

AGENDA
**REIDSVILLE CITY COUNCIL
MEETING**

**6:00 PM
Tuesday, February 11, 2025**

This meeting will be livestreamed on the City of Reidsville YouTube Channel.

1. Call to Order.
2. Invocation by Pastor Ophelia Wright, a minister at First Baptist Church, 401 Hubbard Street, Reidsville.
3. Pledge of Allegiance.
4. Proclamations & Recognitions:
 - (A) Recognition of February as Black History Month.
 - (B) Recognition of Captain Brian Oakley, a 30-Year Retiree of the Reidsville Police Department.
 - (C) Recognition of the City of Reidsville's Water Treatment Plant Staff for Achieving 100% Operational Compliance for the Calendar Year 2024.
5. Approval of Consent Agenda.
 - (A) Approval of January 14, 2025 Regular Meeting Minutes.
 - (B) Approval of a Residential Lease Agreement for the Penn House Apartment.
 - (C) Approval of a Request to Begin the Process to Voluntarily Annex Rockingham County Tax Parcel #185013Z1 for Approximately 62 Acres off of Reid School Road, including a Resolution Directing the Clerk to Investigate a Petition Received Under G.S. 160A-31 and a Resolution Fixing Date of Public Hearing on March 11, 2025. (A2025-02)

- End of Consent Agenda -

6. Public Hearings:
 - (A) Consideration of an Ordinance to Extend the Corporate Limits of the City of Reidsville by voluntarily annexing approximately 120 acres, Parcel #142535Z1 off of Gibbs Lake Road (A2025-01). (Enclosure #1) - *Jason Hardin, Planning & Community Development Director*

- (B) Consideration of an Application to Rezone the Property Located at Gibbs Lake Road, Rockingham County Parcel #142535Z1, to Assign an Initial City of Reidsville Zoning Designation of Conditional Zoning Residential-12 (CZ R-12). Legacy Investment and Development, LLC, submitted the application, and the property owners are the Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees. (Docket No. Z 2025-01) (Enclosure #2) - *Jason Hardin, Planning & Community Development Director*

- End of Public Hearings -

- 7. Code Enforcement:
 - (A) Consideration of an Ordinance to Repair 105 Gilmer Street. (Enclosure #3) – *Jason Hardin, Planning & Community Development Director*
- 8. Project Updates:
 - (A) Consideration of Lead Service Line Grant (Loan) and Related Local Government Commission Application, including a Resolution by Governing Body of Applicant. (Enclosure #4) - *Chris Phillips, Assistant City Manager of Administration/Finance Director*
 - (B) Consideration of US Department of Justice Grant for \$963,000 and a Budget Ordinance Amendment for the Motorola Public Safety Radios Project. (Enclosure #5) - *Chris Phillips, Assistant City Manager of Administration/Finance Director*
- 9. Budgetary:
 - (A) Consideration of Fiscal Year 2025-2026 Budget Calendar and Work Sessions. (Enclosure #6) - *Summer Woodard, City Manager*
- 10. Public Comments.
- 11. Board and Commission Appointments:
 - (A) February Appointments. (Enclosure #7)
- 12. City Manager's Report:
 - (A) Month of February. (Enclosure #8)
- 13. Council Members' Reports.
- 14. Announcement of Board and Commission Appointments.
- 15. Miscellaneous:
 - (A) For Information Only.
- 16. Move to the First-Floor Conference Room for a closed session to preserve the Attorney-Client Privilege and for Real Estate pursuant to NCGS 143-318.11(a)(3) & (5).
- 17. Adjourn.



PROCLAMATION

WHEREAS, February has been designated as Black History Month and will be observed in our community with a series of special presentations and exhibits, with this observance affording the special opportunity for local residents to become more knowledgeable about black heritage and to honor the many black leaders who have contributed to the progress of our nation; and

WHEREAS, such knowledge can only serve to strengthen the insight of all of our citizens regarding the issues of human rights, the great strides that have been made in the crusade to eliminate the barriers to equality for minority groups, and the continuing struggle against racial discrimination and poverty;

NOW, THEREFORE, I, Donald L. Gorham, Mayor of the City of Reidsville, on behalf of the Reidsville City Council, do hereby proclaim the month of February to be

Black History Month

in Reidsville and further urge all citizens to join together in making this a period of rededication to the principles of justice and equality for all people.

This the 11th day of February, 2025.


Donald L. Gorham
Mayor





RECOGNITION

WHEREAS, providing safe drinking water to our community is an integral part of our everyday lives and the support of understanding and informed citizens is vital to the efficient operation of the City's Water Supply operations; and,

WHEREAS, the public health, safety and comfort of this community greatly depends on the availability of safe drinking water, and the ability to supply properly treated water and effectively operate Water Supply facilities in full compliance with all applicable rules and regulations is vitally dependent upon the efforts and skills of the City's highly qualified and dedicated Water Supply professionals;

NOW, THEREFORE, I, Donald L. Gorham, Mayor of the City of Reidsville, on behalf of the Reidsville City Council, do hereby recognize the outstanding operation and performance of the City's Water Treatment Plant staff, for achieving in calendar year 2024

100% Operational Compliance

and I call upon all citizens to acquaint themselves with the issues involved in the provision of safe drinking water to our community and to recognize the contributions which Water Supply officials make every day to our health, safety, comfort, and quality of life.

IN WITNESS WHEREOF, I have hereunto set my hand and cause the seal of the City of Reidsville, North Carolina, to be affixed this 11th day of February, 2025.

Donald L. Gorham
Mayor



**MINUTES OF THE REGULAR MEETING
OF THE REIDSVILLE CITY COUNCIL
HELD TUESDAY, JANUARY 14, 2025
REIDSVILLE CITY HALL, COUNCIL CHAMBERS**

This meeting was livestreamed on the City of Reidsville's YouTube Channel.

CITY COUNCIL MEMBERS PRESENT: Mayor Donald L. Gorham
Mayor Pro Tem Harry L. Brown
Councilman Shannon Coates
Councilman William Hairston
Councilman William Martin
Councilmember Terresia Scoble

COUNCIL MEMBERS ABSENT: Councilwoman Barbara J. DeJournette

CITY STAFF PRESENT: Summer Moore, City Manager
Angela G. Stadler, City Clerk
William F. McLeod, City Attorney
Chris Phillips, Assistant City Manager of
Administration/Finance Director
Jason Hardin, Planning & Community
Development Director
Shirrell Williams, IT Director

CALL TO ORDER.

Mayor Gorham called the meeting to order.

**INVOCATION BY THE REVEREND DR. MICHAEL T. GALLOWAY, PASTOR OF THE
GREATER BRANDON CHAPEL MISSIONARY BAPTIST CHURCH, 1121 BRANDON
CHAPEL ROAD, ALTON, VIRGINIA, PRESIDENT OF THE MINISTERIAL ALLIANCE
OF REIDSVILLE & VICINITY AND A CHAPLAIN FOR THE REIDSVILLE POLICE
DEPARTMENT.**

Dr. Galloway provided the invocation.

PLEDGE OF ALLEGIANCE.

Mayor Gorham and Council members led in the Pledge of Allegiance.

PROCLAMATIONS & RECOGNITIONS:

**RECOGNITION OF DR. MARTIN LUTHER KING JR. DAY ON MONDAY, JANUARY 20,
2025.**

Mayor Gorham then read the proclamation recognizing Dr. Martin Luther King Jr. Day, which follows:

PROCLAMATION

WHEREAS, Dr. Martin Luther King Jr., a native of Atlanta, Georgia, was tragically killed at age 39 on April 4, 1968, in Memphis, Tennessee, while leading sanitation workers in a protest against low wages and intolerable working conditions; and

WHEREAS, the King Holiday and Service Act of 1994, signed into law on August 23 of that year by President Clinton, designates the King Federal Holiday to be a day of national service and this year's observance on Monday, January 20, 2025, will be celebrated by City of Reidsville employees; and

WHEREAS, at the heart of Martin Luther King Jr.'s philosophy was a concept of service for he believed that a person's worth was not measured by his color, culture, or class but rather by his or her commitment to making a better life for all, and it is this belief that makes the King observance a unique holiday because it challenges Americans not only to remember and to celebrate but also, most importantly, to act to address those issues for which Dr. King and others gave their lives;

NOW, THEREFORE, I, Donald L. Gorham, Mayor of the City of Reidsville, and the Reidsville City Council, do hereby recognize Monday, January 20, 2025, as **Dr. Martin Luther King Jr. Day** in Reidsville and continue to urge all residents to join us as we rededicate ourselves to the principles of justice and equality for all in memory of this apostle of non-violence who gave his life in the crusade for human rights.

This the 20th day of January, 2025.

/s/

Donald L. Gorham

Mayor Pro Tem Harry Brown

Councilwoman Barbara J. DeJournette

Councilman William Hairston

Councilman Shannon Coates

Councilman William Martin

Councilmember Terresia Scoble

Dr. Galloway, on behalf of the Ministerial Alliance and the citizens, thanked Council for the proclamation and the recognition of this very influential man who did so much for civil rights and equality for all. He then talked of activities planned, including a Scholarship Service at 5 p.m. Sunday at Zion Baptist Church, the Annual Unity Breakfast at 9 a.m. Monday, the speech on the steps of the Reidsville Police Department at 1:30 p.m., followed by the Memorial Service at 3 p.m. at Zion Baptist Church. He encouraged everyone to come out and celebrate Dr. King's life and the work he did.

APPROVAL OF CONSENT AGENDA.

With no items to be pulled, Mayor Pro Tem Brown made the motion "so moved" to approve the Consent Agenda, seconded by Councilman Hairston and unanimously approved by Council in a 6-0 vote.

CONSENT AGENDA ITEM NO. 1 - APPROVAL OF DECEMBER 10, 2024 REGULAR MEETING MINUTES.

With the approval of the Consent Agenda in a 6-0 vote, the Council approved the December 10, 2024 Regular Meeting Minutes.

CONSENT AGENDA ITEM NO. 2 - APPROVAL OF A REQUEST TO BEGIN THE PROCESS TO VOLUNTARILY ANNEX ROCKINGHAM COUNTY TAX PARCEL #142535Z1 FOR APPROXIMATELY 120 ACRES OFF OF GIBBS LAKE ROAD.

INCLUDING A RESOLUTION DIRECTING THE CLERK TO INVESTIGATE A PETITION RECEIVED UNDER G.S. 160A-31 AND A RESOLUTION FIXING DATE OF PUBLIC HEARING ON FEBRUARY 11, 2025. (A2025-01)

With the approval of the Consent Agenda in a 6-0 vote, the Council approved the following documents based on the following January 3, 2025 memo from Planning & Community Development Director Jason Hardin:

TO: The Honorable Mayor Gorham, Members of the Reidsville City Council, and Summer Woodard, City Manager
FROM: Jason Hardin, AICP, Director of Planning & Community Development
DATE: January 3, 2025
RE: Voluntary Annexation Request for Property Off Gibbs Lake Rd.

Attached is a fully executed request by the owners of Rockingham County Tax Parcel #142535Z1 shown on the tax record as William F. McCleod Trustee and Dorothy S. Richardson Trustee to voluntarily annex 120.769 acres off Gibbs Lake Rd. This is a contiguous annexation as the city limit line already runs through a portion of the property. Due to the noncontroversial nature of this request, the City Clerk has reviewed the sufficiency of the petition, and the first two steps of the annexation have been combined. Therefore, with the agreement of City Council, a public hearing will be held at Council's February 11, 2025 meeting.

Council will need to approve the attached resolution directing the City Clerk to investigate the petition, along with the resolution calling for the required public hearing at the February council meeting. *(END OF MEMO)*

The documents as approved follow:

A2025-01

**RESOLUTION DIRECTING THE CLERK
TO INVESTIGATE A PETITION RECEIVED
UNDER G.S. 160A-31**

WHEREAS, a petition requesting annexation of an area described in said petition was received on December 3, 2024 by the City Council of the City of Reidsville; and

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

WHEREAS, the City Council of the City of Reidsville deems it advisable to proceed in response to this request for annexation;

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

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

This the 14th day of January, 2025.

/s/ _____
Donald L. Gorham
Mayor

ATTEST:

/s/ _____
Angela G. Stadler, CMC/NCCMC
City Clerk

A2025-01

CERTIFICATE OF SUFFICIENCY

To the City Council of the City of Reidsville, North Carolina:

I, Angela G. Stadler, City Clerk, do hereby certify that I have investigated the petition attached hereto and have found as a fact that said petition is signed by all owners of real property lying in the area described therein, in accordance with G.S. 160A-31.

In witness whereof, I have hereunto set my hand and affixed the seal of the City of Reidsville, this 7th day of January, 2025.

/s/ _____
Angela G. Stadler, CMC/NCCMC
City Clerk

A2025-01

RESOLUTION FIXING DATE OF PUBLIC HEARING ON QUESTION OF ANNEXATION PURSUANT TO G.S. 160A-31 *Off Gibbs Lake Road Parcel #142535Z1*

WHEREAS, a petition requesting annexation of the area described herein has been received; and

WHEREAS, the City Council has by resolution directed the City Clerk to investigate the sufficiency of the petition; and

WHEREAS, certification by the City Clerk as to the sufficiency of the petition has been made;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Reidsville, North Carolina that:

Section 1. A public hearing on the question of annexation of the area described herein will be held at Reidsville City Hall, 230 West Morehead Street, at 6:00 P.M. on Tuesday, February 11, 2025.

Section 2. The area proposed for annexation is described as follows:

Beginning at a point on the southern margin of Freeway Drive, where the existing City of Reidsville limits intersect the southern margin of Freeway Drive, thence with the southern margin of Freeway Drive S28° 44' 28"E for a distance of 417.84' to a computed point; thence S29° 26' 59"E for a distance of 81.43' to a computed point on the western margin of Gibbs Lake Road; thence continuing with the western margin of Gibbs Lake Road in a curve to the left having a radius of 108.14' and chord bearing of S38° 04' 13"W for a chord distance of 93.06' to a computed point; thence in a curve to the left having a radius of 833.03' and a chord bearing of S8° 48' 59"W for a chord distance of 109.44' to a computed point; thence S5° 03' 00"W for a distance of 309.15' to a computed point; thence in a curve to the right having a radius of 808.00' and a chord bearing of S10° 55' 56"W for a chord distance of 165.61' to a computed point; thence S16° 48' 51"W for a distance of 456.57' to a computed point; thence in a curve to the right having a radius of 3,595.00' and chord bearing of S19° 02' 22"W for a chord distance of 279.17' to a computed point; thence S21° 15' 53"W for a distance of 369.08' to a computed point, thence in a curve to the left having a radius of 640.00' and a chord bearing of S13° 16' 17"W with a chord distance of 177.99' to a computed point; thence S5° 16' 41"W for a distance of 165.65' to a computed point; thence in a curve to the right having a radius of 2616.00' and chord bearing of S6° 40' 26"W with a chord distance of 127.45' to a computed point; thence S8° 04' 11"W for a distance of 33.73' to a computed point; thence S81° 55' 49"E for a distance of 28.55' to a computed point in the centerline of the end of Gibbs Lake Road, thence leaving the right of way of Gibbs Lake Road S1° 30' 18"W for a distance of 86.31' to an existing iron pipe, a common corner with Lurz property; thence S17° 41' 29"E for a distance of 175.32' to an iron pipe; thence S49° 30' 53"E for a distance of 301.63' to an iron pipe the northwestern corner of the Grogan Family Farm LLC property; thence with the northern most line of the Grogan Family Farm LLC property S86° 28' 55"W for a distance of 1482.39' to an iron pipe, a rear corner of Lot 8 of the Oak Hill Subdivision recorded in Plat Book 11, page 72; thence with the rear lines of Oak Hill Subdivision lots the following courses and distances, N79° 07' 36"W for a distance of 197.91' to an iron pipe; S50° 01' 48"W for a distance of 142.29' to a computed point; S86° 20' 52"W for a distance of 108.58' to an iron pipe; thence S42° 53' 49"W for a distance of 136.27' to an iron pipe; thence leaving the Oak Hill Subdivision along Bobby Lee Huffman property N83° 00' 11"W for a distance of 415.28' to an iron pipe; thence N83° 01' 02"W for a distance of 355.52' to an iron pipe, a common corner with Steve Crouse property; thence N3° 40' 24"E for a distance of 107.35' to an iron pipe on the western line of the Crouse property; thence with the line of Wendy Pruitt N28° 20' 43"E for a distance of 1169.26' to an iron pipe; thence N87° 43' 45"W for a distance of 489.25' to an axle found; thence N3° 45' 13"E for a distance of 601.40' to an axle, a common corner with Gerard Letourneau; thence N89° 49' 48"E for a distance of 620.55' to a disturbed iron pipe; thence N89° 46' 44"E for a distance of 789.26' to a stone, a common corner with Melvin Blackwell; thence N35° 45' 49"E for a distance of 1922.81' to a point on the southern line of 87 properties boundary; thence S56° 55' 56"E for a distance of 141.82' to the point and place of beginning, containing 120.769 acres, more or less.

Section 3. Notice of the public hearing shall be published in *RockinghamNow*, a newspaper having general circulation in the City of Reidsville, at least ten (10) days prior to the date of the public hearing.

This the 14th day of January, 2025.

/s/ _____
Donald L. Gorham
Mayor

ATTEST:

/s/

Angela G. Stadler, CMC/NCCMC
City Clerk

- End of Consent Agenda -

PUBLIC HEARINGS:

CONSIDERATION OF A SPECIAL USE PERMIT APPLICATION TO OPERATE A HAZARDOUS WASTE TRANSFER FACILITY AT 211 ROCKINGHAM DRIVE, ROCKINGHAM COUNTY TAX PARCEL #157383, LOCATED IN THE HEAVY INDUSTRIAL (I-2) ZONING DISTRICT. CLEAN EARTH SPECIALTY WASTE SOLUTIONS INC. IS REQUESTING TO CONSTRUCT A 10-DAY HAZARDOUS WASTE TRANSFER FACILITY WITHIN THE EXISTING PRINCIPAL STRUCTURE. (DOCKET NO. SP 2024-02)

Prior to the staff report presentation, City Clerk Angela Stadler swore in Planning & Community Development Director Jason Hardin as well as Jim Gustavson and Roger Horton with Clean Earth.

In making the staff report, Planning & Community Development Director Jason Hardin reviewed his memo in detail, which follows:

MEMORANDUM

- TO:** The Honorable Mayor Gorham, Members of the Reidsville City Council, and Summer Woodard, City Manager
- FROM:** Jason Hardin, AICP, Director of Planning & Community Development
- DATE:** December 5, 2024
- RE:** Special Use Permit, Docket No. SP 2024-02

Clean Earth Specialty Waste Solutions, Inc. is requesting a Special Use Permit (SUP) for their facility located at 211 Rockingham Drive, Rockingham County Tax Parcel #157383. The request includes constructing a 10-day hazardous waste transfer facility within the existing principal structure. The property is zoned Industrial-2 (I-2, Heavy Industrial). Hazardous Waste Transfer Stations are allowed in I-2 per Article V, Section 3- Special Uses with approval a SUP.

The adjacent lots to the north are zoned Highway Business (HB) and Heavy Industrial (I-2). The abutting lot to the east is zoned Light Industrial (I-1). The abutting and adjacent lots to the west and south are zoned I-2. This area is characterized by a mix of industrial and highway commercial uses. The closest residential zoning or use is roughly 560+ feet to the northeast off Barnes St.

The standards in the Zoning Ordinance for Hazardous and Medical Waste Storage, Treatment and/or Transfer facilities in the I-2 district are as follows:

Use: Hazardous and Medical Waste Storage, Treatment and/or Transfer Facility

(Facilities for storage, collection, transferring, or transporting of hazardous or radioactive, waste products not generated on site. Facilities for storage, collection, transferring, transporting or treating of medical waste products not generated on site as defined below.)

Classification of
Hazardous Wastes
Product:

Products shall be classified as hazardous waste according to the definition in use by the United States Environment Protection Administration, or medical waste as defined by 15A NCAC 13B.0101, medical waste for treatment utilizing the autoclaves include:

- Non-regulated medical waste which is solid waste that is generated in the diagnosis, treatment or immunization of human beings or animals, in research pertaining thereto, or in the production of testing of biologicals, such materials may include bandages, dressings, gowns, gloves, linens, and clothing.
- Blood and Body fluids such as liquid blood, serum, plasma, other blood products, spinal fluids and pleural and peritoneal fluids.
- Shards which are needles, syringes, scalpel blades, syringes, capillary tubes, slides and slip covers, auto injectors, exposed ends of dental wires and other objects that can penetrate the skin.
- Pathological wastes including human tissues, organs, body parts, cultures and stocks of infectious agents, and animal carcasses is prohibited from treatment and storage.

Record Keeping:

The owner or operator of the hazardous waste facility shall keep adequate records or manifests such that the type and amount of waste products on site or in transport or treatment within the jurisdiction of the City of Reidsville can be determined at all times. These records or manifests shall be available for inspection, upon request, by any official or representative of the City of Reidsville so designated by the City Council.

Protection from
Waste Discharge:

Adequate safeguards shall be provided to ensure that no discharge of waste products harmful to human health or the environment will occur. These safeguards shall include at least the following:

1. All storage tanks, storage yards, loading facilities, building or structures containing hazardous waste or medical waste products shall be located no closer than one hundred (100) feet from any exterior property line.
2. Facilities must be designed, constructed, maintained and operated to minimize the possibility of a fire or explosion, or any unplanned sudden or non-sudden release of hazardous or medical waste products in air, soil, or surface water which could threaten human health or the environment.
3. Dikes or other structures shall be constructed such that all surface spills or discharges of hazardous waste products will be contained on site.
4. The owner or operator must prevent the unknowing entry, and minimize the possibility for the unauthorized entry of persons or livestock onto the active portion of the facility.

5. The petitioner shall agree that contingency plans will be developed upon receipt of a special use permit and submitted to the City of Reidsville before operation of the facility begins. These plans must describe the actions to be taken by local officials and City emergency and safety departments in response to fires, explosions, or any unplanned sudden or non-sudden release of hazardous waste products to air, soil, or surface water at the facility or while the hazardous and medical waste products are in transport within the jurisdiction of the City of Reidsville.

Odors: No obnoxious odors from the hazardous waste facilities shall be discernible on adjoining properties.

Off-Site Transport: As a prerequisite to the approval of a Special Use Permit, the City Council shall find that the use of the proposed facility will not endanger the safety of residential or other properties in the area; and that vehicular access to the storage or transferring facility will be provided from major thoroughfares and will not require the use of residential streets for access to the site.

Inspection: The owner or operator of the hazardous and medical waste facility shall allow authorized officials or representatives of the City of Reidsville access to the site and all facilities at any time and without prior notice. The purpose of such inspection shall only be to check for compliance with the provisions of the Special Use Permit.

The owner shall follow all regulations of the State of North Carolina and the City of Reidsville.

Monitoring: In the event of any assumed or actual accidental discharge of hazardous or medical waste, the petitioner shall agree to pay the cost of all monitoring and analyses of air, soil and surface or sub-surface water quality as may be deemed necessary by the Reidsville City Council to protect human health and the environment. The monitoring may take place on and/or off site and shall be conducted by a certified laboratory which has no association with either the City of Reidsville or the petitioner.

Insurance: The owners of the hazardous and medical waste storage or transfer facility shall provide evidence that they have adequate liability insurance to cover the cost of all clean-up which may become necessary as the result of any spill or discharge of hazardous or medical wastes either during storage, transferring, transporting or treating of medical waste within the jurisdiction of the City of Reidsville.

Required Buffers: Where a hazardous and medical waste facility abuts a lot in a residential district or land occupied by any residential use permitted by this ordinance, there shall be provided and maintained along said property line, a continuous visual buffer. The buffer shall be a compact evergreen hedge or other type of evergreen foliage screening, or shall be a combined fence and shrubbery screen, the latter facing the residential use.

Off-Street

Parking: One (1) space for each two (2) employees on the largest shift and one (1) space for every truck to be stored or stopped simultaneously.

As you are aware, the Council must come to certain findings regarding the impact of the development on the area. These findings of fact are found in the Zoning Ordinance and are listed below. It is the applicant's responsibility to provide evidence and materials showing all standards required by the ordinance for the SUP are met. The Council may also recommend conditions on the application to ensure that the proposed project meets the intent of the Zoning Ordinance.

The following are the specific findings of fact from the Zoning Ordinance in which the Council must find:

1. The use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved.
2. The use meets all required conditions and specifications.
3. The use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity.
4. The location and the character of the use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the Land Development Plan for Reidsville and its surroundings.

The planning staff recommend the following conditions be placed on the SUP:

1. The use shall be contained entirely within the existing principal structure.
2. The use shall comply with the Special Use criteria for Hazardous and Medical Waste Storage, Treatment and/or Transfer Facilities per the Reidsville Zoning Ordinance.
3. The use shall meet all standards of the North Carolina State Building and Fire Codes.

PLANNING BOARD RECOMMENDATION

The Planning Board unanimously recommended the SUP to City Council for approval.

Enclosures (*END OF MEMO*)

Hardin said he would be happy to answer any of their questions.

Councilman Martin asked whatever the items they are going to be receiving, what is going into the City's sewer system from this facility, if anything? He asked if they would be disposed of, like is done by Clean Harbors or other facilities. Hardin said that would be a question for the applicant, adding that he was not aware of whether they would be discharging any materials. The Councilman then asked, when they apply for this Special Use Permit, they don't let us know what possibilities of what is discharged into our treatment facility to go downstream of the Haw River? Mr. Hardin said that is something Council could ask during this SUP hearing. Councilman Martin then noted that most of his questions would appear to be for the applicant. Councilman Coates said his questions would also be for the people from Clean Earth.

Mayor Gorham then opened the public hearing at 6:21 p.m. He asked who would like to speak for the SUP?

Mr. Jim Gustavson with Clean Earth said he would like to give some quick background information about a 10-day transfer facility and then address each particular item related to the City of Reidsville's requirements. Mayor Gorham said, "please do".

Mr. Gustavson said the Clean Earth facility is located at 211 Rockingham Drive. He said there will not be any medical or pathological waste there, and it will strictly be a transfer station for hazardous waste. He stated that there will be no construction per se but will take place within an existing warehouse that is already built. A certain area will be designated where the 10-day activities will take place, he explained.

Mr. Gustavson then read aloud a brief description of a transfer station facility, noting that any hazardous waste is to be kept in NCDOT approved containers/packaging with appropriate markings and numbers. He briefly discussed packaging standards and the types of testing such packaging goes through as well as the training mandated for employees handling such containers, etc. In North Carolina, transfer stations are those that house hazardous materials for more than 24 hours but less than 10 days, he explained. Over 10 days, you have to get a storage permit but that is not something they are seeking, he continued, adding it is simply a transportation function. He listed some other requirements of NCDOT, including forms that must be submitted and registration with the Department of Environmental Quality.

Currently Clean Earth operates 42 transfer stations across the country so Reidsville would be an additional one, Mr. Gustavson stated. Most of the waste they would be handling would be shipped most likely in 55-gallon or 30-gallon polydrums with items packaged according to compatibility groups, he said, noting that acids and bases would not be packaged together, etc. to minimize any potential reactions from occurring during transportation.

Mr. Gustavson stopped to ask if there were any questions so far? Councilman Coates asked how long Clean Earth has been in operation? Thirty-plus years company-wide, but Mr. Roger Horton said 10 years in Reidsville. The Councilman then asked what was the company's record with safety or any accidents with a 10-day facility? Mr. Horton explained this permit would be for hazardous waste but they have been doing this with non-hazardous waste. Councilman Coates asked if the company was similar to Shamrock in what it does? Mr. Horton replied in the affirmative in that they are similar operations, but he noted other companies, such as Clean Harbors, can store, treat, etc. with their permits. The only thing Clean Earth is interested in is transportation, Mr. Horton stated. He explained that they have truck loads coming from the north and the south, and they'd like to be able to store them long enough to get a full truckload to go north, for example. Mr. Horton said it is not about the hazardous waste itself but getting the best "bang for the buck" in terms of transportation.

Councilman Martin asked, so you guys don't process or discharge anything into our systems here and would the permit allow you to process or discharge anything whatsoever into our sewage system? Mr. Horton said they do not have a discharge permit, and they cannot treat water. The answer is no, definitely no, Mr. Gustavson said. The Councilman stressed this permit is only for staging and transportation strictly, and they are not opening or closing anything, swapping anything out, etc. You are just transporting and building your loads from one truck to another, he said. Mr. Gustavson said regulations allow them to move from drum to drum, putting something in a larger container. Councilman Martin said, but under no conditions, can you flush, treat, etc. into our system with this permit? Mr. Gustavson said the whole idea is to increase efficiency of transportation. Councilman Martin interjected that he understood that but stated that sometimes other parts of

permits might allow companies to do other things 1-2 years down the road, etc. The Councilman said he just wanted to cut to the chase and make sure that the company, in no shape, form or fashion, be able to flush anything down the City's sewer system.

Mr. Horton said if the company did apply for a water discharge permit and it went before the PTOW, he felt like they would have to be before Council again asking for one. Councilman Martin said if they were before him asking for that, he would probably say no for obvious reasons. Mr. Horton said that would be for something like water. Councilman Martin said he was good on his questions. Mr. Gustavson said typically they don't open the containers, which come off the truck palletized. They might be staged for a period of time and then go back on a trailer, he said. He briefly noted Clean Earth's two transportation entities, Republican Environmental Systems Transport Group and Clean Earth Specialty Waste Solutions Inc., which typically operate the 10 days and have a pretty good record. Their safety reports would be online, he stated.

Councilman Martin discussed its role as a transfer station, noting there shouldn't be any disposal of anything here in Reidsville and Rockingham County. Mr. Horton clarified that is true for hazardous waste, but he said Clean Earth does process non-hazardous materials, which is already being done. But that has nothing to do with this, the Councilman said, and Mr. Horton agreed. Mr. Gustavson said most of the hazardous waste would be going to a facility in Alabama or Pennsylvania for disposal.

The Councilman asked, for his personal curiosity, about how things like bodily fluids, etc. are handled. Mr. Gustavson said that would be medical waste, which they do not handle. He did note such materials are usually incinerated, including pathological waste, and run through an autoclave, etc. He briefly discussed that process.

Councilmember Scoble then asked about the 10-day hazardous waste transfer facility, noting it can stay there from 24 hours up to 10 days. She asked if there was the possibility that it could be loaded up on a truck and then come back as part of a different shipment? Mr. Gustavson said no, because it would be shipped out to its final destination facility. The Councilmember said 42 transfer stations seems like a lot and if the next station is the end destination, it just doesn't seem logical to her. Mr. Horton encouraged her to think about it this way: Their company has been contracted to take this material from our customer, and it is in Clean Earth's best interest to get it to its disposal destination as soon as they can. He further elaborated that the treatment facility may have up to a year to treat it or ship it off site. If they were to ship it back south, there is a possibility it might come back through the local transfer station, he said, but he stressed that is not what they want because that would double their transportation costs.

Councilmember Scoble then read from the regulations for Monitoring: "In the event of any assumed or actual accidental discharge . . . , the petitioner shall agree to pay the cost of all monitoring and analyses . . ." She asked if there was a timespan that has to be done in? Mr. Gustavson said if there was any discharge, they would address that immediately. The Councilmember said, if that were to happen, do they have to act on it within 24 hours or when? Mr. Gustavson said yes if that is the question. Councilmember Scoble said would it have to be acted on and taken care of within 24 hours? Or would you just have to start the cleanup, Councilman Martin questioned. Mr. Horton said, reasonably, as soon as you see it, you're going to start getting it dried up, depending on what the spill is. Mr. Horton said there is no timeframe in terms of analytical, if that is what they are talking about. Councilmember Scoble said how long will you have to take care of the problem and have it

totally taken care of? Noting the size of their containers, Mr. Horton said he can't imagine not taking care of it in real time because that is also in their best interests to get it re-containerized and ready to ship.

Councilmember Scoble asked about the reporting that there was a problem. Mr. Horton said there is no requirement to report it except within their company, adding that their health and safety folks would want to know. Mr. Gustavson stated that there is an NCDOT form 5800 that certain spills must be reported on, dependent on the quantity, where it happens, etc.

Mr. Gustavson said he would then go through the City's specific requirements, first reading the descriptions and then giving the following answers:

- Recordkeeping: He noted the company keeps manifests and 10-day logs, which are kept for a period of three years. He indicated there would be no problem if a City official came out to look at these records.
- Protection from Waste Discharge:
 - #1 – The Company meets the greater than 100-foot requirement.
 - #2 – This facility is in a very large warehouse that has an impervious concrete floor, sheet metal siding and is constructed in a way to meet this requirement and maintained and operated as such as well, he stated. He added that there are cameras and the facility managers and other people walk the facility throughout the day.
 - #3 – He said currently there are no dikes, but they could look at that. He said they would have spill kits nearby, which is a pretty common practice wherever there is staging of hazardous waste, etc. He explained what the spill kits contain. He touched on the integrity of the containers which, unless damaged during transportation, should maintain their integrity at the staging area. He indicated that the containers would not spontaneously rupture.
 - #4 - *Not addressed/applicant appears to have skipped over.*
 - #5 – The company has a contingency plan, which would be tweaked to match the operations plan once the permit is received.
- Odors: He noted that there are typically no odors associated with hazardous waste and that odors are more of a medical waste issue. If there are odors, they are not pronounced, he said.
- Off-Site Transport: For their location, it is basically US 29 to Barnes Street to Rockingham Drive so no residential streets are involved although he noted the hotel that had been mentioned earlier.
- Inspection: City officials are welcome to visit anytime, he said.
- Monitoring: He said they would do that, noting that is an “automatic thing”. If something were to happen, they would contact a consultant, he stated.
- Insurance: In the package there are insurance documents which list the amounts of insurance they have, he said. Commercial general liability is \$5 million, he continued, and umbrella liability is \$10 million, he stated.

