

OXFORD, NORTH CAROLINA
December 7, 2015

The Members of the Honorable Board of Commissioners of Granville County, North Carolina met in a regular meeting on Monday, December 7, 2015 at 7:00 p.m. in the Auditorium, Granville Expo and Convention Center, 4185 US Highway 15 South, Oxford.

Present were:

Chairman: Tony W. Cozart

Commissioners: R. David Currin, Jr. Zelodis Jay
Timothy Karan Ed Mims
David T. Smith Edgar Smoak

County Manager: Michael S. Felts

County Attorney: James C. Wrenn, Jr.
Assistant County Attorney: Gerald T. Koinis

News Reporters: Elizabeth Coleman – *Butner-Creedmoor News*
Linda Nicholson – *Oxford Public Ledger*

MEETING CALLED TO ORDER

At 7:00 p.m., Chairman Tony W. Cozart called the meeting to order, and recognized Commissioner Ed Mims for the invocation and led the Pledge of Allegiance.

BOARD APPROVED CONSENT AGENDA

Upon a motion by Commissioner Zelodis Jay, seconded by Commissioner Edgar Smoak, and unanimously carried, the Board approved the consent agenda as follows:

- (A) Approved the Summary of Contingency and Use of Fund Balance report which showed the following balances:

General Contingency Balance	\$ 158,848
Environmental Disaster Contingency	\$ 10,000
General Fund Appropriated Fund Balance	\$ 2,737,921

- (B) Approved Budget Amendment #5 as follows:

Budget Amendment #5
December 7, 2015

GENERAL FUND

Be it ordained, the FY 2015-2016 Annual Budget Ordinance is hereby amended as follows:

Expenditures: Increase/(Decrease)

Public Safety		
	Sheriff's Department	2,448
	Emergency Management	2,040
Human Services		
	Social Services	318
Area Projects and Other Appropriations		
	Non-Departmental	6,664

Contributions to Other Funds			
	Contingencies	(11,152)	
	Total Expenditures		318
Revenues: Increase/(Decrease)			
	Restricted and Intergovernmental	318	
	Total Revenues		318
			Balance
General Fund/ Pass Through			
<i>Expenditures: Increase/ (Decrease)</i>			
10-4310-351	Rebanding Code Plug Modifications	2,448	2,448
10-4330-351	Rebanding Code Plug Modifications	2,040	2,040
10-8540-351	Rebanding Code Plug Modifications	6,664	6,664
10-9910-991	General Contingency	(11,152)	158,848

Description: To fund radio rebanding code plug modifications for various County departments and public safety departments throughout the County, as approved by the Granville County Board of Directors on November 16, 2015.

General Fund/Social Services			
<i>Expenditures: Increase/ (Decrease)</i>			
10-5300-623	Energy Neighbor	306	1,968
10-5300-624	Wake Electric Round-Up	2,000	2,107
10-5300-650	Low Income Energy Assistance Program	(1,988)	202,541
<i>Revenues: Increase/ (Decrease)</i>			
10-3538-332	Public Assistance	318	216,996

Description: To reflect current year adjustments in public assistance contribution from Progress Energy and Wake Electric.

- (C) Approved the Minutes of the November 16, 2015 Meeting as recorded.
- (D) Approved the Tax Releases as Recommended by the Tax Administrator:

**Tax Releases
December 7, 2015**

ACCT	NAME	AMOUNT	REASON
53283-114	Bradley Garner	119.24	Correct Owner of Mobile Home
9618-330	J D & Louise Goldston	571.65	Released Land Use Program in Error
9618-330	J D & Louise Goldston	554.77	Released Land Use Program in Error
9618-330	J D & Louise Goldston	512.65	Released Land Use Program in Error
9618-330	J D & Louise Goldston	468.19	Released Land Use Program in Error
TOTAL		\$2,226.50	

- (E) Approved the Capital Project Ordinance-Granville Central High School Expansion-Budget Amendment #1 (2015-2016) as follows:

**Capital Project Ordinance
Granville Central High School Expansion
Budget Amendment # 1 (during Fiscal Year 2015-2016)
(Budget Amendment # 2 for Grant Project Ordinance)**

Be it ordained, the Granville Central High School Budget Ordinance is hereby amended as follows:

Expenditures: Increase / (Decrease)		
Issuance Costs	\$ 26,200	
Contingency Costs	\$ (26,200)	
Total Expenditures		\$ 0

(For Reference Only)

				<u>Balance</u>
Expenditure Increase/ (Decrease)				
47-5912-510	Issuance Costs	\$ 26,200	\$	96,200
47-5912-991	Contingency	\$ (26,200)	\$	872,343

Description: To adjust project budgets to reflect revised project scope.

RESTATEMENT OF BUDGET LEVELS
Capital Project Ordinance
Granville Central High School Expansion
(For County Auditors Reference)

Expenditures		Revenues	
Issuance Cost	\$ 96,200	Debt Proceeds	\$12,000,000
Building Site and Construction	\$ 8,985,435	Investment Earnings	40,000
Architect and Engineering Fees	\$ 610,521	Transfers from General Fund	750,000
Project Management Fees	\$ 376,276		
Other Contracts and Charges	\$ 1,099,225		
Contingency	\$ 872,343		
Refund of Transfer from Gen Fund	\$ 750,000		
Total Expenditures	\$12,790,000	Total Revenues	\$12,790,000

CHAIRMAN AND VICE CHAIRMAN OF THE BOARD ELECTED

The Clerk to the Board presided during the election of Chairman of the Board of Commissioners for the 2015-2016 year. The floor was opened for nominations.

