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Gaston County Board
of Commissioners

GASTON COUNTY

COMMISSIONER'S COURT

NORTH CAROLINA

FEBRUARY 22, 2022

The Gaston County Board of Commissioners (BOC) met in Regular Session on February 22, 2022 at 6:00 p.m., in The Harley B. Gaston, Jr. Public Forum, Gaston County Courthouse.

Chairman Chad Brown presided with Commissioners Bob Hovis, Vice-Chairman; Allen R. Fraley, Kim Johnson, Tom Keigher, Tracy L. Philbeck and Ronnie Worley in attendance.

Others present included Dr. Kim Eagle, County Manager; William T. Stetzer, County Attorney; and Donna S. Buff, Clerk to the Board.

Upon request of Chairman Brown, Commissioner Philbeck led those assembled in the Invocation and Commissioner Johnson led in the Pledge of Allegiance.

Public Hearing - RE: Commissioner Philbeck - Building & Development Services - Zoning Map Change: Z22-04 Amanda C. Stone (Applicant); Property Parcel: 302415, Located at 126 Hoyles Creek Rd., Dallas, NC, Rezone from the (R-1) Single Family Limited Zoning District to the (R-2) Single Family Moderate Zoning District

Chairman Brown announced the Public Hearings as advertised; explained procedures to be used and called for the motion to enter into Public Hearings.

On motion introduced by Commissioner Worley and seconded by Commissioner Hovis, the BOC unanimously entered into Public Hearings.

Chairman Brown recognized Mrs. Jamie Kanburoglu, Building and Development Services Long Range Planner, for comments.

Mrs. Kanburoglu advised subject application is to rezone parcel 302415 located at 126 Hoyles Creek Rd., Dallas, NC, from the (R-1) Single Family Limited Zoning District to the (R-2) Single Family Moderate Zoning District; total acreage of property is 2.82 acres; the Applicants/Owners are Amanda and David Stone.

She referred to the maps and advised the parcel is located north of Dallas and west of Stanley; the lot is currently vacant; the area has a mix of housing types; there is a subdivision zoned R-2 west of the property and some R-3 and commercially zoned properties in the area; property owners were notified of public hearing; staff did not receive any calls about the request.

She advised staff finds the application, as presented, to be consistent with the Comprehensive Land Use Plan (Comp Plan); there are no funded transportation improvement projects in the immediate vicinity for the Gaston-Cleveland-Lincoln Metropolitan Planning Organization; the Planning Board unanimously recommended approval of the request at its February 14th meeting; this concludes the presentation.

Chairman Brown called for citizen comment and for questions from the BOC; none was heard.

Chairman Brown declared the Public Hearing closed.

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Chairman Brown asked the County Attorney to comment on the Planning Board's recommendation.

The County Attorney advised *the use, going from R-1 to R-2, will keep the subject parcel residential in nature, which is consistent with the Rural designation and is in harmony with uses within the immediate vicinity.*

Commissioner Keigher introduced the motion to approve and Commissioner Philbeck provided the second.

Chairman Brown called for discussion.

Hearing none, called for the vote and the BOC unanimously approved **2022-040**, upon consideration of the map change application, public hearing comment and recommendations from the Planning Board and Planning staff, finds:

- 1) The map change request is consistent with the County's approved Comprehensive Land Use Plan. The proposed rezoning is in the Rural future land use plan. The use, going from (R-1) to (R-2) will keep the subject parcel residential in nature, which is consistent with the Rural designation and is in harmony with uses within the immediate vicinity.

The Commission considers this action to be reasonable and in the public interest, based on: Planning Board recommendation and compatibility with existing land uses in the immediate area. Therefore the map change request for property parcel: 302415, is hereby approved, effective with the passage of this Resolution.
- 2) The County Manager is authorized to make necessary notifications in this matter to appropriate parties.

Public Hearing - RE: Commissioner Brown - Building & Development Services - Zoning Text Amendments: ZTA22-01 Gaston County Planning Board (Applicant): To Consider Proposed Text Amendments to the Unified Development Ordinance (UDO): Chapter 2 (Definitions): Table 2.7-1; Chapter 7 (Uses and Building Lot Standards): Table 7.1-1; Chapter 8 (Supplemental Regulations): Section 8.1.19; and Chapter 9 (General Provisions): Section 9.6

Chairman Brown recognized Mrs. Kanburoglu for comments.

Mrs. Kanburoglu advised subject request is to consider text amendments to chapters 2, 7 and 8 of the Unified Development Ordinance (UDO); would like to add an amendment for chapter 9 that was excluded in the original application; if chapters 2, 7 and 8 amendments are approved, the chapter 9 amendment would be a technical amendment that supports this request; together these amendments would allow small home communities in all residential zoning districts including the TMU (Traditional Mixed Use), UMU (Urban Mixed Use) and C-1 (Light Commercial) zoning districts; staff received several requests for this type development; all inquiries have referenced helping specific communities. There are currently requests to create a community for veterans, widowers, and children transitioning or aging out of the foster care system.

She presented visuals and advised as follows:

- **Chapter 2 (Definitions), Table 2.7-1 Dwelling, Small House:** Staff adjusted Small House definition to allow structures up to 800SF after communications with Residential Site Plan Reviewers; State regulations do not allow the County to set a minimum size for

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structures however setting a maximum is allowable; staff felt that 800SF allows space for three bedrooms and still retains the small house feel

- **Chapter 2, Table 2.7-1 Residence Hall:** Definitions were added for a Residence Hall (similar to an amenity or gathering space for the community that would allow living spaces in its structure) and for the use itself in **Chapter 7 (Uses and Building Lot Standards): Table 7.1-1: Table of Uses**
- **Chapter 8 (Supplemental Regulations): Section 8.1.19 Small House Community, A. Small House Community Guidelines:** Propose to allow the use wherever single-family residential homes are currently allowed; these type developments will require a *Special Use Permit* issued by the Board of Adjustment (BOA) which ensures the uses requested are compatible with the surrounding development; BOA may request additional documentation (Traffic Impact Analysis, Environmental Impact Statement, other supporting documents) necessary for a full review; Applicants would have to produce competent and substantial evidence that will allow BOA to make specific findings that must be met for each request found in Chapter 5 of the UDO
- A detailed plan will be required for each proposal; dwelling units are capped at 10 per acre (this number will be affected by available utilities and pervious requirements if parcel is located in a watershed, topography and other design elements); community wells and septic systems will be allowed if building codes' and Health Department standards are met
- Parking standards will be enforced to ensure there are enough parking spaces for residents, employees and guests; community parking areas will be allowed for additional parking spaces that may be required based on the overall site plan and proposed activities for residents
- Existing standards that will come into place include lighting, landscaping, noise and odor control; accessory structures will be allowed if setback requirements are met; dwelling units must be 20' from other dwelling units; the development cannot be subdivided; the subdivision will be required to be placed on the final plat
- **Chapter 9 (General Provisions): Section 9.6, One Principal Building or Use Per Lot:** The technical amendment to Chapter 9 will allow having more than one residential structure on the lot.

She advised the Planning Board unanimously recommended approval of the request at its February 14th meeting; this concludes the presentation.

Chairman Brown called for citizen comment; hearing none, called for questions from the BOC.

Commissioner Philbeck recalled the BOC asked staff to review tiny homes several years ago and this is a little different than that; advised these homes can be used for the homeless, veterans, etc.; he has seen a couple of these communities in Charlotte and big metropolitan areas; commended staff for this out-of-the-box thinking because there is a lot of uses for these houses and he will support this.

Hearing no further questions, Chairman Brown declared the Public Hearing closed.

Chairman Brown asked the County Attorney to comment on the Planning Board's recommendation.

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The County Attorney advised *the text amendments include language that will help enable Gaston County to grow in an orderly manner and improve the quality of life for residents by fostering communication and collaboration with local partners and create a new forum of affordable housing.*


Chairman Brown called for a vote to approve.

On motion introduced by Commissioner Hovis and seconded by Commissioner Philbeck, the BOC unanimously approved **2022-041**, after consideration of the proposed amendments, public hearing comment and Planning staff and Planning Board recommendations, the County Commission considers this action to be reasonable and in the public interest and finds the proposed amendments to be consistent with the Comprehensive Land Use Plan. The proposed amendments include language to allow for Small Home Communities as a Special Use in all residential zoning districts as well as the (TMU), (UMU), and (C-1) Zoning Districts.

The County Commission hereby approves, effective with the passage of the Resolution the amendments to the UDO Chapter 2 (Definitions): Table 2.7-1; Chapter 7 (Uses and Building Lot Standards): Table 7.1-1; Chapter 8 (Supplemental Regulations): Section 8.1.19; Chapter 9 (General Provisions): Section 9.6.

The County Manager is authorized to make necessary notifications in this matter to appropriate parties.

