

Clay County Commissioners

Regular Meeting

Thursday, January 5, 2017

Chairman Logan called to order the regular scheduled meeting at 7:00PM. Those present were: Clay Logan, Chairman, Robert Cline Penland, Commissioner, Randy Nichols, Commissioner, Ed Roach, Commissioner, Dr. Rob Peck, Commissioner, Paul Leek, County Manager, Merinda Woody, County Attorney and the press and general public.

Chairman Logan opened up the meeting for public Comment. Ms. Linda Westergaurd informed the Commissioners that last year she gave a report to the Commissioners about the Community garden and wanted them to know that the Community garden donated 3,721 pounds of fresh grown food to the food pantry, Matt's Ministries and Health Department this year. Ms. Westergaurd then stated that if anyone was interested in getting a food plot next year there is just a minimal fee. Chairman Logan thanked Ms. Westergaurd and stated that he would like to see a community garden in every community.

Next, Ms. Pam Roman from the Chamber of Commerce stated that she understands that some of the County offices could be vacated in Town and that the Chamber would be interested in relocating in one of them. Ms. Roman stated that they have outgrown their facility and that it would be good if they were located downtown. Ms. Roman then asked for the Commissioners to keep them in mind if the decision was made to vacate the county buildings in town.

Next, Ms. Deborah Nichols from the Chamber stated that she would like to reiterate what Ms. Roman stated that the Chamber would be interested in the Finance building. Ms. Nichols stated that they would like to get an appraisal done so that they could bid on the building.

Next, Mr. Tommy Davis from the Chamber stated that he would like to reiterate the same that the Chamber would be interested in the Finance Office building. Mr. Davis then stated that he thought it would be an asset to be downtown and that Travel & Tourism would be working closely with them.

Next, Mr. George Dinsmore complimented the Progress on their article about the rec park. Mr. Dinsmore then asked the Commissioners if they read the article and if so he would like to know if this article is true.

Chairman Logan then requested a motion to approve the minutes from the December meeting. Commissioner Penland made a motion to approve, Commissioner Roach seconded and the motion passed unanimously.

Next, Chairman Logan requested a motion to approve the budget amendments, Commissioner Penland made a motion, Commissioner Peck seconded and the motion passed unanimously.

Next, Chairman Logan stated that it has been discussed for some time now about the possibility of relocating the county offices in town down to the old community services building. Chairman Logan then requested comments from the Board about possible relocating the county offices in town. Commissioner Peck stated that he has some concerns about relocating the county offices out of town. Commissioner Peck stated that there is no plan in place for the move and also there is no money in the budget to cover any remodeling of the community services building. Commissioner Peck stated that he would only approve spending money if it was dealing with safety issues. Commissioner Peck then stated that he is also concerned about relocating county employees to a facility that is not up to standards and needing a lot of repair. Commissioner Peck then stated that he believes consolidating our businesses is a good long term goal. Commissioner Nichols then stated that he too has the same concerns as Commissioner Peck and he is concerned about splitting up the building inspector and the environmental Health. Commissioner Nichols then stated he can't approving spending money to renovate a facility when the current facility we have is good. Commissioner Nichols then stated that the tax value on the Finance building is \$331,248.00 and if we can sell the building for that and use the money to renovate the community service building then he would approve that. Commissioner Nichols then stated that he is not opposed at looking at a plan to relocate the county offices from town. Commissioner Penland stated that he agrees with the comments and that he too would like to see a plan in place. Commissioner Penland stated we need to get a cost on remodeling the community service building so it would be an adequate space for our employees. Commissioner Penland then stated that he will not support moving county

employees to a facility that is not as good or even better than the facility they are currently working in. Commissioner Penland then stated that we need to incorporate a plan. Commissioner Roach stated that there is more to the move than you might think. Commissioner Roach then stated that he too agrees that we need a plan before we take action. Commissioner Roach stated that we need to formulate a plan for the moving of some county offices to the community service building and have Commissioner Penland to work on the plan and cost of the plan. Commissioner Penland made a motion to put a plan together with cost associated with the plan of relocating county offices to the community building, Commissioner Nichols seconded and the motion passed unanimously.

Next, Chairman Logan requested a motion to approve the tax refunds, Commissioner Nichols made a motion, Commissioner Peck seconded and the motion passed unanimously.

Next, Chairman Logan informed all that the county will not be receiving a grant to help with the cost of removing Freon from appliances at the transfer station this year. Chairman Logan then stated that the state has informed us that the county can charge a fee to help offset the cost of Freon removal. Mr. Kevin Shaheen stated that it cost \$12.00 a unit to extract Freon from each unit and that last quarter the county spent \$1,000.00 on removing Freon and also cost \$500.00 to have the Freon tanks removed. Mr. Shaheen then stated that the county received \$1,000.00 for the sell of metal and if we charged \$6.00 to \$12.00 per refrigerated unit the county would cover the balance of the cost of removing Freon. Commissioner Nichols stated that if the cost of metal decreases then the county could lose money and that he thinks we should charge more than \$6.00. Chairman Logan stated that we have equipment we have to maintain and that he thinks we should charge a \$10.00 fee that we can use to help maintain our equipment. Commissioner Peck stated that we have only received \$1,000.00 for scrap metal so far and we need to take that into consideration. Chairman Logan requested a motion, Commissioner Nichols made a motion to charge \$10.00 per refrigerated item and for it to go into effect January 6, 2017, Commissioner Peck seconded and the motion passed unanimously.

Next, Chairman Logan requested Manager Leek to read Resolution concerning approval of the entry and execution of the second amendment to the interlocal agreement and contract concerning the SoNCVet: Southwestern NC One-Call One

Click Center for Veterans Transportation project. Manager Leek read the Resolution aloud. (See Attached) Chairman Logan requested a motion to approve the Resolution as read, Commissioner Roach made a motion, Commissioner Penland seconded and the motion passed unanimously.

Next, Chairman Logan opened the meeting up for old business. Chairman Logan stated that we had an upset bid of \$15,800.00 for the sweet water community building and requested a motion to advertise it in the paper, Commissioner Peck made a motion, Commissioner Nichols seconded and the motion passed unanimously.

Next, Ms. Merinda Woody stated that the Commissioners entered into a lease at last month's meeting with the CCCRA for the old courthouse and it needs to be amended. Ms. Woody stated that the lease stated that it was for 40 years and it needs to be amended to 20 years to reflect all the documentation that was passed. Ms. Woody then also requested the Commissioners to consider granting the authority to the Chairman to sign the amended lease and deed out of session. Chairman Logan requested a motion to amend the lease with the CCCRA, Commissioner Nichols made the motion, Commissioner Peck seconded and the motion passed unanimously.

Next, Chairman Logan requested a motion to grant the Chairman the authority to sign the amended lease and Deed, Commissioner Peck made a motion, Commissioner Penland seconded and the motion passed unanimously.

Next, Ms. Woody requested the Commissioner to go into Closed Session for client attorney privilege, Commissioner Nichols made a motion, Commissioner Penland seconded and the Board exited the regular session and entered Closed Session at 7:50pm. Chairman Logan made a motion to exit Closed Session, Commissioner Nichols seconded and the Commissioners exited Closed Session at 8:50pm.

There being no further business to come before the Board, Commissioner Nichols made a motion to adjourn, Commissioner Penland seconded and the meeting was adjourned at 8:51pm.

Chairman, Clay Logan

Commissioner, Ed Roach

Commissioner, Robert Cline Penland

Commissioner, Randy Nichols

Commissioner, Dr. Rob Peck

Attested: Clerk to Board