Commissioner Karan stated that as Vice Chairman of the Board of Commissioners there were certain expectations. The first expectation being that you will fill in for the Chairman if unable to attend and the second being the succession of moving from Vice Chairman to Chairman. He noted that there were some who wanted to make the election of Chairman a partisan issue and some have indicated that he is not of the same party as the rest of the Board. He said that for one on the partisanship issue, he would not stand for it. He said that he would right a wrong from last year and nominate his friend and fellow Commissioner Zelodis Jay.

Commissioner Timothy Karan made a motion to nominate Commissioner Zelodis Jay as Chairman of the Granville County Commissioners. Commissioner Edgar Smoak seconded the motion.

When the Clerk called for the vote on Commissioner Zelodis Jay for Chairman of the Granville County Board of Commissioners, it passed unanimously.

The Clerk then opened the floor for nominations for Vice Chairman of the Board.

Commissioner Tony W. Cozart made a motion to nominate Commissioner R. David Currin, Jr. for Vice Chairman. Commissioner Edgar Smoak seconded the motion.

When Chairman Cozart called for the vote on Commissioner R. David Currin, Jr. for Vice Chairman of the Board, it passed unanimously.

The Clerk to the Board recognized Chairman Jay to preside over the meeting.

Chairman Jay thanked the Board for electing him as Chairman and said that he would do his best in his new position.

BOARD APPROVED MEETING TIME, PLACE AND SCHEDULE

Upon a motion by Commissioner Edgar Smoak, seconded by Commissioner Tony W. Cozart, and unanimously carried, the Board approved meeting at 7:00 p.m. in the Auditorium of the Granville Expo and Convention Center, 4185 Highway US 15 South, Oxford for regular meetings and in the Meeting Room for budget workshops and the retreat.

- January 4
- January 19
- February 1
- February 18 & 19 Retreat
- March 21
- April 4
- April 18
- May 2
- May 9-12 Budget Work Sessions as necessary
- May 16
- June 6
- June 20
- July 5
- August 1
- September 6
- October 3
- October 17
- November 7
- November 21
- December 5

APPOINTMENTS TO BOARD/COMMITTEE/LIAISON ASSIGNMENTS HELD

Chairman Jay asked the Board to review the list of board/committee/liaison assignments for action at the next meeting.

BOARD APPROVED BONDS FOR 2016 FOR GRANVILLE COUNTY OFFICIALS

Upon a motion by Commissioner David T. Smith, seconded by Commissioner Tony W. Cozart, and unanimously carried, the Board approved the following bonds for 2016 for Granville County Officials:

Finance Director	\$250,000
Tax Administrator	\$250,000
Sheriff	\$ 25,000
Register of Deeds	\$ 25,000

BOARD APPROVED REAPPOINTMENT OF JUDY STOVALL AS GRANVILLE COUNTY ASSESSOR AND TAX COLLECTOR AND CLERK ADMINISTERED OATH OF OFFICE

Upon a motion by Commissioner Tony W. Cozart, seconded by Commissioner Edgar Smoak, and unanimously carried, the Board reappointed Judy Stovall for a two-year term as the County Assessor/Tax Collector for Granville County. The Clerk then administered the oath of office to Mrs. Stovall.

PRESENTATION TO CHARLES L. EASTON, SR.- DISTINGUISHED ALUMNI

Chairman Jay stated that Charles L. Easton, Sr. was selected as Distinguished Alumni for the College of Agriculture and Life Sciences at North Carolina State University 2015-2016. He then recognized Commissioner David T. Smith and Paul Westfall, Director of Granville County Cooperative Extension Service, for the presentation.

Commissioner Smith noted that Mr. Easton is a valuable citizen in Granville County and gave background information on him. He then presented him a certificate of recognition that read as follows:

Certificate of Recognition
Presented to
Charles L. Easton, Sr.
In Recognition of Distinguished Alumni
for the
College of Agriculture and Life Sciences at
North Carolina State University 2015-2016

Mr. Easton made comments and thanked the Board for the recognition and said it was an honor to receive the award.

BOARD VIEWED A VIDEO PRESENTATION FROM NCACC

The Board watched a video presentation from the North Carolina Association of County Commissioners (NCACC) updating commissioners on Association activities.

PUBLIC COMMENTS

Ed Gleason, 1973 Bowles Avenue, Creedmoor, NC, thanked Commissioner Cozart for serving as Chairman last year and thanked Commissioner Karan for serving as Vice Chairman last year. He congratulated Commissioner Jay as the new Chairman and Commissioner Currin as the new Vice Chairman. He thanked the Board for their kind words, presentation and plaque at the Second Annual, but Fifth Annual Fallen Fighters service at the Butner Presbyterian Church. He said he wanted to address the comments by Commissioner Karan regarding partisanship. He said that everything today is partisan. He said he is not so much for personalities, but into his political motivations and that he has the right to do that as

a citizen. He said he used to attend the Board meetings more often, but a couple of years ago his rights as a citizen to attend this meeting were taken away because of personalities in another area. It conflicted meeting nights so he was not at these meetings as much as he used to be, but that he hoped to be seen at meetings next year. He said his partisanship means are very simple. He stated that couple of years ago North Carolina was taken over by the Republican party and as far as a citizen, a democrat and living in Granville County, it decimated the County of Granville and did not help Creedmoor, Butner, Oxford or anyone else he missed. He said it was partisan, not personal and that he had nothing against Commissioner Karan personally and hoped he had nothing against him personally. He said, in his position as a citizen he was glad that a Board with a 6-1 democratic majority elected democrats to be the officials of his county. He thanked the Board.

BOARD APPROVED NCDOT 5310 FUNDING FOR SENIOR SERVICES

Chairman Jay stated that this was a public hearing for the purpose of receiving comments from the public on the NCDOT 5310 funding for Senior Services.

