



**KANNAPOLIS CITY COUNCIL
CONTINUED MEETING AGENDA**

**Kannapolis City Hall
401 Laureate Way, Kannapolis NC**

May 22, 2019

6:00 PM

**Continued from May 13, 2019 REVISED AGENDA
Please turn off cell phones or place on silent mode.**

CALL TO ORDER

ADOPTION OF AGENDA

CONSENT AGENDA

1. Resolution Supporting Light Rail and Regional Transit into Kannapolis and Cabarrus County (Mike Legg, City Manager)
2. Budget Ordinance Amendment 19-20 (Eric Davis, Finance Director)

BUSINESS AGENDA

- A. Public Hearing to consider a request for withdrawal from dedication an unopened portion of R-O-W between 1010 Birch Street and 1005 Pine Street (Wilmer Melton, III, Director of Public Works)
- B. Public Hearing to consider a request for withdrawal from dedication of an unopened portion of R-O-W located on Caldwell Street (Wilmer Melton, III, Director of Public Works)
- C. City Manager's Recommended Budget FY 2019-2020 (Mike Legg, City Manager)
- D. Resolution directing the filing of the budget for Fiscal Year Beginning July 1, 2019 through June 30, 2020 with the City Clerk and calling for a Public Hearing on the recommended budget (Mike Legg, City Manager)
- E. Motion to adjourn meeting

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 tcline@kannapolisnc.gov as soon as possible, but no later than forty-eight (48) hours before the scheduled event.



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Mike Legg, City Manager
TITLE Resolution Supporting Light Rail and Regional
Transit into Kannapolis and Cabarrus County

A. Action Requested by City Council

Motion to adopt Resolution Supporting Light Rail and Regional Transit into Kannapolis and Cabarrus County.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

The City of Concord and the CK-Rider staff have requested that the other jurisdictions in Cabarrus County adopt a resolution supporting the extension of light rail into Cabarrus County as well as other future high capacity transit options. This resolution is non-binding and largely symbolic but it s first step to encouraging high capacity transit options linking Charlotte with Concord, Kannapolis and Cabarrus County.

D. Fiscal Considerations

None.

E. Policy Issues

None.

F. Legal Issues

None.

| |
|------------------------------------------------------------|
| G. Alternative Courses of Action and Recommendation |
|------------------------------------------------------------|

1. **Motion to adopt the Resolution (recommended).**
2. Motion to adopt the Resolution with amendments.
3. Take no action.

ATTACHMENTS:

File Name

📎 2019_May_-_Kannapolis_Regional_Transit_Resolution.pdf

RESOLUTION SUPPORTING LIGHT RAIL AND REGIONAL TRANSIT INTO KANNAPOLIS AND CABARRUS COUNTY

WHEREAS, need for expanding transportation choices and mobility options is critical as travel within and around Kannapolis, Cabarrus County and the greater Charlotte region is becoming more challenging due to the continued long term, rapid growth of our residential, business and tourism populations, which has led to worsening traffic conditions and longer travel times locally and regionally; and

WHEREAS, the US Census Bureau's 2015 LEHD Origin-Destination Employment Statistics indicates that 37,363 Cabarrus County residents are traveling into Mecklenburg County each weekday for work, and 15,313 Mecklenburg County residents are traveling into Cabarrus County each weekday for work; and

WHEREAS, the Charlotte region is home to over 1.8 million people and is expected to grow to over 2.5 million by 2030; Cabarrus County's population is projected to grow over 60% by 2037; and

WHEREAS, a key to supporting this economic and population growth is a high capacity rapid transit system and regional transit mobility network integrated with land-use planning and economic development efforts to provide congestion mitigation, improve air quality, and foster a sustainable, economically vibrant and livable community environment which improves the quality of life and attracts businesses and people to Kannapolis, Cabarrus County and the region; and

WHEREAS, the cities of Kannapolis and Concord, in partnership with Cabarrus County, are completing the 20-year Cabarrus County Long Range Public Transportation Plan, which identifies the need to extend into Concord and Cabarrus County the Charlotte Area Transit System's (CATS) Lynx Blue Line Light Rail line, as well as develop other forms of rapid and local transit choices such as Commuter Rail (CR), and Bus Rapid Transit (BRT), to improve accessibility to and from Kannapolis, Concord, Cabarrus County and other parts of the Greater Charlotte area; and

WHEREAS, based on the North Carolina Strategic Transportation Investments (STI) Law, public transportation projects with service spanning two or more counties and serving more than one municipality are eligible for funding at the Regional Impact Tier; and

WHEREAS, the CATS Blue Line Light Rail has proven to be successful in stimulating economic growth and investment via Transit Oriented Development in excess of \$3.5 billion, the City of Kannapolis supports, at a minimum, an extension of the CATS Lynx Blue Line light rail corridor extending to The Grounds At Concord economic development site, as well as other High Capacity Transit options to potential locations in Kannapolis, Concord and Cabarrus County such as the North Carolina Research Campus, Charlotte Motor Speedway, the Concord Mills corridor and Concord-Padgett Regional Airport; and

NOW THEREFORE, BE IT RESOLVED that the City of Kannapolis supports an extension of the CATS Lynx Blue Line light rail corridor into Cabarrus County to The Grounds At Concord economic development site, as well as other High Capacity Transit options, including CR and BRT, to potential locations in Kannapolis, Concord and Cabarrus County, such as the North Carolina Research Campus, Charlotte Motor Speedway, the NC73-Kannapolis Parkway-Amazon corridor, the Concord Mills corridor and Concord- Padgett Regional Airport.