At this point in Mr. Gustavson's presentation, Councilman Martin interrupted him and said perhaps he could summarize this up. The bottom line is if something spills, you are responsible and you will clean it up, the Councilman said. Mr. Gustavson agreed. Spill kits are on the site, the Councilman asked? Mr. Gustavson agreed. You're not dumping anything in the sewer system whatsoever, you are strictly a transfer station, the Councilman said, to which Mr. Gustavson agreed.

Councilman Martin said he thinks he understands and if Council agrees, maybe we can just move on. He said he would make a motion to pass it.

Councilmember Scoble said she would like to ask a question. In the event your Special Use Permit is approved, when do you anticipate being up and running to receive your first shipment of hazardous waste, she asked. Mr. Gustavson said that is yet to be determined but it may be late 2025 or early 2026. Mr. Horton said they do not know, stating that they don't currently have a permit to receive it. Councilmember Scoble asked when would the facility be on site, and Mr. Horton said it depends on the business needs of the company. He concluded by saying he thought it would be sooner rather than later, but he couldn't say for sure.

Although all of those sworn in on this particular topic had spoken, City Attorney Bill McLeod told the Mayor he should make sure no one else wished to speak before closing the public hearing. The Mayor asked if there was anyone opposed, who wished to be sworn in and speak? No one did, and the public hearing was closed at 6:45 p.m.

Mayor Gorham then read aloud the Four Findings of Fact for a vote, which follows:

- (1) that the use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved; **Approved 6-0**
- (2) that the use meets all required conditions and specifications; **Approved 6-0**
- (3) that the use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity; and, **Approved 6-0**
- (4) that the location and the character of the use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the Comprehensive Plan for Reidsville and its surroundings. **Approved 6-0**

Councilman Martin made a motion to approve the Special Use Permit, which was seconded by Councilmember Scoble.

City Attorney McLeod suggested the Council first go through the three conditions associated with the SUP.

Mayor Gorham read the three conditions as included in the SUP. He asked if a new motion was needed? The City Attorney said they just needed to agree to amend the motion to include the three conditions, which was agreed by Councilmembers Martin and Scoble.

The amended motion was to approve the Special Use Permit with the three conditions, which was then unanimously approved by Council in a 6-0 vote.

The Special Use Permit as approved follows:

SPECIAL USE PERMIT

There is hereby granted to Clean Earth Specialty Waste Solutions, Inc., a Special Use Permit in accordance with the Reidsville Zoning Ordinance, Article V, Section 3 of the Reidsville Zoning Ordinance.

This permit is to allow Clean Earth Specialty Waste Solutions, Inc. to operate a 10-day Hazardous Waste Transfer Facility at 211 Rockingham Drive, specifically Rockingham County Tax Parcel Number: 157383 with the following conditions:

1. The use shall be contained entirely within the existing principal structure.
2. The use shall comply with the Special Use criteria for Hazardous and Medical Waste Storage, Treatment and/or Transfer Facilities per the Reidsville Zoning Ordinance.
3. The use shall meet all the standards of the North Carolina State Building and Fire Codes.

Said property is zoned Heavy Industrial (I-2).

This Permit is granted to the person, firm, or corporation designated above, and for the purpose and under the conditions set forth above. The Special Use Permit will continue to remain valid following transfer of ownership of the property provided that circumstances and conditions remain as described at the time that the Permit is granted. Violations of the conditions set forth will be cause for immediate termination of the Permit.

AUTHORIZED this _____ day of _____, 20____,

by the CITY COUNCIL OF REIDSVILLE, N. C.

/s/ _____

CITY CLERK
ANGELA G. STADLER

- End of Public Hearings -

PRESENTATIONS:

CONSIDERATION OF CITY OF REIDSVILLE AUDIT ENDING JUNE 30, 2024.

In presenting the City's Audit, Daniel T. Gougherty with the Cherry, Bekaert Accounting Firm reviewed a PowerPoint presentation on the audit. (*A COPY OF THE POWERPOINT PRESENTATION IS HEREIN INCORPORATED AND MADE A PART OF THESE MINUTES.*) He thanked Council for allowing him to review this process with them. He also recognized his team members on one of the slides and noted that Audit Manager Albert Ong was in attendance.

He noted his firm has audited the financial statements of the City for the year ended June 30, 2024, in accordance with generally accepted auditing standards and Government Auditing Standards. The auditor said he was happy to say his firm has issued an unmodified or clean

opinion on the City's financial statements, which is the highest level opinion they can give. We have issued an unmodified opinion on the financial statements and an unmodified opinion on the report on compliance for each federal and state program audited.

He said there were no issues with the Federal Major or State Major Programs and that they found no deficiencies that the firm considered to be material weaknesses. Mr. Gougherty said his firm looks at the City's internal controls and if they find issues, they will report on those issues. However, they do not provide an opinion on the effectiveness of those internal controls, he noted.

No corrected or uncorrected misstatements were uncovered. The auditor explained that seven of the slides are pre-printed kinds of general information that they must provide to the City each year as part of the audit process. As Mr. Gougherty went through the slides, he continuously pointed out to Council that no issues were found in the various categories his firm reviewed.

The firm does provide the City with the completion of the data collection form, which is how they submit to the federal government what grants were tested and what the results of that testing was. Mr. Gougherty added that they are not aware of any circumstances that affected their independence as it relates to the audit of the financial statements and no issues to report. They encountered no difficulties and had no disagreements with management. He said there were no auditor consultations.

The auditor talked about the management letter dated December 4th. He noted that they have requested certain management representations, which are discussed in the management letter. He said there were no other findings or issues, and no fraud or illegal acts, etc., were found during this audit.

As Mr. Gougherty continued to go through the slides, he pointed out that the City collected more than was budgeted, within 3% and has a positive General Fund Balance. The City also has an effective purchase order process and has the money to spend with no statutory violations.

The auditor did note that two items have to be filed with the Local Government Commission (LGC), and the Council will see a letter that needs to be sent to the LGC, similar to one that has been sent in the past. (*A COPY OF THAT LETTER IS HEREIN INCORPORATED AND MADE A PART OF THESE MINUTES.*) That letter must be filed with the LGC within 60 days of his presentation to Council, Mr. Gougherty stressed. The items include 1) the Water & Sewer Fund operating net income, minus depreciation, but including debt service principal and interest less than zero; and since the City's debt service was less than zero this year, that resulted in 2) that the City did not meet its debt covenant. He said the City was under this ratio requirement by bank standards so that the covenant violation is attested to or confirmed through the audit process.

Mr. Gougherty reminded Council that the City has gone through a rate study and come up with new rates, which has already been implemented. Therefore, everything the City had to do to remedy these situations has already taken place, he explained. He said it is a formality that the City has to present that to the bank and then it will clear the City of its debt covenant violation. He said Council

does need to discuss this and show how it remedied it to the LGC in a formal letter signed by the governing board.

He concluded by recognizing City staff, noting that Finance Director Chris Phillips has been tremendous in helping them get this audit completed and getting it presented tonight.

Mayor Gorham asked if the auditor could tell them, in layman's terms, what the City's financial state is? Mr. Gougherty said it is good although he added that Water & Sewer is obviously a concern. However, like he had previously said, the City already has a remedy that will show the City has taken action before the bank comes to you asking about it.

Councilmember Scoble told Finance Director Phillips that they appreciate the auditor, his staff and all the hard work that was done as well as the work done by Finance Director Phillips and his staff. She said she doesn't know what the City would do without him, that he is a "jewel" to our City. The Mayor said he was looking at Phillips' face as they were going over the audit and could see the smile as the summary was read.

Mayor Gorham said, "We got an 'A', folks".

POLICIES:

CONSIDERATION OF CHANGES TO THE PROHIBITED ACTIVITY SECTION OF THE CITY'S TECHNOLOGY, COMPUTER USE, DIGITAL RESOURCES AND ACCESS POLICY.

In making the staff report, Information Technology Director Shirrell Williams reviewed her memo, which follows:

MEMORANDUM

Date: January 6, 2025
To: Summer Moore, City Manager
From: Shirrell Williams, Information Technology Director
For: Mayor Donald Gorham and Members of the City Council
Re: Update to IT Policy Prohibited Activities

City Manager Moore, Mayor Gorham and Members of City Council,

This memorandum provides an update regarding the IT policy addressing prohibited activities on government networks and devices, in accordance with recent legislative changes under G.S. 143-805.

Key Provisions of the Updated Policy:

1. Viewing Pornography on Government Networks:

Employees, elected officials, appointees, or students are prohibited from viewing pornography via the city's networks, regardless of whether they are using personal or

government-owned devices. This prohibition applies to the use of any city-provided Wi-Fi or other government-maintained network.

2. Viewing Pornography on Government-Controlled Devices:

Under G.S. 143-805(b), public agencies are mandated to ensure that employees, elected officials, appointees, or students do not view pornography on devices owned, leased, maintained, or controlled by the local government. This applies irrespective of where the devices are used or the network to which they are connected. Personal devices, however, are exempt unless connected to government networks.

3. Definition of "Device":

For the purposes of this law, devices include cell phones, desktop computers, laptops, or any other electronic equipment capable of connecting to a network (G.S. 143-805(g)(1)).

Exceptions to Prohibitions:

Certain government employees and officials may need to access materials deemed "pornography" under the law to fulfill their official duties. Exceptions include:

- Investigating or prosecuting crimes or engaging in law enforcement training and related purposes.
- Identifying potential security or cybersecurity threats.
- Protecting human life.
- Establishing, testing, and maintaining firewalls and protocols to implement G.S. 143-805.
- Participating in judicial or quasi-judicial proceedings.
- Conducting or participating in externally funded research projects within The University of North Carolina system.
- Researching issues for drafting or analyzing state laws relevant to official duties.

Implementation and Compliance:

- All employees will be required to acknowledge receipt and understanding of this updated policy.
- IT systems will be monitored to ensure compliance with these regulations.
- Training sessions will be conducted to clarify permissible and prohibited activities under the new guidelines.

Please let me know if additional information or further clarification is required. We will ensure the necessary steps are taken to fully implement these changes in alignment with state law.

Sincerely,

Shirrell Williams

Information Technology Director (*END OF MEMO*) (*THE REVISIONS AS APPROVED ON PAGES 5-6 OF THE TECHNOLOGY, COMPUTER USE, DIGITAL RESOURCES AND ACCESS POLICY ARE HEREIN INCORPORATED AND MADE A PART OF THESE MINUTES.*)

Councilman Coates made the motion to approve, seconded by Councilmember Scoble and unanimously approved by Council in a 6-0 vote.

GRANTS:

CONSIDERATION OF ACCEPTANCE OF \$125,000 IN GRANT FUNDING THROUGH THE STATE AND LOCAL CYBERSECURITY GRANT PROGRAM WITH ACCOMPANYING BUDGET ORDINANCE AMENDMENT.

In making the staff report, Information Technology Director Shirrell Williams reviewed her memo, which follows:

MEMORANDUM

Date: January 6, 2025
To: Summer Moore, City Manager
From: Shirrell Williams, Information Technology Director
For: Mayor Donald Gorham and Members of the City Council
Re: Award of \$125,000 State and Local Cybersecurity Grant (SLCGP)

City Manager Moore, Mayor Gorham and Members of City Council,

I am pleased to announce that the City of Reidsville has been awarded a \$125,000 grant through the State and Local Cybersecurity Grant Program (SLCGP). This funding underscores our commitment to strengthening the City's cybersecurity infrastructure and protecting the integrity of our digital assets and systems.

The SLCGP grant will be utilized to implement key initiatives, including:

1. **Enhanced Network Security:** Upgrading firewalls, intrusion detection systems, and other critical infrastructure to safeguard against emerging threats.
2. **Employee Training:** Providing cybersecurity awareness training for all City employees to reduce the risk of phishing and other human-error vulnerabilities.
3. **Incident Response Enhancement:** To further strengthen our existing comprehensive incident response plan to ensure the City is prepared to address potential cyber threats effectively.
4. **Modernization of Legacy Systems:** Replacing outdated systems with more secure and efficient solutions.

This grant represents a significant step forward in our efforts to protect sensitive data and ensure the uninterrupted delivery of essential services to our residents. By investing in these critical areas, the City is proactively addressing the increasing challenges posed by cyber threats.

Thank you for your consideration for approval as well as your continued support of our efforts to enhance the City's technological capabilities.

Sincerely,
Shirrell Williams
Information Technology Director (*END OF MEMO*)

Mayor Gorham and Councilman Hairston both expressed appreciation to Williams for her efforts to secure the grant and keep the City of Reidsville's technology safe.

Councilman Hairston made the motion, seconded by Councilman Coates to accept the \$125,000 grant and to approve Budget Ordinance Amendment No. 7.

Budget Ordinance Amendment No. 7 as approved follows:

BUDGET ORDINANCE AMENDMENT NO. 7

WHEREAS, the Mayor and City Council of the City of Reidsville adopted a budget ordinance on June 11, 2024 which established revenues and authorized expenditures for fiscal year 2024-2025; and

WHEREAS, since the time of the adoption of said ordinance, it has become necessary to make certain changes in the City's budget to recognize grant funds secured by the Information Technology Department and to appropriate those funds for capital expenses;

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Reidsville that the budget ordinance as adopted on June 11, 2024 is hereby amended as follows;

Section 1. That revenue account number 10-3431-9005, ICAC Grant, be increased by \$125,000.00.

Section 2. That expense account number 10-4210-5500, IT Capital, be increased by \$125,000.00.

This the 14th day of January, 2025.

/s/ _____
Donald L. Gorham
Mayor

ATTEST:

/s/ _____
Angela G. Stadler, CMC/NCCMC
City Clerk

PUBLIC COMMENTS.

No one came forward for public comments.

BOARDS & COMMISSIONS:

NOVEMBER APPOINTMENTS.

City Manager Summer Moore distributed the ballots for the boards and commissions.

CITY MANAGER’S REPORT:

MONTH OF DECEMBER.

City Manager Summer Moore highlighted a few items from her written December City Manager’s Report, which follows:

Date: December 30, 2024
To: Mayor Donald Gorham
City Council Members

From: Summer Moore, City Manager
Subject: City Manager's Monthly Report

City Council Upcoming Events:

- The Dr. Martin Luther King Unity Breakfast will be held on Monday, January 20, 2025 at 9:00 a.m. at Zion Baptist Church. The cost to attend the event is \$15.00 per ticket, which includes a full breakfast meal.
- The Annual City Council Retreat will be on Thursday, February 20th from 8:30 a.m. to 12:30 p.m. and Friday, February 21st from 8:30 a.m. to 12:30 p.m. at the Carriage House.
- The NCLM Town and State Dinner will be held on Tuesday, February 25, 2025 at the Marriott in downtown Raleigh, NC.
- The NCLM CityVision Conference is April 29-May 1, 2025 and will be in Greenville, NC.

Employee Relations Committee:

- The Battle of the Cup will be held on Thursday, January 23, 2025 from 2:00 p.m. to 4:00 p.m. at the Parks and Recreation building. This event will feature three events. The events include the best macaroni and cheese, team Jenga and team volleyball games.

Personnel Updates:

- The City of Reidsville has 200 budgeted positions. As of December 19, 2024, we have ten (10) vacancies. Please see the vacant position breakdown behind the Miscellaneous tab in the agenda packet.

City Project Updates:

- **WTP Whole Plant Generator and MCC Replacement Project:** The engineers have received nine equipment submittals for the project and are providing comments as necessary before equipment is being released for ordering. They have also received four RFIs for the project and addressed those concerns as necessary. We are continuing to discuss a Notice to Proceed date with the contractor that works for all parties involved.
- **WWTP BNR Project:** The dollar amount of the work completed and stored to date represents approximately 30% of the current contract amount. The project currently has 421 days remaining of the total contract time of 540 days, based on the November 25, 2024, date on the application for payment and is, therefore, 22% complete with respect to time. The contractor is continuing to work on structural footings, recirculation piping in aeration basin #1 and electrical controls. The contractor is also working with plant personnel to begin planning off shutdowns to install pumps and other equipment, hopefully during the first quarter of 2025 depending on equipment deliveries. It is important to perform these shutdowns before summer if possible to easily maintain water quality compliance.
- **WWTP Headworks Project:** The dollar amount of the work completed and stored to date represents approximately 52% of the current contract amount. The project currently has 98 days remaining of the total contract time of 388 days, based on the October 31, 2024, date on the application for payment, and is therefore 75% complete with respect to time. No update has been received on the November pay application. The contractor and the electricians are

working to install all equipment and at the same time complete all electrical installation of all control panels. As of the last progress meeting, it appears that in mid-to-late January, a partial start-up of the new headworks will occur. The old headworks will run in conjunction with the new headworks until all systems on the new headworks appear to be fully operational. At that time, all flow will be directed through the new headworks, but the old headworks will be available to operate if an issue occurs the forces the shutdown of the new system. Paving is also scheduled in January, weather permitting. Performance testing will happen over a period of 60-90 days after the new system is fully operational, which will delay the actual completion date of the project.

- **Redundant Water Line:** Parcels that are required to be negotiated are 31 total. Settled parcels are five. We've closed and completed 15 parcels. Negotiations are continuing for the remaining 11. Approval of settlement offers were obtained on parcels #30 and #61 at last month's City Council meeting. Offers on previously approved parcels #32 and #23 and #31A by Council have been delivered. Checks have not been issued for these parcels yet. Two other parcels (#018 and #004) have been identified for discussion with Council at a later date and time.
- **Diesel Drive Rural Ready:** All outstanding punch list items have been signed off by the engineers. WithersRavenel has provided the contractor with a list of as-built requirements, and we are waiting on the completed survey. Warranties and all other paperwork are still pending before we release any retainage. O&Ms are being shipped to Public Works to allocate to the appropriate personnel. The erosion control inspection by the State has occurred, and the site is approved.
- **Laster Pump Station:** The contracts have been executed with a Notice to Proceed (NTP) on October 24, 2024. All pumps and the generator has been ordered. Locates have been performed, and installation of water line piping is occurring to make room for the relocated pump station. Project completion date is April 25, 2025.

City Manager Updates:

- Heather Whitsett, Executive Director with for the Reidsville YMCA, emailed City staff on December 17, 2024 stating that the pool roof replacement has been completed. Their Maintenance Director did a final walk-through with Affordable Roofing on December 16, 2024. He was pleased and any areas of concern he had have been rectified. I have attached Ms. Whitsett's email in the Miscellaneous section of the City Council agenda packet for your information.
- Budget Amendments. Please see info behind my report.

Events/Meetings Attended:

- 12/2 – Employee Relations Committee Meeting and City Holiday Decorating.
- 12/3 – Annual Employee Holiday Luncheon.
- 12/6 – Finished Holiday Decorating and attended the Annual Christmas Tree Lighting event.
- 12/9 - Meeting to Discuss the Rural Ready Project and attended Police Officer swearing-in ceremony.

- 12/10 - Attended Holiday Luncheon at the Water Treatment Plant and attended City Council meeting.
- 12/11 – Monthly Management Team meeting.
- 12/12- Attended quarterly meeting at the Police Department, met with City Staff to discuss SB 382 and went on a facilities tour of Unifi.
- 12/13 – Appeared on Chamber of Commerce News and Views.
- 12/16 - Met with Chief Gibson to discuss internal policies at the RPD and attended Employee Relations Committee meeting.
- 12/17 - Meeting with Management Team to discuss Career Ladder. Met with NCOSFM.
- 12/18 –Virtual meeting with Jeff Waters to discuss Champion Health Care program.
- 12/30 - Met with citizens to discuss Indigo Creek Apartments. *(END OF WRITTEN REPORT)*

COUNCIL MEMBERS' REPORTS.

Mayor Pro Tem Brown – Mayor Pro Tem Brown said he wanted to echo what Mayor Gorham and City Manager had said. He got out there a day after it snowed to ride around, it was in excellent condition. He said the City of Reidsville has a reputation of getting on top of situations like that. Mayor Pro Tem Brown thanked the Public Works Department, Fire/Police Departments, and all the folks that contributed to making us safe.

Councilman Martin – No report.

Councilman Coates - Councilman Coates said that he also wanted to thank Public Works, the Police Department, and Fire Department for working in those conditions. He said that while he was walking his dog, his neighbors told him to share how appreciative they were to the City workers who made sure the roads were cleared quickly. He commended Josh Beck, Public Director, for being out there also. Someone had sent him a picture of Beck on a backhoe or something clearing snow. Councilman Coates reported attending the following: 12/3, the Employee Holiday Luncheon, which he said was very well put together and had nice attendance; 12/6, the Christmas Tree Lighting, which he described as another successful event with the amount of people that was there and very well put together. There were a lot of compliments on the decorations; and 12/12, the Tour of Unifi.

Councilman Hairston – Councilman Hairston reported attending the Public Works BBQ, which he said was good along with the fellowship. He said to piggyback off Councilman Coates' comments, the downtown decorations were absolutely beautiful. Councilman Hairston said the City is getting better all the time because of the dedicated and hard working City employees who put so much into it. They are appreciative of that. He said that being able to work with the citizens is nice. As a matter of fact, people like to come in town to take pictures for the holidays in Market Square.

Mayor Gorham - Mayor Gorham reported attending the following: 12/11, Reidsville vs. High Point Andrews at Reidsville High School; 12/12, Kiwanis Club Meeting; 12/12, toured the Unifi Plant on Vance Street; 12/13, sat on a telephone conference at City Hall with the owner of the Penn Rose Mall to discuss concerns about the property; 12/13, McLaurin-Harris Holiday Service of Remembrance at McLaurin Chapel; 12/14, honored by the Beauty of Madison at the Wind Beneath My Wings Celebration in Stoneville, NC; 12/17, Reidsville Building Supply Ribbon Cutting; 12/18, Planning Board Meeting; 12/20, The Downtown Senior Citizens December Meeting (The swearing-in of new officers took place.); 12/20, Open House at City Hall; 12/21, the Funeral of Sherman D. Graves, Sr.; the Candy Creek Christmas Celebration at the Williamsburg Fire Community Center;

12/30, met with residents of Indigo Creek to discuss water concerns; 12/30, John Wall Christmas Tournament in Raleigh, NC; 12/31, Ginnie Williams' Retirement Celebration at RCARE; 1/3, Mrs. Deirdre Lee's Funeral in Greensboro; 1/3, Reidsville vs. Walkertown at Walkertown; and 1/10, the First Presbyterian Church Ribbon Cutting as they celebrated 150 years in Reidsville.

Councilmember Scoble – Councilmember Scoble first asked if there was an update on Councilwoman DeJournette? City Manager Moore said she had texted her before the meeting and her procedure went well and she sent everyone her best. Councilmember Scoble said that they are learning that times are changing and people are complicated and complex. They have to be careful more than ever of what they say and what they do. Looking back on 2024 as a Council, they learned a lot. The UDO was a new experience for them. They learned to understand and appreciate the roles of different staff members and their roles as administrators. That was a new experience for them. They began writing a new policy that no matter which way they turned, they would not be able to please everyone. They could please themselves and were unhappy. It's not over but they still have things to do. Council member Scoble that she would like to do what no one else did and congratulate NC Senate Mayor Pro Tem Phil Berger on his re-election even though she does not always agree with him. She doesn't agree with 100% of any of their politicians out there, but he has been a very great advocate for the City of Reidsville. He has done some great things for Reidsville, and she wanted to congratulate him.

Chamber Report: Chamber President Diane Sawyer submitted the following report: Upcoming Events-MLK Unity Breakfast, on January 20, 2025, 9 a.m. Zion Baptist Church, 807 Piedmont Street, Reidsville (Tickets are sold out!); 64th Annual Award Luncheon sponsored by First Piedmont Corporation, on February 5, 2025, 12 p.m. Buffet lunch will be served and 11:30 seating available. Tickets are \$25. New Members -Youth Haven and NAI Piedmont Triad-Jason Smith. Coffee and Connections for February 2025 will be hosted by Eden Jewelry located at 234 East Meadow Road, on Thursday, February 6th at 9 a.m. Kiwanis Club of Reidsville will have their annual Pancake Supper Friday, March 15, 4-8 p.m. at the Reidsville High School Cafeteria. They are looking for event sponsors to raise money for the children's projects they support annually. Please see Lyle Milligan and give him your email address and they will be in touch with you to share the levels of participation and benefits to sponsorship, she said.

ANNOUNCEMENT OF BOARD & COMMISSION APPOINTMENTS.

City Clerk Angela Stadler announced the following unanimous board and commission appointments: Charles Fagg for a fifth term on the Reidsville Firemen's Relief Board. (*A COPY OF THE BALLOTS ARE HEREIN INCORPORATED AND MADE A PART OF THESE MINUTES.*)

MOVE TO THE FIRST-FLOOR CONFERENCE ROOM FOR A CLOSED SESSION TO CONSULT WITH THE CITY ATTORNEY ON TWO MATTERS IN ORDER TO PRESERVE THE ATTORNEY-CLIENT PRIVILEGE PURSUANT TO NCGS 143-318.11(A)(3).

Councilmember Scoble made the motion, seconded by Councilman Hairston and unanimously approved by Council in a 6-0 vote, to go into closed session.

RETURN TO OPEN SESSION.

Upon return to open session, Councilman Martin made the motion, seconded by Councilman Coates and unanimously approved by Council in a 6-0 vote, to allow the City Manager to execute a contract with SKA Engineering Consulting Services for facility condition assessment and peer review for \$22,000 from the Fund Balance.

The corresponding Budget Ordinance Amendment as approved follows:

BUDGET ORDINANCE AMENDMENT NO. 8

WHEREAS, the Mayor and City Council of the City of Reidsville adopted a budget ordinance on June 11, 2024 which established revenues and authorized expenditures for fiscal year 2024-2025; and

WHEREAS, since the time of the adoption of said ordinance, it has become necessary to make certain changes in the City's budget to appropriate funds for contracted engineering services;

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Reidsville that the budget ordinance as adopted on June 11, 2024 is hereby amended as follows;

Section 1. That revenue account number 10-3991-0000, Fund Balance, be increased by \$22,000.00.

Section 2. That expense account number 10-4123-4400, Contracted Services, be increased by \$22,000.00.

This the 14th day of January, 2025.

/s/ _____
Donald L. Gorham
Mayor

ATTEST:

/s/ _____
Angela G. Stadler, CMC/NCCMC
City Clerk

MOTION TO ADJOURN.

Councilman Martin made the motion, seconded by Councilmember Scoble and unanimously approved by Council in a 6-0 vote, to adjourn at approximately 8:52 p.m.

Donald L. Gorham, Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC, City Clerk



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

Office of the City Manager

Date: January 24, 2025

To: Mayor Donald Gorham
City Council Members

From: Summer Moore, City Manager

Subject: Lease Agreement for the Apartment at the Penn House

Please see the attached lease agreement between the City of Reidsville and Mr. Harvey Yarbrough. This lease agreement is recommended since Mr. Yarbrough will remain a part-time City of Reidsville employee and currently resides in the apartment located on the Penn House property. This lease agreement is from February 1, 2025 until January 31, 2026, with an option to renew on a month-to-month basis for up to an additional 12 months.

I. THE PARTIES. This residential lease agreement ("Agreement"), dated February 1, 2024, by and between:

LANDLORD: The Landlord is the City of Reidsville, a municipal corporation, whose address is 230 W. Morehead St. Reidsville, North Carolina, 27320, hereinafter known as the "Landlord", and

TENANT: The Tenant is Harvey Yarbrough, hereinafter known as the "Tenant", agree to the following:

II. OCCUPANT(S). The Premises described in Section III is to be occupied strictly as a residential dwelling by the Tenant, the Tenant's Spouse and the following Occupant: Carly Yarbrough ("Occupant").

VII. LEASE TERM. The term of this Agreement shall be a fixed-period arrangement beginning on February 1, 2024-2025 and ending on ~~December 31~~January 31, 2024-2026. After this date, the lease will transition to a month-to-month lease for up to 12 additional months. This Lease ~~shall automatically renew each year, on January 1st, so long as the Tenant remains an active, full-time employee of the Landlord. The Lease will not auto-renew if the Tenant is found to be in breach of any condition of the Lease, or the Tenant elects to surrender the property prior to~~shall the end at end of their termination of the Tenant's employment with the Landlord. The Tenant will be required to move out at the end of vacate the property within 14 days of the end of his employment with the City of Reidsville, the Lease Term unless the Landlord and Tenant authorize a renewal, extension, or separate agreement in writing.

VIII. RENT. The Tenant shall have the value of the taxable benefit of the "rent" processed through the City's payroll system during the biweekly processing, creating the reportable tax liability for this employment benefit. The "rent" will be shown on the payroll checks, in order to comply with federal, state and local laws regarding non-cash benefits provided to the employee.

In exchange for ~~the employee~~this benefit, the Tenant will provide the City of Reidsville a minimum of 10 hours per pay period of general caretaking services, or emergency response services related to the Penn House. These services may include, but are not limited to, daily walks around the property looking for damage, performing minor repairs of the property, and assisting the Penn House Manager with specific activities as indicated by the scheduling of events at the facility. The hourly rate for these services will be in keeping with the part-time salary of other City of Reidsville employees. The Tenant shall submit a timesheet indicating all hours worked every two weeks, like all other employees.

The Tenant shall be responsible for responding to after-hours emergencies at the principal facility, known as the Penn House. These after-hours emergencies may include responding to smoke detector alarms, burglar alarms, or other emergency notification systems installed in the future in the Penn House. Additionally, the Tenant shall respond appropriately for any reasons for concern after normal business hours.

XIII. MAINTENANCE, REPAIRS, OR ALTERATIONS. The Tenant at all times shall, at his expense unless otherwise stated in this Agreement, maintain the Premises in a clean and sanitary

manner, and shall surrender the same at termination hereof, in as good condition as received, normal wear and tear excepted. The Tenant may not make any alterations to the Premises without the written consent of the Landlord. The Landlord shall be responsible for structural repairs to defects in the interior and exterior of the Premises.

~~Upon execution of this lease agreement, the Landlord shall place fresh batteries in all battery-operated smoke detectors before the Tenant moves into the Premises. After the initial placement of the fresh batteries, it~~ is the responsibility of the Tenant to replace batteries in all battery-operated smoke detectors if and when needed. Additionally, a monthly cursory inspection may be required for all fire extinguishers to make sure they are fully operational and charged.

XIV. EARLY TERMINATION. The Tenant may be allowed to terminate this Agreement under the following conditions:

The Tenant must provide at least 90 days' notice, during which any scheduled taxable benefit of the "rent" processed through the City's payroll system during the biweekly processing Rent payment shall be paid-processed in accordance with this Agreement.

The Landlord may be allowed to terminate this agreement under the following conditions:

The Tenant is found to be in breach of any term or condition of this agreement.

The Tenant's ~~full-time~~ employment with the Landlord ends.

The Tenant abandons the premises prior to the end of term of the Agreement.

Upon termination of this Agreement, the Tenant shall have 30 days to vacate the premises.

XVIII. GUESTS. There shall be no other persons living on the Premises other than any authorized Tenant, Tenant's Spouse and Occupant. Guests of the Tenant are allowed to visit and stay on the Premises for a period of no more than 14 days, unless the Landlord approves otherwise.

XXXI. ADDITIONAL TERMS AND CONDITIONS. In addition to all the terms, conditions, covenants, and provisions of this Agreement, the Landlord and Tenant agree to the following: Tenant will be responsible for responding to any after-hours emergencies, alarms or reasons for concern. Tenant will provide a presence on the property to deter criminal activities or property damage after hours. Tenant will function as a point of contact for any after-hours emergency services that are necessary to protect and preserve the property. If the ~~tenant~~ Tenant is unavailable for these services related to travel or vacation, the tenant will notify the Reidsville Police Department of their absence, so the RPD can increase patrols and presence around the facility in the absence of the ~~tenant~~ Tenant.



The City of
Reidsville

North Carolina

Department of Planning & Community Development

230 W. Morehead Street, Reidsville, NC 27320 Ph. (336)-349-1065

Planning@reidsvillenc.gov

TO: The Honorable Mayor Gorham, Members of the
Reidsville City Council, and Summer Moore, City Manager
FROM: Jason Hardin, AICP, Director of Planning & Community Development
DATE: February 11, 2025
RE: Voluntary Annexation Request for Property Off Reid School Rd.

Attached is a fully executed request by the owners of Rockingham County Tax Parcel #185013Z1 shown on the tax record as Reidsville Bowman, LLC to voluntarily annex 62.479 acres off Reid School Rd. This is a contiguous annexation and the city limit line already runs through a portion of the property. Due to the noncontroversial nature of this request, the City Clerk has reviewed the sufficiency of the petition, and the first two steps of the annexation have been combined. Therefore, with the agreement of City Council, a public hearing will be held at Council's March 11, 2025 meeting.

Council will need to approve the attached resolution directing the City Clerk to investigate the petition, along with the resolution calling for the required public hearing at the March Council meeting.

