



KANNAPOLIS CITY COUNCIL

MEETING AGENDA
Kannapolis City Hall
401 Laureate Way, Kannapolis NC
September 23, 2019
6:00 PM

Please turn off cell phones or place on silent mode.

CALL TO ORDER AND WELCOME

MOMENT OF SILENT PRAYER AND PLEDGE OF ALLEGIANCE

ADOPTION OF AGENDA - Motion to Adopt Agenda or make revisions

FIRST READING

1. Public Hearing to consider a text amendment to Article 4, Table 4.6-1, Article 5 and Appendix A of the Unified Development Ordinance (UDO), to allow mobile food vending within the CC (Center City), C-1 (Light Commercial and Office), and the C-2 (General Commercial) districts with specific standards (Zachary D. Gordon, AICP, Planning Director) **FIRST READING**

PROCLAMATIONS

1. Community Planning Month October
2. CROP Hunger Walk October 13

CONSENT AGENDA - Motion to Adopt Consent Agenda or make revisions

1. Award of the Jim Johnson Waterline Construction Contract (Wilmer Melton, III - Director of Public Works)
2. Condemnation Relating to Lane Street Water Line Extension/Improvement (Walter M. Safrit, II, City Attorney)

BUSINESS AGENDA

- A. Presentation - Centralina Council of Governments (Geraldine I. Gardner, Executive Director)
- B. Public Hearing FY 2018-19 Consolidated Annual Performance and Evaluation Report (CAPER) (Sherry Gordon, Community Development Program Administrator)
- C. Amend the regular meeting schedule to cancel or reschedule the November 11, 2019 City Council Meeting due to the holiday (Mike Legg, City Manager)

CITY MANAGER REPORT

CITY COUNCIL COMMENTS

SPEAKERS FROM THE FLOOR

In order to speak to Council, please fill out a white card and return to the City Clerk. Cards are located on the table as you enter the meeting room. Please limit comments to 3 minutes

CLOSED SESSION

GS. 143-318.11 (a) (3) to consult with an attorney in order to preserve the attorney client privilege; G.S. 143.318.11 (a) (4) for discussing matters relating to the location or expansion of industries or businesses in the area (Mayor Pro tem Haas)

Motion to Adjourn Meeting

UPCOMING SCHEDULE

October 14, 2019

October 28, 2019

ADA Notice and Hearing Impaired Provisions

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 ("ADA"), anyone who requires auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service or activity of the City of Kannapolis, should contact the office of Tina H. Cline, Human Resource Director by phone at 704-920-4302 or email at tccline@kannapolisnc.gov as soon as possible, but no later than forty-eight (48) hours before the scheduled event.



**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Zachary D. Gordon, AICP, Planning Director
TITLE Text Amendment - TA-2019-06 - Mobile Food Vending

A. Action Requested by City Council

First Reading of TA-2019-06. No action required.

B. Required Votes to Pass Required Action

Presentation Only, no action required

C. Background

Currently, mobile food vending (i.e. "food trucks") are not allowed in downtown (Center City zoning district), except in conjunction with a government sponsored event. Staff is recommending to amend Article 4, Table 4.6-1, Article 5, Supplemental Use Regulation, and Appendix A to allow for mobile food vending as a permitted use in the CC (Center City), C-1(Light Commercial and Office), and C-2 (General Business) zoning districts with standards. This text amendment proposes to:

1. Permit the use within the CC, C-1, and C-2 districts
2. Delete Mobile Food Vending Service from 5.22.2.8, delete Section 5.22.3.4 and add standards in Article 5.38 of the UDO (see attached for reference)
3. Amend the definition for mobile food vending in Appendix A

D. Fiscal Considerations

None

E. Policy Issues

Article 3.8 of the UDO addresses the procedures for processing amendments to the text of the ordinance. Per Section 3.8.2, "Any person, board, department, or commission may apply for a change in zoning ordinance text".

The proposed text amendment was initiated by the Planning Department. Per Sections 3.8.3.2 and 3.8.3.3 of the UDO, a majority vote of the Planning and Zoning Commission is required to recommend approval of a text amendment. A recommendation to approve is then forwarded to City Council who shall, either approve or deny the text amendment by a majority vote.

At its September 4, 2019 meeting, the Planning and Zoning Commission voted to recommend TA-2019-06 to the City Council for adoption. The text changes for TA-2019-06 are attached and shown as additions and deletions..

~~The proposed text amendment is consistent with policy 5.1.4 Support Small Businesses and policy 5.6.1 Facilitate Development of Urban Centers, of the **Move Kannapolis Forward 2030 Comprehensive Plan**, because it helps foster small business investment and economic development in mixed-use corridors and the urban core.~~

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation

This is the first reading of proposed TA-2019-06. A public hearing will be held at the October 14, 2019 City Council meeting.

ATTACHMENTS:

File Name

- ▢ 1._Text_Amend_Application.pdf
- ▢ 2._Proposed_UDO_changes_Article_4__Article_5__and_Appendix_A.pdf



Planning and Zoning Commission and Board of Adjustment
General Application Form
(Not for Site Plan Review Submittals)

Type of Action Requested (Check One):

Variance	_____	SIA Application	_____
Conditional Use Permit	_____	Nonconformity Adjustment	_____
Subdivision Exception	_____	Watershed Boundary Modification	_____
Zoning Text Amendment	<input checked="" type="checkbox"/>	Zoning Map Amendment	_____
Appeal	_____	Conditional Zoning Map Amendment	_____

Applicant: Zachary D. Gordon, AICP Owner: _____
Planning Director

Address: 401 Laureate Way Address: _____

Kannapolis, NC 28081

Telephone: 704-920-4355 Telephone: _____

Email: zgordon@kannapolisnc.gov Email: _____

Legal relationship of applicant to property owner: N/A

Property Location/Address: N/A

Tax Parcel Number: N/A Zoning District: N/A Acreage of Site: N/A

Zachary D. Gordon _____
Applicant Name (Print) Property Owner Name (Print)

[Signature] July 10, 2019 _____
Applicant Signature & Date Property Owner Signature & Date

The agenda deadline is the first day of the month preceding the month of the meeting. To be considered for placement on the next meeting agenda, the signed application, application fee, and five (5) copies of any required site plans for staff review must be submitted by the deadline. However, to remain on the next meeting agenda, fifteen (15) copies of such plans, determined by staff to conform to all ordinance standards, must be submitted at least ten (10) days before the meeting date. All fees are nonrefundable and help to cover administrative and notification costs.

For Staff Use Only:

Filing Fee: _____ Receipt # _____

Application No.: _____ Date Submitted (Complete): _____



CITY OF KANNAPOLIS

**AN APPLICATION TO AMEND THE TEXT OF
THE UNIFIED DEVELOPMENT ORDINANCE**

I Zachary D. Gordon, AICP, hereby make application for an amendment to the following section(s) of the Unified Development Ordinance:

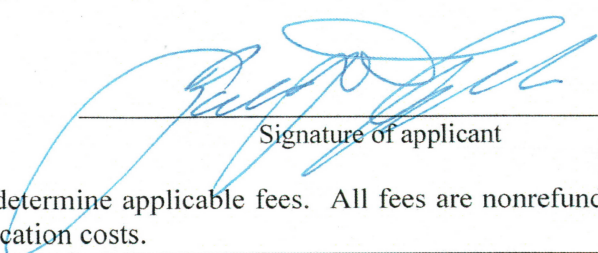
Article 4, Table 4.6-1, Appendix A, Article 5

In the space provided below, or on a separate sheet, present your requested text for the Ordinance provisions in question:

See attached Staff Report

State your reasons for amending the text of the Ordinance:

See attached Staff Report



Signature of applicant

Fee: Please refer to fee schedule to determine applicable fees. All fees are nonrefundable and help to cover administrative and notification costs.

TABLE 4.6-1: PRINCIPAL USES PERMITTED IN ZONING DISTRICTS

* All uses permitted in the CC, CD, and I-1 Districts are subject to supplemental design regulations in Article 11 of this Ordinance.

P - Permitted Use

S - Permitted Use with Supplemental Regulations in Article 5 and/or Article 11 (see "§ 0.00" for reference)

C - Conditional Use

(-) Prohibited Use

ZONING DISTRICTS

USE

NAICS

AG

RE

RL

RM-1

RM-2

RV

RC

B-1

O-I

CC*

C-1

C-2

CD-R^

CD*

I-1*

I-2

Equestrian Boarding & Riding Arenas, Commercial	81291, 71131	P	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Equipment Rental & Leasing (with indoor storage)	53321, 5324	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	-
Equipment Rental & Leasing (with outdoor storage)(§ 11.1)	53231, 5324	-	-	-	-	-	-	-	-	-	-	-	P/S	-	(24)P/S	P/S	-	-
Electronics & Appliance Rental	53221	-	-	-	-	-	-	-	-	-	P	P	P	-	P	-	-	-
Electronics, Camera & Appliance Stores	443	-	-	-	-	-	-	-	-	-	P	P	P	-	P	-	-	-
Electronic Gaming Operations (§ 5.31)(23)	-	-	-	-	-	-	-	-	-	-	-	-	C/S	-	-	P/S	P/S	-
Farmer's Market	44523	P	-	-	-	-	-	-	P	-	P	-	P	-	-	-	-	-
Fitness & Recreational Sports Centers (2)	713490	-	-	-	-	-	-	-	C	-	P	P	P	-	P	P	-	-
Florist	4531	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-
Formal Wear & Costume Rental	53222	-	-	-	-	-	-	-	-	-	P	P	P	-	P	-	-	-
Furniture & Home Furnishings	442	-	-	-	-	-	-	-	-	-	P	-	P	-	P	-	-	-
Furniture/Party Supply/Sporting Goods Rental	53229	-	-	-	-	-	-	-	-	-	P	-	P	-	P	-	-	-
Game Preserves	7114	C	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
General Merchandise Stores (less than 25,000 sq. ft.)	452	-	-	-	-	-	-	-	-	-	P	P	P	-	P	-	-	-
Gift, Novelty & Souvenir Stores	45322	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-
Grocery/Food Stores (excl. convenience stores)	4451, 4452	-	-	-	-	-	-	-	C	-	P	P	P	-	P	-	-	-
Heavy Truck, RV, and Semi-Trailer Leasing (1)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-
Hobby, Toy & Game Stores	45112	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-
Hotel, Motels & Extended Stay Lodging Facilities	72111	-	-	-	-	-	-	-	-	-	P	-	P	-	P	-	-	-
Ice Vending Operations	-	-	-	-	-	-	-	-	-	-	-	-	P/S	-	-	P/S	P/S	-
Jewelry, Luggage and Leather Goods	4483	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-
Lawn & Garden Supply (with outdoor storage) (§ 11.1)	4442	-	-	-	-	-	-	-	-	-	-	-	P/S	-	P/S	P/S	-	-
Lawn & Garden Supply (with no outdoor storage)	4442	-	-	-	-	-	-	-	P	-	P	P	P	-	P	P	-	-
Liquor Sales (ABC stores)	4453	-	-	-	-	-	-	-	-	-	-	-	P	-	P	-	-	-
LP Gas & Heating Oil Dealers	45431	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	-
Manufactured Home Sales (§ 5.23)	45393	-	-	-	-	-	-	-	-	-	-	-	P/S	-	-	-	-	-
Micro-brewery (25§5.37)	-	-	-	-	-	-	-	-	-	-	P/S	-	P/S	-	-	-	-	-
Miniature Golf course	713990	-	-	-	-	-	-	-	-	-	-	-	P	-	-	-	-	-
Mini-warehousing/Self-storage Leasing (§ 5.15)(15)	53113	-	-	-	-	-	-	-	-	-	-	-	C/S	-	-	C/S	C/S	-
Mobile Food Vending (§ 5.38)		-	-	-	-	-	-	-	-	-	P/S	P/S	P/S	-	-	-	-	-
Motion Picture Theaters (excl. drive-in)	512131	-	-	-	-	-	-	-	-	-	P	-	P	-	-	-	-	-
Motion Picture Theaters, drive-in	512132	-	-	-	-	-	-	-	-	-	-	-	C	-	-	-	-	-
Motorcycle, Boat & RV Dealers, New & Used	4412	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-
Musical Instrument & Supplies	45114	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-
Nurseries	44422	P	-	-	-	-	-	-	-	-	-	C	P	-	P	-	-	-
Office Supplies & Stationery Stores	45321	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-
Parking Lots & Structures, Commercial	-	-	-	-	-	-	-	-	-	-	P	P	P	-	P	P	P	-
Pawnshops (subject to NCGS, Chapter 91A)	522298	-	-	-	-	-	-	-	-	-	C	C	P	-	-	-	-	-
Pet & Pet Supply Stores	45391	-	-	-	-	-	-	-	-	-	P	P	P	-	P	-	-	-
Pharmacies, Health & Personal Care Stores	446	-	-	-	-	-	-	-	P	-	P	P	P	-	P	-	-	-

5.22.2.8. PERIOD OF TIME BETWEEN PERMITS.

Temporary Use Type	Per Location				Section of UDO
	Min. Permit Length	Time Between Expiration	Max. Time Allowed Per year	Permit Required	
Agriculture Products, Non-Residential	180 days	NA	180 days**	Yes	5.22.3.2
Agriculture Products, Residential	7 days	NA	180 days**	Yes	5.22.3.2
Amusement Enterprises	21 days	90 days *	21 days**	Yes	5.22.5
Fireworks Stands	45 days	90 days *	45 days**	Yes	5.22.3.1
Mobile Food Vending Service	30 days	Renewable	90 days	Yes	5.22.3.5
Promotional Activities	7 days	1 day*	21 days	Yes	5.22.7
Contractors Office, Equipment, Sheds	30 days	NA	12 months	Yes	5.22.4.1
Real Estate Office, Trailer	6 months	Renewable	12 months	Yes	5.22.4.2
Real Estate Office, Model Home	6 months	Renewable	12 months	Yes	5.22.4.3
Single Family, Temporary Structure	12 months	NA	12 months**	Yes	5.22.4.4
Religious Events, Offsite	30 days	Renewable	60 days	Yes	5.22.6
Religious Events, Onsite	NA	NA	NA	No	5.22.9.1
Sidewalk Vendors	90 days	90 days *	90 days**	Yes	5.22.3.4
Special Events and Activities	NA	NA	NA	No	5.22.9.2
Yard Sales	2 days	Renewable	8 days	Yes	5.22.8

*The period of time between an expired Temporary Use Permit on a parcel and application for another Temporary Use Permit on the same parcel per fiscal year (July 1st to June 30th).

