

**Camden County Board of Commissioners**  
**August 1, 2022**  
**Closed Session – 6:00 PM**  
**Regular Meeting – 7:00 PM**  
**New Camden Public Library Boardroom**  
**118 Hwy 343 North**

**MINUTES**

A Regular Meeting of the Camden County Board of Commissioners was held on August 1, 2022 in the boardroom of the New Camden Public Library in Camden, North Carolina.

**CALL TO ORDER**

The meeting was called to order by Chairman Ross Munro at 6:10 PM. Also Present: Vice-Chair Tiffney White, Commissioners Tom White, Clayton Riggs and Randy Krainiak. Administration Staff Present: County Manager Erin Burke, County Attorney John Morrison and Clerk to the Board Karen Davis.

**CLOSED SESSION**

**Motion to go into Closed Session to consult with the County Attorney in matters related to attorney-client privilege.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Randy Krainiak
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**Motion to recess out of Closed Session.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Clayton Riggs
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

At 7:00 PM the Chairman reconvened the Board of Commissioners.

**INVOCATION & PLEDGE OF ALLEGIANCE**

Camden citizen Travis Elmore gave the invocation and the Board led in the Pledge of Allegiance.

**ITEM 1. CONSIDERATION OF AGENDA**

**Motion to approve the agenda as presented.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Clayton Riggs
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**ITEM 2. CONFLICT OF INTEREST DISCLOSURE STATEMENT**

Clerk to the Board Karen Davis read the Conflict of Interest Disclosure Statement.

**ITEM 3. PUBLIC COMMENTS**

Sandra Hair of South Mills spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- Location is not in close proximity to existing schools. The Sheriff's Department and Fire Department will have longer response times in case of emergency.
- Electrical transmission lines on the property may pose health risks for the students and staff.

- Ingress and egress to the site will be difficult with the widening of Highway 158 to four lanes with a median. NCDOT plans for the widening do not call for a stoplight at this location but a turn-around farther down the highway. This poses a risk for school buses, staff, parents and student drivers.
- Plans for economic development on the site. Economic development and schools are not compatible. Camden County already has a Commerce Park that has been slow to attract businesses. Perhaps it would be better to focus on economic development at the Commerce Park.
- Cost. The site on Highway 158 is owned by the county free and clear with the possibility of acquiring additional adjacent property substantially less than the price of the Highway 158 site at \$25,000 an acre.

Kay Banks of South Mills spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- Requested that Commissioner Riggs do what is necessary to build on Rt. 343 for the safety of the children of Camden.
- Requested that Chairman Munro honor his commitment to support a new high school and represent the wishes of the constituents of Camden County.
- 75% of voters supported the 2020 Bond Referendum for the construction of the new high school to be built on Rt. 343.
- 75% of those who responded to a recent survey desire that the new high school be built on Rt. 343.
- Do not use the school system and the schools to be used as a stepping stone for economic development.
- Think first about the children of Camden County. Economic Development should come second.

David Kielar of Camden spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- The site on Rt. 343 was purchased a long time ago.
- Interest rates are rising.
- Time limit to start construction for the grants.
- Concerns in regard to the proposed site on Highway 158 include traffic, speed limit, distance from the library, other schools, athletic fields, railroad tracks.
- The cost of work that will need to be done at the 158 site.

Jason Banks of Shiloh spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- Site work on Highway 158 site would have to come in at less than \$2.2 million to break even with site work at on Rt. 343.
- Speaking to the concern of traffic in regard to the Rt. 343 site, the vast majority of the high school traffic from South Mills will still have to travel on 343 to get to 158. Bus traffic and fuel cost will increase.
- Economic development, several local high schools that have been in place for many years have not seen commercial growth in the vicinity of the location of the schools. Maps of local high schools were presented that did not have significant economic development nearby.
- In regard to what has been described as unsuitable and unbuildable soil on Rt. 343:
  - The County has 'sat' on the site for 20 years.
  - Allowed grants to be applied for building on the site.
  - Bond referendum passed for the site.
  - Groundbreaking event at the site.
- The presentation of the soil map of both sites indicates that both soils will require essentially the same amount of site work.
- At a cost of \$25,000 per acre the benefit of room for expansion is not a good deal. The Board of Education was unaware that looking for additional land was an option before the proposal of the site on 158.
- The Board has been presented with a principal agreement to further investigate the possibility of purchasing other property at a cost that is less than the Highway 158 site, more centrally located to the county's population, a safer road with far fewer unknowns.
- Listen to your constituents and do not ignore those who elected you.

Joseph Mason of South Mills spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- There is confusion about what the commissioners are trying to do.
- There is potential of 40 additional acres at the 343 site that have not yet been investigated.
- The land on Rt 343 is already bought and paid for and should be used.
- The unknowns in regard to the traffic and soils should be fully investigated.
- The distance of the 158 site to South Mills is a concern.
- High voltage power lines are a concern.
- The results of the parent survey should be given more consideration.
- In favor of building a school that can hold more than 600 students due to the growth of the county.

Kelsey Gray of Camden spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- The Memorandum of Understanding between the School Board and the Commissioners references the land already purchased on Rt. 343 and is a legally binding agreement.
- The number of roadblocks to building the school such as finances and lack of transparency in regard to the proposal to purchase the property on 158; the sudden unsuitability of the land on Rt 343 that has already been purchased.
- The commissioners are not representing the constituents, School Board and children of Camden County.
- 75% who responded to the Parent Survey are in favor of the 343 site.
- 75% of voters are in favor of the Bond Referendum
- Personal survey on Facebook received over 300 responses in favor of the site on 343.
- It is fiscally responsible to remain with the site on 343.
- Highway 158 Property issues: road issues, safety issues, electric transmission lines.
- A delay will increase the cost of the project.

Kristin Wynkoop of Camden spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- New growth in the County has placed extreme stress on the schools.
- Respect the decision of the previous Board of Commissioners who purchased the site on 343 with the intent of building a new school on the site.
- Safety of students in trailers is a concern at every level, not just the high school.

Travis Elmore of Camden spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- Would like to hear a legitimate answer as to why the commissioners are looking at the site on 158 when a site has already been secured and purchased.
- A question of a link between economic growth and the pockets of the commissioners.
- A reference of the offer of 40 acres for purchase adjacent to the site on 343 at \$6,000 less per acre than the site on 158.
- The children of the county should be the priority over economic development.
- In regard to traffic concerns on 343, the traffic concerns on 158 are likely to increase.
- Available to meet with any commissioner to explain the math behind the decision.

Chairman Ross Munro gave a statement in regard to Mr. Elmore's accusation of commissioners that may be pocketing money as a result of the purchase of the property on Highway 158. Chairman Munro requested that anyone who has proof that this is taking place, to report it to the District Attorney, County Attorney or the local Sheriff. He stated that the commissioners are a good group of people who care about the county and it is wrong to make such accusations. Mr. Elmore's response was not captured on the recording as he spoke from his seat.

Jeannie Bundy of South Mills spoke in opposition to the proposed purchase of property on Highway 158. Ms. Bundy also read comments in opposition from the following:

- Carolyn Riggs (Shiloh) – *I wish to express my opposition to a future school location being on US Highway 158. I see this location as bad for bus drivers, students, teachers, parents and guests. No visitor to this location would be served well due to traffic. The outlook for a 158 location is only destined to receive heavier traffic and more complications in the future. I request the elimination of the 158 location from consideration for a school.*

- Edward Smallacombe – *How many emails have you received concerning the school site? And of those emails how many were the 343 site and how many were for the 158 site? This way it should be on the record where citizens favor the building to be.*

Chairman Munro stated that he will respond if Mr. Smallacombe sends the email directly to him.

- William Stafford (South Mills) – *When was the vote to abandon Robert's Rules for conducting your meetings? What you are doing now is haphazard and making it difficult for the public to follow what is going on if you are just making up your own rules.*

County Attorney John Morrison explained that the Board conducts its meetings as outlined in the UNC School of Government publication, *Suggested Rules of Procedure for the Board of County Commissioners*, which is an accepted modified version of Robert's Rules of Order, revised for small boards. He specifically noted that these rules do not require a 'second' for small boards and the Chairman is permitted to make motions.

Ms. Bundy questioned Commissioner Krainiak in regard to property that his family owns across the road from the Highway 158 site. Commissioner Krainiak stated that she was correct. Ms. Bundy then questioned in regard to the potential income to his family should businesses such as Dollar General develop that site. Commissioner Krainiak stated that he had owned the property across the road from the 158 site since 2007, before he became a commissioner and the land was purchased to help build the library and that he had lost money on that particular piece of land since its purchase. Commissioner Krainiak stated he and his sister will sooner or later make money but he is not concerned about the money as he gives most of his work away for free.

Patricia Delano of Camden spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- Safety concerns in regard to the high voltage lines running across the property and the railroad tracks.
- Consider the time invested by the Board of Education towards this property and waste no time in allowing them to move forward with the high school project on the 343 site.

Deborah Penwell of South Mills spoke in opposition to the proposed purchase of property on Highway 158. Key points included the following:

- Fiscal responsibility – the site on 343 has already been purchased and paid for; the additional property now for sale at the 343 site costs less per acre, which would mean a significant savings to the taxpayers.
- Request that the vote on the 158 site be tabled until the traffic and land studies have been completed and until the exact buildable acreage is determined.

Chairman Munro thanked everyone for their comments.

#### **ITEM 4. PRESENTATIONS**

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- A. ECU Health – Dy'Mond Scott with ECU Health presented an overview of the resources and services available through Community Health Service Workers.
- B. Trillium Annual Report – Bland Baker gave the Trillium Health Resources Annual Report for Camden County.

#### **South Camden Water & Sewer District Board of Directors**

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The Chairman recessed the Board of Commissioners and called to order the South Camden Water & Sewer District Board of Directors Meeting.

Public Comments – None

Consideration of the Agenda

**Motion to approve the agenda as presented.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

## New Business

### A. Monthly Report – Chuck Jones

South Camden Water & Sewer Board				
Monthly Work Order Statistics Report				
Period: June 2022				
	Submitted Work Orders	Completed Work Orders	Percentage Completed	Status of Uncompleted Work Orders
Water/Distribution	126	126	100%	0
Sewer/Collection	1	1	100%	0

New Services installed: 2

Locates:

Water Line: 87

Sewer Line: 8

Water & Sewer, same ticket: 4

Hydrant flow test: 0

Public Works Director Notes/Comments:

Ten work orders have been reviewed for accuracy.