Enclosures

PETITION FOR VOLUNTARY ANNEXATION
Contiguous Property

Date: 1/22/25

To the City Council of the City of Reidsville, Rockingham County, North Carolina:

1. We the undersigned owners of the real property respectfully request the area described in paragraph 2 below be annexed into the City of Reidsville, N.C.
2. The area to be annexed is contiguous to the City of Reidsville, N.C. and the boundaries of such territory are as follows:

BEGINNING at a computed point in the centerline of Reid School Road, SR 2414, said point being the southeastern corner of the aforementioned Tuttle property at the intersection of the 60' right of way of Urban Loop Road, SR 2415; thence along the northern right of way of Urban Loop Road, the following three(3) courses and distances, S 56°48'22" W, passing a New Iron Rod at 38.37', having North Carolina Grid Coordinates, of N: 944664.0908, E: 1793934.0366, for a total distance of 330.64' to a New Iron Rod; thence N 87°37'46" W a distance of 310.45' to a New Iron Rod; thence S 00°47'19" E a distance of 39.81' to a New Iron Rod, being the Henry Arthur property recorded in Deed Book 1171, Page 2163, and being the northeastern corner of lot 1 recorded in Plat Book 24 Page 1; thence along the common northern line of the aforementioned Arthur, N 87°18'39" W a distance of 593.95' to an Existing ½" Iron Pipe, being the northeastern corner of the Camellia Julian property recorded in Deed Book 1575 Page 946, and being lot 7 as recorded in Plat Book 17 Page 73; thence along the common northern line of the aforementioned Julian property, the following two(2) courses and distances, N 86°42'53" W a distance of 655.25' to an Existing Angle Iron; thence N 88°22'07" W a distance of 190.85' to a computed point in a pond, said point being a common corner with the Rodie Kennedy property as recorded in Deed Book 1633 Page 1425 and being lot 9 as recorded in Plat Book 59 Page 33, said computed point witnessed by an Existing ½" Iron Pipe being S 34°23'45" W a distance of 35.77'; thence along the common eastern line of the aforementioned Kennedy property, N 02°09'36" E a distance of 335.30' to an Existing ½" Iron Pipe in the eastern line of the Albert Carlton Johnson property, recorded in Deed Book 1178 Page 74, and recorded in Plat Book 53 Page 30; thence continuing along the aforementioned Johnson property, the following three(3) courses and distances, N 02°10'46" E a distance of 868.86' to an Existing Stone; thence N 02°11'37" E a distance of 208.21' to a New Iron Rod; thence S 85°47'39" E a distance of 213.27' to an Existing ½" Iron Pipe, being the southwestern corner of the Kurt Fain property recorded in Deed Book 1479 Page 2180; thence along the common southern line of the aforementioned Fain property, S 85°45'50" E a distance of 106.40' to an Existing ½" Iron Pipe, being the southwestern corner of the Amy Harris property as recorded in Deed Book 1607 Page 1140; thence along the common southern line of the aforementioned Harris property, S 85°05'58" E a distance of 156.19' to an Existing Iron Rod, being the southwestern corner of the Filadelfio Maestas property recorded in Deed Book 1618 Page 752; thence along the common southern line of the

aforementioned Maestas property, S 85°43'40" E a distance of 150.00' to an Existing Iron Rod, being the southwestern corner of the John Chandler property; thence along the common southern line of Chandler and Susan Treadway as recorded in Deed Book 1577 Page 2829, S 85°56'29" E a distance of 600.11' to an Existing Iron Rod being the southwestern corner of the property of Nathaniel Stone as recorded in Deed Book 922 Page 514; thence along the common southern line of the aforementioned Stone property, S 85°21'20" E a distance of 99.79' to an Existing ½" Iron Pipe, being the southwestern corner of Nathan Stone as recorded in Deed Book 1581 Page 1514; thence continuing along the Stone property, S 85°26'14" E a distance of 216.31' to an Existing ½" Iron Pipe; on the western right of way of Price Acres Road; thence crossing the right of way of Price Acres Road, S 86°04'45" E a distance of 263.67' to an Existing Iron Pipe, being a common corner with the Kay Crouch property recorded in Deed Book 730; Page 729 and the William Holcomb property; thence along the Holcomb property S 86°04'45" E crossing a New Iron Rod at a distance of 199.45' having North Carolina Grid Coordinates of N: 945811.9056 E: 1793994.9796 a total distance of 229.46' to a computed point in the centerline of the aforementioned Reid School Road; thence with the centerline of Reid School Road, S 02°59'27" W a distance of 1126.26' to the **POINT AND PLACE OF BEGINNING**, having an area of more or less 63.275 acres.

3. A survey plat is attached showing the area proposed for annexation in relation to the primary corporate limits of the City of Reidsville, N.C.

PROPERTY INFORMATION:

Location: Off Reid School Rd.

Parcel No.: 185013Z1

Property Owner Mailing Address: 13815 CINNABAR PL.

HUNTERSVILLE NC 28078-5329

Owner Signature:



(Signature)

Owner Signature:

_____ (Signature)

Received by the Director of Planning & Community Development, City of Reidsville, NC

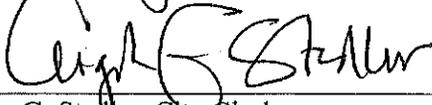
on January 22, 2025.



Jason Hardin, Director of Planning & Community Development

Received by the City Clerk, City of Reidsville, N.C.

on January 22, 2025.



Angela G. Stadler, City Clerk





THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

A2025-02

**RESOLUTION DIRECTING THE CLERK
TO INVESTIGATE A PETITION RECEIVED
UNDER G.S. 160A-31**

WHEREAS, a petition requesting annexation of an area described in said petition was received on January 22, 2025 by the City Council of the City of Reidsville; and

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

WHEREAS, the City Council of the City of Reidsville deems it advisable to proceed in response to this request for annexation;

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

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

This the 11th day of February, 2025.

Donald L. Gorham
Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC
City Clerk

“Live Simply. Think Big.”



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

A2025-02

CERTIFICATE OF SUFFICIENCY

To the City Council of the City of Reidsville, North Carolina:

I, Angela G. Stadler, City Clerk, do hereby certify that I have investigated the petition attached hereto and have found as a fact that said petition is signed by all owners of real property lying in the area described therein, in accordance with G.S. 160A-31.

In witness whereof, I have hereunto set my hand and affixed the seal of the City of Reidsville, this 4th day of February, 2025.



Angela G. Stadler, CMC/NCCMC
City Clerk



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

A2025-02

**RESOLUTION FIXING DATE OF PUBLIC HEARING
ON QUESTION OF ANNEXATION
PURSUANT TO G.S. 160A-31
*Reid School Road - Parcel #185013Z1***

WHEREAS, a petition requesting annexation of the area described herein has been received; and

WHEREAS, the City Council has by resolution directed the City Clerk to investigate the sufficiency of the petition; and

WHEREAS, certification by the City Clerk as to the sufficiency of the petition has been made;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Reidsville, North Carolina that:

Section 1. A public hearing on the question of annexation of the area described herein will be held at Reidsville City Hall, 230 West Morehead Street, at 6:00 P.M. on Tuesday, March 11, 2025.

Section 2. The area proposed for annexation is described as follows:

BEGINNING at a computed point in the centerline of Reid School Road, SR 2414, said point being the southeastern corner of the aforementioned Tuttle property at the intersection of the 60' right of way of Urban Loop Road, SR 2415; thence along the northern right of way of Urban Loop Road, the following three(3) courses and distances, S 56°48'22" **W**, passing a New Iron Rod at 38.37', having North Carolina Grid Coordinates, of N: 944664.0908, E: 1793934.0366, for a total distance of 330.64' to a New Iron Rod; thence N 87°37'46" **W** a distance of 310.45' to a New Iron Rod; thence S 00°47'19" **E** a distance of 39.81' to a New Iron Rod, being the Henry Arthur property recorded in Deed Book 1171, Page 2163, and being the northeastern corner of lot 1 recorded in Plat Book 24 Page 1; thence along the common northern line of the aforementioned Arthur, N 87°18'39" **W** a distance of 593.95' to an Existing ½" Iron Pipe, being the northeastern corner of the Camellia Julian property recorded in Deed Book 1575 Page 946, and being lot 7 as recorded in Plat Book 17 Page 73; thence along the common northern line of the aforementioned Julian property, the following two(2) courses and distances, N 86°42'53" **W** a distance of 655.25' to an Existing Angle Iron; thence N 88°22'07" **W** a distance of 190.85' to a computed point in a pond, said point being a common corner with the Rodie Kennedy property as recorded in Deed Book 1633 Page 1425 and being lot 9 as

“Live Simply. Think Big.”

recorded in Plat Book 59 Page 33, said computed point witnessed by an Existing ½" Iron Pipe being S 34°23'45" W a distance of 35.77'; thence along the common eastern line of the aforementioned Kennedy property, N 02°09'36" E a distance of 335.30' to an Existing ½" Iron Pipe in the eastern line of the Albert Carlton Johnson property, recorded in Deed Book 1178 Page 74, and recorded in Plat Book 53 Page 30; thence continuing along the aforementioned Johnson property, the following three(3) courses and distances, N 02°10'46" Ea distance of 868.86' to an Existing Stone; thence N 02°11'37" E a distance of 208.21' to a New Iron Rod; thence S 85°47'39" E a distance of 213.27' to an Existing ½" Iron Pipe, being the southwestern comer of the Kurt Fain property recorded in Deed Book 1479 Page 2180; thence along the common southern line of the aforementioned Fain property, S 85°45'50" E a distance of 106.40' to an Existing ½" Iron Pipe, being the southwestern comer of the Amy Harris property as recorded in Deed Book 1607 Page 1140; thence along the common southern line of the aforementioned Harris property, S 85°05'58" E a distance of 156.19' to an Existing Iron Rod, being the southwestern comer of the Filadelfio Maestas property recorded in Deed Book 1618 Page 752; thence along the common southern line of the aforementioned Maestas property, S 85°43'40" E a distance of 150.00' to an Existing Iron Rod, being the southwestern comer of the John Chandler property; thence along the common southern line of Chandler and Susan Treadway as recorded in Deed Book 1577 Page 2829, S 85°56'29" E a distance of 600.11' to an Existing Iron Rod being the southwestern comer of the property of Nathaniel Stone as recorded in Deed Book 922 Page 514; thence along the common southern line of the aforementioned Stone property, S 85°21'20" E a distance of 99.79' to an Existing ½" Iron Pipe, being the southwestern comer of Nathan Stone as recorded in Deed Book 1581 Page 1514; thence continuing along the Stone property, S 85°26'14" E a distance of 216.31' to an Existing ½" Iron Pipe; on the western right of way of Price Acres Road; thence crossing the right of way of Price Acres Road, S 86°04'45" E a distance of 263.67' to an Existing Iron Pipe, being a common comer with the Kay Crouch property recorded in Deed Book 730; Page 729 and the William Holcomb property; thence along the Holcomb property S 86°04'45" E crossing a New Iron Rod at a distance of 199.45' having North Carolina Grid Coordinates of N: 945811.9056 E: 1793994.9796 a total distance of 229.46' to a computed point in the centerline of the aforementioned Reid School Road; thence with the centerline of Reid School Road, S 02°59'27" W a distance of 1126.26' to the **POINT AND PLACE OF BEGINNING**, having an area of more or less 63.275 acres.

Section 3. Notice of the public hearing shall be published in *RockinghamNow*, a newspaper having general circulation in the City of Reidsville, at least ten (10) days prior to the date of the public hearing.

This the 11th day of February, 2025.

Donald L. Gorham
Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC
City Clerk



The City of

Reidsville

North Carolina

Department of Planning & Community Development

230 W. Morehead Street, Reidsville, NC 27320 Ph. (336)-349-1065

Planning@reidsvillenc.gov

MEMORANDUM

TO: The Honorable Mayor Gorham, Members of the
Reidsville City Council, and Summer Woodard, City Manager
FROM: Jason Hardin, Director of Planning & Community Development
DATE: February 11, 2025
RE: Voluntary Annexation Request for Property Off Gibbs Lake Rd.

Attached is a fully executed request by the owners of Rockingham County Tax Parcel #142535Z1 shown on the tax record as William F. McCleod Trustee and Dorothy S. Richardson Trustee to voluntarily annex 120.769 acres off Gibbs Lake Rd. This is a contiguous annexation as the city limit line already runs through a portion of the property.

Staff finds this petition to be valid and recommends approval of the Ordinance to extend the corporate limit after the required public hearing.

Enclosures



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

A2025-01

**AN ORDINANCE TO EXTEND THE
CORPORATE LIMITS OF THE
CITY OF REIDSVILLE, NORTH CAROLINA
*Off Gibbs Lake Road - Parcel #142535Z1***

WHEREAS, the City Council has been petitioned under G.S. 160A-31 to annex the area described below; and

WHEREAS, the City Council has by resolution directed the City Clerk to investigate the sufficiency of the petition; and

WHEREAS, the City Clerk has certified the sufficiency of the petition and a public hearing on the question of this annexation was held in City Council Chambers, 230 West Morehead Street, at 6:00 P.M. on Tuesday, February 11, 2025, after due notice by publication on Sunday, January 26, 2025; and

WHEREAS, the City Council finds that the petition meets the requirements of G.S. 160A-31;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Reidsville, North Carolina that:

Section 1. By virtue of the authority granted by G.S. 160A-31, approximately 120 acres, Parcel No. 142535Z1, off Gibbs Lake Road, is hereby annexed and made part of the City of Reidsville effectively immediately:

Beginning at a point on the southern margin of Freeway Drive, where the existing City of Reidsville limits intersect the southern margin of Freeway Drive, thence with the southern margin of Freeway Drive S28° 44' 28"E for a distance of 417.84' to a computed point; thence S29° 26' 59"E for a distance of 81.43' to a computed point on the western margin of Gibbs Lake Road; thence continuing with the western margin of Gibbs Lake Road in a curve to the left having a radius of 108.14' and chord bearing of S38° 04' 13"W for a chord distance of 93.06' to a computed point; thence in a curve to the left having a radius of 833.03' and a chord bearing of S8° 48' 59"W for a chord distance of 109.44' to a computed point; thence S5° 03' 00"W for a distance of 309.15' to a computed point; thence in a curve to the right having a radius of 808.00'

“Live Simply. Think Big.”

and a chord bearing of S10° 55' 56"W for a chord distance of 165.61' to a computed point; thence S16° 48' 51"W for a distance of 456.57' to a computed point; thence in a curve to the right having a radius of 3,595.00' and chord bearing of S19° 02' 22"W for a chord distance of 279.17' to a computed point; thence S21° 15' 53"W for a distance of 369.08' to a computed point, thence in a curve to the left having a radius of 640.00' and a chord bearing of S13° 16' 17"W with a chord distance of 177.99' to a computed point; thence S5° 16' 41"W for a distance of 165.65' to a computed point; thence in a curve to the right having a radius of 2616.00' and chord bearing of S6° 40' 26"W with a chord distance of 127.45' to a computed point; thence S8° 04' 11"W for a distance of 33.73' to a computed point; thence S81° 55' 49"E for a distance of 28.55' to a computed point in the centerline of the end of Gibbs Lake Road, thence leaving the right of way of Gibbs Lake Road S1° 30' 18"W for a distance of 86.31' to an existing iron pipe, a common corner with Lurz property; thence S17° 41' 29"E for a distance of 175.32' to an iron pipe; thence S49° 30' 53"E for a distance of 301.63' to an iron pipe the northwestern corner of the Grogan Family Farm LLC property; thence with the northern most line of the Grogan Family Farm LLC property S86° 28' 55"W for a distance of 1482.39' to an iron pipe, a rear corner of Lot 8 of the Oak Hill Subdivision recorded in Plat Book 11, page 72; thence with the rear lines of Oak Hill Subdivision lots the following courses and distances, N79° 07' 36"W for a distance of 197.91' to an iron pipe; S50° 01' 48"W for a distance of 142.29' to a computed point; S86° 20' 52"W for a distance of 108.58' to an iron pipe; thence S42° 53' 49"W for a distance of 136.27' to an iron pipe; thence leaving the Oak Hill Subdivision along Bobby Lee Huffman property N83° 00' 11"W for a distance of 415.28' to an iron pipe; thence N83° 01' 02"W for a distance of 355.52' to an iron pipe, a common corner with Steve Crouse property; thence N3° 40' 24"E for a distance of 107.35' to an iron pipe on the western line of the Crouse property; thence with the line of Wendy Pruitt N28° 20' 43"E for a distance of 1169.26' to an iron pipe; thence N87° 43' 45"W for a distance of 489.25' to an axle found; thence N3° 45' 13"E for a distance of 601.40' to an axle, a common corner with Gerard Letourneau; thence N89° 49' 48"E for a distance of 620.55' to a disturbed iron pipe; thence N89° 46' 44"E for a distance of 789.26' to a stone, a common corner with Melvin Blackwell; thence N35° 45' 49"E for a distance of 1922.81' to a point on the southern line of 87 properties boundary; thence S56° 55' 56"E for a distance of 141.82' to the point and place of beginning, containing 120.769 acres, more or less.

Section 2. Effective immediately, the above described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force in the City of Reidsville and shall be entitled to the same privileges and benefits as other parts of the City of Reidsville. Said territory shall be subject to municipal taxes according to G.S. 160A-58.10.

Section 3. The Mayor of the City of Reidsville shall cause to be recorded in the office of the Register of Deeds of Rockingham 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 above, together with a duly certified copy of this ordinance. Such a map shall also be delivered to the Rockingham County Board of Elections, as required by G.S. 163-288.1.

Adopted this 11th day of February, 2025.

Donald L. Gorham
Mayor

ATTEST:

APPROVED AS TO FORM:

Angela G. Stadler, CMC/NCCMC
City Clerk

William F. McLeod Jr.
City Attorney

PETITION FOR VOLUNTARY ANNEXATION
Contiguous Property

Date: 11/27/24

To the City Council of the City of Reidsville, Rockingham County, North Carolina:

1. We the undersigned owners of the real property respectfully request the area described in paragraph 2 below be annexed into the City of Reidsville, NC
2. The area to be annexed is contiguous to the City of Reidsville, NC and the boundaries of such territory are as follows:

BEGINNING AT A POINT ON THE SOUTHERN MARGIN OF FREEWAY DRIVE, WHERE THE EXISTING CITY OF REIDSVILLE LIMITS INTERSECT THE SOUTHERN MARGIN OF FREEWAY DRIVE, THENCE WITH THE SOUTHERN MARGIN OF FREEWAY DRIVE S28° 44' 28"E FOR A DISTANCE OF 417.84' TO A COMPUTED POINT; THENCE S29° 26' 59"E FOR A DISTANCE OF 81.43' TO A COMPUTED POINT ON THE WESTERN MARGIN OF GIBBS LAKE ROAD; THENCE CONTINUING WITH THE WESTERN MARGIN OF GIBBS LAKE ROAD IN A CURVE TO THE LEFT HAVING A RADIUS OF 108.14' AND CHORD BEARING OF S38° 04' 13"W FOR A CHORD DISTANCE OF 93.06' TO A COMPUTED POINT; THENCE IN A CURVE TO THE LEFT HAVING A RADIUS OF 833.03' AND A CHORD BEARING OF S8° 48' 59"W FOR A CHORD DISTANCE OF 109.44' TO A COMPUTED POINT; THENCE S5° 03' 00"W FOR A DISTANCE OF 309.15' TO A COMPUTED POINT; THENCE IN A CURVE TO THE RIGHT HAVING A RADIUS OF 808.00' AND A CHORD BEARING OF S10° 55' 56"W FOR A CHORD DISTANCE OF 165.61' TO A COMPUTED POINT; THENCE S16° 48' 51"W FOR A DISTANCE OF 456.57' TO A COMPUTED POINT; THENCE IN A CURVE TO THE RIGHT HAVING A RADIUS OF 3,595.00' AND CHORD BEARING OF S19° 02' 22"W FOR A CHORD DISTANCE OF 279.17' TO A COMPUTED POINT; THENCE S21° 15' 53"W FOR A DISTANCE OF 369.08' TO A COMPUTED POINT, THENCE IN A CURVE TO THE LEFT HAVING A RADIUS OF 640.00' AND A CHORD BEARING OF S13° 16' 17"W WITH A CHORD DISTANCE OF 177.99' TO A COMPUTED POINT; THENCE S5° 16' 41"W FOR A DISTANCE OF 165.65' TO A COMPUTED POINT; THENCE IN A CURVE TO THE RIGHT HAVING A RADIUS OF 2616.00' AND CHORD BEARING OF S6° 40' 26"W WITH A CHORD DISTANCE OF 127.45' TO A COMPUTED POINT; THENCE S8° 04' 11"W FOR A DISTANCE OF 33.73' TO A COMPUTED POINT; THENCE S81° 55' 49"E FOR A DISTANCE OF 28.55' TO A COMPUTED POINT IN THE CENTERLINE OF THE END OF GIBBS LAKE ROAD, THENCE LEAVING THE RIGHT OF WAY OF GIBBS LAKE ROAD S1° 30' 18"W FOR A DISTANCE OF 86.31' TO AN EXISTING IRON PIPE, A COMMON CORNER WITH LURZ PROPERTY; THENCE S17° 41' 29"E FOR A DISTANCE OF 175.32' TO AN IRON PIPE; THENCE S49° 30' 53"E FOR A DISTANCE OF 301.63' TO AN IRON PIPE THE NORTHWESTERN CORNER OF THE GROGAN FAMILY FARM LLC PROPERTY; THENCE WITH THE NORTHERN MOST LINE OF THE GROGAN FAMILY FARM LLC PROPERTY S86° 28' 55"W FOR A DISTANCE OF 1482.39' TO AN IRON PIPE, A REAR CORNER OF LOT 8 OF THE OAK HILL SUBDIVISION RECORDED IN PLAT BOOK 11, PAGE 72; THENCE WITH THE

REAR LINES OF OAK HILL SUBDIVISION LOTS THE FOLLOWING COURSES AND DISTANCES, N79° 07' 36"W FOR A DISTANCE OF 197.91' TO AN IRON PIPE; S50° 01' 48"W FOR A DISTANCE OF 142.29' TO A COMPUTED POINT; S86° 20' 52"W FOR A DISTANCE OF 108.58' TO AN IRON PIPE; THENCE S42° 53' 49"W FOR A DISTANCE OF 136.27' TO AN IRON PIPE; THENCE LEAVING THE OAK HILL SUBDIVISION ALONG BOBBY LEE HUFFMAN PROPERTY N83° 00' 11"W FOR A DISTANCE OF 415.28' TO A IRON PIPE; THENCE N83° 01' 02"W FOR A DISTANCE OF 355.52' TO AN IRON PIPE, A COMMON CORNER WITH STEVE CROUSE PROPERTY; THENCE N3° 40' 24"E FOR A DISTANCE OF 107.35' TO AN IRON PIPE ON THE WESTERN LINE OF THE CROUSE PROPERTY; THENCE WITH THE LINE OF WENDY PRUIT N28° 20' 43"E FOR A DISTANCE OF 1169.26' TO AN IRON PIPE; THENCE N87° 43' 45"W FOR A DISTANCE OF 489.25' TO AN AXLE FOUND; THENCE N3° 45' 13"E FOR A DISTANCE OF 601.40' TO AN AXLE, A COMMON CORNER WITH GERARD LETOURNEAU; THENCE N89° 49' 48"E FOR A DISTANCE OF 620.55' TO A DISTURBED IRON PIPE; THENCE N89° 46' 44"E FOR A DISTANCE OF 789.26' TO A STONE, A COMMON CORNER WITH MELVIN BLACKWELL; THENCE N35° 45' 49"E FOR A DISTANCE OF 1922.81' TO A POINT ON THE SOUTHERN LINE OF 87 PROPERTIES BOUNDARY; THENCE S56° 55' 56"E FOR A DISTANCE OF 141.82' TO THE POINT AND PLACE OF BEGINNING, CONTAINING 120.769 ACRES, MORE OF LESS.

3. A survey plat is attached showing the area proposed for annexation in relation to the primary corporate limits of the City of Reidsville, NC.

PROPERTY INFORMATION:

Location: Off Gibbs Lake Rd.

Parcel No.: 142535Z1

Property Owner Mailing Address: 2313 Belmont Dr.
Reidsville, NC 27320-6805

Owner Signature:

see attached...

(Signature)

(insert name)

Owner Signature:

(Signature)

(insert name other names, if applicable)

Received by the Director of Planning & Community Development, City of Reidsville, NC

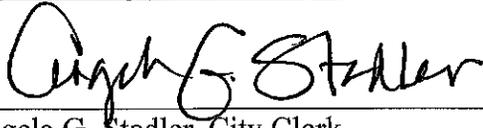
on December, 3, 2024.



Jason Hardin, Director of Planning & Community Development

Received by the City Clerk, City of Reidsville, N.C.

on December 3, 2024.



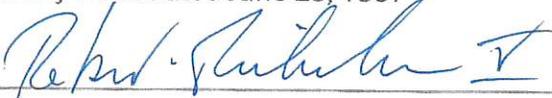
Angela G. Stadler, City Clerk



Owner Signatures:

William F. McLeod, Jr., Co-Trustee of the G. Irvin Richardson
Family Trust dated June 23, 1997

Dorothy S. Richardson, Co-Trustee of the G. Irvin Richardson
Family Trust dated June 23, 1997



Robert P. Richardson, V, Trustee of the Robert P. Richardson, IV
Revocable Trust dated July 27, 2005

Peter Duane Vieth, by and through William F. McLeod, Jr.
Attorney-in-Fact

Gwendolyn P. Vieth, by and through William F. McLeod, Jr.
Attorney-in-Fact

Robert Richardson Vieth, by and through William F. McLeod, Jr.
Attorney-in-Fact

Jane Vieth Merlo, by and through William F. McLeod, Jr.
Attorney-in-Fact

William H. Merlo, by and through William F. McLeod, Jr.
Attorney-in-Fact

Owner Signatures:

William F. McLeod - Co-Trustee

William F. McLeod, Jr., Co-Trustee of the G. Irvin Richardson Family Trust dated June 23, 1997

Dorothy S. Richardson - Co-Trustee

Dorothy S. Richardson, Co-Trustee of the G. Irvin Richardson Family Trust dated June 23, 1997

Robert P. Richardson, V, Trustee of the Robert P. Richardson, IV Revocable Trust dated July 27, 2005

Peter Duane Vieth by: William F. McLeod - Attorney-in-Fact

Peter Duane Vieth, by and through William F. McLeod, Jr.
Attorney-in-Fact

Gwendolyn P. Vieth by: William F. McLeod - Attorney-in-Fact

Gwendolyn P. Vieth, by and through William F. McLeod, Jr.
Attorney-in-Fact

Robert Richardson Vieth by: William F. McLeod - Attorney-in-Fact

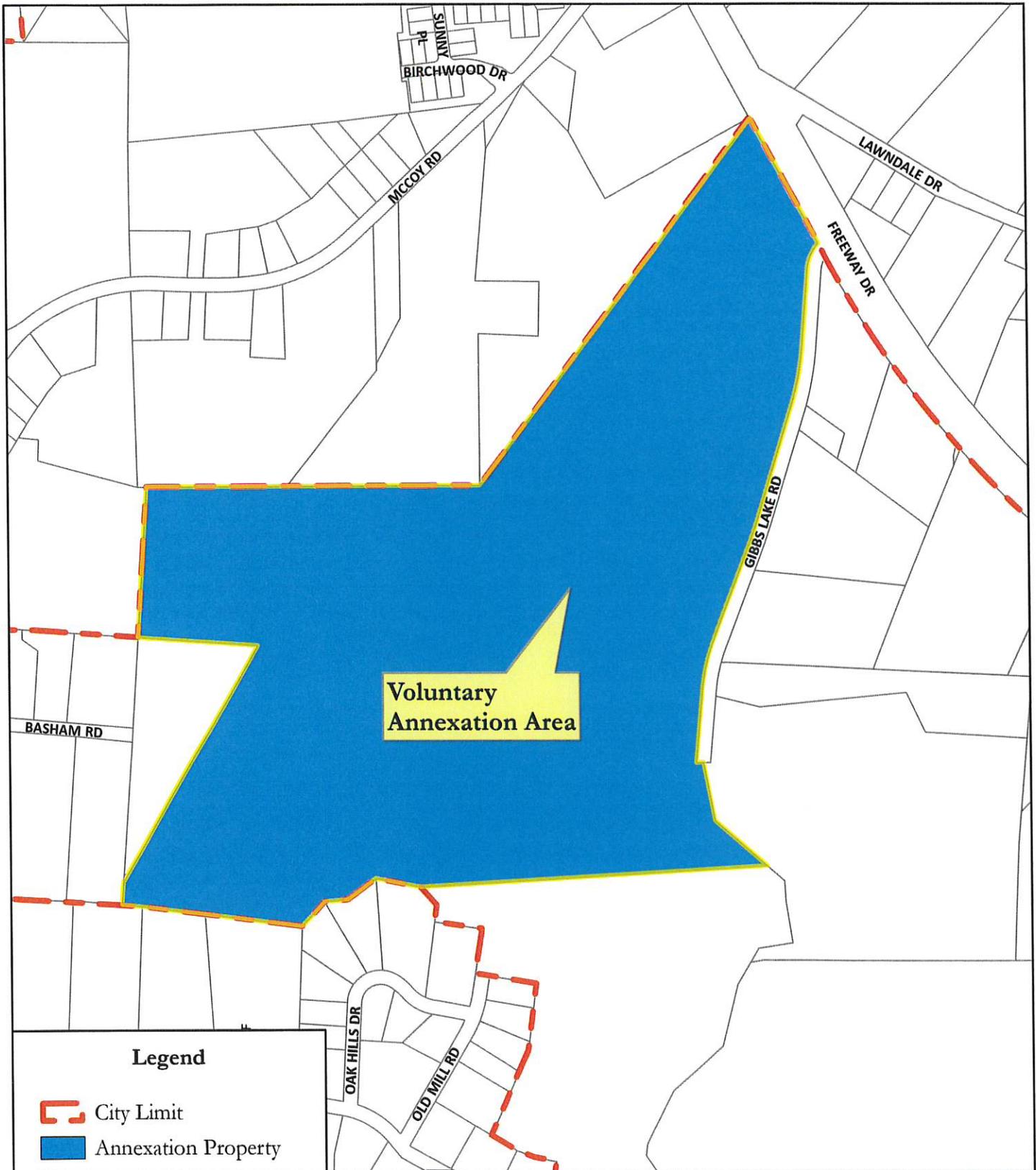
Robert Richardson Vieth, by and through William F. McLeod, Jr.
Attorney-in-Fact

Jane Vieth Merlo by: William F. McLeod - Attorney-in-Fact

Jane Vieth Merlo, by and through William F. McLeod, Jr.
Attorney-in-Fact

William H. Merlo by: William F. McLeod - Attorney-in-Fact

William H. Merlo, by and through William F. McLeod, Jr.
Attorney-in-Fact



Legend

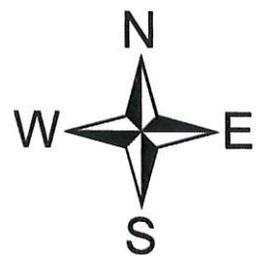
-  City Limit
-  Annexation Property

**Gibbs Lake Rd. Parcel: #142535Z1
Voluntary Annexation Request**

Prepared by: City of Reidsville
Dept. of Planning & Community Development
Planning & GIS Division

1/3/2025

Disclaimer: the City of Reidsville shall not be held liable for any error in this data. This includes any omission, positional accuracy, or any error of any kind. This document cannot be construed to be a legal document.





THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

NOTICE OF PUBLIC HEARING ON REQUEST FOR CONTIGUOUS VOLUNTARY ANNEXATION *Off Gibbs Lake Road (Parcel #142535Z1)*

A2025-01

The public will take notice that the City Council of the City of Reidsville will hold a public hearing at 6 p.m. on Tuesday, February 11, 2025, in City Council Chambers, 230 W. Morehead Street, Reidsville, NC, on the question of voluntarily annexing approximately 120 acres, more or less, Parcel No. 142535Z1, as requested by petition filed pursuant to G.S. 160A-31 and described as follows:

Beginning at a point on the southern margin of Freeway Drive, where the existing City of Reidsville limits intersect the southern margin of Freeway Drive, thence with the southern margin of Freeway Drive S28° 44' 28"E for a distance of 417.84' to a computed point; thence S29° 26' 59"E for a distance of 81.43' to a computed point on the western margin of Gibbs Lake Road; thence continuing with the western margin of Gibbs Lake Road in a curve to the left having a radius of 108.14' and chord bearing of S38° 04' 13"W for a chord distance of 93.06' to a computed point; thence in a curve to the left having a radius of 833.03' and a chord bearing of S8° 48' 59"W for a chord distance of 109.44' to a computed point; thence S5° 03' 00"W for a distance of 309.15' to a computed point; thence in a curve to the right having a radius of 808.00' and a chord bearing of S10° 55' 56"W for a chord distance of 165.61' to a computed point; thence S16° 48' 51"W for a distance of 456.57' to a computed point; thence in a curve to the right having a radius of 3,595.00' and chord bearing of S19° 02' 22"W for a chord distance of 279.17' to a computed point; thence S21° 15' 53"W for a distance of 369.08' to a computed point, thence in a curve to the left having a radius of 640.00' and a chord bearing of S13° 16' 17"W with a chord distance of 177.99' to a computed point; thence S5° 16' 41"W for a distance of 165.65' to a computed point; thence in a curve to the right having a radius of 2616.00' and chord bearing of S6° 40' 26"W with a chord distance of 127.45' to a computed point; thence S8° 04' 11"W for a distance of 33.73' to a computed point; thence S81° 55' 49"E for a distance of 28.55' to a computed point in the centerline of the end of Gibbs Lake Road, thence leaving the right of way of Gibbs Lake Road S1° 30' 18"W for a distance of 86.31' to an existing iron pipe, a common corner with Lurz property; thence S17° 41' 29"E for a distance of 175.32' to an iron pipe; thence S49° 30' 53"E for a distance of 301.63' to an iron pipe the northwestern corner of the Grogan Family Farm LLC property; thence with the northern most line of the Grogan Family Farm LLC

“Live Simply. Think Big.”

property S86° 28' 55"W for a distance of 1482.39' to an iron pipe, a rear corner of Lot 8 of the Oak Hill Subdivision recorded in Plat Book 11, page 72; thence with the rear lines of Oak Hill Subdivision lots the following courses and distances, N79° 07' 36"W for a distance of 197.91' to an iron pipe; S50° 01' 48"W for a distance of 142.29' to a computed point; S86° 20' 52"W for a distance of 108.58' to an iron pipe; thence S42° 53' 49"W for a distance of 136.27' to an iron pipe; thence leaving the Oak Hill Subdivision along Bobby Lee Huffman property N83° 00' 11"W for a distance of 415.28' to an iron pipe; thence N83° 01' 02"W for a distance of 355.52' to an iron pipe, a common corner with Steve Crouse property; thence N3° 40' 24"E for a distance of 107.35' to an iron pipe on the western line of the Crouse property; thence with the line of Wendy Pruitt N28° 20' 43"E for a distance of 1169.26' to an iron pipe; thence N87° 43' 45"W for a distance of 489.25' to an axle found; thence N3° 45' 13"E for a distance of 601.40' to an axle, a common corner with Gerard Letourneau; thence N89° 49' 48"E for a distance of 620.55' to a disturbed iron pipe; thence N89° 46' 44"E for a distance of 789.26' to a stone, a common corner with Melvin Blackwell; thence N35° 45' 49"E for a distance of 1922.81' to a point on the southern line of 87 properties boundary; thence S56° 55' 56"E for a distance of 141.82' to the point and place of beginning, containing 120.769 acres, more or less.

