

City of High Point

*Municipal Office Building
211 South Hamilton Street
High Point, NC 27261*

Meeting Agenda

Monday, October 17, 2011

4:45:00 PM

Council Chambers

Committee of the Whole

*Rebecca R. Smothers, Mayor
Latimer B. Alexander, IV, Mayor Pro Tem
James Corey, Foster Douglas, A.B. Henley, III,
Britt W. Moore, Michael D. Pugh,
Bernita Sims, M. Christopher Whitley*

ROLL CALL, PRAYER, PLEDGE OF ALLEGIANCE**PRESENTATION OF ITEMS****FINANCE COMMITTEE - Council Member Alexander, Chair**

Committee Members - Whitley, Smothers, Corey

110213 Budget Ordinance Amendment - 2011 Lead Hazard Control Grant Award

Council is requested to adopt an ordinance amending the 2011-2012 Budget Ordinance to appropriate funds in the amount of \$2,475,000 for the Federal Grant For Lead Hazard Control Grant Award.

110214 Budget Ordinance Amendment - Correct Technical Presentation of the Annual Budget

Council is requested to adopt an ordinance amending the 2011-2012 Budget Ordinance to correct the technical presentation of the annual budget ordinance as required by the Governmental Accounting Standards Board Statement (GASB) Statement 54.

110215 Rental Agreement - E-Z-Go Golf Carts

Council is requested to authorize the City Manager and Financial Services Director to renew the rental agreement with E-Z-Go Golf Carts and PNC Equipment Finance LLC for golf carts for Oak Hollow and Blair Park golf courses for the next three year period.

110216 Final Promissory SFR Note with NC-DENR

City Council requested to authorize the Mayor to execute the final Promissory Note Document with the NC Department of Environment and Natural Resources in the amount of \$1,307,509 and to accept the immediate loan indebtedness forgiveness of \$653,755 as part of the American Reinvestment and Recovery Act of 2009.

PUBLIC SAFETY & COMMUNITY DEVELOPMENT COMMITTEE -Council Member Sims, Chair

Committee Members - Alexander, Douglas, Corey

110217 Ordinance - Demolition of Structure - 224 Hobson Street

Council is requested to adopt an ordinance ordering the inspector to effectuate the demolition of a dwelling located at 224 Hobson Street belonging to Clyde L. Brown and Emma B. Foushee.

PLANNING, ECONOMIC DEVELOPMENT & INFORMATION TECHNOLOGY COMMITTEE - Council Member Whitley, Chair

Committee Members - Sims, Henley, Moore

110218 Resolution of Intent - Annexation 11-04 - City of High Point Fire Department

Approval of a Resolution of Intent that establishes a public hearing date of Monday, November 21, 2001 at 5:30 p.m. to consider a voluntary non-contiguous annexation of approximately 2 acres lying approximately 515 feet south of Bame Road (2127 Sandy Ridge Road - City of High Point Fire Station # 26).

110219 Ordinance - Amending Annexation Ordinance 11-01 - National Guard Armory

Approval of an ordinance amending an approved annexation ordinance to correct a typographical error within the legal description. Annexation 11-01 was a voluntary contiguous annexation of approximately 18.55 acres lying at the western terminus of Armory Drive (3515 Armory Drive), also known as Guilford County Tax Parcel 0161164.

PUBLIC HEARINGS ON ITEMS**PLANNING, ECONOMIC DEVELOPMENT & INFORMATION TECHNOLOGY
COMMITTEE - Council Member Whitley, Chair****110220 Resolution - Street Abandonment Case 11-06 - City of High Point**

A request by the Technical Review Committee to abandon an unimproved unnamed street right of way located along the west side of Council Street, between Quaker Lane and W. Ray Avenue.

110221 Resolution - Street Abandonment 11-07 - City of High Point

A request by the Technical Review Committee to abandon a partially improved street right of way known as Gaylord Court, located along the north side of Washington Street approximately 900 feet west of Eccles Place.

ADJOURNMENT



MEMORANDUM

October 10, 2011

MEMO TO: Strib Boynton, City Manager

FROM: Jeffrey A. Moore, Financial Services Director

SUBJECT: Council Agenda Item – Budget Amendment Required by GASB Statement 54

As we initially shared with you and Council in early May 2011, the City of High Point adheres to the accounting and reporting standards of the Governmental Accounting Standards Board (GASB) consistently. Council is aware of this and our compliance with those standards has resulted in “clean” audits for decades. Due to a recent change in these accounting and reporting standards, the City has been required to make some changes in our budgeting and accounting practices in order to continue our compliance.

As a reminder, the Financial Services Department has been working since November 2010 to evaluate all of the City’s governmental fund operations to identify types and sources of funds received and budgeted, legal purposes, grantor restrictions and fund balance classifications. This monumental task was completed in April 2011 and City Council approved the required fund classification changes and revised fund balance policies for last fiscal year in 2 previous budget amendments during May 2011 and June 2011.

During this same timeframe, the Budget Office was in the middle of preparing the Annual Budget for FY2011-2012, and we jointly decided it would be less confusing to prepare the City’s Annual Budget on the “comparative budget basis”, and then present this third and final GASB 54 related budget amendment to simply make technical corrections to the adopted budget ordinance for FY 2011-2012.

As part of the requirements of NC law governing the budget and accounting procedures, City Council is required to adopt the budget amendment which establishes the correct appropriations for the reclassified expenditures and revenues in order for the City to remain compliant with generally accepted accounting principles. This is the third and final budget amendment to complete our implementation of the new accounting standard.

Accounting
336.883.3240

Internal Audit
336.883.3122

Purchasing
336.883.3219

Treasury Services
336.883.3230

"AN ORDINANCE AMENDING THE 2011-2012 BUDGET ORDINANCE
OF THE CITY OF HIGH POINT, NORTH CAROLINA
TO CORRECT THE TECHNICAL PRESENTATION OF THE ANNUAL BUDGET
ORDINANCE AS REQUIRED BY GASB STATEMENT 54

Be it ordained by the City Council of the City of High Point, North Carolina, as follows:

Section 1. The Governmental Accounting Standards Board (GASB) adopted Statement 54 *Fund Balance Reporting and Governmental Fund Type Definitions* with implementation required for fiscal years beginning after June 15, 2010. The City is required to change its budgeting practice historically utilized for certain pay-as-you-go capital projects. The City is required to change the presentation of these funds as adopted June 20, 2011, as of and for the beginning of the current fiscal year 2011-2012.

