

CONCORD CITY COUNCIL
REGULAR MEETING
APRIL 10, 2025

A regular meeting of the City Council for the City of Concord, North Carolina, was held in the 3rd floor City Hall Council Chambers located at 35 Cabarrus Ave, W, on April 10, 2025, at 6:00 p.m. with Mayor William C. Dusch presiding.

Council members were present as follows:

Members Present:

Mayor Pro-Tem Andy Langford
Council Member Lori A. Clay
Council Member Betty M. Stocks
Council Member Terry L. Crawford
Council Member Jennifer Hubbard
Council Member John A. Sweat, Jr.

Others Present:

City Manager, Lloyd Wm. Payne, Jr.
City Attorney, Valerie Kolczynski
City Clerk, Kim J. Deason
Assistant City Managers
Department Directors

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Call to Order, Pledge of Allegiance, and Moment of Silent Prayer:

The meeting was called to order by Mayor Dusch followed by the Pledge of Allegiance and a moment of silent prayer.

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Approval of Minutes:

A motion was made by Council Member Crawford and seconded by Council Member McKenzie to approve the minutes for the meetings of February 25, March 8, March 11, and March 14, 2025—the vote: all aye.

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Presentations:

1. At the April 8, 2025 Work Session, Mayor Dusch presented a retirement plaque to Jackie Rushing for 43 years of dedicated service with the City of Concord.
2. At the April 8, 2025 Work Session, Mayor Dusch presented a Proclamation recognizing April 18, 2025 as National Lineworker Appreciation Day in the City of Concord.
3. At the April 8, 2025 Work Session, Mayor Dusch recognized the Electric Systems Department for receiving the RP3 award.

Departmental Reports

1. Speed Limit Study Presentation

At the April 8, 2025 Work Session, the Transportation Director, Phillip Graham, and Police Chief, Jimmy Hughes, provided the Speed Limit Study update.

2. Parks and Recreation Bonds update.

The Parks and Recreation Deputy Director, Jay Tryon, provided the monthly update on the Parks and Recreation Bond projects.

Recognition of Persons Requesting to be Heard

Representative Brian Echevarria addressed the Council and provided an update on HB271.

Wendy Miller addressed the Council regarding federal standards for water purity.

Public Hearings

1. Conduct a public hearing and consider approval of the Agency Annual Plan, which includes updates to the Policies governing the Public Housing Program.

The Housing Department staff is required to submit the Agency Annual Plan to the United States Department of Housing and Urban Development (HUD) annually, seventy-five (75) days before the start of the fiscal year. The plan must be available for public review for forty-five (45) days prior to adoption to allow for public comments on the proposed changes.

The plan has been ready for review since February 8, 2025. A public hearing must be held before adoption to gather public input on the proposed changes.

Updated policies in this year's plan include: 1) conversion of Public Housing to Project-Based Rental Assistance or Project-Based Vouchers under RAD; and 2) continued collaboration with Planning and Neighborhood Development and WeBuild Concord to increase affordable market-rate rentals.

Additionally, the most recent revision of the 5-year plan, approved by HUD on August 28, 2024, continues to focus on infrastructure improvements, including HVAC and appliance upgrades, tree removal for hazard mitigation, unit abatement/turnarounds, and other unit enhancements.

A motion was made by Council Member Hubbard and seconded by Council Member Sweat to open the public hearing—the vote: all aye.

There were no speakers signed in to speak in favor or in opposition to the request. Therefore, a motion was made by Council Member Crawford and seconded by Council Member Sweat to close the public hearing—the vote: all aye.

A motion was made by Mayor Pro-Tem Langford and seconded by Council Member Crawford to accept the Agency Annual Plan, including the updated policies governing the Public Housing Program—the vote: all aye.

Presentations of Petitions and Requests

1. Consider renaming Fawn Circle SW (a private street) to Vic St. Pierre Pl SW. The street is located on the property of St. James the Greater Catholic Church and intersects with Manor Ave SW.

Mr. Mike Ford, a parishioner of St. James the Greater Catholic Church, along with other parishioners are requesting that Fawn Circle SW be renamed in honor of Victor Joseph St. Pierre, a longtime parishioner of the church. Mr. St. Pierre is a World War II veteran who has made a lasting impact in the community through years of selfless service. Now at 99 years of age, Mr. St. Pierre has embodied the values of faith, duty, and commitment by enriching the lives of many who have come to know him.