Adopted this 22nd day of May, 2019.

CITY COUNCIL
CITY OF KANNAPOLIS
NORTH CAROLINA

M. Darrell Hinnant, Mayor

ATTEST:

Bridgette Bell, MMC, NCCMC
City Clerk



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Eric Davis, Finance Director
TITLE Budget Amendment 19-20

A. Action Requested by City Council

Motion to approve an Ordinance amending the Budget related to various Funds.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

Budget Amendment 19-20 contains multiple amendments to the operating budget. These amendments occur in the General Fund, Water & Sewer Fund, Environmental Fund, and the CDBG / Home fund. The amendments are necessary in order to cover expected expenses for the remainder of the fiscal year (June 30th).

Water & Sewer Fund: These amendments will allow the city to pay for unexpected sewer treatment charges from WSACC (\$500,000); primarily due to inflow and infiltration (I&I). Also, the City must pay for some repairs to the meter reading system (\$200,000) in order to avoid non-reads of our water meters. Finally, there is a demand for more meter installations due to growth throughout the City. An appropriation of \$100,000 should cover our needs. We will be appropriating excess tap fee revenue that we have already received this year (\$100,000) as well as water and sewer cash reserves (\$800,000).

CDBG / Home Fund: We are budgeting excess revenue received this year in order to cover further urgent repairs throughout the City.

Environmental Fund: Due to increased costs in waste disposal and recycling penalties, the City needs to appropriate \$200,000 from the Environmental Fund cash reserves and receive an additional \$100,000 from the General Fund. The additional \$100,000 from the General Fund will come from the General Fund - fund balance.

D. Fiscal Considerations

This amendment is required in order to make sure that each operating fund has enough money for anticipated expenses for the remainder of the fiscal year (June 30th).

E. Policy Issues

None

F. Legal Issues

This budget amendment is required to ensure that all funds have enough money to cover expected expenses through June 30th.

G. Alternative Courses of Action and Recommendation

1. **Motion to approve Budget Amendment 19-20 (Recommended)**
2. Do not approve Budget Amendment 19-20

ATTACHMENTS:

File Name

📎 Council_BA_19_Year_End_Budget_Amendment.pdf

**ORDINANCE AMENDING BUDGET FOR THE
CITY OF KANNAPOLIS, NORTH CAROLINA
FOR THE FISCAL YEAR BEGINNING JULY 1, 2018
AND ENDING JUNE 30, 2019
Amendment # 19-20**

BE IT ORDAINED by the City Council of the City of Kannapolis, North Carolina meeting in open session this 22nd day of May 2019, that the following amendment to the Budget Ordinance for the City of Kannapolis, North Carolina for the Fiscal Year beginning July 1, 2018 and ending June 30, 2019 is hereby adopted:

SECTION I - WATER & SEWER FUND

Expenditures:

| | |
|-------------------------------------------------------------|-----------|
| Increase – Sewage Treatment Expenditure: 36400-49020 | \$500,000 |
| Increase – R&M Equipment Expenditure: 36100-44400 | \$200,000 |
| Increase – Contracted Services Expenditure: 36100-48000 | \$100,000 |
| Increase – Bulk Water Purchases Expenditure: 36200-48240 | \$100,000 |

Revenues:

| | |
|--------------------------------------------------------------|-----------|
| Increase – Appropriated Fund Balance Revenue: 39900-39900 | \$800,000 |
| Increase – Tap Fees Revenue: 30000-36610 | \$100,000 |

SECTION II – CDBG/HOME

Expenditures:

| | |
|------------------------------------------------------------|---------|
| Increase – Urgent Repair Expenditure: 75000-51965 CPR15 | \$3,105 |
|------------------------------------------------------------|---------|

Revenues:

| | |
|-------------------------------------------------------------|---------|
| Increase – Program Income Expenditure: 75000-33350 CPR15 | \$3,105 |
|-------------------------------------------------------------|---------|

SECTION III – ENVIRONMENTAL FUND

Revenues:

| | |
|--------------------------------------|-----------|
| Increase – Appropriated Fund Balance | |
| Revenue: 59900-39900 | \$200,000 |

| | |
|---------------------------------------|-----------|
| Increase – Transfer from General Fund | |
| Revenue: 59000-39200 | \$100,000 |

Expenditures:

| | |
|--------------------------------|----------|
| Increase – Contracted Services | |
| Expenditure: 50000-48000 | \$20,000 |

| | |
|--------------------------|----------|
| Increase – Yard Waste | |
| Expenditure: 50000-48950 | \$30,000 |

| | |
|--------------------------|----------|
| Increase – Solid Waste | |
| Expenditure: 50000-48910 | \$50,000 |

| | |
|--------------------------|-----------|
| Increase – Landfill | |
| Expenditure: 50000-48930 | \$200,000 |

SECTION IV – GENERAL FUND

Expenditures:

| | |
|-------------------------------------------|-----------|
| Increase – Transfer to Environmental Fund | |
| Expenditure: 19000-57400 | \$100,000 |

Revenues:

| | |
|--------------------------------------|-----------|
| Increase – Appropriated Fund Balance | |
| Expenditure: 19900-39900 | \$100,000 |

This ordinance is approved and adopted this 22nd day of May 2019.

