1. MEETING CALLED TO ORDER

2. INVOCATION

3. PLEDGE OF ALLEGIANCE

4. PUBLIC COMMENT

5. APPROVAL OF AGENDA

6. CONSENT AGENDA
   A. Approval of City Council Work Session Meeting Minutes Dated April 9, 2019 – (Pages 4-9)
   B. Approval of Joint Meeting Minutes Dated April 10, 2019, with Sanford Area Growth Alliance, Lee County Commissioners, Town of Broadway Commissioners and Sanford City Council (Pages 10-12)

7. SPECIAL AGENDA
   Consider Update from Sanford Area Growth Alliance – (Page 13)

8. CASES FOR PUBLIC HEARING: to be held jointly with the Planning Board.

9. DECISIONS ON PUBLIC HEARINGS:
   A. Application by the Ruby and Ernest McSwain Worthy Lands Trust, for property owned by the Ruby Crumpler McSwain Estate, to rezone one vacant 0.50 ± acre tract of land with frontage/access off of Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I). The subject property is identified as Tax Parcel 9652-04-1924-00 as depicted on Lee County Tax Maps 9652.09 and 9652.13 and illustrated as Lot 1 on a 1907 survey labeled a Map of Sou. Sanford, N.C. and recorded at Plat Cabinet 2, Slide 314 of the Lee County Register of Deeds Office, along with a portion of W. Spruce Street that was closed by the Sanford Board of Alderman in 1993 per Deed Book 507, Page 912 of the Lee County Register of Deeds Office. – (Pages 14-17)
• Vote to Approve a Statement on Long Range Plan Consistency as it Relates to this Rezoning Request

• Consider Vote to Approve or Deny the Rezoning Request – Consider Adoption of Ordinance Amending the Official Zoning Map of the City of Sanford, North Carolina – (Pages 18-19)

B. Application by the Ruby and Ernest McSwain Worthy Lands Trust, for property owned by the Ruby Crumpler McSwain Estate, to rezone one vacant 0.33 ± acre tract of land formerly developed with a house addressed as 1015 Woodland Avenue and being a corner lot with frontage/access off of Woodland Avenue and W. Rose Street from Residential Mixed (R-12) to Office & Institutional (O&I). The subject property is identified as Tax Parcel 9642-95-7483-00 as depicted on Lee County Tax Map 9642.12 and illustrated on Exhibit A of a 2016 Deed of Easement recorded at Deed Book 1412, Page 677 of the Lee County Register of Deeds Office. - (Pages 20-23)

• Vote to Approve a Statement on Long Range Plan Consistency as it Relates to this Rezoning Request

• Consider Vote to Approve or Deny the Rezoning Request – Consider Adoption of Ordinance Amending the Official Zoning Map of the City of Sanford, North Carolina – (Pages 24-25)

C. Application by Wolfheel Properties, Inc. to rezone two adjoining tracts of land totaling 0.44 ± of an acre addressed as 1103 and 1107 Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I). The subject property is identified as Tax Parcels 9642-95-9360-00 and 9652-05-0239-00 as depicted on Lee County Tax Maps 9642.12 and 9652.09 and illustrated as Lots 2 and 3 on a 1952 survey labeled Map Showing Actual Survey for Redivision of Block #184 of the Monroe Addition to the Town of Sanford, N.C., Lee County recorded at Plat Cabinet 2. Slide 474 of the Lee County Register of Deeds Office. – (Pages 26-29)

• Vote to Approve a Statement on Long Range Plan Consistency as it Relates to this Rezoning Request

• Consider Vote to Approve or Deny the Rezoning Request – Consider Adoption of Ordinance Amending the Official Zoning Map of the City of Sanford, North Carolina – (Pages 30-31)

10. REGULAR AGENDA

11. NEW BUSINESS (Items for discussion and action will only be taken if necessary. Otherwise, these items will be placed on the next agenda for approval.

A. Consider Ordinance to Erect Stop Signs Within the City of Sanford Chapter 36, Traffic Code of Ordinances – (Pages 32-33)
B. Consider Ordinance Establishing Speed Limit on Various Roads Within Fairway Woods Subdivision in the City Limits – (Pages 34-36)

C. Consider Ordinance Establishing Speed Limit on Various Roads Within Hawkins Run Subdivision in the City Limits – (Pages 37-39)

D. Consider Renewal Contract for Inmate Labor Between the City of Sanford and NC Department of Public Safety – (Pages 40-47)

E. Consider Municipal Mowing Agreement Between the NC Department of Transportation and the City of Sanford – (Pages 48-52)

F. Consider Bond Order Authorizing the Issuance of Enterprise Systems Revenue and Revenue Refunding Bonds of the City of Sanford, North Carolina – (Pages 53-58)

G. Consider City of Sanford Quarterly Budget Report – Third Quarter Ending March 31, 2019 - (Pages 59-70)

H. Consider Resolution Directing the Clerk to Investigate a Petition for Annexation Under G.S. 160A-31 - (Pages 71-75)

12. OTHER BUSINESS

13. ADJOURNMENT
SANFORD CITY COUNCIL
WORK SESSION
Tuesday, April 9, 2019
225 East Weatherspoon Street, Sanford, NC

The City Council held a work session on Tuesday, April 9, 2019, at 6:00 p.m. in the West End Conference Room at City Hall. The following people were present:

Mayor T. Chet Mann
Council Member Byron Buckels
Council Member Norman Charles Post, III
Council Member James Williams
City Manager Hal Hegwer
City Attorney Susan Patterson
Mayor Pro Tem Rebecca Wyhof Salmon
Council Member Jimmy Haire
Council Member Sam Gaskins
Council Member Charles Taylor
City Clerk Bonnie Davis
Deputy City Clerk Vicki Cannady

Work Session
Mayor Chet Mann called the work session to order.

Discussion of Wellness Initiatives – (Exhibit A)

Human Resources Director Christy Pickens introduced Mark Browder, the City’s Employee Benefits Consultant and Ron DeVizia, with Piedmont Pharmaceutical Care Network, who coordinates all the various wellness programs the City has been participating in. Tracy McCarty from Mark III was present in the audience. Mr. Browder and Mr. DeVizia presented a powerpoint and explained in detail the Medical Plan Update (Exhibit A) which list the City’s self-funded medical claims analysis, wellness initiatives, and project funding for the July 1, 2019 renewal. Mr. Browder noted that they work with the City of Sanford, Lee County Government and Lee County Schools.

Mr. Browder stated that in FY 2017-2018, the plan trended down slightly approximately 1.4 percent in trend, essentially the plan broke even. In 2018-2019, the City increased its funding and as it stands through February, the trend is down about 1 percent. However, in the renewal phase, it is anticipated there will be some trend increase and you have to plan and budget for it. Trend is a function of many aspects. Part of it is increased technology; medication costs increase each year and these costs inputs are outside staff’s control. He explained the medical trend components, which are increased costs for aging population; increased costs for uninsured care, new technologies treatment costs, etc. From a renewal formula calculation, the math says there needs to be an increase for the upcoming fiscal year. Even though there has been no trend, you have to build the expectation in because ultimately you will see an increase in claims.

Mr. Browder noted that most of the City’s wellness programs are voluntary and most are incentive-based strategies. They believe in disease management and believe it should be on site. The top health risks for City employees are weight, cholesterol and blood pressure. Ten percent of the plan members are diabetic; 24 percent with cardiovascular disease, and 2 percent with blood pressure. One third of the employees have diabetes or cardiovascular disease. One incentive which has been offered to the employees is the measurement of your waist circumference; males’ waist should be 40 or less and females 35 or less. The City has an incentive that if you lose 5 percent of your waist circumference or have a 5 percent weight loss, the employee is eligible for a $250 incentive or they can put it in their
HSA plan. By offering the incentives it helps lower the high-risk categories. The population that meets this metric will have fewer claims.

Mrs. Pickens informed Council that the wellness committee is working hard to help employees to reach their goals. This year, they have focused primarily on weight loss, healthy eating and physical fitness to help with health issues.

**Discussion on Health Insurance Renewal – (Exhibit B)**

Human Resources Director Christy Pickens explained that based on the claims analysis, continuation of employer coverage requirements under the Patient Protection and Affordable Care Act (PPACA), and a recommendation regarding new program implementation, a 10 percent increase in funding is advised. The 10 percent increase would meet the claims expected and administrative costs, which total about $360,000 annually to the City; $275,000 to the General Fund and $85,000 to the Utility Fund. Each year, staff tries to get open enrollment information out by the end of this month; therefore, an approval to proceed with the plan is necessary by the end of month. It was the consensus of the Council members to proceed with the plan.

Mrs. Pickens advised that she visited James Cox in the hospital and he is doing extremely well; he is talking and asked for visitors. Mr. Cox may be sent to a rehab center in the next couple of weeks. He has been at UNC Hospital since August.

**Discussion Regarding Appointments to the Sanford Housing Authority**

Removed due to the absence of Director Shannon Judd.

The meeting was recessed at 7:15 PM for dinner and was reconvened at 7:25 P.M.

**Discussion Regarding Broadband with Lee County – (Exhibit C)**

Lee County John Crumpton gave a presentation on Fixed Wireless Broadband. Several years ago, the County started investing in broadband. Randolph Communications ran a line to the industrial park and Broadplex ran a line to the airport. The lines were also run to the governmental entities, which were at the end of the lines. They had people from inside and outside the County asking if they would help them with their broadband issues. Several months ago, the County Commissioners heard a presentation from a company called Open Broadband and they are doing some work around the state. It is a simple process; you are doing wireless point-to-point contact to create broadband speeds up to 1 Gbp. They have one installation ready at the Copper Ridge Development and have 27 homes signed up in the development at a cost of about $40 per month. A lot of people work from their homes and need high-speed internet, such as the hospital’s accounting department.

Fixed wireless is inexpensive and it is easier for the County to do; it is a fraction of the cost of lines. It is the new technology that is being delivered. The County felt if they were getting involved, they would like to do a pilot program. They chose Downtown Sanford for the pilot program because it would be a good location with high buildings and no issues with line of sight; it would be rooftop to rooftop. RFQs have been sent out and are due May 3. The County, at one time, provided free WIFI Downtown and the infrastructure fell apart and became too expensive for them to maintain. They would like to have Downtown WIFI again for people walking on the streets, at festivals, etc. The County hopes that if it works Downtown, they can shoot it out to the unincorporated areas of the...
County, such as Deep River Sporting Clays, etc. The line of sight determines where it is located on the building/home. In the RFQ, it is starting in Downtown. Staff is in discussion with the owner of the Lee Furniture Building to have the base on top of that building. People will not be able to see it and then they can shoot it to the rooftops downtown, so you would not have any line of sight issues. It will be offered to the businesses if they would like to purchase it; cost is approximately $40 - $50. High-speed internet is just as important as water and sewer now.

Mr. Crumpton announced that Triangle J picked Broadway to host a broadband meeting on May 1, at 10 A.M. – 2 P.M., at the Broadway Community Building, located at 111 N. Main Street. He stated that Lee County is a Tier 2 county and the unfortunate issue is that the grants being given out are geared toward the Tier 1 counties. We are not getting any of that grant money. The Tier 2 counties can use it just as well as the Tier 1 counties.

Mayor Pro Tem Salmon stated that Triangle J has released a write up on the tier system. It is a different way to look at the tier system and they have presented it to our legislators. It talks about some of the issues with Tier 2 counties not being eligible in areas where they need it. Mayor Mann added that there is a House Bill being pushed by the League of Municipalities that will allow municipalities to franchise/sell internet.

Discussion Regarding Greenway Bonds/Grant Opportunity

Mayor Mann referenced this item and stated that Council needs to help staff by deciding how and where they want to go with this opportunity. The governor put $26 million in his budget for rural cities in North Carolina, five of whom will receive $1 million; Sanford was a recipient because we had shovel-ready projects and the ability to match the grant - $1 for every $4.

Public Works Director Vic Czar stated that staff is excited for Depot Park to get broadband because it is expensive to run the infrastructure. He gave an update on three greenway projects that are totally City obligations and three projects that are City funded in conjunction with the Department of Transportation. Staff would like to talk about the potential grant in the governor’s budget.

Mr. Czar displayed a powerpoint showing where six proposed projects are located. He stated that three projects are strictly City funded at this point: the Medical Mile Greenway, Wicker Street Greenway and the Wicker Street Road Diet. The three City/Department of Transportation greenway projects are: the West Lee Greenway, Carthage Street Road Diet and the Hospital Greenway. With the Carthage Street Improvements with the round-about, there are some sidepath and sidewalk opportunities. The West Lee Greenway project will be funded with the Safe Path to Schools grant from the Department of Transportation which will run from West Lee Middle School to Kiwanis Park. There are two different types of projects.

The Carthage Street Road Diet project is a Bicycle/Pedestrian project. The DOT is looking at making it a two-lane road with the improvements inside the existing right-of-way. The Wicker Street Greenway will run from the Kiwanis Children’s Park to the Kiwanis Park. We started work on it and stopped when we postponed the issuance of the bonds for the greenway. We are not done with the design; it is not far from completion. The consultant says that we can be ready to bid in three months. There is more design work that needs to be done; the cost to design it is approximately $420,000 to complete design and construction. The Medical Mile Greenway runs from the Kiwanis Park through
the woods to the YMCA, behind some of the doctors’ offices. We are in the three-month range and he felt the project will cost more because we need to get some right-of-way that we do not have. The Hospital Greenway project is in conjunction with the Department of Transportation. The improvements are from Fire Tower Road on Carthage Street down to Wicker Street. The idea is to have sidepath on one side and sidewalk on the other. There will be curb and gutter and it is set to go to construction in 2021. We have a letter from the Department of Transportation stating that the City’s share of cost is $199,000. We have responded to that letter and it is up to the DOT to give us an agreement. This is a good deal as this is less than the greenway we were proposing to cost us, if we had done it by ourselves. Mr. Hegwer advised that the County has committed $200,000 to this project, in lieu of their commitment to the Moncure Megasite.

Mr. Czar stated that DSI Executive Director Jennifer St. Clair submitted a grant application to the NC Department of Commerce for a transformative project in the amount of $1 million. The project is Wicker Street, from the roundabout at Carthage Street to Horner Boulevard. The intention of the project is to narrow that road; it is similar to what is being proposed on Carthage Street. There would be turn lanes at the intersection and sideway on one side with some parallel parking. It includes installing the utilities underground and a stoplight at Vance Street, where Stanley Lawn and Garden is located. Staff recommends a two-way stop at Gulf Street, so the traffic signal would be removed and a stop sign would be placed on Gulf Street. The total estimated cost is $3,200,000 and that includes underground utilities.

Staff is not certain on the West Lee Greenway project. Staff’s confidence level is falling apart quickly as we are not sure what the City will run into and not sure about the cost estimate. This project will run from West Lee School to Kiwanis Park with the intention of installing curb and gutter on one side of the street, so you can have curb and gutter in the sideway because there is no room for a ditch in between the two. The design has not even started on the project. The other problem is he is not sure where the $464,000 came from and 20 percent of the match would be $92,000 which would be the City’s portion. That sideway is over a mile long and he is very surprised if the project can be done for $500,000, with installing curb and gutter on one side of the street and dealing with the issues you will run into under that bridge. Staff does not believe the estimate is right and the DOT was only planning on a $464,000 project. If the project costs more, how does DOT see it? Is the City’s commitment still only $92,000 and they make up the difference or is their commitment only $464,000 and the remainder paid by the City, or is there some way to stand in the middle? It seems like a big gap and we are trying to figure it out.

The question regarding the Carthage Street Road Diet project is whether it would be better to put our money here and have something more complete than doing Wicker Street. Carthage Street is a bike/pedestrian project with a City match of 20 percent. This $1.9 million estimate was given on a project that was all inside the existing right-of-way with sidewalks on either side of the street and median down the middle. Since then, David Montgomery and the Planning Department were able to get a planning grant and staff is looking at something different; maybe having a sideway on one side and sidewalk on the other side. That study is supposed to be done in the spring/April. Depends on the results of that study, it could change the timing of the project. As the project sits now, it would go to construction 2021; however, adding a sideway, in lieu of a sidewalk, more right-of-way may be needed and it would change the timing. The City has a 20 percent match but we would pay for enhancements such as power underground or different kind of lights. All the enhanced landscaping
will probably be borne by the City. There are more unknowns than knowns. Mr. Gaskins stated that the Greenway bonds voted on are for $4 million and now we are looking at the possibility of an additional $1 million. Mr. Czar commented that staff does not know the conditions on the grant. He believes it was submitted for Wicker Street from Carthage Street to Horner Boulevard. The project needs to be shovel ready. You now have $5 million if we get the grant from the N.C. Department of Commerce. Mr. Czar stated that the West Lee Greenway is not far along with design. With a million grant, and the stipulations he foresees and $4 million bond referendum, he felt the City could get what it has contemplated initially and perhaps have some funds left. Mayor Mann added that there is a condition on the grant program. The General Assembly adopts the governor’s budget. The governor has put $26 million in rural cities and Senator Bergin has two municipalities receiving funds from the governor’s budget; just about every rural county with Republican legislators are receiving funding. He felt the chances of it passing are likely but it is contingent upon the condition. Mayor Mann will write a letter and make an official response encouraging Representative Sauls and Senator Bergin to put this in their budget. Mr. Czar informed Council that we do not have a price to install underground utilities. It would be a transformational project and can be done rather quickly. Mayor Mann stated that with this project, we would pretty well establish the entire core on both sides of Horner Boulevard.

Mr. Czar stated that with the hospital greenway, Duke Energy is working on a price to install utilities underground. We need the numbers so we know what we are dealing with; they probably have to move the poles anyway, so we may just have to pay the difference. The second thing is we do not have any money in the budget to proceed with the remaining design, etc., because we are uncertain when the second and third issuance of bonds would take place. With the anticipated $1 million and if the project has to be shovel ready, we have to move on. Financial Services Director Beth Kelly explained that this could move up the timeline on issuing the Greenway Bonds, depending on what needs to be done. We can spend out money but we cannot reimburse ourselves past 24 months, so that is why we do not want to spend out a lot of money and then not issue the bonds until four years from now, because we cannot get back the money we spent. The other issue is we are in the process of trying to talk with the attorneys and will come back in May or June, once we get our debt issued for the Revenue Bonds and GO Bonds. We are going to ask for an extension from the LGC because if we don’t issue it before September 2020, then we have to request a three-year extension, so the bond attorney will be working on it. We have to hold a public hearing on it and staff will come back with a resolution in May or June. Referring to the $1 million depending on the timeline with it, more work needs to be done because we did not fund the debt payment in this current year project we are in, only the debt payment on the GO Bond for the $2 million. The design was stopped since we were not sure how many years we were out with the greenway bond issuance. Mr. Hegwer said we need to wait and see if there is any way to get $1 million incorporated into the state’s budget.

Mr. Czar commented that if they are looking for transformative projects, the installation of powerlines underground would be a significant contribution to the project and the $1 million would make it more feasible. It is crucial. Mayor Mann noted that we need to put that in the letter.

Management Analyst Holly Marosites informed Council that the City received the Mobi Award for its streetscape project from the NC Department of Transportation and received a basket of goodies. Mayor Mann added that the City won first place in the rural submission for streetscape.
Mr. Czar noted that to do the six different projects it is projected to cost a total of $4,511,000. Taking into account potential grants and other commitments, an estimated $3,220,000 will be needed to complete the six projects, which is within the Greenway Bond Referendum of $4 million.