A motion was made by Council Member Stocks and seconded by Council Member Hubbard to rename Fawn Circle SW to Vic St. Pierre Pl SW—the vote: all aye.

2. Consider adopting a resolution of intent to schedule a public hearing on the matter of closing the right-of-way of an unopened +/- 30-foot-wide alley connecting Union St. S to Sunset Dr. SE and running parallel to Louise Dr. SE.

The proposal includes the abandonment of the right-of-way for a +/- 312-foot-long portion of alley that runs behind 4 Louise Dr. SE. The alley was never opened and is unimproved.

Stephen Bradley & Karen Bradley, owners of 4 Louise Dr. SE, filed the application. The other adjoining property owners are Renda & Albert Powell and Seth and Bethany Jean Micarelli. Each property owner will receive a portion of the alley being abandoned.

The General Statutes require that the City post signs in two (2) places along the right-of-way, send copies of the approved resolution of intent to all neighboring owners after adoption, and advertise in the newspaper once a week for four (4) consecutive weeks. The notice requirement would allow the hearing to be conducted at the May 8, 2025 meeting.

A motion was made by Council Member Crawford and seconded by Council Member Clay to adopt the following resolution of intent to set a public hearing for May 8, 2025—the vote: all aye.

RESOLUTION OF INTENT

WHEREAS, G.S. 160A-299 authorizes the City Council to close public streets and alleys; and

WHEREAS, the City Council considers it advisable to conduct a public hearing for the purpose of giving consideration to the closure of an unopened portion of an alley connecting Union St. S to Sunset Dr. SE and running parallel to Louise Dr. SE as more specifically set forth below:

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

(1) A meeting will be held at 6:00 p.m. on the 8th day of May, 2025 at the City Hall Council Chambers, 35 Cabarrus Ave. W, Concord, NC to consider a resolution on the closure of the area described as follows:

LYING AND BEING IN THE #12 TOWNSHIP, CABARRUS COUNTY, NORTH CAROLINA, LOCATED TO THE WEST OF SUNSET DR SE AND EAST OF UNION ST. S (HWY 601); AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A #4 REBAR ON THE EAST SIDE OF UNION ST S, BEING THE SOUTHWEST CORNER OF STEPHEN AND KAREN BRADLEY (DB. 1476, PG. 137), SAID POINT BEING S27°06'15"E, 199.76' FROM A 3/4" ROD;

THENCE FROM THE POINT AND PLACE OF BEGINNING WITH SAID BRADLEY'S SOUTHERN LINE N61°41'36"E, 249.99' TO A 3/4" PIPE, ALSO BEING THE SOUTHWEST CORNER OF STEPHEN & KAREN BRADLEY (DB. 5624, PG. 349);

THENCE WITH SAID BRADLEY (DB. 5624, PG. 349) N61°44'30"E 62.08' TO SET #5 REBAR;

THENCE A NEW LINE S31°01'37"E (PASSING A SET #5 REBAR AT A DISTANCE OF 9.31') FOR A TOTAL DISTANCE OF 18.62' TO A #4 REBAR, BEING THE NORTHEAST CORNER OF SETH MICARELLI AND WIFE, BETHANY JEAN MICARELLI (DB:15811, PG:84);

THENCE WITH SAID MICARELLI'S NORTHERN LINE S59°45'07"W, 128.43' TO A #4 REBAR, ALSO BEING THE NORTHEAST CORNER OF RENDA B. POWELL & ALBERT W. POWELL (4771, PG:239);

THENCE WITH SAID POWELL'S NORTHERN LINE S59°45'30"W, 184.52' TO A #5 REBAR ON THE EAST SIDE OF SAID UNION ST S;

THENCE N28°40'27"W (PASSING A SET #5 REBAR AT A DISTANCE OF 14.62') FOR A TOTAL DISTANCE OF 29.24' TO THE POINT AND PLACE OF BEGINNING, CONTAINING 0.172 ACRES.

(2) The City Clerk is hereby directed to publish this Resolution of Intent once a week for four successive weeks in The Independent Tribune or other newspaper of general circulation in the area.

(3) The City Clerk is further directed to transmit by registered or certified mail to each owner of property abutting upon that portion of said street a copy of this Resolution of Intent.

(4) The City Clerk is further directed to cause adequate notices of this Resolution of Intent and the scheduled public hearing to be posted as required by G.S. 160A-299.