Water treated at the water treatment plant in June: 17 025 900 gallons

Daily average water usage for June: 567 530 gallons

Current treatment capacity at the water treatment plant: 720 000

2022 SMWA USAGE													4.A.
Date	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	
1	144,900	172,000	140,200	153,634	279,000	194,300							
2	144,900	139,600	125,000	153,633	185,300	173,600							
3	159,600	151,000	130,600	153,633	170,500	195,134							
4	161,500	162,167	149,000	161,200	139,000	195,133							
5	131,500	162,167	149,000	153,700	139,000	195,133							
6	136,200	162,167	149,000	124,800	148,434	177,100							
7	130,734	46,500	143,600	141,800	148,433	178,700							
8	130,733	35,800	144,900	149,000	148,433	156,600							
9	130,733	32,300	120,400	149,000	150,100	196,000							
10	66,220	35,300	153,900	149,000	155,900	185,434							
11	34,500	36,634	138,434	145,000	139,600	185,433							
12	25,500	36,633	138,433	149,300	133,800	185,433							
13	129,800	36,633	138,433	146,500	159,067	190,200							
14	41,467	138,500	146,600	135,300	159,067	163,600							
15	41,467	140,500	95,600	163,100	159,067	161,000							
16	41,466	131,000	202,400	163,100	175,600	145,000							
17	4,280	35,300	138,100	163,100	168,000	204,300							
18	40,300	3,844	149,700	142,600	191,700	204,300							
19	105,400	3,843	149,700	141,200	181,000	204,300							
20	109,000	3,843	149,700	136,700	221,700	193,200							
21	156,234	38,200	140,500	132,400	221,700	187,600							
22	156,233	40,500	142,100	180,700	221,700	136,000							
23	156,233	165,900	121,500	180,700	191,400	131,900							
24	139,400	133,500	118,400	180,700	156,300	184,834							
25	126,300	136,634	150,334	178,800	137,100	184,833							
26	145,200	136,633	150,333	160,600	146,900	184,833							
27	87,590	136,633	150,333	145,500	164,367	164,700							
28	151,867	138,000	142,400	161,500	164,367	171,000							
29	151,867		136,300	139,650	164,367	178,400							
30	151,866		122,600	139,650	231,900	210,600							
31	166,100		148,200		196,500								
TOTAL	3,499,090	2,591,731	4,375,700	4,575,500	5,349,302	5,418,600							
Average	112,874	92,562	141,152	152,517	172,558	180,620							
Maximum	166,100	172,000	202,400	180,700	279,000	210,600							

<b>2022 High Service Pump Flows</b>		
Month	Monthly Total	Average Daily Use
January 2022	13,953,480	.450,112
February 2022	12,060,970	.430,749
March 2022	15,633,430	.504,304
April 2022	15,880,820	.529,361
May 2022	17,173,570	.553,986
June 2022	17,025,900	.567,530
July 2022		
August 2022		
September 2022		
October 2022		
November 2022		
December 2022		
Yearly Totals		

<b>SOUTH CAMDEN WATER &amp; SEWER DISTRICT MONTHLY WATER REPORT</b>													
month	active	work	locates	new	gallons	tap fees	total	gallons	sewer	sewer	gallons	sewer	sewer
	meters	orders		serv	sold		collected	sold	collected	cust	sold	collected	cust
					meters			meters	Core	Core	meters	S. Mills	S. Mills
					water			sewer					
								Core			S. Mills		
<b>2021</b>													
January	2,229	102	107	1	14,409,048	\$8,000.00	\$129,184.92	527,020	\$7,987.76	54	291,760	\$3,098.79	88
February	2,232	87	108	3	12,472,543	\$28,000.00	\$160,585.13	551,050	\$8,593.99	54	228,970	\$3,738.52	89
March	2,240	86	152	1	12,047,251	\$12,000.00	\$150,411.28	503,510	\$8,656.06	54	208,440	\$3,597.83	89
April	2,251	65	139	5	14,759,968	\$66,833.00	\$192,635.30	565,960	\$9,257.62	54	201,240	\$3,348.69	89
May	2,256	88	115	2	15,271,509	\$4,000.00	\$141,268.11	617,470	\$9,195.13	54	322,120	\$3,572.33	90
June	2,261	101	92	2	15,376,790	\$4,000.00	\$153,214.83	523,050	\$9,215.37	54	261,700	\$3,274.74	89
July	2,272	87	104	0	14,246,240	\$98,967.00	\$243,922.11	500,330	\$9,368.09	54	236,290	\$3,936.63	90
August	2,276	89	125	4	17,838,990	\$4,000.00	\$139,706.73	531,930	\$7,445.29	54	455,480	\$4,238.87	90
September	2,283	120	92	3	13,813,320	\$16,000.00	\$174,303.27	619,170	\$7,978.48	54	418,660	\$3,268.90	90
October	2,287	95	81	0	14,815,201	\$0.00	\$127,114.75	1,196,860	\$9,904.44	54	315,360	\$3,746.87	90
November	2,293	72	39	2	13,763,517	\$3,500.00	\$145,643.68	770,130	\$16,643.68	54	264,430	\$6,370.61	90
December	2,298	86	58	0	13,930,906	\$0.00	\$145,160.49	761,500	\$12,600.22	54	286,870	\$4,002.82	89
<b>2022</b>													
January	2,298	90	108	0	13,739,659	\$4,000.00	\$136,306.83	555,880	\$11,704.03	55	244,676	\$3,781.90	89
February	2,299	108	82	0	12,108,415	\$2,500.00	\$135,512.42	589,080	\$9,851.08	55	234,674	\$3,980.47	89
March	2,275	90	77	1	12,047,251	\$65,667.00	\$194,073.56	503,510	\$7,234.28	54	237,641	\$3,557.94	87
April	2,320	82	91	5	22,574,098	\$8,000.00	\$117,609.55	716,960	\$10,988.75	54	257,949	\$3,588.01	88
May	2,328	95	71	1	13,617,980	\$16,000.00	\$160,306.33	674,480	\$13,045.03	54	269,770	\$3,335.55	89
June	2,334	126	91	2	16,466,975	\$35,700.00	\$166,905.67	624,410	\$8,810.69	56	267,930	\$3,404.49	88

<b>SOUTH CAMDEN WATER &amp; SEWER BOARD</b>											<b>4.A.e</b>
<b>MONTHLY WATER STATISTICS REPORT</b>											
Date	Work Orders Submitted	% Completed	Uncompleted	Water/Distribution	Sewer/Collection	Water Locates	Sewer Locates	Water/Sewer Locate	Hydrant Flow Test	New Svc Installed	
<b>2021</b>											
June	101	100%	0%	96	5	63	17	12	0		
July	87	100%	0%	85	2	83	14	7	0		
August	89	100%	0%	88	1	105	19	1	0		
Sept	120	100%	0%	119	1	77	15	0	0		
Oct	95	100%	0%	93	0	64	15	2	0		
Nov	72	100%	0%	72	0	37	0	2	0		
Dec	86	100%	0%	85	1	43	8	7	0		
<b>2022</b>											
Jan	90	100%	0%	89	1	96	6	6	0		
Feb	108	100%	0%	108	0	73	5	4	0		
March	90	100%	0%	89	1	64	7	6	0		
April	82	100%	0%	81	1	74	13	4	0		
May	95	100%	0%	94	1	58	11	2	0		
June	127	100%	0%	126	1	87	8	4	0		

**Motion to approve the monthly report as presented.**

**RESULT:** PASSED [5-0]  
**MOVER:** Clayton Riggs  
**AYES:** Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**Motion to adjourn the South Camden Water & Sewer Board of Directors.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Tiffany White
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffany White, Randy Krainiak

The Chairman adjourned the South Camden Water & Sewer Board of Directors and reconvened the Board of Commissioners.

## ITEM 5. PUBLIC HEARINGS

### A. Zoning Map Amendment – Amber Curling

#### Motion to open the public hearing for a zoning map amendment.

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Tom White
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffany White, Randy Krainiak

Waverly Sawyer has requested a zoning map amendment for approximately 10 acres from the Highway Commercial (HC) Zoning District to the Neighborhood Residential (NR) Zoning District. The 10 acres consist of an approximately 1-acre parcel at 872 NC Hwy 343 N and approximately 9 acres from an adjoining parcel to the north west. Both parcels are located in South Mills Township.

The proposed zoning change is inconsistent with the CAMA Future Land Use Map. The CAMA Future Land Use Maps has the majority of property identified as Low Density Residential.

The proposed zoning change is inconsistent with the County's Comprehensive Future Land Use Map which identifies the parcels as Rural Preservation.

The neighborhood meeting was held on April 12, 2022. Only Planning staff and the applicant attended. On July 20, 2022, the Planning Board unanimously recommended denial of the rezoning request.

<b>STAFF REPORT</b> <b>UDO# 2022-06-09</b> <b>Ordinance 2022-08-01</b> <b>Zoning Map Amendment</b> <b>for Sawyer Property on HWY 343 N</b>																
<b>Project Information:</b> <b>File Reference:</b> 2022-06-09 <b>Project Name:</b> N/A <b>Pin:</b> 01-8907-00-43-8620-0000 <b>Applicant:</b> Waverly M. Sawyer <b>Address:</b> 117 Havenwood Drive Camden, NC, 27921 <b>Phone:</b> 252-202-2882 <b>Email:</b> waverly702@gmail.com <b>Agent for Applicant:</b> same as above <b>Address:</b> same as above  <b>Current Owner of Record:</b> Waverly M. Sawyer and Linda B. Sawyer  <b>Meeting Dates:</b> April 12, 2022 <b>Neighborhood Meeting</b> July 20, 2022 <b>Planning Board Meeting</b>	<b>Application Received:</b> June 14, 2022 <b>By:</b> Amber Curling, Planning  <b>Application Fee paid:</b> \$650.00 Ckt# 7717  <b>Completeness of Application:</b> Application is generally complete  <b>Documents received upon filing of application or otherwise included:</b> A. Rezoning Application B. Deed C. GIS Aerial, Current zoning, Comprehensive Plan Future Land Use and CAMA Land Use Plan Suitability Maps D. Neighborhood Meeting Comments E. Zoning Comparison: Highway Commercial (HC) to Neighborhood Residential (NR)															
<b>Request:</b> Waverly Sawyer is requesting a Zoning Map Amendment per Article 151.2.3.30 of the Unified Development Ordinance for a total of 10 acres from Highway Commercial (HC) to Neighborhood Residential (NR) zoning district.  <b>Location Description:</b> The 10 acres consist of an approximately 1-acre parcel at 872 NC Hwy 343 N and approximately 9 acres from an adjoining parcel to the north west. The parcel ID for 872 Hwy 343 N is 01-8907-00-43-8620-0000. The parcel ID of the approximately 9-acre parcel is 01-8907-00-65-3412-0000. Both parcels are located in South Mills Township.																
<b>Rezoning from Highway Commercial Zoning District (151.3.6.5):</b> The Highway Commercial district is applied to lots along the County's major roadways (e.g., US 158, US 17, NC 34, and NC 343) and is intended for automobile-oriented commercial development as well as large floorplate commercial uses and uses that require or generate truck traffic. The district also accommodates agricultural and institutional uses as well as higher density residential uses with a special use permit. New development in the HC district is grouped and configured to ensure regular lateral vehicular and pedestrian access along major transportation routes as a means of establishing a well-connected transportation system. New development is configured to maintain high visual quality along the major roadway, or is fully screened from view. Sufficient spacing and screening is included along lot lines shared with adjacent residential zoning districts to ensure compatibility. New commercial and multi-family developments in the district are subject to the design standards in Article 151.5 Development Standards.  <b>Rezoning to Neighborhood Residential Zoning District (151.3.5.5):</b> The Neighborhood Residential (NR) district serves as a transition district from the rural and suburban portions of the County to areas proximate to village centers and major commercial corridors. The district is intended to accommodate single-family detached homes in a neighborhood setting at moderate densities. Mobile and manufactured homes on individual lots, conservation subdivisions, and agricultural uses are limited in order to preserve the district's neighborhood character. Manufactured homes are not allowed on lots within 5,280 linear feet of a village center boundary. The district's 40,000-square-foot minimum lot area may be reduced when lots are within one mile of a designated village center boundary and served by public sewer. District regulations discourage uses that interfere with the development of residential neighborhoods or that are detrimental to the district's single-family detached neighborhood character.																
<b>SITE DATA</b>  <b>Size of Lots:</b> Approximately 1 acre and 9 acres for a total of approximately 10 acres <b>Flood Zone:</b> X <b>Zoning District(s):</b> Highway Commercial (HC) <b>Existing Land Uses:</b> 1-acre Office/Retail property and 9 acres is farmland																
<b>Adjacent Zoning &amp; Uses:</b> <table border="1"> <thead> <tr> <th></th> <th>Northeast</th> <th>Northwest</th> <th>Southwest</th> <th>Southeast</th> </tr> </thead> <tbody> <tr> <td><b>Zoning</b></td> <td>Working Lands (W1.)</td> <td>Working Lands (W1.)</td> <td>Working Lands (W1.)</td> <td>Working Lands (W1.)</td> </tr> <tr> <td><b>Use</b></td> <td>Farmland</td> <td>Church and Residential Lots</td> <td>Farmland Residential Lot</td> <td>Farmland</td> </tr> </tbody> </table>			Northeast	Northwest	Southwest	Southeast	<b>Zoning</b>	Working Lands (W1.)	Working Lands (W1.)	Working Lands (W1.)	Working Lands (W1.)	<b>Use</b>	Farmland	Church and Residential Lots	Farmland Residential Lot	Farmland
	Northeast	Northwest	Southwest	Southeast												
<b>Zoning</b>	Working Lands (W1.)	Working Lands (W1.)	Working Lands (W1.)	Working Lands (W1.)												
<b>Use</b>	Farmland	Church and Residential Lots	Farmland Residential Lot	Farmland												
<b>Proposed Use(s) – The proposed use is residential development.</b>  <b>History of property:</b> Ordinance No. 2015-10-01 rezoned the 10 acres from Working Lands to Highway Commercial. The purpose of this rezoning was due to existing business and future plan. The 1-acre site was previously used as a business, but is currently vacant. The 9-acre site is part of a larger parcel which has been used as farmland and would need to be subdivided.																