**Even if at any time the temporary use does not occupy the permitted site, the noted day/month limit shall not be extended

5.22.3. TEMPORARY RETAIL SALES USES.

5.22.3.1. Fireworks Stand. Limited to only non-residential zones ⁽²⁾. A maximum of one (1) structure, not to exceed 120 square feet in area, shall be allowed. The structure must be portable and completely removed at the end of the permit period.

5.22.3.2 Seasonal Sale of Agricultural Products. (including Christmas Trees). ⁽²⁾A maximum of one (1) building/display booth shall be allowed and may cover a maximum of 400 square feet in non-residential districts. The ⁽¹⁾building/display booth must be portable and completely removed at the end of the period. A maximum display area of 100 square feet shall be allowed in residential districts. Such residential sales are limited to selling excess vegetables and fruits incidental to the residence. Residential seasonal sales shall be limited to the daylight hours.

5.22.3.3. Sidewalk Vendors ⁽²⁾Limited non-residential outdoor sales (sidewalk vendors) may receive a temporary use permit if the sales activities are incidental to the primary use, the sales activity is conducted with property owner permission and the display area is located in the C-1 or C-2 zoning districts. The display area shall not extend beyond the sidewalk or concrete apron entrance of the building, nor encroach into a public right-of-way. If the private sidewalk or pedestrian way in front of the building is used for display of merchandise, a minimum width of four (4) feet must remain unobstructed for pedestrian use. ⁽²⁾Temporary sales activities are prohibited on vacant property and from vehicles.

~~**5.22.3.4 ⁽²⁾Mobile Food Vending Service.** The sale of food or beverages from a mobile food vending unit shall only be permitted in the C-1 or C-2 zoning districts on occupied lots. Mobile food vending services are prohibited on vacant properties. The mobile food vending service shall not be located in any required setback, any sight distance triangle, or required buffer. Trash receptacles must be provided for customers to dispose of food wrappers, food utensils, paper products, cans, bottles, food, and other such waste. Such receptacle shall be located no more than 10 feet from the mobile food vendor. The vendor is responsible for removing all trash, litter, and refuse from the site at the end of each business day. The hours of operation shall be between 8:00am and~~

~~9:00pm. The mobile food vending service shall provide one (1) parking space per 250 square feet of the mobile food vending unit. The mobile food vending service shall not be located in any minimum required parking spaces for other businesses on the site. There shall be a minimum of 400 feet of separation from any other mobile food vending service. These restrictions shall not be applicable to special events recognized by the City where mobile food vendors are permitted or non-profit fundraising events of five (5) days or less. ⁽²⁾A zoning compliance permit must be placed in the front window of the mobile food vendor vehicle or trailer while in use.~~

5.22.4. REAL ESTATE DEVELOPMENT AND CONSTRUCTION-RELATED TEMPORARY USES.

5.22.4.1. ⁽¹⁾Contractors Office and Equipment / Storage Sheds. Accessory to a Construction Project (Residential and/or non-residential) Placement of such a temporary use is limited to a period of time determined by an estimated project completion date with the option of an extension of up to one (1) year as and if approved by the Administrator. A construction trailer may be used for a contractor's office and/or for the contractor's storage of equipment and/or materials. All temporary buildings and trailers shall be completely removed from the site within thirty (30) days of issuance of either a Certificate of Occupancy on the last permitted Residential unit and/or completion of the Non-Residential construction project which has been issued a Certificate of Occupancy.

5.22.4.2. ⁽¹⁾Real Estate Office in a Construction or a Temporary Modular Unit.

Temporary structures, such as a construction trailer(s) and/or temporary modular unit(s) may be used as a real estate sales office, promotion and management office in any new construction project for the sale and promotion of properties within that project and/or its future phases only. Such a temporary use shall be allowed in all zoning districts, ⁽²⁾if approved by the Administrator. A real estate office may not contain sleeping or cooking accommodations unless located in a model dwelling.

5.22.4.3. Real Estate Office in a Model Home.

Accessory to Construction of a New Residential Development, ⁽²⁾if approved by the Administrator.

(1) City Council approved 12/12/2005

(2) TA-2009-02 - City Council approved /5/11/2009

5.38 MOBILE FOOD VENDING

5.38.1 APPLICABILITY.

The provisions of this Section shall apply to any mobile food vending as defined in Appendix A and allowed in Table 4.6-1 (See Article 4) subject to the provisions below.

5.38.2 Permit Requirement.

5.38.2.1 A mobile food vendor, or the property owner, on which mobile food vending will be placed shall obtain a zoning clearance permit. Permits must be posted in a visible location on the mobile food vending unit.

5.38.2.2 The property owner will be issued a notice of violation if no permit has been issued for the location. However, the mobile food vendor will be cited if located on a property without property owner approval.

5.38.2.3 A permit shall be valid for one calendar year and must be renewed on an annual basis.

5.38.2.4 All applicable local and state regulations, including, but not limited to, Health Department, Environmental Health, and Environmental Protection, shall be met.

5.38.3 Site Criteria

5.38.3.1 No mobile food vending unit shall be located in any required setback, sight distance triangle, or required buffer, nor shall any drive aisle, loading/service area, pedestrian walkway, emergency access, or fire lane be impeded.

5.38.3.2 Trash receptacles must be provided by the property owner, or designee, for customers to dispose of food wrappers, food utensils, paper products, cans, bottles, food and other such waste. Such trash receptacles shall be located no more than 10 feet from the mobile food vending unit. The property owner, or designee, is responsible for removing all trash, litter, and refuse from the site at the end of each business day.

5.38.3.3 No mobile food vending unit shall operate as a drive-thru service.

5.38.3.4 In all districts where food trucks are allowed, the mobile food vending unit shall provide one (1) parking space per 250 square feet of the mobile food vending unit. Mobile food vending units located in the Center City (CC) district are exempt from this regulation.

5.38.3.5 Any sidewalk encroachment shall require permit approval from the Public Works Department.

5.38.3.6 Mobile food vending units are required to returned to their associated commissary at the end of each business day.

5.38.3.7 These restrictions shall not be applicable to special events recognized by the City where mobile food vending is permitted or non-profit events of five (5) days or less.

MINOR THOROUGHFARE - A Minor Thoroughfare as designated on the Cabarrus-South Rowan MPO Thoroughfare Plan.

MITIGATION - The minimization of impacts to existing vegetation and wildlife habitat as a result of development in the resource area, and that lost vegetation and wildlife habitat are restored or recreated.

MIXED USE DWELLING - See BUILDING, MIXED USE

MIXED USE DEVELOPMENT OR MIXED-USE PROJECT - A proposed development that includes primary non-residential and primary residential uses on the same development site.

MOBILE FOOD VENDING SERVICE – A service establishment operated from a licensed and moveable vehicle (with or without an attached trailer), a portable vending cart, or mobile food stand that sells food and/or drink processed or prepared on-site to walk-up customers.

MOBILE HOME - A single-family dwelling, factory built and factory-assembled residence which does not comply with the National Manufactured Homes Construction Safety and Standards Act (42 U.S.C. § 5401, 1978, as amended) or the State Building Code.

MODERATE INCOME HOUSING - Housing reserved for occupancy or ownership by persons or households whose annual gross income does not exceed one hundred percent (100%) of the area median household gross income for households of the same size in the Charlotte metropolitan statistical area, as defined by the U.S. Department of Housing and Urban Development in 24 C.F.R., Part 813.

MODULAR HOME - A dwelling unit constructed in accordance with the standards set forth in the State Building Code applicable to site-built homes and composed of components substantially assembled in a manufacturing plant and transported to the building site for final assembly on a permanent foundation. A modular home may consist of one or more sections transported to the site in a manner similar to a mobile home or manufactured home, or a series of panels or room sections transported on a truck and erected or joined together on the site.

MOTEL - A building or group of buildings containing guest rooms or dwelling units, some or all of which have a separate entrance leading directly from the outside of the building with garage or parking space located on the lot and designed, used, or intended wholly or in part for the accommodation of automobile transients. Motel includes motor courts, motor lodges and tourist courts, but not mobile home parks or travel trailer parks.

MOTOR HOME - A vehicular-designed unit built on, or permanently attached to, a self-propelled vehicle chassis, van, or chassis cab, which is an integral part of the complete vehicle, to provide temporary living quarters for recreational, camping, or travel use.

MOTOR VEHICLE - See VEHICLE, MOTOR

MOTOR VEHICLE REPAIR SHOP - See AUTOMOBILE REPAIR SHOP

MOTORSPORTS COMPLEX - A facility consisting of a racetrack, seating, concession areas, suites, and parking facilities, with accessory offices, residences, and/or retail facilities, and which is utilized primarily for the hosting of automobile racing events.

MULTI-FAMILY DWELLING - A structure arranged, designed, and intended to be the residence of more than one family, with each family having independent cooking and bathing facilities.

MULTIPLE DWELLING - See APARTMENT HOUSE

MUNICIPALITY - An incorporated city or town.

MUNICIPAL STREET - A street or highway accepted by the City and which is not a State Highway. (Source: 19A NCAC § 20.0404).



***Office of the Mayor
KANNAPOLIS, NORTH CAROLINA
P R O C L A M A T I O N
In Recognition of the month of October as***

COMMUNITY PLANNING MONTH

WHEREAS, change is constant and affects all cities, towns, suburbs, counties, boroughs, townships, rural areas, and other places; and

WHEREAS, community planning and plans can help manage this change in a way that provides better choices for how people work and live; and

WHEREAS, community planning provides an opportunity for all residents to be meaningfully involved in making choices that determine the future of their community; and

WHEREAS, the full benefits of planning requires public officials and citizens who understand, support, and demand excellence in planning and plan implementation; and

WHEREAS, the month of October is designated as National Community Planning Month throughout the United States of America and its territories, and

WHEREAS, American Planning Association and its professional institute, the American Institute of Certified Planners, endorse National Community Planning Month as an opportunity to highlight the contributions sound planning and plan implementation make to the quality of our settlements and environment; and

WHEREAS, the celebration of National Community Planning Month gives us the opportunity to publicly recognize the participation and dedication of the members of planning commissions and other citizen planners who have contributed their time and expertise to the improvement of the City of Kannapolis; and

WHEREAS, we recognize the many valuable contributions made by citizen and professional planners of the City of Kannapolis and extend our heartfelt thanks for the continued commitment to public service by these individuals;

NOW, THEREFORE, I, Milton D. Hinnant, Mayor of the City of Kannapolis, by virtue of the authority vested in me as Mayor, do hereby proclaim October 2019 as:

“COMMUNITY PLANNING MONTH”

In the City of Kannapolis in conjunction with the celebration of National Community Planning Month.

IN WITNESS WHEREOF I have set my hand and caused the Great Seal of the City of Kannapolis to be affixed this 23rd day of September 2019.

Milton D. Hinnant



**PROCLAMATION
OFFICE OF THE MAYOR
CITY OF KANNAPOLIS**

WHEREAS, healthy food is essential to thriving, to growth, and to a prosperous, long life, but those without land to grow food or money to buy it are likely to suffer from hunger; and

WHEREAS, 800 million people around the world are hungry, including 11-12% of Americans; and

WHEREAS, 3.2 million children die from hunger each year, and 66 million primary school age children around the world go to school hungry, in addition to one in five American schoolchildren who risk going to school hungry; and

WHEREAS, the CROP Hunger Walk has been organizing cities and towns across America to fight hunger around the world and in their communities for 50 years; and

WHEREAS, the City of Kannapolis has been part of the CROP Hunger Walk since 2003, raising awareness in the fight against hunger; and

WHEREAS, By participating in the CROP Hunger Walk, we can draw attention not only to the problems of hunger, but also to solutions, improving the quality of life of all of our neighbors, no matter where they live, and supporting thriving livelihoods for all people.

NOW, THEREFORE, I, Darrell Hinnant, Mayor of the City of Kannapolis, do hereby proclaim the

CROP Hunger Walk Sunday, October 13

in the City of Kannapolis, and encourage all citizens to support observances that raise public awareness concerning hunger and poverty, their causes and their solutions.

PROCLAIMED this 23rd day of September 2019.

In witness whereof, I have hereunto and caused the Great Seal of the City of Kannapolis, to be affixed this 23rd day of September 2019.

Melton D. Hinnant



**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Wilmer Melton, III - Director of Public Works
TITLE Award of the Jim Johnson Waterline Construction Contract

A. Action Requested by City Council

Motion to award the Jim Johnson Waterline Construction Contract to the lowest bidder, Carolina Siteworks, Inc., in the amount of \$449,602.00 and authorize the City Manager to execute contract. (Wilmer Melton, III, Director of Public Works)

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

The Project consists of: installation of 3,658 linear feet of 12-inch DR14 C900 water pipe, valves, fire hydrants, miscellaneous appurtenances, and incidental items along Jim Johnson Road. Bids for the Project were opened on September 10, 2019. A total of five (5) bids were recorded as follows:

<u>Contractor</u>	<u>Total Bid Amount</u>
Carolina Siteworks, Inc.,	\$449,602.00
State Utility Contractors, Inc.	\$483,575.00
Apple Tuck & Assoc. Inc.	\$521,679.00
D.E. Walker Contractors, Inc.	\$597,766.35
Wayne Brothers, Inc.	\$729,939.25

The Contractor is awaiting the Notice to Proceed on the Project to begin work. The contract has a final completion time of 150 calendar days.

