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Posted By: Pat Parris
Witnessed By: _____

**MINUTES OF A
WORK SESSION
OF THE JACKSON COUNTY
BOARD OF COMMISSIONERS
HELD ON
AUGUST 6, 2012**

The Jackson County Board of Commissioners met in a Work Session on August 6, 2012, 9:00 a.m., Justice & Administration Building, 401 Grindstaff Cove Rd., Room A227, Sylva, North Carolina.

Present: Jack Debnam, Chairman
Doug Cody, Vice Chair
Charles Elders, Commissioner
Mark Jones, Commissioner
Joe Cowan, Commissioner

Chuck Wooten, County Manager
J. K. Coward, Jr., Co. Attorney
Pat Parris, Clerk to Board

Chairman Debnam called the Work Session to Order.

(1) WEBSTER ENTERPRISES: Gene Robinson, Director, thanked the Board for its support and financial assistance. Two years ago Webster Enterprises decided to implement a 3-stage revitalization plan. The first stage was to get the physical plant back up to code. OSHA did a two day survey and hundreds of things were fixed which included FDA, customer required services and painting the entire building inside and out. The second stage was to increase the manufacturing capability which included adding modern and specialized equipment. The third stage is to increase orders. The first two stages have been completed. Grant and other monies received for revitalization during the first two year period was \$360,500. Golden Leaf will release an additional \$64,000 after 25 more positions/jobs are created. Macon County contributed \$20,000. Webster no longer receives funding from the Smoky Mountain Center.

Payroll: The first monthly payroll in 2009 was \$15,913 and the payroll in July 2012 was \$28,724. The annual payroll projection for 2012-13 is \$728,442 (the majority of which will be paid from the proceeds of the manufacturing operation).

Employees: 35 in August 2010; 60 in July 27, 2012. There are no work training facilities in the three county area for people with disabilities.

Sales: \$992,591 for 2009-10; \$1,068,704 for 2010-11; \$1,255,433 for 2011-12; Webster Enterprises will be doing some subcontract work for HomTex, a new sewing operation. This required renovation of a 3,000 sq ft. storage area. There are now five or six different jobs and products being manufactured, some for current customers and some for industrial opportunities.

(2) BARIUM SPRINGS Autumn Weil, Regional Development Officer, stated that Barium Springs, formerly Hawthorne Heights, provides community based programs to assist children and families by providing opportunities for assessment, diagnosis, therapy, service coordination and skill development around mental health issues. In addition, they also provide needed clinical services to children and adolescents in other Barium programs. The intensive family preservation and reunification services aims to prevent the necessity of placing children away from their families and offering four to six weeks of intensive

counseling and support in homes with children at imminent risk of being placed in foster care or in juvenile or psychiatric institutions. Barium Springs also provides foster care for children who must live outside their own homes for a variety of reasons. Some children need care during a family crisis, while others need care because of abuse or neglect, and others need structure and support managing mental health and behavioral needs. The Smoky Mountain Center does not fund any of the programs.

(3) **EMPLOYEE WELLNESS PROGRAM**: Paula Carden, Health Dept. Director, stated there were 874 employee/dependent visits for the period of 7/11/11-6/30/12 at a total cost of \$70,907.55 which reflects a savings of \$21,850 in co-pays. The clinic assists with diabetes control, chronic disease self management and smoking cessation. The top diagnosis for clinic visits were: acute upper respiratory infection, allergies, health checkup, acute pharyngitis and sinusitis.

(4) **JACKSON COUNTY AIRPORT**: Mike Schoonover, Manager, reported that the current projects include an FAA/NCDOT sponsored project for runway widening, parking area expansion and pavement rejuvenation. Other projects submitted to NCDOT include a new terminal building, fuel farm and rental hangars.