Adopted this 10th day of April 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch Mayor

ATTEST: /s/ Kim Deason, City Clerk

3. Consider approving an owner-occupied reconstruction of 133 Cypress Street for Ms. Elma Henderson and Ms. Joyce Redfern through a partnership with Habitat for Humanity Cabarrus in the amount of \$192,295.

The City of Concord's mission within the HOME program is to aid low and moderate-income residents who need major housing rehabilitation. One avenue that staff uses to assist homeowners when repairs are so extensive and cost prohibitive is to demolish the existing home

and construct a new home of roughly the same square footage. HUD will allow size changes to the new home if the existing home is determined to be inadequate per the local building code.

Ms. Henderson and Ms. Redfern’s home is currently 1,260 square feet with significant foundation issues and major flooring issues due to water leaking from various plumbing and water supply lines, roof damage from leaking, grossly inadequate electrical system, inadequate bath facilities, and lack of safe heating. The size of the new house will only increase by 11 square feet to 1271 square feet to meet code requirements.

Staff will partner with Habitat for Humanity Cabarrus to reconstruct the home as their use of volunteers will reduce the cost. The household income is under 44% of area median income. At this level, they would repay 50% of the project cost resulting in a monthly payment of \$277.48 with 0% interest for 30 years. A deed restriction will be placed on the property for the same 30 years. If approved, HOME funds would be used to complete with the cost related to relocation for the owners being included within the project costs. Staff will work with the residents to finalize all details related to their relocation needs. The reconstruction cost of \$192,295 is estimated by Habitat based on current projects and includes estimated cost of demolition of the existing home.

A motion was made by Council Member Stocks and seconded by Council Member Crawford to award an owner-occupied reconstruction of 133 Cypress Street for Ms. Elma Henderson and Ms. Joyce Redfern through a partnership with Habitat for Humanity Cabarrus in the amount of \$192,295—the vote: all aye.

4. Consider adopting a resolution authorizing an eminent domain action for a parcel located at located on the northeast quadrant of the intersection of George Lyles and Weddington Road.

This property is currently owned by Jolene P. Coble (50% Undivided Interest), Scott R. Needham (25% Undivided Interest), and Mark L. Needham (25% Undivided Interest). Acquisition of this property is necessary for the construction of a gravity wastewater main as part of the project to eliminate the Laurel Park Pump Station. The permanent utility easement of 12,383 square feet or 0.284 acres is estimated to have a value of \$42,643, and an appraisal has been ordered.

A motion was made by Council Member Crawford and seconded by Council Member Sweat to adopt the following resolution authorizing an eminent domain action for a permanent utility easement for a gravity wastewater main located on the northeast quadrant of the intersection of George Lyles and Weddington Road—the vote: all aye.

**RESOLUTION AUTHORIZING NEGOTIATED PURCHASE
OR EMINENT DOMAIN TO ACQUIRE PROPERTY**

WHEREAS, the City Council for the City of Concord, North Carolina, hereby determines that it is necessary in the public interest to acquire the following property interests owned by Jolene P. Coble (50% Undivided Interest), Scott R. Needham (25% Undivided Interest), and Mark L. Needham (25% Undivided Interest) as identified and defined below.

Permanent Utility Easement Description

Lying and being in the City of Concord, No. 2 Township, Cabarrus County, North Carolina, and crossing a 3.18 Acres (more or less) parcel of real property identified as being PIN: 5600-54-8410, Tax ID: 02-029-0005.24 of Cabarrus County, North Carolina and being more particularly described as follows:

Beginning at an existing 1/2" IRON ROD FOUND at the common corner of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) and Deed Book 16764, Page 221 (PIN: 5600-55-7216) (Real ID: 02-029-0005.50), said corner also lying along the westerly line of Deed Book 1043, Page 11 (PIN: 5600-74-7802) (Real ID: 02-028-0017.00), said 1/2" IRON ROD FOUND having Localized Ground Coordinates of N: 604,675.93, E: 1,506,049.98 and being the POINT OF BEGINNING (POB) of the variable width Permanent Utility Easement to be described herein; thence leaving the POINT OF BEGINNING (POB) and running along line common to the easterly line of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) and the westerly line of said Deed Book 1043, Page 11 (PIN: 5600-74-7802) (Real ID: 02-028-0017.00)

1) South 07°01'14" West 51.15 feet to a Computed Point; thence leaving said common line of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) and Deed Book 1043, Page 11 (PIN: 5600-74-7802) (Real ID: 02-028-0017.00)