(Chapter 2 – Definitions)

| Table 2.7-1 Defined Terms | | |
|------------------------------|------------------------|--|
| Term | Use Table Subcategory* | Definition |
| Dwelling, Small House | | <p>A "Dwelling, Single-family Detached", also known as a "tiny homes" or "tiny houses", is no greater than eight hundred (800) square feet, per these definitions and is constructed or assembled onsite, and meeting applicable NC State Building Code requirements.</p> <div data-bbox="883 1598 1398 1869">  </div> |

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| Residence Hall | Residential | Dependent or independent living facility with common areas for residents. |
|-----------------------|--------------------|--|

| | | |
|------------------------------|--|---|
| Small House Community | | A development that allows for multiple small house dwelling units on one lot. Small House Communities may have shared spaces, community utilities, and one residence hall. |
|------------------------------|--|---|

(Chapter 7 – Uses and Building Lot Standards)

ALPHABETICAL LISTING OF USES ON THE USE TABLE 7.1-1

| | |
|-----------------------|--------------------|
| Residence Hall | Residential |
|-----------------------|--------------------|

| | |
|------------------------------|--------------------|
| Small House Community | Residential |
|------------------------------|--------------------|

| Table 7.1-1: Table of Uses | | | | | | | | | | | | | | | | | | | |
|------------------------------|------------------------------|-----|-----|-----|-------|-------|------|-----|------------------|-----|-----|----|----------------------|-----|-----|-----|-----|-----|--------------------|
| USE CATEGORY | RESIDENTIAL ZONING DISTRICTS | | | | | | | | OFFICE DISTRICTS | | | | COMMERCIAL DISTRICTS | | | | | | Suppl. Regs. Ch. 8 |
| | R-1 | R-2 | R-3 | RLD | RS-20 | RS-12 | RS-8 | RMF | TMU | OLC | O-1 | OM | CBD | UMU | GPX | NBS | C-1 | C-2 | C-3 |
| Residential | | | | | | | | | | | | | | | | | | | |
| Small House Community | SP | SP | SP | SP | SP | SP | SP | SP | SP | | | | | SP | | | SP | | |

(Chapter 8 – Supplemental Regulations)

SECTION 8.1.19 SMALL HOUSE COMMUNITY**A. Small House Community Guidelines:**

- Small House Communities are allowed in all residential zoning districts and in the TMU, UMU, and C-1 zoning districts by issuance of a Special Use Permit.**
- Small House Communities must have a Special Use Permit and follow procedures outlined in Section 5.11.2.**
- A site plan must be submitted for all Small House Communities. Requirements for site plans can be found in Section 5.23. Additional requirements to be included in initial site plan for review:**
 - Paved walkways (or any hard surface) throughout development, specifically between all structures and open space areas.**
 - Trash truck access to proposed solid waste dumpster or access to individual carts**
- All Small House Communities shall not exceed ten (10) dwelling units per acre. Water and sewer allowance and requirements will affect overall density of the project. Applicant should coordinate with the Gaston County Health Department and local utility providers for availability and capacity of utilities.**
- Community water and sewer are allowed. All NC Building Code and Health Department standards must be met.**
- One (1) off-street parking space is required per bedroom on the property as a whole. Community parking areas are allowed.**

Example:

12 small homes (2 bedrooms each) = 24 required parking spaces

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+ Common Area / Residence Hall (4 bedrooms) = 4 required spaces

Minimum of 28 parking spaces required

Additional parking spaces may be required based on overall site plan. For example, proposed on-site staff will require additional parking spaces of one (1) space per staff person during shift of greatest staff. Accessible parking spaces may be required as well by NC Building Code.

7. Limited landscape screening will be required. Site plan must show at least half (1/2) of what is required in the type A Buffer, Option 1 found in Section 11.3.3.
8. Lighting requirements shall be the same as provided in Section 9.13 with the exception that walkway lights may be shorter than three (3) feet in height.
9. Noise requirements shall be the same as provided in Section 9.23 of this Ordinance.
10. Odor control requirements shall be the same as provided in Section 9.22 of this Ordinance.
11. Solid waste dumpsters are allowed per Section 9.25 or individual carts will be allowed if accessible.
12. Accessory structures are permitted but shall be limited to one (1) per small house and shall be no greater than 50% of the square footage of the principal dwelling unit.
13. Setback requirements shall be the same as the requirements for the underlying zoning jurisdiction. All dwelling units must have twenty (20) feet separation. Accessory structures must be more than five (5) feet away from their principal structure, twenty (20) feet from all other principal dwelling units and meet standard lot setbacks.
14. Parcels with Small House Communities may not be subdivided. The following note shall be added to the final plat:

"At no point shall this parcel be subdivided."
15. Mailboxes shall be provided in accordance with United States Postal Service Standards.
16. Each dwelling unit shall have individual electric and telephone services and all utility lines shall be placed underground.

(Chapter 9 – General Provisions)

SECTION 9.6

ONE PRINCIPAL BUILDING OR USE PER LOT

- A. No more than one (1) principal building devoted to a residential use shall be located on a lot, except as:
- (i) part of a multifamily development
 - (ii) planned residential development
 - (iii) as **part of** private residential quarters per Section 8.1.17;
 - (iv) as **part of** a temporary manufactured home as provided in Section 5.8.4(H);
 - (v) part of a planned unit development, or
 - (vi) on any lot having an area of ten (10) acres or greater, a second residential structure may be developed, with each structure having sufficient land area accompanying the structure so that in the event it is sold, the structure and land could be divided into a lot which would meet the guidelines listed in this ordinance.
 - (vii) **part of a Small House Community**

Chairman Brown announced the Public Hearings were concluded.

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Agenda Revision/Approval

On motion introduced by Commissioner Hovis and seconded by Commissioner Fraley, the BOC unanimously approved the Agenda of February 22, 2022.

Approval of Minutes

On motion introduced by Commissioner Philbeck and seconded by Commissioner Hovis, the BOC unanimously approved the Minutes of the Regular Meeting of January 25, 2022.

Citizen Recognition

None.

Consent Agenda

On motion introduced by Commissioner Philbeck and seconded by Commissioner Worley, the BOC unanimously approved the Consent Agenda as follows:

2022-042 Commissioner Brown - BOC - To Authorize the County Manager to Establish and Implement Internal Records Retention Policies and Procedures and to Establish Minimum Retention Periods Where Required as follows:

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners that the County Manager is hereby authorized to establish and implement internal Record Retention and Disposition policies and procedures for General Records and Agency Program Records Retention Schedules.

BE IT FURTHER RESOLVED that the County Manager is authorized to develop procedures and/or set minimum retention periods for any records containing the disposition instruction "destroy when reference value ends" for the General Records Schedule and any applicable Agency Program Records Retention Schedules.

2022-043 Commissioner Worley - Budget & Strategy - To Accept and Appropriate Additional Governor's Crime Commission Third-Year Funds for Hope United Survivors' Network (\$359,583) per Budget Change Request:

| Account Description | Account Number | Amount |
|------------------------------------|-------------------------------|-------------|
| 2019 GCC Family Just Ctr Yr 2 | 010-05-5810-4121-420000-21574 | (\$359,583) |
| Salary:GCC Family Justice Ctr | 010-05-5810-4121-510001-21574 | \$201,731 |
| FICA: GCC Family Justice Ctr | 010-05-5810-4121-510100-21574 | \$11,565 |
| Retire: GCC Family Justice Ctr | 010-05-5810-4121-510101-21574 | \$26,438 |
| Hlth Ins:GCC Family Justice Ctr | 010-05-5810-4121-510103-21574 | \$20,758 |
| Dental: GCC Family Justice Ctr | 010-05-5810-4121-510108-21574 | \$821 |
| Life: GCC Family Justice Ctr | 010-05-5810-4121-510109-21574 | \$284 |
| Training: GCC Family Justice Ctr | 010-05-5810-4121-520011-21574 | \$17,500 |
| Temp Svc: Gcc Family Justice Ctr | 010-05-5810-4121-530013-21574 | \$58,793 |
| F/E<\$5,000:GCC Family Justice Ctr | 010-05-5810-4121-540001-21574 | \$21,693 |

2022-044 Commissioner Philbeck - County Manager - To Accept Departmental Budget Change Requests as Information as follows:

