



Caldwell County  
North Carolina  
**Board of Commissioners Meeting**

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July 10, 2023 at 6:00 PM  
City-County Chambers  
905 West Avenue NW, Lenoir

## MINUTES

### **Attendance:**

Randy Church, Chairman  
Mike LaBrose, Vice Chairman  
Jeff Branch, Commissioner  
Donnie Potter, Commissioner  
Robbie Wilkie, Commissioner  
TJ Rohr, Sitting for County Attorney  
Donald Duncan, County Manager  
Abby Rich, County Clerk

### **Absent:**

David Lackey, County Attorney

### **Call to Order**

Chairman Randy Church called the July 10, 2023 Board of Commissioners meeting to order at 6:01 PM.

### **Public Comment Period**

There were no individuals signed up for public comment.

### **Invocation**

Pastor Dan Kiefer with Concord Baptist Church provided the invocation for those in attendance.

### **Pledge of Allegiance**

Commissioner Jeff Branch led the Pledge of Allegiance for those in attendance.

### **Agenda Amendments from the Board, Manager & Public**

There were no proposed amendments to the agenda.

Vice Chairman LaBrose made the motion to accept the agenda as presented.

The motion carried unanimously.

### **Agenda Items**

#### **1. Application to NC Wildlife for No-Wake Zone at Castle Bridge Marina**

The County Manager provided a short overview of the No-Wake Zone at the Castle Bridge Marina. A map was shown to provide an image where the no wake zone would be located. There was a brief discussion about whether there would be a no wake zone extended to Castle Bridge. This had not been proposed at that time.

Chairman Church read the last paragraph of the resolution for those in attendance. Commissioner Potter made the motion to approve the resolution as described by the County Manager regarding the North Carolina Wildlife No-Wake Zone at Castle Bridge Marina.

The motion carried unanimously.

#### **2. Caldwell County Economic Development Strategic Plan & Department Update**

Caldwell County Economic Development Director Ashley Bolick came to the podium. Mrs. Bolick thanked the Board for their time and continued by reading through the goals of Caldwell County Economic Development. She then took a moment to introduce the staff of Economic Development. Mrs. Bolick provided that the focus areas of her first 6 months as director were board realignment, current and pending projects, housekeeping, and relationship building.

The board realignment process was briefly explained and Mrs. Bolick stated that there are currently 17 members of the Economic Development Advisory Committee (EDAC). Mrs. Bolick took a moment to name the members of EDAC and their respective roles.

Mrs. Bolick outlined the current and pending projects Economic Development has been working on. Those included building reuse grants, tax grants, local jobs grants, Evergreene Industrial Park, and Caldwell Is Hiring and HiredED.

Mrs. Bolick continued the presentation by explaining the housekeeping items that were attended to. One of those items was filling a staff vacancy by hiring Jesse Trivette. Mr. Trivette has been working closely with Economic Development Technician, Bobby White. Other items included the imaging of files, a website redesign, and updates to the Economic Development office.

Moving on to the relationships focus area, Mrs. Bolick stated that economic development is a team sport. She outlined the relationships that she has formed during her time as director. Mrs. Bolick also noted that there is a large number of partners that work with Caldwell County Economic Development.

Mrs. Bolick then transitioned into describing the strategic plan. She explained that having a strategic plan gives the Economic Development office clear performance metrics to measure growth. The strategic plan will focus on four areas. Those are existing industry support, site development and recruitment, public awareness/marketing and other opportunities for collaboration, education, and support. Mrs. Bolick reviewed a few items that are on the horizon for Economic Development.

Vice Chairman LaBrose stated that Mrs. Bolick and the EDAC have done a great job and he appreciated the updates from Economic Development. The Vice Chairman continued by saying he is more than happy to support the strategic plan because this is what the County is doing for future generations and thanked Mrs. Bolick for her work. Commissioner Potter echoed the same sentiments as the Vice Chairman and said he liked that she thanked her team. Chairman Church said that there are a lot of points that will benefit the County and that the Board will need to help support Mrs. Bolick as Economic Development moves forward. He also said that it's an all encompassing plan and unification would allow big things to happen in Caldwell County. Commissioner Potter said that we don't do a very good job of telling our story and the strategic plan will help with this. Commissioner Wilkie thanked Mrs. Bolick for the work put into developing a strategic plan.