This the 26th day of January, 2025.

Angela G. Stadler, CMC/NCCMC
City Clerk

The City of Reidsville shares the goals of the Americans with Disabilities Act, which protects qualified individuals from discrimination on the basis of disabilities and provides for equality of opportunity in the services, programs, activities and employment of the City. Any individual with a disability who needs an interpreter or other auxiliary aids or services for this meeting may contact the City of Reidsville at 336-349-1030 (Voice). The toll-free number for Relay North Carolina is 1-800-235-2962 (TT).

Rockingham Now: Publish Date Sunday, January 26, 2025



The City of
Reidsville

North Carolina

Department of Planning & Community Development

230 W, Morehead Street, Reidsville, NC 27320 Ph. (336)349-1065

Planning@reidsvillenc.gov

MEMORANDUM

TO: The Honorable Mayor Gorham, Members of the Reidsville City Council, and Summer Moore, City Manager
FROM: City of Reidsville Planning Staff
DATE: January 15, 2025
RE: Docket No. CZ 2025-01 – Conditional Zoning Request

Legacy Investment and Development, LLC is petitioning with written consent of the current owner to have an initial City of Reidsville zoning designation of Conditional Zoning Residential-12 (CZ R-12) assigned to the property located Gibbs Lake Rd. (Rockingham County Parcel Number 142535Z1). The owner of the property is Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees. The owner is petitioning to voluntarily annex the parcel into the City of Reidsville corporate limit, and the property will require a City zoning designation upon annexation. The owner and applicant may submit a petition for annexation and rezoning request concurrently with the understanding the zoning is contingent upon approval of the annexation request.

The parcel encompasses a total combined area of 137.238 acres. The land includes a mix of City Highway Business (HB) zoning and Residential Agricultural-20 (RA-20) along with Rockingham County Residential Agricultural (RA) zoning and is undeveloped. Existing water and sewer service are available. City water and sewer mains are located in the ROW of Freeway Dive and another sewer main crosses the southwestern corner of the parcel. Note, capacity to support this development is contingent upon upgrades to the Forrest Drive pump station serving the area. Funds have been allocated for design, but not for construction, at present time. There are several waterways flowing across the property from the same stream source. As the property is located in the Jordan Lake Watershed, any development must include 50-foot riparian buffers from the stream bank to assist in protecting water quality.

The proposed conditional rezoning aligns with Goal #3 of the Reidsville Land Development Plan, to expand housing. This includes expanding the housing stock and providing a variety of housing options that are attractive and affordable to people of all income levels. This property is located in Growth Management Area 3 – Suburban, which surrounds the city center, primarily encompassing the areas to the south, southwest, north, northwest, and west of the City. GMA 3 is predominately characterized by a mix of residential and commercial development, with ample vacant land available for development. According to the Land Development Plan, GMA 3 prioritizes the expansion of residential development and provides an existing transportation network capable of accommodating growth. Additionally, GMA 3 residential development in close proximity to commercial, office and industrial employment as well as retail services.

Staff finds the proposed conditional rezoning to be consistent with the Reidsville Land Development Plan, reasonable, and in the public interest based on the aforementioned information provided in this report and the attached statements of reasonableness and consistency.

The planning staff recommend the proposed conditional rezoning application be approved.

PLANNING BOARD RECOMMENDATION

The Planning Board unanimously recommended the proposed conditional rezoning application be approved.



**CITY OF REIDSVILLE
DEPARTMENT OF PLANNING
& COMMUNITY DEVELOPMENT**

CONSISTENCY & REASONABLENESS DETERMINATION

The Reidsville City Council has reviewed **Case CZ 2025-01**, rezoning from **Highway Business, Residential Agricultural-20 (RA-20), and County Residential Agricultural to Conditional Zoning Residential-12 (CZ R-12)** and as required by North Carolina General Statute 160D makes the following findings:

1. The proposed action is found to be consistent with the adopted Reidsville Land Development Plan. This zoning amendment is supported by the intent and descriptions of **Growth Management Area 3 – Suburban**.
 - A. This parcel is located in the **Growth Management Area 3 – Suburban** according to the Reidsville Land Development Plan, and is characterized by residential development.
 - B. Uses permitted within this **CZ R-12** district are compatible with a variety of land uses including those in the surrounding area.
2. The proposed action is found to be reasonable:
 - A. The subject property is adjacent to other existing residential districts.
 - B. The uses allowed in this **CZ R-12** district are appropriate for the land, considering its effect upon the landowners, neighbors and community, and are generally harmonious with uses found in the area surrounding these properties.
 - C. **Growth Management Area 3** is primarily focused on expanding residential development.



**CITY OF REIDSVILLE
DEPARTMENT OF PLANNING
& COMMUNITY DEVELOPMENT**

DRAFT MOTIONS TO APPROVE/DENY

Below are suggested motions to either recommend the proposed zoning map amendment be approved or denied depending on the position the Council wishes to take on the case.

APPROVE

“I make a motion that the proposed rezoning be **APPROVED** for the specified parcel to the requested zoning district based upon the **CONSISTENCY AND REASONABLENESS DETERMINATION** statements that are included in the Council agenda packet, submitted during the rezoning presentation and as may be amended, incorporated into the motion and hereby adopted, to be included in the minutes.”

DENY

“I make a motion that the proposed rezoning be **DENIED** for the specified parcel to the requested zoning district based upon **[INSERT SPECIFIC REASONING]**, as may be amended and incorporated into the motion, to be included in the minutes.”

**A RESOLUTION ADOPTING A STATEMENT OF CONSISTENCY AND
REASONABLENESS REGARDING A PROPOSED AMENDMENT TO THE
CITY OF REIDSVILLE ZONING ORDINANCE**

CONDITIONAL ZONING MAP AMENDMENT

DOCKET # CZ 2025-01

WHEREAS, pursuant to North Carolina General Statutes Chapter 160D-605, prior to adoption or rejection of any zoning amendment, the Reidsville City Council is required to adopt a statement as to whether the amendment is consistent with the Land Development Plan and why the City Council considers the action taken to be reasonable and in the public interest;

WHEREAS, on July 12, 2022, the Reidsville City Council adopted the Land Development Plan which included a Future Land Use Map. Plans such as the City of Reidsville Land Development Plan are not designed to be static but are meant to reflect the City of Reidsville's needs, plans for future development and to remain in compliance with North Carolina State Law and the City of Reidsville's ordinances;

WHEREAS, the City of Reidsville received a request to amend the zoning map for a parcel encompassing a total area of 137.375 acres located off Gibbs Lake Road from the zoning designations of Highway Business (HB), Residential Agricultural-20 (RA-20) and Rockingham County Residential Agricultural (RA).

WHEREAS, On January 22, 2025 the City of Reidsville Planning Board voted to recommend to the Reidsville City Council that the conditional zoning map amendment request be approved.

STATEMENT OF NEED: The rezoning of the subject property(s) would enable them to be utilized in a way that would benefit the City of Reidsville in future development and growth. These uses are compatible with the surrounding commercial and residential districts.

STATEMENT OF CONSISTENCY: The goals of the 2022 City of Reidsville Land Development Plan are to make smart growth decisions by carefully managing growth to:

- A. Revitalize downtown through new development and redevelopment.
- B. Encourage economic development and bring a greater variety of businesses to the City.
- C. Expand available housing stock with options that are attractive and affordable.
- D. Develop community based opportunities for children and young adults.
- E. Improve our parks, trail systems to promote greater Greenway connectivity.
- F. Promote long-term visions for greater connectivity, while preserving our sense of community.

STATEMENT OF REASONABLENESS: The Reidsville City Council finds the rezoning amendment reasonable, in accordance with G.S. 160D-605(b), as the subject property allows for the growth and expansion of neighborhoods supporting the local economic base of the City while improving access to quality open spaces and environmental amenities to improve the quality of life for all Reidsville residents.

WHEREAS, The Reidsville City Council has considered the written recommendation of the Planning Board and has held a public hearing on the proposed amendment, and the Council desires to adopt a statement describing why the adoption of the proposed amendment is consistent with the City of Reidsville's Land Development Plan, and why the City Council considers the proposed amendment to be reasonable and in the public interest;

NOW THEREFORE, BE IT RESOLVED BY THE REIDSVILLE CITY COUNCIL THAT:

1. The Reidsville City Council finds that the proposed amendment to the City of Reidsville's Zoning Map is consistent with the goals and recommendations of the 2022 City of Reidsville's Land Development Plan.
2. At no time are land use regulations or plans of the City of Reidsville or any jurisdiction in the State of North Carolina permitted to be in violation of the North Carolina General Statutes.
3. Therefore, based upon the foregoing information, the amendment to the City of Reidsville's Zoning Map is reasonable and, in the public interest.

ADOPTED this the _____ day of _____, 2025 by the City Council of the City of Reidsville, North Carolina.

DONALD L. GORHAM, MAYOR, REIDSVILLE, N.C.

Angela G. Stadler, City Clerk



CITY OF REIDSVILLE, NC CONDITIONAL ZONING APPLICATION

APPLICANT INFORMATION:

Name(s): Legacy Investment and Development, LLC

Address: 6239 Stanback Ct, Summerfield, NC 27358

Daytime Telephone No.: 336.420.8600

PROPERTY OWNER INFORMATION:

Name(s): Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees

Address: 2313 Belmont Drive, Reidsville, NC 27320

Daytime Telephone No.: _____

PROPERTY INFORMATION:

Rockingham County Tax Parcel Number: 142535Z1

Property size in acres (sq. ft. if less than one (1) acre): ±137.238 Ac

Property street location: Gibbs Lake Rd & Freeway Drive

Current use of property: Vacant/Undeveloped

Provide the required information as indicated below. Pursuant to the City of Reidsville Zoning Ordinance, this application will not be processed until application fees are paid, the form below is completed and signed and all required maps and plans and documents have been submitted to the satisfaction of the Department of Planning & Community Development.

CERTIFICATION

I hereby certify that I am the rightful and true owner(s) of the property(s) indicated on this application for zoning change. Additional signature space is provided on the following page.

William F. McLeod - Trustee
Property Owner Signature

Representative's Signature (if applicable)

William F. McLeod
Property Owner Name Printed

Representative's Name Printed

Name of Firm (if applicable)

Name of Firm (if applicable)

P.O. Box 539
Mailing Address

Mailing Address

Reidsville, NC 27320
City, State and Zip Code

City, State and Zip Code

I hereby request the Planning Board consider this rezoning application and to make recommendations to the City Council to amend the Zoning Map. I certify that all information provided by me is accurate to the best of my knowledge.

William F. McLeod - Trustee
Applicant(s) Signature

William F. McLeod Jr.
Applicant(s) Name Printed

ADDITIONAL SIGNATURES PAGE (Add As Needed):

Property Owner Signature

Representative's Signature (if applicable)

Property Owner Name Printed

Representative's Name Printed

Name of Firm (if applicable)

Name of Firm (if applicable)

Mailing Address

Mailing Address

City, State and Zip Code

City, State and Zip Code

Property Owner Signature

Representative's Signature (if applicable)

Property Owner Name Printed

Representative's Name Printed

Name of Firm (if applicable)

Name of Firm (if applicable)

Mailing Address

Mailing Address

City, State and Zip Code

City, State and Zip Code



**CITY OF REIDSVILLE
DEPARTMENT OF PLANNING
& COMMUNITY DEVELOPMENT**

REZONING REQUEST STAFF REPORT

DOCKET NO.: CZ 2025-01

PRESENTER: Jason Hardin, AICP, Director of Planning & Community Development

CONTRIBUTING STAFF: Jason Hardin, AICP, Director of Planning & Community Development
Drew Bigelow, City Planner I

PETITIONER: Legacy Investment and Development, LLC

OWNER(S): Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees

REQUEST: Assign initial City of Reidsville Conditional Zoning Residential-12 (CZ R-12) zoning designation.

LOCATION(S): Gibbs Lake Rd., Rockingham County Tax Parcel Number 142535Z1

PUBLIC NOTICE MAILED: Jan. 3, 2025

PUBLIC NOTICE POSTED ON PROPERTY: Jan. 3, 2025

PUBLIC NOTICE PUBLISHED IN NEWSPAPER: Jan. 5, 2025

SITE INFORMATION

Tax Parcel Number(s): 142535Z1

Site Acreage: 137.238 acres

Current land uses: Undeveloped

Availability of Water: Service is available within the ROW of Freeway Drive.

Availability of Sewer: Service is available within the ROW of McCoy Rd. and Freeway Drive, and another sewer main bisects the southwestern corner of the parcel.

Is the site located in the Jordan Lake Watershed? Yes.

Is the site located in the Troublesome Creek Watershed? Yes.

Is the site located within a floodplain? No.

Is the site located within a historic district? No.

What is the topography of the property? Flat

Is there a stream on the property? Yes, there are three tributaries running across the Property which flow from the same stream. Each will require 50-foot riparian buffers from development as the property is located in the Jordan Lake Watershed.

ZONING COMPABILITY ANALYSIS

North: City Residential-20 (R-20), City Residential-12 (R-12) & City Highway Business
South: County Residential Agricultural (RA), City Residential-20 (R-20) & City Residential Agricultural-20 (RA-20)
East: County Residential Agricultural (RA) & City Highway Business
West: City Residential Agricultural-20 (RA-20), City Residential-20 (R-20), & City R-12

1. Is the rezoning consistent or compatible with the existing nearby land uses?

COMMENTS: Yes, the surrounding area consists primarily of residential zoning (either City RA-20, City R-20, City R-12 or County RA).

CONSISTENCY WITH ADOPTED PLANS

1. Would the granting of the rezoning request be in conformance with the 2022 Reidsville Land Development Plan?

COMMENTS: Yes.

2. Is the rezoning reasonable and in the public interest?

COMMENTS: Yes, residential zoning is consistent with the surrounding area to the southwest. Staff finds the proposed rezoning to be in the public interest and reasonable to address the need for housing as outlined in the Reidsville Land Development Plan.

3. Are there traffic considerations associated with the granting of this rezoning request?

COMMENTS: The streets which the lot abuts (Gibbs Lake Road and Freeway Drive) are NCDOT Right-Of-Way (ROW). Any requirements for off-site traffic Improvements will be decided by NCDOT.

4. Have the conditions changed in the area from the time that the area was originally zoned making this change appropriate or necessary?

COMMENTS: A large portion of the property has county zoning. The owner has filed a petition for voluntary annexation.

5. Has the Zoning classification of this property changed since the original 1965 adoption of the Zoning Ordinance?

COMMENTS: No.

6. Are there substantial reasons why the property cannot be used in accord with existing zoning?

COMMENTS: No.

7. Would the granting of the rezoning request raise precedents, vested rights, etc.?

COMMENTS: Yes, this is a conditional zoning request with an attached site-specific vesting plan. Site-specific vesting plans expire after two years per 160D-108.1(e) if no building permit has been filed.

8. Will the proposed change constitute a grant of special privileges to an individual owner to the detriment of general plans, trends, or public welfare?

COMMENTS: No.

OTHER REVIEW FACTORS

1. Would the proposed rezoning have an adverse impact on other public facilities such as utilities and streets?

COMMENTS: No.

2. Would the proposed change be a deterrent to the improvement or development of adjacent property in accordance with existing regulations?

COMMENTS: No.

3. Would the granting of the rezoning request impose undue hardships on adjacent landowners such as noise, smoke, odors, visual impairment or other nuisances?

COMMENTS: No.

ANALYSIS AND STAFF RECOMMENDATION

Legacy Investment and Development, LLC is petitioning with written consent of the current owner to have an initial City of Reidsville zoning designation of Conditional Zoning Residential-12 (CZ R-12) assigned to the property located Gibbs Lake Rd. (Rockingham County Parcel Number 142535Z1). The owner of the property is Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees. The owner is petitioning to voluntarily annex the parcel into the City of Reidsville corporate limit, and the property will require a City zoning designation upon annexation. The owner and applicant may submit a petition for annexation and rezoning request concurrently with the understanding the zoning is contingent upon approval of the annexation request.

The parcel encompasses a total combined area of 137.238 acres. The land includes a mix of City Highway Business (HB) zoning and Residential Agricultural-20 (RA-20) along with Rockingham County Residential Agricultural (RA) zoning and is undeveloped. Existing water and sewer service are available. City water and sewer mains are located in the ROW of Freeway Dive and another sewer main crosses the southwestern corner of the parcel. Note, capacity to support this development is contingent upon upgrades to the Forrest Drive pump station serving the area. Funds have been allocated for design, but not for construction, at present time. There are several waterways flowing across the property from the same stream source. As the property is located in the Jordan Lake Watershed, any development must include 50-foot riparian buffers from the stream bank to assist in protecting water quality. The Floodplain Insurance Rate Map (FIRM) indicates no floodplains.

A Conditional Zoning request amends the zoning map with site specific conditions incorporated into the amendment. This allows the owner and developer to place voluntary conditions on the land with the intent of restricting allowable uses within the new zoning district or to ask for deviations from standards. The owner and applicant get to choose which of the allowable uses for the district, in this case R-12, that they would like to impose upon the land. The owner and applicant have requested to limit allowable land uses to single-family, detached dwellings. In addition, the applicant has provided the required concept masterplan. Per Article V, Section 1 of the Zoning Ordinance, any major change that alters the density of the development, decreases use of compatible design features, decreases pedestrian features, or changes the use(s) approved for the property must again go before the Planning Board and City Council for approval. Minor changes which do not rise to the level of a major change may be approved administratively by the Planning & Community Development Director. Approval of the concept plan does not issue approval for construction. A preliminary plat review must still be completed by the Technical Review Committee (TRC) along with applicable construction drawings for infrastructure.

The proposed concept masterplan includes construction of 274 single-family, detached dwellings on this parcel that is located within the Troublesome Creek Watershed. A watershed is a geographic area of land where runoff flows downhill to a single water source. As a reminder, two watersheds are found in the City of Reidsville and the Extra-Territorial Jurisdiction: Troublesome Creek and Jordan Lake. Troublesome Creek Watershed recharges the surface waters of Lake Reidsville which serves as the City's, and some surrounding areas, drinking source. Per Article XIV "Water Supply Watershed" development within the Troublesome Creek Watershed incurs a 24% built-upon-area (BUA) limit with the exception of single-family, detached dwellings which are exempted from the BUA limit but can be built at no greater density than 2-units per acre. Lot area is 137.238 x 2 units per acre = 274.476. The unit count meets the required density limit of 2 units per acre. A community clubhouse is also planned as part of the development and is subject to the 24% BUA limit.

A cluster development provision removing the minimum lot size is allowed by right per Article XIV as a means to reduce impact on the surrounding natural area. However, the water supply watershed regulations do not allow deviation from the applicable setback requirements. The applicant is requesting a side yard setback in the conceptual masterplan of 5-feet for interior lots and 10-feet for corner lots. That is a 5-foot reduction for interior lots and a 15-foot reduction for corner lots. Staff finds the reduction in side yard setbacks reasonable as a means to reduce encroachment into the natural environment and reduce overall environmental footprint of construction. The applicant held a neighborhood meeting on December 19, 2024 at the Reidsville Recreation Center to discuss their proposed project with adjacent property owners. A copy of the letter mailed to surrounding owners was provided to staff and is attached.

The proposed conditional rezoning aligns with Goal #3 of the Reidsville Land Development Plan, to expand housing. This includes expanding the housing stock and providing a variety of housing options that are attractive and affordable to people of all income levels. This property is located in Growth Management Area 3 – Suburban, which surrounds the city center, primarily encompassing the areas to the south, southwest, north, northwest, and west of the City. GMA 3 is predominately characterized by a mix of residential and commercial development, with ample vacant land available for development. According to the Land Development Plan, GMA 3 prioritizes the expansion of residential development and provides an existing transportation network capable of accommodating growth. Additionally, GMA 3 residential development in close proximity to commercial, office and industrial employment as well as retail services.

Staff finds the proposed conditional rezoning to be consistent with the Reidsville Land Development Plan, reasonable, and in the public interest based on the aforementioned information provided in this report and the attached statements of reasonableness and consistency.

The planning staff recommend the proposed conditional rezoning application be approved.

PLANNING BOARD RECOMMENDATION

The Planning Board voted to unanimously recommend the proposed conditional rezoning application be approved.



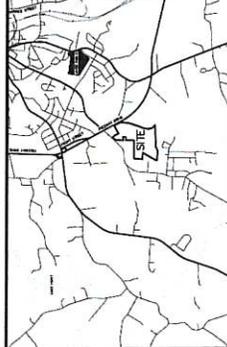
PRELIMINARY PLAN NOT FOR CONSTRUCTION
 ANY CHANGES TO THIS PLAN MUST BE APPROVED BY THE ENGINEER.

LEADS, Inc. and its affiliates and Development, LLC
 10000 W. 10th Street
 Greenwood, NC 27439
 Phone: 336-733-8888
 Fax: 336-733-8889

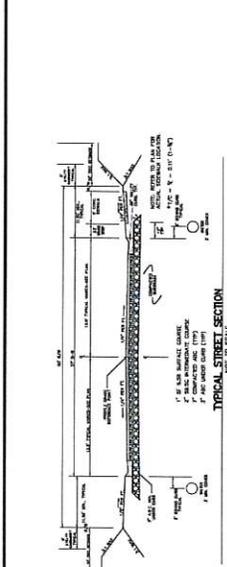
GIBB LAKE ROAD SUBDIVISION
 Raleigh, NC
 COUNTY: NORTH CAROLINA
 TOWNSHIP: SHAWNEE
 PARCEL ID: 7803424276
 DESIGNED BY: VCT
 CHECKED BY: VCT
 DATE: 2024-11-14
 PROJECT: 23-005
 REVISIONS:



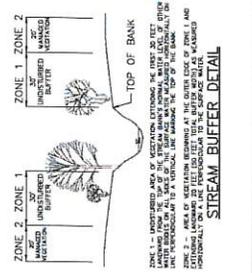
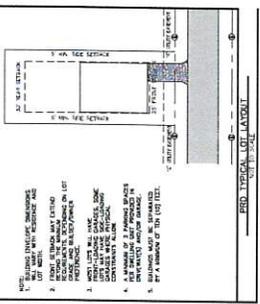
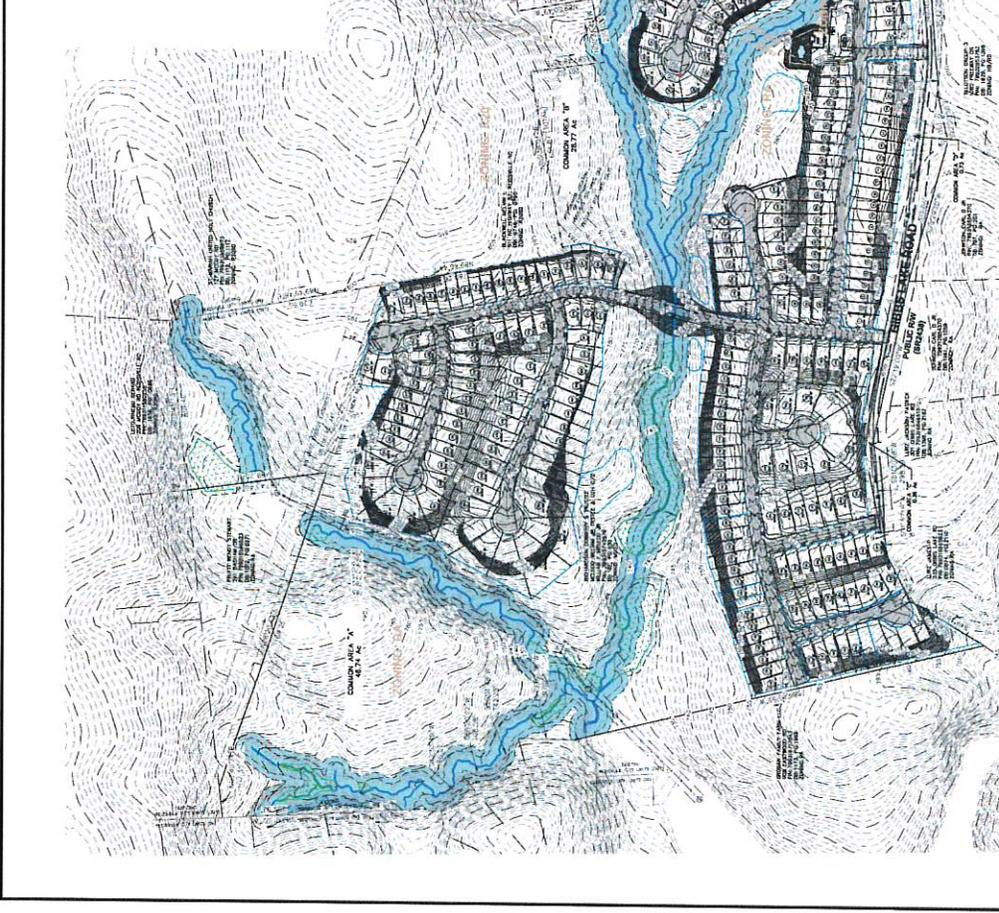
CONDITIONAL RE-ZONING PRELIMINARY SUBDIVISION CONCEPT PLAN OVERALL GRADING PLAN
 SHEET TITLE: RE-ZONING
 SHEET NO.: Z-1.01
 SCALE: 1" = 200'



VICINITY MAP



TYPICAL STREET SECTION



GENERAL PLAN INFORMATION:
 1. PROPOSED LOT LAYOUTS ARE BASED UPON A TRIANGULAR MONUMENT SURVEY.
 2. PROPOSED LOT LAYOUTS ARE BASED UPON A TRIANGULAR MONUMENT SURVEY.
 3. PROPOSED LOT LAYOUTS ARE BASED UPON A TRIANGULAR MONUMENT SURVEY.
 4. PROPOSED LOT LAYOUTS ARE BASED UPON A TRIANGULAR MONUMENT SURVEY.
 5. PROPOSED LOT LAYOUTS ARE BASED UPON A TRIANGULAR MONUMENT SURVEY.
 6. PROPOSED LOT LAYOUTS ARE BASED UPON A TRIANGULAR MONUMENT SURVEY.

PROPERTY INFORMATION:
 PARCEL ID: 7803424276
 ADDRESS: 10000 W. 10th Street
 CURRENT OWNERS INFORMATION:
 LEADS, Inc. and its affiliates and Development, LLC
 10000 W. 10th Street
 Greenwood, NC 27439
 Phone: 336-733-8888
 Fax: 336-733-8889

REVIEW INFORMATION:
 TYPE OF REVIEW: CONCEPTUAL USE REZONING
 REVIEWED BY: [Name]
 DATE: [Date]
 REVIEWED BY: [Name]
 DATE: [Date]

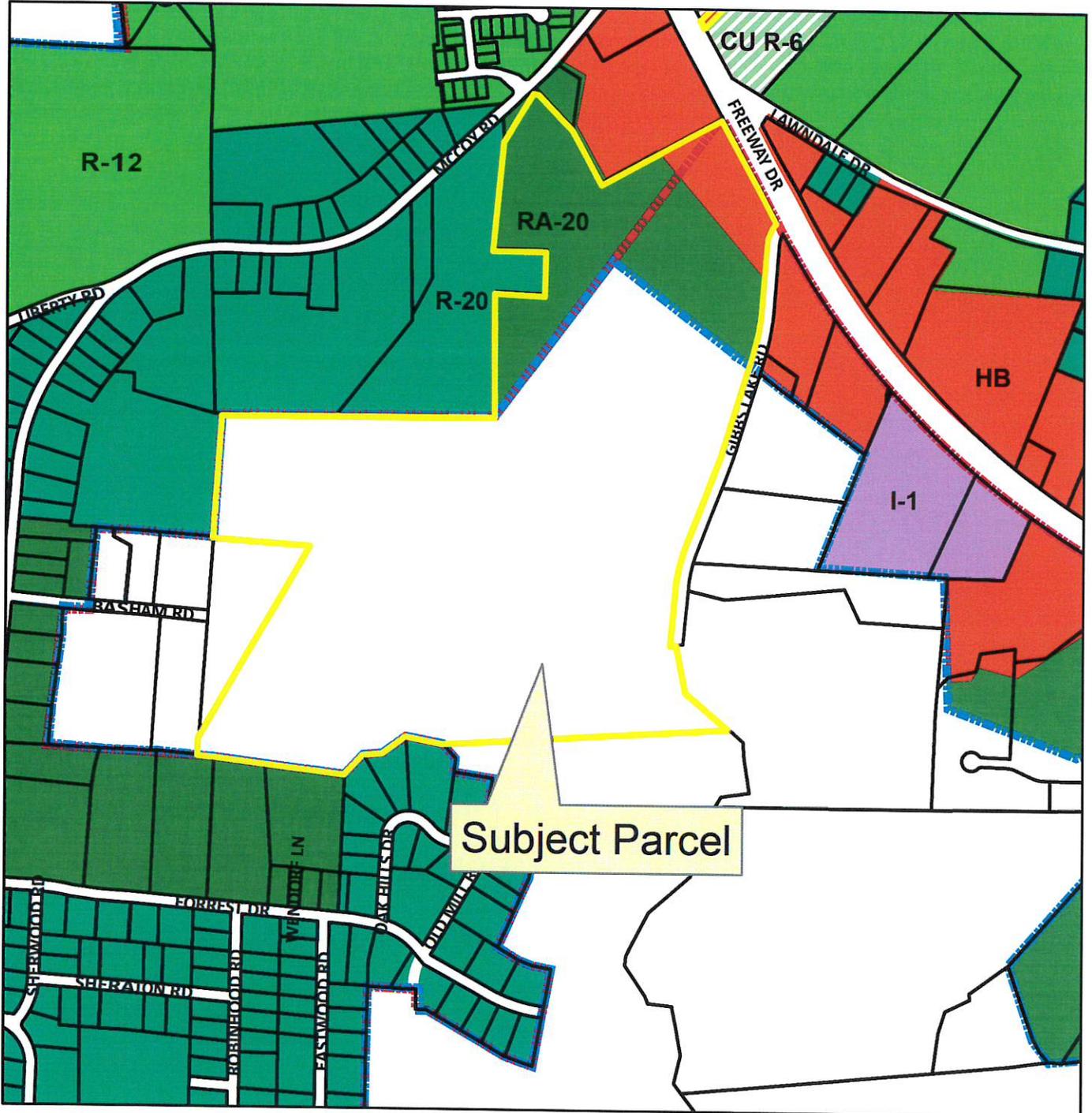
ZONING:
 PROPOSED ZONING: [Code]
 TYPE OF REVIEW: CONCEPTUAL USE REZONING
 SINGLE FAMILY RESIDENTIAL

GENERAL DIMENSIONAL REQUIREMENTS:
 MINIMUM DIMENSIONS:
 MINIMUM SETBACKS & SEPARATIONS:
 MINIMUM DRIVEWAY WIDTH:
 MINIMUM DRIVEWAY SEPARATION:

GENERAL CONSTRUCTION NOTES:
 1. IDENTIFICATION AND LOCATION OF ALL EXISTING UTILITIES IN THE SUBDIVISION SHALL BE OBTAINED FROM THE CITY OF GREENSBORO.
 2. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF GREENSBORO.
 3. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF GREENSBORO.
 4. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF GREENSBORO.
 5. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF GREENSBORO.