Milton D. Hinnant, Mayor

ATTEST:

Bridgette Bell, MMC, NCCMC
City Clerk



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Wilmer Melton, III - Director of Public Works
TITLE Public Hearing to consider the request for withdrawal from dedication an unopened portion of R-O-W located between 1010 Birch Street and 1005 Pine Street

A. Action Requested by City Council

1. Conduct a Public Hearing and
2. Motion to approve an Order closing an unopened portion of R-O-W located between 1010 Birch Street and 1005 Pine Street.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

Provided there is no evidence given at the Public Hearing that withdrawing from dedication an unopened portion of R-O-W located between 1010 Birch Street and 1005 Pine Street is not contrary to the public interest, it is recommended that City Council approve the Order to Close.

The property owner has requested the closure of an unopened portion of R-O-W located between 1010 Birch Street and 1005 Pine Street. All necessary documents have been received. Staff has reviewed all documents and finds no reason to deny the request for closure.

D. Fiscal Considerations

None

E. Policy Issues

The approval of this recommendation is in keeping with the practice of City Council of vacating easements that are no longer necessary for public use, returning the land to private ownership.

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation

1. **Motion to approve an Order to Close thereby withdrawing from dedication an unopened portion of R-O-W between 1010 Birch Street and 1005 Pine Street (Recommended)**
2. Take no action
3. Table action to a future meeting

ATTACHMENTS:

File Name

- ☐ Petition_for_1010_Birch_Street_requested_alleyway_closure.pdf
- ☐ Survey_for_1010_Birch___1005_Pine_Street.pdf
- ☐ Order_to_Close_Unopened_Portion_of_1010_Birch_Street_R-O-W.pdf

PETITION FOR CLOSURE OF A 10 FOOT ALLEY

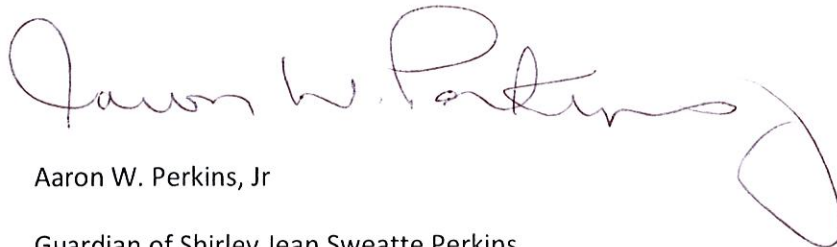
The undersigned was appointed as the general guardian for Shirley Jean Sweatte Perkins by the Cabarrus County Clerk of Court. A copy of the appointment has been attached hereto marked as Exhibit A and incorporated by reference herein as if full set out. She is the legal owner of the property know as 1005 Pine Ave, Kannapolis, NC and a separate track know as 1010 Birch St, Kannapolis, NC. A copy of her deed has been attached marked as exhibit B and incorporated herein. She made her home at the property until moving to an assisted living facility. The property in question was purchased by her mother and father about seventy years ago; she purchased the property from her parents. The property is divided into two separate tracts due to a 10 foot alley that was platted in 1924. A copy of the original plat has been marked as Exhibit C attached hereto and incorporated by reference as if fully set out. She is the sole owner of both tracks. The alley terminates at the eastern side of her property. The alley is one that is commonly referred to as a dead end.

Due to her medical condition, she is unable to live in the home and it necessary to sell the property. There was a contract to sell the property which was cancelled due to the alley way issue. A metes and bounds description of the alley has been attached here to marked as Exhibit D and incorporated by reference as if fully set out. The description was prepared by MEL G. Thompson and Associates. In addition, a recent surveyor of her property which shows the right of way marked as Exhibit E are incorporated by reference as if fully set out. The document was also prepared by Mr. Thompson.

This alley has never been opened from the date it was platted. In addition, there have been no state, city or county improvements to the alley from 1924 to present. There are no was, sewer, water or electric right of ways on the property that would require access. Due to the width of the alley, it is unlikely that a modern size sanitation vehicle could navigate the opening, and the alley is a dead end without a turning area. It is the guardian's desire to combine the two tracts into one tract with the alley way being part of the single tract with the Pine street address. The change is necessary to make the property more marketable and to satisfy the concerns of buyers and their lenders. The Beaver family whom we were instructed to contact by the City of Kannapolis has no objection to the closure and signed the petition.

The undersign is requesting that the city of Kannapolis close, abandon and deed the alley that extends across the property in question to Shirley Jean Sweatte Perkins.

This the 3rd day of April, 2019



Aaron W. Perkins, Jr

Guardian of Shirley Jean Sweatte Perkins



PETITION FOR STREET OR ALLEY CLOSURE

We, the property owners abutting the alley or street located at (please describe)

1010 Birch St Kannapolis, NC

1010

AG 4/3/19

hereby petition the City of Kannapolis to remove from dedication the right-of-way for the above mentioned alley or street.