2) South 61°43'19" West 384.08 feet (L4) crossing through the land of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) to a Computed Point; thence

- 3) South 87°06'00" West 8.62 feet (L5) continuing crossing through the land of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) to a Computed Point situated along the line common to the westerly line of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) and the easterly Right-of-Way line of GEORGE LILES PARKWAY NW (S.R. 1430) Highway Book 58, Pages 5 & 6, a variable width Public R/W; thence
- 4) North 01°41'55" West 28.49 feet along said common line to a N.C.D.O.T. R/W Disc at a corner common to said Deed and said R/W; thence leaving said common corner
- 5) North 37°00'00" East 1.98 feet (L6) crossing through the land of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) to a Computed Point; thence
- 6) North 61°43'19" East 365.61 feet (L7) continuing crossing through the land of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) to a Computed Point; thence
- 7) North 05°12'51" East 21.67 feet (L8) continuing crossing through the land of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) to a Computed Point situated along the line common to the northerly line of said Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) and the southerly line of said Deed Book 16764, Page 221 (PIN: 5600-55-7216) (Real ID: 02-029-0005.50); thence
- 8) North 73°54'11" East 29.99 feet to a (L9) along said common line to Deed Book 9422, Page 174 (PIN: 5600-54-8410) (Real ID: 02-029-0005.24) and said Deed Book 16764, Page 221 (PIN: 5600-55-7216) (Real ID: 02-029-0005.50) to the Point of Beginning and containing 12,383 square feet or 0.284 acres of land, more or less, as shown on map titled, "Easement Plat Crossing the Property of Jolene P. Coble, et al.," dated November 14, 2024 by the City of Concord Engineering Department and is further described on Exhibit A.

WHEREAS, the permanent utility easement is a portion of PIN 5600-54-8410, Tax ID No. 02-029-0005.24 and is owned by Jolene P. Coble (50% undivided interest), Mark L. Needham (25% undivided interest), and Scott R. Needham (25% undivided interest) and is being acquired for the purpose of the construction of a wastewater utility line located near George W. Liles Parkway NW & Weddington Road.

WHEREAS, representatives of the City of Concord are in negotiation with the above-stated owners to acquire the above-described properties by negotiated conveyance.

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

The City of Concord will acquire by condemnation or negotiated conveyances for the purposes stated above the property and interests therein described above to the Resolution.

The City Attorney is authorized and directed to acquire by negotiated offer or, in the alternative, institute the necessary proceedings under Chapter 40A of the North Carolina General Statutes, to acquire the properties described above.

Adopted on this 10th day of April 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch, Mayor

ATTEST: /s/ Kim Deason, City Clerk

5. Consider approving language to amend the deed restrictions for up to 6 units of the WeBuild project on Lincoln Street.

When the City transferred the Lincoln Street property to WeBuild, certain restrictions were placed on the property via deed restriction. One of the restrictions requires that at least 75% of the units sold or leased qualify as affordable housing but allows WeBuild to sell or lease up to 25% of the units at work force or market rate prices. The project consists of a total of 26 units and 6 of those are eligible for work force or market rate sale or lease. Any units chosen for work force or market rate lease of sale are at the sole discretion of WeBuild.

The proposed amendment to the deed restrictions will allow WeBuild to identify the specific unit chosen for work force or market rate lease or sale and memorialize that on the public record at

the register of deeds. No amendment will be executed or filed until the specific unit is identified, and the amendment will be recorded at the time of or shortly prior to the closing of the chosen unit.

A motion was made by Council Member Hubbard and seconded by Council Member Crawford to approve language to mend the deed restrictions for up to 6 units of the WeBuild project on Lincoln Street and authorized the City Attorney to have the amendment executed and given to the closing attorney at or shortly prior to the closing of the lease or sale of the unit—the vote: all aye.

6. Consider authorizing the City Manager to negotiate and execute a contract with CITI Inc. in the amount of \$687,845 for water SCADA Integration and approve the attached budget amendment.

For the past 12 months, Water Resources has been working towards a SCADA (System Controls and Data Acquisition) system upgrade. The SCADA system is used to operate and interact with water plant and field components such as pumps, tanks, chemical feeds, etc. This system also handles alerting and the logging of historical data for later use. The current system is no longer upgradable and needs many changes to continue to meet our increasing data demands.