Section 2. The General Fund is hereby amended as follows:

(A) That the following expenditures be amended:

Transfer to General Capital Projects Fund	\$ (70,000)
Assigned purposes-Planning & Development	45,000
Assigned purposes-Transportation	50,000
Assigned purposes-General Government	40,000
Assigned purposes-Parks & Recreation	75,000
Parks & Recreation Operating Expenditures	<u>(100,000)</u>
Total	\$ 40,000

(B) That the following revenues be amended:

Intergovernmental revenues-local	\$ 40,000
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Section 3. The General Capital Projects Fund is hereby amended as follows:

(A) That the following additional expenditures be amended:

Parks & Recreation Capital Projects	\$ 180,000
Capital outlay-Planning & Development	(85,000)
Capital outlay-Transportation	(50,000)
Capital outlay-Parks & Recreation	<u>(75,000)</u>
Total	\$ (30,000)

(B) That the following additional revenues be amended:

Transfers from General Fund	\$ (70,000)
Intergovernmental revenues	(40,000)
Transfers from Electric Fund	<u>80,000</u>
Total	\$ (30,000)

Section 4. The Electric Fund is hereby amended as follows:

(A) That the following additional expenditures be amended:

Transfer to General Capital Projects Fund	\$ 80,000
Operating expenditures-Customer Services Collections	<u>(80,000)</u>
Total	\$ -0-

Section 5. That all ordinances, or parts of ordinances in conflict with this ordinance are hereby repealed to the extent of such conflict.

Section 6. That this ordinance shall be effective from and after its passage."

Adopted October ____, 2011



MEMORANDUM

October 10, 2011

MEMO TO: Strib Boynton, City Manager
Pat Pate, Assistant City Manager

FROM: Jeffrey A. Moore, Financial Services Director

SUBJECT: City Council Agenda Item - Final Promissory SRF Note with NC-DENR for \$1,307,509

Please consider placing an item on the agenda for City Council to accept the \$1,307,509 Federal Revolving Loan and authorize the Mayor to execute the final Promissory Note Document.

The City was approved for the loan as part of the American Reinvestment and Recovery Act (2009 Stimulus Act.) The loan has a stated interest rate of zero percent (0%) during the 20 year repayment period. The North Carolina Department of Environment and Natural Resources (NC-DENR) will immediately reduce ½ of the loan amount (\$653,755) as "Principal Forgiveness" as part of the 2009 Stimulus Act. This action will complete the application and award process.

The City Council approved a resolution for the Mayor to execute the preliminary Promissory Note Document in the amount of \$1,367,154 at its meeting of November 2, 2009, and adopted the necessary capital project ordinances in order to receive the loan commitment from the State of North Carolina. The proceeds from the loan were used for the abandonment of the Lazy Lane lift station project and rehabilitation of other lift stations and numerous obsolete sewer line improvements projects previously approved by City Council at its June 4, 2009 meeting. All provisions and expectations for the assurances and conditions set forth in the provisional Offer and Acceptance Document have already been satisfied.

Now that the projects are completed and the final requests for payments from NC-DENR have been received, the final step in the process is this request from staff that City Council finalize the loan amount and to execute the final Promissory Note.

I and Chris Thompson will be available to answer any questions you or the City Council may have.

Accounting
336.883.3240

Internal Audit
336.883.3122

Purchasing
336.883.3219

Treasury Services
336.883.3230

PROMISSORY NOTE

For value received, the City of High Point herein referred to as the "Unit," hereby promises to pay the State of North Carolina the principal sum of One Million Three Hundred Seven Thousand Five Hundred Nine Dollars (\$1,307,509); on the unpaid principal sum, from the estimated completion date for a loan made to the Unit by the Department of Environment and Natural Resources for a Sanitary Sewer Project, herein referred to as the "Project," until said principal sum shall be paid. As part of the American Recovery and Reinvestment Act of 2009 (ARRA), the unpaid principal sum is immediately reduced by one half of the loan amount as "Principal Forgiveness".

Interest will accrue at the rate of 0 percent per annum on the unpaid principal sum from the Water Pollution Control Revolving Fund. The first payment is due not earlier than six months nor later than twelve months after the certified completion of the Project by The Department of Environment and Natural Resources - Division of Water Quality.

The principal sum shall be repaid in not more than 20 annual installments on May 1, the first principal payment is due not earlier than six months after completion of the Project.

The Unit may be required by the North Carolina Department of Environment and Natural Resources to prepay this note in whole and any further commitment of funds may be withdrawn if the Unit fails to: (i) adopt on or before completion of Project, place into effect, and agree to maintain until the principal sum is paid, a schedule of fees, charges, and other available funds, that will adequately provide for proper operation, maintenance, and administration of the project and for repayment of all principal of and interest on loans; (ii) arrange for necessary financing of the Project within one year of the date of acceptance of a revolving loan; (iii) award a contract for construction of the Project within one year of the date of acceptance of a revolving loan.

The principal sum will be used entirely within the intent of Water Pollution Control Revolving Fund for the purpose of acquiring, constructing and equipping the Project.

The Unit shall keep the Project continuously insured against such risks as are customarily insured against. In case of material damage to the Project, prompt notice shall be given to Department of Environment and Natural Resources. Proceeds from any insurance settlement shall either be used to reduce the unpaid principal amount or replace, repair, rebuild or restore the Project, in the discretion of the unit.

The Project will be made accessible for inspection by any duly authorized representative of the State.

This note is not secured by a pledge of the faith and credit of the State of North Carolina or of the Unit, but is payable solely from the revenues of the Project or benefited systems, or other available funds.

Payments of principal and interest on this Note shall be made directly to Department of Environment and Natural Resources. All obligations of the Unit hereunder shall terminate when all sums due and to become due pursuant to this Note have been paid. This Note shall be governed by, and construed in accordance with, the laws of the State of North Carolina.

The Unit agrees that any other monies due to the unit of local government from the State may be withheld by the State and applied to the payment of this obligation whenever the unit fails to pay any payment of principal or interest on this note when due.