At this point, Chairman Jay declared the public hearing open and then recognized Kathy May, Senior Services Director for a brief overview.

Kathy May, Director of Senior Services, stated that for the fifth year they were requesting the renewal of a grant application to the North Carolina Department of Transportation (NCDOT) for the use of Federal 5310 Grant funds to operate, in partnership with KARTS, a fixed bus route in the city limits of Oxford; and a second bus to provide transportation services that meet the special needs of elderly persons and persons with disabilities for whom mass transportation services are unavailable, insufficient or inappropriate. She said that the money requested is for July 1, 2016 – June 30, 2017 in the total amount of \$161,000. She said NCDOT will provide \$144,900 and the remaining \$16,100 matching funds will be provided by EDTAP money and that there is no cost to the County with this grant. She said the money is used for a fixed bus route in the city limits of Oxford as well as a paratransit van for those within the city who cannot get to a scheduled stop. The fixed bus route provided over 12,000 trips and the paratransit vehicle provided 5,400 trips during the 2014-2015 fiscal year.

Chairman Jay asked those wishing to speak to come to the podium and give their name and address for the record.

John Sobczak, 1968 Bowles Avenue, Creedmoor, NC, said he understood that the money was being spent for the City of Oxford for this transportation and not the rest of the county.

Mrs. May explained that this particular grant is for the city limits of Oxford and has to be spent within the city limits.

Mr. Sobczak asked about transportation for the citizens of Creedmoor and the rest of the county.

Mrs. May said that there is other funding and transportation for the entire county. She said this is for a fixed bus route. She told Mr. Sobczak if he would call or visit her office she would explain how the transportation works.

With no one else wishing to speak, Commissioner Jay closed the public hearing.

Upon a motion by Commissioner David T. Smith, seconded by Commissioner Tony W. Cozart, and unanimously carried, the Board approved the renewal application to NCDOT for FY 2016-2017 Section 5310 Funding for Senior Services to operate, in partnership with KARTS, a fixed bus route in the city limits of Oxford.

AFTER HOLDING PUBLIC HEARING, BOARD APPROVED GRANVILLE COUNTY LAND DEVELOPMENT CODE TEXT AMENDMENT ADDING A CHILDREN'S RECREATIONAL CAMP WITH ACCOMODATION FACILITIES LAND USE TO THE AGRICULTURAL SUPPORT ENTERPRISES CONDITIONAL ZONING DISTRICT

Chairman Jay stated that the public hearing was to hear public comments on a Granville County Land Development Code Text Amendment. He then declared the public hearing open and recognized Barry Baker, Planning Director, for a brief overview.

Barry Baker, Planning Director, 122 Williamsboro Street, Oxford, NC, stated that this is a text amendment public hearing and that all public notices as required by local and state law have been accomplished for the public hearing. He said that this is a land development text amendment that would add a children's recreational camp with accommodation facilities land use to the Agricultural Support Enterprises Conditional Zoning District. He said the amendment would define children's recreational camp with accommodation facilities (NAICS 721214) and would provide development standards for the land use in the Conditional Zoning District. He said that the following items were included in the agenda packet: 1) Copy of proposed text amendment petition and language; (2) Planning Board Written Consistency Statement regarding the proposed amendment; and, (3) Unapproved minute excerpts for

agenda item from the November 19, 2015 Planning Board meeting. He noted that the Planning Board (6-0) recommended approval of the land development code text amendment.

Chairman Jay asked that anyone wishing to speak to come to the podium and state their name and address for the record.

With no one else wishing to speak, Chairman Jay declared the public hearing closed.

Commissioner R. David Currin, Jr. made a motion to approve the plan consistency statement and the request for the land development code text amendment with an addition to the ordinance that prior to a public hearing being scheduled, the applicant/owner must have certification that the property has sufficient drinking potable water and waste water treatment adequate to meet all usage requirements of the proposed activity in all phases. Commissioner Ed Mims seconded the motion.

Commissioner Smoak asked for clarification. Commissioner Currin stated that any proposed facility would not be an encumbrance to the county just because it was approved to be built.

The motion passed unanimously with an additional standard to the ordinance as follows:

AMENDMENT REGARDING CHILDREN'S RECREATIONAL CAMP WITH ACCOMMODATION FACILITIES LAND USE

Whereas, the Granville County Board of Commissioners found it necessary to adopt the Granville County Land Development Code on July 12, 1999, to provide for the orderly, planned, and efficient growth of Granville County; and,

Whereas, the need to amend and/or change this same code from time to time exist to provide for its efficient administration and enforcement or to address changing conditions of the growth and development of the County; and,

Whereas, the Granville County Planning Board held a public hearing on the proposed amendment on November 19, 2015 and after a study of evidence presented, made a favorable recommendation on the adoption of the proposed amendment; and,

Whereas, a notice of public hearing has been given as provided in North Carolina General Statute 153A-323 and the Granville County Land Development Code for a Text Amendment and a public hearing was held by the Board of Commissioners on December 7, 2015, at which, evidence was presented at the public hearing.

Whereas, the Granville County Board of Commissioners hereby adopts the following Plan Consistency Statement:

GRANVILLE COUNTY BOARD OF COMMISSIONERS' PLAN CONSISTENCY STATEMENT:

Page V-5 of the Granville County Comprehensive Land Use Plan (the Plan) was amended by the Granville County Board of Commissioners on January 5, 2015 to state as an implementation strategy for preserving and enhancing Granville County's land use form that "conditional zoning districts are encouraged to balance neighboring residential and non-residential land uses in agricultural-residential areas. Conditional zoning provides residents an option for developing their property for non-residential land uses in agricultural-residential areas, and provides decision-makers with a legislative process when considering proposed development plans." Further, page V-14 of the Plan was amended by the Granville County Board of Commissioners on January 5, 2015 to state as an implementation strategy for

improving Granville County’s review process for deliberation of rezoning requests that “conditional zoning districts allow decision-makers to consider one or more uses within a conditional zoning district application. Conditional zoning districts allow for the submittal of a site plan, and agreed-upon conditions of development in a legislative process.”