Goal when Reviewing of Zoning Regulations in accordance with the Camden County Land Use Plans is to make sure the project is designed to:

- to lessen congestion in the streets;
- to secure safety from fire, panic, and other dangers;
- to promote health and the general welfare;
- to provide adequate light and air;
- to prevent the overcrowding of land;
- to avoid undue concentration of population; and
- to facilitate the adequate provision of transportation, water, sewage, schools parks and other public requirements

#### INFRASTRUCTURE & COMMUNITY FACILITIES

**Water:** Water lines are located adjacent to property along Hwy 343 N

**Sewer:** Sewer line located adjacent to property along Hwy 343 N

**Fire District:** South Mills Fire District

**Schools:** Proposed rezoning may have an impact on Schools

**Traffic:** Proposed rezoning may have on traffic

#### CONSISTENCY with PLANS and MAPS

##### CAMA Land Use Plan Policies & Objectives:

Consistent ☐ Inconsistent ☒

The CAMA Land Use Plan was adopted by the Camden County Board of Commissioners on April 4, 2005. The proposed zoning change is inconsistent in that the CAMA Future Land Use Map has the property identified as Low Density Residential (on lots 1 acre or greater), Neighborhood Residential (NR) zoning permits a minimum lot area of 40,000 square feet, which is less than 1 acre.

##### 2035 Comprehensive Plan

Consistent ☐ Inconsistent ☒

The County's Comprehensive Future Land Use Map (Adopted 2012) shows the parcel to be Rural Preservation. Rural Preservation promotes the continued use of working lands and protection of environmentally sensitive lands from more intense development. The Plan also states Rural Preservation to be very low residential use with a maximum density of one dwelling unit per 5-acres. The Neighborhood Residential (NR) zoning permits a minimum lot size of 40,000 square feet, which is less than 1-acre in area.

##### Comprehensive Transportation Plan

Consistent ☒ Inconsistent ☐

Property abuts NC Hwy 343 N

##### Other Plans officially adopted by the Board of Commissioners

N/A

#### SPECIFIC CAMA LAND USE QUESTIONS TO CONSIDER:

##### 1. Does Camden County need more land in the zoning class requested?

Yes ☒ No ☐

**Reasoning:** In the appropriate location Neighborhood Residential (NR) zoning district works well. Neighborhood Residential 3.08% Camden 1.69% South Mills 2.47% Courthouse 5.97% Shiloh

##### 2. Is there other land in the county that would be more appropriate for the proposed uses?

Yes ☒ No ☐

**Reasoning:** There is other land in the County which is currently zoned as Neighborhood Residential (NR) or which could be rezoned as such and not be in conflict with the CAMA Future Land Use Plan or the 2035 Comprehensive Plan.

##### 3. Is the request in accordance with the Camden County land use plan?

Yes ☐ No ☒

**Reasoning:** The request is not in accordance with the Comprehensive and CAMA Future land use plans. The Zoning Comparison included in the package identifies specific uses for each zoning district.

##### 4. Will the request have serious impact on traffic circulation, parking space, sewer and water services, other utilities?

Yes ☐ No ☒

**Reasoning:** The proposed zoning uses will have an impact on all public services. The specific service and to what extent of the impact will be determined during the development approval process of the property.

##### 5. Will the request have an impact on other county services, including police protection, fire protection or the school system?

Yes ☒ No ☐

**Reasoning:** The proposed zoning uses will have an impact on all public services. The specific service and to what extent of the impact will be determined during the development approval process of the property.

##### 6. Is there a good possibility that the request, as proposed, will result in lessening the enjoyment or use of adjacent properties?

Yes ☐ No ☒

**Reasoning:** All permitted uses in the requested zoning classification should not lessen the enjoyment or use of any adjacent properties.

##### 7. Will the request, as proposed cause serious noise, odors, light, activity, or unusual disturbances?

Yes ☐ No ☒

**Reasoning:** All uses permitted in the requested zoning classification should not cause any serious noise, odors, light activity, or unusual disturbances.

##### 8. Does the request raise serious legal questions such as spot zoning, hardship, violation of precedents, or need for this type of use?

Yes ☐ No ☒

**Reasoning:** There does not appear to be any serious legal concerns related to spot zoning, hardship, or violation of precedents.

##### 9. Does the request impact any CAMA Areas of Environmental Concern?

Yes ☐ No ☒

**Reasoning:** The request does not impact a CAMA Area of Environmental Concern.

#### Recommendations

Staff supports the Planning Board unanimous recommendation for denial of the Ordinance 2022-08-01/Rezoning Application (UDO 2022-06-09) for the two parcels of property, approximately 10 acres from Highway Commercial (HC) to Neighborhood Residential (NR).

The proposed zoning map amendment is inconsistent with the 2005 CAMA Future Land Use Plan which has the property identified as Low Density Residential (on 1-2 acre or greater lots).

The proposed zoning map amendment is inconsistent with the 2012 County's Comprehensive Future Land Use Map which has the property identified as Rural Preservation (on 5 or greater acre lots).

Commissioner Tiffany White questioned if there is a resident living in the house on the property that was previously the office. Chairman Munro confirmed that it was the former Copper Bit Boutique which is no longer in business.

#### Public Comments

The applicant, Waverly Sawyer, addressed the board. He explained he had requested the rezoning before so that the saddle shop could be opened in that location and that he was advised by former Planning staff to rezone the 10 acres to Highway Commercial to avoid spot zoning. It is his desire to rezone it back to Neighborhood Residential in order to be in compliance. Mr. Sawyer confirmed that someone is living in the house currently.



Chairman Munro questioned if the Planning Board was aware that someone was living in the residence when their recommendation was made.

Commissioner Tiffney White stated that it is her opinion that the house only should be rezoned as Neighborhood Residential.

After a brief discussion it was determined that the applicant will need to reapply so that the Board may consider this request at a future meeting. Mr. Sawyer indicated that he understood this requirement.

**Motion to close the public hearing.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**Motion that the requested zoning change is inconsistent with Comprehensive Future Land Use Maps which identify the property as Rural Preservation, Residential Use with a maximum density of one dwelling unit per 5 acres. The requested zoning change is inconsistent with the CAMA Future Land Use Plan which identifies the majority of the property as Low Density Residential.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**Motion to deny the rezoning change in that it is inconsistent with the CAMA Future Land Use Plan which identifies the majority of the property as Low Density Residential of 1-2 acres or greater and with the Comprehensive Future Land Use Plan which identifies the property as Rural Preservation Residential lots of 5 acres and greater.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**B. Ordinance Text Amendments – Amber Curling**

**Motion to open the public hearing for text amendments to the Camden County Code of Ordinances.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Tom White
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

The proposed text amendments to the Camden County Ordinances is divided into three sections as follows:

**Part 1:** The first section is a text amendment to the Unified Development Ordinance 151.3.8 to comply with FEMA 2020 model Ordinance updates and continue the Community Rating System.

**Part 2:** The second section is a proposed text amendment to the Unified Development Ordinance Article 151.3.8.3 Stormwater Management Plan Requirements and Division 9 of the Stormwater Drainage Design Manual to provide updates on the drainage plan requirements in the Special Flood Hazard Area (AE Flood zone).

**Part 3:** The third section is a proposed Wastewater Text Amendment to update the Sewer Use Ordinance and the Unified Development Ordinance to comply with the Camden County Future Land Use Plans.

The Planning Board voted on July 20<sup>th</sup> unanimously to recommend approval.

Ordinance No. 2022-08-02  
An Ordinance  
Amending the Camden County Code of Ordinances  
Camden County, North Carolina

BE IT ORDAINED BY THE CAMDEN COUNTY BOARD OF COMMISSIONERS as follows:

**Article I: Purpose**

The purpose of this Ordinance is to amend Chapter 151 of the Camden County Code of Ordinances of Camden County, North Carolina, which was originally adopted by the County Commissioners on January 1, 1900, and subsequently revised February 4, 2019 and subsequently amended, and as otherwise incorporated into the Camden County Code.

**Article II: Construction**

For purposes of this Ordinance, Article II relates to substantive changes required by the new General Statute 162A-213 in which underlined words (underlined) shall be considered as additions to existing Ordinance language and through words (delivered) shall be considered deletions to existing language. New language of proposed ordinance shall be shown in italics, underlined, and highlighted **red**.