NAME

ADDRESS

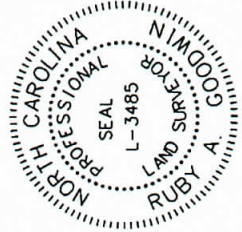
PHONE

SIGNATURE

Shirley S Perkins 242 Blackwood Way
Johnson City, TN
423/773-2702

Shirley Sweets Perkins by
Gordon W. Perkins, Attorney
of the person + estate

Grover L Beaver 404 Cypress Ave Kannapolis
704-857-8180



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.

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

NOTES CONT'D:

- 3) As of the date (2/19/2019) of this PLAT this property does not lie in a Special Flood Hazard Zone.
- VERSION NUMBER : 2.3.3.2
- MAP NUMBER : 3710561300K
- MAP REVISED : NOVEMBER 16, 2018
- Published by : Federal Emergency Management Agency
- 4) Property lies in City of Kannapolis Zoning District : RV
- MINIMUM BUILDING SETBACK ARE
- AS FOLLOWS: FRONT - 20',
- SIDE - 7', & REAR - 5'
- 5) (MGT #) references the job number of previous surveys by this company.

EXHIBIT PLAT FOR STREET CLOSING RE:
part of alley off Franklin Ave

being shown on MbK 1, Pg. 51
BLK "G", "Villamont Heights"
MbK 38, Pg. 57

PROPERTY OF
Shirley Sweatte Perkins

TwP # 4, Cabarrus Co. Kannapolis, N.C.

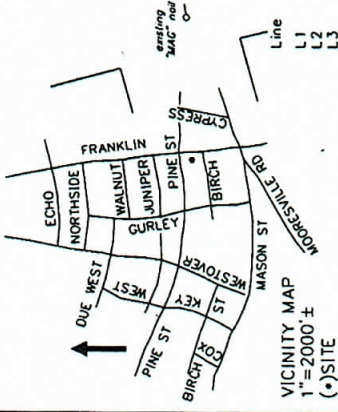
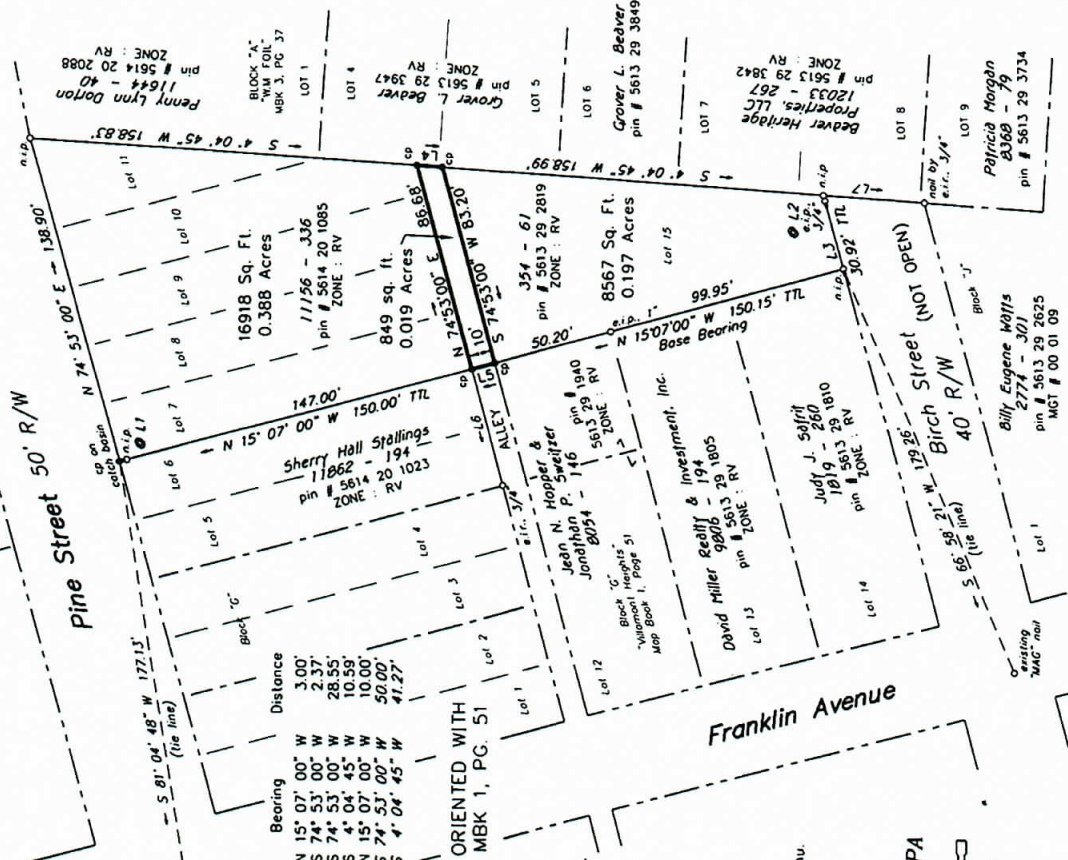
Tax Ref. : pin #'s 5614 20 1085 & 29 2819

Deed Ref. : Dbk 354, Pg. 61 & Dbk 11156, Pg. 336

SURVEY DATE : MARCH 23, 2007

PLAT PREPARED : FEBRUARY 19, 2019

Scale : 1" = 60'



- 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.