NOW THEREFORE, BE IT ORDAINED BY THE GRANVILLE COUNTY BOARD OF COMMISSIONERS THAT:

SECTION 1. Amend Section 32-144 of the Granville County Land Development Code by adding the following language (**bold** denotes added language):

TABLE 03.110D
TABLE OF PERMITTED LAND USES – AGRICULTURAL SUPPORT ENTERPRISES CONDITIONAL ZONING DISTRICT (ASE-CZ)

Use	ASE-CZ	Other Standards
<p>Children’s Recreational Camp with accommodation facilities (NAICS 721214)</p>	<p>Y</p>	<p>Children’s recreational camp with accommodation facilities may have multiple principal and accessory buildings without the need to subdivide and/or divide land. All sanitary systems shall meet all applicable law. Zoning setbacks from all property lines and right-of-way lines for all buildings and athletic fields shall be a minimum of one hundred (100) feet. Lighting for athletic fields shall meet the Glare standard in Section 32-386. Accommodation facilities and accessory structures housing any accessory athletic research use must be located a minimum of 100 feet from all property lines and right-of-way lines and must comply with the buffer standards in Section 32-264 if adjacent to residential zoned property. The land use shall be allowed one on-site identification sign per driveway access. The maximum sign area shall be 64 square feet and the maximum height shall be eight (8) feet. Each sign shall meet the construction standards in Section 32-231. This land use may have accessory uses and structures which fall under Sports and Recreation Instruction (NAICS 611620). Prior to a public hearing being scheduled, the applicant or owner must have certification that the</p>

		<p>property has sufficient drinking potable water and waste water treatment adequate to meet all usage requirements of the proposed activity in all phases.</p>
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SECTION 2. Amend Section 32-1307 of the Granville County Land Development Code by adding the following language (**bold** denotes new language):

(h) Children’s recreational camp with accommodation facilities (NAICS 721214) means an establishment that offers trail riding, hiking and similar activities. These establishments may provide accommodation facilities, such as cabins, lodges, and fixed campsites for campers, campers’ families, and staff. These establishments also may include other amenities, such as food services, recreational facilities and equipment, gymnasiums, and organized recreational activities. These establishments may provide sports and recreation instruction. Athletic research also may be conducted as an accessory use to this land use provided such activities shall be conducted in structures which maintain a camp or lodge type external appearance.

SECTION 3. Should any provision of this Ordinance amendment be decided by a court of competent jurisdiction to be unconstitutional or invalid, such decision shall have no effect to the validity of the Granville County, North Carolina Land Development Code as a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION 4. This Ordinance shall take effect and be in force upon the date and time of adoption.

SECTION 5. This Ordinance duly adopted by the Board of Commissioners of the County of Granville, North Carolina, this the 7th day of December, 2015.

AFTER HOLDING PUBLIC HEARING, BOARD APPROVED PLAN CONSISTENCY STATEMENT AND ZONING MAP AMENDMENT (REZONING) FOR VINO OASI, LLC, BLISS TRAIL OFF OF STATE ROAD IDENTIFIED AS EAST THOLLIE GREEN ROAD

Chairman Jay stated that the public hearing was to hear public comments on the Zoning Map Amendment (rezoning) Petition for Bliss Trail off of State Road identified as East Thollie Green Road. He then declared the public hearing open and recognized Barry Baker, Planning Director, for a brief overview.

Barry Baker, Planning Director, 122 Williamsboro Street, Oxford, NC, stated that all public notices as required by local and state law have been accomplished for the public hearing. He said that this is an application to rezone 95.4245 acres on Bliss Trail off of State Road identified as East Thollie Green Road from Agricultural Residential 40 District (AR-40) to Agricultural Support Enterprises Conditional Zoning District (ASE-CZ). The property is owned by Vino Oasi, LLC and is property identified as Tax Map #089800458190. The applicant proposes under the conditional zoning district that the property be used for a single-family detached dwelling, event center, special events, agricultural processing facility and

community farmers' market. A site plan illustrating the proposed layout of the project is a part of the application.

He said that the following items were included in the agenda packet: (1) Copy of rezoning petition, surveys and site plans; (2) Copy of Stormwater Plan review and approval from Stimmel Associates (Granville County Stormwater Consulting Engineering Firm); (3) Copy of adopted Agricultural Support Enterprises Conditional Zoning District amendments and adopted land use definitions for requested land uses; (4) Written and signed Planning Board plan consistency statement and small-scale rezoning analysis; (5) Unapproved minute excerpts for agenda item from the November 19, 2015 Planning Board meeting; and, (6) Copy of zoning district vicinity map prepared by zoning staff. The Planning Board (6-0) recommended approval of the zoning map amendment (rezoning) with the following conditions: (1) The property shall be used as the Granville County Land Development Code defines event center, special events, agricultural processing facility, community farmers' market, and single-family detached dwelling; and, (2) The property shall be developed per the development standards for the approved land uses as adopted in the Granville County Land Development Code for the Agricultural Support Enterprises Conditional Zoning District. He noted that these are the mutually agreed upon conditions that the applicant agreed to at the Planning Board's public hearing.

Chairman Jay asked that anyone wishing to speak to come to the podium and state their name and address for the record.