(5) **OCCUPANCY TAX SUB-COMMITTEE**: Mark Jones, Committee Chair, reported that one of the areas they have been looking into is deciding whether the TDA Director should be a county position or an Authority paid position. He is looking into what authorities can and cannot do compared with other counties. The committee hopes to shortly have a more detailed recommendation of how members should be selected. Most counties have county commissioners approving the TDA Board. The committee recommends that the composition of the TDA Board consist of 15 members (10 in lodging industry, 3 tourism related and 2 from the Chamber of Commerce). They have met every two weeks with one exception, during the last five months. They are working on a package that should take the TDA through the next 20-30 years.

(6) **SMOKY MOUNTAIN HIGH & BLUE RIDGE SCHOOL PROJECTS**: The project is moving forward, seventeen general contractors that were pre-qualified. A deposit of \$350.00 is required in order to receive a complete set of plans and specs. A mandatory pre-bid conference is scheduled on August 21 at 10 am in Room A201. The prices will be good for 45 days and bids will be received on September 20th at 3:00 p.m.

(7) **COUNTY ABC BOARD**: Mr. Coward presented, for discussion purposes, a draft resolution establishing a Jackson County ABC Board which will consist of a staggered term for five members to be appointed by the Board of Commissioners and will serve in accordance with Article 7 of North Carolina General Statute 18B. A resolution will be placed on a regular meeting agenda and considered by the Board at a later date.

(8) COUNCIL ON AGING: The Ray Houston Estate made a gift of a 7.66 acre parcel located in the Hamburg Township with a tax value of \$228,270 to the Council on Aging and Mountain Projects. The county is in the process of having the property appraised. The plan is to sell the property and use the proceeds to support the programs of the two agencies.

(9) GUIDELINES FOR NAMING COUNTY BUILDINGS AND FACILITIES: Mr. Wooten reported that another party has approached him concerning a \$10,000 gift to the Recreation Dept. The family would like to honor the memory of an individual by having a name placed somewhere on the recreation facility or some other county facility. Currently, there is no naming policy for facilities, ball fields, or other public areas. He suggested that an area for plaques be designated within the recreation facility and hang a plaque in honor of this individual. This procedure could be followed when requests of this nature come forward in the future. It was the consensus to review policies in other counties.

(10) PLATAU LLC: Mr. Wooten presented an easement survey for fiber optics cable and building located on county property in Cashiers. Platau, LLC has already buried fiber optic cable and placed a small building on county property even though it did not have a written easement. The Carlton Family Trust has an IRU with BalsamWest. The easement would be given with the understanding that the county would not be charged an access fee for internet service for any county facility in Cashiers. Currently an access fee is charged and collected by BalsamWest who then remits funds to Platau, LLC which is how they are recovering a portion of their investment. The county currently has DSL service through Frontier. Platau, LLC is responsible for the cable and BalsamWest provides internet service. It would be the county's responsibility to get the fiber optic cable to county buildings. Mr. Coward was requested to prepare a right-of-way easement.

(11) NCACC: The NCACC has requested county commissioners to submit proposed legislative goals for 2013-14. The deadline is September 17, 2012.

(12) COMMUNITY MEETING: Mr. Wooten suggested that a September or October Board meeting be scheduled in Cullowhee, Savannah or Caney Fork. If Cullowhee is selected, the Board could do a walk through of the Cullowhee Fire Dept and then have the meeting at the Recreation Center.

(13) HUMAN RESOURCE DIRECTOR: Mr. Wooten reported that several applications have been submitted and he would like to begin the review and interview process. He invited one of Commissioners to serve on the committee.

(14) METROSTAT ASSETS: Mr. Wooten reported that the 10-day upset bid period has expired and to his knowledge no bids were submitted. Thus, the County Attorney can proceed with the documents to finalize the sale.

There being no further comments, Chairman Debnam moved to adjourn the work session. Commissioner Jones seconded the Motion. Motion carried and the work session adjourned at 11:30 a.m.

Attest:

Approved:

Patsy C. Parris, Clerk to Board

W. J. Debnam, Chairman