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| ENTRY DATE | DEPT NAME | ACCOUNT | DR/CR | AMOUNT |
|------------|--------------|-------------------------------|-------|------------|
| 01/06/2022 | Co. Police | 010-02-4315-4315-520007- | C | \$ 14,740 |
| 01/06/2022 | | 010-02-4315-4315-520006- | D | \$ 14,740 |
| 01/06/2022 | Soc. Svces. | 020-05-5440-0000-560008-22532 | C | \$ 373,124 |
| 01/06/2022 | | 020-05-5440-0000-560008-20026 | D | \$ 373,124 |
| 01/10/2022 | Public Works | 010-01-4265-4260-530023-18084 | C | \$ 7,500 |
| 01/10/2022 | | 010-01-4265-4260-530005- | D | \$ 7,500 |
| 01/10/2022 | Soc. Svces. | 020-05-5491-0000-510100- | C | \$ 4,000 |
| 01/10/2022 | | 020-05-5491-0000-520001- | C | \$ 9,573 |
| 01/10/2022 | | 020-05-5491-0000-520002- | C | \$ 23,843 |
| 01/10/2022 | | 020-05-5491-0000-540001- | C | \$ 55,987 |
| 01/10/2022 | | 020-05-5491-0000-510001- | D | \$ 81,303 |
| 01/10/2022 | | 020-05-5491-0000-510101- | D | \$ 2,000 |
| 01/10/2022 | | 020-05-5491-0000-510108- | D | \$ 100 |
| 01/10/2022 | | 020-05-5491-0000-530010- | D | \$ 10,000 |
| 01/10/2022 | Hope United | 010-05-5810-4121-520002-21567 | C | \$ 1,000 |
| 01/10/2022 | | 010-05-5810-4121-520013-21567 | D | \$ 1,000 |
| 01/13/2022 | | 010-05-5810-5585-520002- | C | \$ 1,500 |
| 01/13/2022 | | 010-05-5810-5585-540001- | D | \$ 1,500 |
| 01/13/2022 | | 010-05-5810-4121-520005- | C | \$ 130 |
| 01/13/2022 | | 010-05-5810-4121-520011- | D | \$ 130 |
| 01/13/2022 | Public Works | 040-01-4265-4260-540005-19033 | C | \$ 33,000 |
| 01/13/2022 | | 040-01-4265-4260-540005-14100 | D | \$ 33,000 |
| 01/13/2022 | Mgr. Office | 010-01-4120-0000-520012- | D | \$ 800 |
| 01/13/2022 | | 010-01-4120-0000-560000-GCSAC | C | \$ 800 |
| 01/14/2022 | Soc. Svces. | 020-05-5440-0000-560008-20026 | C | \$ 170,000 |
| 01/14/2022 | | 020-05-5440-0000-560008-22545 | D | \$ 170,000 |
| 01/14/2022 | Budget | 020-05-4790-4135-420000-22537 | C | \$ 250,000 |
| 01/14/2022 | | 020-05-4790-4135-560007-22537 | D | \$ 250,000 |
| 01/14/2022 | | 020-00-0000-0000-390096- | C | \$ 250,000 |
| 01/14/2022 | | 020-00-0000-0000-390097- | D | \$ 250,000 |
| 01/20/2022 | Public Works | 010-01-4265-4260-530023-18084 | C | \$ 7,208 |
| 01/20/2022 | | 010-01-4265-4260-540003- | D | \$ 7,208 |
| 01/20/2022 | | 010-01-4265-4260-530023-18084 | C | \$ 30,000 |
| 01/20/2022 | | 010-01-4265-4260-540003- | D | \$ 30,000 |
| 01/25/2022 | | 010-01-4265-4260-530023-18084 | C | \$ 6,000 |
| 01/25/2022 | | 010-01-4265-4260-540001- | D | \$ 6,000 |
| 01/25/2022 | Soc. Svces. | 020-05-4800-4810-530013-21583 | C | \$ 28,215 |
| 01/25/2022 | | 020-05-4800-4810-510001-21583 | D | \$ 20,465 |
| 01/25/2022 | | 020-05-4800-4810-510100-21583 | D | \$ 1,550 |
| 01/25/2022 | | 020-05-4800-4810-510101-21583 | D | \$ 2,200 |
| 01/25/2022 | | 020-05-4800-4810-510103-21583 | D | \$ 3,400 |
| 01/25/2022 | | 020-05-4800-4810-510104-21583 | D | \$ 100 |
| 01/25/2022 | | 020-05-4800-4810-510108-21583 | D | \$ 300 |
| 01/25/2022 | | 020-05-4800-4810-510109-21583 | D | \$ 200 |
| 01/26/2022 | | 010-01-4521-0000-520001- | C | \$ 500 |
| 01/26/2022 | | 010-01-4521-0000-520013- | D | \$ 500 |
| 01/27/2022 | Elections | 010-01-4170-0000-530015- | C | \$ 500 |
| 01/27/2022 | | 010-01-4170-0000-530002- | D | \$ 500 |
| 01/28/2022 | Tourism | 022-07-4921-0000-520011- | C | \$ 5,000 |
| 01/28/2022 | | 022-07-4921-0000-540001- | C | \$ 2,000 |

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| 01/28/2022 | | 022-07-4921-0000-520013- | C | \$ | 2,000 |
| 01/28/2022 | | 022-07-4921-0000-530010- | D | \$ | 9,000 |
| 01/31/2022 | Hope United | 010-05-5810-5582-520005- | C | \$ | 1,400 |
| 01/31/2022 | | 010-05-5810-5582-540001- | D | \$ | 1,400 |
| 01/31/2022 | | 010-05-5810-5582-520005- | C | \$ | 350 |
| 01/31/2022 | | 010-05-5810-5582-530002- | D | \$ | 350 |

2022-045 Commissioner Brown - DHHS (ACCESS Division) - To Accept and Appropriate Additional Medicaid Transportation Funds Over the Amount Budgeted in FY22 (\$175,000) per Budget Change Request:

| Account Description | Account Number | Amount |
|---------------------------------|--------------------------|-------------|
| Medicaid Transportation-Federal | 010-01-4521-0000-425005- | (\$117,000) |
| Medicaid Transportation-State | 010-01-4521-0000-425060- | (\$58,000) |
| Transportation of Clients | 010-01-4521-0000-560001- | \$175,000 |

2022-046 Commissioner Brown - DHHS (Health Division) - To Accept and Appropriate Additional State Grant Funds Received from the NC Division of Public Health for the COVID-19 Vaccination Program (\$366,128) per Budget Change Request:

| Account Description | Account Number | Amount |
|--------------------------------|-------------------------------|-------------|
| HLth Grt: COVID 19 Vaccination | 011-05-5116-5132-425059-21592 | (\$366,128) |
| HLth Grt: COVID 19 Vaccination | 011-05-5116-5132-560000-21592 | \$366,128 |

2022-047 Commissioner Brown - DHHS (Health Division) - To Accept and Appropriate Federal Grant Funds Received from the Centers for Disease Control and Prevention for the Public Health Environmental Health Healthy Wells Project (\$140,000) per Budget Change Request:

| Account Description | Account Number | Amount |
|-------------------------------|-------------------------------|-------------|
| CDC Healthy Wells Grant 2 | 011-05-5114-5125-425122-22549 | (\$140,000) |
| Salaries: Healthy Wells 2 | 011-05-5114-5125-510001-22549 | \$64,000 |
| FICA: Healthy Wells 2 | 011-05-5114-5125-510100-22549 | \$4,896 |
| Retirement: Healthy Wells 2 | 011-05-5114-5125-510101-22549 | \$10,464 |
| Health Ins: Healthy Wells 2 | 011-05-5114-5125-510103-22549 | \$11,500 |
| Unemploy Ins: Healthy Wells 2 | 011-05-5114-5125-510104-22549 | \$200 |
| Dental Ins: Healthy Wells 2 | 011-05-5114-5125-510108-22549 | \$300 |
| Life Ins: Healthy Wells 2 | 011-05-5114-5125-510109-22549 | \$200 |
| Prof. Svcs: Healthy Wells 2 | 011-05-5114-5125-530010-22549 | \$40,000 |
| Healthy Wells 2 | 011-05-5114-5125-560000-22549 | \$8,440 |

2022-048 Commissioner Brown - DHHS (Social Services Division) - To Accept and Appropriate Additional FY2021-2022 Home and Community Care Block Grant Funding (HCCBG) for the Nutrition Services Program in the Amount of \$82,392 per Budget Change Request:

| Account Description | Account Number | Amount |
|----------------------------------|--------------------------|------------|
| Home/Community Block Grant Fed | 020-05-5600-0000-425006- | (\$68,657) |
| Home/Community Block Grant State | 020-05-5600-0000-425063- | (\$13,735) |
| Transfer from General Fund | 020-98-9800-0000-480010- | (9,155) |
| Nutrition- Other Services | 020-05-5622-0000-530015- | \$91,547 |
| Fund Balance Appropriated | 010-99-9900-0000-490000- | (9,155) |
| Transfer to Public Assistance | 010-98-9800-0000-580020- | 9,155 |

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2022-049 Commissioner Hovis - Emergency Management/Fire Services - To Accept and Appropriate a NC Department of Public Safety Emergency Management Performance Grant ARPA for EM Support in the Amount of \$22,636.61 per Budget Change Request:

| Account Description | Account Number | Amount |
|--------------------------|-------------------------------|-------------|
| 2021 EMPG-ARPA Grant | 010-02-4330-0000-420000-22550 | (22,636.61) |
| Training: 2021 EMPG-ARPA | 010-02-4330-0000-520011-22550 | 11,318.31 |
| F/E<\$5K: 2021 EMPG-ARPA | 010-02-4330-0000-540001-22550 | 11,318.30 |

2022-050 Commissioner Hovis - Emergency Management/Fire Services - Resolution Calling a Public Hearing to Consider the Establishment of a Unified Fire Protection Service Tax District for all Unincorporated Areas of Gaston County and a Rate Cap as follows:

- WHEREAS, the unincorporated areas of Gaston County are growing and the costs of providing fire and rescue services are increasing, especially considering personnel costs and capital expenses; and,
- WHEREAS, North Carolina General Statutes ("NCGS") § 153A-301 authorizes the Gaston County Board of Commissioners (the "Board") to establish and define a service district in order to finance, provide, or maintain for the district certain services in addition to or to a greater extent than those financed, provided, or maintained for the entire County; and,
- WHEREAS, pursuant to NCGS § 153A-302(b), the Board must cause a report containing certain specified information to be prepared and filed with the Clerk to the Board; and,
- WHEREAS, the Board is authorized by NCGS § 153A-307 to levy additional taxes in a county service district to finance the level of service provided in the district that is not provided in the entire county; and,
- WHEREAS, NCGS § 153A-309.2 provides specific provisions that counties may use in implementing fire protection service districts, and pursuant to that statute, the Board wishes to limit the amount of special taxes that may be levied in the proposed district; and,
- WHEREAS, the Board plans to hold a public hearing on March 22, 2022 to consider changes to the current funding structure of the fire protection service delivery system in Gaston County; and,
- WHEREAS, instead of the current eighteen (18) separate fire protection service districts and two (2) separate rural fire tax districts, each with separate, independent tax rates, the Board will consider establishing a single, unified fire protection service district that will encompass all unincorporated areas of Gaston County that will provide essential funding for the provision of fire and rescue services; and,
- WHEREAS, those statutes referenced above authorize the Board to adopt a resolution within ninety (90) days of a public hearing and prior to the first publication of notice that property taxes within a new fire protection service district will not exceed fifteen cents (\$0.15) on each one hundred dollars (\$100) of property subject to taxation; and,
- WHEREAS, adoption of this Resolution providing a cap of \$0.15 per \$100 valuation for the proposed unified fire protection service district is the same cap that currently exists under the twenty (20) separate, independent service districts and rural fire tax districts, thereby representing that the maximum amount of taxation that property owners in the unincorporated areas of Gaston County would not change if transitioning between the current twenty (20) separate district funding system into the proposed unified service district funding system.

NOW, THEREFORE, BE IT RESOLVED that the Gaston County Board of Commissioners:

1. Calls for a public hearing on March 22, 2022 to consider the establishment of a single, unified fire protection service district for all unincorporated areas of Gaston County consistent with North Carolina General Statutes in lieu of eighteen (18) separate fire protection service districts and two (2) rural fire tax districts.

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2. Gives notice consistent with the North Carolina General Statutes that, if adopted, the property taxes within the new proposed Gaston County unified fire protection service district will not exceed \$0.15 on each \$100 of property subject to taxation.

BE IT FURTHER RESOLVED by the Gaston County Board of Commissioners that:

1. The Clerk to the Board is hereby directed to make such publications of the notice of public hearing regarding the proposed new service district as set forth in NCGS § 153A-309.2(b).
2. The County Manager or her designee is directed to prepare a map of the proposed district, prepare and file with the Clerk to the Board the report required by NCGS § 153A-302(b).

2022-051 Commissioner Hovis - Emergency Management/Fire Services - To Accept and Appropriate National Bobblehead Museum Funds in the Amount of \$50,000 per Budget Change Request:

| Account Description | Account Number | Amount |
|--------------------------------|-------------------------------|----------|
| Nat'l Bobblehead Museum Donatn | 010-02-4330-0000-415001-22039 | (50,000) |
| Nat'l Bobblehead Museum Donatn | 010-02-4330-0000-560000-22039 | 50,000 |

2022-052 Commissioner Hovis - Finance - To Adopt the Attached Revised Financial Policies that Were Previously Adopted on June 25, 2009 as follows:

Financial Policies

FISCAL POLICY GUIDELINES - OBJECTIVES

This fiscal policy is a statement of the guidelines and goals that will influence and guide the financial management practice of Gaston County, North Carolina. A fiscal policy that is adopted, adhered to, and regularly reviewed is recognized as the cornerstone of sound financial management. Effective fiscal policy:

1. Contributes significantly to the County's ability to insulate itself from fiscal crisis,
2. Enhances short term and long-term financial credit ability by helping to achieve the highest credit and bond ratings possible,
3. Promotes long-term financial stability by establishing clear and consistent guidelines,
4. Directs attention to the total financial picture of the County rather than single issue areas,
5. Promotes the view of linking long-run financial planning with day to day operations, and
6. Provides the County Staff, the County Board of Commissioners, and the County citizens a framework for measuring the fiscal impact of government services against established fiscal parameters and guidelines.
7. Establishes long term capital planning by use of a Capital Improvement Plan using pay as you go, grants and debt resources, on an affordable basis.
8. Maintain a Community Investment Fund to account for resources available to fund community capital needs coupled with a debt and capital affordability financial model.
9. To these ends, the following fiscal policy statements are presented.

CAPITAL IMPROVEMENT BUDGET POLICIES

1. It is the responsibility of the County Board of Commissioners to provide for the capital facilities necessary to deliver public services to the citizens of the County.
2. The County will consider all capital improvements in accordance with and established capital improvement program (please refer to the CIP Operational Framework).
3. The County will develop a long-term Capital Improvement Program and review and update the plan annually. The Gaston County Public Schools and the Community College System will submit their respective capital improvement requests annually and will provide a prioritization for the improvements within their request for the CIP Committee review.

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DEBT POLICIES

1. The County will confine long-term borrowing to capital improvement projects.
2. The County will take a balanced approach to capital funding utilizing debt financing, Capital Reserves and pay-as-you go funding.
3. When the County finances capital improvements or other projects by issuing bonds or entering capital leases, it will repay the debt within a period not to exceed the expected useful life of the project.
4. Payout of aggregate outstanding tax-supported debt principal shall be no less than 50% repaid in 10 years.
5. The County will take advantage of draw note programs related to debt issuance and to build capacity in the CIF.

RESERVE POLICES – GENERAL FUND AND COMMUNITY INVESTMET FUND

1. General Information

Reserve policies govern the maintenance and Fund Balances (FB) inside the two referenced funds. For purpose of defining FB, generally accepted accounting principles (GAAP) is used as guidance due to pronouncements of the Local Government Commission (LGC) and other entities. Under GAAP there are several categories of FB with Unassigned Fund Balance being the amount of FB available for appropriation and use by the County for emergency or other purposes. The other categories deal with certain reservations of FB, in accordance with GAAP, and do not represent FB available for appropriation in accordance with LGC policy and N.C. Statutes.

For purposes of this reserve policy the levels of fund balance to be maintained, by policy, by the County will be Unassigned FB.

2. Defining the Level of FB Need

There are three primary factors in reviewing and determining appropriate levels of FB. They include:

- Predictability of revenues and volatility of expenditures – Determining the levels of collection of revenues and the pace of governmental expenditures can vary and are dependent, in large measure, on the underlying economy and governmental program demands. While County revenues are stable and depend largely on property taxes and sales taxes, the collection of these taxes are not equal by month for an operating year and are determined by statute and practice of the N.C. Department of Revenues. Property taxes are fully due by just after January 1 of a fiscal year with collections largely occurring in November and December of each fiscal year. Sales taxes are collected by the State of N.C. and forwarded to the County on a quarterly basis, in arrears. Accordingly, the FB must account for the cash flow needs based upon the collection cycle of the two primary revenues.

Likewise, while expenditures are not uniform by month they do tend to occur evenly throughout the year for operating purposes. For capital purposes they are not evenly spread and can occur in clusters of expenditure in the fiscal year.

Accordingly, a portion of FB must be maintained to account for the disparity in collection of revenues and the expenditure of governmental funds.

- Liquidity Needs – As described above the occurrence of expenditures and the availability of revenues each year to cover the expenditure cash flow can create liquidity needs. Liquidity is the measurement of available cash funds on an ongoing basis based upon beginning levels of cash and the collection of revenue and expenditure of funds. Adequate liquidity is a measure of financial strength and is measured for its adequacy by the LGC and the bond rating agencies and measures that adequate cash and investments are available to meet operational needs and provide minimum levels of these.
- In addition to managing the disparity between revenue collections and expenditures, liquidity provides available cash to meet emergencies and potential downturns in the economy and resulting impacts on cash flow needs of governments
- Credit Ratings – The County is rated by independent third-party rating agencies. Use of ratings by these agencies is a necessity of issuing bonds by the County in the public markets. The County issues bonds every two to five years and the credit rating agencies review the credit each issuance and on an annual recognition basis. Based upon one of the credit rating agency criteria, thirty percent of the credit rating is based upon the level of FB and the adequacy of liquidity by the County. Only the economy, at thirty percent of the rating, is as important as the finances of the County measured primarily by the level of fund balance and the adequacy of

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the liquidity of the County. To help maintain credit standing it is important to adopt and meet FB policies consistent with FB maintained by similar credits and targets contained in the credit criteria.