Request: Assign initial City of Reidsville zoning of CZ R-12 to a property located on Gibbs Lake Rd., parcel #142535Z1
 Docket No.: CZ 2025-01

City of Reidsville, NC Zoning Map



Legend

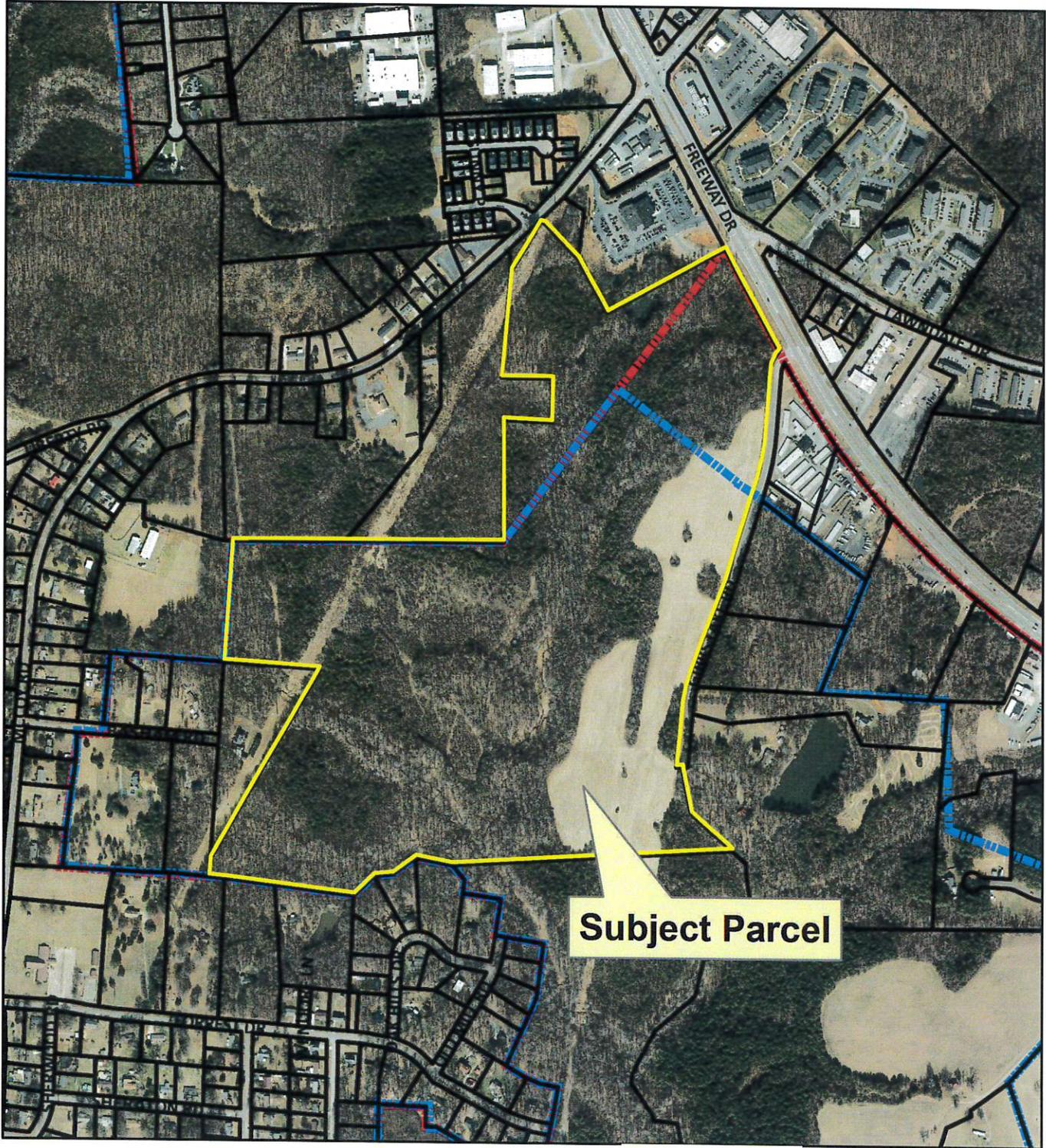
ZONING DISTRICTS	I-3	CU RA-20
C	R-6	CU O & I
O & I	R-12	CU NB
CB	RS-12	CU GB
NB	R-20	CU HB
GB	RA-20	CU I-1
HB	CU R-6	City Limits
I-1	CU R-12	ETJ Boundary
I-2	CU RS-12	



Prepared By:
 City of Reidsville
 Planning & GIS
 Date: 1/7/2025

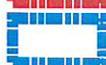
Request: Assign initial City
of Reidsville zoning of CZ R-12
to a property located on Gibbs
Lake Rd., parcel #142535Z1
Docket No.: CZ 2025-01

City of Reidsville, NC Aerial Map



Subject Parcel

Legend

-  City Limits
-  ETJ Boundary



Prepared by:
City of Reidsville
Planning & GIS
Date: 1/7/2025



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

MEMORANDUM

TO: Ashcroft Business Park, LLC
Gerard Letourneau & Patricia Mishawum
Debra Howell Lovelace
St. Mariah United Holy Church
Melvin L. Blackwell
Carol L. Brinson
87 Properties, LLC
Tillotson Group 3, LLC
Mauldin Properties, LLC
1048 Freeway Drive, LLC
James A. Pruitt
Mark Alton Crouse
Bobby Lee Huffman
Steve C. Crouse & Elizabeth W. Crouse
Wendy Stewart Pruitt & Mark Allen Pruitt
Vickie S. Higdon
David L. Ellis & Michele W. Ellis
Robert Harrison Wickless
William F. McLeod, Trustee & Dorothy S. Richardson, Trustee
Carl D. Johnson, Jr. & Sandra E. Johnson-Harris
James P. Lurz & Eleanor Haga Lurz
Jason Patrick & Gina Cox Lurz
Grogan Family Farm, LLC

FROM: Angela G. Stadler, CMC/NCCMC, City Clerk 

DATE: January 23, 2025

SUBJ: Public Hearing – February 11, 2025

NOTICE OF PUBLIC HEARING

Notice is hereby given that a meeting and public hearing will be conducted by the Reidsville City Council on Tuesday, February 11, 2025, at 6:00 p.m., in Council Chambers, City Hall, 230 West Morehead Street, Reidsville, North Carolina, to consider an application to rezone the property located at Gibbs Lake Road, Rockingham County Parcel #142535Z1, to assign an initial City of Reidsville zoning designation of Conditional Zoning Residential-12 (CZ R-12). Legacy Investment and Development, LLC submitted the application. The property owners are Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees. (Docket No. Z 2025-01.)

“Live Simply. Think Big.”

A copy of the application describing this request is available for public inspection in the Department of Planning & Community Development, City Hall, weekdays from 8:30 a.m. to 4:00 p.m. Should you have any specific questions about this request, please feel free to contact the Department of Planning & Community Development at 336-349-1065. Interested parties will be given the opportunity to address City Council during this public hearing.

The City of Reidsville shares the goals of the Americans with Disabilities Act, which protects qualified individuals from discrimination on the basis of disabilities and provides for equality of opportunity in the services, programs, activities and employment of the City. Any individual with a disability who needs an interpreter or other auxiliary aids or services for this meeting may contact the City of Reidsville at 336-349-1030 (Voice). The toll-free number for Relay North Carolina is 1-800-735-2962 (TT).



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

NOTICE OF PUBLIC HEARING

Notice is hereby given that a meeting and public hearing will be conducted by the Reidsville City Council on Tuesday, February 11, 2025, at 6:00 p.m., in Council Chambers, City Hall, 230 West Morehead Street, Reidsville, North Carolina, to consider an application to rezone the property located at Gibbs Lake Road, Rockingham County Parcel #142535Z1, to assign an initial City of Reidsville zoning designation of Conditional Zoning Residential-12 (CZ R-12). Legacy Investment and Development, LLC submitted the application. The property owners are Richardson Family Trust, William F. McLeod and Dorothy Smothers Richardson, Trustees. (Docket No. Z 2025-01.)

A copy of the application describing this request is available for public inspection in the Department of Planning & Community Development, City Hall, weekdays from 8:30 a.m. to 4:00 p.m. Should you have any specific questions about this request, please feel free to contact the Department of Planning & Community Development Department at 336-349-1065. Interested parties will be given the opportunity to address City Council during this public hearing.

This 26th day of January, 2025.

Angela G. Stadler, CMC, NCCMC 
City Clerk

The City of Reidsville shares the goals of the Americans with Disabilities Act, which protects qualified individuals from discrimination on the basis of disabilities and provides for equality of opportunity in the services, programs, activities and employment of the City. Any individual with a disability who needs an interpreter or other auxiliary aids or services for this meeting may contact the City of Reidsville at 336-349-1030 (Voice). The toll-free number for Relay North Carolina is 1-800-235-2962 (TT).

**Publish Dates in the Reidsville Review: Sunday, January 26, 2025
Sunday, February 2, 2025**

“Live Simply. Think Big.”

December 5, 2024

Dear Community Member,

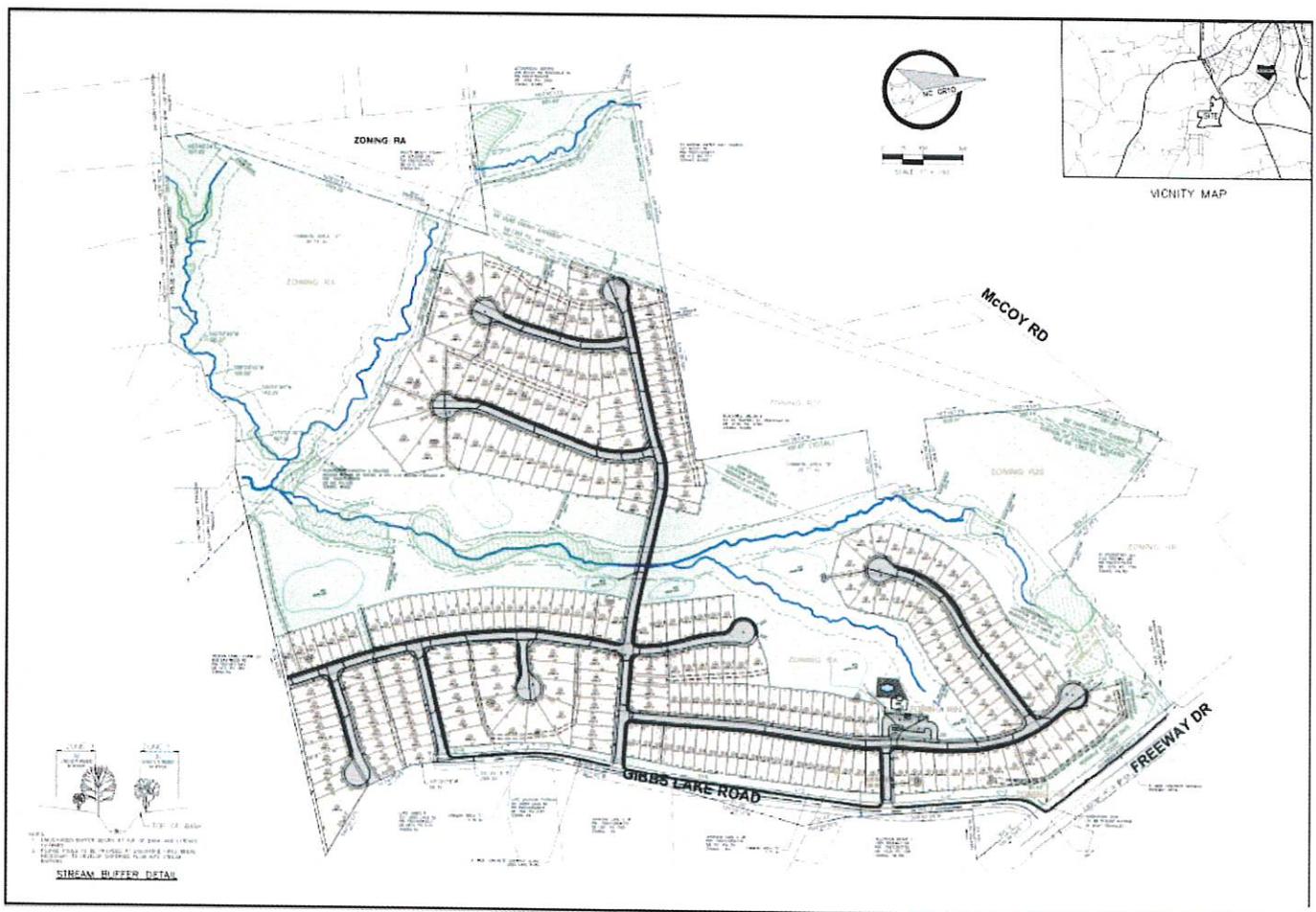
This is a notice for a community information meeting for an upcoming request by Legacy Investment and Development for a Conditional Rezoning from "Mixed" to Residential R-12 for a proposed use of single-family residential homes.

The subject property is approximately 137 acres and is located at the corner of Gibbs Lake Dr and Freeway Dr in Reidsville, NC and is identified as Parcel # 142535Z1.

The purpose of the community information meeting is to explain the proposal and answer any questions from meeting attendees.

The meeting will be held at the R Care Senior Center, 102 N Washington Ave Reidsville, NC at 2pm to 4pm on December 19, 2024.

Thank you and we look forward to meeting you.





THE CITY OF
Reidsville
NORTH CAROLINA

MEMORANDUM – LEAD LINE INVENTORY LOAN(GRANT)

To: Summer Moore, City Manager
From: Chris Phillips, Asst. City Manager/Finance Director
Date: January 30, 2025

In January of 2024, the City Council authorized staff to contract with a firm to begin working on a federally mandated water lead line inventory. At that time, staff stated that funding would be sought to assist with the project. A loan has been secured from the NC Department of Environmental Quality for this purpose. A Copy of the letter of intent to fund is attached.

The loan is for \$150,000. \$90,000 of the loan is forgivable while the remaining \$60,000 is repayable at 0.00% interest.

At this time, the City Council needs to adopt the attached resolution to accept the funding. The loan will then be submitted to the Local Government Commission for their approval at their March meeting.

In addition, there is also a Budget Ordinance Amendment attached to recognize the loan proceeds for the City Council to consider as well.

Please let me know if any further information is necessary.

RESOLUTION BY GOVERNING BODY OF APPLICANT

WHEREAS, the Bipartisan Infrastructure Law (BIL) of 2021 and North Carolina General Statute (NCGS) 159G have authorized the making of loans to aid eligible, drinking-water system owners in financing the cost of inventorying and replacing lead service lines; and

WHEREAS, the North Carolina Department of Environmental Quality has offered a Drinking Water State Revolving Fund – Lead Service Line Replacement (DWSRF-LSLR) loan in the amount of \$150,000 to conduct a lead service line inventory, hereafter referred to as the “Project”; and

WHEREAS, the City of Reidsville intends to conduct said Project in accordance with a scope of work that was approved by the North Carolina Division of Water Infrastructure.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF REIDSVILLE:

That the City of Reidsville does hereby accept the DWSRF-LSLR loan offer in the amount of \$150,000; and

The City of Reidsville does hereby give assurance to the North Carolina Department of Environmental Quality that they will adhere to all applicable items specified in the standard “Conditions” and “Assurances” of the Department’s funding offer, awarded in the form of a loan; and

That the City Manager and Finance Director of the City of Reidsville, and successors so titled, are hereby authorized and directed to furnish such information, as the appropriate State agency may request, in connection with such application or the Project; to make the Assurances as contained above; and to execute such other documents as may be required in connection with the application; and

That the City of Reidsville has complied substantially or will comply substantially with all Federal, State and local laws, rules, regulations, and ordinances applicable to the Project, and to Federal and State grants and loans pertaining thereto.

Adopted this the 11th day of February, 2025 at Reidsville, North Carolina.

Donald L. Gorham
Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC
City Clerk

BUDGET ORDINANCE AMENDMENT NO. 9

WHEREAS, the Mayor and City Council of the City of Reidsville adopted a budget ordinance on June 11, 2024 which established revenues and authorized expenditures for fiscal year 2024-2025; and

WHEREAS, since the time of the adoption of said ordinance, it has become necessary to make certain changes in the City's budget recognize loan proceeds for a lead line inventory project and to appropriate funds for related expenditures;

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Reidsville that the budget ordinance as adopted on June 11, 2024 is hereby amended as follows;

Section 1. That revenue account number 61-3915-4000, Loan Proceeds, be increased by \$150,000.00.

Section 2. That expense account number 61-7121-4400, Contracted Services, be increased by \$150,000.00.

This the 11th day of February, 2025.

Donald L. Gorham
Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC
City Clerk

ROY COOPER
Governor

ELIZABETH S. BISER
Secretary

SHADI ESKAF
Director



NORTH CAROLINA
Environmental Quality

March 26, 2024

Mr. William Blake Slaughter, Water Plant Superintendent
City of Reidsville
230 W Morehead Street
Reidsville, NC 27320

Subject: Letter of Intent to Fund for LSL Projects
City of Reidsville
Lead Service Line Inventory
February 2024 SWIA Award
Project No.: SRF-D-LSL-0074

Dear Mr. Slaughter:

The Division of Water Infrastructure (Division) has reviewed your application, and the State Water Infrastructure Authority (SWIA) has approved your Lead Service Line Replacement project as eligible to receive a total funding amount of \$150,000 from DWSRF BIL Lead Service Line Replacement Funds. Sixty percent (60%) of the loan up to a maximum of \$90,000 will be forgiven and the remainder will be repayable at 0.00% interest. BIL DWSRF LSLR Funds are contingent on the Division's receipt of the LSLR Funds from US EPA. A loan fee of 2% will be invoiced after bids have been received.

Please note that this intent to fund is contingent meeting **all** the following milestones:

Milestone	Deadline date
Scope of Work Submittal	May 1, 2024
Scope of Work Approval	June 1, 2024
Completion of LSLR inventory Scope of Work	October 1, 2024

The Division will consider milestone timeline modification including extensions provided that good cause for granting extension is provided. Failure to meet any milestone may result in the forfeiture of funding for the proposed project.

The Engineering Report (ER) for projects that include replacement must be developed using the guidance found on our website (<https://deq.nc.gov/about/divisions/water-infrastructure/i-have-funding/engineering-reportenvironmental-information>).



North Carolina Department of Environmental Quality | Division of Water Infrastructure
512 N. Salisbury Street | 1633 Mail Service Center | Raleigh, North Carolina 27699-1633
919.707.9160

William Blake Slaughter, Water Plant Superintendent
City of Reidsville
March 26, 2024
Page 2 of 3

Further guidance for engineering services, ER submissions, Categorical Exclusion guidelines, Federal DBE/MBE and State requirements, procurement/bidding and reimbursements for all LSL projects is being developed and will be posted on our LSL website as soon as possible. Please visit our LSL page intermittently for updates.

Electronic Document Submittal:

Recipients should now submit all project documents, including milestone extension, via the new supporting documentation submittal form located at <https://edocs.deq.nc.gov/Forms/DW-Document-Upload-Form>. The use of this form provides more seamless document tracking, processing, filing, accessibility, and security via our electronic document repository, Laserfiche. The link and a list of frequently asked questions can also be accessed from the Division's *I Have Funding* page, <https://www.deq.nc.gov/about/divisions/water-infrastructure/i-have-funding>.

Upon detailed review of the project during the funding process, it may be determined that portions of your project are not eligible for funding and the total funding amount may be reduced. Additionally, changes in the scope or priority points awarded – based on additional information that becomes apparent during project review – may also result in changes to the total funding amount and loan terms.

Davis-Bacon Requirements and American Iron and Steel Provisions

Projects funded through the State Revolving Fund (SRF) programs must comply with Davis-Bacon wage requirements and American Iron and Steel provisions. You can find standard specifications covering these requirements on our website.

Build America, Buy America Act (BABA)

Projects funded through the State Revolving Fund (SRF) BIL LSLR funds are required to comply with the Federal Build America, Buy America Act (BABA). The Build America, Buy America Act (BABA) requires that iron, steel, manufactured products, and construction materials used in infrastructure projects are produced in the United States. You can find additional information at the following link: <https://www.epa.gov/cwsrf/build-america-buy-america-baba>

Approval of Debt by Local Government Commission

Projects funded with a Division of Water Infrastructure (Division) loan component must receive approval from the Local Government Commission (LGC). Final approval of debt must be coordinated directly with the LGC after construction bids are received. Materials must be emailed to srf@nctreasurer.com

Joint Legislative Committee on Local Government Notification Requirements

In accordance with G.S. 120-157.2, local government units with projects that require debt to be issued greater than \$1,000,000 **must submit a letter** to Committee Chairs, Committee Assistant, and the Fiscal Research Division of the General Assembly at least 45 days prior to presentation before the Local Government Commission. You are responsible for submitting that letter and providing a copy to the Division.

William Blake Slaughter, Water Plant Superintendent
City of Reidsville
March 26, 2024
Page 3 of 3

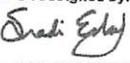
Extended Term Loan

Projects that qualify for a targeted interest rate and demonstrate in the Engineering Report a weighted average design life for the major components of the project greater than 20 years are eligible for an extended loan term up to the calculated weighted average design life, but not to exceed 30 years. Request an extended term by contacting your project manager and provide the necessary calculation (see design life workbook here <https://deq.nc.gov/about/divisions/water-infrastructure/i-have-funding/engineering-reportenvironmental-information>).

Upon receipt of your letter of intent to fund, please fill out the attached Federal ID & Unique Entity ID (UEI) form and email it to **Pam Whitley** at pam.whitley@deq.nc.gov. If you choose to decline this funding, the Authorized Representative as declared in the application must directly contact the Division project manager via email or letter on the applicant's letterhead.

If you have any questions, please contact Jason Fulton at jason.fulton@deq.nc.gov.

Sincerely,

DocuSigned by:

6300A872077B4C5...

Shadi Eskaf, Director
Division of Water Infrastructure, NCDEQ

EC: Jason Fulton, DWI (via email)
SRF (COM_LOIF) (Agreement ID 2000074977)



THE CITY OF
Reidsville
NORTH CAROLINA

MEMORANDUM – COPS GRANT FOR RADIOS

To: Summer Moore, City Manager
From: Chris Phillips, Asst. City Manager/Finance Director
Date: January 30, 2025

The City of Reidsville was notified by the State of North Carolina that the Viper radio system was being upgraded and to remain on the system, the City would need to have compliant radios by July 1, 2025. The Police and Fire Chiefs began looking for a vendor to supply the radios by the deadline and to also explore funding options. The radios have been secured through Motorola using State Contract pricing. The total cost of the radios and related equipment is \$1,221,094.

The City was able to work with former US Congresswoman Kathy Manning to submit an application to the Department of Justice's Office of Community Oriented Policing Services and was awarded a 2024 FY24 COPS Technology and Equipment Program Invitation Solicitation grant totaling \$963,000.

Attached is a resolution for the City Council to consider to accept the funding.

In addition, there is a Budget Ordinance Amendment attached for Council consideration that will recognize the grant of \$963,000; will appropriate General Fund Balance of \$258,100 for the additional funding needed for the radios; and will appropriate the corresponding expenditure for the radios of \$1,221,100.

Accepting the grant and executing these documents will allow the City to be compliant by the conversion date.



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

Resolution for Accepting COPS Grant Funds

WHEREAS, the City of Reidsville is eligible for funding from the Office of Community Oriented Policing Services (the COPS Office) through the Public Safety Partnership and Community Policing Act of 1994, 34 U.S.C. Sec 10381 et seq; and,

WHEREAS, the City of Reidsville has been informed by the State of North Carolina that the Viper Radio System is being upgraded and that the City will be required to purchase new radios to remain on the system, and,

WHEREAS, the City of Reidsville was able to secure the necessary radios and related equipment from a vendor, Motorola, using State Contract pricing; and,

WHEREAS, US Congresswoman Kathy Manning's office recommended the City of Reidsville for funding from the COPS Office; and,

WHEREAS, the City of Reidsville applied for a grant through the COPS Office FY24 COPS Technology and Equipment Program Invitational Solicitation; and,

WHEREAS, the City of Reidsville has been notified that the grant was awarded; and,

WHEREAS, the City of Reidsville City Council is required to formally accept the grant; and,

WHEREAS, the City of Reidsville must comply with all applicable budgeting, accounting, contracting, reporting, and other compliance requirements of the grant, including the attached Award Conditions.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Reidsville that we do hereby accept the FY24 COPS Technology and Equipment Program Invitational Solicitation grant of \$963,000; and,

FURTHER RESOLVED that the City of Reidsville affirms that the grant funds will only be used for radios and related equipment as prescribed in the grant application; and,

FUTHER RESOLVED that the City of Reidsville will comply with all grant-related requirements; and,

“Live Simply. Think Big.”

FURTHER RESOLVED that the City Council of the City of Reidsville designates and directs the City Manager and Finance Officer to take all actions necessary on behalf of the City Council to receive and expend the grant funds.

ADOPTED, this the 11th day of February, 2025.

Donald L. Gorham
Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC
City Clerk

FY24 COPS Technology and Equipment Program Invitational Solicitation

This award is offered subject to the conditions or limitations set forth in the Award Information, Project Information, Financial Information, and Award Conditions.

1

Restrictions on Internal Confidentiality Agreements: No recipient or subrecipient under this award, or entity that receives a contract or subcontract with any funds under this award, may require any employee or contractor to sign an internal confidentiality agreement or statement that prohibits or otherwise restricts the lawful reporting of waste, fraud, or abuse to an investigative or law enforcement representative of a federal department or agency authorized to receive such information. Further Consolidated Appropriations Act, 2024, Public Law 118-47, Division B, Title VII, Section 742.

2

Federal Civil Rights: The recipient and any subrecipient must comply with applicable federal civil rights and nondiscrimination statutes and regulations including: Section 601 of the Civil Rights Act of 1964 (42 U.S.C. § 2000d), as implemented in Subparts C and D of 28 C.F.R. Part 42; section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794), as implemented in Subpart G of 28 C.F.R. Part 42; section 901 of the Education Amendments of 1972 (20 U.S.C. § 1681), as implemented in Subpart D of 28 C.F.R. Parts 42 and 54; section 303 of the Age Discrimination Act of 1975 (42 U.S.C. § 6102), as implemented in Subpart I of 28 C.F.R. Part 42; and section 809(c) of Title I of the Omnibus Crime Control and Safe Streets Act of 1968 (34 U.S.C. § 10228(c)), as implemented in Subpart D of 28 C.F.R. Part 42.

In addition to applicable federal statutes and regulations that pertain to civil rights and nondiscrimination, the recipient and any subrecipient must comply with the requirements in 28 C.F.R. Parts 22 (Confidentiality of Identifiable Research and Statistical Information); 28 C.F.R. Part 23 (Criminal Intelligence Systems Operating Policies); 28 C.F.R. Part 38 (Partnerships with Faith-Based and Other Neighborhood Organizations); and 28 C.F.R. Part 46 (Protection of Human Subjects). For an overview of the civil rights laws and nondiscrimination requirements in connection with your award, please see <https://www.ojp.gov/program/civil-rights/overview>.

3

Award Monitoring Activities: Federal law requires that recipients receiving federal funding from the COPS Office must be monitored to ensure compliance with their award conditions and other applicable statutes and regulations. The COPS Office is also interested in tracking the progress of our programs and the advancement of community policing. Both aspects of award implementation—compliance and programmatic benefits—are part of the monitoring process coordinated by the U.S. Department of Justice. Award monitoring activities conducted by the COPS Office include site visits, enhanced office-based grant reviews, alleged noncompliance reviews, financial and programmatic reporting, and audit resolution. As a COPS Office award recipient, you agree to cooperate with and respond to any requests for information pertaining to your award. This includes all financial records, such as general accounting ledgers and all supporting documents. All information pertinent to the implementation of the award is subject to agency review throughout the life of the award, during the close-out process and for three-years after the submission of the final expenditure report. 2 C.F.R. §§ 200.334 and 200.337, and, as applicable, 34 U.S.C. § 10385(a).

4

Authorized Representative Responsibility: The recipient understands that, in accepting this award, the Authorized Representatives declare and certify, among other things, that they possess the requisite legal authority to accept the award on behalf of the recipient entity and, in so doing, accept (or adopt) all material requirements throughout the period of performance under this award. The recipient further understands, and agrees, that it will not assign anyone to the role of Authorized Representative during the period of performance under the award without first ensuring that the individual has the requisite legal authority.

5

Contract Provision: All contracts made by the award recipients under the federal award must contain the provisions required under 2 C.F.R. Part 200, Appendix II to Part 200—Contract Provisions for Non-Federal Entity Contracts Under Federal Awards. Please see appendices in the Award Owner's Manual for a full text of the contract provisions.

6

Award Owner's Manual: The recipient agrees to comply with the terms and conditions in the applicable award year COPS Office Program Award Owner's Manual; DOJ Grants Financial Guide; COPS Office statute (34 U.S.C. § 10381, et seq.) as applicable; Students, Teachers, and Officers Preventing (STOP) School Violence Act of 2018 (34 U.S.C. § 10551, et seq.) as applicable; the requirements of 2 C.F.R. Part 200 (Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards), including subsequent changes, as adopted by the U.S. Department of Justice in 2 C.F.R. § 2800.101; 48 C.F.R. Part 31 (FAR Part 31) as applicable (Contract Cost Principles and Procedures); the Cooperative Agreement as applicable; representations made in the application; and all other applicable program requirements, laws, orders, regulations, or circulars.

Failure to comply with one or more award requirements may result in remedial action including, but not limited to, withholding award funds, disallowing costs, suspending, or terminating the award, or other legal action as appropriate.

Should any provision of an award condition be deemed invalid or unenforceable by its terms, that provision will be applied to give it the maximum effect permitted by law. Should the provision be deemed invalid or unenforceable in its entirety, such provision will be severed from this award.

7

Duplicative Funding: The recipient understands and agrees to notify the COPS Office if it receives, from any other source, funding for the same item or service also funded under this award.

8

Prohibited conduct by recipients and subrecipients related to trafficking in persons (including reporting requirements and COPS Office authority to terminate award): The recipient and subrecipient agree to comply with the following requirements of 2 C.F.R. Part 175, Appendix A to Part 175 – Award Term:

I. Trafficking in Persons

(a) Provisions applicable to a recipient that is a private entity. (1) Under this award, the recipient, its employees, subrecipients under this award, and subrecipient's employees must not engage in:

(i) Severe forms of trafficking in persons;

- (ii) The procurement of a commercial sex act during the period of time that this award or any subaward is in effect;
- (iii) The use of forced labor in the performance of this award or any subaward; or
- (iv) Acts that directly support or advance trafficking in persons, including the following acts:
 - (A) Destroying, concealing, removing, confiscating, or otherwise denying an employee access to that employee's identity or immigration documents;
 - (B) Failing to provide return transportation or pay for return transportation costs to an employee from a country outside the United States to the country from which the employee was recruited upon the end of employment if requested by the employee, unless:
 - (1) Exempted from the requirement to provide or pay for such return transportation by the Federal department or agency providing or entering into the grant or cooperative agreement; or
 - (2) The employee is a victim of human trafficking seeking victim services or legal redress in the country of employment or a witness in a human trafficking enforcement action;
 - (C) Soliciting a person for the purpose of employment, or offering employment, by means of materially false or fraudulent pretenses, representations, or promises regarding that employment;
 - (D) Charging recruited employees a placement or recruitment fee; or
 - (E) Providing or arranging housing that fails to meet the host country's housing and safety standards.
- (2) The Federal agency may unilaterally terminate this award or take any remedial actions authorized by 22 U.S.C. 7104b(c), without penalty, if any private entity under this award:
 - (i) Is determined to have violated a prohibition in paragraph (a)(1) of this appendix; or
 - (ii) Has an employee that is determined to have violated a prohibition in paragraph (a)(1) of this this appendix through conduct that is either:
 - (A) Associated with the performance under this award; or
 - (B) Imputed to the recipient or the subrecipient using the standards and due process for imputing the conduct of an individual to an organization that are provided in 2 CFR part 180, "OMB Guidelines to Agencies on Government-wide Debarment and Suspension (Nonprocurement)," as implemented by DOJ at 2 C.F.R. Part 2867.
- (b) Provision applicable to a recipient other than a private entity. (1) The Federal agency may unilaterally terminate this award or take any remedial actions authorized by 22 U.S.C. 7104b(c), without penalty, if a subrecipient that is a private entity under this award:
 - (i) Is determined to have violated a prohibition in paragraph (a)(1) of this appendix; or
 - (ii) Has an employee that is determined to have violated a prohibition in paragraph (a)(1) of this appendix through conduct that is either:
 - (A) Associated with the performance under this award; or
 - (B) Imputed to the subrecipient using the standards and due process for imputing the conduct of an individual to an organization that are provided in 2 CFR part 180, "OMB Guidelines to Agencies on Government-wide Debarment and Suspension (Nonprocurement)," as implemented by 2 C.F.R. Part 2867.
- (c) Provisions applicable to any recipient.
 - (1) The recipient must inform the Federal agency and the Inspector General of the Federal agency immediately of any information you receive from any source alleging a violation of a prohibition in paragraph (a)(1) of this appendix.
 - (2) The Federal agency's right to unilaterally terminate this award as described in paragraphs (a)(2) or (b)(1) of this appendix:
 - (i) Implements the requirements of 22 U.S.C. 78, and
 - (ii) Is in addition to all other remedies for noncompliance that are available to the Federal agency under this award.
 - (3) The recipient must include the requirements of paragraph (a)(1) of this award term in any subaward it makes to a private entity.
 - (4) If applicable, the recipient must also comply with the compliance plan and certification requirements in 2 CFR 175.105(b).

(d) Definitions. For purposes of this award term:

Employee means either:

(1) An individual employed by the recipient or a subrecipient who is engaged in the performance of the project or program under this award; or

(2) Another person engaged in the performance of the project or program under this award and not compensated by the recipient including, but not limited to, a volunteer or individual whose services are contributed by a third party as an in-kind contribution toward cost sharing requirements.