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

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

**CITY COUNCIL CITY OF KANNAPOLIS
ORDER TO CLOSE**

WHEREAS, pursuant to North Carolina General Statute 160A-299, City Council of the City of Kannapolis has proposed to permanently close a portion of R-O-W between 1010 Birch Street and 1005 Pine Street described as a Public Street or alley pursuant to Section 160A-299 of the General Statutes of North Carolina which is more particularly described as:

LEGAL DESCRIPTION

PORTION OF ALLEY, BLK "G" "VILLAMONT HEIGHTS", MBK 1, PG. 51

BEGINNING AT A COMPUTED POINT, THE REAR COMMON CORNER OF LOTS 6 & 7, AND BEING S 15°07'00" E, 147.00' FROM A NEW IRON ROD SET AS WITNESS 3' FROM A COMPUTED POINT ON AN EXISTING CATCH BASIN AT PINE ST, THE FRONT COMMON CORNER OF LOTS 6 & 7; THENCE WITH THE REAR LINES OF LOTS 7 THROUGH 10, N 74°53'00" E, 86.68' TO A COMPUTED POINT ON THE LINE OF GROVER L. BEAVER; THENCE WITH THE COMMON LINE WITH BEAVER, S 4°04'45" W, 10.59' TO A COMPUTED POINT, THE NE CORNER OF LOT 15; THENCE S 74°53'00" W, 83.20', TO A COMPUTED POINT THE NW CORNER OF LOT 15; THENCE WITH A NEW LINE ACROSS THE SUBJECT ALLEY, N 15°07'00" W, 10.00' TO THE POINT OF BEGINNING CONTAINING 0.019 ACRES (849.368 SQ. FT.), MORE OR LESS.

WHEREAS, a Public Hearing on the question of such closing was held on May 22, 2019, at which time the plans for such closing were explained and all persons given an opportunity to be heard; and

WHEREAS, notice of said closing was given in accordance with the requirements of law; and

WHEREAS, it has been found to the satisfaction of the City Council after the Public Hearing that closing of the street or public roadway is not contrary to the public interest and that no individual owning property in the vicinity of the street or public roadway or in the subdivision in which it is located would be deprived of reasonable means of ingress or egress to his property.

NOW, THEREFORE, IT IS HEREBY ORDERED by the City Council of the City of Kannapolis as follows:

1. That the portion of R-O-W between 1010 Birch Street and 1005 Pine Street as described above, is hereby closed effective immediately.
2. That the City of Kannapolis reserves any and all right, title and interest in and to any utility improvements or easements within any portion of the above described street closed pursuant to this Order.
3. That a certified copy of this Order be filed in the office of the Register of Deeds for Cabarrus County, North Carolina.

Adopted this 22nd day of May 2019.

Milton D. Hinnant
Mayor

Attest:

Bridgette Bell, MMC, NCCMC
City Clerk



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Wilmer Melton, III - Director of Public Works
TITLE Public Hearing to consider a request for
withdrawal from dedication an unopened portion
of R-O-W located on Caldwell Street

A. Action Requested by City Council

1. Conduct a Public Hearing and
2. Motion to approve an order closing an unopened portion of R-O-W located on Caldwell Street.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

Provided there is no evidence given at the Public Hearing that withdrawing from dedication an unopened portion of R-O-W located on Caldwell Street is not contrary to the public interest, it is recommended that City Council approve the Order to Close.

The property owner has requested the closure of a portion of R-O-W located on Caldwell Street. All necessary documents have been received. Staff has reviewed all documents and finds no reason to deny the request for closure.

D. Fiscal Considerations

None

E. Policy Issues

The approval of this recommendation is in keeping with the practice of City Council of vacating easements that are no longer necessary for public use, returning the land to private ownership.

| |
|------------------------|
| F. Legal Issues |
|------------------------|

None

| |
|------------------------------------------------------------|
| G. Alternative Courses of Action and Recommendation |
|------------------------------------------------------------|

1. **Motion to approve an Order to Close thereby withdrawing from dedication an unopened portion of R-O-W located on Caldwell Street. (Recommended)**
2. Take no action
3. Table action to a future meeting.

ATTACHMENTS:

File Name

- ☐ Petition_-_Caldwell_Street.pdf
- ☐ Survey_Plat_-_Caldwell_Street_req_d_portion_of.pdf
- ☐ Order_to_Close_Unopened_Portion_of_Caldwell_Street_R-O-W.pdf

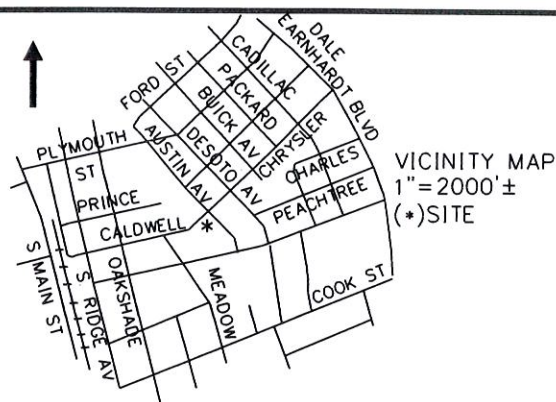
PETITION FOR STREET OR ALLEY CLOSURE

APR 11 2019

We, the property owners abutting the alley or street located at (please describe) unopened Portion of Caldwell St (Austin Ave Side)

hereby petition the City of Kannapolis to remove from dedication the right of way for the above mentioned alley or street.