3. Adopted Fund Balance Levels – Based upon the factors listed above the following policies will govern the FB of the General and Community Investment Funds:
 - General Fund Balance will be measured as the value of Unassigned Fund Balance presented in the latest audited financial statements and will be measured and treated in conformance with the following:
 - Total of 15 – 20% of the revenues of the General Fund for the audited fiscal year
 - If FB exceeds 20% in a fiscal year the amount over 20% will be moved to the Community Investment Fund for capital uses or another one time use as adopted by the County Commission by budget amendment
 - If FB drops below 15%, it will be reinstated over a period not exceeding three fiscal years to 20% based upon recommendations made in the annual budget process for the reinstatement period
 - Community Investment Fund Balance (CIF) will be measured as the value of Unassigned Fund Balance presented in the latest audited financial statements and will be measured and treated in conformance with the following:
 - Total of 33 - 50% of the debt service accounted for in the CIF for the audited fiscal year
 - If FB exceeds 50% in a fiscal year the amount over 50% will be available in the Community Investment Fund for capital uses as pay as you go expenditures or as an increase to the future debt capacity measured by the CIF debt affordability model
 - If FB drops below 33%, over a three-year period, the FB will be reinstated to 50% based upon recommendations made in the annual budget process for the period

BUDGET DEVELOPMENT POLICIES

1. One-time or other special revenues will not be used for ongoing County operations. One-time or other special revenues will be used to fund special projects if a permanent funding source for operational expenditures should be identified for the County ongoing operations.
2. The County will pursue an aggressive policy seeking the collection of current and delinquent property taxes, utility, license, permit and other fees due to the County.
3. The County will develop its annual budgets in such a manner so as to incorporate historic trend analysis for revenues and expenditures with an adjustment for current financial trends and developments as appropriate.
4. County staff will generate and review reports that show actual revenue and expenditure performance compared to budgeted performance and will present this information to the County Board at least quarterly or more frequently as deemed necessary by staff.
5. Budget amendments will be brought to the County Board for consideration as needed.
6. The Budget & Strategy Office evaluates a multiyear plan when developing the annual budget to link the County's long-term financial goals and strategic plan with its budget development.

CASH MANAGEMENT / INVESTMENT POLICIES

1. It is the intent of the County that public funds will be invested to the extent possible to reduce the need for property tax revenues. Funds will be invested with the chief objectives of safety of principal, liquidity, and yield, in that order. All deposits and investments of County funds will be in accordance with N.C.G.S.159-30.
2. The Finance Director will establish a Cash Management Program that maximizes the amount of cash available for investment. The Program shall address at a minimum; Accounts Receivable/Billings, Accounts Payable, Receipts, Disbursements, Deposits, Payroll and Debt Service Payments.
3. Up to one-half (50%) of the appropriations to Non-County Agencies and to non-debt supported capital outlays for County Departments can be encumbered prior to December 31. Any additional authorization shall require the County Manager's written approval upon justification. The balance of these appropriations may be encumbered after January 1, upon a finding by the County Manager that there is a reasonable expectation that the County's Budgeted Revenues will be realized.
4. The County will use a Central Depository to maximize the availability and mobility of cash for all funds that can be legally and practically combined.
5. Cash Flows will be forecasted, and investments will be made to mature when funds are projected to be needed to meet cash flow requirements.

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6. Liquidity: No less than 20% of funds available for investment will be maintained in liquid investments at any point in time.
7. Maturity: All investments will mature in no more than sixty (60) months from their purchase date.
8. Custody: All investments will be purchased "payment-verses-delivery" and if certificated will be held by the Finance Officer in the name of the County. All non-certificated investment will be held in book-entry form in the name of the County with the County's third-party Custodian (Safekeeping Agent).
9. Authorized Investments: The County may deposit County Funds into: Any Board approved Official Depository if such funds are secured in accordance with NCGS 159 (31). The County may invest County Funds in:
 - Obligations of the United States or obligations fully guaranteed both as to principal and interest by the United States
 - Obligations of the Federal Financing Bank, the Federal Farm Credit Bank, the Bank for Cooperatives, the Federal Intermediate Credit Bank, the Federal Land Banks, the Federal Home Loan Banks, the Federal Home Loan Mortgage Corporation, Fannie Mae, the Government National Mortgage Association, the Federal Housing Administration, the Farmers Home Administration, the United States Postal Service.
 - Obligations of the State of North Carolina,
 - Bonds and notes of any North Carolina local government or public authority, subject to such restrictions as the Secretary of the Local Government Commission may impose.
 - Savings certificates issued by any savings and loan association organized under the laws of the State of North Carolina or by any federal savings and loan association having its principal office in North Carolina; provided that any principal amount of such certificate in excess of the amount insured by the federal government or any agency thereof, or by a mutual deposit guaranty association authorized by the Commissioner of Banks of the Department of Commerce of the State of North Carolina, be fully collateralized.
 - Prime quality commercial paper Prime quality commercial paper bearing the highest rating of at least one nationally recognized rating service and not bearing a rating below the highest by any nationally recognized rating service which rates the obligation.
 - Bills of exchange (Bankers Acceptances) or time drafts (CDs) drawn on and accepted by a commercial bank and eligible for use as collateral by member banks in borrowing from a federal reserve bank, provided that the accepting bank or its holding company is either (i) incorporated in the State of North Carolina or (ii) has outstanding publicly held obligations bearing the highest rating of at least one nationally recognized rating service and not bearing a rating below the highest by any nationally recognized rating service which rates the particular obligations.
 - Participating shares in a mutual fund for local government investment; provided that the investments of the fund are limited to those qualifying for investment under this subsection (c) and that said fund is certified by the Local Government Commission. The Local Government Commission shall have the authority to issue rules and regulations concerning the establishment and qualifications of any mutual fund for local government investment (such as the North Carolina Capital Management Trust).
10. Diversification: No more than 5% of the County's investment funds may be invested in a issuer's commercial paper (CP) or bankers' acceptance (BA) and no more than 25% of the County's investment portfolio may be invested in CP or BA. The combined total investment in CP and BA shall not exceed 35%. No more than 30% of the County's investments may be invested in any one US Agency's Securities.
11. Allocation: Investment income will be allocated to each participating fund or account based on a fair and equitable formula determined by the Finance Director.
12. County staff will generate and review reports that show current investment holdings and will present this information to the County Board at least quarterly or more frequently as deemed necessary by staff.

2022-053 Commissioner Brown - Finance - To Approve the Carry Forward and Appropriation of \$47,544 from Unspent FY21 Debt Service Professional Services Funds to FY22 for Financial Advisement Services per Budget Change Request:

| Account Description | Account Number | Amount |
|---------------------------|--------------------------|------------|
| Fund Balance Appropriated | 030-99-9900-0000-490000- | (\$47,544) |
| Professional Services | 030-01-9110-0000-530010- | \$47,544 |

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2022-054 Commissioner Worley - Finance - To Accept as Information the Attached Property Tax Refunds Less than \$100. These Tax Refunds Should Be Recorded in the Board's Minutes. (Total NCVTS Refunds - \$2,057.15) as follows:

| TAXPAYER NAME | AMOUNT | TAXPAYER NAME | AMOUNT |
|------------------------------|--------|--|-------------------|
| NOVEMBER 2021 REFUNDS | | | |
| AGUIRRE, ANDRES PEREZ | 49.95 | HOWER, SHARON LYNN | 21.75 |
| ALLMAN, SIDNEY RITCHIE | 28.16 | JARRELL, STEVE CRAIG | 23.54 |
| BERNARD, KELLY LEE | 49.21 | LINEBERGER, TIMOTHY DEAN | 40.44 |
| BIALEK, BRIAN S | 96.43 | MAULDIN, SCOTT DOUGLAS | 19.96 |
| BOAZ, KENNON ROBERT II | 29.42 | MOORE, CARLEY SCHAEFER | 10.76 |
| BOAZ, KENNON ROBERT II | 6.95 | NUNEZ, AMANDA LUZ MARIANNA | 75.73 |
| BOAZ, KENNON ROBERT II | 34.65 | PANIAGUS CARCAMO, MARIA CONSUELO | 8.42 |
| BRACKETT, JAMES RAY | 65.12 | PITTMAN, STEWART LEE | 95.69 |
| CATLIN, JALEESIA TYCHELLE | 22.45 | REID, MARK EVERETTE | 29.46 |
| DAVIS, BRADY EDISON | 48.73 | RUMNEY, CHADWICK VAUGHN | 10.54 |
| DIAZ, MIGUEL ANGEL | 52.24 | SAGISI, TINA MARIE | 55.84 |
| DOCKERY, AUDIE DARRELL | 15.69 | SANCHEZ, FRANCIS JR | 29.75 |
| DUNBAR, KENYATA DONNELL | 77.31 | SANTANA-VAZQUEZ, JAVIER ALEJANDRO | 33.75 |
| EDMOND, BENJAMIN ALAN | 92.22 | SCHOENFELD, MICHAEL JOSEPH | 14.58 |
| FARLEY, DOUGLAS MICHAEL JR | 34.71 | SELLERS, JOHN THOMAS | 50.33 |
| GIBSON, STEVEN CHRISTOPHER | 23.05 | SISK, NORMAN WESLEY | 19.88 |
| GRAY, ANGELA BENDER | 50.94 | THOMAS, CORNELL DEWAYNE | 48.26 |
| GREENE, DWYNN ALBERT | 69.68 | THOMPSON, NEIL CURTIS | 54.41 |
| HAMILTON, GARY WILLIAM | 76.22 | WARREN, CECILIA RENEE | 32.88 |
| HARTSELL, GEORGANNA FINCHER | 68.86 | WILSON, JULIE YARBRO | 38.83 |
| HAWKINS, JERRY WAYNE | 18.13 | Total NCVTS Refunds (November 2021) | \$1,740.64 |
| HERACKLIS, CHRISTINA NICOLE | 15.72 | | |
| DECEMBER 2021 REFUND | | | |
| BROOKS, MARK LYNN JR | 78.28 | MELTON, LISA CAVENDER | 66.29 |
| CHRISTOPHER, DEREK BLAIR | 30.76 | SANCHEZ, FRANCIS JR | 15.53 |
| CLEVELAND COUNTY TAX | 45.63 | Total NCVTS Refunds (December 2021) | \$ 316.51 |
| HALL, DARRIS SCOTT | 80.02 | | |
| | | Total NCVTS Refunds | \$2,057.15 |