Private Entity means any entity, including for-profit organizations, nonprofit organizations, institutions of higher education, and hospitals. The term does not include foreign public entities, Indian Tribes, local governments, or states as defined in 2 CFR 200.1.

The terms "severe forms of trafficking in persons," "commercial sex act," "sex trafficking," "Abuse or threatened abuse of law or legal process," "coercion," "debt bondage," and "involuntary servitude" have the meanings given at section 103 of the TVPA, as amended (22 U.S.C. 7102).

9

Termination: Recipient understands and agrees that the COPS Office may terminate funding, in whole or in part, for the following reasons:

(1) When the recipient fails to comply with the terms and conditions of a Federal award.

(2) When the recipient agrees to the termination and termination conditions.

(3) When the recipient provides the COPS Office written notification requesting termination including the reasons, effective date, and the portion of the award to be terminated. The COPS Office may terminate the entire award if the remaining portion will not accomplish the purposes of the award.

(4) Pursuant to any other award terms and conditions, including, when an award no longer effectuates the program goals or agency priorities to the extent such termination is authorized by law.

2. C.F.R. § 200.340.

10

Recipient Integrity and Performance Matters: For awards over \$500,000, the recipient agrees to comply with the following requirements of 2 C.F.R. Part 200, Appendix XII to Part 200 – Award Term and Condition for Recipient Integrity and Performance Matters:

I. Reporting of Matters Related to Recipient Integrity and Performance

(a) General Reporting Requirement.

(1) If the total value of your active grants, cooperative agreements, and procurement contracts from all Federal agencies exceeds \$10,000,000 for any period of time during the period of performance of this Federal award, then you as the recipient must ensure the information available in the responsibility/qualification records through the System for Award Management (SAM.gov), about civil, criminal, or administrative proceedings described in paragraph (b) of this award term is current and complete. This is a statutory requirement under section 872 of Public Law 110–417, as amended (41 U.S.C. 2313). As required by section 3010 of Public Law 111–212, all information posted in responsibility/qualification records in SAM.gov on or after April 15, 2011 (except past performance reviews required for Federal procurement contracts) will be publicly available.

(b) Proceedings About Which You Must Report.

(1) You must submit the required information about each proceeding that—

(i) Is in connection with the award or performance of a grant, cooperative agreement, or procurement contract from the Federal Government;

(ii) Reached its final disposition during the most recent five-year period; and

(iii) Is one of the following—

(A) A criminal proceeding that resulted in a conviction;

(B) A civil proceeding that resulted in a finding of fault and liability and payment of a monetary fine,

penalty, reimbursement, restitution, or damages of \$5,000 or more;

(C) An administrative proceeding that resulted in a finding of fault and liability and your payment of either a monetary fine or penalty of \$5,000 or more or reimbursement, restitution, or damages in excess of \$100,000; or

(D) Any other criminal, civil, or administrative proceeding if—

(1) It could have led to an outcome described in paragraph (b)(1)(iii)(A) through (C);

(2) It had a different disposition arrived at by consent or compromise with an acknowledgment of fault on your part; and

(3) The requirement in this award term to disclose information about the proceeding does not conflict with applicable laws and regulations.

(c) Reporting Procedures. Enter the required information in SAM.gov for each proceeding described in paragraph (b) of this award term. You do not need to submit the information a second time under grants and cooperative agreements that you received if you already provided the information in SAM.gov because you were required to do so under Federal procurement contracts that you were awarded.

(d) Reporting Frequency. During any period of time when you are subject to the requirement in paragraph (a) of this award term, you must report proceedings information in SAM.gov for the most recent five-year period, either to report new information about a proceeding that you have not reported previously or affirm that there is no new information to report. If you have Federal contract, grant, and cooperative agreement awards with a cumulative total value greater than \$10,000,000, you must disclose semiannually any information about the criminal, civil, and administrative proceedings.

(e) Definitions. For purposes of this award term—

Administrative proceeding means a nonjudicial process that is adjudicatory in nature to make a determination of fault or liability (for example, Securities and Exchange Commission Administrative proceedings, Civilian Board of Contract Appeals proceedings, and Armed Services Board of Contract Appeals proceedings). This includes proceedings at the Federal and State level but only in connection with the performance of a Federal contract or grant. It does not include audits, site visits, corrective plans, or inspection of deliverables.

Conviction means a judgment or conviction of a criminal offense by any court of competent jurisdiction, whether entered upon a verdict or a plea, and includes a conviction entered upon a plea of nolo contendere. Total value of currently active grants, cooperative agreements, and procurement contracts includes the value of the Federal share already received plus any anticipated Federal share under those awards (such as continuation funding).

11

Reporting Subawards and Executive Compensation: The recipient agrees to comply with the following requirements of 2 C.F.R. Part 170, Appendix A to Part 170 – Award Term:

I. Reporting Subawards and Executive Compensation

(a) Reporting of first-tier subawards—(1) Applicability. Unless the recipient is exempt as provided in paragraph (d) of this award term, the recipient must report each subaward that equals or exceeds \$30,000 in Federal funds for a subaward to an entity or Federal agency. The recipient must also report a subaward if a modification increases the Federal funding to an amount that equals or exceeds \$30,000. All reported subawards should reflect the total amount of the subaward.

(2) Reporting Requirements. (i) The entity or Federal agency must report each subaward described in paragraph (a)(1) of this award term to the Federal Funding Accountability and Transparency Act Subaward Reporting System (FSRS) at <http://www.fsr.gov>.

(ii) For subaward information, report no later than the end of the month following the month in which the subaward was issued. (For example, if the subaward was made on November 7, 2025, the subaward must be reported by no later than December 31, 2025).

(b) Reporting total compensation of recipient executives for entities—(1) Applicability. The recipient

must report the total compensation for each of the recipient's five most highly compensated executives for the preceding completed fiscal year if:

(i) The total Federal funding authorized to date under this Federal award equals or exceeds \$30,000;

(ii) in the preceding fiscal year, the recipient received:

(A) 80 percent or more of the recipient's annual gross revenues from Federal procurement contracts (and subcontracts) and Federal awards (and subawards) subject to the Transparency Act; and

(B) \$25,000,000 or more in annual gross revenues from Federal procurement contracts (and subcontracts) and Federal awards (and subawards) subject to the Transparency Act; and,

(iii) The public does not have access to information about the compensation of the executives through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986 after receiving this subaward. (To determine if the public has access to the compensation information, see the U.S. Security and Exchange Commission total compensation filings at <http://www.sec.gov/answers/execomp.htm>.)

(2) Reporting Requirements. The recipient must report executive total compensation described in paragraph (b)(1) of this appendix:

(i) As part of the recipient's registration profile at <https://www.sam.gov>.

(ii) No later than the month following the month in which this Federal award is made, and annually after that. (For example, if this Federal award was made on November 7, 2025, the executive total compensation must be reported by no later than December 31, 2025.)

(c) Reporting of total compensation of subrecipient executives—(1) Applicability. Unless a first-tier subrecipient is exempt as provided in paragraph (d) of this appendix, the recipient must report the executive total compensation of each of the subrecipient's five most highly compensated executives for the subrecipient's preceding completed fiscal year, if:

(i) The total Federal funding authorized to date under the subaward equals or exceeds \$30,000;

(ii) In the subrecipient's preceding fiscal year, the subrecipient received:

(A) 80 percent or more of its annual gross revenues from Federal procurement contracts (and subcontracts) and Federal awards (and subawards) subject to the Transparency Act; and,

(B) \$25,000,000 or more in annual gross revenues from Federal procurement contracts (and subcontracts), and Federal awards (and subawards) subject to the Transparency Act; and

(iii) The public does not have access to information about the compensation of the executives through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986 after receiving this subaward. (To determine if the public has access to the compensation information, see the U.S. Security and Exchange Commission total compensation filings at <http://www.sec.gov/answers/execomp.htm>.)

(2) Reporting Requirements. Subrecipients must report to the recipient their executive total compensation described in paragraph

(c)(1) of this appendix. The recipient is required to submit this information to the Federal Funding Accountability and Transparency Act Subaward Reporting System (FSRS) at <http://www.fsrs.gov> no later than the end of the month following the month in which the subaward was made. (For example, if the subaward was made on November 7, 2025, the subaward must be reported by no later than December 31, 2025).

(d) Exemptions. (1) A recipient with gross income under \$300,000 in the previous tax year is exempt from the requirements to report:

(i) Subawards, and

(ii) The total compensation of the five most highly compensated executives of any subrecipient.

(e) Definitions. For purposes of this award term:

Entity includes:

(1) Whether for profit or nonprofit:

- (i) A corporation;
 - (ii) An association;
 - (iii) A partnership;
 - (iv) A limited liability company;
 - (v) A limited liability partnership;
 - (vi) A sole proprietorship;
 - (vii) Any other legal business entity;
 - (viii) Another grantee or contractor that is not excluded by subparagraph (2); and
 - (ix) Any State or locality;
- (2) Does not include:
- (i) An individual recipient of Federal financial assistance; or
 - (ii) A Federal employee.

Executive means an officer, managing partner, or any other employee holding a management position.

Subaward has the meaning given in 2 CFR200.1.

Subrecipient has the meaning given in 2CFR 200.1.

Total Compensation means the cash and noncash dollar value an executive earns during an entity's preceding fiscal year. This includes all items of compensation as prescribed in 17 CFR 229.402(c)(2).

12

Assurances and Certifications: The recipient acknowledges its agreement to comply with the Assurances and Certifications forms that were signed as part of its application.

13

Conflict of Interest: Recipients and subrecipients must disclose in writing to the COPS Office or pass-through entity, as applicable, any potential conflict of interest affecting the awarded federal funding in 2 C.F.R. § 200.112.

14

Debarment and Suspension: The recipient agrees not to award federal funds under this program to any party which is debarred or suspended from participation in federal assistance programs. 2 C.F.R. Part 180 (Government-wide Nonprocurement Debarment and Suspension) and 2 C.F.R. Part 2867 (DOJ Nonprocurement Debarment and Suspension).

15

Equal Employment Opportunity Plan (EEOP): All recipients of funding from the COPS Office must comply with the federal regulations pertaining to the development and implementation of an Equal Employment Opportunity Plan. 28 C.F.R. Part 42 subpart E.

16

Employment Eligibility: The recipient agrees to complete and keep on file, as appropriate, the Department of Homeland Security, U.S. Citizenship and Immigration Services (USCIS) Employment Eligibility Verification Form (I-9). This form is to be used by recipients of federal funds to verify that persons are eligible to work in the United States. Immigration Reform and Control Act of 1986 (IRCA), Public Law 99-603.

17

Enhancement of Contractor Protection from Reprisal for Disclosure of Certain Information:

Recipients and subrecipients agree not to discharge, demote, or otherwise discriminate against an employee as reprisal for the employee disclosing information that he or she reasonably believes is evidence of gross mismanagement of a federal contract or award, a gross waste of federal funds, an abuse of authority relating to a federal contract or award, a substantial and specific danger to public health or safety, or a violation of law, rule, or regulation related to a Federal contract (including the competition for or negotiation of a contract) or award. Recipients and subrecipients also agree to provide to their employees in writing (in the predominant native language of the workforce) of the rights and remedies provided in 41 U.S.C. § 4712. Please see appendices in the Award Owner's Manual for a full text of the statute.

18

False Statements: False statements or claims made in connection with COPS Office awards may result in fines, imprisonment, debarment from participating in federal awards or contracts, and/or any other remedy available by law. 31 U.S.C. § 3729-3733.

19

Mandatory Disclosure: Recipients and subrecipients must timely disclose in writing to the Federal awarding agency or pass-through entity, as applicable, all federal criminal law violations involving fraud, bribery, or gratuity that may potentially affect the awarded federal funding. Recipients that receive an award over \$500,000 must also report certain civil, criminal, or administrative proceedings in SAM and are required to comply with the Term and Condition for Recipient Integrity and Performance Matters as set out in 2 C.F.R. Part 200, Appendix XII to Part 200. Failure to make required disclosures can result in any of the remedies, including suspension and debarment, described in 2 C.F.R. § 200.339. 2 C.F.R. § 200.113.

20

Reports/Performance Goals: To assist the COPS Office in monitoring and tracking the performance of your award, your agency will be responsible for submitting semi-annual programmatic performance reports that describe project activities during the reporting period and quarterly Federal Financial Reports using Standard Form 425 (SF-425). 2 C.F.R. §§ 200.328 - 200.329. The performance report is used to track your agency's progress in implementing the award, and, as applicable, community policing strategies including gauging the effectiveness of your agency's community policing capacity. The Federal Financial Report is used to track the expenditures of the recipient's award funds on a cumulative basis throughout the life of the award.

21

System for Award Management (SAM.gov) and Universal Identifier Requirements: The recipient agrees to comply with the following requirements of 2 C.F.R. Part 25, Appendix A to Part 25 – Award Term:

I. System for Award Management (SAM.gov) and Universal Identifier Requirements

(a) Requirement for System for Award Management. (1) Unless exempt from this requirement under 2 CFR 25.110, the recipient must maintain a current and active registration in SAM.gov. The recipient's registration must always be current and active until the recipient submits all final reports required under this Federal award or receives the final payment, whichever is later. The recipient must review and update its information in SAM.gov at least annually from the date of its initial registration or any subsequent updates to ensure it is current, accurate, and complete. If applicable, this includes identifying the recipient's immediate and highest-level owner and subsidiaries and

providing information about the recipient's predecessors that have received a Federal award or contract within the last three years.

(b) Requirement for Unique Entity Identifier (UEI). (1) If the recipient is authorized to make subawards under this Federal award, the recipient:

(i) Must notify potential subrecipients that no entity may receive a subaward until the entity has provided its UEI to the recipient.

(ii) Must not make a subaward to an entity unless the entity has provided its UEI to the recipient. Subrecipients are not required to complete full registration in SAM.gov to obtain a UEI.

(c) Definitions. For the purposes of this award term:

System for Award Management (SAM.gov) means the Federal repository into which a recipient must provide the information required for the conduct of business as a recipient. Additional information about registration procedures may be found in SAM.gov (currently at <https://www.sam.gov>).

Unique entity identifier means the universal identifier assigned by SAM.gov to uniquely identify an entity.

Entity is defined at 2 CFR 25.400 and includes all of the following types as defined in 2 CFR 200.1:

- (1) Non-Federal entity;
- (2) Foreign organization;
- (3) Foreign public entity;
- (4) Domestic for-profit organization; and
- (5) Federal agency.

Subaward has the meaning given in 2 CFR 200.1.

Subrecipient has the meaning given in 2 CFR 200.1.

22

Additional High-Risk Recipient Requirements: The recipient agrees to comply with any additional requirements that may be imposed during the award performance period if the awarding agency determines that the recipient is a high-risk recipient. 2 C.F.R. § 200.208.

23

Criminal Intelligence Systems: Recipients using award funds to operate an interjurisdictional criminal intelligence system must comply with the operating principles of 28 C.F.R. Part 23. At the time of application, the recipient assured the COPS Office that it will comply with the requirements of 28 C.F.R. Part 23.

24

Allowable Costs: The funding under this award is for the payment of approved costs for program-specific purposes. The allowable costs approved for your agency's award are limited to those listed in your agency's award package. In accordance with 2 C.F.R. § 200.400(g), the recipient or subrecipient must not earn or keep any profit resulting from the award. Your agency may not use award funds for any costs not identified as allowable in the award package.

25

Prohibition on Certain Telecommunications and Video Surveillance Services or Equipment: Recipient agrees that it, and its subrecipients, will not use award funds to extend, renew, or enter into any contract to procure or obtain any covered telecommunication and video surveillance services or equipment as described in 2 CFR §200.216. Covered services and equipment include telecommunications or video surveillance services or equipment produced or provided by Huawei

Technologies Company or ZTE Corporation (or any subsidiary or affiliate of such entities); Hytera Communications Corporation, Hangzhou Hikvision Digital Technology Company, or Dahua Technology Company (or any subsidiary or affiliate of such entities); or an entity that the Secretary of Defense, in consultation with the Director of the National Intelligence or the Director of the Federal Bureau of Investigation, reasonably believes to be an entity owned or controlled by, or otherwise connected to, the government of China. The use of award funds on covered telecommunications or video surveillance services or equipment are unallowable.

2. C.F.R. § 200.216 & 471. See also Section 889 of the John S. McCain National Defense Authorization Act of Fiscal Year 2019, Public Law 115-232.

26

Sole Source Justification: Recipients who have been awarded funding for the procurement of an item (or group of items) or service in excess of \$250,000 and who plan to seek approval for use of a noncompetitive procurement process must provide a written sole source justification to the COPS Office for approval prior to obligating, expending, or drawing down award funds for that item or service. 2 C.F.R. § 200.325(b)(2).

27

Buy America Preference

Recipients of an award of Federal financial assistance for the construction, alteration, maintenance, or repair of infrastructure are hereby notified that none of the funds provided under this award may be used for an infrastructure project unless:

- (1) All iron and steel used in the project are produced in the United States—this means all manufacturing processes, from the initial melting stage through the application of coatings, occurred in the United States;
- (2) All manufactured products used in the project are produced in the United States— this means the manufactured product was manufactured in the United States; and the cost of the components of the manufactured product that are mined, produced, or manufactured in the United States is greater than 55 percent of the total cost of all components of the manufactured product, unless another standard that meets or exceeds this standard has been established under applicable law or regulation for determining the minimum amount of domestic content of the manufactured product; and
- (3) All construction materials are manufactured in the United States—this means that all manufacturing processes for the construction material occurred in the United States. The construction material standards are listed below.

Incorporation into an infrastructure project. The Buy America Preference only applies to articles, materials, and supplies that are consumed in, incorporated into, or affixed to an infrastructure project. As such, it does not apply to tools, equipment, and supplies, such as temporary scaffolding, brought to the construction site and removed at or before the completion of the infrastructure project. Nor does a Buy America Preference apply to equipment and furnishings, such as movable chairs, desks, and portable computer equipment, that are used at or within the finished infrastructure project but are not an integral part of the structure or permanently affixed to the infrastructure project.

Categorization of articles, materials, and supplies. An article, material, or supply should only be classified into one of the following categories: (i) Iron or steel products; (ii) Manufactured products; (iii) Construction materials; or (iv) Section 70917(c) materials. An article, material, or supply should not be considered to fall into multiple categories. In some cases, an article, material, or supply may not fall under any of the categories listed in this paragraph. The classification of an article, material,

or supply as falling into one of the categories listed in this paragraph must be made based on its status at the time it is brought to the work site for incorporation into an infrastructure project. In general, the work site is the location of the infrastructure project at which the iron, steel, manufactured products, and construction materials will be incorporated.

Application of the Buy America Preference by category. An article, material, or supply incorporated into an infrastructure project must meet the Buy America Preference for only the single category in which it is classified.

Determining the cost of components for manufactured products. In determining whether the cost of components for manufactured products is greater than 55 percent of the total cost of all components, use the following instructions:

(a) For components purchased by the manufacturer, the acquisition cost, including transportation costs to the place of incorporation into the manufactured product (whether or not such costs are paid to a domestic firm), and any applicable duty (whether or not a duty-free entry certificate is issued); or

(b) For components manufactured by the manufacturer, all costs associated with the manufacture of the component, including transportation costs as described in paragraph (a), plus allocable overhead costs, but excluding profit. Cost of components does not include any costs associated with the manufacture of the manufactured product.

Construction material standards. The Buy America Preference applies to the following construction materials incorporated into infrastructure projects. Each construction material is followed by a standard for the material to be considered "produced in the United States." Except as specifically provided, only a single standard should be applied to a single construction material.

(1) Non-ferrous metals. All manufacturing processes, from initial smelting or melting through final shaping, coating, and assembly, occurred in the United States.

(2) Plastic and polymer-based products. All manufacturing processes, from initial combination of constituent plastic or polymer-based inputs, or, where applicable, constituent composite materials, until the item is in its final form, occurred in the United States.

(3) Glass. All manufacturing processes, from initial batching and melting of raw materials through annealing, cooling, and cutting, occurred in the United States.

(4) Fiber optic cable (including drop cable). All manufacturing processes, from the initial ribboning (if applicable), through buffering, fiber stranding and jacketing, occurred in the United States. All manufacturing processes also include the standards for glass and optical fiber, but not for non-ferrous metals, plastic and polymer-based products, or any others.

(5) Optical fiber. All manufacturing processes, from the initial preform fabrication stage through the completion of the draw, occurred in the United States.

(6) Lumber. All manufacturing processes, from initial debarking through treatment and planing, occurred in the United States.

(7) Drywall. All manufacturing processes, from initial blending of mined or synthetic gypsum plaster and additives through cutting and drying of sandwiched panels, occurred in the United States.

(8) Engineered wood. All manufacturing processes from the initial combination of constituent materials until the wood product is in its final form, occurred in the United States.

Waivers.

When necessary, recipients may apply for, and the Office of Community Oriented Policing Services (COPS Office) may grant, a waiver from these requirements.

The COPS Office may waive the application of the Buy America Preference when it has determined that one of the following exceptions applies:

- (1) applying the Buy America Preference would be inconsistent with the public interest;
- (2) the types of iron, steel, manufactured products, or construction materials are not produced in the United States in sufficient and reasonably available quantities or of a satisfactory quality; or
- (3) the inclusion of iron, steel, manufactured products, or construction materials produced in the United States will increase the cost of the overall project by more than 25 percent.

A request to waive the application of the Buy America Preference must be in writing. If requested, the COPS Office will provide instructions on the format, contents, and supporting materials required for any waiver request. Waiver requests are subject to public comment periods of no less than 15 days and must be reviewed by the Made in America Office.

Recipients do not need to obtain a waiver of the Buy America Preference requirements from the COPS Office if they will use only iron, steel, manufactured products, and construction materials that meet the criteria as specified above for the project.

If a recipient determines a waiver is necessary, an application for a waiver should be submitted as soon as possible and provide detailed information to expedite the COPS Office's review. Recipients agree not to obligate, expend or draw down funds for infrastructure projects or activities unless they comply with the Buy America Preference requirements or request and obtain a waiver of the requirements from the COPS Office.

If you have any questions about this requirement or requesting a waiver of the requirement, please contact your COPS Office Program Manager at 800-421-6770.

28

Domestic preferences for procurements: Recipient agrees that it, and its subrecipients, to the greatest extent practicable, will provide a preference for the purchase, acquisition, or use of goods, products, and materials produced in, and services offered in, the United States. 2. C.F.R. § 200.322 and Executive Order 14005, Ensuring the Future is Made in All of America by All of America's Workers, January 25, 2021.

29

Requirement to report actual or imminent breach of personally identifiable information (PII).

The recipient (and any subrecipient at any tier) must have written procedures in place to respond in the event of an actual or imminent breach (as defined in OMB M-17-12) if it (or a subrecipient)-- 1) creates, collects, uses, processes, stores, maintains, disseminates, discloses, or disposes of personally identifiable information (PII) (as defined in 2 C.F.R. 200.1) within the scope of a COPS Office grant-funded program or activity, or 2) uses or operates a Federal information system (as defined in OMB Circular A-130). The recipient's breach procedures must include a requirement to report actual or imminent breach of PII to the recipient's COPS Office Program Manager no later than 24 hours after an occurrence of an actual breach, or the detection of an imminent breach.

30

Community Policing: Community policing activities to be initiated or enhanced by your agency were identified and described in your award application. All equipment, technology, training, and civilian positions awarded under your agency's COPS Office award must be linked to the implementation or enhancement of community policing. 34 U.S.C. § 10382 (c)(10).

31

Compliance with National Environmental Policy Act and related statutes: Upon request, the recipient must assist the COPS Office in complying with the National Environmental Policy Act (NEPA), the National Historic Preservation Act, and other related federal environmental impact analyses requirements in the use of these award funds. Accordingly, the recipient agrees to determine if new construction or renovation or remodeling of a property will be funded by the grant, and if so, agrees to comply with all NEPA requirements prior to obligating, expending, or drawing down award funds for any award purposes. The recipient understands and agrees that complying with NEPA may require the preparation of an environmental study, including an Environmental Assessment (EA) and/or an Environmental Impact Statement (EIS), as directed by the COPS Office. The NEPA compliance process may take several months to complete. 42 U.S.C. §§ 4321 et seq.

32

Travel Costs: Travel costs for transportation, lodging and subsistence, and related items are allowable with prior approval from the COPS Office. Payment for allowable travel costs will be in accordance with 2 C.F.R. § 200.475.

33

The Paperwork Reduction Act Clearance and Privacy Act Review: Recipient agrees, if required, to submit all surveys, interview protocols, and other information collections to the COPS Office for submission to the Office of Management and Budget (OMB) for clearance under the Paperwork Reduction Act (PRA). Before submission to OMB, all information collections that request personally identifiable information must be reviewed by the COPS Office to ensure compliance with the Privacy Act. The Privacy Act compliance review and the PRA clearance process may take several months to complete. 44 U.S.C. §§ 3501-3520 and 5 U.S.C. § 552a.

34

Evaluations: The COPS Office may conduct monitoring or sponsor national evaluations of its award programs. The recipient agrees to cooperate with the monitors and evaluators. 34 U.S.C. § 10385(b).

35

Extensions: Recipients may request an extension of the award period to receive additional time to implement their award program. Such extensions do not provide additional funding. Only those recipients that can provide a reasonable justification for delays will be granted no-cost extensions. Extension requests must be received prior to the end date of the award. 2 C.F.R. §§ 200.308(f)(10) and 200.309.

36

Supplementing, not Supplanting: State, local, and tribal government recipients must use award funds to supplement, and not supplant, state, local, or Bureau of Indian Affairs (BIA) funds that are already

committed or otherwise would have been committed for award purposes (hiring, training, purchases, and/or activities) during the award period. In other words, state, local, and tribal government recipients may not use COPS Office funds to supplant (replace) state, local, or BIA funds that would have been dedicated to the COPS Office-funded item(s) in the absence of the COPS Office award. 34 U.S.C. § 10384(a).

37

Modifications: Award modifications are evaluated on a case-by-case basis in accordance with 2 C.F.R. § 200.308(i). For federal awards in excess of \$250,000, any modification request involving the reallocation of funding between budget categories that exceed or are expected to exceed 10 percent (10%) of the total approved budget requires prior written approval by the COPS Office. Regardless of the federal award amount or budget modification percentage, any reallocation of funding is limited to approved budget categories. In addition, any budget modification that changes the scope of the project requires prior written approval by the COPS Office.

38

State Information Technology Point of Contact: The recipient agrees to ensure that the appropriate State Information Technology Point of Contact receives written notification regarding any technology or information-sharing project funded by this award during the obligation and expenditure period. This is to facilitate communication among local and state governmental entities regarding various information technology projects being conducted with these award funds. In addition, the recipient agrees to maintain an administrative file documenting the meeting of this requirement. For a list of State Information Technology Points of Contact, go to <https://it.ojp.gov/technology-contacts>.

39

Computer Network Requirement: The recipient understands and agrees that no award funds may be used to maintain or establish a computer network unless such network blocks the viewing, downloading, and exchanging of pornography. Nothing in this requirement limits the use of funds necessary for any federal, state, tribal, or local law enforcement agency or any other entity carrying out criminal investigations, prosecution, or adjudication activities. Consolidated Appropriations Act, 2024, Public Law 118-42, Division C, Title V, Section 527.

40

Contracts and/or MOUs with Other Jurisdictions: Items funded under this award must only be used for law enforcement activities or services that benefit your agency and the population that it serves and cannot be utilized by other agencies unless the items benefit the population that your agency serves.

BUDGET ORDINANCE AMENDMENT NO. 10

WHEREAS, the Mayor and City Council of the City of Reidsville adopted a budget ordinance on June 11, 2024 which established revenues and authorized expenditures for fiscal year 2024-2025; and

WHEREAS, since the time of the adoption of said ordinance, it has become necessary to make certain changes in the City's budget to recognize a federal grant for the purchase of new public safety radios, the appropriate fund balance for a matching portion and appropriate funds for the related expenditure;

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Reidsville that the budget ordinance as adopted on June 11, 2024 is hereby amended as follows;

Section 1. That revenue account number 10-34-31-8500, COPS Grant, be increased by \$963,000.00; that revenue account number 10-3991-0000, Fund Balance, be increased by \$368,100.00.

Section 2. That expense account number 10-4310-5500, Capital Equipment, be increased by \$1,221,100.00.

This the 11th day of February, 2025.

Donald L. Gorham
Mayor

ATTEST:

Angela G. Stadler, CMC/NCCMC
City Clerk



The City of
Reidsville

North Carolina

Department of Planning & Community Development

230 W, Morehead Street, Reidsville, NC 27320 Ph. (336)349-1065

Planning@reidsvillenc.gov

M E M O R A N D U M

TO: The Honorable Mayor Gorham, Members of the
Reidsville City Council, and Summer Moore, City Manager
FROM: Jason Hardin, AICP, Director of Planning & Community Development
DATE: February 11, 2025
RE: Repair Request – 105 Gilmer St.

The sixty-days expired on January 13, 2025 to comply with the Code Enforcement Order to repair the building façade at 105 Gilmer Street. As the structure has not been repaired per the issued administrative order the matter comes before council to take corrective action. Therefore, I am requesting authorization to initiate repair of the structure's facade.

As you are aware, the City has received numerous complaints regarding the condition of the structure's façade. Inspection of the dwelling revealed a violation of the City's Non-Residential Maintenance Code and warranted repair per the City's Building Code Administrator requiring initiation of an administrative hearing. A title search performed by the City Attorney found the property owner to be Washington Street Holdings, LLC along with multiple lien holders on the property.

Staff set an Administrative Hearing for November 13, 2024. The Complaint and Notice of Hearing was mailed to the property owner via certified mail, published in the RockinghamNow and posted on the structure. The property owner attended the hearing. However, no material evidence was submitted into the record other than the inspection report by the Building Code Administrator.

Subsequently, a Non-Residential Code Enforcement Order to repair the structure was mailed via certified mail to the property owner, published in the RockinghamNow and posted on the dwelling. As previously stated, the Order was given 60-days to repair the structure which expired on January 13, 2025. The Order required repair of structure's facade.

The original inspection findings (Exhibit A) and pictures are enclosed of the structure. Additionally, the Ordinance authorizing Staff to repair the structure is enclosed for Council consideration. The property owner has been mailed a notice of the City Council meeting.

Enclosures

EXHIBIT A
NON-RESIDENTIAL MAINTENANCE CODE
INSPECTION REPORT

Inspection Date: 10-24-2024

Address: 105 Gilmer Street Reidsville NC 27320

Owner: Washington Street Holdings LLC

Address: 618 W Washington Street Eden NC 27288-6102

Section 4-79

(2) Unoccupied structures:

- a. Interior walls or vertical studs which seriously list, lean or buckle to such an extent as to render the building unsafe.
- b. Supporting members or members which show thirty-three (33) percent or more damage or deterioration, or non-supporting, enclosing or outside walls or covering which shows fifty (50) percent or more of damage or deterioration.
Comments: Front exterior wall only
- c. Floors or roofs which have improperly distributed loads, which are overloaded or which have insufficient strength to be reasonably safe for the purpose used.
- d. Such damage by fire, wind or other causes as to render the building unsafe.
- e. Dilapidation, decay, unsanitary conditions or disrepair which is dangerous to the health, safety or welfare of the occupants or other people.
- f. Inadequate facilities for egress to such an extent that there do not exist at a minimum sufficient operable door that the building can be entered safely and exited in the same manner in case of fire or panic.
- g. Defects significantly increasing the hazards of fire, accident or other calamities.

- _____ h. Lack of adequate ventilation, light, heating or sanitary facilities to such extent as to endanger the health, safety or general welfare of the occupants or other people.
- _____ i. Lack of proper electrical, heating or plumbing facilities required by this article which constitutes a health or a definite safety hazard. If the electrical, heating or plumbing facilities are in such a condition that the service to these facilities need to be discontinued to protect the general public, then the director shall be authorized to notify the appropriate utility company to disconnect service and that the service shall not be reconnected until the building has been reinspected and cleared of all violations. Temporary service connections may be permitted to allow construction and/or cleaning.
- _____ j. Any violation of section 8-27 (Fire Prevention Code) of this Code which constitutes a condition which is unsafe and especially dangerous to life.
- _____ k. Any abandoned building which is found to be a health or safety hazard by the director as a result of the attraction of insects or rodents, conditions creating a fire hazard, dangerous conditions constituting a threat to children, or frequent use by vagrants as living quarters in the absence of sanitary facilities.

(8) Unoccupied buildings—General:

- _____ a. Buildings and environs shall be kept clear of accumulations of garbage, trash, or rubbish which create health and sanitation problems. All garbage and solid waste shall be in approved containers or stored in a safe and sanitary way.
- _____ b. Flammable, combustible, explosive or other dangerous or hazardous materials shall be stored in a manner approved for such materials and consistent with the City Fire Prevention Code.
- _____ c. The building and environs shall be kept free of loose and insufficiently anchored

overhanging objects which constitute a danger of falling on persons or property.

- _____ d. The environs shall be kept free of insufficiently protected holes, excavations, breaks, projections, obstructions and other such dangerous impediments on and around walks, driveways, parking lots and other areas which are accessible to and generally used by persons on the premises.
- _____ e. The building and environs surfaces shall be kept clear of cracked or broken glass, loose shingles, loose wood, crumbling stone or brick, loose or broken plastic or other dangerous objects or similar hazardous conditions. Exterior surfaces shall be maintained in such material or treated in such a manner as to prevent deterioration.
- _____ f. The building and environs shall be kept free of objects and elements protruding from building walls, roof and environs which are unsafe or not properly secured or which can create a hazard such as abandoned electrical boxes and conduits, wires, sign brackets and other brackets, and similar objects.
- _____ g. All windows shall be maintained free of broken glass that could be in danger from falling or shattering.
- _____ h. All yards and environs shall be properly graded and maintained so as to obtain thorough drainage and so as to prevent the accumulation of stagnant water.