Commissioner Wilkie made the motion to approve the proposed Caldwell County Economic Development strategic plan as presented. The motion carried unanimously.

### **3. 2022 Tax Collectors Settlement and 2023 Charge to the Tax Collector**

Tax Administrator Josh Angle came to the podium and told the Board the total settlement for outstanding 2022 real and personal property taxes is \$1,164,892.50. Mr. Angle requested that this settlement to be accepted and for the 2022 taxes be recharged to the Tax Collector. Mr. Angle then requested the authorization to collect the 2023 taxes. Such taxes are hereby declared to be a first lien on all real property with the respective tax payer in the County of Caldwell.

Chairman Church made the motion to authorize the Tax Collector to collect the 2023 taxes and 2022 delinquent taxes in the amount of \$1,164,892.50. The motion carried unanimously.

### **4. Acceptance of Bid for Western Elevated Water Tank**

County Manager Donald Duncan told the Board that the County received a second round of bids for the Western Water Tank because the first round of bids did not have the minimum number of applicants. The County readvertised and had one qualified bidder and a second bidder that failed to get the application in on time. The proposed amount of the project is \$4.5 million dollars. Phoenix Tanks is recommended to complete the water tank. There is about 20 months of estimated construction and there are funds set aside for this project. This tank will be located on Abington Road in Lenoir. Once construction of the tank is complete, there will be more consistent water pressure in the areas the tank serves. The tank will have a similar paint scheme with the new County logo for uniformity.

There is a corral on top of the tank that creates a possibility for marketing to communications companies.

Commissioner Branch made the motion to approve the bid in the amount of \$4.5 million for the new water tank.

The motion carried unanimously.

## Consent

### 5. Health Department- Use of Funds for LHD Training and Retention

One time allocation from the State in the amount of \$254,518 for LHD training and retention of CCHD employees. These funds will be brought into the County's budget and the Board of Health will approve how they are used.

### 6. Health Department- Additional Grant Funding for Breastfeeding Peer Counselor

Additional grant funds in the amount of \$33,943 were received to support a breastfeeding peer counselor.

### 7. Sheriff's Office- Replacement of Wrecked Vehicle

An older Ford vehicle was involved in an accident and will need to be replaced. There will be insurance funds coming to the County as a result of this. The Sheriff's Office originally requested 8 new vehicles in the 23-24 Fiscal Year budget, but are requesting to change this number to 9. The requested revision amount is \$68,500.

### 8. Sheriff's Office- Flock Cameras

The contract for the Sheriff's Office Flock Cameras needs to be updated. The County will save \$45,000 if it continues the contract with the current set price. Commissioner Potter asked if these had been successful. The County Manager provided that these are constantly collecting data to help catch suspects who have committed crimes. The rate per camera will be \$2,500 per year.

### 9. Special Use Permit 2023-1 Findings of Fact

The Planning Department is requesting the approval of the findings of fact for the special use permit for a guest house located at 6020 Rocky Mount Rd. in Granite Falls.

### 10. Amendment of Tax Certification Resolution

The Board had previously voted to amend the Resolution for Tax Certification. This amends the language in the Resolution.

### 11. Approval of Fireworks Application for Grace Chapel United Methodist

Grace Chapel United Methodist submitted an application to have fireworks on July 24, 2023.

### 12. Appointment of Matt Duchan as a Plat Review Officer for the City of Lenoir

The City of Lenoir requested for Matt Duchan to be appointed as a Plat Review Officer.

### 13. Appointment of Trevor Key to the Local Emergency Planning Committee

The LEPC requested Trevor Key to be appointed as the Rural Fire Representative to the committee.

### 14. Approval of Extension for Project Einstein

The project is continuing to move forward, but a little more time was needed to complete the closing. The company is expecting to close by July 19th.