Other Business

Ms. Marosites mentioned that she has received some feedback on the project list and she is working on it. She is working on color coding the projects.

Mayor Mann reminded everyone of the Mayor’s Prayer Breakfast on May 2, at 7:30 A.M., at the Dennis A. Wicker Civic Center. Mr. Hegwer has sponsored a table for Council.

Attorney Patterson stated that Representative Sauls’ Bill regarding annexation restriction removal has passed the Third Reading and has crossed to the Senate.

There will be an all boards meeting with SAGA tomorrow at Oakland Farms, a beautiful venue, located on Rosser Road at 6 P.M.

Holly Marosites spoke with John Crumpton regarding the logo for the Kiwanis sign and she is calling him tomorrow to get finalization. Mr. Czar added that the splash of color sets the sign off. Mayor Mann stated that Second Century developed that logo.

The StreetFest is Saturday, April 13, Downtown Sanford. Council needs to meet at center stage at 11:45 A.M. Fireworks will be that night.

Adjournment

Council Member Byron Buckels made the motion to adjourn. Seconded by Council Member Norman Charles Post III, the motion carried unanimously.

___________________________________
T. Chet Mann, Mayor

_____________________________________
Bonnie Davis, City Clerk
MINUTES OF JOINT MEETING -
SANFORD AREA GROWTH ALLIANCE,
LEE COUNTY COMMISSIONERS, TOWN OF BROADWAY COMMISSIONERS,
and SANFORD CITY COUNCIL
Wednesday, April 10, 2019 – 6:00 P.M.
Oakland Farms Venue - 3355 Rosser Road, Bear Creek, NC

The Sanford City Council, Lee County Board of Commissioners, and Town of Broadway Commissioners met with members of the Sanford Area Growth Alliance (SAGA) Executive Committee and staff at the Oakland Farms Venue, located at 3355 Rosser Road, Sanford, North Carolina, on Wednesday, April 10, 2019, at 6:00 p.m. The following people from the City of Sanford were present:

City:
Mayor T. Chet Mann
Council Member Byron Buckels
Council Member Jimmy Haire
Council Member James Williams
City Attorney Susan Patterson
Management Analyst Holly Marosites
Deputy City Clerk Vicki Cannady

Mayor Pro Tem Rebecca Salmon
Council Member Sam Gaskins
Council Member Norman “Chas” Post, III
City Manager Hal Hegwer
City Finance Director Beth Kelly
City Clerk Bonnie Davis

Absent: Council Member Charles Taylor

Mayor Mann called the meeting to order for the City of Sanford. (Lee County Commissioner Chair Amy Dalrymple called the meeting to order for Lee County and Broadway Mayor Donald Andrews called the meeting to order for the Town of Broadway.) Bob Joyce, Economic Development Executive Director for the Sanford Area Growth Alliance (SAGA), welcomed and thanked everyone for supporting SAGA, noting that the meeting was an opportunity to share information and make any adjustments needed to maintain focus.

SAGA UPDATE (Exhibits A and B)

Michael Smith, Chief Executive Officer for SAGA, thanked everyone for their support and announced that the next All Boards meeting is planned for January 22, 2020. While he has been with SAGA only about six months, he reminded everyone that it was formed ten years ago to help market Lee County, Sanford, and Broadway. He announced that SAGA had met all of its goals for 2018 and is now working on Chamber accreditation. A video showing the “spec” building at Central Carolina Enterprise Park (described on the attached Exhibit A) was played and he stressed the building’s importance in marketing our area. Highlights from SAGA’s 2018 annual report (attached as Exhibit B) were highlighted and he invited everyone to the upcoming Business Showcase scheduled for April 30 at the Civic Center and the Chamber’s annual golf tournament scheduled for June at Carolina Trace. Mr. Smith also announced that plans are underway to begin the second phase of fundraising in May.

LEE COUNTY SCHOOLS UPDATE

Dr. Andy Bryan, Superintendent of Lee County Schools, stated that the Board of Education’s goal is for all students to graduate from our area high schools with “more than just a diploma”. Students are encouraged to choose from several options: earning at least one college credit; earning
a specialty certification from one of several academies (finance, engineering, hospitality and tourism) credentials from companies such as Microsoft or Adobe; or developing skills that can help them enter the workforce successfully. He noted that our graduation rate has increased from 63 percent back in 2007 to more than 90 percent (higher than the state average). He acknowledged the success of the Caterpillar apprentice program and Lee Early College (which offers a high school diploma and Associates Degree in five years). Dr. Bryan also acknowledged great partnerships with local companies, non-profit agencies, governing bodies and community support, which all combine to help make Lee County students successful.

AIRPORT (Exhibit C)
Bob Heuts, Raleigh Executive Airport Director, thanked everyone for the opportunity to represent our community at the airport. He shared a video highlighting aviation’s importance to the state’s economic development and shared statistics on the airport illustrating its contribution to our community. He reported that sewer service is being extended to the airport and construction of the new terminal is well underway. He invited everyone to visit the airport that serves as a “front door” for our community, noting that it is truly a regional facility that serves not only Lee County but other nearby areas as well, and thanked everyone for their support.

TOURISM DEVELOPMENT AUTHORITY (TDA) UPDATE (Exhibit D)
Chairman Kevin Brown reported that one of his first assignments as new board chairman was meeting with SAGA leadership to develop an approach for promoting Lee County, Sanford, and Broadway. A group of ten recently represented our area at the “Visit NC” conference, which was the largest contingent other than Charlotte. He also reported that a site selectors’ conference will be held at the Civic Center this fall and a film crew is scheduled to visit soon to produce a 30-minute program. He stated that he is on the steering committee for the proposed Multi-Sports Complex and expressed hope that a site will soon be established for a TDA office space and Visitors’ Center.

CENTRAL CAROLINA COMMUNITY COLLEGE UPDATE (Exhibit E)
CCCC President Dr. Lisa Chapman stated that she was honored to have recently been named President of the college and was very proud of the community support. She shared information on CCCC as shown on the attached Exhibit D and noted that while enrollment typically drops during positive economic periods, enrollment at CCCC is outpacing the other 18 community colleges in the state similar to it. Programs for construction, welding, air conditioning/heating/refrigeration, mechanical engineering and electrical systems are very popular and vital to the workforce. Programs have been modified and they have added digital broadcasting and podcasting to the long-established broadcasting program, and medical sonography and a second-year health and fitness science program have been added to the health-related curriculum. CCCC is a leader in customized training and these programs, which are funded through the state, benefit several local businesses, including Caterpillar, Coty, Conveyor Technologies, GKN, Magneti Marelli, Pentair, Pilgrims’ Pride, and Zurn Industries. The Small Business Center offers valuable services to the community and dual-enrollment programs are very popular. She noted that there have been phenomenal improvements to the campus, with the addition of the Keller Health Sciences Building, the Dalrymple Veterinary Medical Technology Building, expanded civic center, and large animal facility currently under design. Dr. Chapman stressed the importance of directing students toward paths for economic prosperity and providing the support needed for their success.
TOWN OF BROADWAY
Mayor Don Andrews thanked everyone for their support of Broadway and reported that a company from Holly Springs will be purchasing a building on Main Street. He expressed excitement to be part of an area with an unlimited future.

CITY OF SANFORD
Mayor Chet Mann suggested that the return on investment is just being seen in our community; we are all working on one cohesive puzzle and all parties are winning. He encouraged everyone to visit the city’s website and read his “Open for Business” agenda. He reminded everyone of several successful projects: the Buggy Company building as a “one stop shop” (with Planning/Inspections/GIS departments, SAGA offices); the public/private partnership that allowed for development of CCEP; the recently created TDA; leveraging our water and sewer service capacity to extend service to the airport, CCEP, Pittsboro, and Chatham County; public arts projects; plans to renovate the Depot Building; plans with the county to create a state-of-the-art 21st century multi-sport complex; plans to make Sanford more pedestrian friendly with expanded greenways; the new splashpad and renovations to the Kiwanis Family Park; updating the Land Use Plan and Unified Development Ordinance; Citizens Academy; National Night Out; and our Streetfest celebration that showcases Sanford. He thanked everyone for their leadership and encouraged everyone to continue working together to better our community.

LEE COUNTY
Lee County Board of Commissioners Chair Amy Dalrymple recognized fellow board members and staff. She stated that her term as a commissioner began just as the economic slowdown hit in 2008 and the board had to prioritize budget cuts, making her appreciate where we are today even more. She thanked everyone for their collaborative efforts and noted that everyone shares the common goal of making life better for our citizens.

SAGA (Exhibit F)
Executive Committee Chairman Kirk Bradley thanked SAGA’s public partners, the City of Sanford, Lee County and Town of Broadway. He referred a “Quality of Life” matrix (attached as Exhibit F) showing several “quality-of-life” factors as ranked in 2008 in the Lee County Second Century Project and this year’s SAGA rankings, and noted that strides have been made in most categories. He highlighted some of the improvements and suggested that we are seeing the benefits of working together and making investments in our community.

ADJOURNMENT
Council Member Buckels made a motion to adjourn the meeting; seconded by Council Member Gaskins, the motion carried unanimously.

Respectfully Submitted,

___________________________
T. Chet Mann, Mayor

ATTEST:

______________________________
Bonnie Davis, City Clerk
UPDATE FROM
SANFORD AREA GROWTH ALLIANCE (SAGA)
CITY OF SANFORD CITY COUNCIL
PLANNING BOARD RECOMMENDATION
REGARDING A ZONING MAP AMENDMENT /REZONING
May 7, 2019

APPLICATION# 2019-0401 TO AMEND THE SANFORD ZONING MAP

RECOMMENDATION FROM PLANNING BOARD:
The Planning Board recommends that the City Council support the petition by the Ruby and Ernest McSwain Worthy Lands Trust, for property owned by the Ruby Crumpler McSwain Estate, to rezone one vacant 0.50 ± acre tract of land with frontage/access off of Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I) as this request appears to comply with the long range plan place type designation of Neighborhood Transition Area, and appears to be reasonable and in the public interest based upon the location of the site between two existing commercial uses on a City-maintained public street with existing water and sewer.

VOTE #1: APPROVE A STATEMENT ON LONG RANGE PLAN CONSISTENCY AS IT RELATES TO THIS REZONING REQUEST:

Motion Option 1: “The proposed design appears to comply with the Plan SanLee “Neighborhood Transition Area” place type, with this specific area being used as the local example; therefore, I make a motion that that the request IS consistent with the adopted long-range plan.”

Motion Option 2: “I make a motion that that the request IS NOT is consistent with the adopted comprehensive plan.”

Option 3 - Unique motion: The suggested motions above are provided based on the recommendation and findings of the Planning Board. The City Council members are free to create a unique motion based on different articulated findings.

VOTE #2: TO APPROVE OR DENY THE REZONING REQUEST:

Motion Option 1: “I make a motion that the proposed zoning map amendment is reasonable and in the public interest because it is consistent with the adopted land use plan and has existing access to public water, sewer, and streets; therefore, I move to APPROVE the request to rezone a vacant 0.50 ± acre tract of land with frontage/access off of Woodland Avenue identified and as Lee County tax parcel 9652-04-1924-00 from Residential Mixed (R-12) to Office & Institutional (O&I).”

Motion Option 2: “I make a motion that the proposed zoning map amendment is not reasonable and not in the public interest because there is still residentially developed & zoned land in the area and this site is more appropriate for residential development; therefore, I move to DENY the request to rezone a vacant 0.50 ± acre tract of land with frontage/access off of Woodland Avenue identified and as Lee County tax parcel 9652-04-1924-00 from Residential Mixed (R-12) to Office & Institutional (O&I).”
Option 3 - Unique motion: The suggested motions above are provided based on the recommendation and findings of the Planning Board. The City Council members are free to create a unique motion based on different articulated findings.

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REZONING REPORT FROM APRIL 16, 2019 AGENDA

Applicant: Ruby and Ernest McSwain Worthy Lands Trust | Contact: Mr. Lynn Blackmon
Owner: Ruby Crumpler McSwain Estate
Request: Rezone from Residential-Mixed (R-12) to Office & Institutional (O&I)
Location: (Vacant) Woodland Avenue
Township: East Sanford
Tax Parcel: 9652-04-1924-00
Adjacent Zoning: North: Office & Institutional (O&I) and Residential-Mixed (R-12)
South: Residential-Mixed (R-12)
East: Residential-Mixed (R-12)
West: Office & Institutional (O&I)

Introduction: Planning staff has received a rezoning application from Mr. Lynn Blackmon as the first step in either marketing or developing the site in a commercial manner, as an office or commercial type use appears to be more viable for this site than a residential use given the location between a daycare and a convenience store.

Site and Area Description: The subject property is one 0.50 + acre vacant tract of land with no assigned address and identified as Lee County Tax Parcel 9652-04-1924-00. The site appears to have access to public water and public sewer. The parcel is and illustrated as Lot 1 on a 1907 survey labeled a Map of Sou. Sanford, N.C. and recorded at Plat Cabinet 2, Slide 314 of the Lee County Register of Deeds Office, along with a portion of W. Spruce Street that was closed by the Sanford Board of Alderman in 1993 per Deed Book 507, Page 912 of the Lee County Register of Deeds Office.

Surrounding Land Uses: North of the site, opposite Woodland Avenue, are four 0.37 acre lots developed with single-family dwellings addressed as 311 Spruce Street (zoned O&I), 1205 Woodland Avenue (zoned R-12), and 1207 Woodland Avenue (zoned O&I), and one vacant lot (zoned R-12). South of the site is a 1.5 acre tract of land developed with a house addressed as 414 W. Garden Street, zoned R-12. East of the site is a vacant 0.40 acre lot zoned R-12 and two lots at the intersection of Woodland Avenue and W. Garden Street that are that are developed with a convenience store (with no gas sales) and zoned General Commercial (C-2).

Zoning District Information
Existing Zoning: The subject property is currently zoned Residential-Mixed (R-12), which is established to provide areas for a mix of residential dwelling types with a maximum of three and one-half dwelling units per acre, in areas where large-lot development is discouraged and adequate public facilities and services are available. This district provides minimum lot size and density requirements in order to allow for market and design flexibility while preserving the neighborhood character.
The dimensional requirements of the R-12 district include a minimum lot width of 75ft, a minimum lot depth of 100ft, a minimum lot size of 12,000sf, a maximum building height of 40ft, with principal building setbacks of 30ft from the front property line and/or right-of-way of the public street, 20ft from the rear property line, and 12ft from the side property lines. Examples of uses permitted by right within the R-12 zoning district include single-family detached homes (site built or modular), duplexes, churches, parks, and schools. There is a list of permitted uses for this zoning district included within the agenda for your reference.

Proposed Zoning: The proposed zoning Office & Institutional (O&I) is established to provide for agencies and offices rendering specialized services and traditional institutional functions (both public and private) including, but not limited to, governmental facilities, cultural and recreational facilities, educational facilities and charitable institutions.

The dimensional requirements of the O&I district include a minimum lot width of 50ft, a minimum lot depth of 100ft (which creates a minimum lot size of 5,000sf), a maximum building height of 60ft, with principal building setbacks of 10ft from the front property line and the required landscape buffer yard width determining the required rear and side yard setbacks as measured from the property lines. The maximum allowed impervious surface, such as roof top, parking lot, etc., is 70% of the site. Examples of uses permitted by right within the O&I zoning district include finance & insurance services, florists, general office buildings, and medical & dental offices. There is a list of permitted uses for this zoning district included within the agenda for your reference.

Overlay Districts & Area Plans

Plan SanLee Land Use Plan- Long Range Plan

The plan identifies the future land use place type for this tract of land as “Neighborhood Transition Area,” which has the following characteristics:

- Legacy residential neighborhoods that may be transitioning to small offices and service businesses
- Positioned along primary transportation routes leading downtown
- Preserving residential character, buffer between downtown and urban neighborhoods
- Local example – Woodland Avenue in Sanford

Land use designations include detached & attached single-family dwellings, multi-family dwellings, churches, schools, civic organizations, government services, parks, professional offices and business services. Forms of transportation include public transit, vehicular connectivity, on-street bike lanes, and sidewalks. The current zoning districts Neighborhood Commercial and Office & Institutional as primary and R-12, R-12SF, R-10, and R-6 as secondary. The recommended development density is single-family up to 10 dwelling units per acre, multi-family with 10-16 units per acre, small commercial lots, with shallow building setbacks and a 45ft height limit. Utility infrastructure is public water and public wastewater. The preferred character is a 2-3 land urban grid street network with 6-800ft block lengths, curb & gutter with street trees and on-street & rear parking.

Local Overlay District Notes: Per GIS, the parcel is not located within an established floodplain, watershed, or local historic district and does not have a designated wetland area on site.

Sanford, Lee County and Broadway do not have local grading permits and rely on the NC Department of Environmental Quality to regulate land-disturbing activities. For questions or concerns regarding land disturbing activities, contact the NC Division of Energy, Mineral, and Land Resources Sediment...
Utilities: The subject property appears to have access to public water via an eight-inch public water main that runs parallel to Woodland Avenue. The subject property also appears to have access to public sanitary sewer via an eight-inch public sewer main that runs parallel to Woodland Avenue. If the rezoning is approved, all new development that proposes to connect to public water and public sewer must be approved by the City of Sanford Public Works Department to verify compliance with all applicable regulations.

Transportation: The subject property has approximately 111ft of road frontage along Woodland Avenue, which is a city-maintained paved public street with a 60ft right-of-way. There is a 2013 traffic count on Woodland Avenue approximately 430ft southeast of the site of 9,800 vehicles per day and a 2011 count of 8,700 vehicles per day.

Development Standards: If rezoned, all of the uses permitted in the Office & Institutional (O&I) zoning district would be allowed and any future redevelopment of the subject property will be required to meet the current development standards of the UDO.

Staff Information Regarding a Recommendation from the Planning Board: The recommendation from the Planning Board should include language describing whether the action is consistent with an adopted comprehensive plan (Plan SanLee) and any other officially adopted plan that is applicable and other matters as deemed appropriate by the board. The board may also include language briefly explaining why it considers the recommendation to be reasonable and in the public interest.

Staff Recommendation: Staff recommends that the Boards support this request. In making this recommendation, staff finds that the rezoning proposal from Residential-Mixed (R-12) to Office & Institutional (O&I) appears to be in keeping with the future land use place type for this site per the Plan SanLee land use plan. Also, this request appears to be reasonable and in the public interest based upon the location of the site between two existing commercial uses, with frontage on a city-maintained public street with existing public utilities.
AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP
OF THE CITY OF SANFORD, NORTH CAROLINA

WHEREAS, a request to amend the Official Zoning Map has been received from the Ruby and Ernest McSwain Worthy Lands Trust, for property owned by the Ruby Crumpler McSwain Estate, to rezone one vacant 0.50 ± acre tract of land with frontage/access off of Woodland Avenue as depicted on Lee County Tax Maps 9652.09 and 9652.13 as Tax Parcel 9652-04-1924-00 from Residential Mixed (R-12) to Office & Institutional (O&I); and

WHEREAS, said request has been presented to the Planning Board of the City of Sanford; and

WHEREAS, the City Council of the City of Sanford conducted a public hearing on April 16, 2019 to receive citizen input on the requested zoning map amendment; and

WHEREAS, the City Council of the City of Sanford approves the request to amend the Official Zoning Map of the City of Sanford;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SANFORD:

The Official Zoning Map is hereby amended to rezone one vacant 0.50 ± acre tract of land with frontage/access off of Woodland Avenue as depicted on Lee County Tax Maps 9652.09 and 9652.13 as Tax Parcel 9652-04-1924-00 from Residential Mixed (R-12) to Office & Institutional (O&I). A vicinity map of the subject property is included as Exhibit A.