D. Fiscal Considerations

This Project will be funded from Water and Sewer Fund balance.

E. Policy Issues

City Council authorization is required to award a project of this amount.

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation
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1. **Award Project to the lowest responsible bidder, Carolina Siteworks, Inc. in the amount of \$449,602.00, and authorize the City Manager to execute the Contract. (Recommended)**
Take no action.
2. Table action to a future meeting

ATTACHMENTS:

File Name

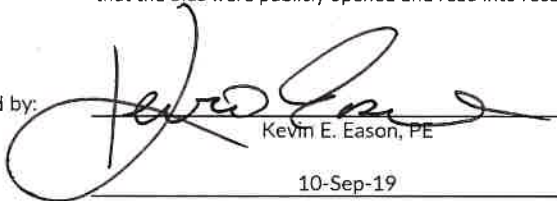
- 📎 Jim_Johnson_Road_Waterline_Certified_Bid_Tab.pdf
- 📎 Jim_Johnson_Road_Waterline_Vicinity_Map.pdf

PROJECT BID TABULATION
JIM JOHNSON ROAD WATERLINE PROJECT 2019-11
City of Kannapolis
Department of Public Works
401 Laureate Way
Kannapolis, NC 28081
WithersRavenel Project Number: 06190065.00
Bid Date: Tuesday, September 10th @ 2:00 pm

					Apple Tuck & Associates, Inc. PO Box 904 Rutherfordton, NC 28139		Carolina Siteworks Inc. 300 Wade Dr China Grove, NC 28023		D.E. Walker Construction.com 5017-A Sirius Ln. Charlotte, NC 28208		State Utility Contractors, Inc. 4417 Old Charlotte Highway Monroe, NC 28110		Wayne Brothers, Inc. 357 Concescere Parkway Davidson, NC 28036	
Line	Measurement & Payment Item	Description	Estimated Quantity		Unit Price	Extended Amount	Unit Price	Extended Amount	Unit Price	Extended Amount	Unit Price	Extended Amount	Unit Price	Extended Amount
1	2	Water Main (12" DR14 C900)	3,700	LF	\$66.00	\$244,200.00	\$45.90	\$169,830.00	\$89.03	\$329,411.00	\$61.50	\$227,550.00	\$109.76	\$406,112.00
2	2	Water Main (6" CL-350 DIP)	60	LF	\$41.00	\$2,460.00	\$63.00	\$3,780.00	\$73.91	\$4,434.60	\$55.00	\$3,300.00	\$65.57	\$3,934.20
3	4	Connection to Existing (Water) Main (12"x12")	2	EA	\$8,817.00	\$17,634.00	\$9,095.00	\$18,190.00	\$4,559.37	\$9,118.74	\$6,000.00	\$12,000.00	\$4,460.00	\$8,920.00
4	7	Ductline / Cast Iron Pipe (DIP / CIP) Fittings	6,500	LB	\$5.00	\$32,500.00	\$3.50	\$22,750.00	\$2.24	\$14,560.00	\$3.00	\$19,500.00	\$2.73	\$17,745.00
5	8	Main Line Valves and Valve Boxes (12" G.V.)	9	EA	\$2,647.00	\$23,823.00	\$3,351.00	\$30,159.00	\$3,843.04	\$34,587.36	\$2,300.00	\$20,700.00	\$5,240.00	\$47,160.00
6	14	Fire Hydrant(s)	9	EA	\$5,318.00	\$47,862.00	\$5,500.00	\$49,500.00	\$5,387.28	\$48,485.52	\$4,900.00	\$44,100.00	\$7,815.00	\$70,335.00
7	17	Asphalt Driveway Replacement	50	LF	\$165.00	\$8,250.00	\$63.00	\$3,150.00	\$73.77	\$3,688.50	\$60.00	\$3,000.00	\$220.73	\$11,036.50
8	18	Concrete Driveway / Sidewalk Replacement	60	SY	\$135.00	\$8,100.00	\$112.00	\$6,720.00	\$89.10	\$5,346.00	\$90.00	\$5,400.00	\$107.46	\$6,447.60
9	19	Stone Roadway/Driveway Replacement	120	LF	\$15.00	\$1,800.00	\$10.00	\$1,200.00	\$41.92	\$5,030.40	\$25.00	\$3,000.00	\$121.61	\$14,593.20
10	21	Stabilization Stone	75	CY	\$85.00	\$6,375.00	\$65.00	\$4,875.00	\$73.02	\$5,476.50	\$55.00	\$4,125.00	\$142.89	\$10,716.75
11	22	Clearing, Grubbing and Disposal of Debris	1	LS	\$15,500.00	\$15,500.00	\$13,513.00	\$13,513.00	\$39,821.76	\$39,821.76	\$23,000.00	\$23,000.00	\$25,350.00	\$25,350.00
12	23	Seeding and Mulching	13,000	SY	\$1.75	\$22,750.00	\$0.81	\$10,530.00	\$0.73	\$9,490.00	\$0.50	\$6,500.00	\$0.79	\$10,270.00
13	24	Sedimentation and Erosion Control Devices	1	LS	\$15,000.00	\$15,000.00	\$5,000.00	\$5,000.00	\$8,910.00	\$8,910.00	\$35,500.00	\$35,500.00	\$13,509.00	\$13,509.00
14	29	Safety Provisions and Traffic Control	1	LS	\$5,175.00	\$5,175.00	\$40,000.00	\$40,000.00	\$10,098.00	\$10,098.00	\$8,000.00	\$8,000.00	\$17,153.00	\$17,153.00
15	30	Construction Stake Out	1	LS	\$10,000.00	\$10,000.00	\$4,100.00	\$4,100.00	\$11,880.00	\$11,880.00	\$12,500.00	\$12,500.00	\$12,714.00	\$12,714.00
16	31	Select Fill	50	CY	\$20.00	\$1,000.00	\$20.00	\$1,000.00	\$57.40	\$2,870.00	\$40.00	\$2,000.00	\$43.99	\$2,199.50
17	32	Rock Excavation	50	CY	\$85.00	\$4,250.00	\$300.00	\$15,000.00	\$178.20	\$8,910.00	\$250.00	\$12,500.00	\$114.47	\$5,723.50
18	34, 35	Pressure Testing and Disinfection	1	LS	\$20,000.00	\$20,000.00	\$14,454.00	\$14,454.00	\$7,456.48	\$7,456.48	\$5,100.00	\$5,100.00	\$5,298.00	\$5,298.00
Subtotal						\$486,679.00		\$413,751.00		\$559,574.86		\$447,775.00		\$689,217.25
19	1	Mobilization (Not to Exceed 2% of Base Subtotal)	Allowance			\$8,000.00		\$8,851.00		\$11,191.49		\$8,800.00		\$13,722.00
20	28	Contingency	Allowance			\$25,000.00		\$25,000.00		\$25,000.00		\$25,000.00		\$25,000.00
21	33	Mi-Net Allowance	Allowance			\$2,000.00		\$2,000.00		\$2,000.00		\$2,000.00		\$2,000.00
Total Bid						\$521,679.00		\$449,602.00		\$597,766.35		\$483,575.00		\$729,939.25

I certify that this a correct tabulation of all qualified bids received for this Project on the date stated above and that the Bids were publicly opened and read into record.

Bid Results Certified by:


Kevin E. Eason, PE

Date Certified

10-Sep-19



*Note: Wayne Brothers lump sump bid does not match the Bid Tab due to a math error. There was no material effect on the overall results of the Bid.

Jim Johnson Rd
Water Line Project
Vicinity Map

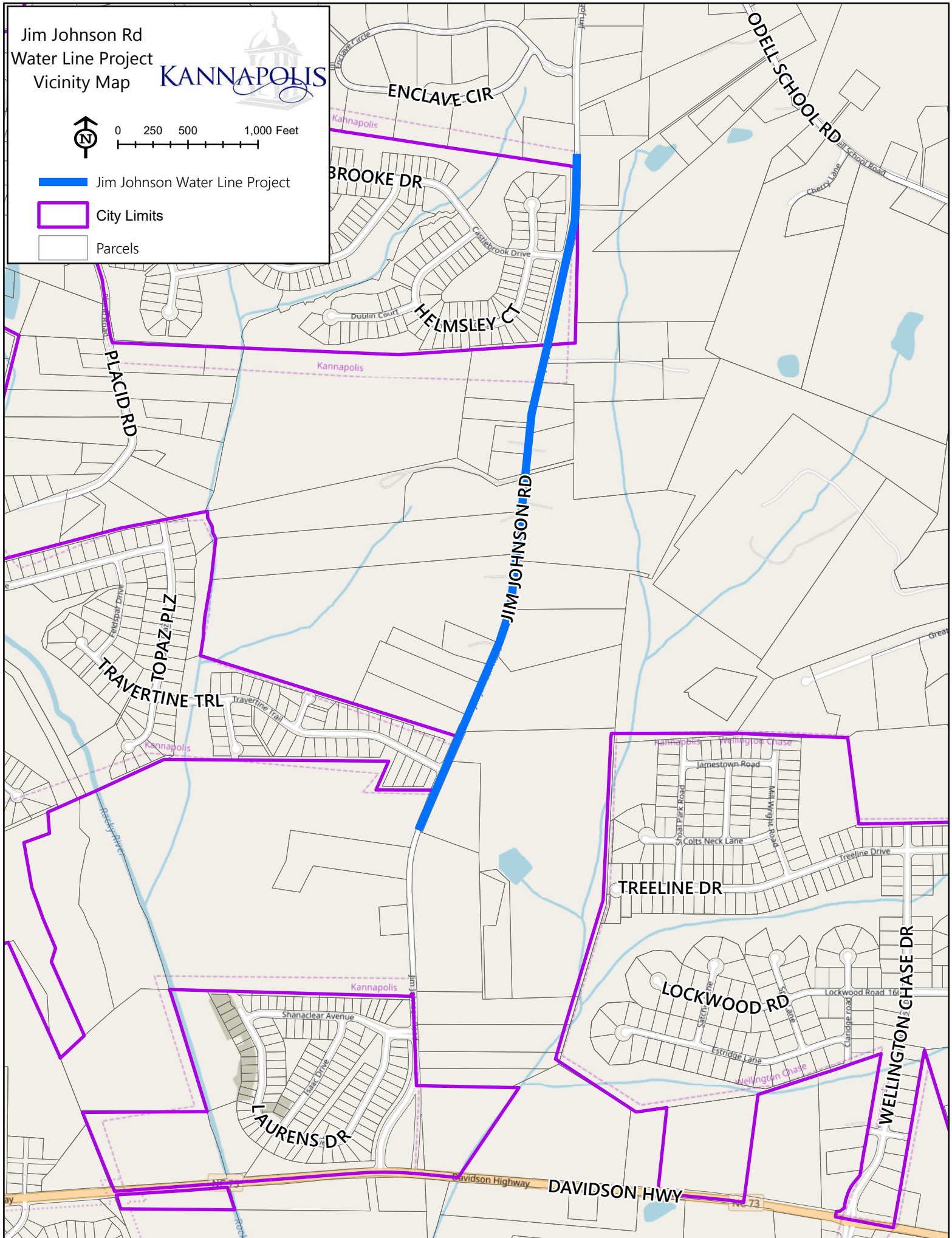


0 250 500 1,000 Feet

Jim Johnson Water Line Project

City Limits

Parcels





**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Walter M. Safrit, II, City Attorney
TITLE Condemnation Relating to Lane Street Water
Line Extension/Improvement

A. Action Requested by City Council

Motion to adopt Resolution for Condemnation.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

City is replacing approximately 12,000 feet of an existing water main along Lane Street and Jackson Park Road.

D. Fiscal Considerations

The compensation offered from the easements are shown on the Resolution. Compensation is based upon the county tax value (50% per square foot).

E. Policy Issues

None.

F. Legal Issues

Condemnation is a common and normal municipal function.

G. Alternative Courses of Action and Recommendation

1. **Motion to adopt a Resolution relating to Lane Street Water Line Extension/Improvement (Recommended)**
2. Do not adopt the Resolution.
3. Defer action to a future meeting.

ATTACHMENTS:

File Name

- ▣ Resolution_-Lane_Street_Condemenations_(9-16-19).pdf
- ▣ Lane_Street_Property_Surveys-09162019115556.pdf

**CITY OF KANNAPOLIS
RESOLUTION**

WHEREAS, the City of Kannapolis is engaged in construction of the Lane Street Water Extension and Improvement Project (the "Project"); and

WHEREAS, the Project will require the City of Kannapolis to obtain a temporary construction and/or permanent easements upon the property of the following individuals (hereinafter collectively referred to as "the Premises"):

Cole WG Kannapolis NC, LLC	\$21,800.00
Paolo M. Delgado	\$ 460.00
Tim H. Hager and wife Barbara Hager	\$ 945.00
Mark Metzger and wife, Lisa M. Metzger	\$ 1,340.00
Council Enterprises, LLC	\$ 3,000.00
Joseph E. Miller, II	\$ 800.00
Richard J. Goodman	\$ 530.00
JMJ Homes Services, LLC	\$ 1,435.00

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

Section 1. Council considers it necessary and declares its intention to acquire for the purpose of the Project temporary construction and/or permanent easements for water line extension and improvement in and to the Premises, as more fully described hereinabove.

Section 2. The Mayor, City Manager, City Clerk, City Attorney and all other appropriate officers and employees of the City are authorized and directed to take any action necessary to effectuate the intent of this Resolution including, but not limited to, the initiation of eminent domain proceedings for the Premises. All prior actions of said individuals consistent with this Resolution are hereby ratified.

Section 3. The Project is hereby declared to be necessary for the immediate preservation of the public health, safety and welfare.

Section 4. This Resolution shall take effect upon adoption.

Adopted this the 23rd day of September, 2019.