Pierre Gingue, 3220 Bliss Trail Trail, Stem, NC, stated that he is the applicant and present to answer any questions the Board may have.

With no one else wishing to speak, Chairman Jay declared the public hearing closed.

Upon a motion by Commissioner Ed Mims, seconded by Commissioner Edgar Smoak, and unanimously carried, the Board approved the plan consistency statement and rezoning request from Pierre Gingue, Applicant, Property Owner of Vino Oasi, LLC, Bliss Trail off of State Road identified as East Thollie Green Road, to rezone 95.4245 acres from Agricultural Residential 40 District (AR-40) to Agricultural Support Enterprises Conditional Zoning District (ASE-CZ) on property identified as Tax Map #089800458190 as follows:

AN ORDINANCE THAT AMENDS THE GRANVILLE COUNTY ZONING MAP FOR PROPERTY IDENTIFIED AS VINO OASI LLC PROPERTY ON BLISS TRAIL OFF OF EAST THOLLIE GREEN ROAD (TAX MAP #089800458190) FROM AGRICULTURAL RESIDENTIAL 40 (AR-40) TO AGRICULTURAL SUPPORT ENTERPRISES CONDITIONAL ZONING DISTRICT (ASE-CZ) WITH MUTUALLY AGREED-UPON CONDITIONS AND SITE PLAN AND SERVES AS THE BOARD OF

COUNTY COMMISSIONERS' WRITTEN PLAN CONSISTENCY STATEMENT AND SMALL-SCALE REZONING ANALYSIS

Whereas, a zoning map amendment petition has been filed for a change to the Granville County Zoning Map by Pierre Gingue for property owned by Vino Oasi, LLC as follows:

Zoning Map Amendment (Rezoning) Petition

Z-6-2015 Pierre Gingue, Applicant, Property Owner is Vino Oasi, LLC, Bliss Trail off of State Road Identified as East Thollie Green Road

Pierre Gingue is requesting to rezone 95.4245 acres on Bliss Trail off of State Road identified as East Thollie Green Road from Agricultural Residential 40 District (AR-40) to Agricultural Support Enterprises Conditional Zoning District (ASE-CZ). The property is owned by Vino Oasi, LLC and is property identified as Tax Map #089800458190. The applicant proposes under the conditional zoning district that the property be used for a Single-Family Detached Dwelling, Event Center, Special Events, Agricultural Processing Facility and Community Farmers' Market. A site plan illustrating the proposed layout of the project is a part of the application.

Whereas, the Granville County Planning Board held a public hearing on November 19, 2015, and made a positive recommendation with mutually agreed-upon conditions concerning the petition to the Board of County Commissioners.

Whereas, a notice of public hearing has been given as provided in North Carolina General Statute 153A-323 and the Granville County Land Development Code for a Zoning Map Amendment and a public hearing was held by the Board of Commissioners on December 7, 2015, at which, evidence was presented at the public hearing.

Whereas, the Granville County Board of Commissioners hereby adopts the following Plan Consistency Statement and Small-Scale Rezoning Analysis:

GRANVILLE COUNTY BOARD OF COMMISSIONERS' PLAN CONSISTENCY STATEMENT:

Page V-5 of the Granville County Comprehensive Land Use Plan (the Plan) was amended by the Granville County Board of Commissioners on January 5, 2015 to state as an implementation strategy for preserving and enhancing Granville County's land use form that "conditional zoning districts are encouraged to balance neighboring residential and non-residential land uses in agricultural-residential areas. Conditional zoning provides residents an option for developing their property for non-residential land uses in agricultural-residential areas, and provides decision-makers with a legislative process when considering proposed development plans." Further, page V-14 of the Plan was amended by the Granville County Board of Commissioners on January 5, 2015 to state as an implementation strategy for improving Granville County's review process for deliberation of rezoning requests that "conditional zoning districts allow decision-makers to consider one or more uses within a conditional zoning district application. Conditional zoning districts allow for the submittal of a site plan, and agreed-upon conditions of development in a legislative process." The Granville County Future Land Development Map (Map 22) contained within the Granville County Comprehensive Land Use Plan classifies the future land use of the property as medium density residential.

GRANVILLE COUNTY BOARD OF COMMISSIONERS' SMALL-SCALE REZONING ANALYSIS:

The proposed rezoning encompasses 95.4245 acres. The property is presently zoned Agricultural Residential 40 (AR-40). Page V-5 of the Granville County Comprehensive Land Use Plan (the Plan) was amended by the Granville County Board of Commissioners on January 5, 2015 to state as an implementation strategy for preserving and enhancing Granville County's land use form that "conditional zoning districts are encouraged to balance neighboring residential and non-residential land uses in agricultural-residential areas. Conditional zoning provides residents an option for developing their property for non-residential land uses in agricultural-residential areas, and provides decision-makers with a legislative process when considering proposed development plans." Further, page V-14 of the Plan was amended by the Granville County Board of Commissioners on January 5, 2015 to state as an implementation strategy for improving Granville County's review process for deliberation of rezoning requests that "conditional zoning districts allow decision-makers to consider one or more uses within a conditional zoning district application. Conditional zoning districts allow for the submittal of a site plan, and agreed-upon conditions of development in a legislative process."

NOW THEREFORE, BE IT ORDAINED BY THE GRANVILLE COUNTY BOARD OF COMMISSIONERS THAT:

The zoning district for property owned by Vino Oasi, LLC identified as Tax Map #089800458190) is hereby changed and amended from Agricultural Residential 40 District (AR-40) to Agricultural Support Enterprises Conditional Zoning District (ASE-CZ) on the Granville County Zoning Map with an approved site plan and with the following mutually agreed-upon conditions: (1) The property shall be used as the Granville County Land Development Code defines event center, special events, agricultural processing facility, community farmers' market, and single-family detached dwelling; and, (2) The property shall be developed per the development standards for the approved land uses as adopted in the Granville County Land Development Code for the Agricultural Support Enterprises Conditional Zoning District.