In making this decision, the City Council of the City of Sanford hereby finds that the proposed zoning map amendment is reasonable and in the public interest because it is consistent with the adopted land use plan and appears to be reasonable and in the public interest based upon the close proximity to commercially zoned and developed properties and access to public water and public sewer

ADOPTED this the 7th day of May 2019.

________________________________________
T. Chet Mann, Mayor

ATTEST:
___________________________________
Bonnie Davis, City Clerk

APPROVED AS TO FORM:
___________________________________
Susan Patterson, City Attorney
REZONING APPLICATION 2019-04-01: Application by Ruby & Ernest McSwain Worthy Lands Trust to rezone a vacant lot off of Woodland Avenue from R-12 to O&I.

REZONING APPLICATION 2019-04-02: Application by Ruby & Ernest McSwain Worthy Lands Trust to rezone a vacant lot at the intersection of Woodland Avenue and W. Rose Street from R-12 to O&I.

REZONING APPLICATION 2019-04-03: Application by Wolfheel Properties, Inc. to rezone 1103 and 1107 Woodland Avenue from R-12 to O&I.

This is a graphic illustration and not a legal document.
CITY OF SANFORD CITY COUNCIL
PLANNING BOARD RECOMMENDATION
REGARDING A ZONING MAP AMENDMENT /REZONING
May 7, 2019

APPLICATION# 2019-0402 TO AMEND THE SANFORD ZONING MAP

RECOMMENDATION FROM PLANNING BOARD:
The Planning Board recommends that the City Council support the petition by the Ruby and Ernest McSwain Worthy Lands Trust, for property owned by the Ruby Crumpler McSwain Estate, to rezone a vacant 0.33 ± acre tract of land formerly developed with a house addressed as 1015 Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I) as this request appears to comply with the long range plan place type designation of Neighborhood Transition Area, and appears to be reasonable and in the public interest since it is a corner lot with frontage/access off of Woodland Avenue and W. Rose Street with existing water and sewer.

VOTE #1: APPROVE A STATEMENT ON LONG RANGE PLAN CONSISTENCY AS IT RELATES TO THIS REZONING REQUEST:

Motion Option 1: “The proposed design appears to comply with the Plan SanLee “Neighborhood Transition Area” place type, with this specific area being used as the local example; therefore, I make a motion that that the request IS consistent with the adopted long-range plan.”

Motion Option 2: “I make a motion that that the request IS NOT is consistent with the adopted comprehensive plan.”

Option 3 - Unique motion: The suggested motions above are provided based on the recommendation and findings of the Planning Board. The City Council members are free to create a unique motion based on different articulated findings.

VOTE #2: TO APPROVE OR DENY THE REZONING REQUEST:

Motion Option 1: “I make a motion that the proposed zoning map amendment is reasonable and in the public interest because it is consistent with the adopted land use plan and has existing access to public water, sewer, and streets; therefore, I move to APPROVE the request to rezone a vacant 0.33 ± acre tract of land formerly developed with a house addressed as 1015 Woodland Avenue and identified as Lee County tax parcel 9642-95-7483-00 from Residential Mixed (R-12) to Office & Institutional (O&I).”

Motion Option 2: “I make a motion that the proposed zoning map amendment is not reasonable and not in the public interest because there is still residentially developed & zoned land in the area and this site is more appropriate for residential development; therefore, I move to DENY the request to rezone a vacant 0.33 ± acre tract of land formerly developed with a house addressed as 1015 Woodland Avenue and identified as Lee County tax parcel 9642-95-7483-00 from Residential Mixed (R-12) to Office & Institutional (O&I).”
Option 3 - Unique motion: The suggested motions above are provided based on the recommendation and findings of the Planning Board. The City Council members are free to create a unique motion based on different articulated findings.

REZONING REPORT FROM APRIL 16, 2019 AGENDA

**Applicant:** Ruby and Ernest McSwain Worthy Lands Trust | Contact: Mr. Lynn Blackmon

**Owner:** Ruby Crumpler McSwain Estate

**Request:** Rezone from Residential-Mixed (R-12) to Office & Institutional (O&I)

**Location:** (Vacant) Woodland Avenue

**Township:** East Sanford

**Tax Parcel:** 9642-95-7483-00

**Adjacent Zoning:**
- North: Residential-Mixed (R-12)
- South: Office & Institutional (O&I) and Residential-Mixed (R-12)
- East: Residential-Mixed (R-12)
- West: Office & Institutional (O&I)

**Introduction:** Planning staff has received a rezoning application from Mr. Lynn Blackmon as the first step in either marketing or developing the site in a commercial manner, as an office or commercial type use appears to be more viable for this site than residential given the location at the intersection of Woodland Avenue and W. Rose Street and having an office opposite W. Rose Street and a church opposite Woodland Avenue.

**Site and Area Description:** The subject property is one 0.33 ± acre vacant tract of land located in the northwestern corner of Woodland Avenue and W. Rose Street, formerly developed with a house addressed as 1015 Woodland Avenue, and identified as Lee County Tax Parcel 9642-95-7483-00. The parcel appears to have access to public water and public sewer. The parcel is illustrated on Exhibit A of a 2016 Deed of Easement for a sidewalk and utilities that is recorded at Deed Book 1412, Page 677 of the Lee County Register of Deeds Office.

**Surrounding Land Uses:** North of the site is a 0.19 acre lot developed with a single-family dwelling addressed as 312 W. Rose Street and zoned R-12. South of the site, opposite Woodland Avenue, is the Cry Out Loud Ministry for Christ church at 1014 Woodland Avenue and a house that is on an adjoining lot also owned by the church, both of which are zoned R-12. East of the site, opposite W. Garden Street is a 0.25 acre lot developed as an accounting office at 1101 Woodland Avenue. West of the site is a 0.40 acre lot developed with a house addressed as 1011 Woodland Avenue and zoned R-12.

**Zoning District Information**

**Existing Zoning:** The subject property is currently zoned Residential-Mixed (R-12), which is established to provide areas for a mix of residential dwelling types with a maximum of three and one-half dwelling units per acre, in areas where large-lot development is discouraged and adequate public facilities and services are available. This district provides minimum lot size and density requirements in order to allow for market and design flexibility while preserving the neighborhood character.
The dimensional requirements of the R-12 district include a minimum lot width of 75ft, a minimum lot depth of 100ft, a minimum lot size of 12,000sf, a maximum building height of 40ft, with principal building setbacks of 30ft from the front property line and/or right-of-way of the public street, 20ft from the rear property line, and 12ft from the side property lines. Examples of uses permitted by right within the R-12 zoning district include single-family detached homes (site built or modular), duplexes, churches, parks, and schools. There is a list of permitted uses for this zoning district included within the agenda for your reference.

Proposed Zoning: The proposed zoning Office & Institutional (O&I) is established to provide for agencies and offices rendering specialized services and traditional institutional functions (both public and private) including, but not limited to, governmental facilities, cultural and recreational facilities, educational facilities and charitable institutions.

The dimensional requirements of the O&I district include a minimum lot width of 50ft, a minimum lot depth of 100ft (which creates a minimum lot size of 5,000sf), a maximum building height of 60ft, with principal building setbacks of 10ft from the front property line and the required landscape buffer yard width determining the required rear and side yard setbacks as measured from the property lines. The maximum allowed impervious surface, such as roof top, parking lot, etc., is 70% of the site. Examples of uses permitted by right within the O&I zoning district include finance & insurance services, florists, general office buildings, and medical & dental offices. There is a list of permitted uses for this zoning district included within the agenda for your reference.

Overlay Districts & Area Plans
Plan SanLee Land Use Plan- Long Range Plan

The plan identifies the future land use place type for this tract of land as “Neighborhood Transition Area,” which has the following characteristics:

- Legacy residential neighborhoods that may be transitioning to small offices and service businesses
- Positioned along primary transportation routes leading downtown
- Preserving residential character, buffer between downtown and urban neighborhoods
- Local example – Woodland Avenue in Sanford

Land use designations include detached & attached single-family dwellings, multi-family dwellings, churches, schools, civic organizations, government services, parks, professional offices and business services. Forms of transportation include public transit, vehicular connectivity, on-street bike lanes, and sidewalks. The current zoning districts Neighborhood Commercial and Office & Institutional as primary and R-12, R-12SF, R-10, and R-6 as secondary. The recommended development density is single-family up to 10 dwelling units per acre, multi-family with 10-16 units per acre, small commercial lots, with shallow building setbacks and a 45ft height limit. Utility infrastructure is public water and public wastewater. The preferred character is a 2-3 land urban grid street network with 6-800ft block lengths, curb & gutter with street trees and on-street & rear parking.

Local Overlay District Notes: Per GIS, the parcel is not located within an established floodplain, watershed, or local historic district and does not have a designated wetland area on site.

Sanford, Lee County and Broadway do not have local grading permits and rely on the NC Department of Environmental Quality to regulate land-disturbing activities. For questions or concerns regarding land disturbing activities, contact the NC Division of Energy, Mineral, and Land Resources Sediment
Utilities: The subject property appears to have access to public water via an eight-inch public water main that runs parallel to Woodland Avenue and a six-inch water main that runs parallel to W. Rose Street. The subject property also appears to have access to public sanitary sewer via an eight-inch public sewer main that runs parallel to Woodland Avenue and via an eight-inch public sewer main that runs parallel to W. Rose Street. If the rezoning is approved, all new development that proposes to connect to public water and public sewer must be approved by the City of Sanford Public Works Department to verify compliance with all applicable regulations.

Transportation: The subject property is a corner lot with approximately 120ft of road frontage along Woodland Avenue and 130ft of road frontage along W. Rose Street. Woodland Avenue is a city-maintained paved public street with a 60ft right-of-way. W. Rose Street is an NCDOT maintained public street with a 60ft right-of-way. There is a 2013 traffic count on Woodland Avenue approximately 960ft southeast of the site of 9,800 vehicles per day and a 2011 count of 8,700 vehicles per day.

Development Standards: If rezoned, all of the uses permitted in the Office & Institutional (O&I) zoning district would be allowed and any future redevelopment of the subject property will be required to meet the current development standards of the UDO.

Staff Information Regarding a Recommendation from the Planning Board: The recommendation from the Planning Board should include language describing whether the action is consistent with an adopted comprehensive plan (Plan SanLee) and any other officially adopted plan that is applicable and other matters as deemed appropriate by the board. The board may also include language briefly explaining why it considers the recommendation to be reasonable and in the public interest.

Staff Recommendation: Staff recommends that the Boards support this request. In making this recommendation, staff finds that the rezoning proposal from Residential-Mixed (R-12) to Office & Institutional (O&I) appears to be in keeping with the future land use place type for this site per the Plan SanLee land use plan. Also, this request appears to be reasonable and in the public interest based upon the location of the site at the intersection of Woodland Avenue and W. Rose Street, opposite an office and a church, with frontage on a city-maintained public street with existing public utilities.
AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SANFORD, NORTH CAROLINA

WHEREAS, a request to amend the Official Zoning Map has been received from the Ruby and Ernest McSwain Worthy Lands Trust, for property owned by the Ruby Crumpler McSwain Estate, to rezone one vacant 0.33 ± acre tract of land formerly developed with a house addressed as 1015 Woodland Avenue as depicted on Lee County Tax Map 9642.12 as Tax Parcel 9642-95-7483-00 from Residential Mixed (R-12) to Office & Institutional (O&I); and

WHEREAS, said request has been presented to the Planning Board of the City of Sanford; and

WHEREAS, the City Council of the City of Sanford conducted a public hearing on April 16, 2019 to receive citizen input on the requested zoning map amendment; and

WHEREAS, the City Council of the City of Sanford approves the request to amend the Official Zoning Map of the City of Sanford;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SANFORD:

The Official Zoning Map is hereby amended to rezone one vacant 0.33 ± acre tract of land formerly developed with a house addressed as 1015 Woodland Avenue as depicted on Lee County Tax Map 9642.12 as Tax Parcel 9642-95-7483-00 from Residential Mixed (R-12) to Office & Institutional (O&I). A vicinity map of the subject property is included as Exhibit A.

In making this decision, the City Council of the City of Sanford hereby finds that the proposed zoning map amendment is reasonable and in the public interest because it is consistent with the adopted land use plan and appears to be reasonable and in the public interest based upon the location as a corner lot at Woodland Avenue and W. Rose Street with access to public streets, water, and sewer

ADOPTED this the 7th day of May 2019.

________________________________________
T. Chet Mann, Mayor

ATTEST:

___________________________________
Bonnie Davis, City Clerk

APPROVED AS TO FORM:

___________________________________
Susan Patterson, City Attorney
REZONING APPLICATION 2019-04-01: Application by Ruby & Ernest McSwain Worthy Lands Trust to rezone a vacant lot off of Woodland Avenue from R-12 to O&I.

REZONING APPLICATION 2019-04-02: Application by Ruby & Ernest McSwain Worthy Lands Trust to rezone a vacant lot at the intersection of Woodland Avenue and W. Rose Street from R-12 to O&I.

REZONING APPLICATION 2019-04-03: Application by Wolfheal Properties, Inc. to rezone 1103 and 1107 Woodland Avenue from R-12 to O&I.

This is a graphic illustration and not a legal document.
RECOMMENDATION FROM PLANNING BOARD:
The Planning Board recommends that the City Council support the petition by Wolfheel Properties, Inc. to rezone two adjoining tracts of land totaling 0.44 ± of an acre addressed as 1103 and 1107 Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I) as this request appears to comply with the long range plan place type designation of Neighborhood Transition Area, and appears to be reasonable and in the public interest based upon the location of the site next to an existing commercial use, with frontage on a City-maintained public street with existing water and sewer

VOTE #1: APPROVE A STATEMENT ON LONG RANGE PLAN CONSISTENCY AS IT RELATES TO THIS REZONING REQUEST:

Motion Option 1: “The proposed design appears to comply with the Plan SanLee “Neighborhood Transition Area” place type, with this specific area being used as the local example; therefore, I make a motion that the request IS consistent with the adopted long-range plan.”

Motion Option 2: “I make a motion that the request IS NOT consistent with the adopted comprehensive plan.”

Option 3 - Unique motion: The suggested motions above are provided based on the recommendation and findings of the Planning Board. The City Council members are free to create a unique motion based on different articulated findings.

VOTE #2: TO APPROVE OR DENY THE REZONING REQUEST:

Motion Option 1: “I make a motion that the proposed zoning map amendment is reasonable and in the public interest because it is consistent with the adopted land use plan and has existing access to public water, sewer, and streets; therefore, I move to APPROVE the request to rezone two adjoining tracts of land totaling 0.44 ± of an acre addressed as 1103 and 1107 Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I).”

Motion Option 2: “I make a motion that the proposed zoning map amendment is not reasonable and not in the public interest because there is still residentially developed & zoned land in the area and this site is more appropriate for residential development; therefore, I move to DENY the request to rezone two adjoining tracts of land totaling 0.44 ± of an acre addressed as 1103 and 1107 Woodland Avenue from Residential Mixed (R-12) to Office & Institutional (O&I).”

Option 3 - Unique motion: The suggested motions above are provided based on the recommendation and findings of the Planning Board. The City Council members are free to create a unique motion based on different articulated findings.
REZONING REPORT FROM APRIL 16, 2019 AGENDA

Applicant: Wolfheel Properties, Inc. | Contact: Mr. Lloyd McConnell
Owner: Wolfheel Properties, Inc.
Request: Rezone from Residential-Mixed (R-12) to Office & Institutional (O&I)
Location: 1103 and 1107 Woodland Avenue
Township: East Sanford
Tax Parcel: 9642-95-9360-00 and 9652-05-0239-00
Adjacent Zoning: North: Office & Institutional (O&I) and General Commercial (C-2)
South: Office & Institutional (O&I)
East: Residential-Mixed (R-12)
West: Office & Institutional (O&I)

Introduction: Planning staff has received a rezoning application from Wolfheel Properties, Inc. as the first step in redeveloping the site as an office or commercial type use as this appears to be more viable for this site than residential given the location on Woodland Avenue.

Site and Area Description: The subject property is comprised two tracts of land totaling 0.44 acre developed with houses addressed as 1103 and 1107 Woodland Avenue, and identified as Lee County Tax Parcels 9642-95-9360-00 and 9652-05-0239-00. Both parcels appear to have access to public water and public sewer. The parcel and are illustrated as Lots 2 and 3 on a 1952 survey labeled Map Showing Actual Survey for Redivision of Block #184 of the Monroe Addition to the Town of Sanford, N.C., Lee County recorded at Plat Cabinet 2. Slide 474 of the Lee County Register of Deeds Office.

Surrounding Land Uses: North of the site is a 0.22 acre lot developed with a single-family dwelling addressed as 311 W. Rose Street and zoned O&I and a 0.22 acre vacant lot zoned C-2. South of the site, opposite Woodland Avenue, are three lots, one vacant and two developed with a daycare, that are zoned O&I. East of the site are two residential lots, one developed with a house and one vacant, which are zoned R-12. West of the site is a 0.25 acre lot developed as an accounting office at 1101 Woodland Avenue. West of the site is a 0.25 acre lot developed as an accounting office at 1101 Woodland Avenue.

Zoning District Information
Existing Zoning: The subject property is currently zoned Residential-Mixed (R-12), which is established to provide areas for a mix of residential dwelling types with a maximum of three and one-half dwelling units per acre, in areas where large-lot development is discouraged and adequate public facilities and services are available. This district provides minimum lot size and density requirements in order to allow for market and design flexibility while preserving the neighborhood character.

The dimensional requirements of the R-12 district include a minimum lot width of 75ft, a minimum lot depth of 100ft, a minimum lot size of 12,000sf, a maximum building height of 40ft, with principal building setbacks of 30ft from the front property line and/or right-of-way of the public street, 20ft from the rear property line, and 12ft from the side property lines. Examples of uses permitted by right within the R-12 zoning district include single-family detached homes (site built or modular), duplexes,
churches, parks, and schools. There is a list of permitted uses for this zoning district included within the agenda for your reference.

Proposed Zoning: The proposed zoning Office & Institutional (O&I) is established to provide for agencies and offices rendering specialized services and traditional institutional functions (both public and private) including, but not limited to, governmental facilities, cultural and recreational facilities, educational facilities and charitable institutions.

The dimensional requirements of the O&I district include a minimum lot width of 50ft, a minimum lot depth of 100ft (which creates a minimum lot size of 5,000sf), a maximum building height of 60ft, with principal building setbacks of 10ft from the front property line and the required landscape buffer yard width determining the required rear and side yard setbacks as measured from the property lines. The maximum allowed impervious surface, such as roof top, parking lot, etc., is 70% of the site. Examples of uses permitted by right within the O&I zoning district include finance & insurance services, florists, general office buildings, and medical & dental offices. There is a list of permitted uses for this zoning district included within the agenda for your reference.