In February, an RFQ was released to identify potential vendors. CITI was selected based on their submittal and overall project plan. We vetted their other regional customers and received very positive feedback. An additional meeting was held with CITI and IT staff to make sure overall City IT requirements could be met. The project is expected to take 12-18 months to complete.

A motion was made by Council Member McKenzie and seconded by Council Member Sweat to authorize the City Manager to negotiate and execute a contract with CITI Inc. for water SCADA Integration in the amount of \$687,845 and adopt the following budget amendment—the vote: all aye.

ORD.# 25-22

CAPITAL PROJECT ORDINANCE
Water Projects

BE IT ORDAINED by the City Council of the City of Concord, North Carolina that pursuant to Section 13.2 Chapter 159 of the General Statutes of North Carolina, the following project ordinance is hereby ordained:

SECTION 1. The project authorized and amended is SCADA.

SECTION 2. The City Manager is hereby authorized to proceed with the implementation and amendments of the projects within the terms of the plans and specifications for the projects.

SECTION 3. The following revenues/expenditures are anticipated to be available to the City of Concord for the project:

Account	Title	Current Budget	Amended Budget (Decrease)	Increase
8700-5811355	SCADA	0	800,000	800,000
8700-5811082	Future Projects	7,701,923	6,901,923 (800,000)	

SECTION 4. Accounting records are to be maintained by the Finance Department of the City of Concord in such manner as (1) to provide all information required by the grant agreement and other agreements executed or to be executed with the various parties involved with the project; and (2) to comply with the Local Government Budget and Fiscal Control Act of the State of North Carolina.

SECTION 5. Within five (5) days after adopted, copies of this grant project amendment shall be filed with the City Manager, Finance Director, and City Clerk for direction in carrying out this project.

SECTION 6. The Finance Director is directed to report on the financial status of this project in accordance with the existing City policy. She shall also report to the City Manager any unusual occurrences.

Duly adopted by the City Council of the City of Concord, North Carolina this 10th day of April, 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch, Mayor

ATTEST: /s/ Kim Deason, City Clerk

/s/ VaLerie Kolczynski, City Attorney

7. Consider awarding a bid to Carolina Siteworks, Inc. for the sitework and grading at 1050 Vinehaven Dr. for construction of Substation N.

Site work and grading is necessary for the planned construction of Substation N. Sub N will be a 100kV delivery and 13kV distribution substation serving the northeastern part of Concord.

Civil engineering was completed and formal bids were received on March 18, 2025 with four respondents submitting proposals. All bids were evaluated for compliance with the specifications and for relevant project experience. The lowest bid was Carolina Siteworks, Inc. in the amount of \$184,644. They have recently completed our Delivery 4/Sub Q and Sub V projects. Upon completion of a contract, the work is expected to take 90 days.

A motion was made by Council Member Hubbard and seconded by Council Member Crawford to award a bid to Carolina Siteworks, Inc. for the sitework and grading at 1050 Vinehaven Dr. for construction of Substation N in the amount of \$184,644—the vote: all aye.

8. Consider authorizing the City Manager to negotiate and execute a contract with J.D. Goodrum Company, Inc., for the construction of the J.E. “Jim” Ramseur Park, a part of the Group 1 bond projects.

The 28.6-acre park property sits along Cox Mill Road immediately north of Cox Mill Elementary School. The Plan features six pickleball courts and shelter, a splash pad, a large open lawn space and amphitheater, multiple playgrounds, small and large dog park areas, basketball courts, restrooms, pavilions and shelters, an outdoor environmental education area, greenway trail and significant walking trail and sidewalks, 272 vehicle parking spaces (10 accessible spaces), a maintenance building, and vehicular connections to both Cox Mill Road and the entrance driveway with Cox Mill Elementary School.

The project was bid under the formal bidding process, and four (4) bids were received and publicly read aloud on March 20, 2025. The lowest responsible bid was J.D. Goodrum Company, Inc., in the amount of \$17,975,041.95. This amount is \$2 million under the estimated budgeted amount.

A motion was made by Council Member McKenzie and seconded by Council Member Crawford to authorize the City Manager to negotiate and execute a contract with J.D. Goodrum Company, Inc., in the amount of \$17,975,041.95 for the construction of the Ramseur Park on Cox Mill Road—the vote: all aye.

9. Consider authorizing the City Manager to negotiate and execute a contract with Carolina Siteworks, Inc. for the construction of the Logan Recreation Center Parking Lot Expansion.