The obligation of the Unit to make payments on this Note and observe all conditions herein stated shall be absolute and unconditional. The Unit shall not suspend or discontinue any such payment on this Note for any cause including, without limitation, failure to complete the Project, failure of title to all or any part of the Project, destruction or condemnation of all or any part of the Project.

In Witness Whereof, the City of High Point caused this Note to be executed as of this date.

By _____
Authorized Representative

ACKNOWLEDGMENT OF EXECUTION

STATE OF _____

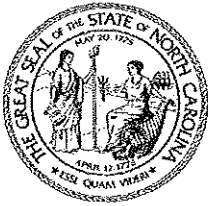
COUNTY OF _____

This _____ day of _____, 20____, personally came before me _____ who, being by me duly sworn, says that he is the authorized representative of City of High Point and that the said writing was signed by him, in behalf of said governmental unit by its authority duly given. And the said authorized representative acknowledged the said writing to be the act and deed of the said governmental unit.

Notary Public

My Commission Expires:

(NOTARIAL SEAL)



NORTH CAROLINA
DEPARTMENT OF STATE TREASURER
STATE AND LOCAL GOVERNMENT FINANCE DIVISION
AND THE LOCAL GOVERNMENT COMMISSION

JANET COWELL
TREASURER

T. VANCE HOLLOMAN
DEPUTY TREASURER

September 15, 2011

The Honorable Rebecca R. Smothers, Mayor
City of High Point
P.O. Box 230
High Point, NC 27261

Re: Final Maturity Schedule and Promissory Note
\$1,307,509 Federal Revolving Loan (ARRA)
State Project # E-SRF-T-09-0183 Federal Project # 2W370387-08

Dear Mayor Smothers,

Enclosed is a final maturity schedule reflecting the principal payments on the City's above-referenced outstanding revolving loan note. Based on the completion date of this project, and payments already made, a principal payment is due on May 1, 2012. We are enclosing a "Notice of Principal & Interest Due" for this payment.

For all future maturity dates, you will receive official notification from this office in the form of a "Notice of Bond Principal and Interest Due" statement. Your office should receive this statement approximately 30 days before each due date.

Please return one of the two (2) copies of the final promissory note for your Revolving Loan that we had sent in our original letter to:

North Carolina Department of State Treasurer
Attn: Dianne M. Kelly
State and Local Government Finance Division
325 North Salisbury Street
Raleigh, NC 27603-1385

When we have received this note, we will cancel and return to you the preliminary note we are holding. If you have any questions, please feel free to contact me at 919-807-2367.

If you have any questions, please feel free to contact me at 919-807-2367.

Sincerely,

Dianne Kelly
Debt Management

Enclosures

City of High Point
Final Schedule for Federal Revolving Loan
Prepared by the Department of State Treasurer

Amount:	\$653,754	LGC Approval Date:	May 5, 2009
Term (Years):	20	Approval Amount:	\$1,798,000
Interest Rate:	0.00%	Loan Amount:	\$1,307,509
Est. Date of Completion:	January 27, 2010	Principal Forgiveness	\$653,755
State Project Number:	E-SRF-T-09-0183	Certified Completion Date:	August 10, 2010
Federal Project Number:	2W370387-08		

Fiscal Year	Outstanding Balance	Interest Rate			May 1 Principal Payment
05/01/11	\$ 653,754.00	0.00%			\$ 34,178.35
05/01/12	\$ 619,575.65	0.00%			\$ 32,609.24
05/01/13	\$ 586,966.41	0.00%			\$ 32,609.24
05/01/14	\$ 554,357.16	0.00%			\$ 32,609.24
05/01/15	\$ 521,747.92	0.00%			\$ 32,609.24
05/01/16	\$ 489,138.67	0.00%			\$ 32,609.24
05/01/17	\$ 456,529.43	0.00%			\$ 32,609.24
05/01/18	\$ 423,920.18	0.00%			\$ 32,609.24
05/01/19	\$ 391,310.94	0.00%			\$ 32,609.24
05/01/20	\$ 358,701.69	0.00%			\$ 32,609.24
05/01/21	\$ 326,092.45	0.00%			\$ 32,609.24
05/01/22	\$ 293,483.20	0.00%			\$ 32,609.24
05/01/23	\$ 260,873.96	0.00%			\$ 32,609.24
05/01/24	\$ 228,264.71	0.00%			\$ 32,609.24
05/01/25	\$ 195,655.47	0.00%			\$ 32,609.24
05/01/26	\$ 163,046.22	0.00%			\$ 32,609.24
05/01/27	\$ 130,436.98	0.00%			\$ 32,609.24
05/01/28	\$ 97,827.73	0.00%			\$ 32,609.24
05/01/29	\$ 65,218.49	0.00%			\$ 32,609.24
05/02/30	\$ 32,609.25	0.00%			\$ 32,609.24
					<u>\$ 653,754.00</u>



MEMORANDUM

To: Honorable Mayor & City Council

From: G. Lee Burnette, Director

Subject: Gaylord Court Street Abandonment (Case # SA11-07)

Date: October 10, 2011

On September 27, 2011, the Planning and Zoning Commission continued the public hearing regarding the abandonment of Gaylord Court to their October 25, 2011 meeting. The decision to continue the case was made to allow Rev. Frank Thomas, Pastor of Mt. Zion Baptist Church of High Point, which is an abutting property owner, time to discuss the proposal with other members of the congregation.

Because this case is still before the Planning and Zoning Commission, City Council is unable to make a decision on the street abandonment until a recommendation is forwarded. It is anticipated that the Commission will make a recommendation at their October regular meeting. Therefore, I recommend that the street abandonment case for Gaylord Court (SA11-07) be continued until the November 21, 2011 City Council meeting.

PLANNING AND ZONING COMMISSION RECOMMENDATION

On September 27, 2011, a public hearing was held before the Planning and Zoning Commission regarding the request described below. All members of the Commission were present except Mr. Mark Walsh.

City of High Point

Street Abandonment Case 11-06

A request by the Technical Review Committee to abandon an unimproved unnamed street right-of-way located along the west side of Council Street, between Quaker Lane and W. Ray Avenue.

Mr. Mark Schroeder presented the request and recommended approval as outlined in the staff report.