Overlay Districts & Area Plans
Plan SanLee Land Use Plan- Long Range Plan
The plan identifies the future land use place type for this tract of land as “Neighborhood Transition Area,” which has the following characteristics:
• Legacy residential neighborhoods that may be transitioning to small offices and service businesses
• Positioned along primary transportation routes leading downtown
• Preserving residential character, buffer between downtown and urban neighborhoods
• Local example – Woodland Avenue in Sanford

Land use designations include detached & attached single-family dwellings, multi-family dwellings, churches, schools, civic organizations, government services, parks, professional offices and business services. Forms of transportation include public transit, vehicular connectivity, on-street bike lanes, and sidewalks. The current zoning districts Neighborhood Commercial and Office & Institutional as primary and R-12, R-12SF, R-10, and R-6 as secondary. The recommended development density is single-family up to 10 dwelling units per acre, multi-family with 10-16 units per acre, small commercial lots, with shallow building setbacks and a 45ft height limit. Utility infrastructure is public water and public wastewater. The preferred character is a 2-3 land urban grid street network with 6-800ft block lengths, curb & gutter with street trees and on-street & rear parking.

Local Overlay District Notes: Per GIS, the parcel is not located within an established floodplain, watershed, or local historic district and does not have a designated wetland area on site.

Sanford, Lee County and Broadway do not have local grading permits and rely on the NC Department of Environmental Quality to regulate land-disturbing activities. For questions or concerns regarding land disturbing activities, contact the NC Division of Energy, Mineral, and Land Resources Sediment Program at 1612 Mail Service Center, Raleigh, NC 27699-1612 or call 919-707-9220 or visit the NCDEQ website at http://deq.nc.gov.

Utilities: The subject property appears to have access to public water via an eight-inch public water main that runs parallel to Woodland Avenue. The subject property also appears to have access to public
sanitary sewer via an eight-inch public sewer main that runs parallel to Woodland Avenue. If the rezoning is approved, all new development that proposes to connect to public water and public sewer must be approved by the City of Sanford Public Works Department to verify compliance with all applicable regulations.

**Transportation:** Both lots have approximately 65ft of road frontage along Woodland Avenue, which is a city-maintained paved public street with a 60ft right-of-way. There is a 2013 traffic count on Woodland Avenue approximately 700ft southeast of the site of 9,800 vehicles per day and a 2011 count of 8,700 vehicles per day.

**Development Standards:** If rezoned, all of the uses permitted in the Office & Institutional (O&I) zoning district would be allowed and any future redevelopment of the subject property will be required to meet the current development standards of the UDO.

**Staff Information Regarding a Recommendation from the Planning Board:** The recommendation from the Planning Board should include language describing whether the action is consistent with an adopted comprehensive plan (Plan SanLee) and any other officially adopted plan that is applicable and other matters as deemed appropriate by the board. The board may also include language briefly explaining why it considers the recommendation to be reasonable and in the public interest.

**Staff Recommendation:** Staff recommends that the Boards support this request. In making this recommendation, staff finds that the rezoning proposal from Residential-Mixed (R-12) to Office & Institutional (O&I) appears to be in keeping with the future land use place type for this site per the Plan SanLee land use plan. Also, this request appears to be reasonable and in the public interest based upon the location of the site next to an existing commercial use, with frontage on a city-maintained public street with existing public utilities.
AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP
OF THE CITY OF SANFORD, NORTH CAROLINA

WHEREAS, a request to amend the Official Zoning Map has been received from Wolfheel Properties, Inc. to rezone two adjoining tracts of land totaling 0.44 ± of an acre addressed as 1103 and 1107 Woodland Avenue as depicted on Lee County Tax Maps 9642.12 and 9652.09 as Tax Parcels 9642-95-9360-00 and 9652-05-0239-00 from Residential Mixed (R-12) to Office & Institutional (O&I); and

WHEREAS, said request has been presented to the Planning Board of the City of Sanford; and

WHEREAS, the City Council of the City of Sanford conducted a public hearing on April 16, 2019 to receive citizen input on the requested zoning map amendment; and

WHEREAS, the City Council of the City of Sanford approves the request to amend the Official Zoning Map of the City of Sanford;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SANFORD:

The Official Zoning Map is hereby amended to rezone one vacant 0.44 ± of an acre addressed as 1103 and 1107 Woodland Avenue as depicted on Lee County Tax Maps 9642.12 and 9652.09 as Tax Parcels 9642-95-9360-00 and 9652-05-0239-00 from Residential Mixed (R-12) to Office & Institutional (O&I). A vicinity map of the subject property is included as Exhibit A.

In making this decision, the City Council of the City of Sanford hereby finds that the proposed zoning map amendment is reasonable and in the public interest because it is consistent with the adopted land use plan and is located next to an existing commercial use, with access to a public street, water and sewer

ADOPTED this the 7th day of May 2019.

______________________________
T. Chet Mann, Mayor

ATTEST:

______________________________
Bonnie Davis, City Clerk

APPROVED AS TO FORM:

______________________________
Susan Patterson, City Attorney
REZONING APPLICATION 2019-04-01: Application by Ruby & Ernest McSwain Worthy Lands Trust to rezone a vacant lot off of Woodland Avenue from R-12 to O&I.

REZONING APPLICATION 2019-04-02: Application by Ruby & Ernest McSwain Worthy Lands Trust to rezone a vacant lot at the intersection of Woodland Avenue and W. Rose Street from R-12 to O&I.

REZONING APPLICATION 2019-04-03: Application by Wolfheel Properties, Inc. to rezone 1103 and 1107 Woodland Avenue from R-12 to O&I.

This is a graphic illustration and not a legal document.
AN ORDINANCE TO ERECT STOP SIGNS
WITHIN THE CITY OF SANFORD
CHAPTER 36, TRAFFIC CODE OF ORDINANCES

BE IT ORDAINED by the City Council of the City of Sanford, North Carolina:

SECTION 1: In accordance with Chapter 36, Section 36.33, Traffic Code of Sanford Code of Ordinances, City of Sanford, North Carolina, stop signs shall be erected at the following intersections:

On Gulf Street at the intersection with Cross Street, in both directions, in conjunction with the existing stop signs on Cross Street, thereby making this a four way stop intersection.

Motor vehicles shall be required to stop before entering thereat.

SECTION 2: this ordinance shall be in full force and effect from and after the date of its adoption.

SECTION 3: All laws and ordinances in conflict with this ordinance are hereby repealed.

ADOPTED this 7th day of May 2019.

T. CHET MANN, MAYOR

ATTEST:

BONNIE DAVIS, CITY CLERK

SUSAN C. PATTERSON, CITY ATTORNEY
Stop Sign Locations
Gulf St at intersection in both directions
Cross St at intersection in both directions
Ordinance Establishing Speed Limit on Various Roads
Within Fairway Woods Subdivision
in the City Limits of Sanford

WHEREAS, Fairway Woods Subdivision is a quiet residential neighborhood within the City Limits of Sanford; and,

WHEREAS, according to NCGS §20-141(b), the current speed limit on the roads within Fairway Woods Subdivision is 35 mph; and,

WHEREAS, the Homeowners Association of Fairway Woods Subdivision have requested that the City of Sanford reduce the speed limit within the Subdivision and to erect signs giving notice of the authorized speed limit; and,

WHEREAS, NCGS §20-141(e) authorizes local authorities within their respective jurisdiction by ordinances to set higher or lower speeds than that set forth in NCGS §20-141(b).

NOW, THEREFORE, BE IT ORDAINED, by the SANFORD CITY COUNCIL that:

1. The Sanford City Council declares that the speed limit on the following City Streets, within Fairway Woods Subdivision, as shown on the attached map, is hereby set at 25 mph:
   - Bridgeport Circle,
   - Fairway Drive,
   - Beachwood Drive,
   - Hampton Place,
   - Sedgefield Drive,
   - Winthrop Place

2. Staff is hereby directed to erect appropriate signs giving notice of the established speed limit.

3. This ordinance shall become effective when the signs giving notice of the authorized speed limit are erected.
ADOPTED this 7th day of May 2019.

__________________________________________
T. CHET MANN, MAYOR

ATTEST:

____________________________________
BONNIE DAVIS, CITY CLERK

____________________________________
SUSAN C. PATTERSON, CITY ATTORNEY
Ordinance Establishing Speed Limit on Various Roads
Within Hawkins Run Subdivision
in the City Limits of Sanford

WHEREAS, Hawkins Run Subdivision is a quiet residential neighborhood within the City Limits of Sanford; and,

WHEREAS, according to NCGS §20-141(b), the current speed limit on the roads within Hawkins Run Subdivision is 35 mph; and,

WHEREAS, the Property Owners Association of Hawkins Run Subdivision have requested that the City of Sanford reduce the speed limit within the Subdivision and to erect signs giving notice of the authorized speed limit; and,

WHEREAS, NCGS §20-141(e) authorizes local authorities within their respective jurisdiction by ordinances to set higher or lower speeds than that set forth in NCGS §20-141(b).

NOW, THEREFORE, BE IT ORDAINED, by the SANFORD CITY COUNCIL that:

1. The Sanford City Council declares that the speed limit on the following City Streets, within Hawkins Run Subdivision, as shown on the attached map, is hereby set at 25 mph:
   - Olde Towne Drive,
   - Tidewater Drive,
   - Richmond Drive,
   - Cape Jasmine Drive,
   - Savannah Drive

2. Staff is hereby directed to erect appropriate signs giving notice of the established speed limit.

3. This ordinance shall become effective when the signs giving notice of the authorized speed limit are erected.
ADOPTED this 7th day of May 2019.

________________________________________
T. CHET MANN, MAYOR

ATTEST:

______________________________________
BONNIE DAVIS, CITY CLERK

______________________________________
SUSAN C. PATTERSON, CITY ATTORNEY
April 24, 2019

Fedd Walker
City of Sanford Public Works
PO Box 3729
Sanford, NC 27331

RE: Renewal Contract for inmate labor between City of Sanford Public Works and North Carolina Department of Public Safety

Attached for your review and approval is the proposed labor contract between Sanford Correctional Center and City of Sanford Public Works. The Inmate Labor Contract was revised in 2010 and now includes information concerning the Prison Rape Elimination Act of 2003 (PREA). This revision is noted on page 7, Part VIII (Logistics), of the labor contract. There is no change in the contract amount. Our current contract will expire June 30, 2019 and it is our recommendation that the contract will be renewed for the period of July 1, 2019 through June 30, 2020. We look forward to working with you and your staff.

If further information is needed or if you have any questions or concerns, please advise. I can be reached at (919) 776-4325 ext. 213.

Sincerely,

John M. Godfrey, Warden I
Sanford Correctional Center #4360
NC DEPARTMENT OF CORRECTION
DIVISION OF PRISONS
INMATE LABOR CONTRACT

FACILITY NAME AND NUMBER Sanford Correctional CenterDATE 04/24/19
AGENCY NAME AND BILLING ADDRESS City of Sanford Public Works, PO Box 3729, Sanford, NC 27331
Project Beginning Date: July 1, 2019 Project Ending Date: June 30, 2020

PROJECT DESCRIPTION: Duties will include, but are not limited to, janitorial, grounds/building maintenance, cleaning park/recreation area maintenance, public works projects, roadside cleaning, recycling projects and other governmental agency projects.

PROJECT COST

LABOR:
Number of Laborers $x $1.00 per 8 hour work day = $2080 Total Projected Labor Cost

ADMINISTRATIVE:
Administrative Cost Waived Not Waived (Region Director Signature) Date

PROJECT TOTAL COST TO BE BILLED $2080.00 ("Total Projected Labor Cost" plus "Administrative Cost" above)

INVOICE TO BE SUBMITTED: Monthly Quarterly Semi-annually Annually
Other (specify)

APPROVED BY:

_/ Date
1. Governmental Agency authority

_/ Date
2. Facility Head

_/ Date
3. Region Director

_/ Date
4. Program Services Manager

Form Distribution by Program Services: Original - Facility Copy - Program Services, Region Office, and Accounting
NORTH CAROLINA DEPARTMENT OF CORRECTION
DIVISION OF PRISONS

INMATE LABOR AGREEMENT

DATE: 04/24/19

For the purpose of employing inmate labor from the Division of Prisons, the following terms are agreed upon by the Division of Prisons and the City of Sanford Public Works.

I. Logistics
   A. Inmate labor will be supplied by Division of Prisons. All inmates assigned to labor contracts will be English speaking or have completed English as a second language training.
   B. Inmates will be provided lunch by Division of Prisons.
   C. Transportation will be supplied by City of Sanford Public Works. Work schedules will also be furnished by City of Sanford Public Works.
   D. Inmates may work eight (8) hours per day, seven (7) days per week. This will include travel time to and from the correctional facility. Schedules may be varied or staggered depending upon the assigned work station. Inmates may be authorized to work in excess of eight (8) hours per day, with the authorization of Division of Prisons. (Note: The agency will be billed $1.00 per 8 hour workday, even if the inmate(s) work less than an eight (8) hour day.)
   E. No inmate will be allowed to work in an area that is not supervised by a Custodial Agent.
   F. No inmate will be allowed to work on school property, e.g., private or public elementary, middle or high schools, while students are on the property. No sex offender inmate will be assigned or allowed to work on the property of any educational facility, e.g., private or public elementary, middle, high school, community college or university, etc.
   G. The Division of Prisons has zero-tolerance for undue familiarity or sexual abuse with an offender. It is the contract agency’s duty to report any allegations of inmate sexual violence either by another inmate, correctional staff, correctional agents, agency vendors and/or volunteers. (see Section VIII below)

II. Work Station/Duties
   A. Work stations may be any property owned or leased by: City of Sanford Public Works
   B. Inmates are allowed to perform manual labor tasks such as the following:
      1. Floor care duties including sweeping, mopping, vacuuming and buffing. Inmates are not allowed to operate motorized floor cleaning equipment designed to transport the operator.
      2. Furniture, fixtures, windows and cabinetry cleaning, dusting and/or polishing that is done from the floor or a step ladder.
3. Custodial duties such as emptying trash cans, carrying out trash, restocking supplies in restrooms, moving furniture, and setting up furniture.

4. Motor vehicle maintenance, washing and vacuuming which does not require the inmate to be on elevated surfaces more than four feet tall, without appropriate fall protection. Acceptable fall protection would include ladders, standard railings on working surfaces, properly erected scaffolding or a personal fall arrest system. **Inmates are not allowed to operate motor vehicles for any reason and cannot be allowed to have the keys for operating a motor vehicle for any reason.**

5. Grounds care duties including litter pick up, grass mowing, weed eating, pruning, hedge trimming, leaf blowing, raking, applying herbicides and pesticides, setting out and taking up small plants and bushes. **Inmates must be trained by managers and supervisors in the safe operation of any powered equipment. Inmates can be trained to operate riding mowers. All equipment must have manufacturer and OSHA required warning labels, safety guards and devices in good condition. Inmates applying herbicides and pesticides must be trained and closely supervised by a duly licensed applicator responsible to insure the inmate follow regulations and safe work practices. Inmates must receive hazard communication training on all chemicals they work with. They must be provided with all necessary personal protective equipment for the task they are performing.**

6. Minor building maintenance duties including painting, caulking, clearing rain gutters and power washing that can be done from the ground, ladder, properly constructed and erected scaffolding or with an approved personal fall arrest system.

7. Right of way & drainage maintenance using bush axes & shovels.

**Inmate labor contract duties and tasks are expected to be for basic manual labor, such as those listed above, and normally utilizing manual tools such as shovels, brooms, mops, bush axes, etc. Inmates can be trained to use basic powered lawn care equipment, including riding mowers. This list of tasks is not exclusive of others but anything outside the scope of these types of work activities should be discussed with, and approved by, the correctional facility’s management before assigning the inmate to perform the proposed duties.**

C. **Inmates are not allowed to perform hazardous duties such as the following:**

1. Work with electric transmission utility line crews in any capacity.

2. Work within ten feet of any unguarded, energized electrical transmission lines or high voltage equipment, and/or within ten feet of any conductive object involved in a task near unguarded, energized electrical transmission lines or high voltage equipment.

3. Enter any permit required confined space including but not limited to sewer manholes, lift stations, water tanks, chlorine contact chambers, utility vaults, salt bins, etc.

4. Disturb any suspected or confirmed asbestos containing materials including but not limited to thermal system insulation, vinyl floor tiles, flooring mastic,
DC-251 (Revised April 2010)

roofing, roofing felts, exterior shingle siding, acoustical ceiling tiles, fire
proofing materials, solid wallboard (transite), cement water pipes, cement
asbestos, sheetrock or fire doors. Typical work activities which would disturb
suspected or confirmed asbestos containing materials are normally part of
renovation or demolition projects which require removal or destruction of
existing materials, equipment or structures.

5. Disturb any suspected or confirmed lead based paint by sanding, scraping,
cutting, sawing, welding or power washing. Typical work activities which
could disturb suspected or confirmed lead based paint are normally part of
remodeling, renovation, repair, window case replacement,

electrical/plumbing/ carpentry work and preparing surfaces for painting.

6. Perform or participate in sandblasting work.

7. Operate heavy equipment or aerial man lifts of any kind. Some examples of
prohibited equipment are: tractors, bull dozers, back hoes, cranes, grade alls,
road construction equipment, fork lifts, boom trucks, etc. (However, inmates
are allowed to perform maintenance and repair work on this type of
equipment.)

8. Perform any task that requires the use of a respirator due to exceeding the
contaminant’s permissible exposure limits.

9. Work over or in water where a drowning hazard exists, without the
appropriate protection, such as: standard railings, personal fall arrest systems,

personal flotation devices, ring buoys and/or skiffs, as required by the OSHA
standards.

10. Work in trenches or excavations four feet deep or greater.

11. Work on or adjacent to public roads and highways without the proper
Manual on Uniform Traffic Control Device (MUTCD) work zone safety set
up utilizing the correct traffic control devices and high visibility vests,
provided by Division of Prisons.

12. Operate chain saws.

13. Sit, stand or ride on any piece of equipment in a manner not consistent with
the design of said vehicle or machinery while that equipment has its motor
running or is moving. Examples of prohibited practices include, but are by no
means limited to: standing on mower deck, riding in bucket of a loader, riding
seated on a trailer hitch.

This list of tasks is not exclusive of others that might be considered too hazardous
for inmate labor contracts. Any tasks or duties similar to these or in question, in
regards to personnel safety, should be addressed with the correctional facility’s
management before assigning the inmate to perform the proposed duties. Failure
to follow these guidelines may result in suspension of this contract and the
removal of inmate labor.

III. Supervision

A. City of Sanford Public Works agrees all inmate project supervisors will receive
the Department of Corrections Inmate Orientation Training. Project Supervisors,
upon successful participation in Orientation Training, are designated as Custodial
Agents. New employees will be scheduled to receive this orientation training
prior to being allowed to supervise inmate projects without being accompanied by Correctional Officers.

B.

1. Custodial Agent will be on-site at each workstation.

2. Each Custodial Agent will provide the inmate with a job description and will provide the Department of Correction with a periodic inmate work performance evaluation if requested for classification purposes.