The project involves adding 18 new parking spaces to the existing parking lot at the Logan Recreation Center constructing a segmental retaining wall, implementing stormwater control measures (SCM), asphalt paving, and installing a new access from Lincoln Street.

The project was bid under the formal bidding process, and five (5) bids were received and publicly read aloud on March 27, 2025. The lowest responsible bid was Carolina Site Siteworks, Inc. in the amount of \$346,358.65. This amount is \$160,000 under the estimated budgeted amount.

A motion was made by Council Member Stocks and seconded by Council Member Crawford to authorize the City Manager to negotiate and execute a contract with Carolina Siteworks, Inc. in the amount of \$346,358.65 for the construction of the Logan Recreation Center Parking Lot Expansion—the vote: all aye.

10. Consider accepting a preliminary application from Ray D. Barnes & Amy B. Barnes.

In accordance with City Code Chapter 62, Ray D. Barnes & Amy B. Barnes have submitted a preliminary application to receive water service outside the City limits. The property is located at 5451 Flowes Store Rd., Concord NC. This .44 acre parcel is zoned county LDR and is located within Area B. The owners wish to build one new home and demolish the existing home. Sewer is not available to the parcel.

A motion was made by Council Member Hubbard and seconded by Council Member Crawford to accept the preliminary application and have the owner proceed to the final application phase excluding annexation—the vote: all aye.

11. Consider accepting a preliminary application from Flowes Store LLC, Paul Goforth.

In accordance with City Code Chapter 62, Flowes Store LLC, Paul Goforth has submitted a preliminary application to receive water service outside the City limits. The property is located at 6300 and 6272 Flowes Store Rd., Concord NC. This 3.88 acre parcel is zoned county LDR and is located within Area B. The owners wish to build two new homes and are requesting 2 water services. Sewer is not available to the parcel.

A motion was made by Council Member Crawford and seconded by Council Member Sweat to accept the preliminary application and have the owner proceed to the final application phase excluding annexation—the vote: all aye.

12. Consider making appointments/reappointments to the Concord United Committee.

A list of those that are eligible for reappointment were provided to the Council. Rev. Bertram Hinton, Jr. and LaMarie Austin-Stripling do not wish to be reappointed; therefore, two Co-chair positions will also be vacant.

A motion was made by Council Member McKenzie and seconded by Mayor Pro-Tem Langford to make the following reappointments to the Concord United Committee for terms ending April 30, 2028 and to make the following appointments to the Co-Chair positions.—the vote: all aye.

Bob Anderson (second 3-yr term)
Quinton Locklear (second 3-yr term)
Aimy Steele (seconded 3-yr term)
Cecilia Perz (first full 3-yr term)
William Porter (first full 3-yr term)

Co-Chair appointments: Quinton Locklear and Michelle Joshua

Consent Agenda:

The consent agenda items were presented for the Council’s consideration.

A motion was made by Council Member Hubbard and seconded by Council Member Crawford to approve the following consent agenda items—the vote: all aye.

CONSENT AGENDA ITEM A

A License to Attach Banners to City of Concord Property was approved for Conder Flag Company for the placement of temporary race banners on Bruton Smith Blvd. and Hwy. 29.

CONSENT AGENDA ITEM B

The Concord-Padgett Regional Airport was authorized to apply for the FY24 Federal Aviation Administration Airport Improvement Program (AIP) Grant.

CONSENT AGENDA ITEM C

The Concord-Padgett Regional Airport was authorized to apply for the Bipartisan Infrastructure Legislation Program (BIL) Grant for FY25, Year Two of Five.

CONSENT AGENDA ITEM D

A donation was accepted that will consist of a communication board to be installed at Dorton Park.

CONSENT AGENDA ITEM E

The following ordinance was adopted to temporarily close Cabarrus Ave. (SR 1002) for several downtown events in 2025.

WHEREAS, North Carolina General Statute 20-169 authorizes local authorities to regulate by ordinance the use of a highway within their jurisdiction by processions, assemblages or anything that may be construed as a procession or assemblage, and

WHEREAS, the City of Concord will consult with the local NCDOT Division office to verify that a proposed event will not 1) interfere with other planned special events and 2) impact or be impacted by planned maintenance or other activities., and

WHEREAS, the City of Concord will hold the Art Walk on Union, Streetscape Grand Opening Block Party, Candy Crawl, the Tree Lighting Ceremony and the Concord Christmas Parade

WHEREAS, these events will require the temporary closing of Cabarrus Ave (SR 1002).