**Article III:**

Amending Camden County Code of Ordinances, specifically Chapter 151 Article 3.8.3 Special Flood Hazard Area Overlay as follows:

**151.3.8.3.B. General Provisions**

**1. Lands to which this Subchapter Applies**

This subchapter shall apply to all special flood hazard areas within the County.

**2. Special Flood Hazard Area Identified**

The Special Flood Hazard Areas are those identified under the Cooperating Technical State (CTS) Agreement between the State of North Carolina and FEMA, in its FIS dated December 21, 2018, for Camden County and associated DFIRM panels, including any digital data developed as part of the Flood Insurance Study, which are accepted by reference and declared a part of this section. and its revisions thereto. Future revisions to the FIS and DFIRM panels that do not change flood hazard data with the jurisdictional authority of Camden County are also accepted by reference and declared a part of this section.

**151.3.8.3.C.4.b Certification Requirements**

- b. An Elevation Certificate (FEMA Form 61-31, as amended) or Floodproofing Certificate (FEMA Form 61-40, as amended) is required after the reference level is completed. Within ten calendar days of establishment of the reference level elevation, or floodproofing, by whatever construction means, wherever is applicable, it shall be the duty of the permit holder to submit to the Floodplain Administrator a certification of the elevation of the reference level, or floodproofed elevation, whichever is applicable in relation to mean sea level. Elevation certification shall be prepared by or under the direct supervision of a registered land surveyor or professional engineer and certified by same. Floodproofing certification shall be prepared by or under the direct supervision of a professional engineer or architect and certified by same. Any work done within the ten-day calendar period and prior to submission of the certification shall be at the permit holder's risk. The Floodplain Administrator shall review the certificate data submitted. Deficiencies detected by such review shall be corrected by the permit holder immediately and prior to further progressive work being permitted to proceed. Failure to submit the certification or failure to make required corrections shall cause to issue a stop-work order for the project. Optional at the discretion of Building Inspector or Flood Administrator

**151.3.8.3.C.4.f. Certification Exemptions**

The following structures, if located within A, AO, AH, or AE or AL-30 zones, are exempt from the elevation/floodproofing certification requirements specified in divisions (1) and (2) below:

1. Recreational vehicles meeting requirements of Section 3.8.3.D.2, Specific Standards;

2. Temporary structures meeting requirements of Section 3.8.3.D.2, Specific Standards; and
3. Accessory structures less than 150 600 square feet or less meeting requirements of Section 3.8.3.D.2, b. Accessory Structures, Specific Standards.

**151.3.8.3.D.2.h Accessory Structures.** When accessory structures (sheds, detached garages, etc.) are to be placed within a Special Flood Hazard Area, the following criteria shall be met:

1. Accessory structures shall not be used for human habitation (including work, sleeping, living, cooking or restroom areas) and shall not be hazardous to the flood.
2. Accessory structures shall be designed to have low flood damage potential.
3. Accessory structures shall be constructed and placed on the building site so as to offer the minimum resistance to the flow of floodwaters.
4. Accessory structures shall be firmly anchored in accordance with this subchapter or by bolting the building to a concrete slab or by over the impiles. When bolting to a concrete slab, one-half inch bolts six feet on center with a minimum of two per side shall be required. If loose tie up ties are used a minimum of two ties with a later adequate to secure the building is required; and
5. All service ducts for such as electrical equipment shall be installed in accordance with Section 3.8.3.D.1.d, and
6. Opening to exterior to provide greater during a flood shall be provided below regulatory flood protection elevation in accordance with Section 3.8.3.D.2.d.
7. An accessory structure with a footprint less than 150 of 600 square feet or less in A, AO, AH, and AL-30 zones that satisfies the criteria outlined above does not need to meet the elevation and floodproofing standards of Article 151.3, Section 3.8.3.C.2.b, an elevation or floodproofing certification are required for all other accessory structures in accordance with Article 151.3, Section 3.8.3.C.2.b.
8. Accessory structures over 150 square feet and up to 1,000 square feet or less with a value of less than \$10,000 may be permitted below the base flood elevation as defined in Section 10.3, Definitions, provided they satisfy the criteria outlined above.
9. Accessory structures greater than 1,000 square feet shall meet the elevation requirements as defined in Section 10.3, Definitions, or flood proofing requirements set forth in Section 3.8.3.C.2.b.

**Part 2:**

Amending Camden County Code of Ordinances, specifically Chapter 151 Article 151.3.8.3. Special Flood Hazard Area Overlay and the Camden County Stormwater Drainage Design Manual Specifically Section 9 Floodplain and Floodway Management as follows:

**151.3.8.3. Special Flood Hazard Area Overlay**

**151.3.8.3.5 Duties and Responsibilities of the Floodplain Administrator**

- c. Excavation and filling in the Special Flood Hazard Areas, areas noted as AE in the FIRV maps, may be allowed at the approval of the county. Cut and fill for new development in the floodplain may may be acceptable if the net volume available within the floodplain remains the same (https://www.fema.gov/technical-services/). The volume will be judged from one-foot contour to the next. No credit will be provided for excavation below the normal water elevation of the creek or below the ground water table, whichever is higher. The Engineer will provide the areas and volumes at one-foot contour intervals for the existing conditions and demonstrate through volume calculations that the proposed condition equals or provides more storage volume for the development. The calculation and demonstration shall begin at the normal elevation, or invert elevation, and proceed by even one-foot increments to the FIRV reported base flood elevation for the immediate area. The cut and fill within the floodplain area must take place within the general confines of the development or within 500' of the river station shown on the FEMA maps.
- c. As an alternative to item c of this Section, new developments which lie within a floodplain may fill beyond the balance limitations as provided by item c if they subject their parcel and development to the Stormwater Management Plan Review process prescribed by Table 7.1.3 in this Ordinance and a Drainage Stormwater Study is performed in accordance with Division 7 of the County's Stormwater Drainage Design Manual. The Drainage Stormwater Study in this instance must show, the post development 100-year discharge rate is held to the pre-development discharge rate and that the hydraulic grade lines are not increased at any point immediately upstream or downstream of the development. This alternative will only be acceptable after a preapplication meeting with the County's Stormwater Engineer, County Planning Director or their designee, and the applicant or their design engineer and an appropriate scope of analysis is agreed on.

**Division 9 Floodplain and Floodway Management**

2. Excavation and filling in the floodplain areas, areas noted as AE in the FIRV maps, may be only be allowed with FEMA approval. Cut and fill for new development in the floodplain will only be acceptable if the net volume available within the floodplain remains the same or based on methods discussed in Section 8. The volumes will be judged from one-foot contour to the next. No credit will be provided for excavation below the normal water elevation of the creek or below the ground water table, whichever is higher. The engineer will provide the areas and volumes at one-foot contour intervals for the existing conditions and demonstrate through volume calculations that the proposed condition equals or provides more storage volume for the development. The calculation and demonstration shall begin at the normal elevation, or invert elevation, and proceed by even one-foot increments to the FIRV reported base flood elevation for the immediate area. The cut and fill within the floodplain area must take place within the general confines of the development or within 500' of the river station shown on the FEMA maps.

6. As an alternative to item c of this Section, new developments which lie within a floodplain may fill beyond the balance limitations as provided by item c if they subject their parcel and development to the Stormwater Management Plan Review process prescribed by Table 7.1.3 in this Ordinance and a Drainage Stormwater Study is performed in accordance with Division 7 of this Manual. The Drainage Stormwater Study in this instance must show, the post development 100-year discharge rate is held to the pre-development discharge rate and that the hydraulic grade lines are not increased at any point immediately upstream or downstream of the development within the boundaries of the parcel included in the development area. To use this alternative means of compliance, the applicant must hold a preapplication meeting with the County's Stormwater Engineer and County Planning Director and develop an approved scope of analysis.

**Part 3:**

Amending Camden County Code of Ordinances, specifically Chapter 151 Article 2.3.18, 2.3.20, 6.2.7, 6.5.2 and Chapter 52.015 as follows:

**151.2.19 Minor Subdivision**

**B. Applicability**

1. Subdivisions of land that include up to five lots (including the residual parcel) (see Figure 2.3.18 B) Minor Subdivision) shall be reviewed in accordance with the standards in this section.
2. All lots that are adjacent to an existing public water supply line and/or wastewater system lines prior to approval of a minor subdivision shall connect to the public systems as part of the establishment of the minor subdivision. However, connection to the public water systems for one or more lots shall not require the subdivision to be reviewed as a preliminary plat.

**C. Minor Subdivision Procedure**

**6. Minor Subdivision Review Standards**

- a. A minor subdivision shall be approved if the application complies with the following:

- a. All lots (including the parent parcel) bordering an existing public water supply system water line and/or wastewater system sewer line shall connect to the public water supply system as part of the minor subdivision.
- b. Minor subdivisions of land located within the special flood hazard area shall comply with the standards in Section 3.8.3 Special Flood Hazard Area Overlay (SFHA), and include the following statement: "Use of land within a floodplain or a special flood hazard area is substantially restricted by Camden County."
- c. If the minor subdivision is required to provide a connection to a public water supply system and/or wastewater system, the plat shall include the following statement: "The developer is required to install all wastewater and/or water lines and related improvements."

**151.2.3.20 Preliminary Plat**

3. If the preliminary plat is required to provide a connection to a public water supply system and wastewater system, the plat shall include the following statement: "The developer is required to install all wastewater and water lines and related improvements."

**151.6.2 Required Infrastructure**

**151.6.2.2 Generally**

**151.6.2.2.3. Sanitary Sewage System**

- a. In cases of when development being is required to be served by a public or central private sewage systems, the subdivision or developer shall install all sewer lines in accordance with the standards in this Ordinance, the procedures manual, and other State or federal requirements.
- b. Sanitary sewage lines, including pump stations and treatment facilities shall be dedicated to the County for maintenance and operation. Sewer lines serving individual lots or users prior to their connection to the central collection system shall not be the responsibility of the County.

**151.6.5. Conservation Subdivision**

**6.5.2 Applicability**

**3. Where Prohibited**

- a. The conservation subdivision option is not available for use in the NR, VR, or WX districts.
- b. Suburban Residential Zoning District will not have individual septic systems due to the increase in the Dimensional Requirements specifically the Minimum Lot Area, from 1 acre to 0.5 acre.

**Chapter 52 Sewer Use**  
**USE OF PUBLIC SEWERS**  
**§ 52.015 REQUIREMENT OF SEWER USE.**

(A) When the owner of a property, with access to public sanitary sewer, under District jurisdiction, including an owner of a non-district sewer system, is informed by the Albemarle Regional Health Services (ARHS) that the wastewater system serving the property is deemed non-repairable, such wastewater shall be discharged into a public sanitary sewer, subject to the provisions of § 52.112. The owner shall install at his expense a suitable building sewer or collecting sewer, as applicable, and shall install any other facilities necessary to connect the building sewer or collecting sewer to the public sewer at an access point provided by the district. The owner of real property shall, within six months of date of notification, make application and connection to the public sanitary sewer in accordance with the provisions of this section and §§ 52.105 through 52.112 of this chapter.