| <u>NAME</u> | <u>ADDRESS</u> | <u>PHONE #</u> | <u>SIGNATURE</u> |
|----------------|-----------------|----------------|------------------|
| Angela McQueen | 1022 Austin Ave | 7049539029 | Angela McQueen |
| TIM TALLENT | AUSTIN STREET | 704-467-0314 | Tim Talient |

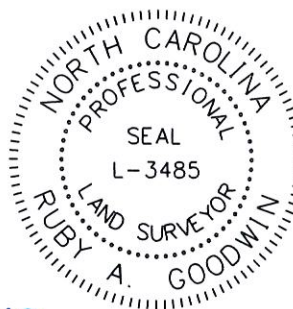


I, Ruby A. Goodwin, certify that this plat was drawn by me from an actual survey under my supervision; that the boundaries not surveyed are shown as broken lines plotted from information found in documents of record as shown hereon; that the ratio of precision is 1 : 10,000+; and that this map meets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

Ruby A. Goodwin, P.L.S. (L-3485)
ORIGINAL SURVEY BY THIS
COMPANY: APRIL 1, 2008

Ruby A. Goodwin

3/13/2019



PROPOSED STREET CLOSING
PART OF "CALDWELL STREET" WEST FROM AUSTIN STREET TO EAST EDGE OF A PUBLIC
EXISTING SANITARY SEWER EASEMENT.

BEGINNING AT AN NEW IRON PIN BEING THE SE CORNER OF ANGELA M. MCQUEEN PROPERTY, DBK 12312, PG. 243, THENCE S 42°43'00" E, 30.00', WITH THE WEST EDGE OF AUSTIN AVE, TO A NEW IRON PIN THE NORTH CORNER OF THE TIMOTHY N. TALLENT PROPERTY, DBK 10991, PG. 61; THENCE S 46°52'28" W, 144.15', WITH THE SOUTH EDGE OF CALDWELL STREET (UN-OPENED) TO A COMPUTED POINT ON EAST EDGE OF A PUBLIC EXISTING SANITARY SEWER EASEMENT; THENCE N 27°57'31" W, 31.08', WITH SAID EASEMENT TO A COMPUTED POINT IN THE NORTH EDGE OF CALDWELL STREET; THENCE N 46°52'28" E, 136.23' TO THE POINT OF BEGINNING CONTAINING 0.097 ACRES, 4,205 SQ. FT. MORE OR LESS.

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.

"GS 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)"

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) As of the date (3/13/2019) of this PLAT this property does lie in a Special Flood Hazard Zone.

VERSION NUMBER : 2.3.3.2

MAP NUMBER : 3710561300K

MAP REVISED : NOVEMBER 16, 2018

Published by : Federal Emergency
Management Agency

LEGEND:

n.i.p. = New Iron Pin, (SET)

e.i.p. = Existing Iron Pipe, as described (FOUND)

e.i.r. = Existing Iron Rod, as described (FOUND)

cp = Computed Point / No Physical Monu.

— = SURVEYED LINES - SOLID

--- = ROAD RIGHT OF WAY

--- = EASEMENTS LINES

--- = LOT/TRACT/DEED LINES

--- = ADJOINING PROPERTY LINES

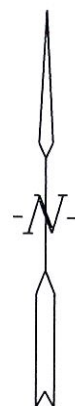
Mel G. Thompson & Associates, PA
PROFESSIONAL LAND SURVEYORS

303 South Main Street

Kannapolis, N.C. 28081

Telephone (704) 938-4661

Corporate License # (C-0686)