3. The Custodial Agents of the inmates working under labor contract will provide all safety training, appropriate to the hazards and duties of each task to be performed by the inmate, in accordance with OSHA regulations. This training will include the hazards associated with the task, the proper and safe use of any equipment assigned for performing the work, the hazards associated with any chemicals used in the work, the proper safe work methods for performing the task and the correct use of any personal protective equipment needed to perform the task. This training will be ongoing and documented by the managers and supervisors for the duration of the inmate labor contract. These training records will be made available upon request from any DOP or DOC facility, region or state official, and/or safety inspectors. The training documentation must be signed and dated by the inmate and manager supervisor who conducted the training.

4. Work schedules will be provided by City of Sanford Public Works.

5. Custodial Agents will designate break areas and ensure that inmates are supervised during all breaks.

6. Custodial Agents are to receive annual Orientation training.

7. Custodial Agents are to receive briefing in Undue Familiarity and Prison Rape Elimination Act (PREA) as part of Orientation training.

IV. Safety Equipment

A. The Division of Prisons will provide state issued steel-toed shoes. No inmate will be allowed to work without steel-toed shoes.

B. Inmates are required to wear DOP issued high visibility vests where required by safety rules and regulations and/or by Division of Prisons manager’s request.

C. The town/county/DOT and State will furnish all other personal protective equipment needed according to the OSHA standards, other regulatory guidelines and hazard analyses of the task to be performed. All equipment to be used by inmates in the performance of their assigned tasks must meet all safety requirements for guarding, warning labels, condition and operation as required by OSHA and the manufacturer.

D. The Custodial Agents of the town/county/DOT and State shall insure that all inmates utilize all required safety equipment and safe work procedures in the performance of their assigned tasks.

E. The town/county/DOT and State supervisors, who act as the Custodial Agents shall insure that all inmates have completed all required safety training in the use of approved equipment, hazards communication and the proper use of personal
protective equipment. All training has been documented and maintained on file by the agency.

F. Inmate injury due to failure to follow safety regulations and/or use required safety equipment may result in suspension of this contract and removal of inmate labor.

V. Waiver and Billing Information

It is agreed that the North Carolina Department of Correction will waive administrative cost, transportation and custody supervision cost.

VI. Medical

Whenever any inmate assigned to the State Department of Correction shall suffer accidental injury or accidental death arising out of and in the course of employment, to which the inmate has been assigned, the provisions of G.S. 97-13, shall apply. The governmental agency shall compensate the Department of Correction.

The following procedures are to be followed when an inmate sustains an injury while on work assignment for an agency:

1) If the injury is serious or life threatening: the agency will contact EMS and have the injured inmate transported to the nearest medical facility. The agency must immediately notify the inmate’s prison facility of the incident.

2) If the injury is non-serious or is non-life threatening: When the agency has trained first aid personnel on-site at the time the inmate is injured, they may provide the inmate first aid, and immediately notify the inmate’s prison facility of the incident.

3) If the injury is non-serious or is non-life threatening: and the agency does not have trained first aid personnel onsite to render first aid that may be needed, the agency is to transport the inmate to the nearest medical facility for treatment and immediately notify the inmate’s prison facility of the incident.

4) If the injury is non-serious or is non-life threatening: and the agency can not provide first aid or transportation to the nearest medical facility, the agency is to immediately notify the inmate’s prison facility to transport the inmate for first aid.

When any inmate injury occurs on a labor contract project, whether first-aid and/or medical assistance is rendered, the agency is to provide the inmate’s prison facility written documentation of the incident as soon as possible.

VII. Inmate Conduct
DC-251 (Revised April 2010)

City of Sanford Public Work reserves the right to refuse or return an inmate should safety, security or order is questionable and agrees to follow North Carolina Department of Correction rules and regulations as stipulated in the Supervisory Orientation Training session. Division of Prisons will be the sole party responsible for issuing disciplinary action against any inmate employed by City of Sanford Public Works. Any misconduct will be reported immediately to Division of Prisons facility superintendent. Either party with a 30-day notice may terminate the contract at any time.

VIII. PREA

The Department of Correction has zero-tolerance for behavior with an offender that is unduly familiar or sexually abusive. Departmental staff, correctional agents, agency vendors and volunteers are strictly prohibited from engaging in personal dealings or any conduct of a sexual nature with offenders. Conversation and conduct with offenders is to be professional at all times. Sexual acts between an offender and departmental staff, correctional agents, agency vendors and volunteers violates the federal Prison Rape Elimination Act of 2003 (PREA) and is punishable as a Class E felony in North Carolina. Under North Carolina and federal law an offender CAN NOT consent to engage in sexual activity with departmental staff, correctional agents, agency vendors and volunteers, and all such activity legally is against the will of the offender- no matter what the offender says. Additionally, it is a criminal offense for any person to sell or give any inmate any intoxicating drink, barbiturate or stimulant drug, or any narcotic, poison or poisonous substance, except upon the prescription of a physician, or to convey to or from an inmate any letters or oral messages or any instrument or weapon by which to effect an escape, or that will aid in an assault or insurrection, or to trade with an inmate for clothing or stolen goods or to sell an inmate any article forbidden by prison rules.

“As a valued Correctional Agent of the Division of Prisons, it is important to remember that any knowledge of or a report of any incidents of unduly familiar and sexual abuse involving a labor contract inmate, you have a duty to report this information immediately to your contact person at the facility of housing for the inmate and/or to the office of the Division of Prisons. You may also report the information to the Office of PREA Administration at prea@doc.state.nc.us. By signing this contract you acknowledge that you understand and will abide by this policy as outlined above.”
April 24, 2019

Mr. Phillip Hegwer
City Manager
City of Sanford
PO Box 3729
Sanford, NC 27331-3729

Dear Mr. Hegwer,

We are notifying you that NC Department of Transportation is interested in continuing the Municipal Mowing Agreement with the City of Sanford. This mowing agreement was executed by and between the NC Department of Transportation and the City of Sanford on March 6, 2013. This agreement states that the Department shall reimburse the Municipality for the same number of mowing cycles as completed by the Department or its contractor. During our preseason mowing meeting we informed our mowing contractor that we would mow a maximum of 5 cycles during the 2019 mowing season. Therefore, in accordance with the mowing agreement, the City of Sanford would be eligible for reimbursement for a maximum of 5 cycles. Per the agreement, two (2) of these cycles will be clean-up cycles and the remainder will be routine mowing cycles for primary undivided and secondary roads. Primary divided roads will be paid for five (5) cleanup cycles.

The reimbursement will be based on the unit bid prices for the Department’s current mowing contract and is estimated to be $37,439.25. Please note that the final amount could be lower or higher than the amount indicated in the spreadsheet as NCDOT’s current mowing contract also includes a monthly fuel price adjustment. Attached is a copy of a spreadsheet estimate of 2019 reimbursement and a copy of the current purchase order. The mileages on the spreadsheet are based on Attachment 1 of the Municipal Mowing Agreement. Changes may be made to the routes on Attachment 1 if requested in writing by the City. A copy of the original mowing contract and mowing agreement are available upon request. The Base Index Price (BIP) is $2.3501 which was the BIP on October 1, 2018, the original date of project advertisement.
In Accordance with Item 9 in the mowing agreement, the agreement will be automatically extended. The agreement shall continue as written with adjustment to the unit prices to reflect current Contract prices described above. Please sign below to accept or reject the extension of this agreement and return to me. Upon acceptance, have appropriate City staff contact me regarding inspection frequency and record keeping for the monthly fuel adjustment. If you need further information, please advise.

Sincerely,

Mark C. Thompson
Division Roadside Environmental Engineer

Municipal Agreement Accepted ____________________________ Signature of City Manager __________ Date __________

Municipal Agreement Rejected ____________________________ Signature of City Manager __________ Date __________

Attachments

Cc: Mr. Brandon Jones, PE, Division Engineer
    Mr. CE Dumas, Jr., PE, Division Maintenance Engineer
    file
## City of Sanford Mowing 2019

5 Cycles w/ Fuel Adjustment

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### Fuel Adjustment

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**Total w/ fuel Adjustment**: $37,439.25

### Fuel Adjustment Formula

\[ S = (A-B)(Q\times F) \]

- **A** = Varies Monthly (Actual OPIS price from the first working day of month)
- **B** = (Actual Base Index Price) $2.3501
- **Q** = (Actual Shoulder Miles monthly partial payment quantity)
- **F** = (Actual Fuel Factor for contract item) 1.6
Please mail invoice to "SHIP TO" Address
PLEASE ENTER OUR ORDER AS FOLLOWS (FOR IMMEDIATE SHIPMENT VIA CHEAPEST WAY UNLESS SPECIFIED), DO NOT SHIP COLLECT.

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Availability Date: March 1, 2019
Completion Date: February 29, 2020
This is the First Year of this Contract
Roadside Mowing in Lee and Moore Counties to be performed in accordance with specifications set in contract.

Please invoice per month. Send invoice to:
Mr. Mark Thompson
Roadside Engineer
NCDOT
902 North Sandhills Blvd.
Aberdeen, North Carolina 28315
910-944-2344

This item covers the following services:
10 Clean Up Mowing (Primary Multi-Lane D
20 Routine Mowing (Primary Undivided)

1,400.000 SHM 75.00 105,000.00
1,092.000 SHM 50.00 54,600.00
<table>
<thead>
<tr>
<th>ITEM #</th>
<th>QUANTITY</th>
<th>UNIT</th>
<th>MTL #</th>
<th>NIGP CD</th>
<th>MFG #, SIZE &amp; DESCRIPTION</th>
<th>REQUIS #</th>
<th>UNIT PRICE</th>
<th>NET PRICE</th>
</tr>
</thead>
<tbody>
<tr>
<td>728</td>
<td>0.00</td>
<td>SHM</td>
<td>30</td>
<td></td>
<td>Clean Up Mowing (Primary Undivided)</td>
<td></td>
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<td>40,040.00</td>
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<tr>
<td>6.708</td>
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<td>SHM</td>
<td>40</td>
<td></td>
<td>Routine Mowing (Secondary Paved)</td>
<td></td>
<td>45.00</td>
<td>301,860.00</td>
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<tr>
<td>4,472</td>
<td>0.00</td>
<td>SHM</td>
<td>50</td>
<td></td>
<td>Clean Up Mowing (Secondary Paved)</td>
<td></td>
<td>50.00</td>
<td>223,600.00</td>
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<tr>
<td>208</td>
<td>0.00</td>
<td>SHM</td>
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<td></td>
<td>Routine Mowing (Secondary Unpaved)</td>
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<td>45.00</td>
<td>9,360.00</td>
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<td>20.00</td>
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<td>ACR</td>
<td>70</td>
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<td>Mowing - Additional</td>
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<td>1,000.00</td>
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<td>500.00</td>
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<td>SHM</td>
<td>80</td>
<td></td>
<td>Long-Arm Operation</td>
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<tr>
<td>200.00</td>
<td>0.00</td>
<td>SHM</td>
<td>90</td>
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<td>TCD (Median Guardrail)</td>
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<td>20.00</td>
<td>4,000.00</td>
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<tr>
<td>1</td>
<td>0.00</td>
<td>EA</td>
<td>100</td>
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<td>1.00</td>
<td>1.00</td>
</tr>
<tr>
<td>1</td>
<td>0.00</td>
<td>EA</td>
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<td>Fuel Adjustment</td>
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<td>1.00</td>
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<tr>
<td>1</td>
<td>0.00</td>
<td>EA</td>
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<td>Remobilization</td>
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<td>500.00</td>
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<tr>
<td>50.00</td>
<td>0.00</td>
<td>SHM</td>
<td>130</td>
<td></td>
<td>TMA</td>
<td></td>
<td>50.00</td>
<td>2,500.00</td>
</tr>
</tbody>
</table>

Total price $ 899,962.00
Extract of Minutes of a regular meeting of the City Council of the City of Sanford, North Carolina held at the Municipal Building, 225 E. Weatherspoon Street, Sanford, North Carolina, at 6:00 p.m. on May 7, 2019.

The following members were present:

The following members were absent:

Council Member _________________ moved that the following bond order, copies of which having been made available to the City Council, be adopted:

**BOND ORDER AUTHORIZING THE ISSUANCE OF ENTERPRISE SYSTEMS REVENUE AND REVENUE REFUNDING BONDS OF THE CITY OF SANFORD, NORTH CAROLINA.***

* * *

The motion to adopt the aforementioned order entitled “**BOND ORDER AUTHORIZING THE ISSUANCE OF ENTERPRISE SYSTEMS REVENUE AND REVENUE REFUNDING BONDS OF THE CITY OF SANFORD, NORTH CAROLINA**” was seconded by Council Member _________________ and was adopted by the City Council on the following vote:

YES:

NO:

*PASSED, ADOPTED AND APPROVED* this 7th day of May, 2019.

**CITY COUNCIL OF THE CITY OF SANFORD, NORTH CAROLINA**

BY: ________________________________

Bonnie D. Davis
City Clerk
STATE OF NORTH CAROLINA )
) ss:
CITY OF SANFORD )

I, BONNIE D. DAVIS, CITY CLERK of the CITY OF SANFORD, NORTH CAROLINA (the “City”), a municipal corporation, validly organized and existing under the Constitution and laws of the State of North Carolina, HEREBY CERTIFY that the foregoing is a true, correct and complete copy of a bond order adopted by a majority of the City Council of the City present and voting at a meeting duly called and held on May 7, 2019, in accordance with law, and that such order has not been repealed, revoked, rescinded or amended but is in full force and effect as of the date hereof.

WITNESS the following signature and seal of the City, this 7th day of May, 2019.

(SEAL)

Bonnie D. Davis, City Clerk
City of Sanford, North Carolina
BOND ORDER AUTHORIZING THE ISSUANCE OF ENTERPRISE SYSTEMS REVENUE AND REVENUE REFUNDING BONDS OF THE CITY OF SANFORD, NORTH CAROLINA.

WHEREAS, the City of Sanford, North Carolina (the “City”) is authorized by The State and Local Government Revenue Bond Act, General Statutes of North Carolina, Section 159-80 et seq. (the “Act”), to issue, subject to the approval of the Local Government Commission of North Carolina, at one time or from time to time revenue bonds and revenue refunding bonds of the City for the purposes as specified in the Act; and

WHEREAS, the City Council of the City (the “City Council”) has determined to issue not to exceed $45,000,000 Enterprise Systems Revenue and Revenue Refunding Bonds, Series 2019 of the City (the “2019 Bonds”) to (1) finance the costs of extensions, additions and capital improvements to, or the renewal and replacement of capital assets of, or purchasing and installing new equipment for, the City’s Enterprise Systems, as defined in the hereinafter referenced General Indenture (collectively, the “Projects”), (2) refund certain of the City’s outstanding enterprise systems revenue bonds (the “Refunded Bonds”), and (3) pay the costs of issuing the 2019 Bonds; and

WHEREAS, the City will issue the 2019 Bonds under (1) the General Trust Indenture dated as of December 1, 2010 (the “General Indenture”) between the City and Regions Bank, as trustee (the “Trustee”), and (2) Series Indenture, Number 2 dated as of June 1, 2019 (the “Series Indenture”) between the City and the Trustee; and

WHEREAS, in conjunction with the issuance of the 2019 Bonds, the City Council has determined that it is in the best interest of the City to make certain amendments to the General Indenture with the primary purpose of (1) modernizing provisions to reflect current market standards for enterprise systems revenue bonds, (2) conforming covenants and other provisions to reflect current operations of the Enterprise Systems and (3) providing operational and financial flexibility for the future performance of the Enterprise Systems (the “Proposed Amendments”);

WHEREAS, the City will obtain consent from the Owners of the 2019 Bonds to the Proposed Amendments and, once the 2019 Bonds are the only Bonds Outstanding (as defined in the General Indenture) under the General Indenture, the Proposed Amendments will become effective;

WHEREAS, the City and the Local Government Commission of North Carolina have arranged for the sale of the 2019 Bonds to Wells Fargo Bank, National Association (the “Underwriter”) under the terms of a Bond Purchase Agreement to be dated on or about May 31, 2019 (the “Purchase Agreement”);

WHEREAS, copies of the forms of the following documents relating to the transaction described above have been filed with the City (collectively, the “Transaction Documents”):

1. the Series Indenture;

2. an Escrow Agreement dated as of June 1, 2019 (the “Escrow Agreement”) between the City and Regions Bank, as escrow agent;

3. the Purchase Agreement; and

4. a Preliminary Official Statement to be dated on or about May 20, 2019 (the “Preliminary Official Statement”) with respect to the 2019 Bonds.
WHEREAS, an application has been filed with the Secretary of the Commission requesting Commission approval of the 2019 Bonds as required by the Act, and the Secretary has notified the City Council that the application has been approved by the Commission.

NOW THEREFORE, BE IT ORDERED BY THE CITY COUNCIL OF THE CITY OF SANFORD, NORTH CAROLINA:

Section 1. In order to raise the money required to finance the Projects, refund the Refunded Bonds and pay the costs of issuing the 2019 Bonds, the 2019 Bonds are hereby authorized and shall be issued pursuant to the Act.

Section 2. The aggregate principal amount of the 2019 Bonds authorized by this order shall not exceed $45,000,000. The 2019 Bonds hereby authorized shall be special obligations of the City, secured by and paid solely from the proceeds thereof or from revenues, income, receipts and other money received or accrued by or on behalf of the City from or in connection with the operation of the City’s Enterprise Systems.

Section 3. The City’s issuance of the 2019 Bonds, in substantially the form to be set forth in the Series Indenture, is hereby in all respects approved and confirmed, and the provisions of the General Indenture and the Series Indenture with respect to the 2019 Bonds (including without limitation the maturity date and rates of interest) are hereby approved and confirmed and are incorporated herein by reference. The proceeds from the sale of the 2019 Bonds will be deposited in accordance with the Series Indenture.

The principal of and interest on the 2019 Bonds will not be payable from the general funds of the City, nor will the 2019 Bonds constitute a legal or equitable pledge, charge, lien or encumbrance on any of the City’s property or on any of its income, receipts or revenues except the funds which are pledged under the General Indenture. Neither the credit nor the taxing power of the State of North Carolina or the City is pledged for the payment of the principal of, premium, if any, or interest on the 2019 Bonds, and no holder of the 2019 Bonds has the right to compel the exercise of the taxing power by the State of North Carolina or the City or the forfeiture of any of its property in connection with any default thereon.

Section 4. The 2019 Bonds will be sold to the Underwriter pursuant to the terms of the Purchase Agreement.

Section 5. The form and content of the Transaction Documents and the exhibits thereto are hereby in all respects approved and confirmed, and the Mayor of the City, the City Manager and the Director of Financial Services, as applicable, are hereby authorized, empowered and directed, individually and collectively, to execute and deliver, as applicable, the Transaction Documents for and on behalf of the City, including necessary counterparts, in substantially the forms and content presented to the City, but with such changes, modifications, additions or deletions therein as they may deem necessary, desirable or appropriate, their execution thereof to constitute conclusive evidence of their approval of any and all such changes, modifications, additions or deletions therein. From and after the execution and delivery of the Transaction Documents, as applicable, the Mayor of the City, the City Manager, the Director of Financial Services and the City Clerk, or their respective designees, are hereby authorized, empowered and directed, individually and collectively, to do all such acts and things and to execute all such documents as may be necessary to carry out and comply with the provisions of the Transaction Documents, as executed. The Trustee is hereby appointed as Registrar and Paying Agent under the Series Indenture and as Escrow Agent under the Escrow Agreement.
Section 6. The form and content of the Preliminary Official Statement are in all respects authorized, approved and confirmed, and the use of the Preliminary Official Statement and the Official Statement to be dated on or about May 31, 2019 (the “Official Statement”) by the Underwriter in connection with the sale of the 2019 Bonds is hereby in all respects authorized, approved and confirmed. The City authorizes the preparation of the Official Statement, in substantially the form of the Preliminary Official Statement, together with such changes as are necessary to reflect the final terms of the 2019 Bonds. The Mayor of the City, the City Manager and the Director of Financial Services are hereby authorized to deliver the Official Statement.