(B) Whenever a building sewer or collecting sewer connected to the public sanitary sewer becomes clogged, broken, out of order or detrimental to the use of the public sewer, the owner having charge of any building or premises through which the building sewer or collecting sewer collects wastewater shall, upon notification by the Board, reconstruct, alter, clean or repair the building sewer or collecting sewer as the condition of such may require within ten days after receiving notification.

(C) New construction, other subdivision or single lot residential or commercial, with access to public sanitary sewer system under district jurisdiction, shall be required to connect their sanitary wastewater drain to the system and such wastewater shall be discharged into a public sanitary sewer, subject to the provisions of § 52.112. The owner shall install at his expense a suitable building sewer or collecting sewer, as applicable, and shall install any other facilities necessary to connect the building sewer or collecting sewer to the public sewer at an access point provided by the district. The owner of real property shall make application and connection to the public sanitary sewer in accordance with the provisions of this section and §§ 52.105 through 52.112 of this chapter.

(Ord. 2005-01-01, passed 2-21-05)  
 (Revised 2022-6-27, passed 2022-08-02)

County Attorney John Morrison questioned if the changes presented were dictated by changes in the state law regulations.

Mrs. Curling indicated that Part One, the FEMA Model Ordinance, is to comply with updates and continue the Community Rating System. The purpose of Part Two is to clarify what is required from engineers with the Stormwater Management Plans and the drainage design. The purpose of Part three is within the Sewer Use Ordinance, making it mandatory to hook up if it's available for subdivisions.

### Public Comments

David Kielar asked for clarification on the sewer hookup requirement.

Mrs. Curling explained that for the Conservation Subdivision allows a builder to build the same amount of houses but on small lots. With Suburban Residential, the minimum is one acre but with a Conservation Subdivision it can be a half acre.

County Manager Erin Burke clarified that the Conservation Subdivision Ordinance contains provisions that require more green space. This ordinance will require that cluster subdivisions hook up to sewer. This is a public health concern in that a higher density of housing produces a higher density of septic systems.

### **Motion to close the public hearing.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Tom White
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

### **Motion to add the proposed text amendments to the agenda.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**Motion to approve the text amendments as presented.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Tiffney White
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

## **ITEM 6. NEW BUSINESS**

### **A. Tax Report – Lisa Anderson**

<u>MONTHLY REPORT OF THE TAX ADMINISTRATOR TO THE CAMDEN COUNTY BOARD OF COMMISSIONERS</u>		
<u>OUTSTANDING TAX DELINQUENCIES BY YEAR</u>		
<u>YEAR</u>	<u>REAL PROPERTY</u>	<u>PERSONAL PROPERTY</u>
2021	183,780.73	12,472.16
2020	67,009.33	4,627.40
2019	31,425.46	2,758.53
2018	19,601.47	1,365.93
2017	12,178.13	1,809.88
2016	8,095.74	1,221.02
2015	6,661.95	689.62
2014	9,060.15	1,028.28
2013	6,527.53	4,694.65
2012	5,558.29	7,231.80

TOTAL REAL PROPERTY TAX UNCOLLECTED	349,898.78
TOTAL PERSONAL PROPERTY UNCOLLECTED	37,899.27
TEN YEAR PERCENTAGE COLLECTION RATE	99.54%
COLLECTION FOR 2022 vs. 2021	17,971.18 vs. 13,246.28
<u>LAST 3 YEARS PERCENTAGE COLLECTION RATE</u>	
2021	97.95%
2020	99.10%
2019	99.56%

<u>EFFORTS AT COLLECTION IN THE LAST 30 DAYS</u>	
<u>ENDING</u>	<u>June 2022</u>
<u>BY TAX ADMINISTRATOR</u>	
<u>83</u>	NUMBER DELINQUENCY NOTICES SENT
<u>36</u>	FOLLOWUP REQUESTS FOR PAYMENT SENT
<u>2</u>	NUMBER OF WAGE GARNISHMENTS ISSUED
<u>3</u>	NUMBER OF BANK GARNISHMENTS ISSUED
<u>34</u>	NUMBER OF PERSONAL PHONE CALLS MADE BY TAX ADMINISTRATOR TO DELINQUENT TAXPAYER
<u>0</u>	NUMBER OF PERSONAL VISITS CONDUCTED (COUNTY OFFICES)
<u>0</u>	PAYMENT AGREEMENTS PREPARED UNDER AUTHORITY OF TAX ADMINISTRATOR
<u>0</u>	NUMBER OF PAYMENT AGREEMENTS RECOMMENDED TO COUNTY ATTORNEY
<u>0</u>	NUMBER OF CASES TURNED OVER TO COUNTY ATTORNEY FOR COLLECTION (I.D. AND STATUS)
<u>0</u>	REQUEST FOR EXECUTION FILES WITH CLERK OF COURTS
<u>0</u>	NUMBER OF JUDGMENTS FILED

## 30 Largest Unpaid – Real

Roll	Parcel Number	Unpaid Amount	YrsDltg	Taxpayer Name	City	Property Address
R	02-8923-00-19-3774.0000	12,086.44	1	NMJ PROPERTIES LLC	CAMDEN	431 158 US W
R	01-8929-00-34-2503.0000	8,338.03	1	STONERIDGE COMMERCIAL FINANCE	SOUTH MILLS	
R	02-8943-01-17-4388.0000	7,745.40	1	THOMAS REESE	CAMDEN	301 JAPONICA DR
R	01-7989-00-01-1714.0000	6,166.42	10	CHARLES MILLER HEIRS	SOUTH MILLS	HORSESHOE RD
R	03-8971-00-23-2253.0000	6,036.09	1	ABDOE OF CAMDEN, INC.	SHILOH	187 C THOMAS POINT RD
R	02-8944-01-18-8072.0000	5,795.45	1	ARNOLD AND THORNTON, INC.	CAMDEN	146 158 US W
R	02-8935-02-66-7093.0000	5,656.38	1	B. F. ETHERIDGE HEIRS	CAMDEN	158 US E
R	01-7979-00-61-7358.0000	4,906.97	1	BERT LLC	SOUTH MILLS	HORSESHOE RD
R	01-7999-00-62-3898.0000	4,705.66	1	MICHAEL ASKEW	SOUTH MILLS	257 A OLD SWAMP RD
R	02-8934-01-29-4617.0000	4,687.31	1	JAMES B SEYMOUR ETAL	CAMDEN	112 158 US W
R	02-8945-00-41-2060.0000	4,649.77	1	LAELLE ETHERIDGE SR. HEIRS	CAMDEN	168 BUSHELL RD
R	03-8962-00-05-0472.0000	4,590.46	1	FRANK MCILLIAN HEIRS	SHILOH	172 NECK RD
R	03-8943-02-75-4196.0000	4,471.07	1	SHERILL M PRICE JR	SHILOH	115 COOKS LANDING RD
R	03-8972-00-54-4332.0000	4,328.17	1	GILBERT WAYNE OVERTON &	SHILOH	1330 343 HWY S
R	02-8916-00-39-5170.0000	4,144.46	1	DONALD RAY JONES	CAMDEN	670 343 HWY N
R	01-7979-00-13-4667.0000	4,119.24	1	SUSAN CHARLENE BEARD ET AL	SOUTH MILLS	409 HORSESHOE RD
R	03-8909-00-24-8236.0000	3,948.55	1	GENE W TREY	SHILOH	503 SAILBOAT LN
R	03-8973-01-53-0748.0000	3,727.87	1	MORRIS L. RIGHT III	SHILOH	142 STANLEY LN
R	02-8954-00-43-8538.0000	3,614.32	1	BILLY ROSS PEREBEE	CAMDEN	237 PALMER RD
R	02-8934-03-31-9750.0000	3,402.54	1	CAROLYN MCDANIEL	CAMDEN	195 COUNTRY CLUB RD
R	03-8909-00-23-4988.0000	3,268.68	1	WANDA H WELLS	SHILOH	104 HIGH RD
R	02-8934-04-72-0436.0000	3,235.88	1	PAULINE JETTE	CAMDEN	238 COUNTRY CLUB RD
R	03-8962-00-67-1021.0000	2,912.38	1	CECIL BARNARD HEIRS	SHILOH	WICKHAM RD
R	02-8943-01-06-9013.0000	2,880.31	1	JEWEL H. DAVENPORT	CAMDEN	WINDY HEIGHTS DR
R	03-8963-00-37-4242.0000	2,853.28	1	DORA EVANS FORBES	SHILOH	352 SANDY HOOK RD
R	03-8961-00-68-3593.0000	2,835.12	1	EDWARD LANE MOORE	SHILOH	169 RAMMONS CREEK RD
R	03-8990-00-18-6042.0000	2,793.66	1	LARRY MOTLEY	SHILOH	SECOND CREEK RD
R	02-8936-00-23-4750.0000	2,769.92	1	AARON DARNELL CHAMBLEE ET AL	CAMDEN	LAWES RD
R	03-8990-00-17-3935.0000	2,710.50	1	SEAWARK INC	SHILOH	HOLLY RD
R				KARL L ADCOCK	SHILOH	100 CATALAN DR