IN WITNESS WHEREOF, the Board of Commissioners of Granville County, North Carolina has caused this Plan Consistency Statement and Small-Scale Rezoning Analysis and zoning map amendment petition with an approved site plan and with mutually agreed-upon conditions to be approved and adopted.

This ordinance duly adopted by the Board of Commissioners of the County of Granville, North Carolina, this the 7th day of December 7, 2015.

BOARD APPROVED SCANNERS FOR SOCIAL SERVICES

Chairman Jay stated that several years ago Social Services administrative staff was informed that "scanning" documents would be in the future of NC FAST. The Granville County Social Services Department (DSS) has developed procedures for scanning items into the NC FAST system and has tested scanners configured according to NC FAST protocols. DSS is requesting the purchase of 24 scanners that will be located at the work stations of the public assistance workers in teams 1 thru 4.

Upon a motion by Commissioner Tony W. Cozart, seconded by Commissioner David T. Smith, and unanimously carried, the Board approved the DSS Director and County Manager's recommendation to purchase 24 Fujitsu Fi-7160 scanners from HMB, Inc. at a unit price of \$842.86 for a total not to exceed \$20,228.64 with funds from the current budget.

BOARD APPROVED BENEFITS BROKER SERVICES

Chairman Jay stated that the Health Advisory Committee met in September to discuss the constantly changing laws regarding the Affordable Care Act (ACA), the need for support with health insurance renewals, and what steps should be taken to remain in compliance with ACA rules and regulations. A request for qualifications (RFQ) was sent out and the committee met in November to review responses received from seven (7) brokers. The committee selected two broker firms to make presentations to the committee. After hearing both presentations on November 19th, the committee unanimously agreed that Hill, Chesson & Woody (HCW) would be a great asset in helping with the County's benefits plan as well as providing compliance and benefit management needs. The fee structure is based on a flat amount per employee per month minus any commissions from ancillary benefit products. The

fee would be paid from the Granville County Health Plan Internal Service Fund. He noted that a memo from Wendy Pennington, Human Resources Director, was included in the agenda along with some general information about HCW.

Commissioner Smith said that Lou Bechtel, Social Services Director; Kathy May, Senior Services Director; Steve McNally, Finance Director; Wendy Pennington, Human Resources Director; Sheriff Brindell Wilkins and he were on the Health Advisory Committee and that Hill, Chesson & Woody was the unanimous choice of the committee.

Commissioner David T. Smith made a motion, which was seconded by Commissioner Timothy Karan. Commissioner Currin noted that provisions of the Affordable Care Act were an invasion of a person's private business because information has to be reported to the government along with your W-2 and is no longer a choice but mandated. When the Chairman called for the vote on the matter, it passed unanimously to authorize the County Manager to engage Hill, Chesson & Woody (HCW) as the County's benefits broker.

BOARD APPROVED CPI ADJUSTMENT FOR EXCLUSIVE WASTE COLLECTION FRANCHISE AND CONVENIENCE SITE CONTRACT WITH WASTE INDUSTRIES

County Manager Felts referred to the agenda packet information regarding the modification of rates for Exclusive Solid Waste Collection Franchise and Convenience Site Contract. He recommended a 1.37% increase in billing rates based on the Consumer Price Index (CPI) change for the twelve month average from November 2014 to October 2015.

Upon a motion by Commissioner R. David Currin, Jr., seconded by Commissioner Tony W. Cozart, and unanimously carried, the Board approved a 1.37% increase in franchise billing rates for Waste Industries as allowed by the County's Solid Waste Franchise to be effective January 1, 2016.

BOARD MADE APPOINTMENTS TO THE FIREFIGHTERS' RELIEF FUND BOARD

Upon a motion by Commissioner R. David Currin, Jr., seconded by Commissioner Ed Mims, and unanimously carried, the Board made the following appointments to the Firefighters' Relief Fund:

Department	Trustee	Trustee
Antioch	Laverta Cooper	Tony Cozart
Berea	Joyce Adcock	Keith Williams
Brassfield	Russell Corley	Larry Mitchell
Bullock	John Claiborne	Barbara Twisdale
Butner Public Safety	Christene Emory	Terry Turner

Corinth	David Adcock	Beverly Dean
Cornwall	Eugene Blackwell	James Clack
Creedmoor	Bill Fischer	Matthew Foley
Providence	Don Watkins	Raymond Hobgood
Stem	Lonnie Cole, Jr.	Ricky Cates
Stovall	Tim Davidson	Marshall Roberts
Virgilina	Gerald Ellixson	Ralph Murray

BOARD APPOINTED BETTY LOU DAVIS (DISTRICT 4) TO THE GRANVILLE COUNTY PARKS AND RECREATION ADVISORY COMMITTEE

Commissioner Cozart thanked Roy Thomas Cash for his dedication to the Granville County Parks and Recreation Advisory Committee.

Upon a motion by Commissioner Tony W. Cozart, seconded by Commissioner R. David Currin, Jr., and unanimously carried, the Board appointed Betty Lou Davis (District 4) to the Granville County Parks and Recreation Advisory Committee.

BOARD APPOINTED STEVE TIMBERLAKE (DISTRICT 2) TO THE GRANVILLE COUNTY CITIZENS ADVISORY COMMITTEE FOR ENVIRONMENTAL AFFAIRS

Commissioner Smith thanked Dr. Paul Reeder for his service on the Granville County Citizens Advisory Committee noting that he held a position for only two or three years, but has attended meetings for twenty years.