2022-055 Commissioner Keigher - Finance - To Approve the Current Year Contract with Martin Starnes & Associates, CPAs, P.A. (Base Contract of \$96,600 and Includes Additional \$38,400 for Potential Major Programs Over the Three Included in the Base Contract)

2022-056 Commissioner Fraley - GEMS - To Accept and Appropriate Additional Grant Funds Received from the North Carolina Emergency Management (NCEM) for the Homeland Security Grant Program (HSGP) (\$10,000) per Budget Change Request:

| Account Description | Account Number | Amount |
|--------------------------------|-------------------------------|------------|
| 2021 Homeland Security Grt Prg | 010-02-4370-0000-420000-22547 | (\$10,000) |
| F/E>\$5K: 21 Homeland Security | 010-02-4370-0000-540002-22547 | \$10,000 |

2022-057 Commissioner Fraley - GEMS - To Accept and Appropriate Donations (\$1,950) per Budget Change Request:

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| Account Description | Account Number | Amount |
|--------------------------|-------------------------------|-----------|
| Donations | 010-02-4370-0000-415001 | (\$1,950) |
| Equip<5K: Support Canine | 010-02-4370-0000-540001-22036 | \$950 |
| Furn/Equip<\$5,000 | 010-02-4370-0000-540001 | \$1,000 |

2022-058 Commissioner Hovis - Hope United Survivor Network - Proclamation - To Proclaim the Month of February 2022 as Teen Dating Violence Awareness Month

2022-059 Commissioner Brown - Hope United Survivor Network - To Accept and Appropriate Donation Funds Totaling \$17,726.49 for Hope United Survivor Network, The Cathy Mabry Cloninger Center and The Lighthouse per Budget Change Request:

| Account Description | Account Number | Amount |
|-----------------------------|-------------------------------|---------------|
| Donations (Shelter Revenue) | 010-05-5810-5582-415001- | (\$13,764.49) |
| Donations (Shelter Expense) | 010-05-5810-5582-560000-08162 | \$13,764.49 |
| Donation (CAC Revenue) | 010-05-5810-5585-415001- | (\$25.00) |
| Donations (CAC Expense) | 010-05-5810-5585-560000-16282 | \$25.00 |
| Kara's Kloset (CAC Revenue) | 010-05-5810-5585-415001-20045 | (\$795.00) |
| Kara's Kloset (CAC Expense) | 010-05-5810-5585-560000-20045 | \$795.00 |
| Donations (HUSN Revenue) | 010-05-5810-0000-415001- | (\$3,142.00) |
| Donations (HUSN Expense) | 010-05-5810-0000-560000-22218 | \$3,142.00 |

2022-060 Commissioner Philbeck - Parks and Recreation - To Accept and Appropriate a Land and Water Conservation Fund Grant for Dallas Park Improvements (\$160,276) per Budget Change Request:

| Account Description | Account Number | Amount |
|-------------------------------------|-------------------------------|-----------|
| Land Water Conservation Grant | 041-04-6120-0000-420000-21515 | (160,276) |
| Transfer to CIP Fund | 041-98-9800-0000-580040 | 160,276 |
| Transfer from CIF Fund | 040-98-9800-0000-480041 | (160,276) |
| Other Improvements & Capital Outlay | 040-01-4265-4260-540006 | (160,276) |
| Land Water Conservation Grant | 040-04-6120-0000-540006-21515 | 320,552 |

2022-061 Commissioner Johnson - Sheriff's Office - Administrative Change to Correct Account Number Description for Board Action 2021-336 Adopted at 12/14/21 BOC Meeting (Administrative Correction) as follows:

| Account Number Description | From | Account Number Description | To |
|-----------------------------|------|------------------------------|----|
| NC DPS: Public Safety Equip | | NC OSBM: Public Safety Equip | |
| F/E<5K: NC DPS PS Equip | | F/E<5K: NC OSBM PS Equip | |
| F/E>5K: NC DPS PS Equip | | F/E>5K: NC OSBM PS Equip | |

2022-062 Commissioner Brown - Tax Collections - Uncollected Real Estate Taxes and Lien Advertisement (\$9,558,236.79) as follows:

| District | Description | Taxes Uncollected |
|----------|------------------|-------------------|
| 00 | COUNTY FUNDS | 6,781,902.68 |
| 001 | BELMONT CITY | 262,998.17 |
| 002 | BESSEMER CITY | 87,673.50 |
| 004 | CHERRYVILLE CITY | 130,267.05 |
| 005 | CRAMERTON CITY | 58,563.61 |
| 006 | TOWN OF DALLAS | 70,407.98 |
| 008 | GASTONIA CITY | 1,330,669.74 |
| 009 | HIGH SHOALS CITY | 13,263.11 |

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| | | |
|--------------------|--------------------|---------------------|
| 010 | KINGS MTN CITY | 14,755.11 |
| 011 | LOWELL CITY | 57,781.89 |
| 012 | MCADENVILLE CITY | 7,494.97 |
| 013 | MOUNT HOLLY CITY | 206,283.70 |
| 014 | RANLO CITY | 86,307.83 |
| 016 | STANLEY CITY | 82,341.93 |
| 021 | GAST DOWNTOWN SD | 19,976.00 |
| 040 | AG CENTER FD | 40,445.40 |
| 041 | ALEXIS FD | 17,349.32 |
| 042 | CHAPEL GROVE FD | 19,631.20 |
| 043 | CHEST RIDGE FD | 6,991.39 |
| 044 | COMMUNITY FD | 36,113.33 |
| 045 | CROUSE FD | 3,950.28 |
| 046 | EAST GASTON FD | 21,704.33 |
| 047 | HIGH SHOALS FD | 14,774.03 |
| 048 | HUGHS POND FD | 8,887.04 |
| 049 | LONG SHOALS FD | 2,447.71 |
| 050 | LUCIA-RIVERBEND FD | 19,861.02 |
| 051 | NEW HOPE FD | 25,064.55 |
| 052 | RANLO FD | 18,918.36 |
| 054 | S. GASTONIA FD | 26,388.55 |
| 055 | SOUTH POINT FD | 10,092.40 |
| 056 | SPENCER MTN FD | 25,322.32 |
| 057 | TRYONOTA FD | 24,829.98 |
| 058 | UNION ROAD FD | 21,890.52 |
| 059 | WACO FD | 1,831.26 |
| 061 | LOWELL FD | 1,056.53 |
| Total Taxes | | 9,558,236.79 |

2022-063 Commissioner Fraley - Tax Collections - Pursuant to G.S. 105-381, the Tax Collector Requests that the Listed Tax Refunds be Made. (Releases and Refunds - \$9,675.88; Overpayments - \$400,677.55; VTS Refunds - \$8,636.72; Grand Total - \$418,990.15) as follows:

| TAXPAYER NAME | AMOUNT |
|--|-------------------|
| JANUARY 2022 RELEASES AND REFUNDS | |
| Thompson, Alice P | \$9,675.88 |
| TOTAL | \$9,675.88 |
| JANUARY 2022 OVERPAYMENTS | |
| Alliance Real Estate III Inc | \$101.66 |
| Alliance Real Estate III Inc | \$2,055.94 |
| Alliance Real Estate III Inc | \$3,729.28 |
| Alliance Real Estate III Inc | \$3,917.18 |
| Alsop, Thomas A | \$627.82 |
| Anthony Farms | \$2,006.14 |
| Autobell Car Wash Inc | \$136.75 |
| Autobell Car Wash Inc | \$3,291.91 |
| Autobell Car Wash Inc | \$1,415.75 |
| Baker, Kathy Crisp | \$131.24 |