No one spoke in favor or in opposition to Street Abandonment Case 11-06.

The Planning & Zoning Commission recommended ***approval*** of Street Abandonment Case 11-06, by a vote of 7-0, with the retention of a 30 foot wide sanitary sewer easement.

**CITY OF HIGH POINT
PLANNING AND DEVELOPMENT DEPARTMENT**

**STAFF REPORT
STREET ABANDONMENT CASE 11-06
September 27, 2011**

Request	
Applicant: City of High Point Technical Review Committee	Proposal: Abandonment of an unimproved unnamed right-of-way identified as a "30-foot Street" on a map titled, "Green Hill Residence Park" as recorded in Plat Book 2 Page 115 and located on the west side of Council Street between W. Ray Avenue and Quaker Lane.

Adjacent Streets		
Name:	Classification:	Right-of-Way and Pavement Width:
Council Street	Local	50 ft. right-of-way – 36 ft. face to face
Unnamed Street	Local	30 ft. right-of-way – unimproved

Adjacent Property Zoning and Current Land Use		
North	Residential Single Family – 9 (RS-9)	Council Street Park
East	General Office – Moderate (GO-M)	Swim Club Parking Lot
South	Residential Multifamily – 8 (RM-8)	Single family residence
West	Residential Single Family – 9 (RS-9)	High Point Friends School

Analysis
The right-of-way being considered for abandonment is approximately 0.114 acres in area approximately 30 feet in width by 150 feet in length. The right-of-way contains a public 18-inch sewer main a 30 foot sanitary sewer easement centered on the existing line must be retained. The right-of-way also contains part of a recreation field (soccer) which is shared by the City of High Point and High Point Friends School.

Findings
The Technical Review Committee (TRC) reviewed this request on April 22, 2009 and identified concerns related to possible use as a stormwater control device. Since the area has subsequently been improved with a recreation field the potential use as a stormwater device is unlikely. An early notice was sent to abutting property owners on April 5, 2011.

This abandonment of the public's interest and conveyance of the right-of-way to the abutting property owners, as provided by state statutes, is found not to be contrary to the public's interest and found not to deprive owners in the vicinity of the right-of-way or in the subdivision reasonable means of ingress and egress to their property.

Recommendation

The Planning and Development Department recommends approval of the requested street right-of-way abandonment with the retention of a 30-foot sanitary sewer easement centered on the existing 18-inch sewer main based on preliminary findings that the abandonment is not contrary to the public interest, and that no property in the vicinity of the street abandonment would be deprived of reasonable means of ingress or egress.

Report Preparation

This report was prepared by Planning and Development Department staff member Mark Schroeder, AICP, Senior Planner and reviewed by Bob Robbins, AICP, Development Administrator, and Lee Burnette, AICP, Director.



STREET ABANDONMENT REQUEST SA11-06

Applicant: Technical Review Committee
Area: 0.114 acres (approximate)

 Location of requested street abandonment

**Department of Planning
and Development**

City of High Point

Date: September 7, 2011



Scale: 1"=200'

y:/ba-pz/2011/pz/sa11-06.mxd



Looking west from Council Street.



Looking north along Council Street. Shows existing sanitary sewer manholes.



Aerial with the abandonment area highlighted.

AN ORDINANCE AMENDING ANNEXATION ORDINANCE 6829/11-37
EXTENDING THE CITY LIMITS OF THE CITY OF HIGH POINT

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HIGH POINT,
NORTH CAROLINA THAT:

SECTION 1. On June 30, 2011, the City of High Point adopted Ordinance 6829/11-37 annexing certain property, the description of which referenced an incorrect county. The property description is hereby amended as follows:

Annexation Case 11-01 – State of North Carolina - NC National Guard

“BEGINNING at the northeast corner of Ultra Coatings, Inc. Tract as described in Deed Book 3759, Page 1525 as recorded in Guilford County Register of Deeds. Said corner having coordinates of N: 804,065.3310 E: 1,719,544.657. And runs thence with the northern line of the Ultra Coatings Inc, Tract N 82° 23’ 12” W 118.12 feet to a existing iron stake; thence with the southern line of the State of North Carolina Tract as recorded in Deed Book 2742, Page 181, N 82° 13’ 54” W 413.99 feet to a existing iron stake; thence with the western line of the State of North Carolina Tract, N 06° 45’ 26” E 426.95 feet to a existing iron stake; thence N 06° 50’ 42” E 125.00 feet to a existing iron pipe; thence with the northern line of the State of North Carolina Tract, S 82° 42’ 59” E 672.14 feet to a existing iron pipe; thence with the eastern line of the State of North Carolina Tract and crossing Business I-85, S 23° 11’ 34” E 670.06 feet to a point in the southern Right-of-Way of Business I-85, S 66° 42’ 43” W 1307.15 feet to a point; thence S 65° 08’ 35” W 177.78 feet to a point; thence crossing Business I-85, N 33° 43’ 24” W 261.24 feet to a point in the northern Right-of-Way of Business I-85; thence with the northern Right-of-Way of Business I-85, N 62° 44’ 39” E 44.99 feet to a point; thence N 65° 08’ 35” E 176.65 feet to a point; thence N 66° 42’ 43” E 912.60 feet to the Point of Beginning and continuing 18.55 acres more or less. The above deed description was prepared by Charles Terry Smith P.L.S, 4842 of C,T, Smith & Associate, PLLC of Clinton, N.C.”

SECTION 2. Should any section or provision of this ordinance be declared invalid, such decision shall not affect the validity of the remaining portions of this ordinance.

SECTION 3. That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 4. The Mayor of the City of High Point shall cause to be recorded in the office of the Register of Deeds for Guilford County and in the Office of the Secretary of State at Raleigh, North Carolina, an accurate map of the annexed territory, described in Section 1, thereof, together with a duly certified copy of this ordinance.

SECTION 5. This ordinance shall become effective upon June 20, 2011.

Adopted this the 17th of October, 2011.
Lisa B. Vierling, City Clerk



October 10, 2011

MEMORANDUM

TO: Strib Boynton
City Manager

FROM: Louanne C. Hedrick
Budget & Evaluation Officer

SUBJECT: Agenda Item for City Council

The City of High Point Housing and Community Development Department has been awarded a grant for the Lead-Based Paint Hazard Control Program by the U.S. Department of Housing and Urban development. The grant award is for \$2,475,000.