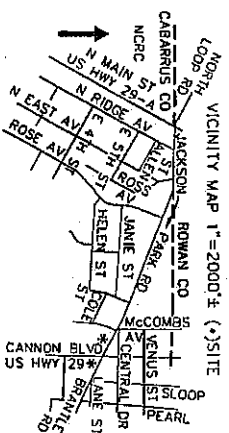
Milton D. Hinnant
Mayor

ATTEST:

Bridgette Bell, MMC, NCCMC
City Clerk

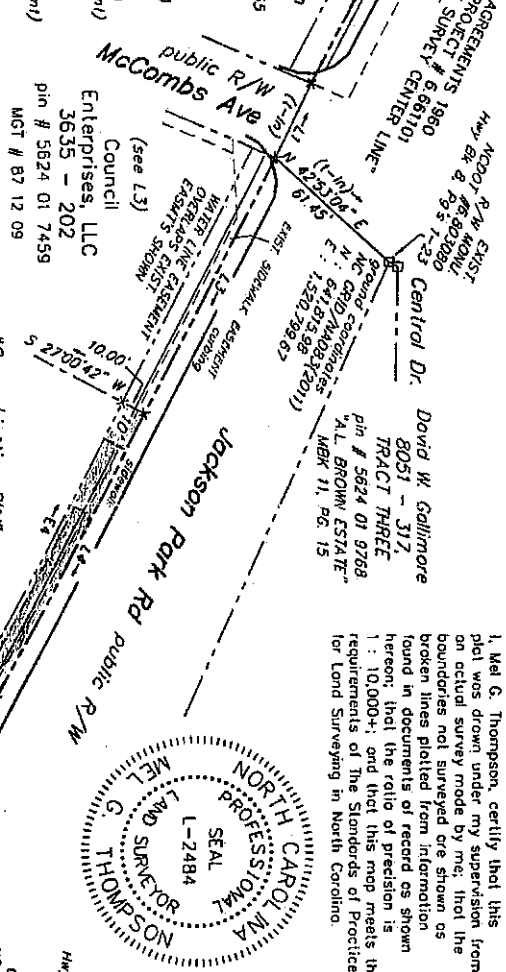
ESAT	Bearing	Distance
E1	N 89°06'00" W	10.00'
E2	N 05°10'00" W	142.44'
E3	N 64°36'28" W	76.46'
E4	N 63°02'28" W	123.75'

Line	Bearing	Distance
L1	N 64°46'07" W	32.68' (1-in)
L2	N 62°52'36" W	100.05' (east, road R/W)
L3	S 63°02'29" E	113.40'
L4	S 63°02'29" E	129.66'
L5	S 64°26'29" E	82.75' (east, road R/W)
L6	S 89°18'57" E	35.05' (temp. const. esmt)
L7	S 0°58'19" W	28.54'
L8	N 89°01'41" W	10.00'
L9	S 0°58'19" W	11.51'
L10	N 89°18'57" W	25.00' (temp. const. esmt)



LEGEND:
 n.i.p. = New Iron Pin, (SET)
 e.i.p. = Existing Iron Pipe,
 e.i.r. = Existing Iron Rod,
 as described (FOUND)
 cp = Computed Point,
 No Physical Monu.
 SURVEYED LINES, SOLD
 ROAD RIGHT OF WAY
 EASEMENTS LINES
 LOT/TRACT/DEED LINES
 ADJOINING PROPERTY LINES

Mel G. Thompson & Associates, PA
PROFESSIONAL LAND SURVEYORS
 303 South Main Street
 Kannapolis, N.C. 28081
 Telephone (704) 938-4661
 Corporate License # (C-0686)



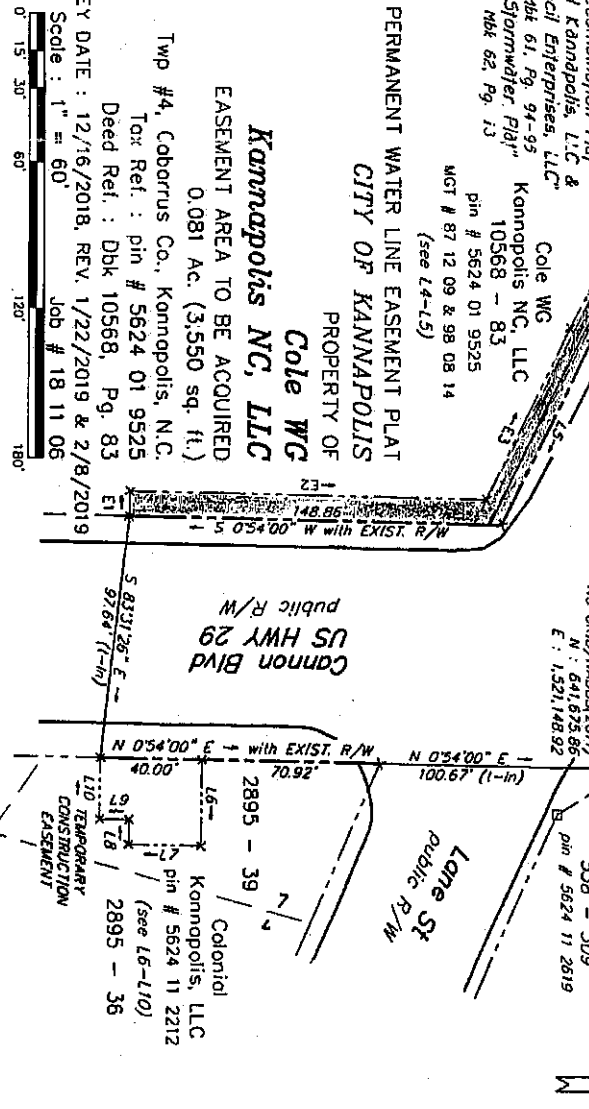
NOTES:
 1) No option of title is implied or certified by the information shown on this plat. Subject and adjoining property owners names, deeds of record, and tax parcel identifications reflect those available to this surveyor as of the date of survey shown.
 2) "CS 47-30" ... mapping requirements, (C) ... (the name of owner shall be shown for indexing purposes only and is not to be construed as title certification).
 3) This property is subject to the maintenance of any public utilities not evident and to any rights-of-way, easements, or agreements of record prior to or at date of survey.
 4) (MGT #) references the job number of previous surveys by this company.
 5) THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES.
 6) PROPOSED WATER LINE EASEMENT SHOWN HERE IS EASEMENT PARALLEL WITH AND 10' SOUTH OF THE EXISTING ROAD RIGHT OF WAY FOR JACKSON PARK RD.

PERMANENT WATER LINE EASEMENT PLAT
CITY OF KANNAPOLIS
PROPERTY OF
Cole WC
Kannapolis NC, LLC
EASEMENT AREA TO BE ACQUIRED
 0.081 Ac. (3,550 sq. ft.)
 Twp #4, Cobarrus Co., Kannapolis, N.C.
 Tax Ref.: pin # 5624 01 9525
 Deed Ref.: Dbk 10568, Pg. 83
 SURVEY DATE: 12/16/2018, REV. 1/22/2019 & 2/8/2019
 Scale: 1" = 60'
 Job # 18 11 06

1. MEL G. THOMPSON, certify that this plat was drawn under my supervision from an actual survey made by me; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown hereon; that the ratio of precision is 1 : 10,000+; and that this map meets the requirements of The Standards of Practice for Land Surveying in North Carolina.

1. MEL G. THOMPSON, certify that this plat was drawn under my supervision from an actual GPS CONTROL & GROUND RUN survey made BY ME and that the following information was used to perform the survey:
 (1) Class of Survey: URBAN, Class "A" Boundary Survey
 (2) Positional accuracy: 0.05 FT @ 95% CONFIDENCE LEVEL
 (3) Type of GPS field procedure: RTK/LBS
 (4) Dates of GPS CONTROL survey: 12/13/2018
 (5) Datum/Epoch: NAD 83(2011)
 (6) Published/Fixed-control use: EDL
 (7) Geoid model: GEOID12
 (8) Combined grid factor: EDL
 (9) Units: US FT

MEL G. THOMPSON, P.L.S. (L-2484)
 NC GRID
 NAD 83(2011)
 BY GPS
 READING SEE
 CERTIFICATION



NOTES:

- 1) No opinion of title is implied or certified by the information shown on this plat. Subject and adjoining property owners names, deeds of record, and tax parcel identifications reflect those available to this surveyor as of the date of survey shown.
- 2) This property is subject to the maintenance of any public utilities not evident and to any rights-of-way, easements, or agreements of record prior to or at date of survey.
- 3) (MGT #) references the job number of previous surveys by this company.
- 4) THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES.
- 5) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND 10' NORTH OF THE EXISTING ROAD RIGHT OF WAY FOR LANE ST.

Paolo M. Delgado
4777 - 154

pin # 5624
61 8977

4 U & Me
Properties, LLC
12443 - 235
pin # 5624 61 9958

W.P. Hinson, Jr.
1017 - 140
pin # 5624
61 7920

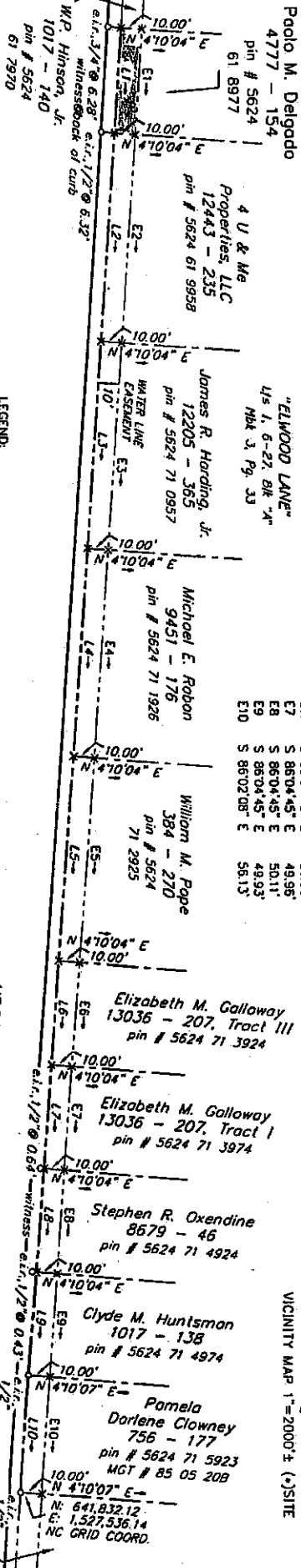
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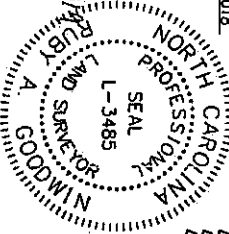
LEGEND:
n.i.p. = New Iron Pin (SET)
e.i.p. = Existing Iron Pipe, as described (FOUND)
(1-in) = TIE LINE
CP = Computed Point, No Physical Monu.
SURVEYED LINES - SOLID
ROAD RIGHT OF WAY
EASEMENTS LINES
LOT/TRACT/DEED LINES
ADJOINING PROPERTY LINES

Lane St NDCOT project # 6.803080
Hwy Bk 8, Pg's 1-23

Horizon Brannon
11386 - 225
pin # 5624 71 5973



ESMT	Bearing	Distance
E1	S 86°04'45" E	50.03'
E2	S 86°04'45" E	99.58'
E3	S 86°04'45" E	100.00'
E4	S 86°04'45" E	100.00'
E5	S 86°04'45" E	100.00'
E6	S 86°04'45" E	50.00'
E7	S 86°04'45" E	49.96'
E8	S 86°04'45" E	50.11'
E9	S 86°04'45" E	49.93'
E10	S 86°02'08" E	56.13'



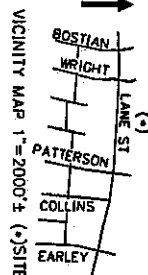
NC GRID
MAD 83(2011)
BY GPS
READING SEE
CERTIFICATION

1. RUBY A. GOODWIN, certify that this plat was drawn BY ME from an actual GPS CONTROL & GROUND RUN survey mode under my supervision and that the following information was used to perform the survey:
 (1) Class of survey: URBAN, Class "A", Boundary Survey
 (2) Positional accuracy: 0.03 FT @ 95% CONFIDENCE LEVEL
 (3) Type of GPS field procedure: RTK/VRS
 (4) Dates of GPS CONTROL survey: 12/13/2018
 (5) Datum/Epoch: NAD 83(2011)
 (6) Published/fixed-control use: N/A
 (7) Geoid model: GEOID12
 (8) Combined grid factor: 0.99982509
 (9) Units: US FT

RUBY A. GOODWIN, P.L.S. (L-3485) 2/3/2019

I, RUBY A. GOODWIN, certify that this plat was drawn by me from an actual survey under my supervision; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown herein; that the ratio of precision is 1:10,000+; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina.

PERMANENT WATER LINE EASEMENT PLAT
CITY OF KANNAPOLIS
PROPERTY OF
Paolo M. Delgado
EASEMENT AREA
TO BE ACQUIRED
0.011 Ac. (500 sq. ft.)
Twp #4, Cobarrus Co.,
Kannapolis, N.C.



VICINITY MAP 1"=2000' ± (•) SITE

Tax Ref.: pin # 5624 61 8977
Deed Ref.: Dbk 4777, Pg. 154
SURVEY DATE: 12/16/2018, REV. 1/22/2019
Scale: 1" = 60'
Job # 18 11 06

NOTES:

- 1) No opinion of title is implied or certified by the information shown on this plat. Subject and adjoining property owners names, deeds of record, and tax parcel identifications reflect those located to this surveyor as of the date of survey shown.
- 2) This property is subject to the maintenance of any public utilities not evident and to any rights-of-way, easements, or agreements of record prior to or at date of survey.
- 3) THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES.
- 4) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND 10' NORTH OF THE EXISTING ROAD RIGHT OF WAY FOR LANE ST.
- 5) THE NAME OF OWNER SHALL BE SHOWN FOR INDEXING PURPOSES ONLY AND IS NOT TO BE CONSTRUED AS TYPE CERTIFICATION.
- 6) THIS PROPERTY IS SUBJECT TO THE MAINTENANCE OF ANY PUBLIC UTILITIES NOT EVIDENT AND TO ANY RIGHTS-OF-WAY, EASEMENTS, OR AGREEMENTS OF RECORD PRIOR TO OR AT DATE OF SURVEY.
- 7) THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES.
- 8) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND 10' NORTH OF THE EXISTING ROAD RIGHT OF WAY FOR LANE ST.