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| | |
|--------------------------------------|------------|
| Beam, Michael N | \$175.50 |
| Beam, Mona | \$824.04 |
| Beam, Mona | \$135.00 |
| Belmont Savings Bank | \$1,076.06 |
| Belmont Savings Bank | \$892.73 |
| Belmont Savings Bank | \$2,582.00 |
| Belmont Savings Bank | \$6,474.27 |
| Belmont Savings Bank | \$169.08 |
| Belmont Savings Bank | \$177.19 |
| Belmont Savings Bank | \$679.05 |
| Belmont Savings Bank | \$540.00 |
| Blanton, Patricia D | \$450.00 |
| Bolick, Sherry | \$200.00 |
| Broadway, Adam | \$744.13 |
| Carver, Margaret L | \$100.00 |
| Chanthakoummane, Komonh | \$308.99 |
| Chegue, Hilario | \$700.00 |
| Clementi Riverview LLC | \$6,046.75 |
| Cloninger & Neisler Attorney At Law | \$1,284.51 |
| Corelogic | \$1,154.58 |
| Corelogic | \$1,278.08 |
| Corelogic | \$2,826.09 |
| Corelogic | \$4,001.67 |
| Corelogic | \$2,262.51 |
| Corelogic | \$1,678.31 |
| Corelogic | \$261.00 |
| Craig Realty & Development Co | \$274.00 |
| Crocker, Dean | \$109.07 |
| Davidson, Tambra E | \$219.79 |
| Development Solutions Group, LLC | \$135.00 |
| Diaz, Adalberto | \$176.98 |
| Eazel Inc | \$1,289.35 |
| Elrush LLC | \$619.08 |
| Elrush LLC | \$248.39 |
| Elrush LLC | \$250.63 |
| Elrush LLC | \$245.41 |
| Farmer, Floyd | \$1,583.88 |
| Fiserv/Bastogne Inc | \$4,279.77 |
| Forbes, Thomas E | \$713.47 |
| Fuller, Charles T | \$170.32 |
| Halvorson, Curt M | \$1,015.88 |
| Hawkins Mini Storage | \$104.47 |
| Helms, Rhonda B | \$509.76 |
| Holman, Jenny P | \$291.96 |
| Hudson Home Management | \$3,041.58 |
| Hudson Home Management | \$2,905.19 |
| Hyman, William Britt | \$1,771.74 |
| Ifft, Dennis L | \$205.38 |
| Industrial Glass Technologies LLC | \$947.06 |
| Infinity Contractors | \$1,229.27 |
| International Appraisal Company, Inc | \$1,287.80 |

COMMISSIONER'S COURT

FEBRUARY 22, 2022

GASTON COUNTY, NORTH CAROLINA

| | |
|-------------------------------------|-------------|
| Irrevocable Life Ins Trust U/A | \$836.56 |
| J R Warren Inc | \$906.83 |
| King, Sharon | \$1,646.98 |
| Kistler, Samuel | \$1,153.10 |
| L&M Investments Carolinas LLC | \$430.25 |
| L&M Investments Carolinas LLC | \$532.44 |
| Laffey DG LLC | \$28,320.03 |
| Lake Wylie Restaurant LLC | \$13,178.93 |
| Lanier's Scrub N Scoot | \$110.54 |
| Latham, Sandra | \$214.16 |
| Lee, Cathy Fourshee | \$300.00 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Lennar Carolinas LLC | \$1,078.30 |
| Leonell, John Christopher | \$290.13 |
| Linwood Self Storage | \$391.84 |
| Lutz, Debra S | \$634.07 |
| Manning, Nancy Murphy | \$257.59 |
| Mark, Wilbert | \$1,237.23 |
| Martin, Dorothy V | \$413.55 |
| Mason, Karen Joan | \$2,392.28 |
| Massey Inc | \$3,214.21 |
| Mauney Farms | \$316.65 |
| McDaniel, Christina S | \$718.15 |
| Melton, Kevin Scott | \$1,042.65 |
| Mercer, Jack A | \$175.00 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$638.88 |
| Meritage Homes Of The Carolinas Inc | \$1,240.36 |
| Meritage Homes Of The Carolinas Inc | \$3,720.81 |
| Meritage Homes Of The Carolinas Inc | \$3,549.46 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$1,186.56 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$4,115.43 |
| Meritage Homes Of The Carolinas Inc | \$3,958.87 |
| Meritage Homes Of The Carolinas Inc | \$3,088.79 |
| Meritage Homes Of The Carolinas Inc | \$1,813.05 |
| Meritage Homes Of The Carolinas Inc | \$1,360.67 |

COMMISSIONER'S COURT

FEBRUARY 22, 2022

GASTON COUNTY, NORTH CAROLINA

| | |
|---|------------|
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Meritage Homes Of The Carolinas Inc | \$504.38 |
| Mincey, Timothy | \$3,906.26 |
| Morton, Clifton | \$229.00 |
| Neely, Howard O | \$100.00 |
| No Fear Investments, LLC | \$291.11 |
| No Fear Investments, LLC | \$288.23 |
| No Fear Investments, LLC | \$914.56 |
| Northey, Christopher C | \$1,202.34 |
| Nye, Robert Nason III | \$2,000.00 |
| Paschall, Timothy T | \$986.58 |
| Patel, C. M. | \$4,046.90 |
| Pecan Ridge Farm Inc | \$165.26 |
| Pecan Ridge Farm Inc | \$117.48 |
| Potter, Ruth J | \$1,301.13 |
| Pretium Mile High REIT Value, LLC | \$216.98 |
| Price, Helene Braswell | \$690.77 |
| Price, Helene Braswell | \$135.55 |
| RDM Development LLC | \$484.05 |
| Regal Entertainment Group | \$1,504.72 |
| Robert Mason And Son Grading And Paving Inc | \$785.92 |
| Rodriguez, Isaura | \$100.00 |
| Ryan Tax Compliance Services, LLC | \$1,413.06 |
| Ryan Tax Compliance Services, LLC | \$3,175.68 |
| Ryan Tax Compliance Services, LLC | \$2,416.23 |
| Ryan Tax Compliance Services, LLC | \$1,970.19 |
| Ryan Tax Compliance Services, LLC | \$2,099.66 |
| Ryan Tax Compliance Services, LLC | \$3,355.68 |
| Ryan Tax Compliance Services, LLC | \$1,444.93 |
| Ryan Tax Compliance Services, LLC | \$1,976.54 |
| Ryan Tax Compliance Services, LLC | \$366.26 |
| Ryan Tax Compliance Services, LLC | \$1,554.93 |
| Ryan Tax Compliance Services, LLC | \$1,731.11 |
| Ryan Tax Compliance Services, LLC | \$1,977.48 |
| Ryan Tax Compliance Services, LLC | \$2,186.25 |
| Ryan Tax Compliance Services, LLC | \$4,237.52 |
| Ryan Tax Compliance Services, LLC | \$3,899.61 |
| Ryan Tax Compliance Services, LLC | \$2,814.75 |
| Ryan Tax Compliance Services, LLC | \$2,361.56 |
| Ryan Tax Compliance Services, LLC | \$2,506.88 |
| Ryan Tax Compliance Services, LLC | \$3,444.25 |
| Ryan Tax Compliance Services, LLC | \$2,822.47 |
| Ryan Tax Compliance Services, LLC | \$2,592.63 |
| Ryan Tax Compliance Services, LLC | \$2,377.75 |
| Ryan Tax Compliance Services, LLC | \$3,510.79 |

COMMISSIONER'S COURT

FEBRUARY 22, 2022

GASTON COUNTY, NORTH CAROLINA

| | |
|-----------------------------------|------------|
| Ryan Tax Compliance Services, LLC | \$3,576.84 |
| Ryan Tax Compliance Services, LLC | \$3,895.29 |
| Ryan Tax Compliance Services, LLC | \$294.07 |
| Ryan Tax Compliance Services, LLC | \$1,291.87 |
| Ryan Tax Compliance Services, LLC | \$1,334.79 |
| Ryan Tax Compliance Services, LLC | \$1,268.11 |
| Ryan Tax Compliance Services, LLC | \$643.55 |
| Ryan Tax Compliance Services, LLC | \$2,752.48 |
| Ryan Tax Compliance Services, LLC | \$2,416.02 |
| Ryan Tax Compliance Services, LLC | \$3,258.55 |
| Ryan Tax Compliance Services, LLC | \$2,232.70 |
| Ryan Tax Compliance Services, LLC | \$1,710.45 |
| Ryan Tax Compliance Services, LLC | \$2,036.50 |
| Ryan Tax Compliance Services, LLC | \$3,193.41 |
| Ryan Tax Compliance Services, LLC | \$3,604.06 |
| Ryan Tax Compliance Services, LLC | \$2,326.32 |
| Ryan Tax Compliance Services, LLC | \$2,105.64 |
| Ryan Tax Compliance Services, LLC | \$2,530.38 |
| Ryan Tax Compliance Services, LLC | \$2,525.31 |
| Ryan Tax Compliance Services, LLC | \$3,101.03 |
| Ryan Tax Compliance Services, LLC | \$3,026.33 |
| Ryan Tax Compliance Services, LLC | \$3,461.22 |
| Ryan Tax Compliance Services, LLC | \$1,973.30 |
| Ryan Tax Compliance Services, LLC | \$2,479.01 |
| Ryan Tax Compliance Services, LLC | \$3,527.42 |
| Ryan Tax Compliance Services, LLC | \$2,835.76 |
| Ryan Tax Compliance Services, LLC | \$2,875.38 |
| Ryan Tax Compliance Services, LLC | \$234.90 |
| Santiago, Wagner | \$1,993.28 |
| Seller, Janice | \$506.74 |
| Servis One, Inc | \$2,537.16 |
| SFR JV-2 Property LLC | \$3,400.07 |
| SFR JV-2 Property LLC | \$2,612.25 |
| SFR JV-2 Property LLC | \$2,380.74 |
| SFR JV-2 Property LLC | \$2,111.89 |
| SFR JV-2 Property LLC | \$2,255.55 |
| SFR JV-2 Property LLC | \$1,909.95 |
| Shana X Crawford DDS | \$573.94 |
| Sharik Family TRT | \$3,156.03 |
| Shutler, Eric R | \$1,080.88 |
| Sprott, Onwia | \$220.00 |
| St. Amand & Efird PLLC | \$100.00 |
| Stamey, Lisa | \$100.00 |
| Steak N Shake Inc | \$588.27 |
| Stewart, Frank Alexander | \$4,271.74 |
| Stone, Sharon | \$660.01 |
| Sunny Dental Center | \$892.02 |
| Survivors Trust | \$1,262.96 |
| TAP | \$3,087.12 |
| Thompson, Andy | \$512.91 |
| Toe River capital LLC | \$1,723.74 |