Section 7. The City Manager or Director of Financial Services of the City is hereby authorized to execute a no-arbitrage certificate to comply with Section 148 of the Internal Revenue Code of 1986, as amended, and the applicable regulations promulgated thereunder.

Section 8. If any one or more of the covenants, agreements or provisions contained in this Bond Order is held contrary to any express provision of law or contrary to the policy of express law, though not expressly prohibited, or against public policy, or is for any reason whatsoever held invalid, then such covenants, agreements or provisions will be null and void and will be deemed separable from the remaining agreements and provisions and will in no way affect the validity of any of the other agreements and provisions of this Bond Order or of the 2019 Bonds authorized hereunder.

Section 9. No stipulation, obligation or agreement contained in this Bond Order or contained in the 2019 Bonds, the General Indenture, the Transaction Documents or any other instrument related to the issuance of the 2019 Bonds is a stipulation, obligation or agreement of any officer, agent or employee of the City in his or her individual capacity, and no such officer, agent or employee is personally liable on the 2019 Bonds or subject to personal liability or accountability by reason of the issuance thereof.

Section 10. The Mayor of the City, the City Manager, the Director of Financial Services and the City Clerk, or their respective designees, are hereby authorized, empowered and directed, individually and collectively, to do any and all other acts and to execute any and all other documents which they, in their discretion, deem necessary and appropriate to consummate the transactions contemplated by this Bond Order, the General Indenture, the Series Indenture, the Escrow Agreement or the Purchase Agreement; except that none of the above is hereby authorized or empowered to do anything or execute any document which is in contravention, in any way, of (a) the specific provisions of this Bond Order, (b) the specific provisions of the General Indenture or the Series Indenture, (c) any agreement to which the City is bound, (d) any rule or regulation of the City or (e) any applicable law, statute, ordinance, rule or regulation of the United States of America or the State of North Carolina.

Section 11. The Mayor of the City, the City Manager, the Director of Financial Services and the City Clerk, or their respective designees, are hereby authorized and directed, individually and collectively, to prepare and furnish, when the 2019 Bonds are issued, certified copies of all the proceedings and records of the City Council relating to the 2019 Bonds, and such other affidavits, certificates and documents as may be required to show the facts relating to the legality and marketability of the 2019 Bonds as such facts appear on the books and records in such party’s custody and control or as otherwise known to them; and all such certified copies, certificates, affidavits and documents, including any heretofore furnished, constitute representations of the City as to the truth of all statements contained therein.

Section 12. All acts and doings of the Mayor of the City, the City Manager, the Director of Financial Services and the City Clerk, or their respective designees, that are in conformity with the purposes and intents of this Bond Order and in the furtherance of the issuance of the 2019 Bonds and the
execution, where appropriate, delivery and performance of the General Indenture and the Transaction Documents are hereby in all respects approved and confirmed.

Section 13. If any one or more of the agreements or provisions herein contained are held contrary to any express provision of law or contrary to the policy of express law, though not expressly prohibited, or against public policy, or for any reason whatsoever are held invalid, then such agreements or provisions are null and void and are to be deemed separable from the remaining agreements and provisions and shall in no way affect the validity of any of the other agreements and provisions hereof or of the 2019 Bonds authorized hereunder.

Section 14. All resolutions or parts thereof of the City Council in conflict with the provisions herein contained are, to the extent of such conflict, hereby superseded and repealed.

Section 15. This Bond Order shall take effect immediately on its adoption and pursuant to §159-88 of the General Statutes of North Carolina, as amended, need not be published or subjected to any procedural requirements governing the adoption of ordinances or resolutions by the City Council other than the procedures set out in the Act.

Adopted this, the 7th day of May, 2019.

_______________________________
T. Chet Mann, Mayor

ATTEST:

______________________________
Bonnie D. Davis, City Clerk

______________________________
Susan C. Patterson, City Attorney
City of Sanford
Quarterly Budget Report

Third Quarter Ending
March 31, 2019

Submitted by:

Beth T. Kelly, Director of Financial Services
Hal Hegwer, City Manager
# General Fund Revenue
## Third Quarter - 3/31/2019

<table>
<thead>
<tr>
<th>REVENUE SOURCES</th>
<th>Total Budget 2018-2019</th>
<th>Received To Date 3/31/2019</th>
<th>Remaining Budget</th>
<th>Percent Received To Date</th>
<th>Received To Date 3/31/2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Taxes All Other Years</td>
<td>$ 80,000</td>
<td>$ 335,558</td>
<td>$ (255,558)</td>
<td>419%</td>
<td>$ 313,063</td>
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<tr>
<td>Current Year Taxes</td>
<td>15,822,136</td>
<td>15,447,275</td>
<td>374,861</td>
<td>98%</td>
<td>14,561,747</td>
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<tr>
<td>Penalties Less Discounts</td>
<td>45,000</td>
<td>34,842</td>
<td>10,158</td>
<td>77%</td>
<td>25,460</td>
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<tr>
<td><strong>Ad Valorem Taxes</strong></td>
<td><strong>15,967,136</strong></td>
<td><strong>15,817,675</strong></td>
<td><strong>129,461</strong></td>
<td><strong>99%</strong></td>
<td><strong>14,900,270</strong></td>
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<tr>
<td>Utility Franchise Tax</td>
<td>2,056,368</td>
<td>1,188,969</td>
<td>867,399</td>
<td>58%</td>
<td>1,086,974</td>
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<tr>
<td>Powell Bill</td>
<td>792,330</td>
<td>796,057</td>
<td>(3,727)</td>
<td>100%</td>
<td>801,200</td>
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<tr>
<td>911 Surcharge Reimbursement</td>
<td>462,006</td>
<td>184,900</td>
<td>277,106</td>
<td>40%</td>
<td>264,131</td>
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<td>Consolidated Planning Services</td>
<td>475,060</td>
<td>313,271</td>
<td>161,790</td>
<td>66%</td>
<td>303,243</td>
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<td>All Other Intergovernmental</td>
<td>633,090</td>
<td>382,824</td>
<td>250,266</td>
<td>60%</td>
<td>398,973</td>
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<tr>
<td><strong>Total Intergovernmental</strong></td>
<td><strong>4,418,854</strong></td>
<td><strong>2,866,020</strong></td>
<td><strong>1,552,834</strong></td>
<td><strong>65%</strong></td>
<td><strong>2,854,521</strong></td>
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<tr>
<td>Disposal Tax</td>
<td>19,275</td>
<td>10,835</td>
<td>8,440</td>
<td>56%</td>
<td>10,385</td>
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<td>Vehicle Fee</td>
<td>690,000</td>
<td>348,960</td>
<td>341,040</td>
<td>51%</td>
<td>0</td>
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<tr>
<td>Local Sales Tax-Article 39</td>
<td>2,364,731</td>
<td>1,205,255</td>
<td>1,159,476</td>
<td>51%</td>
<td>1,152,493</td>
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<tr>
<td>Local Sales Tax-Article 40</td>
<td>1,107,129</td>
<td>561,489</td>
<td>545,640</td>
<td>51%</td>
<td>537,082</td>
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<td>Local Sales Tax-Article 42</td>
<td>1,167,365</td>
<td>599,254</td>
<td>598,111</td>
<td>49%</td>
<td>549,049</td>
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<tr>
<td>Local Sales Tax-Article 44</td>
<td>958,472</td>
<td>547,672</td>
<td>410,800</td>
<td>57%</td>
<td>525,070</td>
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<tr>
<td><strong>Total Taxes</strong></td>
<td><strong>6,306,972</strong></td>
<td><strong>3,243,464</strong></td>
<td><strong>3,063,508</strong></td>
<td><strong>51%</strong></td>
<td><strong>2,774,079</strong></td>
</tr>
<tr>
<td>City Permits</td>
<td>300,000</td>
<td>215,553</td>
<td>84,447</td>
<td>72%</td>
<td>247,045</td>
</tr>
<tr>
<td>Fire Permits</td>
<td>35,000</td>
<td>23,651</td>
<td>11,349</td>
<td>68%</td>
<td>19,009</td>
</tr>
<tr>
<td>Broadway Permits</td>
<td>8,000</td>
<td>2,823</td>
<td>5,177</td>
<td>33%</td>
<td>6,625</td>
</tr>
<tr>
<td>County Permits</td>
<td>250,000</td>
<td>157,688</td>
<td>92,322</td>
<td>63%</td>
<td>254,798</td>
</tr>
<tr>
<td><strong>Total Permits</strong></td>
<td><strong>593,000</strong></td>
<td><strong>399,495</strong></td>
<td><strong>193,505</strong></td>
<td><strong>67%</strong></td>
<td><strong>529,477</strong></td>
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<tr>
<td>Sanitation Fees</td>
<td>2,036,250</td>
<td>1,961,972</td>
<td>74,278</td>
<td>96%</td>
<td>1,950,379</td>
</tr>
<tr>
<td>Sale of Property</td>
<td>181,000</td>
<td>13,837</td>
<td>167,363</td>
<td>8%</td>
<td>346,025</td>
</tr>
<tr>
<td><strong>Total Sales and Service</strong></td>
<td><strong>2,217,250</strong></td>
<td><strong>1,975,809</strong></td>
<td><strong>241,641</strong></td>
<td><strong>89%</strong></td>
<td><strong>2,296,403</strong></td>
</tr>
<tr>
<td>Green Fees Annual</td>
<td>50,000</td>
<td>56,407</td>
<td>(6,407)</td>
<td>113%</td>
<td>53,300</td>
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<tr>
<td>Green Fees Daily</td>
<td>190,000</td>
<td>148,949</td>
<td>41,051</td>
<td>78%</td>
<td>147,482</td>
</tr>
<tr>
<td>Cart Fees</td>
<td>230,000</td>
<td>132,134</td>
<td>97,866</td>
<td>57%</td>
<td>162,698</td>
</tr>
<tr>
<td>Driving Range</td>
<td>15,000</td>
<td>9,135</td>
<td>5,866</td>
<td>61%</td>
<td>10,131</td>
</tr>
<tr>
<td>Other Golf</td>
<td>96,500</td>
<td>64,635</td>
<td>31,865</td>
<td>67%</td>
<td>66,302</td>
</tr>
<tr>
<td><strong>Total Golf</strong></td>
<td><strong>581,500</strong></td>
<td><strong>411,259</strong></td>
<td><strong>170,241</strong></td>
<td><strong>71%</strong></td>
<td><strong>439,912</strong></td>
</tr>
<tr>
<td>ABC Revenue</td>
<td>210,000</td>
<td>80,000</td>
<td>130,000</td>
<td>38%</td>
<td>120,000</td>
</tr>
<tr>
<td>Privilege Licenses</td>
<td>2,600</td>
<td>1,715</td>
<td>885</td>
<td>66%</td>
<td>2,355</td>
</tr>
<tr>
<td>Street Paving Charges</td>
<td>225,000</td>
<td>143,987</td>
<td>81,013</td>
<td>64%</td>
<td>160,245</td>
</tr>
<tr>
<td>Appropriated Fund Balance</td>
<td>2,789,786</td>
<td>-</td>
<td>2,789,786</td>
<td>0%</td>
<td>-</td>
</tr>
<tr>
<td>Investment Income</td>
<td>156,708</td>
<td>239,002</td>
<td>(82,294)</td>
<td>153%</td>
<td>110,714</td>
</tr>
<tr>
<td>Installment Purchase Proceeds</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>#DIV/0!</td>
<td>1,000,000</td>
</tr>
<tr>
<td>Other</td>
<td>548,911</td>
<td>287,812</td>
<td>261,099</td>
<td>52%</td>
<td>2,707,931</td>
</tr>
<tr>
<td><strong>Total Other</strong></td>
<td><strong>3,933,005</strong></td>
<td><strong>752,516</strong></td>
<td><strong>3,180,489</strong></td>
<td><strong>19%</strong></td>
<td><strong>4,101,245</strong></td>
</tr>
<tr>
<td><strong>TOTAL GENERAL FUND</strong></td>
<td><strong>$ 33,997,717</strong></td>
<td><strong>$ 25,466,038</strong></td>
<td><strong>$ 8,531,679</strong></td>
<td><strong>75%</strong></td>
<td><strong>$ 27,895,907</strong></td>
</tr>
</tbody>
</table>

![Third Quarter Comparisons General Fund Revenue](image)
### General Fund Expenditures
#### Third Quarter - 3/31/2019

<table>
<thead>
<tr>
<th>DEPARTMENT</th>
<th>Total Budget 2018-2019</th>
<th>Expended To Date 3/31/2019</th>
<th>Remaining Budget 3/31/2019</th>
<th>Percent Expended To Date</th>
<th>Expended To Date 3/31/2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Governing Body</td>
<td>$318,979</td>
<td>$192,359</td>
<td>$126,620</td>
<td>60%</td>
<td>$210,647</td>
</tr>
<tr>
<td>Administration</td>
<td>359,253</td>
<td>260,073</td>
<td>99,180</td>
<td>72%</td>
<td>216,857</td>
</tr>
<tr>
<td>Human Resources</td>
<td>288,628</td>
<td>208,559</td>
<td>80,069</td>
<td>72%</td>
<td>191,818</td>
</tr>
<tr>
<td>Risk Management</td>
<td>65,537</td>
<td>38,855</td>
<td>26,882</td>
<td>59%</td>
<td>34,341</td>
</tr>
<tr>
<td>Elections</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>22,087</td>
</tr>
<tr>
<td>Finance</td>
<td>773,779</td>
<td>571,875</td>
<td>201,904</td>
<td>74%</td>
<td>474,609</td>
</tr>
<tr>
<td>Information Technology</td>
<td>386,621</td>
<td>268,826</td>
<td>117,795</td>
<td>70%</td>
<td>280,143</td>
</tr>
<tr>
<td>Legal</td>
<td>186,464</td>
<td>111,599</td>
<td>74,245</td>
<td>60%</td>
<td>121,906</td>
</tr>
<tr>
<td>Public Building</td>
<td>749,376</td>
<td>561,352</td>
<td>188,024</td>
<td>75%</td>
<td>562,204</td>
</tr>
<tr>
<td>Central Office</td>
<td>19,080</td>
<td>12,604</td>
<td>6,476</td>
<td>66%</td>
<td>12,830</td>
</tr>
<tr>
<td>GF Contributions</td>
<td>3,139,496</td>
<td>2,764,257</td>
<td>375,239</td>
<td>88%</td>
<td>893,331</td>
</tr>
<tr>
<td>Fleet Maintenance</td>
<td>1,087,629</td>
<td>743,313</td>
<td>344,316</td>
<td>68%</td>
<td>689,182</td>
</tr>
<tr>
<td>Less Fleet Maintenance Charges</td>
<td>(560,000)</td>
<td>(462,068)</td>
<td>(97,932)</td>
<td>83%</td>
<td>(398,166)</td>
</tr>
<tr>
<td>Horticulture</td>
<td>742,096</td>
<td>502,018</td>
<td>240,078</td>
<td>68%</td>
<td>485,448</td>
</tr>
<tr>
<td>General Government</td>
<td>7,557,320</td>
<td>5,773,422</td>
<td>1,783,898</td>
<td>76%</td>
<td>3,797,267</td>
</tr>
<tr>
<td>Police</td>
<td>10,460,607</td>
<td>7,410,206</td>
<td>3,050,401</td>
<td>71%</td>
<td>7,174,892</td>
</tr>
<tr>
<td>Fire</td>
<td>5,289,984</td>
<td>3,855,056</td>
<td>1,434,928</td>
<td>73%</td>
<td>3,440,974</td>
</tr>
<tr>
<td>Inspection</td>
<td>548,277</td>
<td>357,949</td>
<td>190,328</td>
<td>65%</td>
<td>351,543</td>
</tr>
<tr>
<td>Public Safety</td>
<td>16,298,868</td>
<td>11,623,211</td>
<td>4,675,657</td>
<td>71%</td>
<td>10,967,410</td>
</tr>
<tr>
<td>Street</td>
<td>2,467,437</td>
<td>1,469,494</td>
<td>997,943</td>
<td>60%</td>
<td>1,832,484</td>
</tr>
<tr>
<td>Street Capital Imp.</td>
<td>905,771</td>
<td>221,819</td>
<td>683,952</td>
<td>24%</td>
<td>210,678</td>
</tr>
<tr>
<td>Streets</td>
<td>3,373,208</td>
<td>1,691,313</td>
<td>1,681,895</td>
<td>50%</td>
<td>2,043,161</td>
</tr>
<tr>
<td>Golf</td>
<td>745,354</td>
<td>493,130</td>
<td>252,224</td>
<td>66%</td>
<td>709,740</td>
</tr>
<tr>
<td>Parks</td>
<td>98,991</td>
<td>26,171</td>
<td>72,820</td>
<td>26%</td>
<td>0</td>
</tr>
<tr>
<td>Parks</td>
<td>844,335</td>
<td>519,301</td>
<td>325,034</td>
<td>62%</td>
<td>709,740</td>
</tr>
<tr>
<td>Solid Waste</td>
<td>1,658,478</td>
<td>1,246,661</td>
<td>411,817</td>
<td>75%</td>
<td>1,021,400</td>
</tr>
<tr>
<td>Sanitation</td>
<td>1,234,006</td>
<td>823,063</td>
<td>410,943</td>
<td>67%</td>
<td>793,664</td>
</tr>
<tr>
<td>Sanitation</td>
<td>2,892,484</td>
<td>2,069,724</td>
<td>822,760</td>
<td>72%</td>
<td>1,815,064</td>
</tr>
<tr>
<td>Community Development</td>
<td>1,396,224</td>
<td>918,816</td>
<td>477,408</td>
<td>66%</td>
<td>807,039</td>
</tr>
<tr>
<td>Comm. Enhance. - Code Enforcement</td>
<td>374,892</td>
<td>223,300</td>
<td>151,592</td>
<td>60%</td>
<td>188,210</td>
</tr>
<tr>
<td>Comm. Enhance. - Planning / HPC</td>
<td>178,090</td>
<td>93,551</td>
<td>84,539</td>
<td>53%</td>
<td>136,212</td>
</tr>
<tr>
<td>Community Development</td>
<td>1,949,206</td>
<td>1,235,667</td>
<td>713,539</td>
<td>63%</td>
<td>1,131,461</td>
</tr>
<tr>
<td>Debt Service</td>
<td>1,082,296</td>
<td>882,296</td>
<td>200,000</td>
<td>82%</td>
<td>709,500</td>
</tr>
<tr>
<td>TOTAL GENERAL FUND</td>
<td>$33,997,717</td>
<td>$23,794,934</td>
<td>$10,202,783</td>
<td>70%</td>
<td>$21,173,604</td>
</tr>
</tbody>
</table>