ORIENTED WITH
MBK 9, PG. 50

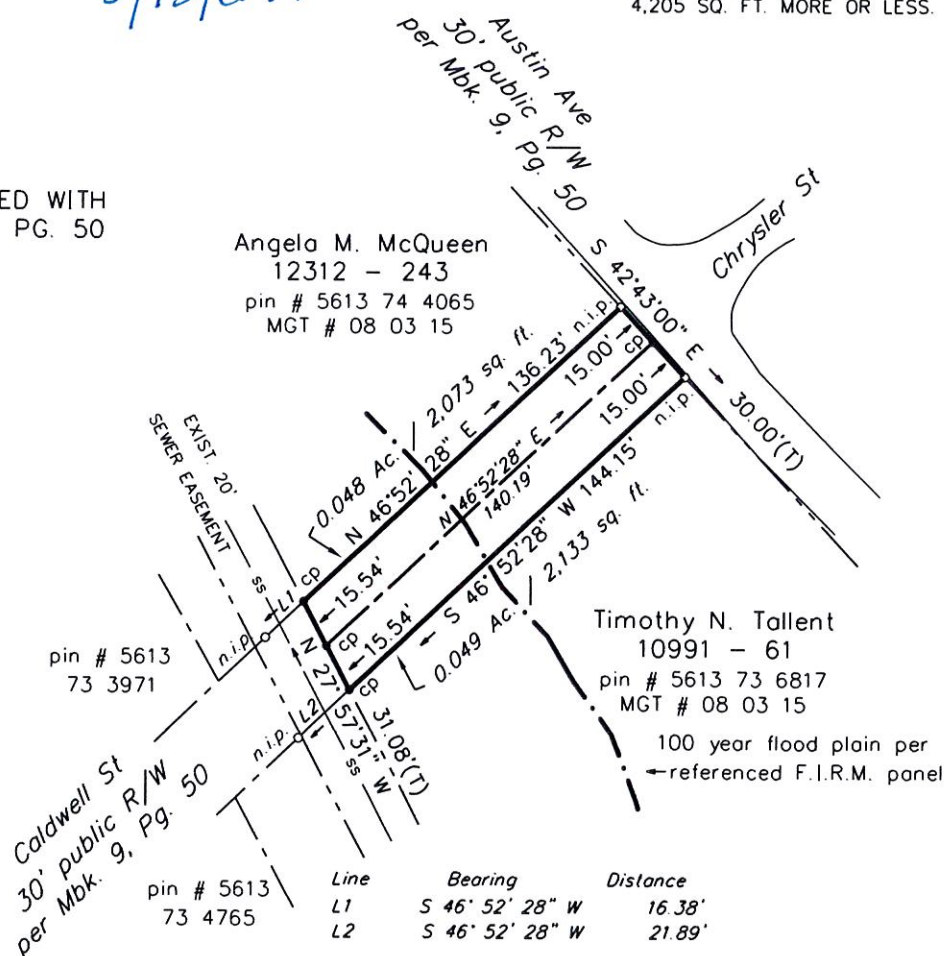


EXHIBIT PLAT
PROPOSED STREET CLOSING
part of Caldwell Street

30' R/W REFERENCE
"Fred W. Glass Estate"
Mbk 9, Pg. 50

SURVEY FOR
City of Kannapolis

PROPERTIES OF
Timothy N. Tallent

Tax Ref. : pin # 5613 73 6817
Deed Ref. : Dbk 10991, Pg. 61

AND

Angela M. McQueen

Tax Ref. : pin # 5613 74 4065
Deed Ref. : Dbk 12312, Pg. 243

Twp #4, Cabarrus Co. Kannapolis, N.C.

PLAT PREPARED DATE : MARCH 12, 2019

Scale : 1" = 60' Job # 19 03 03



4) (MGT #) references the job number of previous surveys by this company.

**CITY COUNCIL CITY OF KANNAPOLIS
ORDER TO CLOSE**

WHEREAS, pursuant to North Carolina General Statute 160A-299, City Council of the City of Kannapolis has proposed to permanently close a portion of R-O-W located on Caldwell Street west from Austin Street to east edge of a public existing sanitary sewer easement described as a Public Street or alley pursuant to Section 160A-299 of the General Statutes of North Carolina which is more particularly described as:

LEGAL DESCRIPTION:

Part of "Caldwell Street" west from Austin Street to east edge of a public existing sanitary sewer easement.

BEGINNING at a new iron pin being the SE corner of Angela M. McQueen property, DBK 12312, Page 243, thence S 42°43' 00" E, 30.00', with the west edge of Austin Avenue, to a new iron pin the north corner of the Timothy N. Tallent Property, DBK 10991, Page 61; thence S 46° 52' 28" W, 144.15', with the south edge of Caldwell Street (unopened) to a computed point on east edge of a public existing sanitary sewer easement; thence N 27° 57' 31" W, 31.08', with said easement to a computed point in the north edge of Caldwell Street; thence N 46° 52' 28" E, 136.23' to the point of beginning containing 0.097 acres, 4,205 square feet more or less.

WHEREAS, a Public Hearing on the question of such closing was held on May 22, 2019, at which time the plans for such closing were explained and all persons given an opportunity to be heard; and

WHEREAS, notice of said closing was given in accordance with the requirements of law; and

WHEREAS, it has been found to the satisfaction of the City Council after the Public Hearing that closing of the street or public roadway is not contrary to the public interest and that no individual owning property in the vicinity of the street or public roadway or in the subdivision in which it is located would be deprived of reasonable means of ingress or egress to his property.

NOW, THEREFORE, IT IS HEREBY ORDERED by the City Council of the City of Kannapolis as follows:

1. That the portion of R-O-W located on Caldwell Street as described above, is hereby closed effective immediately.
2. That the City of Kannapolis reserves any and all right, title and interest in and to any utility improvements or easements within any portion of the above described street closed pursuant to this Order.
3. That a certified copy of this Order be filed in the office of the Register of Deeds for Cabarrus County, North Carolina.

Adopted this 22nd day of May 2019.

Milton D. Hinnant
Mayor

Attest:

Bridgette Bell, MMC, NCCMC
City Clerk



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Mike Legg, City Manager
TITLE City Manager Recommended Budget FY2019-2020

A. Action Requested by City Council

None. Presentation Only

B. Required Votes to Pass Required Action

Presentation Only, no action required

C. Background

A copy of the recommended budget for the fiscal year beginning July 1, 2019 and ending June 30, 2020, will be presented to City Council at Wednesday night's meeting. The City Manager will lead the discussion and respond to questions. Council Members may also consider the need to set additional budget workshop meetings at this time.

D. Fiscal Considerations

None

E. Policy Issues

None

F. Legal Issues

None

G. Alternative Courses of Action and Recommendation

Presentation and discussion only. No action required.

