allison Hudson Mingle, founder and president of Will's Place, and other board members were in attendance to respond to questions. Additionally, a letter of support from the County's Health & Human Services Director David Jenkins stating his support of the \$45,000 request was included in the Board's agenda packets.

Following the presentation, Commissioner Efird asked who would be responsible for the enforcement of the contract with Will's Place. County Manager Lucas responded that both he and the health department would be responsible for the review of the information submitted prior to the payment of any funds.

Commissioner Asciutto expressed concerns with the County's funding making up such a large portion of Will's Place total budget in 2019 and 2020 via a HRSA grant and would like to see them become less dependent on the County in the future. He noted his support of a one (1) year contract to give the organization an opportunity to become more self-sufficient by seeking other funding sources. County Manager Lucas stated that all entities recommended for funding have contracts for service with the County and are encouraged to seek outside sources for funding to sustain them long term since the opioid settlement funds will expire in eighteen (18) years. He also noted that the amount of funds received will diminish in the later years of the agreement as well.

Ms. Mingle addressed Commissioner Asciutto's concerns stating that Will's Place has not received HRSA funds from the County since 2020, and that the funds received in 2019 were used to employ Delton Russell as the executive director at that time. She went on to explain that in November 2020 after meeting with Jennifer Layton of the Health Department concerning the criteria for the HRSA grant, Will's Place Board of Directors determined that they were not comfortable with the health department being involved with the hiring of a new

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director. Afterwards in March 2021, Will's place received a letter from the health department terminating the contract due to the lack of a qualified executive director being unable to provide certain services outlined in the contract. Ms. Mingle noted that she has been involved with Will's Place on a daily basis in the absence of a director and there have been no gaps in services with the exception of assisting with the training of first responders in recovery language and crisis intervention training. She is confident that Will's Place will be able to meet all of the expectations of the new contract.

With no further discussion, Vice Chair Almond moved to approve the opioid settlement funding appropriation resolution to allocate \$45,000 for recovery support services via Will's Place, seconded by Commissioner Efird and passed by unanimous vote.

See Exhibit A
Opioid Settlement Funding Budget Appropriation Resolution

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Zach Almond, Vice Chairman
SECONDER:	Scott Efird, Commissioner
AYES:	Jordan, Almond, Ascitutto, Barbee, Efird, Furr, Lawhon

5. Veterans Operation Green Light Initiative

Presenter: Bo Almond, Veteran Services Officer

In support of military veterans statewide and across the country, VSO Bo Almond requested that Stanly County join the NC Association of County Commissioners (NCACC), the National Association of Counties (NACo) and the National Association of County Veteran Service Officers (NACVSO) with Operation Green Light by illuminating the County buildings with green lights from November 7 - November 13, 2022.

Vice Chair Almond thanked Bo for his service as well as all others who serve and have served. He then moved to approve the resolution in support of Operation Green Light, seconded by Chair Jordan and carried by unanimous vote.

See Exhibit B
Resolution Supporting Operation Green Light for Veterans

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Zach Almond, Vice Chairman
SECONDER:	Tommy Jordan, Chairman
AYES:	Jordan, Almond, Ascitutto, Barbee, Efird, Furr, Lawhon

6. Department Presentation - Elections

Presenter: Kim Blackwelder, Elections Director

Director Kim Blackwelder provided an overview of the department including an introduction of the full-time and part-time staff, an overview of the Elections website as well as the

achievements and future goals for the department. Following the presentation, Director Blackwelder responded to Board questions with no action being taken.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Tommy Jordan, Chairman
SECONDER:	Zach Almond, Vice Chairman
AYES:	Jordan, Almond, Ascitutto, Barbee, Efird, Furr, Lawhon

7. CONSENT AGENDA

Commissioner Lawhon moved to approve the consent agenda as presented, seconded by Vice Chair Almond and passed by unanimous vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Lawhon, Commissioner
SECONDER:	Zach Almond, Vice Chairman
AYES:	Jordan, Almond, Ascitutto, Barbee, Efird, Furr, Lawhon

A. - Minutes - Work session & regular meeting on September 6th and special meeting of September 12th.

B. Finance - Monthly Financial Report Ending August 2022

C. Finance - Budget Amendment # 2023-36

D. Airport - Budget Amendment # 2023-35

E. SCC Trade Facility Budget Amendments

F. Sheriff's Office - New London Supplemental Law Enforcement Agreement

G. Sheriff's Office - Town of Red Cross Supplemental Law Enforcement Agreement

H. Sheriff's Office - Richfield Supplemental Law Enforcement Agreement

I. Sheriff's Office - Detention Center Supplies

J. EMS - Budget Amendment # 2023-40

K. EMS - Acceptance of Cannon Foundation Grant Award for Medical Equipment

L. E911 - Budget Amendment # 2023-30

BOARD COMMENTS, ANNOUNCEMENTS & COMMITTEE REPORTS

Commissioner Efird noted the community engagement session on the County's Comprehensive Land Use Plan which will be held on Thursday, October 6th from 5:30 p.m. - 8:00 p.m. in the Gene McIntyre Meeting Room. The public is invited to attend and review/discuss the proposed updates to the ten (10) year plan.

Commissioner Ascitutto stated that during the NCACC's President's Reception in August, elected officials and staff who had passed since last year were recognized. For Stanly County, former

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county commissioners Joshua J. Morton, Jr and Donnie Joe Whitley and former County Manager Jerry Myers were recognized.

ADJOURN

By motion, Commissioner Efird moved to adjourn the meeting, seconded by Vice Chair Almond and passed by a 7 - 0 vote at 7:04 p.m.

Thomas S. Jordan, III, Chair

Tyler Brummitt, Clerk