LEGEND:

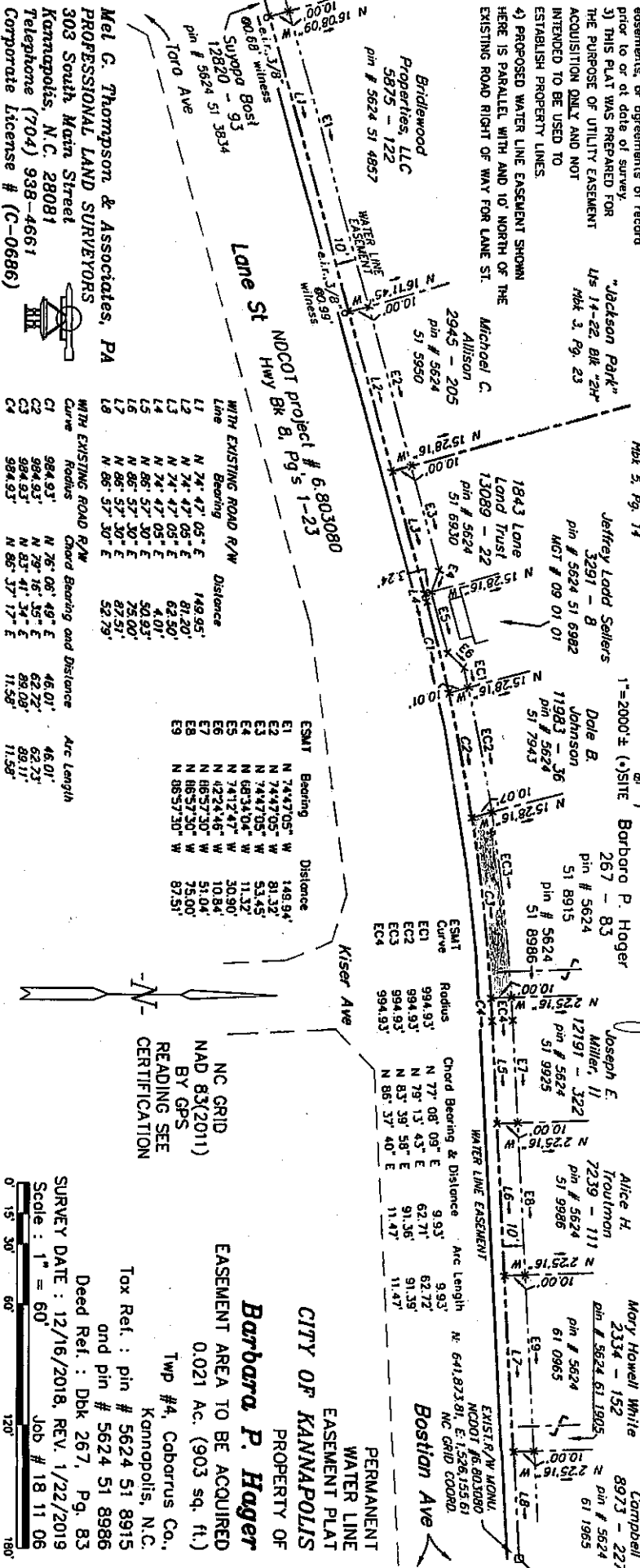
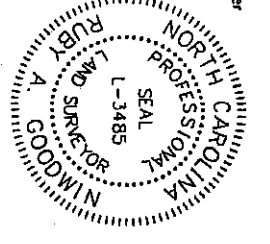
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- e.i.p. = Existing Iron Pin, as described (FOUND)
- (1-in) = 1" EASEMENT
- = Computed Point, No Physical Mon.
- = SURVEYED LINES - SOLID
- = ROAD RIGHT OF WAY
- = EASEMENTS LINES
- = LOT/TRACT/DEED LINES
- = ADJOINING PROPERTY LINES

I, RUBY A. GOODWIN, certify that this plat was drawn by me from an actual survey under my supervision; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown herein; that the ratio of precision is 1 : 10,000; and that this map meets the requirements of The Standards of Practice for Land Surveying in North Carolina.

VICINITY MAP



- I, RUBY A. GOODWIN, certify that this plat was drawn BY ME from an actual GPS CONTROL & GROUND RUN survey made under my supervision and that the following information was used to perform the survey:
- (1) Class of Survey: URBAN CLASS "A" Boundary Survey
 - (2) Positional accuracy: RATIO OF PRECISION 1:10,000
 - (3) Type of GPS field procedure: RTK/AR5
 - (4) Dates of GPS CONTROL survey: 12/13/2018
 - (5) Datum/Epoch: NAD 83(2011)
 - (6) Published/field-centred use: N/A
 - (7) Geoid model: CEG022
 - (8) Combined grid factor: 0.99982509
 - (9) Units: US FT



NC GRID
NAD 83(2011)
BY GPS
READING SEE
CERTIFICATION

PERMANENT
EASEMENT AREA TO BE ACQUIRED
0.021 AC. (903 sq. ft.)

Barbara P. Hager
CITY OF KANNAPOLIS
PROPERTY OF

Mel C. Thompson & Associates, PA
PROFESSIONAL LAND SURVEYORS
303 South Main Street
Kannapolis, N.C. 28081
Telephone (704) 938-4661
Corporate License # (C-0686)

Twp #4, Cobarrus Co.,
Kannapolis, N.C.
Tax Ref.: pin # 5624 51 8915
and pin # 5624 51 8986
Deed Ref.: Dbk 267, Pg. 83
SURVEY DATE: 12/16/2018, REV. 1/22/2019
Scale: 1" = 60'
Job # 18 11 06

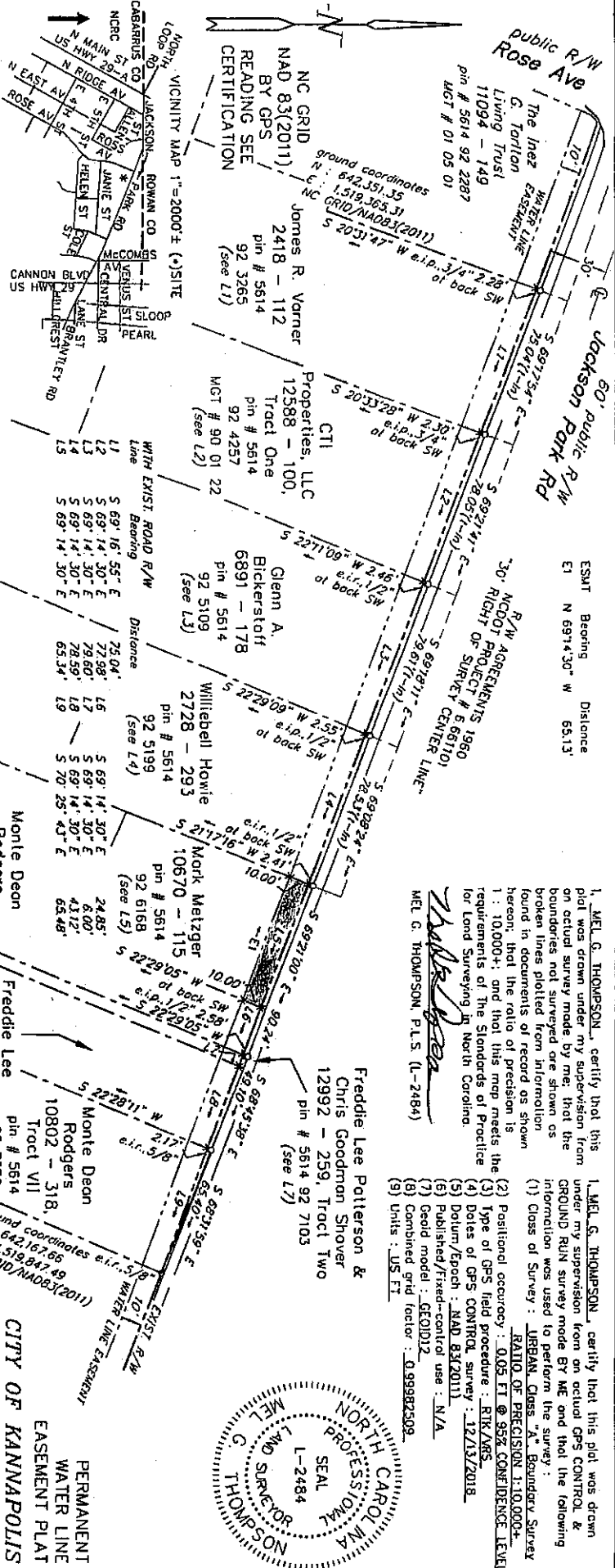
LEGEND:
 n.i.p. = New Iron Pin, (SET)
 e.i.p. = Existing Iron Pin,
 e.i.r. = Existing Iron Rod,
 o.s. = Old Survey
 cp = (1-in) = Completed Point, No Physical Mon.
 cp = (1-in) = TIE LINE
 cp = (1-in) = SURVEYED LINES - SOLID
 cp = (1-in) = ROAD RIGHT OF WAY
 cp = (1-in) = EASEMENTS LINES
 cp = (1-in) = LOT/TRACT/DEED LINES
 cp = (1-in) = ADJOINING PROPERTY LINES

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3) (MGT #) references the job number of previous surveys by this company.
 4) THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES.
 5) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND 10' SOUTH OF THE EXISTING ROAD RIGHT OF WAY FOR JACKSON PARK RD.

Mark Metzger
 EASEMENT AREA
 TO BE ACQUIRED
 0.015 AC. (652 sq. ft.)
 Twp #4, Cabarrus Co.,
 Kannapolis, N.C.
 Tax Ref.: pin # 5614 92 6168
 Deed Ref.: Dbk 10670, Pg. 115
 SURVEY DATE: 12/16/2018, REV. 1/22/2019
 Scale: 1" = 60'
 Job # 18 11 06

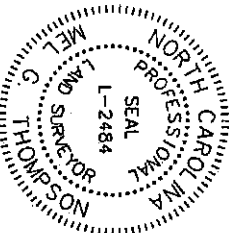


1. MEL C. THOMPSON, certify that this plat was drawn under my supervision from an actual survey made by me; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown herein; that the ratio of precision is 1 : 10,000; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina.

MEL C. THOMPSON, P.L.S. (L-2484)

1. MEL C. THOMPSON, certify that this plat was drawn under my supervision from an actual GPS CONTROL & GROUND RUN survey made BY ME and that the following information was used to perform the survey:

(1) Class of Survey: **URBAN, Class A, Boundary Survey**
RATIO OF PRECISION 1:10,000+
 (2) Positional accuracy: **0.05 FT @ 95% CONFIDENCE LEVEL**
 (3) Type of GPS field procedure: **RTK/LAB**
 (4) Dates of GPS control survey: **12/13/2018**
 (5) Datum/Epoch: **NAAD 83(2011)**
 (6) Published/Fixed-control use: **N/A**
 (7) Geoid model: **GEOID12**
 (8) Combined grid factor: **0.99982509**
 (9) Units: **US FT**



[illegible]

1. MEL G. THOMPSON, certify that this plot was drawn under my supervision from an actual GPS CONTROL & GROUND RUN survey made BY ME and that the following information was used to perform the survey:

1) Class of Survey : LIBRAN, Class "A", Boundary Survey
RATIO OF PRECISION 1:10,000+

2) Positional accuracy : 0.05 FT @ 95% CONFIDENCE, LEVING

3) Type of GPS field procedure : RTK/ARCS

4) Dates of GPS CONTROL survey : 12/11/2018

5) Datum/Epoch : NAD 83(2011)

6) Published/Fixed-control use : EDLT

7) Geoid model : GEOID12

8) Combined grid factor : EDLT

(9) Units : US FT

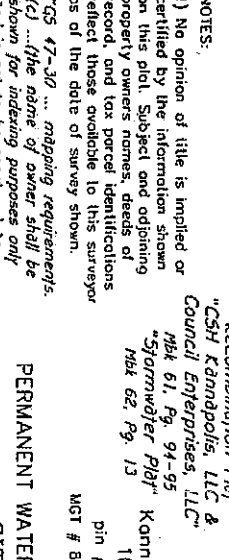
MEL G. THOMPSON

MEL G. THOMPSON, P.L.S. (1-2484)

NC GRID
NAD 83(2011)
BY GPS
READING SEE
CERTIFICATION

R/W MONUMENT EXIST

Rustar Oil Co. Inc



Cole WG
 Raleigh, NC, LLC
 0568 - 83
 # 5624 01 9525 (See L4-L5)
 7 12 09 & 98 08 14
 LINE EASEMENT PLAT
 KIST. R/W

title certification?

This property is subject to the maintenance of any public utilities not evident and to any rights-of-way, easements, or agreements of record prior to or at date of survey.

(AGT #) references the job number of previous surveys by this company. THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES

PROPOSED WATER LINE EASEMENT PARALLEL HERE IS EASEMENT PARALLEL NORTH AND 10' SOUTH OF THE EXISTING RIGHT OF WAY FOR JACKSON PARK RD.

EASEMENT

0

Twp #4, Cobbarr
Tax Ref.
Deed Ref.