(9) Same—Appurtenances:

- _____ a. All chimneys, flues and vent attachments thereto shall be maintained structurally sound. Chimneys, flues, gas vents or other draft-producing equipment which are in use shall provide sufficient draft to develop the rated output of the connected equipment, shall be structurally safe, durable, smoke-tight and capable of withstanding the action of flue gases.
- _____ b. All exterior porches, landings, balconies, stairs and fire escapes shall be provided with banisters or railings properly designed and maintained to minimize the hazard of falling, and the same shall be kept structurally sound, in good repair, and free of defects.
- _____ c. All cornices shall be made structurally sound.
- _____ d. Gutters and downspouts shall be replaced or repaired as necessary and shall be appropriately located so as not to cause a hazard to pedestrian, vehicular traffic or

property.

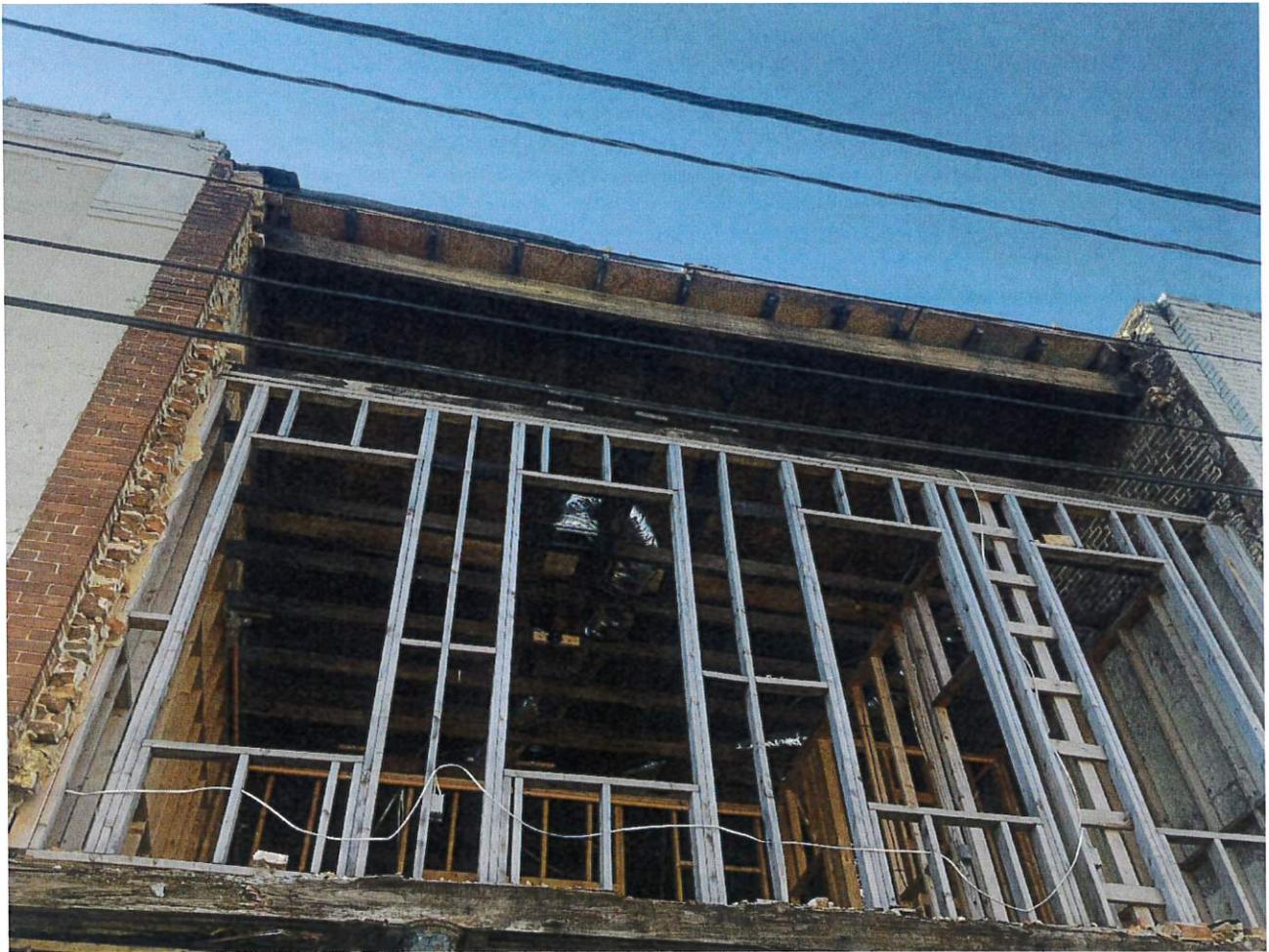
- _____ e. Attached and unattached accessory structures shall not cause a nuisance or safety hazard.

- _____ f. Advertising sign structures, attached or freestanding, awnings, marquees and their supporting members and other similar attachments and structures shall not cause a nuisance or safety hazard.









**ORDINANCE TO REPAIR
105 GILMER STREET, REIDSVILLE, NC**

BE IT THEREFORE RESOLVED:

WHEREAS, on the 13th day of November, 2024 at 10:00 a.m., the Building Code Administrator of Reidsville, North Carolina conducted a hearing on violations of Chapter 4, Article IV, Non-Residential Building Maintenance Code, Reidsville Code of Ordinances, Section 4.79, pursuant to a duly served Notice of said hearing received by the owner of the property located at 105 Gilmer Street, Reidsville, Rockingham County Tax Parcel Number 154920, said Notice being received by the owner on November 7, 2024, said owner being Washington Street Holdings, LLC.

WHEREAS, said owner appeared at the hearing with no material evidence presented other than the inspection report by the Building Code Administrator. Whereas a copy of the Order of the Building Code Administrator was mailed via Certified Mail on November 14, 2024 being received on November 19, 2024. The Order required said owner repair the above structure on or before January 13, 2025, and whereas there has been insufficient compliance with said Order in that said structure has not been repaired and remains unfit for human habitation, and constitutes a public safety hazard;

NOW THEREFORE, pursuant to the Reidsville Code of Ordinances, Section 4-84 (c), the Director of Planning and Community Development of Reidsville, North Carolina is hereby authorized to cause the above structure located at 123 Williams Street, Reidsville, North Carolina, to be repaired by N.C.G. S. 160D-1129 and Section 4-84 (b) of the Reidsville City Code of Ordinances.

This is the 11th day of February, 2025.

Donald L. Gorham, Mayor

ATTEST:

Angela G. Stadler, City Clerk



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

Office of the City Manager

Date: January 27, 2025
To: Mayor Donald Gorham
City Council
Cc: Management Team and Department Supervisors
From: Summer Moore, City Manager
Subject: Fiscal Year 2025-2026 Budget Calendar and Work Sessions

Please see the proposed budget calendar for the 2025-2026 budget year listed below.

February 11, 2025	Present budget calendar to City Council
February 20, 2025	City Council Annual Retreat 8:30 a.m. to 12:30 p.m.
February 21, 2025	City Council Annual Retreat 8:30 a.m. to 12:30 p.m.
March 3, 2025	Budget detail presented to Management Team and Department Supervisors
March 24, 2025	Finance Department completes initial revenue projections
April 4, 2025	All budgets submitted to City Manager by 5:00 p.m.
April 7-18, 2025	Budget review meetings with Management Team
April 22, 2025	Budget work session with the City Council at 5:30 p.m.
April 23-May 13, 2025	Preparation of proposed Fiscal Year 2025-2026 budget
May 13, 2025	Present proposed budget to City Council
May 20, 2025	Additional Budget work session if needed with City Council at 5:30 p.m.
June 10, 2025	Public Hearing and Adoption of proposed budget

“Live Simply. Think Big.”



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

MEMORANDUM

TO: Summer Moore, City Manager
FROM: Angela G. Stadler, CMC, City Clerk
SUBJ: Board/Commission Appointments for February 11, 2025
DATE: February 3, 2025

The following applications have been received for appointments to the boards and commissions listed below:

Main Street Advisory Board

The RDC Board of Directors requests the endorsement of applicants Cindy Scarborough and Ashley Burr to serve on the Main Street Advisory Board of Directors. (*See attached memos.*)

ADDITIONAL VACANCIES

The following openings on other boards and commissions of the City will be advertised for consideration at the next City Council meeting:

- Six 3-year term positions on the Parks and Recreation Advisory Commission.
- Five 3-year term positions on the Reidsville Appearance Commission.
- Three 3-year term positions on the Reidsville Community Pool Association.
- Two 2-year term positions on the Reidsville Historic Preservation Commission.
- Three 3-year term positions (One adult position and two student positions) on the Reidsville Human Relations Commission.

Applications to be considered at the March 11, 2025 Council meeting will need to be turned in by 5 p.m. on Friday, February 28, 2025.

Attachments (2)



Reidsville Downtown Corporation

230 Morehead St. • Reidsville, North Carolina 27320 • 336.347.1111

TO: Summer Moore, City Manager
Angela Stadler
FROM: Robin Yount, Main Street-Market Square Manager
DATE: January 22, 2025
RE: February 11, 2025 City Council Agenda

The Reidsville RDC Board of Directors request the endorsement from the City of Reidsville Council of Ashley Burr and Cindy Scarborough to the Reidsville Advisory/RDC Board of Directors. Please let me know if you have any questions.

Thanks,
Robin Yount

Ashley Burr
Carter Bank & Trust
305 S. Main Street
Reidsville, NC 27320

Cindy Scarborough
Chez Lindsey Bed & Breakfast
308 S. Main Street
Reidsville, NC 27320



THE CITY OF
Reidsville
NORTH CAROLINA

230 W. Morehead Street • Reidsville, North Carolina 27320 • (336) 349-1030 • Fax (336) 342-3649

Office of the City Manager

Date: January 31, 2025
To: Mayor Donald Gorham
City Council Members
From: Summer Moore, City Manager
Subject: City Manager's Monthly Report

City Council Upcoming Events:

- Annual City Council Retreat will be on Thursday, February 20th from 8:30 a.m. to 12:30 p.m. and Friday, February 21st from 8:30 a.m. to 12:30 p.m. at the Carriage House. Breakfast will be available in the Carriage House beginning at 8 a.m. both days.
- The NCLM Town and State Dinner will be held on Tuesday, February 25, 2025 at the Marriott in downtown Raleigh, NC.
- The NCLM City Vision Conference is April 29-May 1, 2025 and will be in Greenville, NC.

City Project Updates:

- **WTP Whole Plant Generator and MCC Replacement Project:** The engineers have received 9 equipment submittals for the project and are providing comments as necessary before equipment is being released for ordering. They have also received 4 RFIs for the project and addressed those concerns as necessary. We are continuing to discuss a Notice to Proceed (NTP) with the contractor that works for all parties involved. The contractor has submitted a plan to reduce plant operations downtime for the plant. This option and all the associated costs are being evaluated by Arcadis and City staff.
- **WWTP BNR Project:** The dollar amount of the work completed and stored to date represents approximately 34% of the current contract amount. The project currently has 391 days remaining of the total contract time of 540 days, based on December 25, 2024, the date on the application for payment, and is therefore 28% complete with respect to

time. The contractor is continuing to work on structural footings, recirculation piping in aeration basin #1 and electrical controls. Baffle walls are also ongoing inside the basin. The contractor is also working with plant personnel to begin planning shutdowns to install pumps and other equipment, hopefully, during the first quarter of 2025 depending on equipment deliveries. It is important to perform these shutdowns before summer, if possible, to easily maintain compliance. Photos from several projects can be found behind the Miscellaneous Tab.

- **WWTP Headworks Project:** This project was scheduled to be completed on January 7th although several change orders are still pending, which would provide several additional days. The week of January 26th is critical for the project as we begin to bring this system online for testing and verification. Details of the timeline are as follows: On January 29, 2025, a partial start-up of the new headworks will occur. The old headworks will run in conjunction with the new headworks until all systems on the new headworks appear to be fully operational. On January 30th, all flow will be directed through the new headworks. On January 31st, training by Veolia will be provided onsite for operations and maintenance staff. The new system will operate for two weeks and then performance testing will occur. If the system fails to meet performance requirements, then the system must be retested until it meets those requirements. Paving is also scheduled in February, weather permitting.
- **Redundant Water Line:** Parcels that are required to be negotiated are 31 in total. Settled parcels are 5. We've closed and completed 15 parcels. Negotiations are continuing for the remaining 11. Two other parcels have been identified for discussion with the Council at a later time. We are currently having a secondary appraisal performed as recommended by the consultant before presenting to Council for consideration.
- **Laster Pump Station:** The contracts have been executed with a Notice to Proceed (NTP) on October 24, 2024. All pumps and the generator have been ordered. Locates have been performed and installation of water line piping is complete to make room for the relocated pump station. The water line has passed Bac-T and the pressure test. The tie-in of the new water line is planned for the first week of February. The retaining wall and necessary backfill of the retaining wall is complete. Completion date is April 25, 2025.
- **Lake Reidsville Improvements:** City crews are working on campground improvements to Lake Reidsville. Purchase orders were issued for the location of all utilities, concrete, new firepits, new bear-proof garbage cans and special equipment for tree and stump removal. Crews began working in limited areas in December as the campground started to empty out. A significant number of trees and stumps have been removed. Utility locates have occurred, and the sewer line installation is under way. Due to weather

conditions, numerous water main breaks, and equipment issues, the project is behind schedule by approximately 2 weeks. The campground is due to be back online on March 14, 2025. Asphalt roads currently are planned to be installed April 7-11. Schedule is weather dependent.

- **Sister Cities:** City staff completed the application and paid the fee on January 30, 2024. Sister Cities International was supposed to follow up with us and set up a call with their membership manager to help us get off the ground. City Staff still hasn't heard anything back from the program. Staff has followed up by phone and email to no avail. Montana Brown, our Director of Marketing and Economic Development, has also reached out to our contact, Barbara Shepard, by phone and hasn't heard back. Mr. Brown ended up reaching out to their main line and spoke with an individual named Evan. Evan stated that he didn't see us in the system and that he hadn't received a payment from us. Mr. Brown was able to track down our invoice number, as well as the time/date we paid, and they were able to then find us in their system. Sister Cities then took our information down and said that they would be reaching out to set up a meeting with a membership manager and other staff to help move us forward.
- **Tennis & Pickleball Courts:** City Staff is working with the contractor on both projects to paint both courts. The courts require a specialty paint and the contractor had to order it. Also, weather conditions have impacted the painting of these projects. Once painting is completed, the fence will be reinstalled, and both projects will be completed.

City Manager Updates:

- Lunch and Learn will be Thursday, February 27 at 12 Noon at The Carriage House. The Topic will be Retirement Planning and Benefits.
- A Resolution for Council approval is included recognizing the retirement of Police K-9 Jessica. K-9 Jessica faithfully served this community from September 2020 until her retirement on January 22, 2025. Police Officer Tommy Boone, who is K-9 Jessica's handler and partner, has agreed to purchase her from the City of Reidsville.

Events/Meetings Attended:

- 1/2 – Met with City Staff to discuss violation concerns at 1531 South Scales Street.
- 1/3 – Employee Relations Committee Meeting.
- 1/6 – Met with City Staff to discuss residential concerns at Indigo Creek Apartments.
- 1/8 - Met with residents at Indigo Creek Apartments.

- 1/9 - Met with Leniece Lane to discuss downtown report, attended Employee Relations Committee meeting and met with staff to discuss violation concerns at 1531 S. Scales St.
- 1/10 – Met with City Staff to discuss City Hall elevator maintenance.
- 1/13 - Meeting with Management Team to discuss Career Ladder, conducted annual employee evaluations, met with staff to discuss 1531 South Scales Street violations, met with Rob Scarborough, Perry and Erin Savas and City Staff to discuss Social District.
- 1/14 – City Council Meeting.
- 1/15 - Monthly Management Team meeting and met with WithersRavenel Engineering Firm to discuss Rural Ready Project.
- 1/16 - All of Management Team virtually attended Customer Service Training hosted by the North Carolina League of Municipalities.
- 1/17 – Conducted annual employee evaluations and met with City Staff to discuss downtown events for 2025.
- 1/18 - Attended retirement party for Ginnie Williams at RCARE.
- 1/21 – Attended virtual training for Triad Junior Achievement and met with Eagle Scout candidate to discuss potential project.
- 1/22 - Attended virtual meeting to discuss procurement program, TIPS.
- 1/23 - City Staff and I met with Rockingham County School Staff, Dr. Stover and Mrs. Young, to discuss Lawsonville Avenue School. Met with City Staff to discuss Social District.
- 1/27 - Met with Management Team to discuss Career Ladder and attended meeting with City Staff, Chamber Staff and Lo Boca Loca to discuss Hispanic heritage event.
- 1/28 - Attended Triad Junior Achievement’s career event at Holmes Middle School in Eden. Also conducted annual employee evaluations.
- 1/29 - Met with City Staff and Engineering firm to discuss violation concerns at 1531 South Scales Street. Attended virtual meeting with the Institute of Justice and conducted annual employee evaluations.
- 1/30 - Conducted annual employee evaluations.
- 1/31 - Met with City Clerk to discuss proposed Rules of Procedures Policy for City Council review.



City of Reidsville

**A RESOLUTION RECOGNIZING THE RETIREMENT
OF K-9 JESSICA AND AUTHORIZING HER SALE**

WHEREAS, Police K-9 Jessica with the Reidsville Police Department can no longer perform her job duties and has received a recommendation from her veterinarian that she be retired; and,

WHEREAS, K-9 Jessica has faithfully served this community well from September 2020 until her retirement on January 22, 2025; and GS 160A-266(d) permits City Council to authorize the disposition of personal property below a certain value threshold;

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Reidsville recognizes K-9 Jessica's retirement and authorizes her purchase by her handler, Police Officer Tommy Boone, for the amount of \$1.00.

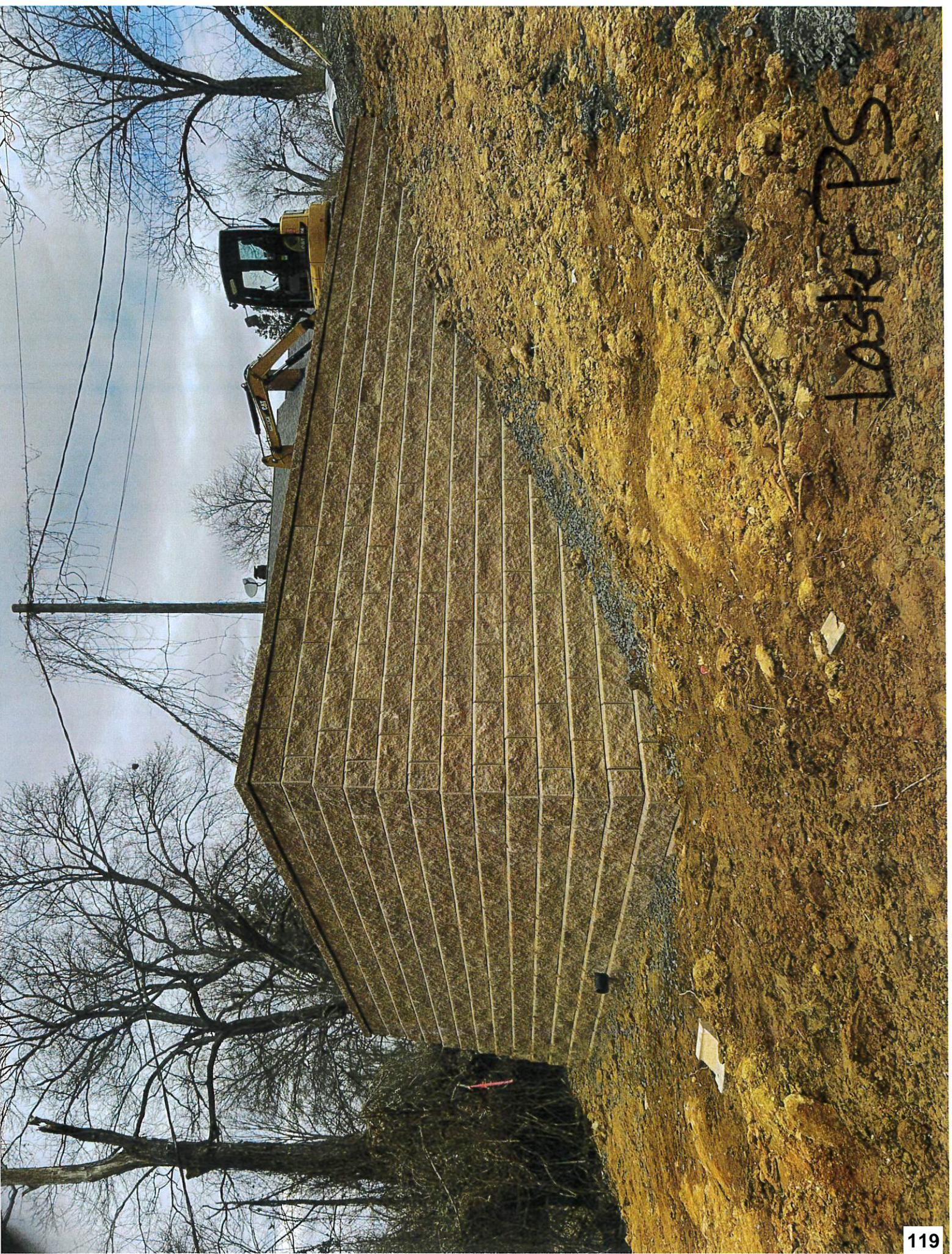
This the 11th day of February, 2025.

Donald L. Gorham, Mayor

ATTEST:

Angela G. Stadler, City Clerk

Tasker PS





Campgrounds



BRUSH DRIVE #2
'FED FROM MCP10-01'

F.T-N ON
↑
↓
OFF

BAR SCREEN #2
'FED FROM MCP10-01'

F.T-N ON
↑
↓
OFF



ATTENTION
'THIS MACHINE MAY START
AUTOMATICALLY AT ANY TIME'



ATTENTION
THIS MACHINE MAY START
AUTOMATICALLY AT ANY TIME

MCP10 - CR 10

Headworks



**MINUTES OF THE REIDSVILLE HISTORIC PRESERVATION COMMISSION
MEETING HELD THURSDAY, OCTOBER 17th, 2024 BEGINNING AT
6:00 P.M. IN THE REIDSVILLE CITY HALL COUNCIL CHAMBERS**

MEMBERS PRESENT:

Jason Johnson
Jim Jackson
Marguerite Holt
Cindy Dilday
Tyler Morris

MEMBERS ABSENT:

Anne Marie Simmons
Norma Craddock

OTHERS IN ATTENDANCE:

Drew Bigelow, Planner I
Claudia Moore, Customer Service Representative

Jason Johnson called the Historic Preservation Commission meeting to order at 6:10 pm.

APPROVAL OF MINUTES:

A motion was made to approve the Minutes of the August 15, 2024, HPC Meeting.

Motion: Cindy Dilday

Second: Marguerite Holt

Vote: Unanimous

**CONSIDERATION OF A CERTIFICATE OF APPROPRIATENESS FOR STEVE MEWBORN
TO ADD FENCING TO A SINGLE-FAMILY DWELLING LOCATED AT 803 S. MAIN ST.,
ROCKINGHAM COUNTY PARCEL #151054, DOCKET NO. HD 2024-05.**

Jason Johnson discloses previous knowledge on this item outside of this hearing, he states that he would like to ask for a motion to recuse himself for voting on this item.

Motion: Tyler Morris

Second: Marguerite Holt

Vote: Unanimous

Jason Johnson asks Marguerite Holt to chair the meeting in my absence for the first item.

Jason Johnson leaves the room.

Marguerite Holt chairs the meeting for the first item.

Drew Bigelow swore in Steve Mewborn, and he approaches the podium.

Steve Mewborn states that he does not recall who was on the board for the meeting that took place on July, he clarifies to the Board that he was not present during that meeting because he lives in Houston, Texas, and it was an inconvenience to had to fly for this, but since this was his second time he thought it may be appropriate to fly over here to introduce himself and communicate to the Board what he would like to do, because previously was some sort of concerns regarding the proposal he had with the fence, event thought it was approved, was a fence around the entire yard, that half was going to be wooden privacy fence, and front back was going to be black metal rails fence, but I heard from neighbors and others, one person did not wanted it, another person thought that it would be weird that I will have a privacy fence in my back yard because it interrupted their view of my backyard, which you decide the outcome of that, he states that he does not think anyone has the right to view, but beyond that I have taken all of these issues into account and what I am proposing and share if you look at the drawings it is simply fencing off one side of my yard , because there is already an existing chain-link fence around the perimeter of my backyard, so we are just putting one fence across the back of my yard to enclose with that, so we can put a dog in it, we will move here which still will be in three years, so we have a lot of work to do, but I just want to get it done, so we are just proposing that we so that and if we do that we will not build forward with the rest of the fence which would be all around the front yard, we need the front yard open, just seal off the backyard, it would be a four rail painted white fence and so it will not impair anyone's vision of my backyard, it would not be taller that then existing fence around the perimeter which is 5 foot chain fence, it will be connecting to that chain fence down about 60 feet on the side and then it will be split rails over to the house and over to our garage and connect, and I can point that out on the drawing if it is not clear to you.

Marguerite states that she thinks the house looks wonderful. Steves thanks Marguerite for her comment, and states they have been putting a lot of time and money, even though here, it has cost a fortune, and even had to come last July and proposed changing from white to classic yellow, well apparently somebody even had issues with that, but anyway, I have nothing but compliments on the repairs and on the color, and on the choices we have made and whatever we chose to do going forward I guarantee you will be appropriate in terms of style and character and we do not go cheap.

Marguerite Holt states that Steve Mewborn makes Andrew Jackson proud. Steve Mewborn thanks Marguerite. Steve Mewborn states that they are pleased with the house, as side note he states that they have never heard of Reidsville, that the only reason they know about it is because of the house, he also states this is not his job, that he is retired, it is not family because his family live in Easter Carolina, and he lives in Houston. He also states that he plans to sell everything when the kids go out to high school, and come here, and Reidsville will be their home, he states that they love the house, and his wife felt in love with the town, and maybe this will not be the last time they come before the board for a hearing or something, right now they are done with working on the house but they are planning on putting a hot tub in the back, put the front stories on the side, which by the way they are mahogany they cost quite a bit too, we have the front doors instead of painting which would have been easier and cheap, we have all the front doors sand them down to the original wood it took a hundred and fifty years' worth of paint and it had that garnish.

Marguerite Holt asks the Board if there are any comments or any questions. Cindy Dilday states that she had previously the history of this docket from July's meeting. Cindy Dilday asks if someone has any questions.

Tyler Morris asks, for this fence, is there like a chain link inside of it or is just a straight fence. Steve Mewborn answers no it is, the fence it is going to stretch across parallel to main street. Tyler Morris asks, and this is the fence, correct. Steve Mewborn yes, it is going to bel like that from the left side all across connecting, there should be a drawing that shows how is connected to the house, that is going to be four railed wooden fence painted white inside that fence is a steel...I do not know how you call it, mesh, it not chicken wire, it is a strong fence that we keep my dog from going right out, the whole point is to keep the dog right in, right, but you will not see that from the road, you only will see the split rail fence. Tyler Morris

states that it will be probably more like these pictures. Steve Mewborn states that anyone that put of those fences it is to keep animals in and out. Tyler Morris asks how tall the fence is. Steve Mewborn answers the existing chain line is five feet, and this is going to be five or less.

Marguerite Holt asks if there is another question, is there a motion that we accept or grant an application on Certificate of Appropriateness to this application.

Motion: Cindy Dilday

Second: Tyler Morris

Vote: Unanimous

Steve Mewborn leaves the podium and takes a seat. Marguerite Holt announces that Jason Johnson can comeback and chair the meeting.

Drew Bigelow informs Steve Mewborn that he will be getting an email from her with the attached Certificate of Appropriateness on the following Monday.

Jason Johnson announces the second item on the agenda is Consideration of a Certificate of Appropriateness for First Baptist Church to add a new metal carport to the parking lot of the church located at 409 S. Main St., Rockingham County Parcel #181209. Docket No. 2024-06.

Drew Bigelow swore in Kris McDaniel, and he approaches the podium.

Kris McDaniel introduces himself to the Board and states he is the representative of First Baptist Church, also states that they have recently purchase a bus about approximately twenty thousand dollars, so we want to put a simple metal carport to protect the bus and the existing bus that we own, the side that we have chosen it is adjacent to the fire department there, which they already have a metal storage building as well as a training tower, so that particular area would be the best place to put it. Kris McDaniels states that the historic part of their church is actually on Piedmont Street side, it was built on the early 1900s, but the side we are proposing is the temporary side of the church parking line in where adjacent to the Fire Department, we have submitted a rendering of what the car cover would look like and also a couple photos, I have some vision photos, and I have some vision photos if you want to see those. As you can see the Fire Department is right there. Kris McDaniel approaches the Board and states that the shelter will be adjacent to their storage building, their training tower there, so we just go like, that is a rendering of what is going to look like so its certain keeps with the character what there is in that area. This rendering is not visible from the Piedmont side, this is a completely different side of the church.

Marguerite Holt asks not besides from the graveyard. Kris McDaniel confirms, right, no besides the historic graveyard.

Cindy Dilday asks, and it would it be up close to the building to the Fire Department. Kris McDaniel yes, it actually will sit where the buses are parked it will actually be right there, will be fifteen by fifty links to cover both vehicles and again adjacent to kind of the structures that are already there.

Tyler Morris asks approximately how tall it will be. Kris McDaniels answers it will be twelve foot tall. Yes, the base is ten and the height will be twelve just for clearance. Jason Johnson confirms so it looks like it is barely visible from any place other than the Fire Department.

Jason Johnson asks if there is another question, is there a motion that we accept or grant an application on Certificate of Appropriateness to this application.

Motion: Tyler Morris
Second: Marguerite Holt
Vote: Unanimous

Drew Bigelow informs Kris McDaniels that he will be getting an email from her with the attached Certificate of Appropriateness within the next week or so.

Jason Johnson announces the second item on the agenda is consideration of a Certificate of Appropriateness for BMS Investment Properties, LLC to construct a new single-family dwelling at 323 Lindsey St., Rockingham County Parcel #154686. Docket No. 2024-07.

Drew Bigelow swore in Todd Hudson, and he approaches the podium.

Todd Hudson introduces himself and confirms that he will discuss the item happening at 323 Lindsey Street, I am building a new historical home, I know you guys have everything. Todd Hudson asks the Board if they have any questions. Marguerite Holt is this next to the Episcopal Church. Todd Hudson answers I think so, yes. Marguerite Holt confirms, the Episcopal Church and Parrish house, and there is a vacant. Todd Hudson answers yes, a vacant plot of land. Jason Johnson asks there were two pictures, it looks like the first picture on the description says that is a two-story home, because it has a first floor and a second floor, and then the pictures on the back, I am assuming there all are a home that looks similar to that. Todd Hudson answers that it is a historic home that I built in Thomasville, and it is mainly to show that the Hardie board used, and the windows we used, and the door that we used, there are all historical time period appropriate. We already storage those materials to have access to them again. We have done several houses in Greensboro, we recently did these two in Thomasville, we have done some renovations in High-Point. I have never done a historic house in Reidsville; this would be my first one in Reidsville. We are builders we build about a hundred houses a year, basically in High-Point, Greensboro, Thomasville... Jason Johnson comments based on the renderings it looks like everything was in keeping with what is in our guidelines for the way it should be. Does anyone have any questions.

Tyler Morris comments I notice on the drawings there is not a height of the house, how tall is the house exactly, because our commission we have it is 35 feet, it is what is calls for on here, so I am just curious because I notice that on the drawings it has some dimensions. Jason Johnson comments there is a criterion for new constructions that should be ten percent from the average height of the building within a block, right. I am assuming that the City will make sure that they met those guidelines. Tyler Morris answers, yes that is the guidelines that we have to follow. Todd Hudson states that it should be pretty similar to the one that is next to it. Marguerite Holt asks if the wall is facing Maple Avenue. Todd Hudson answers yes. Tyler Morris Asks what the timeline for this house is to be built. Todd Hudson answers unfortunately we are going to the hard part of the year to build, from November to December not a whole lot happens but we are definitely building over the course of six months. Tyler Morris asks what the foundation is going to be, is it going to be brick. Todd Hudson answers that it will be a raised slab, and the bottom is about one foot tall, so it looks like a crawlspace but is actually a slab. Jason Johnson asks when you say rock driveway, is that gravel or is going to be stone. Todd Hudson answers that it is actually going to be concrete job. I think that right now is currently rock, and we will replace the rock with concrete. Jason Johnson comments let specify this on the motion, so we make sure it is noted. Jason Johnson asks the Board if anyone have any questions. Jason Johnson asks if those are the colors, the blue and red, the colors you are going with. Todd Hudson answers no, for this one is white and black, more like a farmhouse look, but we are open and if you want to suggest other colors. I know there is a couple of colors in the neighborhood, but we have had a lot of success with white.

Jason Johnson asks if there is another question, is there a motion that we accept or grant an application on Certificate of Appropriateness to this application with the exception of the rock driveway and change to cement.