COMMISSIONER'S COURT

FEBRUARY 22, 2022

GASTON COUNTY, NORTH CAROLINA

| | |
|-------------------------------|---------------------|
| W D Lee & Company Inc | \$389.64 |
| Walker, Barbara B | \$138.17 |
| Weathers, Abigail | \$4,494.15 |
| Webb Custom Kitchen LLC | \$1,152.52 |
| Webber, Lougene P | \$232.45 |
| Wilken Inc Of Gaston County | \$9,977.00 |
| Wilken Inc Of Gaston County | \$12,677.00 |
| Williams Land Development Inc | \$513.75 |
| Williams Land Development Inc | \$513.75 |
| Williams Land Development Inc | \$513.75 |
| Williams Land Development Inc | \$513.75 |
| Williams Land Development Inc | \$513.75 |
| Williams Land Development Inc | \$513.75 |
| Wilson, Arlie J | \$5,050.48 |
| Wilson, George D | \$126.90 |
| Womack, Edsel S | \$171.01 |
| Xtreme Services Inc | \$1,951.62 |
| TOTAL | \$400,677.55 |

JANUARY 2022 VTS REFUNDS

| | |
|-------------------------------|----------|
| Berry, Wakiya Chanel | \$126.66 |
| Bonham, Christopher Lee | \$146.78 |
| Brice, Karen Lee | \$171.37 |
| Brice, Michael Dennis | \$151.26 |
| Bumgarner, Brandi Brown | \$157.06 |
| Bumgarner, Brandi Brown | \$192.58 |
| Calabritto, Karen Denise | \$312.97 |
| Collier, Donna Robinson | \$168.66 |
| Costner, Lisa Medlin | \$608.53 |
| Curry, Linda Jean | \$120.60 |
| Eaves, Christopher Gene | \$114.75 |
| Goodman, Amanda Nicole | \$151.67 |
| Greer, Andrew Michael | \$234.60 |
| Huffman, Bobby Dean | \$170.74 |
| Hunter, Valerie Shipp | \$127.69 |
| Lewis, Cherri Chavela | \$454.73 |
| Lincoln County Tax Dept | \$182.14 |
| Ly, Jennie Cong | \$143.68 |
| Martin, Jeffery Allen | \$182.92 |
| Mills, Gordon Barnett III | \$215.87 |
| Mills, Gordon Barnett III | \$182.79 |
| Mullinax, Kenneth Wayne | \$120.45 |
| Pearson, David Marshall | \$291.95 |
| Prins, Jennifer Ann | \$116.86 |
| Ramos Alcerro, Pedro Jonathan | \$226.98 |
| Robinson, Bobby Jerry | \$235.95 |
| Rowell, Jeremiah Michael | \$206.20 |
| Rudisill, Emilie Elizabeth | \$474.41 |
| Salatino, David Marschall | \$124.60 |
| Salmon, Nancy Calvert | \$296.88 |
| Singhas, David Lynn | \$290.16 |

COMMISSIONER'S COURT

FEBRUARY 22, 2022

GASTON COUNTY, NORTH CAROLINA

| | |
|----------------------------|---------------------|
| Sorensen, Jennifer York | \$128.13 |
| Spencer, Gary Alexander | \$320.55 |
| Tobin, Michael Patrick | \$485.55 |
| Trimnal, Dawn Marie Rogers | \$131.52 |
| Wang, Gao Yun | \$127.91 |
| Wang, Gao Yun | \$111.06 |
| Westlund, Gary Dale | \$260.66 |
| Williams, Leston Greg | \$139.46 |
| Woodward, Sonya Dills | \$229.39 |
| TOTAL | \$8,636.72 |
| GRAND TOTAL | \$418,990.15 |

Appointments

On motion introduced by Commissioner Fraley and seconded by Commissioner Hovis, the BOC unanimously appointed Ms. Holly Wall to the **Juvenile Crime Prevention Council (JCPC)** to an unexpired term ending June 30, 2023.

On motions introduced and seconded, the following individuals were unanimously appointed to the **Health and Human Services Board:**

| <u>Motion Introduced</u> | <u>Seconded</u> | <u>Appointee</u> | <u>Term Ending</u> |
|--------------------------|-----------------------|---------------------|--------------------------------|
| Commissioner Worley | Commissioner Philbeck | Dr. Jeffrey Ellison | June 30, 2025 (Unexpired Term) |
| Commissioner Worley | Commissioner Philbeck | Dr. Karen Melendez | June 30, 2025 (Unexpired Term) |
| Commissioner Philbeck | Commissioner Keigher | Ms. Tara Conrad | June 30, 2023 (Unexpired Term) |

On motion introduced by Commissioner Johnson and seconded by Commissioner Hovis, the BOC unanimously reappointed Mr. Tim Bolynn to the **Gaston County Board of Adjustment** to a term ending February 28, 2025.

On motion introduced by Commissioner Keigher and seconded by Commissioner Philbeck, the BOC unanimously reappointed Dr. Edward Smith to the **Child Fatality Prevention Team (CFPT)** to a term ending January 31, 2026.

On motion introduced by Commissioner Keigher and seconded by Commissioner Philbeck, the BOC unanimously reappointed Mr. William Downey to the **Community Child Protection Team (CCPT)** to a term ending January 31, 2026.

On motion introduced by Commissioner Brown and seconded by Commissioner Hovis, the BOC unanimously appointed Ms. Jameese Guess to the **Workforce Development Board** to an unexpired term ending May 31, 2024.

On motions introduced and seconded, the following individuals were unanimously reappointed to the **Centralina Economic Development Commission:**

| <u>Motion Introduced</u> | <u>Seconded</u> | <u>Appointee</u> | <u>Term Ending</u> |
|--------------------------|---------------------|------------------------|--------------------|
| Commissioner Philbeck | Commissioner Fraley | Commissioner Bob Hovis | February 28, 2025 |
| Commissioner Hovis | Commissioner Worley | Mr. Donny Hicks | February 28, 2025 |

COMMISSIONER'S COURT

FEBRUARY 22, 2022

GASTON COUNTY, NORTH CAROLINA

Commissioners Committee Reports

No reports.

County Manager's Report

The County Manager presented:

- **Re: Budgetary Process:** As a follow-up to this afternoon's Annual Planning Session, the BOC and staff need to spend some dedicated time continuing the budgetary process focusing on capital projects and the capital improvements fund; staff will schedule that discussion for the April Work Session or a Special Session much like this afternoon; want to reserve the right to send materials to BOC ahead of time related to the capital program that builds upon the conversation held this afternoon on the debt model; much like last year, staff will provide weekly updates on where the County stands with the operating budget progress in a month or so; the process is underway.

County Attorney's Report

The County Attorney advised that he met with each Department Director, outside critical stakeholders, law enforcement, most Commissioners, Assistant County Managers, Deputy County Manager, County Manager and Clerk to the Board, and will report ideas from those meetings to the BOC about how the County Attorney's Office can best serve the County and the Board.

Other Matters

Chairman Brown advised the BOC will hold a joint meeting with the City of Gastonia on Monday, March 21st at the GSM Premium Level at CaroMont Health Park; more details are forthcoming; the March 8th Work Session has been cancelled.

Adjournment

Chairman Brown called for a motion to adjourn the meeting.

On motion introduced by Commissioner Hovis and seconded by Commissioner Brown, the BOC unanimously adjourned the Regular Meeting of February 22, 2022 at 6:18 pm.

(All aforementioned documents are on file with the Clerk to the Board.)

Chad Brown, Chairman
Gaston County Board of Commissioners

Donna S. Buff
Clerk to the Board

SEAL