## 30 Oldest Unpaid - Real

Roll	Parcel Number	YrsDltg	Unpaid Amount	Taxpayer Name	City	Property Address
R	01-7989-00-01-1714.0000	10	6,166.42	CHARLES MILLER HEIRS	SOUTH MILLS	HORSESHOE RD
R	03-8962-00-04-9097.0000	10	2,912.38	CECIL BARNARD HEIRS	SHILOH	NECK RD
R	03-8965-00-37-4242.0000	10	2,853.28	DORA EVANS FORBES	SHILOH	352 SANDY HOOK RD
R	03-8899-00-45-2682.0000	10	2,766.66	SEAWARK INC.	SHILOH	HOLLY RD
R	03-8952-00-95-8737.0000	10	2,751.92	ANDREW TILLEY	SHILOH	171 NECK RD
R	01-7988-00-91-0179.0001	10	2,077.02	THOMAS L. BROTHERS HEIRS	SOUTH MILLS	
R	01-7999-00-32-3510.0000	10	1,954.13	LEAH BARCO	SOUTH MILLS	195 BUNKER HILL RD
R	03-8943-04-93-8214.0000	10	1,892.64	L. P. JORDAN HEIRS	SHILOH	108 CAMDEN AVE
R	01-7999-00-12-8596.0000	10	1,879.21	MOSBY MITCHELL HEIRS	SOUTH MILLS	165 BUNKER HILL RD
R	01-7091-00-64-6569.0000	10	1,809.51	CLARENCE D. TURNER JR.	SOUTH MILLS	STINGY LN
R	01-7080-00-62-1977.0000	10	1,157.52	SANDERS CROSSING OF CAMDEN CO	SOUTH MILLS	117 OTTERS PL
R	02-8936-00-24-7426.0000	10	851.94	BERNICE PUGH	CAMDEN	113 BOURBON ST
R	01-7999-00-61-1968.0000	10	847.68	EMMA BRITE HEIRS	SOUTH MILLS	116 BLOODFIELD RD
R	01-7989-04-60-1954.0000	10	827.30	CHRISTINE RIDDICK	SOUTH MILLS	105 BLOODFIELD RD
R	01-7090-00-60-5052.0000	10	814.52	JOE GRIFFIN HEIRS	SOUTH MILLS	117 GRIFFIN RD
R	01-7989-04-90-0938.0000	10	765.22	DORIS EASON	SOUTH MILLS	1352 343 HWY N
R	03-8909-00-24-6322.0000	10	667.69	DAVID B. KIRBY	SHILOH	499 SAILBOAT RD
R	02-8955-00-13-7846.0000	10	585.88	MARIE MERCER	CAMDEN	IVY NECK RD
R	03-8899-00-36-1568.0000	10	463.73	PETER BUTSAVAGE	SHILOH	HIBISCUS RD
R	03-8962-00-55-5300.0000	10	427.31	OCTAVIA COPELAND HEIRS	SHILOH	457 NECK RD
R	03-8980-00-84-6569.0000	10	381.59	WILLIAMSBURG VACATION	SHILOH	CAMDEN POINT RD
R	03-9809-00-54-8280.0000	10	303.70	RODNEY STEVEN SPIVEY &	SHILOH	SAILBOAT RD
R	01-7090-00-95-5262.0000	10	297.16	JOHN F. SAWYER HEIRS	SOUTH MILLS	OLD SWAMP RD
R	03-8909-00-66-0120.0000	10	286.40	RANDELL CRIDER	SHILOH	SAILBOAT RD
R	03-8989-00-84-0931.0000	10	285.84	CARL TEUSCHER	SHILOH	218 BROAD CREEK RD
R	02-8936-00-25-7407.0000	10	220.95	CHARLIE RUDOLPH CHAMBLEE	CAMDEN	BOURBON ST
R	03-8909-00-45-1097.0000	10	203.59	MICHAEL OBER	SHILOH	CENTERPOINT RD
R	03-8962-00-60-7648.0000	10	189.72	FRANK WRIGHT ETAL	SHILOH	WICKHAM RD
R	03-8899-00-37-0046.0000	10	149.93	ELIZABETH LONG	SHILOH	HIBISCUS RD
R	03-8909-00-17-2462.0000	10	138.36	TODD ALLEN RIGGS	SHILOH	LITTLE CREEK RD

## 30 Largest Unpaid – Personal

Roll	Parcel Number	Unpaid Amount	YrsDltg	Taxpayer Name	City	Property Address
P	0001709	1,207.54	5	JOHN MATTHEW CARTE	CAMDEN	150 158 HWY
P	0001104	1,148.60	1	MICHAEL & MICHELLE STONE	CAMDEN	107 RIDGE ROAD
P	0000295	1,126.07	3	HENDERSON AUDIOMETRICS, INC.	CAMDEN	330 158 HWY E
P	0002941	1,083.89	1	BARKER'S TRUCKING, INC	SHILOH	108 SASSAFRAS LN
P	0000559	968.85	1	RICKY'S WELDING, INC.	SHILOH	864 SANDY HOOK RD
P	0001046	562.79	10	THIEN VAN NGUYEN	SHILOH	133 EDGEWATER DR
P	0001072	534.66	10	PAW BUNDY	SHILOH	105 AARON DR
P	0000297	522.02	1	ADAM D. & TRACY J.W. JONES	CAMDEN	133 WALSTON LN
P	0001681	504.70	10	STEVE WILLIAMS	CAMDEN	150 158 HWY W
P	0001721	457.37	1	CINDY MAYO	SOUTH MILLS	106 BINGHAM RD
P	0002182	449.91	1	ACADEMI TRAINING CENTER LLC	MOYOCK	850 PUDDIN RIDGE RD
P	0001230	411.11	10	JAMES NYE	SOUTH MILLS	101 ROBIN CT W
P	0003721	396.00	1	JIMMY'S TRUCKING & HAULING LLC	CAMDEN	127 TRAFFORD RD
P	0003099	392.76	1	AARON M BROWN	SHILOH	108 CHERRY BLOSSOM WAY
P	0003192	382.04	1	ROBERT JESSE ALDERMAN HUDGINS	CAMDEN	409 343 HWY N
P	0003559	365.94	1	BENNY FARRELL TUCKER	ELIZABETH CITY	152 158 US W
P	0003405	355.61	3	JOHN R BARKER	SHILOH	108 SASSAFRAS LN
P	0001538	311.90	10	JEFFREY EDWIN TUCKER	CAMDEN	431 158 US W
P	0003551	310.39	1	DIANE L. NOBLE	CAMDEN	152 158 US W
P	0000738	307.42	10	LESLIE ETHERIDGE JR	CAMDEN	431 158 US W
P	0003513	282.06	1	JULIE PORTER	CAMDEN	431 158 US W
P	0003537	279.87	1	NATHAN MARC SEBURA	CAMDEN	343 HWY N
P	0003208	271.52	1	RICKY W JOHNSON	CAMDEN	113 PALMER RD
P	0003075	255.21	1	PATRICK WAYNE BAUM	CAMDEN	186 B BUSHELL RD
P	0000945	243.90	10	RAMONA F. TAZEWELL	CAMDEN	239 SLEEPY HOLLOW RD
P	0001694	241.65	10	THOMAS B. THOMAS HEIRS	CAMDEN	150 158 HWY W
P	0001952	238.91	1	SANDY BOTTOM MATERIALS, INC	SOUTH MILLS	319 PONDEROSA RD
P	0003773	231.08	1	SEVAN NERO BARTLETT	CAMDEN	197 HERMAN ARNOLD RD
P	0003415	228.97	1	IVY MIRANDA BOGUES	CAMDEN	224 NORTH RIVER RD
P	0002902	222.92	1	STEPHANIE RUSMAN	SHILOH	204 FOND RD

## 30 Oldest Unpaid - Personal


Roll	Parcel Number	YrsDltg	Unpaid Amount	Taxpayer Name	City	Property Address
u	0001709	10	1,207.54	JOHN MATTHEW CARTE	CAMDEN	150 158 HWY
u	0001046	10	562.79	THIEN VAN NGUYEN	SHILOH	133 EDGEWATER DR
u	0001072	10	534.66	PAM BUNDY	SHILOH	105 AARON DR
u	0001681	10	504.70	STEVE WILLIAMS	CAMDEN	150 158 HWY W
u	0001230	10	411.11	JAMES NYE	SOUTH MILLS	101 ROBIN CT W
u	0001538	10	311.90	JEFFREY EDWIN DAVIS	CAMDEN	431 158 US W
u	0000738	10	307.42	LESLIE ETHERIDGE JR	CAMDEN	431 158 US W
u	0001694	10	241.65	THOMAS B THOMAS HEIRS	CAMDEN	150 158 HWY W
u	0001952	10	238.91	SANDY BOTTOM MATERIALS, INC	SOUTH MILLS	319 PONDEROSA RD
u	0001106	10	203.87	JAMI ELIZABETH VANHORN	SOUTH MILLS	612 MAIN ST
u	0001827	10	148.15	KAREN BUNDY	CAMDEN	431 158 US W
u	0000295	6	1,126.07	HENDERSON AUDIOMETRICS, INC.	CAMDEN	330 158 HWY E
u	0000770	6	134.40	MARSHA GAIL BOGUES	CAMDEN	276 BELCROSS RD
u	0000385	6	121.17	MARK SANDERS OVERMAN	SHAWBORO	116 GARRINGTON ISLAND
u	0002921	6	120.68	CYNTHIA MAE BLAIN	SOUTH MILLS	122 DOCK LANDING LOOP
u	0001104	5	1,148.60	MICHAEL & MICHELLE STONE	CAMDEN	107 RIDGE ROAD
u	0000945	5	243.90	RAMONA F. TAZEWEEL	CAMDEN	239 SLEEPY HOLLOW RD
u	0002442	5	200.37	GERALD WHITE STALLS JR	SOUTH MILLS	116 CHRISTOPHERS WAY
u	0002468	5	178.15	WANDA HERNANDEZ WELLS	SHILOH	104 HIGH RD
u	0002968	5	165.22	MICHAEL WILLIAM MAINELLO	SOUTH MILLS	237 KEETER BARN RD
u	0001150	5	136.45	WILLIAM MICHAEL STONE	CAMDEN	130 MILL DAM RD S
u	0001689	5	125.28	MICHAEL WAYNE MYERS	SOUTH MILLS	107 ROBIN DR
u	0002902	4	222.92	STEPHANIE AUSMAN	SHILOH	204 POND RD
u	0001512	4	167.69	JOHN WESLEY BURGESS, JR.	CAMDEN	431 158 USY W
u	0000297	3	522.02	ADAM D. & TRACY J.W. JONES	CAMDEN	133 WALSTON LN
u	0003559	3	365.94	BENNY FARRELL TUCKER	ELIZABETH CITY	152 158 US W
u	0003405	3	355.61	JOHN R BARKER	SHILOH	108 SASSAFRAS LN
u	0003501	3	310.39	DIANE J. NOBLE	CAMDEN	152 158 US W
u	0003513	3	282.06	JULIE PORTER	CAMDEN	431 158 US W
u	0003075	3	255.21	PATRICK WAYNE BAUM	CAMDEN	186 B BUSHELL RD

## Motion to approve the tax report as presented.

**RESULT:** PASSED [5-0]  
**MOVER:** Ross Munro  
**AYES:** Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

## B. Resolution 2022-08-01 Appointing Kyle Breslin as Plat Review Officer

It is the request of Planning Director Amber Curling that Kyle Breslin be appointed Plat Review Officer for Camden County, North Carolina as Mr. Breslin has received the required certification.



Resolution No. 2022-08-01

A RESOLUTION OF THE  
CAMDEN COUNTY BOARD OF COMMISSIONERS  
TO APPOINT KYLE BRESLIN AS PLAT REVIEW OFFICER  
FOR CAMDEN COUNTY, NORTH CAROLINA


WHEREAS, an Act to improve the procedures for recording maps and plats, to revise the law governing the disposition of certain birth and death certificates, and to establish a study of land title registration procedures was ratified the 8th day of July, 1997 by the North Carolina General Assembly;

WHEREAS, G.S. 47-30.2 of this General Statute requires the Board of Commissioners of each county to designate by name one or more persons experienced in mapping or land records management as a Review Officer to review each map and plat required to be submitted for review before the map or plat is presented to the Register of Deeds for recording;

WHEREAS, each person designated a Review Officer shall, if reasonably feasible, be certified as a property mapper pursuant to G.S. 147-54.4;

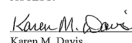
WHEREAS, a resolution designating a Review Officer shall be recorded in the county registry and indexed on the grantor index in the name of the Review Officer;

THEREFORE, BE IT RESOLVED that the Camden County Board of Commissioners, in Camden County North Carolina, hereby appoints Mr. Kyle Breslin as Plat Review Officer this, the 1st day of August, 2022.