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Concord, North Carolina, that Cabarrus Ave (SR 1002) be closed to vehicular traffic on:

April 12 and September 6, 2025 from the hours of 7 a.m. to 6 p.m. for Art Walk events

May 3, 2025 from the hours of 8 a.m. to 9 p.m. for the Streetscape Grand Opening Block Party

October 31, 2025 from the hours of 1 p.m. to 6 p.m. for the Candy Crawl

November 21, 2025 from the hours of 1 p.m. to 11 p.m. for the Tree Lighting Ceremony

November 22, 2025 from the hours of 12 p.m. to 8 p.m. for the Concord Christmas Parade

The city will place signage as appropriate advising the Public of the closing.

A copy of this Ordinance shall be forwarded to the local NCDOT Division Office.

Adopted on this 10th day of April 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch, Mayor

ATTEST: /s/ Kim Deason, City Clerk

/s/ VaLerie Kolczynski, City Attorney

CONSENT AGENDA ITEM F

The 2025 update of the Cabarrus-Stanly-Union Regional Hazard Mitigation Plan was adopted.

CONSENT AGENDA ITEM G

The offer of dedication was accepted on the following plat and easements: Subdivision Plat for 832 and 836 Kathryn Drive.

CONSENT AGENDA ITEM H

The maintenance agreements were approved and the offers of dedication were accepted to the following properties: Brown McAllister Elementary School located at 505 Sunnyside Drive SE., Concord, NC 28025, Cabarrus County Property Identification Number (PIN): 5603-33-6923.

CONSENT AGENDA ITEM I

The offer of infrastructure was accepted in the following subdivisions and sites: The Mills at Rocky River Townhomes (Lots: 1-95), Smith Industrial Subdivision, Chick-Fil-A Concord PKWY, Axial Bonds Farm Tract 1 and Tract 2, Christenbury Village Phase 4 (Bldg. 5 Lot 3), Lincoln Street Townhomes.

CONSENT AGENDA ITEM J

The Rates and Charges Schedule update was approved with the added penalties outlined in the Gate Management Program Policy and Procedures for the Aviation Department.

CONSENT AGENDA ITEM K

A \$2,500 donation from the Mayor's Golf Tournament Fund to the Pearls of Purpose Foundation was approved and the following budget ordinance was adopted to appropriate the donation.

ORD.# 25-24

AN ORDINANCE TO AMEND FY 2024-2025 BUDGET ORDINANCE

WHEREAS, the City Council of the City of Concord, North Carolina did on the 13th day of June, 2024, adopt a City budget for the fiscal year beginning July 1, 2024 and ending on June 30, 2025, as amended; and

WHEREAS, it is appropriate to amend the expense/expenditures and the revenue accounts in the funds listed for the reason stated;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Concord that in accordance with the authority contained in G.S. 159-15, the following accounts are hereby amended as follows:

<u>Revenues</u>				
Account	Title	Current Budget	Amended Budget	(Decrease) Increase
100-4370000	Fund Balance Appropriated	6,082,330	6,084,830	2,500
Total				<u>2,500</u>

<u>Expenses/Expenditures</u>				
Account	Title	Current Budget	Amended Budget	(Decrease) Increase
4190-5470043	Golf Tournaments	14,385	16,885	<u>2,500</u>
Total				<u>2,500</u>

Reason: To appropriate Mayor Golf Tournament reserves for a donation to the Pearls of Purpose Foundation to assist with scholarship grants for qualified Cabarrus County high school students.

Adopted this 10th day of April 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch, Mayor

ATTEST: /s/ Kim Deason, City Clerk

/s/ VaLerie Kolczynski, City Attorney

CONSENT AGENDA ITEM L

A \$2,500 donation from the Mayor's Golf Tournament Fund to Zion Hill AME Zion Church was approved and the following budget amendment was adopted to appropriate the donation.