---

**Third Quarter Comparisons**

<table>
<thead>
<tr>
<th>General Fund Expenditures</th>
<th>3/31/2018</th>
<th>3/31/2019</th>
</tr>
</thead>
<tbody>
<tr>
<td>General Gov.</td>
<td><img src="chart.png" alt="chart" /></td>
<td></td>
</tr>
<tr>
<td>Public Safety</td>
<td><img src="chart.png" alt="chart" /></td>
<td></td>
</tr>
<tr>
<td>Streets</td>
<td><img src="chart.png" alt="chart" /></td>
<td></td>
</tr>
<tr>
<td>Community Development</td>
<td><img src="chart.png" alt="chart" /></td>
<td></td>
</tr>
<tr>
<td>Debt Service</td>
<td><img src="chart.png" alt="chart" /></td>
<td></td>
</tr>
<tr>
<td>TOTAL GENERAL FUND</td>
<td><img src="chart.png" alt="chart" /></td>
<td></td>
</tr>
</tbody>
</table>

**5/1/2019 9:09 AM**

R:\ quarterly report\3qtr\1819
Utility Fund Revenue
Third Quarter - 3/31/2019

<table>
<thead>
<tr>
<th>REVENUE SOURCES</th>
<th>Total Budget 2018-2019</th>
<th>Received To Date 3/31/2019</th>
<th>Remaining Budget</th>
<th>Percent Received To Date</th>
<th>Received To Date 3/31/2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Water Charges</td>
<td>$ 11,162,984</td>
<td>$ 7,524,775</td>
<td>$ 3,638,209</td>
<td>67%</td>
<td>$ 7,562,127</td>
</tr>
<tr>
<td>Sewer Charges</td>
<td>9,305,536</td>
<td>6,180,893</td>
<td>3,124,643</td>
<td>66%</td>
<td>6,862,492</td>
</tr>
<tr>
<td>Taps and Connections</td>
<td>145,000</td>
<td>104,660</td>
<td>40,340</td>
<td>72%</td>
<td>114,670</td>
</tr>
<tr>
<td>Other</td>
<td>313,600</td>
<td>246,303</td>
<td>67,297</td>
<td>79%</td>
<td>245,157</td>
</tr>
<tr>
<td>Total User Charges</td>
<td>20,927,120</td>
<td>14,056,632</td>
<td>6,870,488</td>
<td>67%</td>
<td>14,784,446</td>
</tr>
<tr>
<td>Special Assessments</td>
<td>100</td>
<td>(42)</td>
<td>142</td>
<td>-42%</td>
<td>89</td>
</tr>
<tr>
<td>Interest on Revenue Bonds</td>
<td>0</td>
<td>8,862</td>
<td>242</td>
<td>#DIV/0!</td>
<td>0</td>
</tr>
<tr>
<td>Interest Income</td>
<td>80,000</td>
<td>308,767</td>
<td>(228,767)</td>
<td>386%</td>
<td>152,664</td>
</tr>
<tr>
<td>Retained Earnings</td>
<td>11,395,131</td>
<td>-</td>
<td>11,395,131</td>
<td>0%</td>
<td>-</td>
</tr>
<tr>
<td>Installment Purchase Proceeds</td>
<td>3,250,000</td>
<td>-</td>
<td>3,250,000</td>
<td>0%</td>
<td>-</td>
</tr>
<tr>
<td>Other</td>
<td>154,000</td>
<td>65,089</td>
<td>88,911</td>
<td>42%</td>
<td>132,844</td>
</tr>
<tr>
<td>Total Other</td>
<td>14,879,231</td>
<td>382,676</td>
<td>14,505,417</td>
<td>3%</td>
<td>285,597</td>
</tr>
<tr>
<td>Build American Bonds Rebate</td>
<td>870,000</td>
<td>362,598</td>
<td>507,402</td>
<td>42%</td>
<td>370,090</td>
</tr>
<tr>
<td>Intergovernmental</td>
<td>870,000</td>
<td>362,598</td>
<td>507,402</td>
<td>42%</td>
<td>370,090</td>
</tr>
<tr>
<td>TOTAL UTILITY FUND</td>
<td>$ 36,676,351</td>
<td>$ 14,801,905</td>
<td>$ 21,883,308</td>
<td>40%</td>
<td>$ 15,440,133</td>
</tr>
</tbody>
</table>

Third Quarter Comparisons
Utility Fund Revenue

- Intgov.
- User Charges
- Other
## Utility Fund Expenses
### Third Quarter - 3/31/2019

<table>
<thead>
<tr>
<th>Department</th>
<th>Total Budget 2018-2019</th>
<th>Expended To Date 3/31/2019</th>
<th>Remaining Budget</th>
<th>Percent Expended To Date</th>
<th>Expended To Date 3/31/2018</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>UTILITY FUND</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Debt Service</td>
<td>$6,551,843</td>
<td>$1,200,564</td>
<td>$5,351,279</td>
<td>18%</td>
<td>$1,261,217</td>
</tr>
<tr>
<td>UF Contributions</td>
<td>8,454,985</td>
<td>8,428,188</td>
<td>26,797</td>
<td>100%</td>
<td>407,506</td>
</tr>
<tr>
<td>Other</td>
<td>8,454,985</td>
<td>8,428,188</td>
<td>26,797</td>
<td>100%</td>
<td>407,506</td>
</tr>
<tr>
<td>Utility Administration</td>
<td>2,478,618</td>
<td>1,730,794</td>
<td>747,824</td>
<td>70%</td>
<td>1,645,825</td>
</tr>
<tr>
<td>Engineering</td>
<td>830,581</td>
<td>519,637</td>
<td>310,944</td>
<td>63%</td>
<td>525,478</td>
</tr>
<tr>
<td>Public Works Administration</td>
<td>637,557</td>
<td>447,476</td>
<td>190,081</td>
<td>70%</td>
<td>407,071</td>
</tr>
<tr>
<td>Water Filtration</td>
<td>2,476,837</td>
<td>1,675,409</td>
<td>801,428</td>
<td>68%</td>
<td>1,679,705</td>
</tr>
<tr>
<td>Water Reclamation</td>
<td>3,333,121</td>
<td>1,855,321</td>
<td>1,477,800</td>
<td>56%</td>
<td>1,384,329</td>
</tr>
<tr>
<td>Distribution and Collection</td>
<td>6,040,576</td>
<td>4,127,094</td>
<td>1,913,482</td>
<td>68%</td>
<td>3,860,147</td>
</tr>
<tr>
<td>Water Capital Imp.</td>
<td>4,034,667</td>
<td>575,936</td>
<td>3,458,731</td>
<td>14%</td>
<td>59,123</td>
</tr>
<tr>
<td>Sewer Capital Imp.</td>
<td>1,695,519</td>
<td>430,629</td>
<td>1,264,890</td>
<td>25%</td>
<td>71,144</td>
</tr>
<tr>
<td>Warehouse</td>
<td>347,047</td>
<td>217,321</td>
<td>129,726</td>
<td>63%</td>
<td>250,608</td>
</tr>
<tr>
<td>Less Warehouse</td>
<td>(205,000)</td>
<td>(123,275)</td>
<td>(81,725)</td>
<td>60%</td>
<td>(139,058)</td>
</tr>
<tr>
<td><strong>Public Utilities</strong></td>
<td>21,669,523</td>
<td>11,456,344</td>
<td>10,213,179</td>
<td>53%</td>
<td>9,744,371</td>
</tr>
<tr>
<td><strong>TOTAL UTILITY FUND</strong></td>
<td>$36,676,351</td>
<td>$21,085,096</td>
<td>$15,591,255</td>
<td>57%</td>
<td>$11,413,093</td>
</tr>
</tbody>
</table>

### Third Quarter Comparisons
**Utility Fund Expenses**

![Graph comparing utility fund expenses for different departments]

- **Debt Service**
- **Other**
- **Public Utilities**
## Municipal Service District Revenue and Expenditures
### Third Quarter - 3/31/2019

<table>
<thead>
<tr>
<th>REVENUE SOURCES</th>
<th>Total Budget To Date</th>
<th>Received To Date</th>
<th>Remaining Budget</th>
<th>Percent Received To Date</th>
<th>Received To Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Current Year Taxes</td>
<td>$62,097</td>
<td>$62,183</td>
<td>$(86)</td>
<td>100%</td>
<td>$56,129</td>
</tr>
<tr>
<td>Prior Year Taxes</td>
<td>-</td>
<td>454</td>
<td>(454)</td>
<td>#DIV/0!</td>
<td>379</td>
</tr>
<tr>
<td>Motor Vehicle Tax</td>
<td>1,970</td>
<td>1,858</td>
<td>112</td>
<td>#DIV/0!</td>
<td>1,910</td>
</tr>
<tr>
<td>Penalties, Less Discounts</td>
<td>-</td>
<td>148</td>
<td>(148)</td>
<td>#DIV/0!</td>
<td>217</td>
</tr>
<tr>
<td>Ad Valorem</td>
<td>64,067</td>
<td>64,643</td>
<td>(576)</td>
<td>101%</td>
<td>58,636</td>
</tr>
<tr>
<td>Fund Balance Appropriation</td>
<td>24,018</td>
<td>-</td>
<td>24,018</td>
<td>0%</td>
<td>-</td>
</tr>
<tr>
<td>Contribution from General Fund</td>
<td>56,697</td>
<td>40,508</td>
<td>16,190</td>
<td>71%</td>
<td>38,250</td>
</tr>
<tr>
<td>Other</td>
<td>900</td>
<td>2,160</td>
<td>(1,260)</td>
<td>240%</td>
<td>923</td>
</tr>
<tr>
<td>Total Other</td>
<td>81,615</td>
<td>42,668</td>
<td>38,947</td>
<td>52%</td>
<td>39,173</td>
</tr>
<tr>
<td>TOTAL MUNICIPAL SERVICE DIST.</td>
<td>$145,682</td>
<td>$107,311</td>
<td>$38,371</td>
<td>74%</td>
<td>$97,809</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>DEPARTMENT</th>
<th>Total Budget 2018-2019</th>
<th>Expended To Date</th>
<th>Remaining Budget</th>
<th>Percent Expended To Date</th>
<th>Expended To Date 3/31/2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>MUNICIPAL SERVICE DISTRICT</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Operating Expense</td>
<td>$145,682</td>
<td>$71,983</td>
<td>$73,699</td>
<td>49%</td>
<td>$69,741</td>
</tr>
<tr>
<td>TOTAL MUNICIPAL SERVICE DIST.</td>
<td>$145,682</td>
<td>$71,983</td>
<td>$73,699</td>
<td>49%</td>
<td>$69,741</td>
</tr>
</tbody>
</table>

### Third Quarter Comparisons
#### Municipal Service District Revenue
- Ad Valorem
- Other

#### Municipal Service District Expenditures
- Other
FY 2018-2019
Third Quarter Highlights

(Comparisons are based on Third Quarter 2017-18 to Third Quarter 2018-19)

General Fund

Revenues
- Ad valorem tax
  - Taxes are collected by Lee County and posted as of the day received, therefore, fluctuation is due to when the customer pays; increase in tax rate in current year
- Utility franchise tax
  - Timing of revenue received
- Vehicle Fee
  - New vehicle fee implemented in current fiscal year to help offset street paving expenses
- Local sales tax
  - The state collects and distributes proceeds from the locally levied tax on retail sales
- Permits
  - Issuance of large commercial project permit in prior year
- Sale of property
  - Timing of sales and available surplus property to be sold
- Investment income
  - Additional interest income received due to higher interest rates
- Installment purchase proceeds
  - For installment purchase proceeds received in prior year for street resurfacing
- Transfers in – capital projects
  - To reimburse the General Fund for funds advanced to capital projects

Expenditures
- GF Contributions
  - Contribution to parks project
- Police
  - Purchase of patrol vehicles
- Fire
  - Partial payment of fire pumper
- Street
  - Purchase of Christmas decorations in prior year, timing of projects, and a change in policy that requires developers to pay original installation fees for new developments
- Golf
  - Purchase of golf carts in prior year
- Solid Waste
  - Purchase of leaf vac truck
- Community Development
  - Energov software, School of Government Neighborhood Assessment Services, and S3 related expenditures

cocquin; 2018 19 3rd qtr highlights for council
Utility Fund

Revenue

- User charges
  - Revenue received for industrial waste and contract capacity fee in prior year
- Investment income
  - Additional interest income received due to higher interest rates

Expenses

- Utility Fund Contributions
  - Contributions to the following projects: Amos Bridges Water Main Project, Sewer Assessment Project, Hawkins Avenue Waterline Project, CCEP Triassic Park Project, Airport Sewer Extension Project, and NC Highway 42 Waterline Relocate
- Water Reclamation
  - Repairs to the Water Reclamation Plant related to hurricane damage
- Distribution and Collection
  - Two 18" force main repairs and two 24" transmission water main repairs
- Water Capital
  - Capital projects are completed at various times of the year / timing of project completion
- Sewer Capital
  - Capital projects are completed at various times of the year / timing of project completion
### Capital Funds
**Third Quarter Ending 3/31/2019**

#### Sources

<table>
<thead>
<tr>
<th>Project Description</th>
<th>Project No. or Fund</th>
<th>Budget</th>
<th>Revenue To Date</th>
<th>Expended To Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Community Development Projects</td>
<td>Project No. or Fund</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Greenway Project</td>
<td>B1402</td>
<td>481,330</td>
<td>481,330</td>
<td>391,318</td>
</tr>
<tr>
<td>Parks and Recreation Project</td>
<td>B1602</td>
<td>2,738,465</td>
<td>2,388,472</td>
<td>626,417</td>
</tr>
<tr>
<td>NCDOT Wicker Street Sidewalk</td>
<td>B1801</td>
<td>464,000</td>
<td>92,000</td>
<td>-</td>
</tr>
<tr>
<td>Urgent Repair Program (URP17)</td>
<td>C1801</td>
<td>110,975</td>
<td>110,974</td>
<td>110,974</td>
</tr>
<tr>
<td>Urgent Repair Program (URP18)</td>
<td>C1901</td>
<td>110,000</td>
<td>55,583</td>
<td>-</td>
</tr>
<tr>
<td>Essential Single Family Rehab (2018)</td>
<td>C1902</td>
<td>175,000</td>
<td>-</td>
<td>-</td>
</tr>
<tr>
<td>CDBG Neighborhood Revitalization</td>
<td>C1903</td>
<td>750,000</td>
<td>-</td>
<td>-</td>
</tr>
<tr>
<td>NCDOT Bikeped Planning Study</td>
<td>G1702</td>
<td>105,000</td>
<td>21,000</td>
<td>21,000</td>
</tr>
<tr>
<td>Sanford Mural Restoration</td>
<td>G1801</td>
<td>95,000</td>
<td>95,000</td>
<td>59,752</td>
</tr>
<tr>
<td>R. Fincher Bldg Reuse Grant</td>
<td>G1802</td>
<td>33,000</td>
<td>33,000</td>
<td>32,250</td>
</tr>
<tr>
<td>Caterpillar Building Reuse Rural Center Grant</td>
<td>G1901</td>
<td>532,500</td>
<td>7,500</td>
<td>-</td>
</tr>
<tr>
<td>DHHS Homelessness Support Services</td>
<td>G1902</td>
<td>57,000</td>
<td>57,000</td>
<td>26,408</td>
</tr>
<tr>
<td>Community Development Program Income</td>
<td>Fund 53</td>
<td>175,043</td>
<td>668,524</td>
<td>134,779</td>
</tr>
</tbody>
</table>

**Total Community Development**

| Total Community Development                             |                     | $ 5,827,313 | $ 4,010,382 | $ 1,402,897 |

#### Water, Sewer, and Street Projects

<table>
<thead>
<tr>
<th>Project Description</th>
<th>Project No. or Fund</th>
<th>Budget</th>
<th>Revenue To Date</th>
<th>Expended To Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hawkins Avenue Waterline Improvement</td>
<td>W1303</td>
<td>6,804,008</td>
<td>6,804,008</td>
<td>1,014,249</td>
</tr>
<tr>
<td>Comfort First Water Infrastructure</td>
<td>W1601</td>
<td>114,445</td>
<td>102,999</td>
<td>101,666</td>
</tr>
<tr>
<td>Water Asset Inventory &amp; Assessment Mgmt.</td>
<td>W1801</td>
<td>165,000</td>
<td>15,000</td>
<td>49,059</td>
</tr>
<tr>
<td>NC Highway 42 Waterline Relocate</td>
<td>W1802</td>
<td>507,270</td>
<td>418,317</td>
<td>65,039</td>
</tr>
<tr>
<td>Amos Bridges Water Main</td>
<td>W1803</td>
<td>1,056,600</td>
<td>1,056,600</td>
<td>763,272</td>
</tr>
<tr>
<td>Wastewater Asset Inventory &amp; Assessment Mgmt.</td>
<td>S1701</td>
<td>165,000</td>
<td>136,502</td>
<td>138,322</td>
</tr>
<tr>
<td>Sewer Remediation Project A</td>
<td>S1702</td>
<td>900,000</td>
<td>900,000</td>
<td>-</td>
</tr>
<tr>
<td>Moncure Megasite Wastewater Project</td>
<td>S1703</td>
<td>14,330,628</td>
<td>4,473,025</td>
<td>2,158,016</td>
</tr>
<tr>
<td>Sewer Assessment Project</td>
<td>S1704</td>
<td>1,537,746</td>
<td>1,537,746</td>
<td>54,886</td>
</tr>
<tr>
<td>Sewerline Extension - Raleigh Exec Jetport</td>
<td>S1801</td>
<td>2,578,088</td>
<td>1,078,088</td>
<td>103,953</td>
</tr>
<tr>
<td>Central Carolina/Triassic Park Water &amp; Sewer</td>
<td>U1601</td>
<td>3,375,204</td>
<td>3,375,204</td>
<td>2,972,314</td>
</tr>
</tbody>
</table>

**Total Water, Sewer, and Street**

| Total Water, Sewer, and Street                          |                     | $ 31,533,989 | $ 19,897,489 | $ 7,420,774 |

#### Capital Reserve Fund

| Capital Reserve Fund - General                          | Fund 18             | 178,465  | 178,472        | 178,472        |
## GOLF SUMMARY OF REVENUES
### 3/31/2019

