

D. Marche Pittman
Interim County Manager
Beth Fehrmann
Clerk to the Board
Assistant to County Manager



Michael V. Gage
Chair

Ted B. Owens
Vice-Chair

Ray D. Gasperson
Commissioner

Keith Holbert
Commissioner

Tom E. Pack
Commissioner

POLK COUNTY
BOARD OF COMMISSIONERS' PUBLIC HEARING &
REGULAR MEETING
August 5, 2013, 7:00 p.m.
R. Jay Foster Hall of Justice, Womack Building
Columbus, NC
AGENDA

1. Ordinance Concerning Customary Home Occupation Class II & Residential Vacation Rentals Public Hearing – To hear public comment on the Ordinance Concerning Customary Home Occupation Class II and Residential Vacation Rentals; Providing a Definition; Amending the Polk County Zoning Ordinance to Authorize Customary Home Occupations Class II and Residential Vacation Rentals in the Multiple Use (MU), Equestrian (E) and Agricultural Residential Very Low Density (AR5) Zoning Districts. The public hearing was advertised in the *Tryon Daily Bulletin*. Cathy Ruth, Planner, will be present to answer questions. The information is included in the agenda packet under Agenda Item #10.
2. Citizen Comments
3. Commissioner Comments
4. Adjournment – Motion to adjourn.
5. Call to Order – Chair Gage will call the regular meeting to order.
6. Invocation – Rev. Ralph Kuether, Tryon Estates Chaplain
7. Pledge of Allegiance – Commissioner Gasperson
- √ 8. Approval of Minutes – Approval of the July 8, 2013, regular meeting minutes. Motion to approve. **Pages 1-7.**
9. Approval of Agenda – Agenda items may be added and/or deleted at this time. Motion to approve.
- √ 10. Ordinance Concerning Customary Home Occupation Class II & Residential Vacation Rentals – To consider an Ordinance Concerning Customary Home Occupation

Class II and Residential Vacation Rentals; Providing a Definition; Amending the Polk County Zoning Ordinance to Authorize Customary Home Occupations Class II and Residential Vacation Rentals in the Multiple Use (MU), Equestrian (E) and Agricultural Residential Very Low Density (AR5) Zoning Districts. Motion to approve. **Pages 8-11.**

11. Emergency Response & Assistance – To recognize the efforts of both professionals and volunteers during the recent flooding activities in our county. EMS Director Michael Crater will be in attendance to acknowledge all those involved. Citizen comments.
12. Common Law Complaints/Magistrate's Office – Magistrate Lionel Gilbert will discuss the process. Citizen comments.
- √ 13. Saluda Senior Center Repairs – To continue discussions begun during the July 8, 2013, regular BOC meeting, and possibly take action. Citizen comments. **Pages 12-17.**
14. County-Owned Parcel of Land on Park St. in Columbus – To continue discussions begun during the July 8, 2013, regular BOC meeting, and possibly take action. Citizen comments.
15. Fund Balance – Commissioner Pack asked that this item be placed on the agenda for discussion. Citizen comments.
16. DSS Building PowerPoint Presentation – Commissioner Holbert will give the presentation. Citizen comments.
- √ 17. Planning Board Ordinance – Vice-Chair Owens will discuss recommended amendments, and Planner Cathy Ruth will be present to answer questions. The Board will need to set a public hearing regarding these amendments. Citizen comments. **Pages 18-21.**
18. Procedure for Changes to County Policies – Commissioner Gasperson asked that this item be placed on the agenda for discussion. Citizen comments.
- √ 19. Review of Action Taken During the June 17, 2013, Regular BOC Meeting Regarding Reduced Tap Fees/Availability Fee Waiver – Commissioner Gasperson asked that this item be placed on the agenda for discussion. Citizen comments. **Pages 22-35.**
20. Tap Fee Refunds – Commissioner Gasperson asked that this item be placed on the agenda for discussion. Citizen comments.
- √ 21. Maintenance of Effort Funds Resolution – Interim County Manager Pittman will present the resolution. Citizen comments. Motion to approve. **Page 36.**

- √ 22. Budget Amendments - Sandra Hughes, Finance Director, will present the budget amendments. 1) Budget Amendment #4, Register of Deeds, \$15,000 – Moving enhancement money (set aside for office enhancement solely for ROD) for Cott Systems to scan and add more data to the website. Motion to approve. 2) Budget Amendment #5, Transfer from Capital Reserve to General Fund, Emergency Management, \$27,937 – To transfer amounts reserved from excess emergency management grants received in prior years from the Capital Reserve Fund to the General Fund to purchase a truck. Motion to approve. **Pages 37-42.**
- √ 23. Volunteer Boards for Vote – ETDC – 4 applications, 2 regular and 1 alternate vacancy; Isothermal Community College Board of Trustees – 2 applications, 1 vacancy; JCPC – 1 application, 2 vacancies; Library Board of Trustees – 2 applications, 4 vacancies. **Pages 43-51.**
- √ 24. Volunteer Boards for Review – Adult Care Home Advisory Committee – 1 application, 5 regular vacancies; Council on Aging – 1 application, 4 regular vacancies; Library Board of Trustees – 3 applications, 2 regular vacancies; Mental Health Advisory Board – 1 application, 4 regular vacancies; Recreation Advisory Board – 2 applications, 1 regular vacancy. **Pages 52-59.**
25. Citizen Comments on Non-Agenda Items
26. Commissioner Comments
27. Closed Session – Motion to go in to closed session to discuss matters relating to attorney-client privilege, G.S. 143-318.11(a)(3), and personnel, G.S. 143-318.11(a)(6).
28. Open Session – Motion to return to open session.
29. Adjournment – Motion to adjourn.

√ Indicates information is included in the agenda packet.