Ross B. Munro, Chairman  
Camden County Board of Commissioners

ATTEST:



Karen M. Davis  
Clerk to the Board



## Motion to adopt Resolution 2022-08-01 Appointing Kyle Breslin as Plat Review Officer for Camden County.

**RESULT:** PASSED [5-0]  
**MOVER:** Tiffney White  
**AYES:** Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

### C. Proposal to Purchase Real Property

County Attorney John Morrison included the following in his comments:

- A public hearing was previously held on this contract.
- No vote that the commissioners take tonight is on the location of the school; it is on whether or not to enter into a purchase and sales contract.
- The property under consideration is the property on Highway 158.
- Upon execution of the contract, the County will have a 120-day period of investigation for the purpose of due diligence on the property as described in the following excerpt from the contract:
  - *Buyer shall have the absolute right at any time prior to the expiration of the Investigation Period to terminate this Agreement by giving the written notice to the Seller, and upon such termination the entire Deposit (together with any interest but less any Escrow Agent fees) shall be paid to the Buyer, and the parties shall have no further rights, obligations or liabilities with respect to each other under this Agreement.*
  - *During the Investigation Period the Buyer and Buyer's agents shall have the right to enter the Entire Parcel for purposes of performing such investigations and other inquiries, tests and evaluations as Buyer deems reasonably necessary, including economic, legal and title analysis, securing environmental and engineering reports, determining the availability and suitable utilities, and performing such other reasonable and customary due diligence as the Buyer elects to perform.*
- What is before the Board for consideration tonight is a decision to enter into this contract and immediately begin due diligence.

Jason Banks clarified that the County could possibly decide to purchase property that will not necessarily be deemed the school site, which is the entire premise of purchasing said property. Mr. Banks stated that there is another site that could be considered.

Commissioner Tom White stated that there are commissioners who would like to have the Sawyer tract considered and move forward with due diligence on that property as well.

Mr. Banks questioned in regard to the possibility of entering the same agreement with the Sawyer Family as is being proposed on the 158 site. He requested that the due diligence process be conducted on both properties at the same time.

Commissioner Tom White stated he would like to see both properties be considered and enter the due diligence process at the same time so a decision can be made.

Commissioner Krainiak interjected that everyone is on the same page but the commissioners want to get all the facts first.

Chairman Munro stated that no one on the Board of Commissioners is against building a new high school but want to put it in the right place for the next 70 years.

Mr. Banks requested that as a sign of good faith, that if an agreement is entered into with Mr. Frank Williams, that an agreement is simultaneously entered into with the Sawyer family.

Mrs. Burke explained that staff has been directed to pursue an agreement with the Sawyer family. The Board cannot take action until they have a contract before them.

Mr. Morrison further explained that the Sawyer tract is also not on the meeting agenda. He added that as a legal matter, both agreements can be pursued simultaneously but politically, it is a decision of the Board.

Sandra Hair commented that no one during the meeting spoke in favor of the 158 site.

Commissioner Krainiak stated that he is careful to speak for fear that he will be accused of wrongdoing. He stated that he as advised by the attorney to not recuse himself from the discussion because he is not a property owner adjacent to the property, although he has family that is.

Ms. Hair clarified that she was referring to constituents who were present at the meeting; that no one spoke in favor of the site on 158. Her question to the Board is that if the majority of the people at the meeting do not feel that the 158 site is good, then why entertain entering into a contract with Mr. Williams to purchase the property?

Chairman Riggs questioned if the Board was going to have the County Attorney draw the papers so the studies can be done simultaneously.

**Motion to authorize the County Attorney to draw up a contract with Ms. Sawyer so that both pieces of property can be evaluated equally and at the same time so if we find out if one is actually better or more suited, then we have more information to discuss with the school board and the citizens; to amend the agenda to include both pieces of property for evaluation and due diligence.**

<b>RESULT:</b>	<b>PASSED [4-1]</b>
<b>MOVER:</b>	Clayton Riggs
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Randy Krainiak
<b>NOES:</b>	Tiffney White

Mr. Morrison clarified that it is his understanding that he is to execute the Williams contract and to immediately reach out to the Sawyer family to draw up a similar contract. Chairman Munro affirmed.

Commissioner Tiffney White stated that she voted no because she feels only one contract should be pursued, the site on 343.

**Motion to approve a contract for the potential purchase of real property located on North Carolina Highway 158, currently belonging to Williams Farms of North Carolina, Inc., consisting of up to 195 acres, more or less, in accord with the purchase terms presented at the public hearing on June 6, 2022 and authorize the Chairman, in consultation with the County Attorney, to finalize and sign the purchase contract, which shall contain a due diligence period of 120 days, within which the county may withdraw from the contract without penalty.**

<b>RESULT:</b>	<b>FAILED [2-3]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Ross Munro, Randy Krainiak
<b>NOES:</b>	Clayton Riggs, Tiffney White, Tom White

Commissioner Tom White clarified that a contract will be pursued for the Sawyer tract.

Chairman Ross Munro added that a contract with the Sawyer tract would include the same due diligence.

## **ITEM 7. BOARD APPOINTMENTS**

### **A. Tourism Development Authority**

**Motion to appoint Tami Richards to the Tourism Development Authority Board.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Ross Munro
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

## **ITEM 8. CONSENT AGENDA**

### **A. BOC Meeting Minutes – July 5, 2022**



## B. Budget Amendments

2022-23-BA001

**CAMDEN COUNTY BUDGET AMENDMENT**

BE IT ORDAINED by the Governing Board of the County of Camden, North Carolina that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2023.

Section 1. To amend the General Fund as follows:


ACCT NUMBER	DESCRIPTION OF ACCT	AMOUNT	
		INCREASE	DECREASE
<b>Revenues</b>			
10360510-434706	Dare Program Donations	\$32,091.41	
<b>Expenses</b>			
105100-565205	Dare Program	\$32,091.41	

This Budget Amendment is made to appropriate funds from the Dare Program revenues to the expenses for monies received from the Camden County ABC Store.

This will result in no change to the Contingency of the General Fund.

Balance in Contingency \$40,000.00

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board and to the Budget Officer and the Finance Officer for their direction. Adopted this 1<sup>st</sup> day of August, 2022.

*Karen M. Davis* *[Signature]*   
Clerk to Board of Commissioners Chairman, Board of Commissioners

2022-23-BA002

**CAMDEN COUNTY BUDGET AMENDMENT**

BE IT ORDAINED by the Governing Board of the County of Camden, North Carolina that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2023.

Section 1. To amend the General Fund as follows:


ACCT NUMBER	DESCRIPTION OF ACCT	AMOUNT	
		INCREASE	DECREASE
<b>Revenues</b>			
10385510-434844	Sheriff's Fund Raisers	\$6,866.74	
10385510-402001	Sheriff's Private Donations	1,200.00	
<b>Expenses</b>			
105100-551400	Sheriff's Fund Raisers	\$6,866.74	
105100-557001	Sheriff's Private Donations	1,200.00	

This Budget Amendment is made to appropriate funds from the Sheriff's Fund Raisers & private donations to the expenses for monies received from the Camden County ABC Store and private donations.

This will result in no change to the Contingency of the General Fund.

Balance in Contingency \$40,000.00

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board and to the Budget Officer and the Finance Officer for their direction. Adopted this 1<sup>st</sup> day of August, 2022.

*Karen M. Davis* *[Signature]*   
Clerk to Board of Commissioners Chairman, Board of Commissioners

2022-23-BA003

**CAMDEN COUNTY BUDGET AMENDMENT**

BE IT ORDAINED by the Governing Board of the County of Camden, North Carolina that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2023.

Section 1. To amend the General Fund as follows:


ACCT NUMBER	DESCRIPTION OF ACCT	AMOUNT	
		INCREASE	DECREASE
<b>Revenues</b>			
41360530-434815	Grant Revenues	\$10,000	
<b>Expenses</b>			
415300-574108	Grant Equipment	\$10,000	

This Budget Amendment is made to appropriate funds from the Grant Revenues received for South Mills Fire Department from the State of NC to the expense line.

This will result in no change to the Contingency of the General Fund.

Balance in Contingency \$40,000.00

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board and to the Budget Officer and the Finance Officer for their direction. Adopted this 1<sup>st</sup> day of August, 2022.

*Karen M. Davis* *[Signature]*   
Clerk to Board of Commissioners Chairman, Board of Commissioners

2022-23-BA004

**CAMDEN COUNTY BUDGET AMENDMENT**

BE IT ORDAINED by the Governing Board of the County of Camden, North Carolina that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2023.

Section 1. To amend the General Fund as follows:


ACCT NUMBER	DESCRIPTION OF ACCT	AMOUNT	
		INCREASE	DECREASE
<b>Revenues</b>			
10340605-432700	Fees Collected	\$5,500	
<b>Expenses</b>			
106200-519500	Program Materials	\$2,000	
106050-544002	Extension Programming	3,500	

This Budget Amendment is made to appropriate funds from the Fees Collected to the corresponding expense line.

This will result in no change to the Contingency of the General Fund.

Balance in Contingency \$40,000.00

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board and to the Budget Officer and the Finance Officer for their direction. Adopted this 1<sup>st</sup> day of August, 2022.

*Karen M. Davis* *[Signature]*   
Clerk to Board of Commissioners Chairman, Board of Commissioners

## C. School Budget Amendments

Budget Amendment  
Camden County Schools Administrative Unit  
State Public School Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
5100	Regular Instructional Programs	29,883.43	
5200	Special Populations	1,835.16	
5300	Alternative Programs & Services	1,318.60	

Explanation:

Total Appropriation in Current Budget	\$ 17,664,334.57
Amount of Increase/Decrease of Above Amendment	+ 33,037.19
Total Appropriation in Current Amended Budget	\$ 17,697,371.76

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June 2022.


*Christy Allen*  
Chairman, Board of Education

*John F. Fullil*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes on the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Raymond J. Davis*  
Chairman, Board of County Commissioners

*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
State Public School Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
5100	Regular Instructional Programs		429.28

Explanation:

Total Appropriation in Current Budget	\$ 17,697,371.76
Amount of Increase/Decrease of Above Amendment	- 429.28
Total Appropriation in Current Amended Budget	\$ 17,696,942.48

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June 2022.


*Christy Allen*  
Chairman, Board of Education

*John F. Fullil*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes on the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Raymond J. Davis*  
Chairman, Board of County Commissioners

*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Other Local Current Expense Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June, 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
5100	Regular Instructional Services		3,857.00
5300	Alternative Programs and Serv.		26,288.19

Explanation:

Total Appropriation in Current Budget	\$ 550,234.98
Amount of Increase/Decrease of Above Amendment	- 30,145.19
Total Appropriation in Current Amended Budget	\$ 520,089.79

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June 2022.


*Christy Allen*  
Chairman, Board of Education

*John F. Fullil*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes on the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Raymond J. Davis*  
Chairman, Board of County Commissioners

*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Child Nutrition Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
7200	Child Nutrition Services	11,003.36	

Explanation:

Total Appropriation in Current Budget	\$ 1,063,865.11
Amount of Increase/Decrease of Above Amendment	+ 11,003.36
Total Appropriation in Current Amended Budget	\$ 1,074,868.47

Passed by majority vote of the Board of Education of Camden County Schools on the 29<sup>th</sup> day of June 2022.