<table>
<thead>
<tr>
<th>Revenue Source</th>
<th>Budget 2018-2019</th>
<th>Received First Qtr.</th>
<th>Received Second Qtr.</th>
<th>Received Third Qtr.</th>
<th>Received To Date 3/31/2019</th>
<th>Budget vs. Actual Variance</th>
<th>Percent Received</th>
<th>CY Actual vs. PY Actual $</th>
<th>Inc./Dec. %</th>
</tr>
</thead>
<tbody>
<tr>
<td>Green Fees Annual</td>
<td>50,000</td>
<td>52,291.68</td>
<td>2,729.57</td>
<td>1,385.45</td>
<td>56,406.70</td>
<td>6,406.70</td>
<td>112.81%</td>
<td>53,299.95</td>
<td>3,108.75</td>
</tr>
<tr>
<td>Green Fees Daily</td>
<td>190,000</td>
<td>71,541.63</td>
<td>36,933.88</td>
<td>26,144.63</td>
<td>134,620.14</td>
<td>55,379.86</td>
<td>70.65%</td>
<td>147,481.95</td>
<td>(12,661.81)</td>
</tr>
<tr>
<td>Cart Fees</td>
<td>230,000</td>
<td>77,704.68</td>
<td>39,421.74</td>
<td>29,336.23</td>
<td>146,462.65</td>
<td>83,537.35</td>
<td>56.82%</td>
<td>162,697.69</td>
<td>(16,235.04)</td>
</tr>
<tr>
<td>Driving Range Fees</td>
<td>15,000</td>
<td>4,262.00</td>
<td>2,592.50</td>
<td>2,260.00</td>
<td>9,134.50</td>
<td>5,865.50</td>
<td>66.09%</td>
<td>10,130.50</td>
<td>(996.00)</td>
</tr>
<tr>
<td>Other</td>
<td>96,500</td>
<td>31,618.47</td>
<td>21,941.78</td>
<td>10,674.87</td>
<td>64,635.12</td>
<td>(31,864.88)</td>
<td>66.98%</td>
<td>149,501.96</td>
<td>(84,866.84)</td>
</tr>
<tr>
<td><strong>Total Golf Revenue</strong></td>
<td><strong>581,500</strong></td>
<td><strong>237,618.46</strong></td>
<td><strong>103,619.47</strong></td>
<td><strong>70,021.18</strong></td>
<td><strong>411,259.11</strong></td>
<td><strong>(170,240.89)</strong></td>
<td><strong>70.72%</strong></td>
<td><strong>523,112.05</strong></td>
<td><strong>(111,852.94)</strong></td>
</tr>
</tbody>
</table>

## GOLF SUMMARY OF EXPENDITURES
### 3/31/2019

<table>
<thead>
<tr>
<th>Object of Expenditure</th>
<th>Budget 2018-2019</th>
<th>Expended First Qtr.</th>
<th>Expended Second Qtr.</th>
<th>Expended Third Qtr.</th>
<th>Expended To Date 3/31/2019</th>
<th>Budget vs. Actual Variance</th>
<th>Percent Expended</th>
<th>CY Actual vs. PY Actual $</th>
<th>Inc./Dec. %</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total Salaries and Fringes</td>
<td>474,941</td>
<td>111,410.24</td>
<td>120,911.47</td>
<td>99,653.80</td>
<td>331,975.51</td>
<td>(142,965.49)</td>
<td>69.90%</td>
<td>313,434.77</td>
<td>18,540.74</td>
</tr>
<tr>
<td>Total Operating</td>
<td>233,060</td>
<td>62,166.28</td>
<td>47,395.67</td>
<td>45,561.84</td>
<td>150,838.32</td>
<td>(82,227.37)</td>
<td>64.72%</td>
<td>157,290.43</td>
<td>(6,457.80)</td>
</tr>
<tr>
<td>Installment Purchase</td>
<td>37,353</td>
<td>2,003.57</td>
<td>2,003.57</td>
<td>2,003.57</td>
<td>6,010.71</td>
<td>(31,342.29)</td>
<td>16.09%</td>
<td>6,010.71</td>
<td>0.00</td>
</tr>
<tr>
<td>Capital Outlay</td>
<td>0</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>#DIV/0!</td>
<td></td>
<td>233,004.48</td>
<td>(233,004.48)</td>
</tr>
<tr>
<td><strong>Total Golf Expenditures</strong></td>
<td><strong>745,354</strong></td>
<td><strong>175,600.00</strong></td>
<td><strong>170,310.71</strong></td>
<td><strong>147,218.21</strong></td>
<td><strong>493,130.01</strong></td>
<td><strong>(256,535.15)</strong></td>
<td><strong>66.16%</strong></td>
<td><strong>705,740.39</strong></td>
<td><strong>(216,610.38)</strong></td>
</tr>
</tbody>
</table>
SANFORD TOURISM DEVELOPMENT AUTHORITY (TDA) SUMMARY OF REVENUES  
3/31/2019

<table>
<thead>
<tr>
<th>REVENUE SOURCE</th>
<th>BUDGET 18-19</th>
<th>RECEIVED FIRST QTR.</th>
<th>RECEIVED SECOND QTR.</th>
<th>RECEIVED JANUARY</th>
<th>RECEIVED FEBRUARY</th>
<th>RECEIVED MARCH</th>
<th>RECEIVED THIRD QTR.</th>
<th>RECEIVED TO DATE 3/31/2019</th>
</tr>
</thead>
<tbody>
<tr>
<td>Room Occupancy Tax</td>
<td>22,922.50</td>
<td>71,504.74</td>
<td>23,317.63</td>
<td>18,329.02</td>
<td>17,435.57</td>
<td>59,082.22</td>
<td>153,503.46</td>
<td></td>
</tr>
<tr>
<td>Room Occupancy Tax Penalties</td>
<td>42.36</td>
<td>49.96</td>
<td></td>
<td></td>
<td>49.96</td>
<td>92.32</td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL TDA REVENUE</strong></td>
<td>200,000.00</td>
<td>22,922.50</td>
<td>71,547.10</td>
<td>23,367.59</td>
<td>18,329.02</td>
<td>17,435.57</td>
<td>59,132.18</td>
<td>153,601.78</td>
</tr>
</tbody>
</table>

SANFORD TOURISM DEVELOPMENT AUTHORITY (TDA) SUMMARY OF EXPENDITURES  
3/31/2019

<table>
<thead>
<tr>
<th>OBJECT OF EXPENDITURE</th>
<th>BUDGET 18-19</th>
<th>EXPENDED FIRST QTR.</th>
<th>EXPENDED SECOND QTR.</th>
<th>EXPENDED JANUARY</th>
<th>EXPENDED FEBRUARY</th>
<th>EXPENDED MARCH</th>
<th>EXPENDED THIRD QTR.</th>
<th>EXPENDED TO DATE 3/31/2019</th>
</tr>
</thead>
<tbody>
<tr>
<td>Distrib. Tourism Dev Auth</td>
<td>22,922.50</td>
<td>71,547.10</td>
<td>23,367.59</td>
<td>18,329.02</td>
<td>17,435.57</td>
<td>59,132.18</td>
<td>153,601.78</td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL TDA EXPENDITURES</strong></td>
<td>200,000.00</td>
<td>22,922.50</td>
<td>71,547.10</td>
<td>23,367.59</td>
<td>18,329.02</td>
<td>17,435.57</td>
<td>59,132.18</td>
<td>153,601.78</td>
</tr>
<tr>
<td><strong>REVENUES LESS EXPENDITURES</strong></td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
<td>0.00</td>
</tr>
<tr>
<td>REVENUE SOURCE</td>
<td>RECEIVED TO DATE</td>
<td>RECEIVED JULY</td>
<td>RECEIVED AUGUST</td>
<td>RECEIVED SEPT.</td>
<td>RECEIVED OCT.</td>
<td>RECEIVED NOV.</td>
<td>RECEIVED DEC.</td>
<td>RECEIVED JAN.</td>
</tr>
<tr>
<td>-------------------</td>
<td>------------------</td>
<td>---------------</td>
<td>----------------</td>
<td>---------------</td>
<td>---------------</td>
<td>---------------</td>
<td>---------------</td>
<td>---------------</td>
</tr>
<tr>
<td>Round Up</td>
<td>755.91</td>
<td>125.39</td>
<td>453.92</td>
<td>618.58</td>
<td>1,554.80</td>
<td>754.57</td>
<td>729.36</td>
<td>725.95</td>
</tr>
<tr>
<td>One-Time Donations</td>
<td>2,745.93</td>
<td>93.15</td>
<td>53.43</td>
<td>123.51</td>
<td>3,017.02</td>
<td>179.62</td>
<td>83.68</td>
<td>0.89</td>
</tr>
<tr>
<td>Interest Income</td>
<td>11.54</td>
<td>2.25</td>
<td>2.95</td>
<td>3.82</td>
<td>20.56</td>
<td>4.70</td>
<td>4.58</td>
<td>6.19</td>
</tr>
<tr>
<td>TOTAL Sanford Cares Revenue</td>
<td>3,514.38</td>
<td>221.79</td>
<td>510.30</td>
<td>740.91</td>
<td>4,592.38</td>
<td>937.99</td>
<td>816.82</td>
<td>732.94</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>OBJECT OF EXPENDITURE</th>
<th>EXPENDED TO DATE</th>
<th>EXPENDED JULY</th>
<th>EXPENDED AUGUST</th>
<th>EXPENDED SEPT.</th>
<th>EXPENDED OCT.</th>
<th>EXPENDED NOV.</th>
<th>EXPENDED DEC.</th>
<th>EXPENDED JAN.</th>
<th>EXPENDED FEB.</th>
<th>EXPENDED MARCH</th>
<th>EXPENDED 3/31/19</th>
</tr>
</thead>
<tbody>
<tr>
<td>Emergency Assistance Fund</td>
<td>2,123.57</td>
<td>348.98</td>
<td>143.40</td>
<td>215.42</td>
<td>2,631.37</td>
<td>675.87</td>
<td>859.57</td>
<td>309.06</td>
<td>4,675.87</td>
<td>509.23</td>
<td>659.55</td>
</tr>
<tr>
<td>TOTAL Sanford Cares Expenditures</td>
<td>348.98</td>
<td>143.40</td>
<td>215.42</td>
<td>2,631.37</td>
<td>675.87</td>
<td>859.57</td>
<td>309.06</td>
<td>4,675.87</td>
<td>509.23</td>
<td>659.55</td>
<td>318.22</td>
</tr>
</tbody>
</table>

| AMOUNTS AVAILABLE FOR BENEFITS | 3,514.38 | 3,387.19 | 3,754.09 | 4,284.58 | 2,161.01 | 2,423.13 | 2,380.18 | 2,604.06 | 2,604.06 | 3,119.75 | 3,197.94 | 3,629.70 | 3,629.70 |

| NO. OF CUSTOMERS ASSISTED | 35 | 6 | 4 | 3 | 48 | 11 | 10 | 5 | 74 | 9 | 8 | 5 | 95 |
RESOLUTION DIRECTING THE CLERK TO INVESTIGATE
A PETITION FOR ANNEXATION UNDER G.S. 160A-31

WHEREAS, a petition requesting annexation of an area described in said petition as the Schoolhouse Sanford, LLC properties (Tax Property Identification Numbers: 9661-22-8224) was received on February 12, 2019 by the City of Sanford; and

WHEREAS, G.S. 160A-31 provides that the sufficiency of the petition shall be investigated by the City Clerk before further annexation proceedings may take place; and

WHEREAS, the Sanford City Council deems it advisable to proceed in response to this request for annexation.

NOW, THEREFORE, BE IT RESOLVED by the Sanford City Council that:

The City Clerk is hereby directed to investigate the sufficiency of the above described petition and to certify as soon as possible to the City Council the result of her investigation.

ADOPTED this 7th day of May 2019.

T. Chet Mann, Mayor

ATTEST:

Bonnie Davis, City Clerk
PETITION REQUESTING CONTIGUOUS ANNEXATION OF PROPERTY TO
THE CITY OF SANFORD, NC

Date: 2-12-19

To the City Council of the City of Sanford:

1. We the undersigned owners of real property respectfully request that the area described in Paragraph 2 below be annexed to the City of Sanford, NC.

2. The area to be annexed is contiguous to the City of Sanford and the boundaries of such territory are as follows:

Being all of a certain parcel of land situated in Jonesboro Township, Lee County, North Carolina bounded on the north by JT Properties of NC, LLC (PIN 9661-23-5360), on the east by NC Highway 87 (Variable Public R/W), on the on the south by Clinton E Bryan III (PIN 9661-30-1778), Adam J. and Melissa Rexroad (PINS 9661-21-5277 & 9661-21-4337) and Dennis J. Martin (PIN 9661-21-4501) and on the west by another parcel of Dennis J. Martin (PIN 9661-21-3676), Beverly K. Cummings (PINS 9661-21-3871 & 9661-21-3986), William Martin (PINS 9661-22-4202 & 9661-22-4419), Thomas Martin (PIN 9661-22-4657), Helen Holder (PIN 9661-22-4833) and Harvey Faulk Road S.R.1138 (60' Public R/W) and being more particularly described as:

Beginning at an existing iron pipe in the eastern right-of-way of Harvey Faulk Road, said point being on the existing City Limits line of Sanford and also being the northwest corner of Helen Holder; thence continuing with said eastern right-of-way and said City Limits line N 07°35'39" E 211.64' to an existing iron pipe, the southwest corner of JT Properties of NC, LLC; thence leaving said eastern right-of-way and said existing City Limits line and with the southern line of said JT Properties and with the New City Limits (NCL) N 71°57'28" E 463.55' to an existing iron pipe on the western right-of-way of NC Highway 87 and being the southeast corner of said JT Properties; thence leaving said JT Properties and with the western right-of-way of said NC 87 and with said (NCL) the following three calls: S 28°14'06" E 171.43' to a concrete monument, S 18°02'13" E 1,186.66' to a concrete monument and with the arc of a curve to the left having a radius of 3,127.75' (chord S 08°45'17" E 614.15') for a length of 615.14' to a computed point, a corner common to Clinton E. Bryan III; thence leaving said western right-of-way and with said (NCL) and with the northern line of said Bryan the following four calls: N 71°32'42" W 35.83' to an existing iron pipe, N 24°37'16" W 102.70' to an existing iron pipe, N 23°59'13" W 59.81' to an existing iron pipe and S 72°44'30" W 351.05' to an existing iron pipe a corner common to Adam J. & Melissa Rexroad and Dennis J. Martin; thence with said Rexroad, with the northern line of said Martin and with said (NCL) N 78°17'48" W 409.23' to an existing iron pipe, a corner of said Martin; thence with the eastern line of said Martin, with the eastern line of another parcel of Dennis J. Martin, with the eastern line of two parcels of Beverly K. Cummings and with said (NCL) N 06°35'17" E 514.41' to an existing iron pipe, the southeast corner of William Martin; thence with the eastern line of said Martin and with said (NCL) N 06°34'13" E 332.55' to an existing iron rod, the southeast corner of another parcel of William Martin; thence with the eastern line of said Martin and with said (NCL) N 06°37'04" E 214.90' to an existing iron rod, the southeast corner of Thomas Martin; thence with the eastern and northern line of said Martin the following two calls: N 06°41'53" E 198.98' to a ductile iron pipe and N 88°48'23 W 106.87' to an angle iron, the southeast corner of Helen Holder; thence with the eastern and
northern line of said Holder and with said (NCL) the following two calls: N 07°32'26" E 137.96' to a computed point and N 89°10'01" W 230.01' to the point and or place of beginning containing 22.98± acres more or less.

3. We acknowledge that any zoning vested rights acquired pursuant to G.S. 160A-385.1 of G.S. 153A-344.1 must be declared and identified on this petition. We further acknowledge that failure to declare such rights on this petition shall result in a termination of vested rights previously acquired for the property. (If zoning vested rights are claimed, indicate below and attach proof.)

Name: Glenn L Way  
Address: 6856 E Railway Ave  
City, Arizona: Mesa, Arizona 85212  
Corporation: Schoolhouse Sanford, LLC

Signature: [Signature]

President: [Name]
Manager: [Name]

ATTEST: [Name]
Secretary: [Name]

Name: [Name]
Address: [Address]
Corporation: Schoolhouse Sanford, LLC

Signature: [Signature]

President: [Name]

ATTEST: [Name]
Secretary: [Name]

* The City of Sanford requires that the petitioner submit an annexation boundary survey of the property to be annexed along with a metes and bounds description.
Riley Surveying, P.A.
3326 Durham Chapel Hill Blvd., Ste. B-100
Durham, North Carolina 27707

Annexation Description PIN 9661-22-8224
Property of
Schoolhouse Sanford, LLC

March 27, 2019

Being all of a certain parcel of and situated in Jonesboro Township, Lee County, North Carolina bounded on the north by JT Properties of NC, LLC (PIN 9661-23-5360), on the east by NC Highway 87 (Variable Public R/W), on the south by Clinton E Bryan III (PIN 9661-30-1778), Adam J. and Melissa Rexroad (PINS 9661-21-5277 & 9661-21-4337) and Dennis J. Martin (PIN 9661-21-4501) and on the west by another parcel of Dennis J. Martin (PIN 9661-21-3676), Beverly K. Cummings (PINS 9661-21-3871 & 9661-21-3986), William Martin (PINS 9661-22-4202 & 9661-22-4419), Thomas Martin (PIN 9661-22-4657), Helen Holder (PIN 9661-22-4833) and Harvey Faulk Road S.R.1138 (60’ Public R/W) and being more particularly described as:

Beginning at an existing iron pipe in the eastern right-of-way of Harvey Faulk Road, said pipe being located S 39°23’00” E 72.25’ (Tie Line) from a Survey Control point (60d mag nail) having NC Grid Co-ordinates of N = 612,978.93 and E = 1,962,267.81, said pipe also being on the existing City Limits line of Sanford and also being the northwest corner of Helen Holder; thence continuing with said eastern right-of-way and said City Limits line N 07°35’39” E 211.84’ to an existing iron pipe, the southwest corner of JT Properties of NC, LLC; thence leaving said eastern right-of-way and said existing City Limits line and with the southern line of said JT Properties and with the New City Limits (NCL) N 71°57’28” E 463.55’ to an existing iron pipe on the western right-of-way of NC Highway 87 and being the southeast corner of said JT Properties; thence leaving said JT Properties and with the western right-of-way of said NC 87 and with said (NCL) the following three calls: S 28°14’06” E 171.43’ to a concrete monument, S 18°02’13” E 1,186.65’ to a concrete monument and with the arc of a curve to the left having a radius of 3,127.75’ (chord S 08°45’17” E 614.15’) for a length of 615.14’ to a computed point, a corner common to Clinton E. Bryan; thence leaving said western right-of-way and with said (NCL) and with the northern line of said Bryan the following four calls: N 71°32’42” W 35.83’ to an existing iron pipe, N 24°37’16” W 102.70’ to an existing iron pipe, N 23°59’13” W 98.51’ to an existing iron pipe and S 72°44’30” W 351.05’ to an existing iron pipe a corner common to Adam J. & Melissa Rexroad and Dennis J. Martin; thence with said Rexroad, with the northern line of said Martin and with said (NCL) N 78°17’48” W 409.23’ to an existing iron pipe, a corner of said Martin; thence with the eastern line of said Martin, with the eastern line of another parcel of Dennis J. Martin, with the eastern line of two parcels of Beverly K. Cummings and with said (NCL) N 06°35’17” E 514.41’ to an existing iron pipe, the southeast corner of William Martin; thence with the eastern line of said Martin and with said (NCL) N 06°34’13” E 332.55’ to an existing iron rod, the southeast corner of another parcel of William Martin; thence with the eastern line of said Martin and with said (NCL) N 06°37’04” E 214.90’ to an existing iron rod, the southeast corner of Thomas Martin; thence with the eastern and northern line of said Martin the following two calls: N 06°41’53” E 198.98’ to a ductile iron pipe and N 88°48’23” W 108.87’ to an angle iron, the southeast corner of Helen Holder; thence with the eastern and northern line of said Holder and with said (NCL) the following two calls: N 07°32’26” E 137.96’ to a computed point and N 89°10’01” W 230.01’ to the point and or place of beginning containing 22.98± acres more or less.

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