

**IREDELL COUNTY BOARD OF COMMISSIONERS
BRIEFING MINUTES
OCTOBER 1, 2002**

The Iredell County Board of Commissioners met in Briefing Session on Tuesday, October 1, 2002, at 5:00 p.m., in the Iredell County Government Center, 200 South Center Street, Statesville, NC.

Present: Chairman Sara Haire Tice
Tommy E. Bowles
Steve D. Johnson
R. Godfrey Williams

Absent: Vice Chairman Karen B. Ray (Arrived at 8:55 p.m., due to a family emergency.)

Staff Present: County Manager Joel Mashburn, Finance Director Susan Blumenstein, Planning Supervisor Ron Smith, EMS Director Tracy Jackson, Fire Marshal Chuck Gallyon, Inspections/Planning Director Lynn Niblock, and Clerk to the Board Jean Moore.

Guests: · Economic Developer Jeff McKay with the Greater Statesville Development Corporation
· Developer Ron Kennerly with Davidson Development LLC
· Attorney Bob Henderson, representing Davidson Development LLC
· Desiree McSorly, a landscaper for the Cove Key Town Home Development

CALL TO ORDER by Chairman Tice

RUSSELL B. & PATRICIA T. KNOX AND MICHAEL J. HEINEN & LAURIE BEACH PROPERTY, CASE NO. 0208-3, FROM RESIDENTIAL AGRICULTURAL & HIGHWAY BUSINESS TO MULTI-FAMILY RESIDENTIAL CONDITIONAL USE DISTRICT (R-8A) (LOCATION: MECKLYNN ROAD ADJACENT TO INTERSTATE 77 IN MOORESVILLE, NC): Planning Supervisor Ron Smith explained this rezoning request and the conditions agreed to by the applicant. Smith said the multi-family development (Cove Key Town Homes) probably would not impact the school systems. He said the developer was proposing to build 17 town homes, 2 condominiums, and 1 single-family home for a total of 20 units.

Commissioner Bowles asked about the detached single-family home on the southern end.

Mr. Kennerly said he and his wife planned to live there.

Bowles asked the difference in a town home and a condominium. He also asked how the developers would keep people from using the emergency access as a cut-through.

Kennerly said there was a difference in the real estate conveyance. He said, usually, with a town home, there was a footprint of the ground underneath. Mr. Kennerly said that with a condominium, the interior was owned by the owner, but the exterior was owned by the homeowner's association. In reference to the emergency access, he said individuals would be fined for inappropriate use.

(Additional information is included in the regular minutes about this matter.)

REQUEST FOR APPROVAL TO APPLY FOR A \$400,000 RURAL ECONOMIC DEVELOPMENT GRANT & APPROVAL OF TWO RESOLUTIONS (SUPPLEMENTAL GRANTS PROGRAM AND MINORITY BUSINESS ENTERPRISE PERCENTAGE GOAL): Economic Developer Jeff McKay requested permission to apply for a \$400,000 grant from the Rural Economic Development Center (REDC). He said the grant funds would aid in the construction of a one million gallon elevated storage tank. McKay said the county had previously agreed

to an economic incentive for Millard Refrigeration, in the amount of \$112,800, and this money would be used as the grant's match. Mr. McKay said the water tank would also aid any other industries that might locate near Millard Refrigeration (former Polar Cold Storage facility located in west Iredell). He said that, currently, the area did not have a water system adequate enough to provide fire protection for prospective industries.

(OTHER: Several other agenda items were briefly explained during the briefing; however, most of them are extensively covered in the regular minutes.)

ADJOURNMENT: Chairman Tice adjourned the briefing at 6:30 p.m.

Approved: _____

Clerk to the Board