*Christy Allen*  
Chairman, Board of Education

*John F. Fullil*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes on the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Raymond J. Davis*  
Chairman, Board of County Commissioners

*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Child Nutrition Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
7200	Child Nutrition Services	105,985.50	
Explanation:			
Total Appropriation in Current Budget		\$	957,879.61
Amount of Increase/(Decrease) of Above Amendment		+	105,985.50
Total Appropriation in Current Amended Budget ....			1,063,865.11

Passed by majority vote of the Board of Education of Camden County Schools on the 29<sup>th</sup> day of June 2022.

*Christy Miller*  
Chairman, Board of Education  
*Jeff Hurrell*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes in the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Karen M. Davis*  
Chairman, Board of County Commissioners  
*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Capital Outlay Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June, 2022, passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
5100	Special Category	52,434.75	
Explanation:			
Total Appropriation in Current Budget		\$	643,243.00
Amount of Increase / (Decrease) of Above Amendment			+ 52,434.75
Total Appropriation in Current Amended Budget ....		\$	695,677.75

Passed by majority vote of the Board of Education of Camden County Schools on the 29<sup>th</sup> day of June 2022.

*Christy Miller*  
Chairman, Board of Education  
*Jeff Hurrell*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes in the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Karen M. Davis*  
Chairman, Board of County Commissioners  
*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Federal Grant Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
5300	Alternative Programs		
Explanation: Revenues increased for carryover funds			
Total Appropriation in Current Budget		\$	3,053,898.71
Amount of Increase/Decrease of Above Amendment			0.00
Total Appropriation in Current Amended Budget ....		\$	3,053,898.71

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June, 2022.

*Christy Miller*  
Chairman, Board of Education  
*Jeff Hurrell*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes in the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Karen M. Davis*  
Chairman, Board of County Commissioners  
*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Federal Grant Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount	
		Increase	Decrease
5300	Alternative Programs		
Explanation: Revenues increased for carryover funds			
Total Appropriation in Current Budget		\$	3,053,898.71
Amount of Increase/Decrease of Above Amendment			0.00
Total Appropriation in Current Amended Budget ....		\$	3,053,898.71

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June, 2022.

*Christy Miller*  
Chairman, Board of Education  
*Jeff Hurrell*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes in the minutes of said Board, this 1<sup>st</sup> day of August 2022.

*Karen M. Davis*  
Chairman, Board of County Commissioners  
*Karen M. Davis*  
Clerk, Board of County Commissioners



Budget Amendment  
Camden County Schools Administrative Unit  
Federal Grant Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount
5100	Regular Instructional Programs	
5200	Special Instructional Programs	9,801.34
5300	Alternative Programs	11,394.99
5400	School Leadership Services	5,251.20
5800	School-Based Support Services	21,070.61
6400	Technology Support Services	14,477.94
6500	Operational Support Services	52,371.98
6900	Policy, Leadership	85,652.51
8100	Payments to Other Gov't Units	763.65

Explanation: Revenues increased for carryover funds

Total Appropriation in Current Budget	\$ 3,100,573.29
Amount of Increase/Decrease of Above Amendment	- 46,674.58
Total Appropriation in Current Amended Budget	\$ 3,053,898.71

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June, 2022.

*[Signature]*  
Chairman, Board of Education

*[Signature]*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes on the minutes of said Board, this 1<sup>st</sup> day of August, 2022.

*[Signature]*  
Chairman, Board of County Commissioners

*[Signature]*  
Clerk, Board of County Commissioners

Budget Amendment  
Camden County Schools Administrative Unit  
Local Current Expense Fund

The Camden County Board of Education at a meeting on the 29<sup>th</sup> day of June, 2022 passed the following resolution.

Be it resolved that the following amendments be made to the Budget Resolution for the fiscal year ending June 30, 2022.

Code Number	Description of Code	Amount
5100	Regular Instructional Services	29,459.35
5200	Special Populations Services	920.70
5300	Alternative Programs & Services	352.74
5400	School Leadership Services	9,462.31
5500	Co-Curricular Services	4,342.79
5800	School-Based Support Services	19,431.95
6100	Support & Development Services	3,611.14
6200	Special Population Support	23.90
6300	Alternative Programs & Services	3,551.00
6500	Operational Support Services	8,138.13
6600	Financial & Human Resources	633.08
6700	Accountability Services	330.60
6800	System-Wide Pupil Support	8,494.97
6900	Policy, Leadership and Public	21,439.70
7100	Community Services	130.45
7200	Nutrition Services	28.84
8100	Payments to Other Gov't Units	1,874.63

Explanation:

Total Appropriation in Current Budget	\$ 2,799,658.18
Amount of Increase/Decrease of Above Amendment	- 16,122.86
Total Appropriation in Current Amended Budget	\$ 2,783,535.32

Passed by majority vote of the Board of Education of Camden County on the 29<sup>th</sup> day of June, 2022.

*[Signature]*  
Chairman, Board of Education

*[Signature]*  
Secretary, Board of Education

We the Board of County Commissioners of Camden County hereby approve the changes in the County School Funds Budget as indicated above, and have made entry of these changes on the minutes of said Board, this 1<sup>st</sup> day of August, 2022.

*[Signature]*  
Chairman, Board of County Commissioners

*[Signature]*  
Clerk, Board of County Commissioners

## D. Vehicle Refunds Over \$100

REFUNDS OVER \$100.00

North Carolina Vehicle Tax System

NCVTS Pending Refund report

June, 22 Refunds Over \$100.00

Payee Name	Primary Owner	Secondary Owner	Address 1	Address 2	Refund Type	Bill #	Plate Number	Status	Transaction #	Refund Description	Refund Reason	Create Date	Authorization Date	Tax Jurisdiction	Unit Type	Change	Interest	Total
JENNINGS, SAMUEL	JENNINGS, SAMUEL		164 S TROTMAN RD	CAMDEN, NC 27921	Proration	0062633959	YAB739	AUTHORIZED	167672742	Refund Generated due to proration on Bill	Tag Surrender	06/27/2022	6/28/2022 3:38:04 PM	1843	Tax	(\$140.02)	\$0.00	(\$140.02)
										Refund								\$141.03
MURRAY, DONALD KEITH	MURRAY, DONALD KEITH	VICARS, CHRISTINE LYNN	209 WHITEHALL RD	CAMDEN, NC 27921	Proration	0094603830	CN88663	AUTHORIZED	167672454	Refund Generated due to proration on Bill	Tag Surrender	05/27/2022	6/28/2022 3:38:04 PM	1843	Tax	(\$132.59)	\$0.00	(\$132.59)
										Refund								\$134.11
RAY, BRIAN PATRICK	RAY, BRIAN PATRICK		105 COOKS LANDING RD	CAMDEN, NC 27921	Proration	0063268570	JM2442	AUTHORIZED	167685168	Refund Generated due to proration on Bill	Tag Surrender	06/28/2022	6/30/2022 4:03:52 PM	1843	Tax	(\$183.41)	\$0.00	(\$183.41)
										Refund								\$21.11
										Refund								\$185.52
WINTERS, JAMES KEVIN	WINTERS, JAMES KEVIN		PO BOX 421	CAMDEN, NC 27921	Proration	0066513842	THF2046	AUTHORIZED	167685002	Refund Generated due to proration on Bill	Tag Surrender	06/28/2022	6/30/2022 4:03:52 PM	1843	Tax	(\$287.28)	\$0.00	(\$287.28)
										Refund								\$3.07
										Refund								\$270.35

Submitted by Lisa S. Anderson Date 7-8-22  
Lisa S. Anderson, Tax Administrator Camden County

Approved by Ross Munro Date 8-2-22  
Ross Munro, Chairman Camden County Board of Commissioners

### E. DMV Monthly Report

STATE OF NORTH CAROLINA

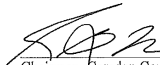
COUNTY OF CAMDEN

TO: The Tax Administrator of Camden County September, 22 Renewals Due 10/15/22


You are hereby authorized, empowered, and commanded to collect the taxes set forth in the tax records filed in the office of the Tax Administrator and in the tax receipts herewith delivered to you, in the amounts and from the taxpayers likewise therein set forth. Such taxes are hereby declared to be a first lien upon personal property of the respective taxpayers in the County of Camden, and this order shall be a full and sufficient authority to direct, require, and enable you to levy on and sell personal property of such taxpayers for and on account thereof, in accordance with the law.

SOUTH MILLS	COURTHOUSE	SHILOH	TOTAL
31,066.94	35,081.99	19,560.16	85,709.09

Witness my hand and official seal this 2<sup>nd</sup> day of August 2022

  
Chairman, Camden County Board of Commissioners

Attest:



Karen M. Davis  
Clerk to the Board of Commissioners of Camden County

This is to certify that I have received the tax receipts and duplicates for collection in the amounts as listed herein.

Lisa S. Anderson  
Tax Administrator of Camden County

## F. Tax Collection Report

[illegible]

## G. Surplus Property

Department	Item	Disposal Method	Suggested Value	Reason for Surplus
Sheriff's Office	Misc. LESO Items	GovDeals	Varies	No longer needed
Library	Computer Desk	GovDeals	\$100	No longer needed

H. Home & Community Care Block Grant for Older Adults Annual Agreement – On file in the Finance Office.

**Motion to approve the Consent Agenda as presented.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Randy Krainiak
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

**ITEM 9. COUNTY MANAGER'S REPORT**

County Manager Erin Burke included the following in her report:

- Eventful first 15 days on the job; everyone has been very welcoming.
- Met one to one with most of the Commissioners; will be meeting one to one with each Department Head in the coming days.
- Attended the EMS Board meeting; met with South Camden Volunteer Fire Department; scheduled to meet with South Mills Volunteer Fire Department on Wednesday.
- At the invitation of Austin Brown, gave a welcome on behalf of the County at the Northeast Ag Expo at John E. Ferebee Farms with over 250 in attendance.
- Will be attending Coast Guard Day on August 4<sup>th</sup> with Sarah Hill, Kim Perry and staff from the Dismal Swamp State Park.
- Very grateful and honored to serve the public of Camden County and look forward to many more manager's reports in the future.

**ITEM 10. COMMISSIONERS' REPORTS**

In regard to statements made earlier in the meeting in regard to the Camden Commerce Park, Chairman Munro stated that almost all of the property in the Commerce Park has been sold and businesses will soon be moving into the Park.

**ITEM 11. INFORMATION, REPORTS & MINUTES FROM OTHER AGENCIES**

Provided for information only:

- Register of Deeds Report
- Library Report

**ITEM 12. OTHER MATTERS**

None.

**ITEM 13. ADJOURN****Motion to adjourn.**

<b>RESULT:</b>	<b>PASSED [5-0]</b>
<b>MOVER:</b>	Randy Krainiak
<b>AYES:</b>	Tom White, Ross Munro, Clayton Riggs, Tiffney White, Randy Krainiak

There being no further matters for discussion Chairman Munro adjourned the meeting at 8:53 PM.