The grant will be used to continue to remediate lead hazards in approximately 190 residences as outlined in the attached memo from Michael McNair, Director of Community Development and Housing.

Attached is a budget amendment to recognize the revenues received, and to appropriate funds for the Lead-Based Paint Hazard Control Program.

Michael McNair will be available to answer any questions you may have.

Cc: Pat Pate
Randy McCaslin
Michael McNair
Jeff Moore

COMMUNITY DEVELOPMENT & HOUSING

Michael E. McNair

DIRECTOR OF COMMUNITY DEVELOPMENT & HOUSING



MEMORANDUM

DATE: October 6, 2011

TO: Randy McCaslin, Assistant City Manager

FROM: Michael E. McNair, Director

SUBJECT: 2011 Lead Hazard Control Grant Award

The City of High Point has been awarded a 2011 Lead Hazard Control grant to continue the current lead-based paint hazard control program for residential housing serving low to moderate-income families. HUD received more than 200 applications for funding and awarded grants to 39 applicants. The grant award totals \$2,475,000 which will be used in combination with community development program funds, in-kind matches and other leveraged resources. Included in the award is a set aside of \$100,000 for HUD's Healthy Homes Initiatives to protect children and their families from housing related health and safety hazards such as: mold, lead, and the absence of smoke detectors. Staff estimates the funding is sufficient to remediate lead hazards in approximately 190 residences of low to moderate-income families; priority will be given to households with children referred by the Health Department. The period of performance for the grant will be 36 months.

The current lead hazard control grant, awarded in 2008 and expiring in December, totaled \$3 million. Project to date accomplishments include:

- Remediated lead hazards in 204 residences that resulted in healthier environments for 99 children age six or under.
- Partnered with area agencies such as the United Way of Greater High Point and the Guilford County Health Department to conduct 139 outreach activities to promote awareness of lead-based paint poisoning prevention through the Lead Safe High Point Initiative.
- Partnered with High Point University to train 100 persons including contractors, property managers, local health officials and landlords for certification under the EPA Renovation, Repair and Painting Rule.
- Created a Lead Safe High Point website that includes a registry of lead safe houses, information on lead hazards and the location for free lead screenings; the website can be accessed at www.leadSAFEhp.org.

The city's successful implementation of the 2008 Lead Hazard Control grant greatly enhanced our ability to receive a second award.

Staff requests Council's favorable consideration to accept the grant, appropriate the funds and authorize the City Manager to execute necessary grant documents.

"AN ORDINANCE AMENDING THE 2011-2012 BUDGET ORDINANCE
OF THE CITY OF HIGH POINT, NORTH CAROLINA
TO APPROPRIATE FUNDS FOR FEDERAL GRANT FOR
LEAD HAZARD CONTROL GRANT AWARD

Be it ordained by the City Council of the City of High Point, North Carolina, as follows:

Section 1. The City has been awarded a \$2,475,000 HUD grant from the U. S. Department of Housing and Urban Development for the Lead Hazard Control Project. In order for the Community Development and Housing to account for reimbursement of these funds, they need to be appropriated.

Section 2. That the 2011-2012 Budget Ordinance of the City of High Point is hereby amended as follows:

- (A) That the following Community Development Fund revenues be amended as follows:

Federal Grant Revenues (302535/412999)	\$ 2,475,000
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- (B) That the following Community Development Fund expenditures be amended as follows:

Expenditures- Community Development Fund (302535/302124000155/42410)	\$ 2,475,000
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Section 3. That all ordinances, or parts of ordinances in conflict with this ordinance are hereby repealed to the extent of such conflict.

Section 4. That this ordinance shall be effective from and after its passage."



MEMORANDUM

To: Honorable Mayor & City Council

From: G. Lee Burnette, Director

Subject: **Amendment to Annexation Ordinance 6829/11-37**
(Annexation Case 11-04 National Guard Armory - 3515 Armory Drive)

Date: October 10, 2011

At the June 20, 2011 meeting, City Council adopted an ordinance approving a contiguous annexation of approximately 18.55 acres lying at the western terminus of Armory Drive owned by the State of North Carolina. After this ordinance was recorded, it was discovered that there was a typographical error within the legal description. The legal description referenced an abutting property as being recorded in the Stanly County Register of Deeds rather than the Guilford County Register of Deeds.

The City Attorney advised that the appropriate correction method was for the City Council to adopt the attached ordinance which amends the annexation ordinance. At your October 17, 2011 regular meeting, please consider the adoption of this amending ordinance.

AN ORDINANCE AMENDING ANNEXATION ORDINANCE 6829/11-37
EXTENDING THE CITY LIMITS OF THE CITY OF HIGH POINT

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HIGH POINT,
NORTH CAROLINA THAT:

SECTION 1. On June 30, 2011, the City of High Point adopted Ordinance 6829/11-37 annexing certain property, the description of which referenced an incorrect county. The property description is hereby amended as follows:

“BEGINNING at the northeast corner of Ultra Coatings, Inc. Tract as described in Deed Book 3759, Page 1525 as recorded in ~~Stanly~~ **Guilford** County Register of Deeds. Said corner having coordinates of N: 804,065.3310 E: 1,719,544.657. And runs thence with the northern line of the Ultra Coatings Inc, Tract N 82° 23’ 12” W 118.12 feet to a existing iron stake; thence with the southern line ~~the of~~ **of the** State of North Carolina Tract as recorded in Deed Book 2742, Page 181, N 82° 13’ 54” W 413.99 feet to a existing iron stake; thence with the western line of the State of North Carolina Tract, N 06° 45’ 26” E 426.95 feet to a existing iron stake; thence N 06° 50’ 42” E 125.00 feet to a existing iron pipe; thence with the northern line of the State of North Carolina Tract, S 82° 42’ 59” E 672.14 feet to a existing iron pipe; thence with the eastern line of the State of North Carolina Tract and crossing Business I-85, S 23° 11’ 34” E 670.06 feet to a point in the southern Right-of-Way of Business I-85, S 66° 42’ 43” W 1307.15 feet to a point; thence S 65° 08’ 35” W 177.78 feet to a point; thence crossing Business I-85, N 33° 43’ 24” W 261.24 feet to a point in the northern Right-of-Way of Business I-85; thence with the northern Right-of-Way of Business I-85, N 62° 44’ 39” E 44.99 feet to a point; thence N 65° 08’ 35” E 176.65 feet to a point; thence N 66° 42’ 43” E 912.60 feet to the Point of Beginning and continuing 18.55 acres more or less. The above deed description was prepared by Charles Terry Smith P.L.S, 4842 of C,T, Smith & Associate, PLLC of Clinton, N.C.”