ATTACHMENTS:

File Name

No Attachments Available



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Mike Legg, City Manager
TITLE Resolution Directing the Filing of the FY2019-2020 Budget and set a Public Hearing

A. Action Requested by City Council

Motion to approve a Resolution directing the filing with the City Clerk of the budget estimate for Fiscal Year 2019-2020 and call for a public hearing.

B. Required Votes to Pass Required Action

Majority present at meeting

C. Background

A Public Hearing on the Recommended Budget for Fiscal Year Beginning July 1, 2019 and Ending June 30, 2020 has been scheduled for 6:00 P.M. on June 10, 2019. State law requires that ***"before adopting the Budget Ordinance, the Board shall hold a public hearing at which time any persons who wish to be heard on the budget may appear"*** (G.S.159-12) (b).

A copy of the recommended budget was presented to City Council on May 22, 2019 and is available for public inspection at the City of Kannapolis Administration Offices as well as the City of Kannapolis website <http://www.kannapolisnc.gov/>. Notice of the public hearing is scheduled to be published in the *Independent Tribune* on Sunday, June 2, 2019.

D. Fiscal Considerations

None.

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| E. Policy Issues |
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None.

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| F. Legal Issues |
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None.

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| G. Alternative Courses of Action and Recommendation |
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1. **Adopt a Resolution Directing the Filing of the Fiscal Year 2019-2020 Budget and call for a Public Hearing (Recommended)**
2. Do not adopt Resolution.
3. Table action to a future meeting.

ATTACHMENTS:

File Name

- ❏ Resolution_calling_for_public_hearing.pdf
- ❏ Notice_PH_Budget.pdf

**RESOLUTION DIRECTING THE FILING WITH
THE CITY CLERK OF THE BUDGET ESTIMATE
FOR THE FISCAL YEAR 2019-2020
AND CALLING A PUBLIC HEARING THEREON**

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

SECTION 1. The budget estimate of the City of Kannapolis for the fiscal year beginning July 1, 2019, which on this day May 22, 2019 was submitted to the City Council, is hereby ordered filed with the City Clerk where it shall remain for public inspection for at least ten days from this date.

SECTION 2. A copy of said budget estimate shall be made available to the news media in the county.

SECTION 3. This Resolution shall be published in at least one newspaper published in the county and shall serve as notice that the budget estimate has been presented to the City Council, that a copy of same is on file for public inspection at the City Administration Offices located at 401 Laureate Way, Kannapolis, North Carolina as well as the City of Kannapolis website. www.kannapolisnc.gov. Notice of the time and place of the public hearing as set forth below.

SECTION 4. A public hearing shall be held by the City Council at the Kannapolis City Hall Council Chambers located at 401 Laureate Way, Kannapolis, North Carolina, on June 10, 2019, 6:00 P.M., or as soon thereafter as the matter may be heard at which time any persons who wish to be heard on the budget may appear.

SECTION 5. Anyone who requires an 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 by email at tcline@kannapolisnc.gov*** as soon as possible but no later than 48 hours before the scheduled event.

Adopted this 22nd day of May 2019

Milton D. Hinnant, Mayor

Attest:

Bridgette Bell, MMC, NCCMC
City Clerk



**CITY OF KANNAPOLIS AVAILABILITY OF THE RECOMMENDED BUDGET
FOR THE FISCAL YEAR BEGINNING JULY 1, 2019 AND ENDING JUNE 30, 2020
AND NOTICE OF A PUBLIC HEARING THEREON**

SECTION 1. The recommended budget of the City of Kannapolis for the fiscal year beginning July 1, 2019 was this day May 22, 2019 submitted by the City Manager to the City Council, and filed with the City Clerk where it shall remain for public inspection for at least ten days from this date.

SECTION 2. A copy of said budget shall be made available to the news media in the county.

SECTION 3. This Notice shall be published in at least one newspaper published in the county and shall serve as notice that the recommended budget has been presented to the City Council, that a copy of same is on file for public inspection at the Kannapolis City Hall Administration Offices located at 401 Laureate Way, Kannapolis, North Carolina, as well as the City of Kannapolis website www.kannapolisnc.gov. Notice of the time and place of the public hearing as set forth below.

SECTION 4. A public hearing shall be held by the City Council at the Kannapolis City Hall Council Chambers located at 401 Laureate Way, Kannapolis, North Carolina, on Monday, June 10, 2019 at 6:00 P.M., or as soon thereafter as the matter may be heard, at which time any persons who wish to be heard on the budget may appear.

SECTION 5. Anyone who requires an 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 by email at tccline@kannapolisnc.gov as soon as possible but no later than 48 hours before the scheduled event

Bridgette Bell, MMC, NCCMC City Clerk
Publish June 2, 2019



**City of Kannapolis
City Council Meeting
May 22, 2019
Staff Report**

TO: Mayor and City Council
FROM: Bridgette Bell, City Clerk
TITLE Motion to adjourn meeting

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| A. Action Requested by City Council |
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Motion to adjourn meeting

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| B. Required Votes to Pass Required Action |
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| C. Background |
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| D. Fiscal Considerations |
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| E. Policy Issues |
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| F. Legal Issues |
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G. Alternative Courses of Action and Recommendation

ATTACHMENTS:

File Name

No Attachments Available