### 15. Approval of Extension for Closing of Property Located at 596 Central Street, Hudson

The buyers of the property are using an SBA loan and the bank has asked for an extension of the closing through August.

### 16. Approval of Minutes from June 12th Meeting

Approval of the Minutes from June 12, 2023 is requested.

Vice Chairman LaBrose made the motion to accept the Consent Agenda as presented. The motion carried unanimously.

## Adjourn

With there being no more business to attend to, Commissioner Potter made the motion to adjourn at 6:54PM.

The motion carried unanimously.

**RESOLUTION**

07-2023



**REQUEST FOR NO-WAKE ZONE AT  
CASTLE BRIDGE MARINA ON LAKE RHODHISS**

WHEREAS, under the authority of North Carolina General Statutes Section 75A-15(a) any subdivision of the State of North Carolina may at anytime, after public notice, make formal application to the North Carolina Wildlife Resources Commission for special rules and regulations with reference to the safe and reasonable operation of vessels on any water within its territorial limits; and

WHEREAS, Caldwell County has provided public notice of its intentions to make formal application to the North Carolina Wildlife Resources Commission for special rules and regulations with reference to the safe and reasonable operations of vessels on Lake Rhodhiss within its territorial limits of Caldwell County and;

NOW, THEREFORE, BE IT RESOLVED, that in accordance with NCGS 75A-15(a), the Caldwell County Board of Commissioners requests for the North Carolina Wildlife Resources Commission to approve a No-Wake zone designation beginning 50 yards from the first dock at Castle Bridge Marina and continuing to 50 yards past the last dock at Castle Bridge Marina.

Adopted this 10 day of July 2023.

  
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Randy T. Church, Chairman

  
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Abigail Rich, County Clerk

**RESOLUTION***AMENDED*  
06-2023

**REQUIRING THE REGISTER OF DEEDS OF CALDWELL COUNTY NOT TO ACCEPT  
DEEDS TRANSFERRING REAL PROPERTY FOR REGISTRATION WHERE PROPERTY IS  
SUBJECT TO DELINQUENT TAXES**

**WHEREAS**, N.C.G.S. 161-31 authorizes the Board of Commissioners of certain counties, including Caldwell County to adopt a resolution requiring the Register of Deeds of that county not to accept any deed transferring real property for registration unless (1) the Tax Collector for that county has certified that no delinquent ad valorem taxes, or other taxes which the collector is charged with collecting, are a lien on the property described in the deed, or (2) the deed contains a statement from a licensed North Carolina Attorney confirming that such delinquent taxes, if any, shall be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds; and

**WHEREAS**, it is in the best interest of the citizens of Caldwell County that delinquent taxes are collected on real property prior to the transfer of such real property.

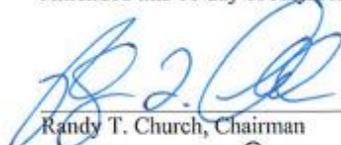
**NOW THEREFORE BE IT RESOLVED THAT**, pursuant to N.C.G.S. 161-31, the Register of Deeds of Caldwell County shall not accept any deed transferring real property for registration unless the Caldwell County Tax Collector has certified that no delinquent ad valorem county taxes, or other taxes with which the collector is charged are a lien on the property described in the deed.

**BE IT FURTHER RESOLVED**, that the Register of Deeds of Caldwell County shall accept without certification from the county tax collector a deed submitted for registration under the supervision of a licensed North Carolina Attorney and containing the following statement on the deed: "This instrument prepared by: \_\_\_\_\_, a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds."

**BE IT FURTHER RESOLVED**, that the Tax Collector is authorized to develop such forms, stamps, policies, and other administrative mechanisms as are necessary and otherwise consistent with law to carry out the intent of this Resolution; and

**BE IT FURTHER RESOLVED**, that this Resolution shall apply to all deeds submitted for registration after August 31, 2023.

Amended this 10 day of July 2023.

  
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 Randy T. Church, Chairman

  
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 Abigail Rich, County Clerk

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