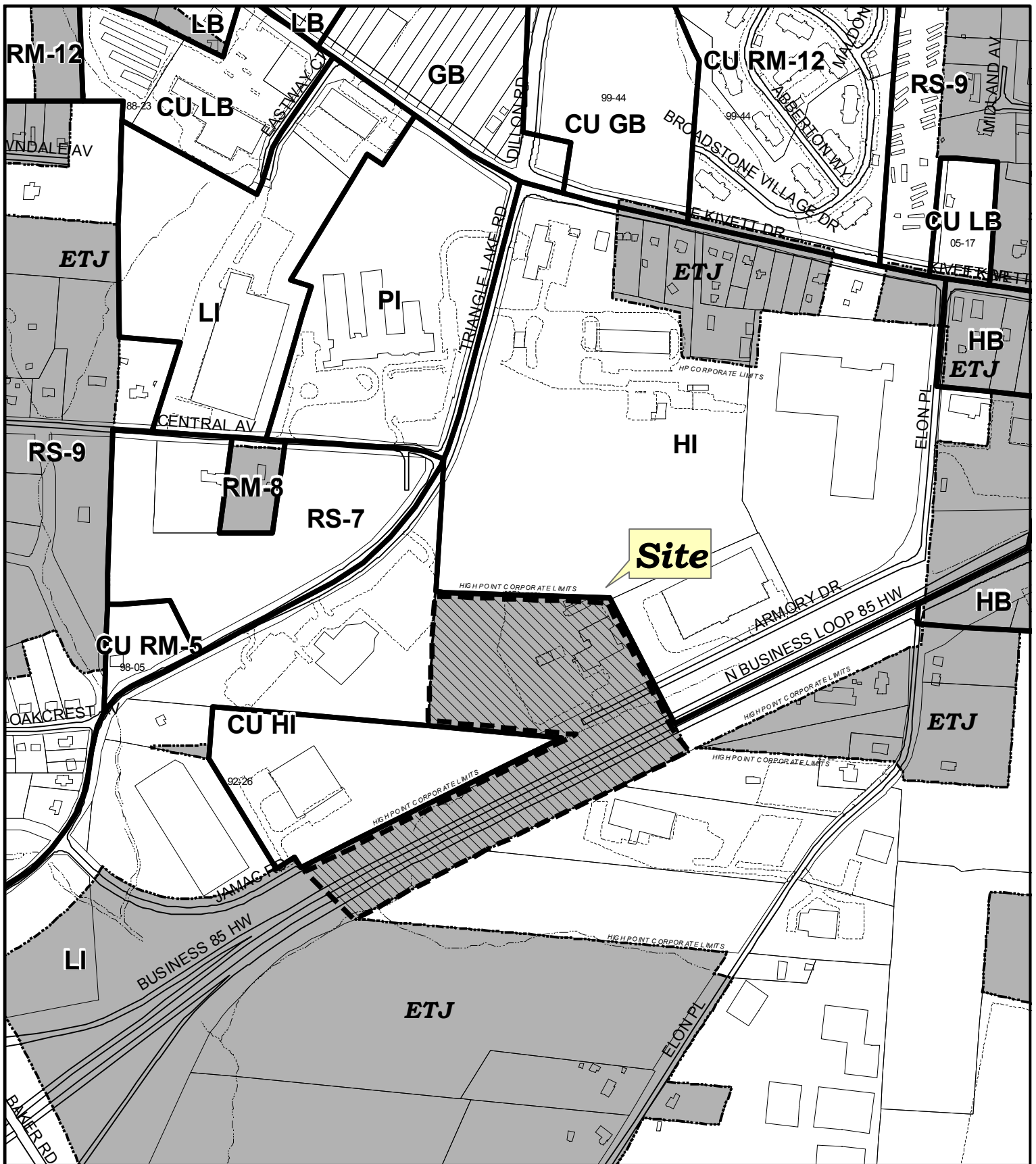
SECTION 2. Should any section or provision of this ordinance be declared invalid, such decision shall not affect the validity of the remaining portions of this ordinance.

SECTION 3. That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 4. The Mayor of the City of High Point shall cause to be recorded in the office of the Register of Deeds for Guilford County and in the Office of the Secretary of State at Raleigh, North Carolina, an accurate map of the annexed territory, described in Section 1, thereof, together with a duly certified copy of this ordinance.

SECTION 5. This ordinance shall become effective upon June 20, 2011.

Adopted this the ____ of _____, 2011.
Lisa B. Vierling, City Clerk



ANNEXATION REQUEST ANX11-01

Applicant: NC Army National Guard
Area: 18.55 acres

Existing Zoning Boundary —————
Subject Property Boundary - - - - -

**Planning & Development
 Department**

City of High Point

Date: March 16, 2011



Scale: 1"=500'

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**DEPARTMENT OF PLANNING AND DEVELOPMENT
INSPECTION SERVICES DIVISION
HOUSING ENFORCEMENT**

ORDINANCE

REQUEST: Ordinance to Demolish

PROPERTY

ADDRESS: 224 Hobson Street

OWNER:

Clyde L. Brown and Emma B. Foushee

**FIRST
INSPECTION**
6-2-2011

Number of Violations: Major 19 Minor 22
Upon inspection, the dwelling shows evidence of severe structural deterioration; including interior and exterior walls, entire roof, foundation and floor systems as well as electrical and plumbing systems. Evidence of vandalism by the missing electrical wiring and components and missing kitchen and bathroom fixtures as well as plumbing piping throughout the dwelling.