SURVEY DATE : 12/16/200

Scale : 1" = 60'

0 15' 30' 60'

PROPERTY OF
Council
enterprises, LLC
 AREA TO BE ACQUIRED
 026 Ac. (1,150 sq. ft.)
 as Co., Kannapolis, N.C.
 : pin # 5624 01 7459
 : Dbk 3635, Pg. 202
 118, REV. 1/22/2019 & 2/8/2019
 Job # 18 11 06
 120' 180'

US HWY 29
Cannon Blvd

31.26' E
106' (1-in)

N 0°54'00" E
16.00'

70.92' with EXIST. R/W

2895 - 39

7/7

Colonial Knapolis, LLC
pin # 5624 11 2212

(see L6-L10)

2895 - 36

L10 TEMPORARY
CONSTRUCTION
EASEMENT

16' -

9.11' 7.8'

NOTES:

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- 4) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND 10' NORTH OF THE EXISTING ROAD RIGHT OF WAY FOR LANE ST.

LEGEND:

- n.i.p. = New Iron Pin, (SET)
- e.i.p. = Existing Iron Pin, as described (FOUND)
- (i-n) = TIE LINE
- CP = Computed Point, No Physical Monu.
- = SURVEYED LINES - SOLID
- = ROAD RIGHT OF WAY
- = EASEMENTS LINES
- = LOT/TRACT/DEED LINES
- = ADJOINING PROPERTY LINES

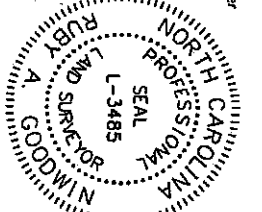
VICINITY MAP



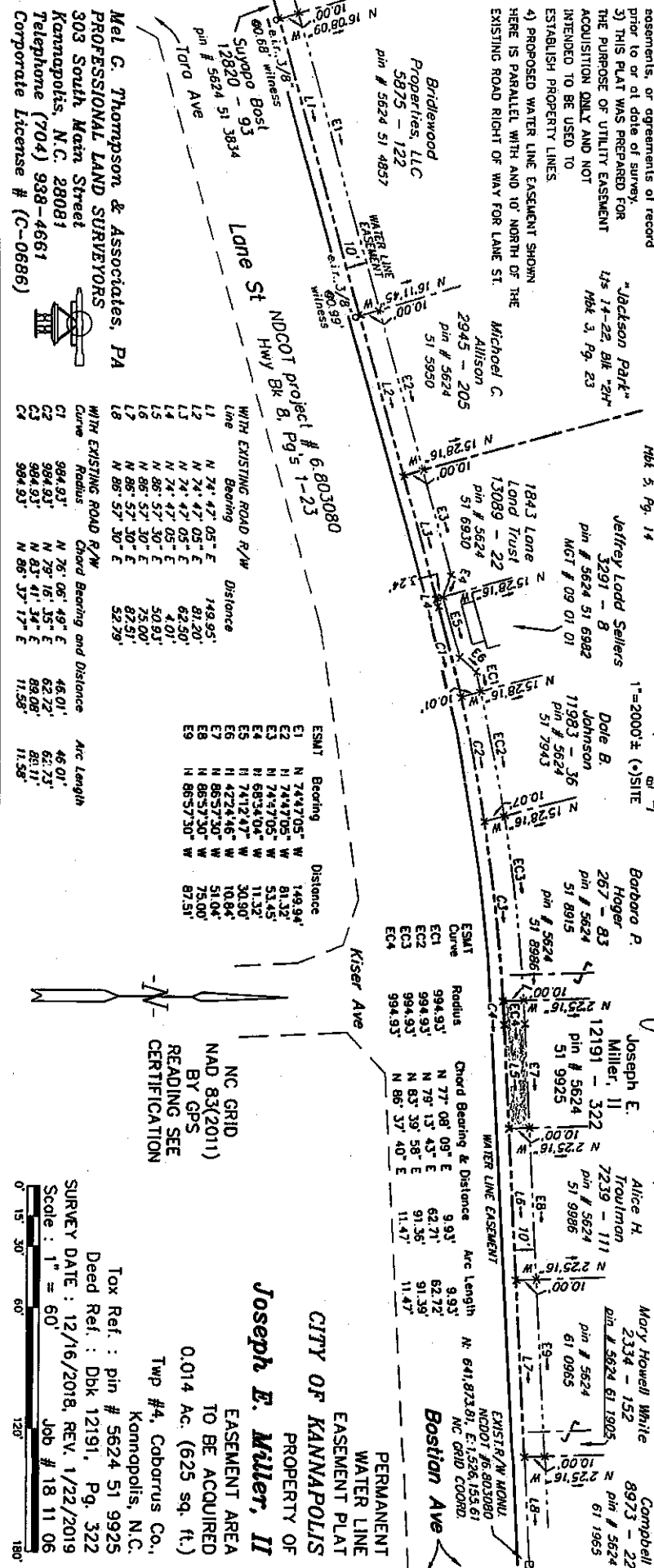
I, RUBY A. GOODWIN, certify that this plat was drawn by me from an actual survey under my supervision; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown herein; that the ratio of precision is 1:10,000; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina.

I, RUBY A. GOODWIN, certify that this plat was drawn BY ME from an actual GPS CONTROL & GROUND RUN survey mode under my supervision and that the following information was used to perform the survey:

- (1) Class of Survey: URBAN, Class "A" Boundary Survey
- (2) Positional accuracy: 0.05 FT @ 95% CONFIDENCE LEVEL
- (3) Type of GPS field procedure: RTK/PPS
- (4) Dates of GPS CONTROL survey: 12/13/2018
- (5) Datum/Epoch: NAD 83(2011)
- (6) Published/field-control use: N/A
- (7) Geoid model: GEOID12
- (8) Combined grid factor: 0.99982509
- (9) Units: US FT



RUBY A. GOODWIN, P.L.S. (L-3485) 4/3/2019



WITH EXISTING ROAD R/W

Line	Bearing	Distance	ESMT	Bearing	Distance
L1	N 74° 47' 05" E	149.95'	E1	N 74° 47' 05" W	149.94'
L2	N 74° 47' 05" E	81.20'	E2	N 74° 47' 05" W	81.32'
L3	N 74° 47' 05" E	62.50'	E3	N 74° 47' 05" W	51.35'
L4	N 74° 47' 05" E	4.01'	E4	N 68° 34' 04" W	11.32'
L5	N 86° 57' 30" E	50.93'	E5	N 74° 12' 47" W	30.90'
L6	N 86° 57' 30" E	75.00'	E6	N 42° 24' 46" W	10.84'
L7	N 86° 57' 30" E	82.51'	E7	N 86° 57' 30" W	51.04'
L8	N 86° 57' 30" E	52.79'	E8	N 86° 57' 30" W	75.00'
			E9	N 86° 57' 30" W	87.51'

WITH EXISTING ROAD R/W

Curve	Radius	Chord Bearing and Distance	Arc Length
C1	994.93'	N 76° 06' 49" E 46.01'	46.01'
C2	994.93'	N 79° 16' 15" E 62.72'	62.72'
C3	994.93'	N 83° 41' 34" E 89.08'	89.08'
C4	994.93'	N 86° 37' 17" E 11.58'	11.58'

NC GRID
NAD 83(2011)
BY GPS
READING SEE
CERTIFICATION

Joseph E. Miller, II
CITY OF KANNAPOLIS
EASEMENT PLAT
PROPERTY OF
PERMANENT
WATER LINE
EASEMENT AREA
TO BE ACQUIRED
0.014 Ac. (625 sq. ft.)
Twp #4, Cobbarrus Co.,
Kannapolis, N.C.

Survey Date: 12/16/2018, REV. 1/22/2019
Scale: 1" = 60'
Job # 18 11 06

Tax Ref.: pin # 5624 51 9925
Deed Ref.: Dbk 12191, Pg. 322
Telephone (704) 938-4661
Corporate License # (C-0686)

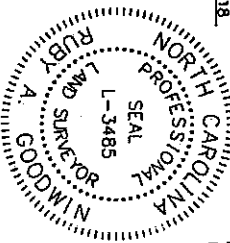
NOTES:

- 1) No opinion of title is implied or certified by the information shown on this plat. Subject and adjoining property owners names, deeds or record, and lot parcel identifications reflect those available to this surveyor as of the date of survey shown.
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- 3) (MGT #) references the job number of previous surveys by this company.

RUBY A. GOODWIN, certify that this plat was drawn BY ME from an actual GPS CONTROL & GROUND RUN survey made under my supervision and that the following information was used to perform the survey:

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- (2) Positional accuracy: 0.05 FT @ 95% CONFIDENCE LEVEL
- (3) Type of GPS field procedure: RTK/ARCS
- (4) Dates of GPS CONTROL survey: 12/13/2018
- (5) Datum/Elevation: NAD 83(2011)
- (6) Published/Fixed-control use: N/A
- (7) Geoid model: GEOID12
- (8) Combined grid factor: 0.99982509
- (9) Units: US FT

Ruby A. Goodwin, P.L.S. (1-3485)



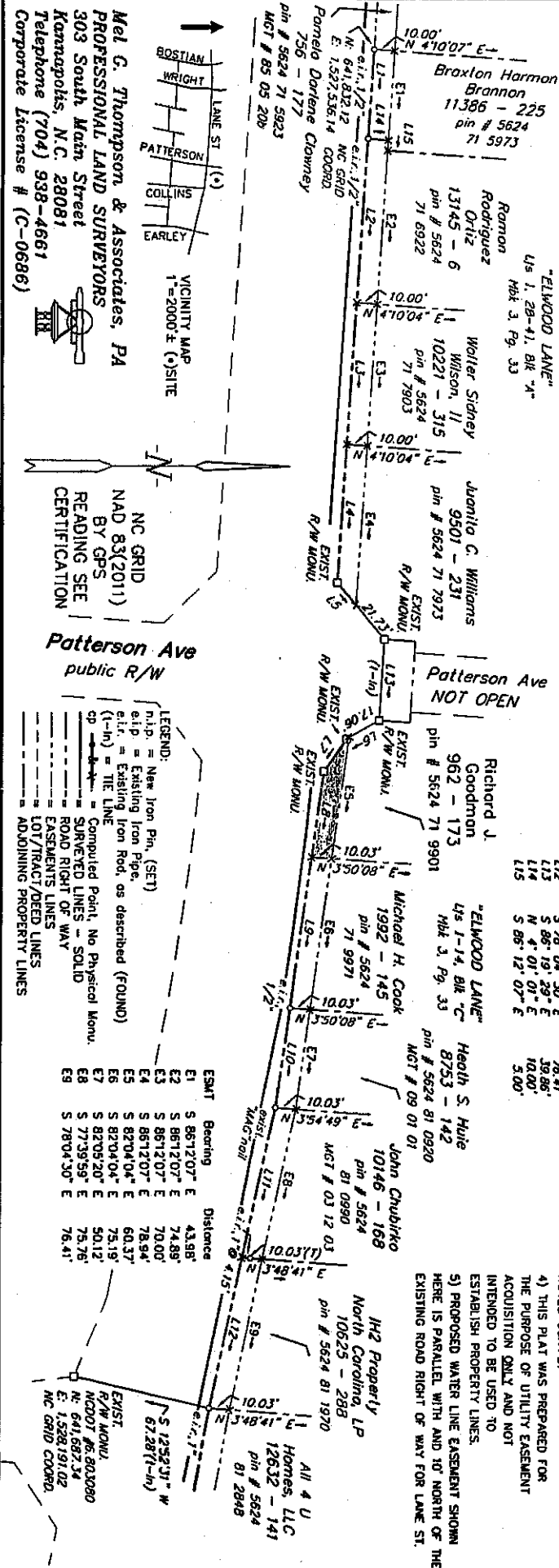
I, RUBY A. GOODWIN, certify that this plat was drawn by me from an actual survey under my supervision; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown hereon; that the ratio of precision is 1 : 10,000; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina.

Line	Bearing	Distance
L1	S 86° 12' 07" E	44.01'
L2	S 86° 12' 07" E	78.86'
L3	S 86° 12' 07" E	70.00'
L4	S 86° 12' 07" E	68.57'
L5	S 86° 00' 32" E	14.45'
L6	S 30° 27' 36" E	1.32'
L7	S 54° 17' 13" E	19.23'
L8	S 82° 04' 04" E	43.25'
L9	S 82° 04' 04" E	75.19'
L10	S 82° 05' 20" E	50.11'
L11	S 77° 40' 30" E	75.79'
L12	S 78° 04' 30" E	76.41'
L13	S 86° 19' 29" E	39.86'
L14	N 4° 01' 01" E	10.00'
L15	S 86° 12' 07" E	5.00'

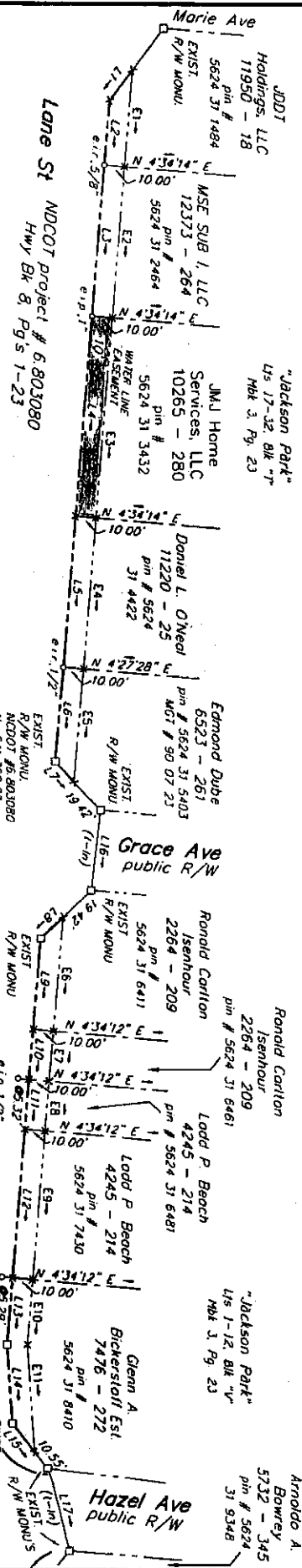
PERMANENT WATER LINE EASEMENT PLAT
CITY OF KANNAPOLIS
PROPERTY OF
Richard J. Goodman
EASEMENT AREA
TO BE ACQUIRED
0.012 AC. (523 sq. ft.)
Twp #4, Cabarrus Co., Kannapolis, N.C.
Tax Ref.: pin # 5624 71 9901
Deed Ref.: Dbk 962, Pg. 173
SURVEY DATE: 12/16/2018, REV. 1/22/2019
Scale: 1" = 60'
Job # 18 11 06

NOTES CONT'D:

- 4) THIS PLAT WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES.
- 5) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND TO NORTH OF THE EXISTING ROAD RIGHT OF WAY FOR LANE ST.