Upon a motion by Commissioner David T. Smith, seconded by Commissioner Edgar Smoak, and unanimously carried, the Board appointed Steve Timberlake (District 2) to the Granville County Citizens Advisory Committee for Environmental Affairs.

BOARD APPOINTED DELORES LYONS (DISTRICT 4) TO THE ADULT CARE HOME COMMUNITY ADVISORY COMMITTEE

Upon a motion by Commissioner Tony W. Cozart, seconded by Commissioner David T. Smith, and unanimously carried, the Board appointed Delores Lyons (District 4) to the Adult Care Home Community Advisory Committee.

BOARD APPROVED RECOMMENDATION OF HELEN LINDSAY AS LOW INCOME REPRESENTATIVE TO THE FRANKLIN-VANCE-WARREN OPPORTUNITY, INC. BOARD OF DIRECTORS

Upon a motion by Commissioner Tony W. Cozart, seconded by Commissioner Ed Mims, and unanimously carried, the Board approved the recommendation of Helen Lindsay as the Low Income Representative to the Franklin-Vance-Warren Opportunity, Inc., Board of Directors.

The Board held the Private Industry Representative position to this board.

TRIANGLE NORTH - GRANVILLE DESIGNATED AS A NORTH CAROLINA CERTIFIED SITE

County Manager Felts stated that in July 2015, the Triangle North Economic Development Board authorized Harry Mills, Economic Development Director to pursue having the Triangle North – Granville site designated as a certified site. The Certified Sites Steering Committee met on October 28, 2015, reviewed and approved the certification package and designated the 511-acre Triangle North-Granville site as a North Carolina Certified Site. A copy of the notice from the NC Department of Commerce and a copy of the certificate was included in the agenda packet. This item was for information only and no action was required.

BOARD APPROVED REVISED FINANCIAL AUDIT CONTRACT FOR FY 2014-2015

County Manager Felts stated that the delay in obtaining reports from the Department of Health and Human Services (DHHS) for compliance testing for split-eligibility programs caused a delay in being able to begin fieldwork for the financial audits. There was also a delay in obtaining the confirmations from DHHS this year and then it was discovered that certain parts of that confirmation were incorrect and a new confirmation had to be obtained. The amount of time that was required for the implementation of the new pension standards has delayed completion of the audit including testing the underlying census data that was provided to the State for the actuarial calculation. Also during the year, the County entered into a legal settlement that impacted some of its outstanding debt and debt presentation in the financial statements. The accounting for this transaction was delayed due to the settlement date and discussions with the Local Government Commission (LGC) on presentation of the debt. He noted that the audit fieldwork should have been completed by October 31st, but due to the delays there is a requirement to revise the contract. There are no costs associated to the amendment, but it extends the audit deadline to January 31, 2016.

Upon a motion by Commissioner Timothy Karan, seconded by Commissioner Tony W. Cozart, and unanimously carried, the Board approved the County Manager's recommendation to revise the audit contract with Winston, Williams, Creech, Evans & Company, LLP for fiscal year 2014-2015 at no cost to the County.

BOARD APPROVED REIMBURSEMENT OF ACTUAL CAPITAL COSTS UP TO \$86,467 FOR SOUTH GRANVILLE FIELD EROSION

County Manager Felts stated that during the fiscal year 2015-2016 budget work sessions, the Granville County Board of Commissioners approved on-going Category I funding

of \$957,671 and denied an additional request for one-time Category I funding of \$1,197,011. The County Board stated that if the school system had unanticipated capital expenditures they could bring a request back to the Board of Commissioners during the year.

County Manager Felts stated there were unanticipated capital costs presented by the Granville County School System for two projects; Creedmoor Elementary Mold Remediation (\$280,294.49) and South Granville Field Erosion (\$86,466.60 estimate) for a total request of \$366,761.09. The School Liaisons met with School representatives on November 12th to discuss this request. Dr. Gillespie was present to answer any specific questions related to these projects.

Commissioner R. David Currin, Jr. made a motion to approve the reimbursement of actual capital costs not to exceed the actual costs up to \$86,467 for the South Granville field erosion. He said he would address the Creedmoor mold remediation separately. Commissioner Tony W. Cozart seconded the motion.

Commissioner Karan asked if this was a stormwater issue and if funds were available to pay this with since the schools pay the stormwater fees.

County Attorney Wrenn said there is money in the fund, but he did not believe it is for erosion control measures but could check on the matter.

When Chairman Jay called for a vote on the motion, it passed unanimously to approve the reimbursement of actual capital costs not to exceed the actual costs up to \$86,467 for the South Granville field erosion.

**BOARD TABLED REQUEST FOR REIMBURSEMENT TOWARDS
CREEDMOOR MOLD REMEDIATION**

Commissioner Currin said that Commissioner Cozart and he attended the School Liaison meeting on November 12th and that he realized there was a large cost for the mold remediation at Creedmoor. He said there was also a mold issue at Mount Energy that impacted a teacher's health and there was to be a follow-up with her regarding the matter. He said that he spoke with the teacher and that no action had been taken on the situation and asked Dr. Gillespie for an update on the matter.

Dr. Gillespie said that some of the issue was protected by HIPAA regulations, but that he had spoken with the teacher and her spouse and provided her documentation regarding her claim.

Commissioner R. David Currin, Jr. made a motion to table request for \$280,295 towards the Creedmoor mold remediation pending resolution of the Mount Energy teacher mold issue. Commissioner Timothy Karan seconded the motion.

Commissioner Karan asked if the parents of the Mount Energy students had been notified of the mold issues and when were they notified.

Dr. Gillespie said parents had been notified the day they were moved and notification was made by the school.