ORD.# 25-25

AN ORDINANCE TO AMEND FY 2024-2025 BUDGET ORDINANCE

WHEREAS, the City Council of the City of Concord, North Carolina did on the 13th day of June, 2024, adopt a City budget for the fiscal year beginning July 1, 2024 and ending on June 30, 2025, as amended; and

WHEREAS, it is appropriate to amend the expense/expenditures and the revenue accounts in the funds listed for the reason stated;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Concord that in accordance with the authority contained in G.S. 159-15, the following accounts are hereby amended as follows:

<u>Revenues</u>				
Account	Title	Current Budget	Amended Budget	(Decrease) Increase
100-4370000	Fund Balance Appropriated	6,084,830	6,087,330	2,500
Total				2,500

<u>Expenses/Expenditures</u>				
Account	Title	Current Budget	Amended Budget	(Decrease) Increase
4190-5470043	Golf Tournaments	16,885	19,385	2,500
Total				2,500

Reason: To appropriate Mayor Golf Tournament reserves for a donation to Zion Hill AME Zion Church to assist with costs for Enlighten Summer Camp.

Adopted this 10th day of April 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch, Mayor

ATTEST: /s/ Kim Deason, City Clerk

/s/ VaLerie Kolczynski, City Attorney

CONSENT AGENDA ITEM M

An Aviation Capital Project Ordinance was adopted for Airport Projects.

ORD.# 25-26

CAPITAL PROJECT ORDINANCE AMENDMENT

BE IT ORDAINED by the City Council of the City of Concord, North Carolina that pursuant to Section 13.2 Chapter 159 of the General Statutes of North Carolina, the following project ordinance is hereby ordained:

SECTION 1. The project authorized is the Airport Projects.

SECTION 2. The City Manager is hereby authorized to proceed with the implementation of the project within terms of a grant agreement with the Federal Aviation Administration and the N.C. Department of Transportation – Division of Aviation.

SECTION 3. The following revenues are anticipated to be available to the City of Concord for the project:

Account	Title	<u>Revenues</u>		
		Current Budget	Amended Budget	(Decrease) Increase
451-4357300	Federal Aid	9,590,149	10,606,723	1,016,574
451-4603400	Future Grants	3,800,000	2,755,391	(1,044,609)
Total				(28,035)

Section 4. The following amounts are appropriated for the project

Account	Title	<u>Expenses/Expenditures</u>		
		Current Budget	Amended Budget	(Decrease) Increase
6300-5800461 6300-5800461	EMAS STUDY	102,974	105,975	3,001
6300-5800462 6300-5800462	COMM TERM APRON EXP.	0	3,250	3,250
6300-5800726 6300-5800726	Fuel Farm	1,629,171	1.701,778	72,607
6300-5811082 6300-5811082	Future Projects	100,773	56,164	(44,609)
6306-5800449 6306-5800449	Long Term Parking Upgrade	1,239,382	1,035,488	(203,894)
6306-5986000 6306-5986000	Transfer To Aviation	816,886	1,020,780	203,894
6309-5800454 6309-5800454	North Apron Roadway	362,287	370,562	8,275
6311-5800455 6311-5800455	Mistywood	1,765,184	1.694.625	(70,559)
Total				(28,035)

SECTION 5. Accounting records are to be maintained by the Finance Department of the City of Concord in such manner as (1) to provide all information required by the grant agreement and other agreements executed or to be executed with the various parties involved with the project; and (2) to comply with the Local Government Budget and Fiscal Control Act of the State of North Carolina.

SECTION 6. Within five (5) days after adopted, copies of this grant project amendment shall be filed with the City Manager, Finance Director, and City Clerk for direction in carrying out this project.

SECTION 7. The Finance Director is directed to report on the financial status of this project in accordance with the existing City policy. She shall also report to the City Manager any unusual occurrences.

Duly adopted by the City Council of the City of Concord, North Carolina this the 10th day of April 2025.

CITY COUNCIL
CITY OF CONCORD
NORTH CAROLINA

/s/ William C. Dusch, Mayor

ATTEST: /s/ Kim Deason, City Clerk

/s/ VaLerie Kolczynski, City Attorney

CONSENT AGENDA ITEM N

An update to Article 8.13 Computer Network, Email, and Internet Access Policy of the City's *Personnel Policies and Procedures* was approved.

CONSENT AGENDA ITEM O

The Tax Office collection reports for the month of February 2025 were accepted.

CONSENT AGENDA ITEM P

The Tax releases/refunds for the month of February 2025 were approved.

CONSENT AGENDA ITEM Q

The monthly report on investments for the month of February 28, 2025 was received.

* * * * *

There being no further business to be discussed, a motion was made by Council Member Hubbard and seconded by Council Member Sweat to adjourn—the vote: all aye.

William C. Dusch, Mayor

Kim J. Deason, City Clerk