**HEARING
RESULTS:**

6-14-2011

The owner did not appear for the hearing. The owner contacted our office by phone and indicated he did not have the finances to repair or demolish the dwelling. During the hearing, the following findings of fact were established. There are numerous violations of the Minimum Housing Code. There are structural violations creating an unsafe dwelling. The dwelling was vacant at the time of inspection. There have been no utilities since 2004. Due to the deteriorated condition of the dwelling and the associated blight on the neighborhood and that fact that the repairs exceed 50% of the tax value, the Order to Repair or Demolish was issued. The Guilford County Tax value of the dwelling is \$12,000. The repair estimate is \$28,400.

**ORDER(S)
ISSUED:**

6-14-2011

Order to Repair or Demolish with a compliance date of 9-19-2011

APPEALS:

No appeals to date.

**OWNER
ACTIONS:**

There have been no permits issued and repairs have not started.

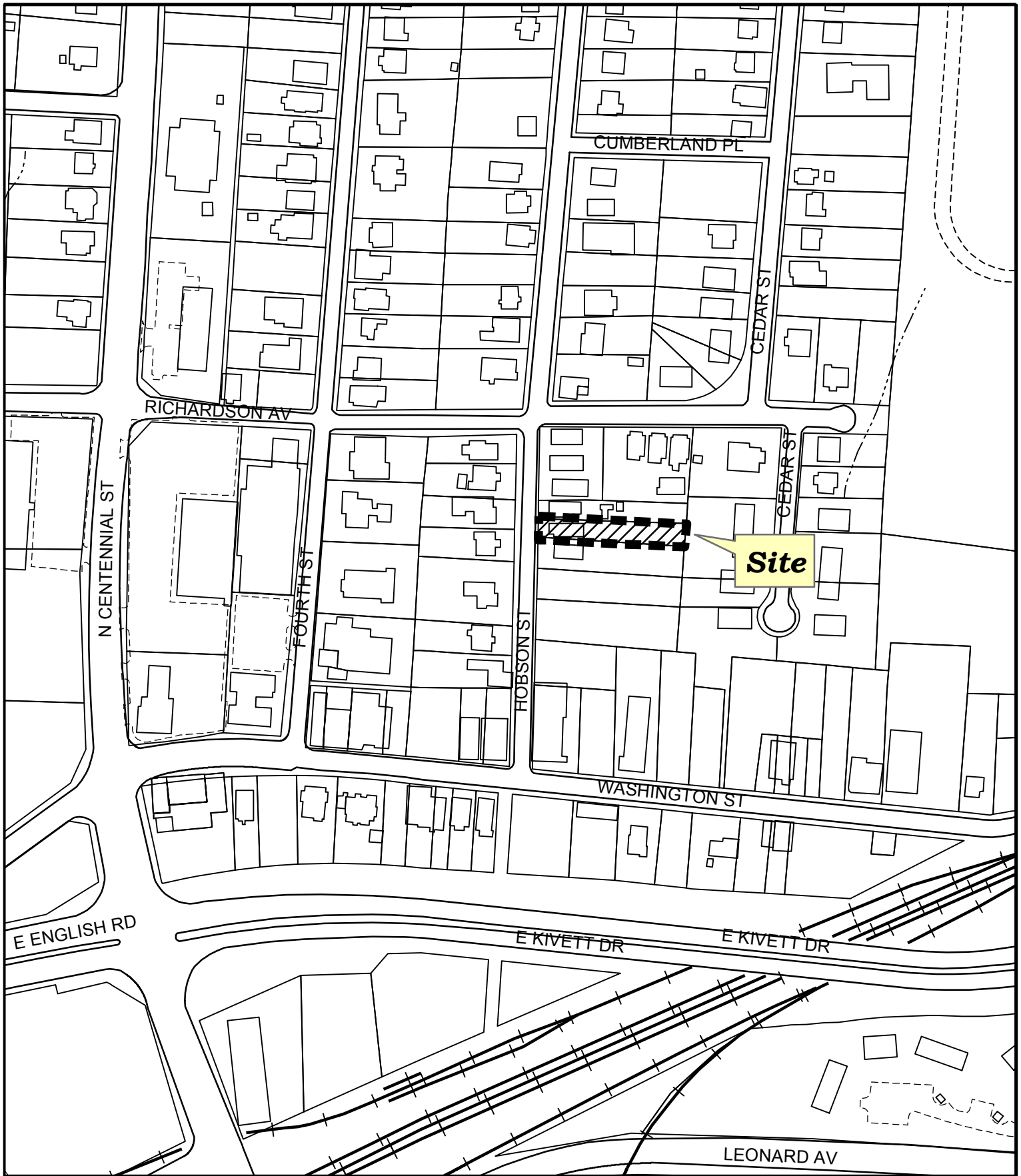
EXTENSIONS:

None requested by the owner.

**CURRENT
STATUS:**

10-03-2011

Conditions still exist. Dwelling is vacant and secure.



224 Hobson Street

Ordinance to Demolish



Location of subject property

**Department of Planning
and Development**

City of High Point

Date: October 10, 2011



Scale: 1"=200'

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ord-demo.mxd



224 Hobson Street



224 Hobson Street

PUBLISH ONCE: November 4, 2011

**RESOLUTION STATING THE INTENT OF THE
CITY OF HIGH POINT TO ANNEX NON-CONTIGUOUS PROPERTY
OWNED BY THE CITY OF HIGH POINT
(Case # ANX11-04)**

BE IT RESOLVED by the City Council of the City of High Point that:

Section 1. It is the intent of the City Council, pursuant to G.S. 160A-58.7, to annex approximately 2 acres lying along the west side of Sandy Ridge Road, approximately 515 feet south of Bame Road (*2127 Sandy Ridge Road – City of High Point Fire Station #26*), and is also known as Guilford County Tax Parcel 0170968, which is owned by the City of High Point. Area to be annexed consists of a 2 acre parcel.

Section 2. The property described in Section 1 is non-contiguous to the current municipal boundaries, but will meet the requirements of G.S. 160A-58.7.

Section 3. A public hearing will be held Monday, November 21, 2011, at 5:30 p.m., in the Council Chambers in the Municipal Building at 211 South Hamilton Street, High Point, North Carolina, as the date for the public hearing on the question of annexation.

Section 4. Notice of the public hearing shall be published once in the High Point Enterprise, a newspaper having general circulation in the City of High Point, at least ten (10) days prior to the date of the public hearing.