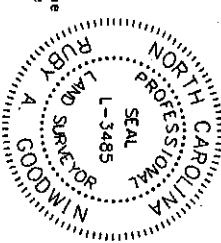



Mel C. Thompson & Associates, PA
PROFESSIONAL LAND SURVEYORS
303 South Main Street
Kannapolis, N.C. 28081
Telephone (704) 938-4661
Corporate License # (C-0686)



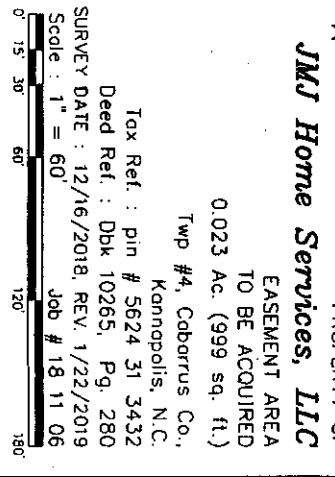
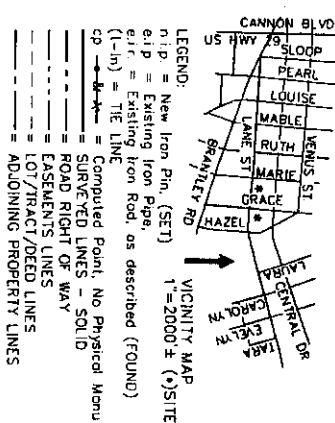
ESMT	Bearing	Distance	ESMT	Bearing	Distance
E1	S 85°39'53" E	47.44	E6	S 85°38'35" E	57.27
E2	S 85°39'53" E	75.20	E7	S 85°38'35" E	25.00
E3	S 85°39'31" E	99.94	E8	S 85°38'35" E	25.00
E4	S 85°39'31" E	74.96	E9	S 85°38'35" E	7.49
E5	S 85°23'46" E	56.49	E10	S 85°38'35" E	3.65
			E11	S 85°38'35" E	3.76
			N	86°02'04" E	53.76

I, RUBY A. GOODWIN, certify that this plot was drawn by me from an actual survey under my supervision ; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown hereon; that the ratio of precision is 1 : 10,000+; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina.



- NOTES
- 1) No opinion of title is implied or _____ certified by the information shown on this plot. Subject and adjoining property owners names, deeds of record, and tax parcel identifications reflect those available to this surveyor as of the date of survey shown
- "CS #7-30" mapping requirements.*
- "(C) The name of owner shall be shown for indexing purposes only and is not to be construed as type certification."*
- 2) This property is subject to the maintenance of any public utilities not evident and to any rights-of-way, easements, or agreements of record prior to or at date of survey.
- 3) (MCT #) references the job number of previous surveys by this company.
- 4) THIS PLAN WAS PREPARED FOR THE PURPOSE OF UTILITY EASEMENT ACQUISITION ONLY AND NOT INTENDED TO BE USED TO ESTABLISH PROPERTY LINES
- 5) PROPOSED WATER LINE EASEMENT SHOWN HERE IS PARALLEL WITH AND 10' NORTH OF THE EXISTING ROAD RIGHT OF WAY FOR LANE ST.
- Mel C. Thompson & Associates, PA**
PROFESSIONAL LAND SURVEYORS
303 South Main Street
Kannapolis, N.C. 28081
Telephone (704) 938-4661
Corporate License # (C-0686)
- ESMT Be
E1 S 85°
E2 S 85°
E3 S 85°
E4 S 85°
E5 S 85°
1. RULEY A
plot was divided into
survey under
boundaries a
broken lines
found in docu
herein; tho
1); 10,000+
requirements
for Land Sur
- 

1. RUBY A. GOODWIN, certify that this plot was drawn BY ME from an actual GPS CONTROL & GROUND RUN survey made under my supervision and that the following information was used to perform the survey:
- (1) Class of Survey: URBAN Class "A" Boundary Survey
- (2) Positional accuracy: 0.05 FT @ 50% CONFIDENCE LEVEL
- (3) Type of GPS field procedure: RTK/MSS
- (4) Dates of GPS CONTROL survey: 12/13/2018
- (5) Datum/Epoch: NAD 83(2011)
- (6) Published/fixed-control use: N/A
- (7) Geoid model: GEOD12
- (8) Combined grid factor: 0.99982509
- (9) Units: US FT
- RUBY A. GOODWIN 2/3/2019
- RUBY A. GOODWIN, PLS. (1-3485)
- Distance
- 98.53" E 47.44' E5
- 127.36" E 75.20' E6
- 16.31" E 59.94' E8
- 19.31" E 74.96' E9
- 55.46" E 56.45' E10
- E11
- Bearing
- S 85°18'35" E
- S 85°18'35" E
- S 85°18'35" E
- S 85°18'35" E
- S 85°18'35" E
- N 86°02'04" E
- Distance
- 53.27' E
- 26.00' E
- 74.98' E
- 35.65' E
- 53.76' E
- NE 64°13'52" E
- MC CHD CDD
- E: 1,553,511.7
- SEAL
- L-3485
- NORTH CAROLINA
- PROFESSOR
- RUBY A. GOODWIN
- LAND SURVEYOR
- GOODWIN, certify that this map was drawn by me from an actual my supervision; that the survey was shown as collected from information of record as shown and that this map meets the of the Standards of Practice of The Standards of Practice



EXISTING
R/W MONUMENT
BEHIND IN
C.I.D. 1/2-
WITNESS AT
BACK OF CURB

NC GRID
NAD 83(2011)
BY GPS
READING SEE
CERTIFICATION

PERMANENT
WATER LINE
EASEMENT PLAT

CITY OF KANNAPOLIS

PROPERTY OF

[illegible]



**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Jason May, Assistant to the City Manager
TITLE Centralina Council of Governments Presentation

A. Action Requested by City Council

Geraldine I. Gardner, Executive Director of Centralina Council of Governments, will be providing a brief update on current projects and activities of the Centralina COG. No action is required by Council. This is for informational purposes only.

B. Required Votes to Pass Required Action

Presentation Only, no action required

C. Background

Centralina Council of Governments leads regional collaboration and sparks local action to expand opportunity and improve quality of life. We do this through creative problem solving, innovative service delivery and support to our local governments. Centralina's six departments and associated organizations are dedicated to this mission of public service with a regional spirit.

D. Fiscal Considerations

None

E. Policy Issues

None

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation

N/A

ATTACHMENTS:

File Name

No Attachments Available



**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Sherry Gordon, Community Development
Program Administrator
TITLE Public Hearing FY 2018-19 Consolidated Annual
Performance and Evaluation Report (CAPER)

A. Action Requested by City Council

1) Conduct a Public Hearing for the FY 2018-19 Consolidated Annual Performance and Evaluation Report (CAPER) and 2) Motion to authorize Staff to submit the CAPER to the US Department of Housing & Urban Development (HUD) by September 30, 2019

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

Each year the City must prepare a written summary of the previous year's activities and accomplishments of the CDBG Entitlement program. This report provides details on how the program funds met HUD's national objectives of serving the needs of low income residents, as well as how the activities helped meet the goals as detailed in the City's Consolidated Plan. Citizen input is required.

The report has been made available for public inspection at the City of Kannapolis Administrative Office and on the website and has been duly advertised. A public hearing before Council is also required prior to submitting the report to HUD. During FY 2018-19, the City was awarded \$348,206 in CDBG funds and expended \$339,650. No program income was generated. The unexpended funds will be carried over to FY 2019-20 line items. (NOTE: Funds expended include last year's carried over funds)

Highlights of the year's activities include the following achievements:

Planned Repayment of Section 108 loans - \$59,610 The City made two payments this past fiscal year for the Section 108 loan of the Kannapolis Gateway Business Park (Location: Kannapolis Parkway & Hwy 73)

CDBG Public Services - \$45,947 The City partnered with 18 local non-profit agencies to provide public services for Kannapolis residents

Urgent Repair - \$45,928 The City in partnership with Habitat Cabarrus made repairs for 14 low/mod homeowners

(NCHFA - URP18 - \$100,000 The City in partnership with Habitat Cabarrus made repairs for 16 very low homeowners)

Infrastructure - \$84,937 The City assisted with sidewalks for the Prosperity Ridge Senior Housing project; Sidewalks on Harding/E. First St; Waterlines on Walter St.

Program Administration/Fair Housing- \$69,640 The City provided oversight for the administration of the CDBG funds and activities. \$1,000 expended to affirmatively further fair housing by increasing awareness of the fair housing laws.

The City received \$162,331 in HOME funds. The City of Concord will submit the CAPER to HUD on behalf of the Consortium members.

Highlights of the year's activities include the following:

Homeowner rehab - \$44,000 Complete rehab on single-family dwelling for homeowner

Prosperity Ridge Senior Housing - \$200,000 New construction underway 60 units (40 one bedrooms & 20 two bedrooms)

D. Fiscal Considerations

None

E. Policy Issues

None

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation

1. **Conduct a public hearing and motion to authorize Staff to submit the FY 2018-19 CAPER to the US Department of Housing & Urban Development by September 30, 2019 (Recommended)**
2. Take No Action
3. Table action to a future meeting

ATTACHMENTS:

File Name

- ☐ DRAFT_CAPER_FY2018.pdf
- ☐ FY2018-19_CAPER_AD.pdf

CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The City of Kannapolis continues to make progress toward meeting FY 2018-19 program goals. We continue to work with community partners to expand housing options for homeless persons; increase the supply of affordable housing stock; improve condition of existing housing stock; increase homeownership opportunities; address and reduce barriers to affordable housing; increase the inventory of lead safe housing units; eliminating blight in neighborhoods; support the creation of jobs accessible to low and moderate income residents; support of expansion of education and training opportunities as well as encouraging the expansion of programs to help low/mod income residents build wealth and improve credit.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Improve and strengthen neighborhoods	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	50	0	0.00%	100	400	400.00%

Improve and strengthen neighborhoods	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	50	0	0.00%			
Improve and strengthen neighborhoods	Non-Housing Community Development	CDBG: \$	Buildings Demolished	Buildings	50	0	0.00%	4	0	0.00%
Improve and strengthen neighborhoods	Non-Housing Community Development	CDBG: \$	Housing Code Enforcement/Foreclosed Property Care	Household Housing Unit	5	0	0.00%			
Prevent and address homelessness	Affordable Housing Public Housing Homeless Non-Homeless Special Needs	CDBG: \$ / HOME Consortium Allocation: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	50	0	0.00%	400	0	0.00%
Prevent and address homelessness	Affordable Housing Public Housing Homeless Non-Homeless Special Needs	CDBG: \$ / HOME Consortium Allocation: \$	Homeless Person Overnight Shelter	Persons Assisted	50	0	0.00%			

Prevent and address homelessness	Affordable Housing Public Housing Homeless Non-Homeless Special Needs	CDBG: \$ / HOME Consortium Allocation: \$	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	5	0	0.00%			
Prevent and address homelessness	Affordable Housing Public Housing Homeless Non-Homeless Special Needs	CDBG: \$ / HOME Consortium Allocation: \$	Homelessness Prevention	Persons Assisted	50	0	0.00%			
Promote self sufficiency and community development	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	50	0	0.00%			
Promote self sufficiency and community development	Non-Housing Community Development	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	200	0	0.00%	100	0	0.00%

Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	20	0	0.00%			
Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Rental units constructed	Household Housing Unit	60	0	0.00%			
Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Homeowner Housing Added	Household Housing Unit	3	0	0.00%			
Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Homeowner Housing Rehabilitated	Household Housing Unit	5	0	0.00%	10	14	140.00%
Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Direct Financial Assistance to Homebuyers	Households Assisted	8	0	0.00%			
Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	5	0	0.00%			

Provide decent & affordable housing	Affordable Housing	CDBG: \$ / HOME Consortium Allocation: \$	Homelessness Prevention	Persons Assisted	20	0	0.00%				
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Table 1 - Accomplishments – Program Year & Strategic Plan to Date

Assess how the jurisdiction’s use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

During the FY 2018-19 CDBG activities were conducted in accordance with the priority goals and objectives identified in our Consolidated Plan. Funds were distributed to 18 non-profit agencies provided public services to Kannapolis residents; Fourteen (14) homeowners were assisted with urgent repairs utilizing CDBG funds and Sixteen (16) households were assisted with North Carolina Housing Finance Agency URP18 funds. Roofs and inoperable HVAC systems were replaced and some handicap ramps were installed. CDBG funds were used to assist with infrastructure improvements to a site in partnership with Prosperity Ridge Housing LLC. as well HOME funds being used forwards the construction of the 60 unit senior living facility on site. HOME funds were also used to rehab a single-family dwelling for a homeowner as well as address lead controls.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

	CDBG
White	2,946
Black or African American	1,916
Asian	14
American Indian or American Native	2
Native Hawaiian or Other Pacific Islander	0
Total	4,878
Hispanic	668
Not Hispanic	4,210

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

The City utilizes CDBG funds to meet the needs of low/moderate income communities by partnering with nonprofit agencies providing services to Knapolis residents. The clients served are made of a broad range of races and ethnicities.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	348,206	339,650
Other	public - federal		

Table 3 - Resources Made Available

Narrative

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Carver Area	10		
Villas Mobile Home Park	0		

Table 4 – Identify the geographic distribution and location of investments

Narrative

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

The needs of the City's residents are greater than its resources. The City does make an effort to seek other sources of funding for its community development efforts and was recently awarded Urgent Repair funds for FY 2018-19 from the North Carolina Housing Finance Agency which will allow us to assist many more homeowners. All of the agencies receiving funds for public service activities receive the vast majority of their funding from other sources, thereby leveraging funds received by the City.