Commissioner Karan asked Dr. Gillespie to check on the matter as he had been told by a parent that they were not notified. **Later it was discovered that parents had been notified.

Commissioner Currin expressed his frustrations that the teacher has not been taken care of regarding the mold issue. Discussion ensued regarding the matter. Board members expressed that they want to be sure that this does not happen again.

When Chairman Jay called for a vote on the matter, it passed unanimously to table the request for \$280,295 towards the Creedmoor mold remediation pending resolution of the Mount Energy teacher mold issue.

BOARD APPROVED UTILITY EASEMENT REQUEST

County Attorney Wrenn stated that there was a request for an extension of a utility easement for the proposed development located at 1578 Highway 56. He explained that the property is located next to Vance-Granville Community College near South Campus Drive and the proposed development needs to access a sewer line on the County's property. He said a map was included in the agenda packet that shows the proposed easement. He asked the Board to consider authorizing the County Manager and County Attorney to work with the development company to have an easement surveyed at their expense and an appropriate easement document drawn up allowing them access to the sewer line owned by the South Granville Water and Sewer Authority on the County's property. He noted that the easement extends on County property approximately 10 feet.

Upon a motion by Commissioner Timothy Karan, seconded by Commissioner Tony W. Cozart, and unanimously carried, the Board approved authorizing the County Manager and the County Attorney to work with the development company to complete easement work at 1578 Highway 56.

BOARD APPROVED AUTHORIZING THE COUNTY MANAGER AND COUNTY ATTORNEY TO ENTER AMENDMENTS AS DEEMED APPROPRIATE FOR SOLAR ENERGY SITE LEASE AGREEMENT FOR THE CORNWALL SOLAR CENTER

County Attorney said this matter is a solar energy site lease amendment related to the Cornwall Solar Center. He said that the Cornwall Solar Center is trying to sell the stream of revenue under their lease and they are asking certain amendments be made to the lease documents. He said he had reviewed the documents and asked the Board to authorize the County Manager and County Attorney to review the amendments and enter into amendments as deemed appropriate. He said he had no problem with the amendments if there is no liability to anyone but the solar company.

Upon a motion by Commissioner Edgar Smoak, seconded by Commissioner Ed Mims, and unanimously carried, the Board approved authorizing the County Manager and County Attorney to review the amendments of the Solar Energy Site Lease Agreement between Granville County and Cornwall Solar Center, LLC and to enter amendments as deemed appropriate.

BOARD PRESENTATIONS

Commissioner Smith noted that Granville County lost three longtime citizens recently - Wallace Mullen, former Social Services Director for 33 years; Reverend Robert O. Blackwell, former jailer and deputy; and E. B. Averett, who was instrumental in the Corinth Fire Department. He expressed his thanks for their service and impact on Granville County.

Commissioner Currin thanked past Chairman Cozart and past Vice Chairman Karan for their service and congratulated current Chairman Jay and said that he will do his best to work as a good Vice Chairman. He then officially announced that he would not seek reelection as a County Commissioner and wished a happy filing season for those that would like to serve in District 3.

Commissioner Cozart echoed words by Commissioner Smith about citizens. He said that when he spoke with the Averett family to express condolences, he was informed that Ernie Averett's wife was in a car accident near their home. He said Mr. Averett asked that he convey his gratitude to the EMS staff for their prompt response, professionalism and teamwork that was extraordinary. He noted that he had enjoyed working with Commissioner Currin through the years and was shocked to hear he was not running for reelection. He mentioned he attended the Toys for Tots dog agility competition on the Tom Hunt Road recently. He said that he was

told that 325 children in Granville County would receive toys because of this event as well as some children in other regions. He thanked the group for having the event to help people in Granville County. He also wished Chairman Jay well in his time as chairman.

Commissioner Mims said he received correspondence from the Vance County Veterans Service Officer. He was informed that last month they documented 23 veterans from Granville County that he provided service to and that number does not count some phone calls. He thanked Linwood Martin from Vance County for his assistance during this transition time. He also mentioned that on October 19th the Board had a lengthy discussion about the Highway 56 Corridor Study. He said in that discussion was talk about a roundabout in Creedmoor and that he learned that there was further review and revision and there will not be a roundabout there, but instead a stoplight.

Commissioner Karan said the Highway 56 Corridor Study has cleared its final hurdle with the Capital Area Metropolitan Planning Organization (CAMPO) and thanked those in Granville County for their effort to move the plan forward. He said the NC Corridor Study was a study so it allowed for revision and review. He said at the last Veterans Affairs breakfast he received the door prize for being the youngest war veteran in attendance and he passed the plaque to Commissioner Mims with the Veterans Affairs Committee for display. He said he hoped that the country would see the light and stop sending young people off to war, but he knows that it is not the case. He wished everyone a Merry Christmas.

Commissioner Smoak wished everyone a Merry Christmas. He said there were a lot of festivities in the area including the Butner and Creedmoor Christmas parades. He reminded everyone that Stem would be having their Christmas festivities the weekend of December 11th.

Commissioner Smith mentioned the upcoming Grassy Creek Christmas parade on Saturday, December 12th at 2:00 p.m.

Chairman Jay thanked everyone for the statements regarding his election of Chairman. He thanked everyone for their work this past year and wished everyone a Merry Christmas and a Prosperous New Year. He reminded everyone to think about others that are less fortunate during this holiday season. He also mentioned that Commissioner Smith is the Grand Marshal of the Grassy Creek parade.

BOARD ADJOURNED

Upon a motion by Commissioner Edgar Smoak, seconded by Commissioner Ed Mims,
and unanimously carried, the Board adjourned.

Respectfully submitted,
Debra A. Weary, NCCCC, CMC
Clerk to the Board