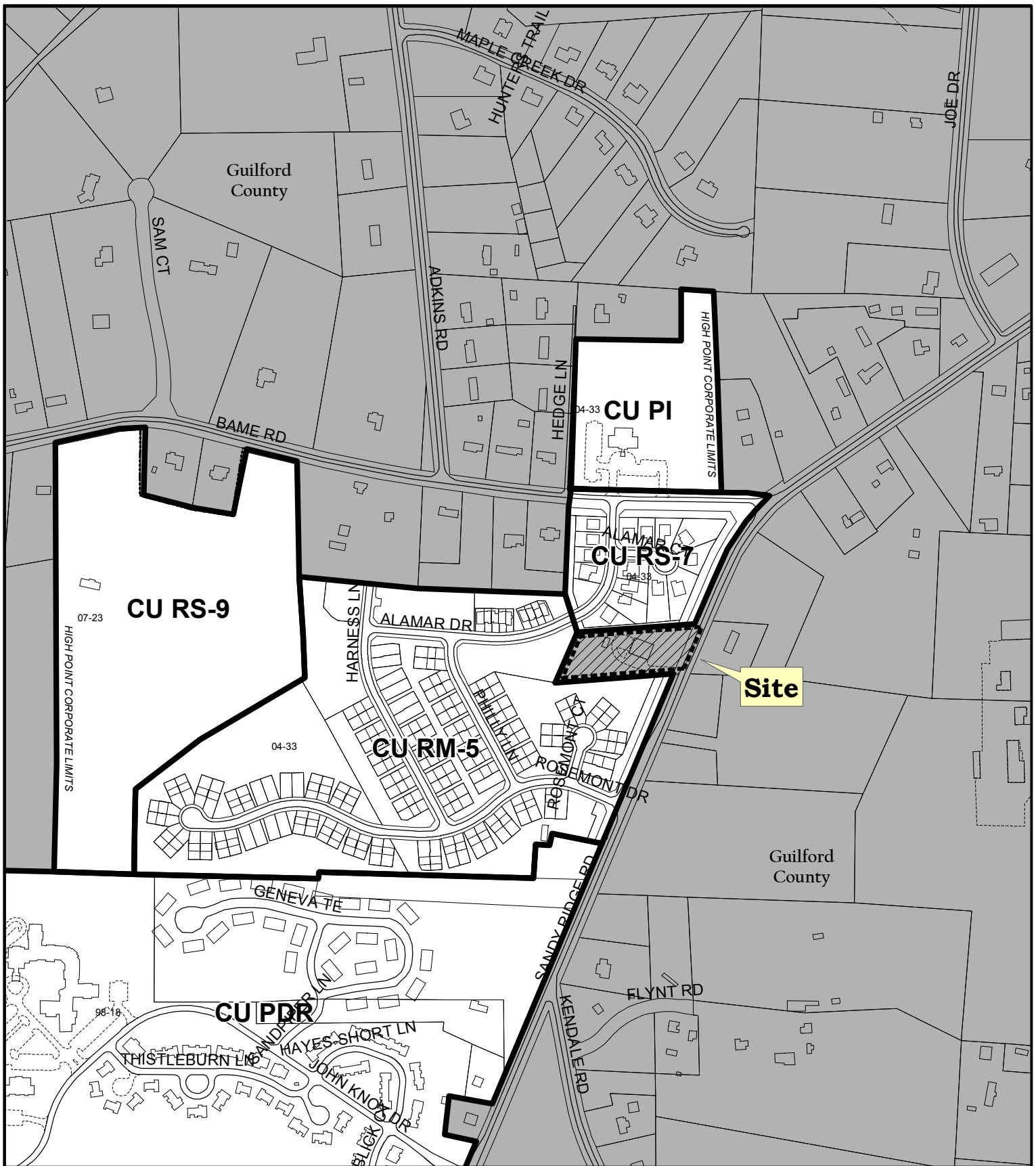
Any interested party will be permitted to be heard at the public hearing. The meeting facilities of the City of High Point are accessible to people with disabilities. If you need a special accommodation, call 336/883-3298 or the TDD# 336/883-8517.

Following the public hearing, the City Council shall have authority to adopt an ordinance annexing the territory described in the petition. The City Council shall have authority to make the annexing ordinance effective immediately or on any specified date within six (6) months from date of passage of ordinance.

Further information pertaining to this request is available for public inspection upon request at the Planning and Development Department in the Municipal Office Building, 211 South Hamilton Street, Room 316, High Point, North Carolina, (336) 883-3328 or FAX (336) 883-3056.

By order of the City Council,
This the 17th day of October, 2011

Lisa B. Vierling, City Clerk



ANNEXATION REQUEST ANX11-04

Applicant: City of High Point (Fire Department)
Area: 2.00 acres

Existing Zoning Boundary —————
Subject Property Boundary - - - - -

**Planning & Development
 Department**

City of High Point

Date: September 9, 2011



Scale: 1"=500'
 y:/ba-pz/2011/pz/anx11-04.mxd



MEMORANDUM

October 10, 2011

MEMO TO: Strib Boynton, City Manager
Pat Pate, Assistant City Manager

FROM: Jeffrey A. Moore, Financial Services Director

SUBJECT: Council agenda item-Authorize renewal of golf cart rental agreement

City Council is requested to authorize the City Manager and Financial Services Director to renew the rental agreement with E-Z-Go Golf Carts and PNC Equipment Finance LLC for the next three year period.

The golf cart rental contract which supplies golf carts for use at Oak Hollow and Blair Park golf courses was bid in March 2008. City Council awarded the initial contract and rental agreement at its meeting of April 7, 2008.

The rental agreement allows for up to two renewals with replacement of the 122 golf carts and 3 service carts at each renewal. This contract is the first renewal and includes a small agreed-upon increase as specified in the initial contract as approved by Council. The annual outlay for the golf cart rental for the renewal is \$109,700 and is budgeted. Revenues generated from the golf cart rentals at each golf course pay for the rental agreement.

Parks and Recreation Department recommends renewal of the agreement. The City Attorney and I have reviewed and recommend the rental financing agreement. Representatives of the Parks and Recreation Department will be available for any questions which may arise.

Accounting
336.883.3240

Internal Audit
336.883.3122

Purchasing
336.883.3219

Treasury Services
336.883.3230