Part of the 25% match requirement of the HOME Program is provided by partnership with Habitat for Humanity and Cooperative Christian Ministry, where volunteers and in-kind donations are used to repair and rehab homes in conjunction with HOME funds.

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	0
Number of Non-Homeless households to be provided affordable housing units	0	0
Number of Special-Needs households to be provided affordable housing units	0	0
Total	0	0

Table 5 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	0	0
Number of households supported through Acquisition of Existing Units	0	0
Total	0	0

Table 6 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

The City has allocated funds to assist Prosperity Unlimited and Wesley Community Development Corporation with a multi-story congregate building with 60 apartment units for senior citizens age 55 and older (Low Income Housing Tax Credit Project). The project will consist of 40 one bedroom units and 20 two bedroom units. There will be six (6) handicap units. Construction has begun with anticipated completion by the end of this year.

Discuss how these outcomes will impact future annual action plans.

We will be able to meet our goals for new production with the completed construction of housing tax credit project in 2019.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	1	0
Low-income	6	0
Moderate-income	95	0
Total	102	0

Table 7 – Number of Households Served

Narrative Information

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City is a member of the Piedmont Regional Continuum of Care Consortium, made up of agencies and local governments in Union, Stanly, Cabarrus, Rowan and Davidson Counties. The PRCoC is a collaborative effort among stakeholders to reduce and eliminate homelessness. They assess housing needs and work collaboratively with HUD and North Carolina State, County and City agencies to secure grants and request funding to develop affordable housing opportunities for the chronically homeless throughout the five-county area.

City staff also serve on the Cabarrus County Homelessness Task Force group which was organized by Cooperative Christian Ministries. The group meets quarterly to review updates on factors affecting homelessness, collaborative opportunities in the community and progress at local level.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City partners with Cooperative Christian Ministry in the teaching house transitional housing program to provide a way for families to move out of homelessness and towards a more stable housing financial footing. The City currently owns (5) houses in the Carver area and one house on Cline St. which are being leased to Cooperative Christian Ministry for their transitional housing program for the homeless. An additional house has been purchased in another community and is currently being rehabilitated and will be leased to another nonprofit agency for transitional housing program.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

The City's non-profit partners are key in the prevention of homelessness. Cooperative Christian Ministry provides financial assistance for rent and utilities as well as a food pantry. Prosperity Unlimited and Habitat for Humanity provide financial literacy education and foreclosure prevention counseling. Salisbury-Rowan Community Action Agency is another partner that provides services for individuals, children and families to enhance their quality of life and promote opportunities for self-

sufficiency. The school system provide referrals and some assistance to families at imminent risk of homelessness for individuals who are being discharged from institutions and systems of care, there are some specialized services to assist these individuals. These support organizations include the Cabarrus County Criminal Justice Partnership Program, the Employment Security Commission's Offender Specialist to help with job seeking, Cardinal Innovations for mental health, Rowan-Cabarrus Community College for workforce training programs for offenders and its R3 Career Center (has programs for those with a criminal record), Serenity House in Concord, and the McLeod Addictive Disease Center (located in Charlotte works with youth offenders, addicts).

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

The City will continue to support agencies that address homelessness issues in conjunction with the Continuum of Care and the 10 year Plan to End Homelessness.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

The City does not have a public housing authority within the city limits. However, the City is served by the Rowan Housing Authority for public housing and Section 8 program services as well as the City of Concord Housing Authority.

Actions taken to encourage public housing residents to become more involved in management and participate in homeownership

The City of Concord Housing Authority as well as the Rowan County Housing Authority Administrators encourage and develop self-sufficiency in public housing residents and Section 8 recipients.

Actions taken to provide assistance to troubled PHAs

No action taken or needed as neither the City of Concord Housing Authority nor the Rowan Housing Authority are considered "troubled".

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

There may be instances where public policy will adversely affect a group but there are not any policies that we are aware of or have been reported to us that place limits on growth and adversely affect the return on residential investment.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

The City has identified economic development diversity in the local economy and creating new jobs as a primary goal by supporting local businesses, encouraging entrepreneurship and making business more affordable through incentives and business friendly policies. Most Kannapolis residents are more able to meet their basic needs when they are fully and securely employed. One aspect of this goal is to create the most positive living environment to help attract and retain businesses and industries. The City proactively recruits businesses to the community to provide jobs for our residents.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The City will continue its efforts to reduce the number of housing units containing lead-based paint hazards in order to increase the inventory of lead safe housing available to the low-income population. The City requires lead tests on all units scheduled for rehabilitation that were built prior to 1978 and includes the lead abatement work as part of the scope of services completed by the contractor.

The City will increase access to housing without LBP hazards by participating in the construction of new housing units affordable to low-income households. These include low-income housing tax credit projects as well as single family construction.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

The City views its Consolidated Plan and Action Plans as its anti-poverty strategy. Funds are used to the benefit of low and moderate income citizens in effort to increase wealth and quality of life. Creating and building individual and family wealth is a goal of the City's CDBG and HOME programs. Housing counseling continues to be an important asset for low and moderate income residents to receive the

one-on-one help necessary to address issues such as homeownership, credit issues, mortgage default, home equity conversion mortgages, fair housing, rental assistance and emergency shelter needs. This activity is coupled with expanded programs for new affordable housing production available for low and moderate income buyers and renters. Whenever available, Individual Development Account (IDA) funds will be sought to assist in helping to alleviate poverty build personal wealth and financial stability. The City, through its partnership with Prosperity Unlimited, Inc., assisted with providing the full array of housing counseling services to its citizens.

The City's partnership with Cooperative Christian Ministry in the Teaching House transitional housing program provides a way for families to move out of homelessness and towards a more stable housing and financial footing.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

The City continues its effort to encourage new organizations or existing organizations with new programs to apply for public service activity funding, by setting aside a portion of funds specifically for these applicants. The City would like to assist in providing the start-up funds needed to establish new programs that benefit the Kannapolis community.

The Mayor and City Council make the decisions about the City's community development activities and funding, with guidance from the general public and the Community Improvement Commission (CIC). The CIC is a 9-member group of citizens appointed by City Council to provide input to the community development program, review annual plans, CAPERs, and other documents, and provide recommendations about funding for public service activities and recently added the review of Code Enforcement demolition cases.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

The partnerships that the City has with the HOME Consortium and local housing agencies allows more affordable housing units to be available for lower wealth residents. As resources continue to shrink we continue to leverage funds in order to be able to serve more families. Continued funding, referral cooperation, data and advocacy will help enhance the coordination among social service agencies to address both housing and non-housing needs.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

The City in partnership with other agencies and organizations will both implement and support programs that help address the physical and human development needs of the low to moderate income communities. These development efforts will help eliminate and mitigate the barriers to affordable housing.

This includes and is not limited to: provide and assist in construction, rehabilitation and planning of low to moderate income housing; continue to support non-profits to assist in human development while providing educational and training needed to work toward securing available social economic opportunities; provide and assist in down payment assistance programs; workforce development programs and financial management programs; plan for and assist non-profit agencies offering homebuyer counseling and educational programs.

CR-40 - Monitoring 91.220 and 91.230

Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The City of Kannapolis takes very seriously the need for program compliance and monitoring. In addition to annual monitoring visits with its subgrantees, the City also ensures compliance through frequent communication with subgrantees throughout the project period. This is done through written, telephone, and in-person communications. At the beginning of each fiscal year, the City conducts training for the non-profits that are receiving funding for public services so that they understand the reporting and documentation requirements. Sub-grantees submit reports throughout the year on project progress and are required to provide documentation with any reimbursement request.

The other primary tool used in monitoring subgrantees is the written agreement/contract between the City and the subgrantee. The contract serves as a binding document that specifies the responsibilities of each party, and the City uses the contracts as a way to ensure that HUD program rules are being followed and that the City is attaining its goals. Each contract outlines roles and responsibilities, timelines, funding, and default provisions. Each year, the City reviews its contracts with subgrantees to determine provisions or language within the contracts that should be strengthened.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

Federal regulations require the CAPER to be submitted to HUD no later than 90 days after the end of the fiscal year. The draft FY 2018-19 CAPER became available for public review and comment on September 3, 2019. A public notice was placed in the Independent Tribune on September 6, 2019 and a public hearing was held on September 23, 2019 to receive comments. Information was also provided to the Community Improvement Commission.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

No changes.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

No changes.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.



Order Confirmation

Order# 0000594349

PO Box 27283
Richmond, VA 23261-7283

Client: KANNAPOLIS,CITY OF
Phone: 7049204300

Pavor : KANNAPOLIS,CITY OF
Phone: 7049204300

Account: 3143368
Address: ACTS PAYABLE/WANDA/TEARSHEETS
KANNAPOLIS NC 28081

Account: 3143368
Address: ACTS PAYABLE/WANDA/TEARSHEET
KANNAPOLIS NC 28081

Sales Rep **Accnt Rep** **Ordered By**
aboan aboan Sherry B. Gordon

Fax: 7049337463
EMail: byow@kannapolisnc.gov

Total Amount \$258.68

Payment Amount \$258.68

Amount Due \$0.00

Tax Amount: 0.00

Payment Meth: Credit - Debit Card

Tear Sheets

0

Proofs

0

Affidavits

1

PO Number:

CAPER AD

<u>Ad Number</u>	<u>Ad Type</u>	<u>Ad Size</u>	<u>Color</u>
0000594349-01	CLS Liner	2 X 39 li	\$0.00

Production Method

AdBooker (liner)

Production Notes

<u>Product and Zone</u>	<u>Placement</u>	<u>Position</u>	<u># Inserts</u>
CON Independent Trib	C-Announcements	General-Spec Notice	1

Run Schedule Invoice Text: NOTICE OF PUBLIC HEARING The Kannapolis City Council

Run Dates 9/ 6/2019

<u>Product and Zone</u>	<u>Placement</u>	<u>Position</u>	<u># Inserts</u>
NCC Online	C-Announcements	General-Spec Notice	1

Run Schedule Invoice Text: NOTICE OF PUBLIC HEARING The Kannapolis City Council

Run Dates 9/ 6/2019

TagLine: NOTICEOFPUBLICHEARINGTHEKANNAPOLISCITYCOUNCILWILLHOLDAPUBLICHEARINGONMONDAYSEPTEMBER232019AT600PMASOON THEREAFTERASTHEMATTER



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Order# 0000594349

PO Box 27283

Richmond, VA 23261-7283

Ad Content Proof

Note: Ad size does not reflect actual ad



NOTICE OF PUBLIC HEARING

The Kannapolis City Council will hold a public hearing on **Monday, September 23, 2019 at 6:00 p.m.** (as soon thereafter as the matter may be heard) in the Kannapolis Administrative Bldg, 401 Laureate Way, Kannapolis, NC. The purpose of this hearing is to receive citizens comments and questions on the use of Fiscal Year 2018-2019 Community Development Block Grant (CDBG) & HOME funds from the US Department of Housing and Urban Development (HUD).

Copies of this Report are available for public inspection at the following location: City of Kannapolis Administrative Bldg., 401 Laureate Way, Kannapolis, NC and from the City's website: www.kannapolisnc.gov

All interested persons are invited to attend this hearing. Persons with disabilities, non-English speaking persons or anyone who needs assistance to participate in this public hearing should notify the Kannapolis Human Resource Director at (704) 920-4302 at least forty-eight (48) hours prior to the meeting, or call the North Carolina Relay Number for the Deaf at 1-800-735-8262.



Publish: September 6, 2019.



**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Bridgette Bell, City Clerk
TITLE Amend the regular meeting schedule

A. Action Requested by City Council

Motion to amend the regular scheduled meeting by cancelling or rescheduling the November 11, 2019 meeting.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

In accordance with NC General Statutes, 160A-71(a), City Council is required to adopt a regular meeting schedule for the following year. Council adopted their 2019 meeting calendar at their December 17, 2018 meeting.

Following the adoption of the 2019 meeting calendar, City Council on January 28, 2019, unanimously voted to amend the *Personnel Policy 600.02 Holidays* adding Veterans Day as an observed paid holiday for city employees. Monday, November 11, 2019 happens to fall on our regularly scheduled 2nd Monday Council meetings.

It is recommended that Monday, November 11, 2019 be cancelled or rescheduled to a different day.

D. Fiscal Considerations

None

E. Policy Issues

None

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation
--

1. **Motion to amend the meeting schedule by cancelling November 11, 2019 or reschedule to a different day (Recommended)**
2. Do not cancel meeting
3. Table action to a future meeting

ATTACHMENTS:

File Name

No Attachments Available



**City of Kannapolis
City Council Meeting
September 23, 2019
Staff Report**

TO: Mayor and City Council
FROM: Mike Legg, City Manager
TITLE Closed Session

A. Action Requested by City Council

GS. 143-318.11 (a) (3) to consult with an attorney in order to preserve the attorney client privilege; G.S. 143.318.11 (a) (4) for discussing matters relating to the location or expansion of industries or businesses in the area (Mayor Pro tem Haas)

Motion to Adjourn Meeting

B. Required Votes to Pass Required Action

C. Background

D. Fiscal Considerations

E. Policy Issues

F. Legal Issues

G. Alternative Courses of Action and Recommendation

ATTACHMENTS:

File Name

No Attachments Available