Motion: Cindy Dilday

Second: Tyler Morris

Vote: Unanimous

Drew Bigelow informs Todd Hudson that he will be getting an email from her with the attached Certificate of Appropriateness within the next week or so.

Jason Johnson states that there are no more agenda items, anyone has anything for us to discuss. Cindy Dilday asks could you please verify the date of the walk. Tyler Morris answers it is the 7th. Cindy Dilday asks did we vote on it. Drew Bigelow answers I do not recall what we voted on I know that it will line up with whatever the tree lights event is. Jason Johnson asks and that is the 6th. Drew Bigelow answers so it will be the Saturday if the tree lights event land on a Friday, the walk will be on the 7th, I do not think we voted on it last time I think we discussed and me and Jason Hardin, we will figure it out, but they have not given us a date.

Drew Bigelow states I have something to present to you guys I think you would like to see. So, we are moving on with the Governor Reid House, we are to the point where all of the demo is done, and the building is ready for flooring to go back in. so, I have some samples that I want to show you that the builder brought me today, and I can explain the differences of what is currently there and what these samples represent. And I got a color pallet, if you do not like these two recommended sample colors, you can take them out. But I will explain why those are recommended colors. So, let me come forward with these. Drew Bigelow approaches the Board with the color samples.

Cindy Dilday states and just for the record, for those that have must not been here, the Governor Reids House is being restored due to termite damage. Drew Bigelow confirms yes, it is. Terminix is footing the bill one hundred percent, because is their fault, more or less.

Drew Bigelow states these are the two colors that are recommended it is going to be a tongue-and groove floor, it is not as thick. It is what is there because it had to be modernized. So, there will be a modern subfloor with tongue-in-groove flooring placed on top. The subfloor is in the building if you care to see it you can go over there, the builder say that you are more than welcome to come by. If he is there, his red truck will be parked in the driveway. But he is more than happy to show you what work has been done so far. This is the sample of the wood that will be used, this is not stained on it. It is pine, this has one layer of oil-based poly. We will be doing three layers, to hopefully provide longevity. Since the house is museum status, it will be used for tours and things.

Marguerite Holt asks, so that is the sub. Drew Bigelow answers no that is the floor, the subfloors are just the pressboard like any subflooring.

Jason Johnson states now that is going to be on top of this, I assume. The board chatters. Drew Bigelow this is just an example of the poly. The poly is going to be on top. Drew Bigelow shows the board the difference of with poly and no poly, this is just the color. Drew Bigelow confirms that the builder just wanted to show the board the difference of a typical residential poly one layer, versus museum quality poly, which is three layers. If we can decide on a color tonight, he can get the wood ordered tonight, I will call him when I leave, and we can have the wood here in two weeks, and begin to put the wood in.

Marguerite Holt states I prefer the darker. Cindy Dilday states mee too. Drew Bigelow states and let me explain here, so, he suggested these two colors because the darker most closely matches what is on the stairs. He is going to refinish all of the wood that was not removed to match whichever of these two you choose or a different color of the provided samples book. With that being said, the stairs are as dark as they are, because they are old. If the stairs ever get refinished, they will not be this dark. So, if you go this dark with the rest of the flooring, and then we strip the stairs in the future for whatever reason, the stairs will not be this dark. Cindy Dilday asks but we could stain them back again, to match. Drew Bigelow answers yes, if we decided to go that route. Jason Johnson states that the wood is probably too hard to absorb the stain to make it this dark. Drew Bigelow agrees, right, so this is why he provided a lighter color, you will have a contrast between the flooring and the stairs if you choose this warm lighter color, this one will more closely match currently. But like I said if the stairs are refinished this is not going to match the stairs. Marguerite Holt states let's take what we have, I like the darker. Cindy Dilday states I still like the darker. Cindy Dilday asks Tyler Morris, do you have a preference. Tyler Morris answers I like the dark color.

Drew Bigelow confirms there are tons of colors in here that are very similar. He said anything that has the same kind of cool tone to it, will be acceptable. Off the rooms, the floor was removed from, there are two rooms the flooring did not get removed from because they did not have enough damage to be removed. Jason Johnson asks are they going to refinish the color. Drew Bigelow answers they are going to refinish the color to match. The two rooms that were not removed were the dinning room, and the glass case room. So, they are the original floor.

Marguerite Holt so the bathrooms...Drew Bigelow states he did not, as far as I know, do that. When he explained to me this morning, he said so far, they have done is the parlor, and the hallway, and everything needing to the entryway on the front behind the stairs. So, I don't know if they still get into that. I think the project was to focus on the interior of the home, the actual dwelling first and then do the school room as needed. Drew Bigelow adds because Jason Hardin had to talk to him about that separately. That initial quote was for the house. Cindy Dilday states I like the museum grey.

Cindy Dilday states I like the museum grey obviously for the doors. Tyler Morris states I think we need to preserve this for future generations. Drew Bigelow confirms, and that is the intent; the only other thing he wanted me to communicate to you guys is that there will be a slight change, the bottom level originally had white quarter round, but it will not be white quarter round, he is going to do matched quarter round that is stained the same color. With that being said, the upstairs will not match. The upstairs will still be the original white quarter round, the upstairs is not getting refinished, so the upstairs is going to be the color that currently is, and it will have white quarter round. The downstairs will be this new color, and it will have stained quarter round match.

Cindy Dilday asks if there is a reason why he cannot do the white. Drew Bigelow answers that he does not want to do the white because it typically is not the one that you will see; he explained that the one you will see based on his experience working with historical homes, and what appears to be higher quality it is a matched quarter round. So, he is going to match the quarter round. Cindy Dilday confirms that she does not like that idea, she states that if it was my house we will have white quarter round to match but, that is just me. Drew Bigelow states that she can present that to him, if is an area that we disagree on I can let him know that and he can come back and explain, or we can present it to you within the next meeting. But it will be months before he touches the quarter round. Marguerite Holt states I just want to see the difference. Cindy Dilday asks this does not have baseboards as well. Drew Bigelow answers, I believe it does, and he has to do some things with repair work, right now the house is very dirty where they have to jack it up off the ground to do the work that they have done, there was a lot of plastic damage, they have repaired that, they have repainted the entire house for us, so we have fresh paint throughout the whole house; that is a courtesy since they cause the cracking by jacking the house up. But it is his professional opinion as a historic home restorationist, that he does the quarter round to match the floor. Marguerite Holt so the plan is, the

date where we can expect for this to be done is...Drew Bigelow answers late November. Cindy Dilday asks of this year. Drew Bigelow answers yes, it is moving incredibly fast, but he does not want to promise that, but if we make a decision tonight, we approve the color, we approve the quarter round, it can all be ordered and be ready for installation in two weeks. Ans it will take him approximately six weeks to install. Jason Johnson states we have done this in my personal home, and we refinished the hardwoods, and we switched from the painted boards, the painted quarter rounds downstairs, and upstairs, and you can hardly notice. Drew Bigelow states that he thinks it will be more period, and that he thinks it will look more higher quality, than painted white quarter round. Jason Johnson asks is there any chance in the future that we will refinishing the upstairs hardwoods. Drew Bigelow answers that would be a question for Jason Hardin, and we will need to see what our bank account has in it. Jason Johnson says yes but five years or ten years from now. Drew Bigelow answers potentially, I think that would be probably needed at that point. He has been in discussions with Jason Harding about doing some additional work for us, so I think that the gentlemen that is doing this work, will likely be available to do this work if we choose to do the upstairs. Jason Johnson asks if we do stain quarter rounds in the room that we are replacing, what about the dining room and the back. Drew Bigelow answers he is replacing them as a courtesy. So, everything downstairs will match, the only difference is going to be the upstairs, we will have white quarter round. Drew Bigelow states that there is no Motion required, this is just discussion. Cindy Dilday, can we decide on a Christmas date. Drew Bigelow states that it will be a late Christmas, I would wait, even if we have to hold a meeting next month, just to discuss that, I would let him the wood order make sure he can keep his promise on getting it in two weeks, finishing in six weeks, and if that looks that is going to come in fruition then I am more than happy to schedule a date for a tour. We have to decorate.

Marguerite Holt states that is pushing it. Drew Bigelow answers it is close but say we decorate it around the second week of December and then we offer a tour right before Christmas and immediately after Christmas we can leave it up to the second week of January like we did last year. Marguerite Holt states let's see when he finishes. Drew Bigelow states yes, I think that will be the safest option. Instead of advertising the dates and then cancel. Jason Johnson asks so we are agreeing on having a meeting on November. Drew Bigelow answers we can do that, that should be fine, it would be a brief one. But as long as you don't have any concerns, I am happy to get that wood ordered tonight.

Jason Johnson states so, Cindy and I have been clear on our stands; Marguerite Holt, do you have an opinion. Marguerite Holt answers I have no opinion. Jason Johnson asks Marguerite Holt; do you care that there is wood at the bottom and white at the top. Marguerite Holt answers I differ to you all. Drew Bigelow states I think there is a good possibility that in the future other things at that house will be updated, and that is an easy one to fix. Jason Johnson states and they were probably wood to begin with, they just not painted over the years. Drew Bigelow answers and that is what he thought, he thought from what he has had removed what he had seen, that it looked like they were color matched to the floorboards and over the years paint grips when we repainted, they got painted white to recover any blemishes. Drew Bigelow states he is not touching with the fireplace, and it is my understanding that the fireplace is safe and did not crack or anything during jacking the house, everything looks good, we just have a lot of plastic damage, and he has guys that are specialists in plastic restoration. Drew Bigelow states I have the keys to the Governor Reid's House, he said that if you want to come by tonight we can look on the way out after we adjourned we can ride over there we just have to disclose like we did the last time we did this that we are going over there we are not conducting business, so that would be for the Chair person to disclose that at the end of the meeting right before we adjourn if you want to ride over there. We could do like a fifteen-minute walkthrough, it is safe, it is dirty, and you can see what has been done, I did not have a chance to run this by Jason Hardin, but the contractor encourages it. So, I feel comfortable taking you over there if you want to.

Jason Johnson states alright so, move our meeting to the Governor Reid's House, and we will not conduct any official business while we are there. Do we have a Motion to adjourn the meeting.

ADJOURNMENT OF HISTORIC PRESERVATION COMMISSION

There being no further business, a motion was made to adjourn the Historic Preservation Commission meeting at 7:00 pm.

Motion: Tyler Morris

Second: Cindy Dilday

Vote: Unanimous

Claudia Moore
Customer Representative

REIDSVILLE ABC BOARD

Minutes of December 19, 2024 Board Meeting

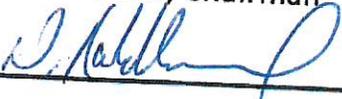
1. The meeting was called to order by Chairman Turner at 9:00 am. Members K. Almond, C. Nimmons, GM J. Langel and Chris Phillips were present.
2. Chairman Turner called for any known conflicts of interest. None were reported.
3. The Board approved minutes of November 2024 meeting as read.
Motion to approve: K. Almond Second: C. Nimmons
4. General Manager Langel reported to the Board that she has been in touch with William McCleod concerning closing on Diesel Drive property.
5. General Manager Langel reported that she was increasing hourly rate for part-time employee Kaitlin Schwartz to \$15.00 per hour.
6. The next meeting of the Board will be January 23, 2025.
7. There being no further business to discuss, the meeting was adjourned at 9:30 a.m.

Motion to adjourn: K. Almond Second: C. Nimmons

Approved:



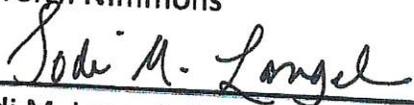
W. Clark Turner, Chairman



D. Kelly Almond



Carolyn Nimmons



Jodi M. Langel, General Manager

MINUTES

**MINUTES OF THE
REIDSVILLE HUMAN RELATIONS COMMISSION
MEETING ON TUESDAY, NOVEMBER 19, 2024
REIDSVILLE CITY HALL
1ST-FLOOR CONFERENCE ROOM**

COMMISSION MEMBERS PRESENT: Cathy Badgett, Chair
Daunte Carter
Dawn Charaba
Richard Ratliff
Anna Roach
Matthew Williams

COMMISSION MEMBERS ABSENT: Maricarmen Garduño, Vice Chair
Wanda Harley

CITY STAFF PRESENT: Latasha Wade, Deputy City Clerk
Rev. William Hairston, Councilman

VISITORS: n/a

CALL TO ORDER

Chair Dr. Cathy Badgett called the meeting to order at approximately 6:34 p.m.

INVOCATION

Ms. Anna Roach provided the invocation.

ROLL CALL

Deputy City Clerk Latasha Wade then called the roll.

READING OF THE MISSION STATEMENT

Dr. Cathy Badgett asked Mr. Daunte Carter to read the Mission Statement.

APPROVAL OF SEPTEMBER 24, 2024 MINUTES

Mr. Matthew Williams made the motion to approve the September 24, 2024 minutes and, Mr. Daunte Carter seconded the motion with the minutes being unanimously approved.

Reports and Announcements

Dr. Badgett's announcements and reports consisted of the following:

- The "Neon Lights Event" but it had passed.
- The Tree Lighting on Dec. 6 at 6:30 p.m. and the details of the event.
- On Dec. 7th from 9 a.m. to 2 p.m., the Holiday Market will be held at the Penn House.
- The Christmas Parade will be held on November 24, 2025, at 4 p.m., downtown Reidsville. Different members discussed concerns and inquiries about it being a pet parade, in addition to the safety of others should a dog bite someone.

OLD BUSINESS

MLK Breakfast Report

Dr. Badgett and Ms. Dawn Charaba shared details of the MLK Breakfast to be held on January 20, 2025, at Zion Baptist Church at 9 a.m. The NAACP was the lead host of the event. Ms. Dawn and Ms. Linda Bass are working to finalize the tickets. The cost of a ticket is \$15 per person, with a 200 limit person capacity. Mr. Greg Lee will cater the breakfast. Ms. Wanda Harley had the letter for the HRC. Ms. Dawn showed a sample of a ticket. She said each group is responsible for selling tickets. She, Dr. Badgett, or Ms. Wanda will be able to distribute the tickets. The speaker will be Matt Reese.

Community Forum

Dr. Badgett asked Ms. Dawn if she had talked to Mr. Felton about facilitating the Community Forum. Ms. Dawn said that she had, and he is open to partnering with Mr. Merrill. She also said the Racial Equity Learning Committee is putting together an event to inform citizens of their rights, such as voting, getting stopped by law enforcement, etc. They discussed the importance of providing information to the citizens so they can make informed decisions that will impact their lives daily. Ms. Dawn suggested talking to citizens to gain feedback on different concerns to address when the Forum takes place.

NEW BUSINESS

Nominees for MLK Breakfast

Dr. Badgett said Ms. Katrina Harrison was a person they had agreed to discuss as a nomination for this year. Dr. Badgett reviewed the award guidelines again at Mr. Matthew's request.

Dr. Badgett opened the floor for nominees. He suggested Gerald Harris, the owner of McLaurin's Funeral Home. Ms. Dawn suggested Ms. Patricia Neal, a small business owner of Divine Lemonades. Another nominee was Avery Stokes.

Mr. Matthew Williams made the motion to close the floor for nominations, seconded by Mr. Daunte Carter, being unanimously approved.

Two minutes of discussions were given on each nominee of why they should receive the award and then each were voted on.

November 19, 2024

Page 2

Ms. Dawn suggested that after one is selected for the award, the others will have their ticket paid for by the Human Relations Commission if they have not been selected as a recipient of another award at the event. Ms. Dawn said she would talk about it at their next MLK meeting to see if any of the other groups had chosen either of the nominees.

Ms. Dawn made a motion for the other three nominees to receive a free ticket to the MLK Breakfast contingent on if they're not recipients of any other award at the event. Motion died on floor.

Mr. Richard Ratliff asked if the spouses/family would be included in the gifting of the tickets to the other nominees? The board discussed that.

Mr. Gerald Harris received the most votes. After the discussions, he was the selected nominee.

Ms. Dawn Charaba made a motion for the Human Relations Commission to pay for the ticket cost for the other nominations contingent on them not being recipients of another award at the MLK Breakfast event, seconded by Mr. Matthew Williams and unanimously approved.

Ms. Anna Roach made a motion to select the next person with the highest number of votes in the event that Gerald Harris is chosen by another group, seconded by Mr. Daunte Carter, not unanimously approved (five nays and one yay but by Anna).

Ms. Dawn emailed the MLK Committee at 7:43 p.m. to inform them of the HRC's selection of Gerald Harris to prevent a duplicate award recipient.

Angel Tree

Dr. Cathy said she had received an email that consisted of the angel tree list. Ms. Dawn inquired about providing food again? Dr. Badgett said she didn't know since this process is different this year. The list was distributed to the members who decided which they would take on individually. Mr. Richard donated \$25 to assist with a child's list. Ms. Dawn signed each member up on the website as they made their selections. Dr. Badgett provided them with the date the items were needed by.

MLK Breakfast Event

Ms. Dawn said they needed to choose who would present the award and the level of donation from the HRC. Ms. Dawn explained the levels. Mr. Matthew agreed to present the award.

Mr. Matthew Williams made a motion to donate a \$300 sponsorship to the MILK Breakfast, seconded by Mr. Daunte Carter and unanimously approved.

Ms. Dawn Charaba made the motion not meet in December due to the holidays and to reconvene in January, seconded by Mr. Daunte Carter, being unanimously approved.

The motion to adjourn the meeting at 8:23 p.m. was made by Mr. Daunte Carter, seconded by Mr. Matthew Williams and unanimously approved.

Submitted by:



Latasha R. Wade, Deputy City Clerk

**MINUTES OF THE REIDSVILLE PLANNING BOARD
HELD WEDNESDAY, SEPTEMBER 18, 2024 BEGINNING AT 6:00 P.M.
IN THE CITY HALL COUNCIL CHAMBERS**

MEMBERS PRESENT:

**Dylan Moore
Cindy Scarborough
Thomas Thompson
Joe Towns
James Motley
Tamar Lipscomb
William Roach**

OTHERS IN ATTENDANCE:

**Jason Hardin, Planning & Community Development Director
Drew Bigelow, City Planner I**

Cindy Scarborough called the Planning Board meeting to order at 6:00 pm.

APPROVAL OF MINUTES

A motion was made to approve the Minutes of the September 18, 2024 Planning Board Meeting.

**Motion: Joe Towns
Second: Thomas Thompson
Vote: Unanimous**

CONSIDERATION OF A SPECIAL USE PERMIT APPLICATION TO OPERATE A HAZARDOUS WASTE TRANSFER FACILITY AT 211 ROCKINGHAM DRIVE, ROCKINGHAM COUNTY TAX PARCEL #157383, LOCATED IN THE HEAVY INDUSTRIAL (I-2) ZONING DISTRICT. DOCKET NO. SP 2024-02.

Jason Hardin introduces the docket item.

Clean Earth Specialty Waste Solutions, Inc. requests a Special Use Permit (SUP) for their facility at 211 Rockingham Drive, Rockingham County Tax Parcel #157383. The request includes constructing a 10-day hazardous waste transfer facility within the principal structure. The property is zoned Industrial-2 (I-2, Heavy Industrial). Hazardous Waste Transfer Stations are allowed in I-2 per Article V, Section 3- Special Uses with approval of a SUP. The adjacent lots to the north are zoned Highway Business (HB) and Heavy Industrial (I-2). The abutting lot to the east is zoned Light Industrial (I-1). The abutting and adjacent lots to the west and south are zoned I-2. This area is characterized by a mix of industrial and highway commercial uses. The closest residential zoning or use is roughly 560+ feet to the northeast of Barnes St. The standards in the Zoning Ordinance

for Hazardous and Medical Waste Storage, Treatment, and/or Transfer facilities in the I-2 district are as follows:

Use: Hazardous and Medical Waste Storage, Treatment and/or Transfer Facility (Facilities for storage, collection, transferring, or transporting of hazardous or radioactive, waste products not generated on-site. Facilities for storage, collection, transferring, transporting, or treating of medical waste products not generated on-site as defined below.)

Classification of Hazardous Wastes Product: Products shall be classified as hazardous waste according to the definition in use by the United States Environment Protection Administration, or medical waste as defined by 15A NCAC 13B.0101, medical waste for treatment utilizing the autoclaves include:

- Non-regulated medical waste which is solid waste that is The City of Reidsville North Carolina Department of Planning & Community Development 230 W, Morehead Street, Reidsville, NC 27320 Ph. (336)349-1065 Planning@reidsvillenc.gov 2 generated in the diagnosis, treatment or immunization of human beings or animals, in research pertaining thereto, or in the production of testing of biologicals, such materials may include bandages, dressings, gowns, gloves, linens, and clothing.
- Blood and Body fluids such as liquid blood, serum, plasma, other blood products, spinal fluids, and pleural and peritoneal fluids.
- Shards which are needles, syringes, scalpel blades, syringes, capillary tubes, slides and slipcovers, auto-injectors, exposed ends of dental wires, and other objects that can penetrate the skin.
- Pathological wastes including human tissues, organs, body parts, cultures and stocks of infectious agents, and animal carcasses are prohibited from treatment and storage.

Record Keeping: The owner or operator of the hazardous waste facility shall keep adequate records or manifests such that the type and amount of waste products on-site or in transport or treatment within the jurisdiction of the City of Reidsville can be determined at all times. These records or manifests shall be available for inspection, upon request, by any official or representative of the City of Reidsville so designated by the City Council.

Protection from Waste Discharge: Adequate safeguards shall be provided to ensure that no discharge of waste products harmful to human health or the environment will occur. These safeguards shall include at least the following:

1. All storage tanks, storage yards, loading facilities, buildings, or structures containing hazardous waste or medical waste products shall be located no closer than one hundred (100) feet from any exterior property line.
2. Facilities must be designed, constructed, maintained, and operated to minimize the possibility of a fire or explosion, or any unplanned sudden or non-sudden release of hazardous or medical waste products in air, soil, or surface water that could threaten human health or the environment.
3. Dikes or other structures shall be constructed such that all surface spills or discharges of hazardous waste products will be contained on site.
4. The owner or operator must prevent the unknown entry and minimize the possibility of the unauthorized entry of persons or livestock onto the active portion of the facility.
5. The petitioner shall agree that contingency plans will be developed upon receipt of a special use permit and submitted to the City of Reidsville before the operation of the facility begins.

These plans must describe the actions to be taken by local officials and City emergency and safety departments in response to fires, explosions, or any unplanned sudden or non-sudden release of hazardous waste products to air, soil, or surface water at the facility or while the hazardous and medical waste products are in transport within the jurisdiction of the City of Reidsville.

Odors: No obnoxious odors from the hazardous waste facilities shall be discernible on adjoining properties.

Off-Site Transport: As a prerequisite to the approval of a Special Use Permit, the City Council shall find that the use of the proposed facility will not endanger the safety of residential or other properties in the area; and that vehicular access to the storage or transferring facility will be provided from major thoroughfares and will not require the use of residential streets for access to the site.

Inspection: The owner or operator of the hazardous and medical waste facility shall allow authorized officials or representatives of the City of Reidsville access to the site and all facilities at any time and without prior notice. The purpose of such inspection shall only be to check for compliance with the provisions of the Special Use Permit. The owner shall follow all regulations of the State of North Carolina and the City of Reidsville.

Monitoring: In the event of any assumed or actual accidental discharge of hazardous or medical waste, the petitioner shall agree to pay the cost of all monitoring and analyses of air, soil, and surface or subsurface water quality as may be deemed necessary by the Reidsville City Council to protect human health and the environment. The monitoring may take place on and/or off-site and shall be conducted by a certified laboratory that has no association with either the City of Reidsville or the petitioner.

Insurance: The owners of the hazardous and medical waste storage or transfer facilities shall provide evidence that they have adequate liability insurance to cover the cost of all clean-up which may become necessary as the result of any spill or discharge of hazardous or medical wastes either during storage, transferring, transporting or treating of medical waste within the jurisdiction of the City of Reidsville.

Required Buffers: Where a hazardous and medical waste facility abuts a lot in a residential district or land occupied by any residential use permitted by this ordinance, there shall be provided and maintained along said property line, a continuous visual buffer. The buffer shall be a compact evergreen hedge or other type of evergreen foliage screening or shall be a combined fence and shrubbery screen, the latter facing the residential use.

Off-Street Parking: One (1) space for each two (2) employees on the largest shift and one (1) space for every truck to be stored or stopped simultaneously. As you are aware, the Board must come to certain findings regarding the impact of the development on the area. These findings of fact are found in the Zoning Ordinance and are listed below. It is the applicant's responsibility to provide evidence and materials showing all standards required by the ordinance for the SUP are met. The Board may also recommend conditions on the application to ensure that the proposed project meets the intent of the Zoning Ordinance. The following are the specific findings of fact from the Zoning Ordinance in which the Board must find:

1. The use will not materially endanger public health or safety if located where proposed and developed according to the plan as submitted and approved.
2. The use meets all required conditions and specifications.
3. The use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity.
4. The location and the character of the use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the Land Development Plan for Reidsville and its surroundings.

The planning staff recommends the following conditions be placed on the SUP:

1. The use shall be contained entirely within the existing principal structure.
2. The use shall comply with the Special Use criteria for Hazardous and Medical Waste Storage, Treatment, and/or Transfer Facilities per the Reidsville Zoning Ordinance.
3. The use shall meet all standards of the North Carolina State Building and Fire Codes

Jason Hardin asks the Board if they have any questions regarding the docket item.

Cindy Scarborough asks if the adjoining property owners were all informed. Jason Hardin answers yes, they were all notified.

Joe Towns asks about clarification in the 10-day facility. Jason Hardin responds that that is something that the applicant will be able to answer.

Cindy Scarborough asks if other conditions need to be placed regarding the Health Department, and who will be inspecting it. Jason Hardin answers that is unsure. James Motley asks do we have a limit a minimum to cover any situation that may occur. Jason Harding answers that the Ordinance does not list a specific minimum. James Motley asks if from the cost of the event that occurs the current liability insurance, but the policy is in place, where we go from there. Jason Hardin answers that is something that the Board and everyone should take into account.

Cindy Scarborough anyone else for or against, that wants to present for this Special Permit? James Gustavson takes the stand and introduces himself to the Board, stating that his name is James Gustavson, and he works for CleanEarth. James Gustavson states that I just put together a presentation to try to answer some questions that you may have actively, I will say, based on the previous presentation showing there is no medical waste and none of that type of waste is happening or will happen on the site. The picture you see is a view from the front of the building just to give an idea there is plenty of parking. James Gustavson provides a 10-day transfer station definition. James Gustavson states that the containers are designed for hazardous waste transport. EPA regulates hazardous waste. In North Carolina DEQ and DOT are involved, The DEQ requires a few forms, the TF. and TP. James Gustavson states that to address some previous questions regarding liability insurance, currently, our general liability limit is 5 million dollars, and the umbrella policy for 10 million dollars, so total access liability is 15 million dollars. Is highly unlikely accident will happen. James Gustavson states that the drivers must go through DOT and EPA driver training. James Gustavson states that the facility is very secure, it has a secure video

system, all doors are locked, and there is a fence around the facility, as well as gates on both ends. James Gustavson states the way is constructed currently is to prevent anything from going off-site. The operators must prevent unknown entry and minimize the possibility of unauthorized persons of livestock onto the active portion. It's currently as you know in an industrial area. Cindy Scarborough asks is it the same road that the people are using to get to the hotel or is a different road. James Gustavson answers currently you have to take the 29 and then turn right at Barnes Street, and then turn right at the Rockingham Drive which is right there. Cindy Scarborough confirms that there are two hotels on that side, so does it share the road? James Gustavson answers, yes it does. The operators shall authorize officials or representatives of the City of Reidsville access to the site, at any time as required. Cindy Scarborough asks if there is a callbox at the gate. James Gustavson answers no, there is no gate to get there straight off the road. There is also no box in front of the door if it was something after hours that the fire department has access to, and they have keys and everything needed to access it.

Roger Horton states that the floor is concrete all the walls are not, and there is the typical warehouse, metal frame structure walls. James Motley following on that point that you are making about the floors, concrete floors epoxy makes it impermeable, if some liquids escape there is some kind of sealing that is on the walls to prevent liquids escaping. Roger Horton answers, no however it will be very difficult for any liquid to escape because the structure is over 20 feet out from the edge but you are more than welcome to visit the facility and we are open to recommendations. Johnny Carter states that it is 50 thousand square feet or more on that side of the building, and the chances of the material coming out and getting to that wall are very slim. Joe Towns asks about throwable absorbents. Roger Horton answers inside the building is safer than on the truck. Cindy Scarborough states that it needs any kind of structural regulations to make sure it can withstand any severe storms. Roger Horton answers yes it has been built to the same standards as another facility in Reidsville that is an actual hazardous waste facility. Joe Towns asks regarding the orientation of the transfer station location. Johnny Carter's answers are located at the back side of the facility. Cindy Scarborough asks that the primary waste will be chemical waste not medical. Johnny Carter answers that is correct. James Motley these materials are in the process of transportation inside the facility, will you use a forklift? Johnny Carter answers yes. James Motley asks how many times in your history have you had any issues with leakage and if you have to have any type of special intervention. Johnny Carter answers the materials that we bring in now do not apply to that type of scenario, in other words, we are not storing hazardous waste. Thomas Thompson asks if no part of this building is currently used for this type of waste, or if it is being used at all. Johnny Carter answers it is being used at this moment, however, not for hazardous waste. Joe Towns asks so there is no treatment onsite. James Gustavson this is strictly transportation caution, the purpose is for efficiency. Joe Towns asks regarding the 10-day material. Johnny Carter answers so as per the law it is required the 10-day to get a full load but that is it, it is the state limit.

Cindy Scarborough asks if they have any ISO certifications. Johnny Carter answers unsure. James Gustavson elaborates that transportation materials may be on the same truck, but they are compiled in containers that they will not have any interaction among them, when our company builds loads they make sure that everything is loaded and secure properly and is recorded in the manifesto, so when the truck is subject to DOT inspections everything is by the law and no violations occur. James Gustavson continues explaining the spreadsheet. Cindy Scarborough asks regarding available parking. James Gustavson answers plenty of parking, not shared. Joe Towns asks if there is anything else occurring outside. James Gustavson answers no, loading trucks only.

Cindy Scarborough asks the Board if there are any other questions. Cindy Scarborough reads the Findings of Facts for Special Use Permits.

FINDINGS OF FACT FOR SPECIAL USE PERMITS:

Before the Special Use Permit, S 2024-02, can be granted the Board must find the following based on the application and evidence presented:

- (1) that the use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved;
- (2) that the use meets all required conditions and specifications;
- (3) that the use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity; and,
- (4) that the location and the character of the use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the Comprehensive Plan for Reidsville and its surroundings.

A motion was made to approve the findings of facts for the special use permits.

- 1. Unanimous**
- 2. Unanimous**
- 3. Unanimous**
- 4. Unanimous**

A motion was made to approve the findings of fact for special use permit 2024

Motion: Joe Towns
Second: James Motley
Vote: Unanimous

PROPOSED DATES FOR RESCHEDULED UDO MEETING

Cindy Scarborough presents the next item on the agenda, which is the next UDO meeting. Jason Hardin states there were major changes that were made in zoning in North Carolina, we are in the process of scheduling a work session with the Council to get direction on how to address that bill in the UDO, and the direction on how to move forward, but we need to have that work session with them before reconvening the Steering Committee. Cindy Scarborough asks for a couple of examples. Thomas Thompson asks to be excused for the rest of the meeting.

A motion was made to excuse Thomas Thompson for the rest of the Planning Board Meeting.

Motion: Cindy Scarborough
Second: William Roach
Vote: Unanimous

Thomas Thompson leaves the room.

Jason Hardin continues as I said in my email, so downzoning means when you have a piece of property, and you have an existing zoning district if you rezone, and you reduce the uses that are allowed that is called downzoning. Most commonly it's considered with residential if you are going from high density to low density, that is downzoning; if you go from low to high density that is upzoning, you are allowing more uses. So previously you had to have the owner's approval to downzone, however, local governments were exempt, and they could downzone at their will. So, the local government can come in and downzone if they desire. Cindy Scarborough asks so we can downzone as long as the property owner approves it. Jason Harin answers yes, so that is the first part. The second part of it forbids and reduces new regulations that create nonconformities and nonresidential districts. What that means is with the UDO we have to figure out how to address that. So, what is what they are trying to prevent more strict regulations that currently exist going into effect? Cindy Scarborough states that talking with the consultant he mentioned that the new regulations are vague. Jason Hardin answers it is short, and is less than a paragraph, but it needs to be interpreted to see how will affect all districts. That is why we postponed the Steering Committee meeting, we are waiting to see how the General Assembly will vote; as right now, we are going to get direction from the Council on how they want this to be handled and get an interpretation from the consultant of the statute.

A motion was made to table the meeting.

Motion: William Roach

Second: Cindy Scarborough

Vote: Unanimous

PLANNING & COMMUNITY DEVELOPMENT DIRECTORS REPORT

Jason Hardin states that since the last meeting in September, the construction in the apartments in Holiday Loop Rd, they are working and trying to get everything framed up very soon, so there is a lot of work going on there. As far as new building permits that is really what we did this year, so there is nothing else to report.

PLANNING BOARD MEMBER COMMENTS

Cindy Scarborough asks if the City Council has any comments regarding the Director's Report. The Board confirms that there are no more comments or questions regarding the same.

ADJOURNMENT OF PLANNING BOARD

There being no further business, a motion was made to adjourn the Planning Board meeting at 6:04 pm.

Motion: Cindy Scarborough

Second: Joe Towns
Vote: Unanimous

Claudia Moore
Customer Service Representative