

**MINUTES OF A  
REGULAR MEETING  
OF THE JACKSON COUNTY  
BOARD OF COMMISSIONERS  
HELD ON  
MARCH 05, 2019**

The Jackson County Board of Commissioners met in a Regular Session on March 05, 2019, 3:00 p.m., Justice & Administration Building, Room A201, 401 Grindstaff Cove Road, Sylva, North Carolina.

Present: Brian McMahan, Chairman  
Mickey Luker, Commissioner  
Ron Mau, Commissioner  
Gayle Woody, Commissioner  
Absent: Boyce Deitz, Vice Chair

Don Adams, County Manager  
Heather C. Baker, County Attorney  
Angela M. Winchester, Clerk to Board

Chairman McMahan called the meeting to order.

(1) **AGENDA**: Commissioner Mau moved to approve the agenda. Commissioner Woody seconded the Motion. Motion carried.

(2) **MINUTES**: Commissioner Mau stated that he had one thing that needed to be corrected on the Work Session minutes. The minutes reflected what was said, but some of the information was not correct - that was when they were talking about the transparency issue. The county PDF's were not searchable the way they were posted online, so that needed to be corrected.

Commissioner Mau moved to approve the minutes of a Work Session of February 12, 2019 and a Regular Meeting of February 20, 2019 with the stated correction. Commissioner Woody seconded the Motion. Motion carried.

(3) **CHAIRMAN'S REPORT**: None.

(4) **COMMISSIONER REPORTS**:

(a) Commissioner Woody stated that she attended the Cullowhee Planning meeting and there were some local citizens that expressed real concern about a housing project on Speedwell Road. What was so gratifying to her was that the developer had spent time to get to know the people that were affected and was very sensitive to their concerns. When it was all over and it had been voted through and accepted, the local citizens were thankful that they were able to express their opinion. What a wonderful way for county government to work where even though they saw it differently, they were willing to work together and resolve it. She thought it was a good solution.

(b) Commissioner Mau stated that he attended the same meeting and part of the meeting was the kick-off for the Small Area Plan for Cullowhee. He thanked the staff for getting that going. The planning folks were meeting with three different groups that day to start the process. It was good to have that going.

(5) **COUNTY MANAGER REPORT**: None.

(6) **INFORMAL COMMENTS BY THE PUBLIC**: None.

**(7) BUDGET ORDINANCE AMENDMENT:** Darlene Fox, Finance Director, presented a Budget Ordinance Amendment for fiscal year ending June 30, 2019, for approval.

***Motion:*** *Commissioner Mau moved to approve the Budget Ordinance Amendment, as presented. Commissioner Luker seconded the Motion. Motion carried by unanimous vote.*

**(8) OFFER TO PURCHASE – NORTH TO SOUTH VENTURES, LLC:** Ms. Baker stated that the county had received two Offers to Purchase one for Lot 28 and one for Lot 33, Cove at Flat Gap, both were vacant properties (PIN #7558-24-1229 and 7558-13-7638) from North to South Ventures, LLC.

She introduced Guy Burt and Court Macke, owners of North to South Ventures, LLC, who were in attendance. The offers were in the amounts of \$5,925.00 for each lot. The county had \$5,925.00 in each lot. Per the county policy, since these lots were just conveyed to the county in February, 2019, an offer would not be accepted for less than what the county had in it. Both offers were for the exact amount the county had in each lot.

If the offers were accepted, they would be advertised in the newspaper to start the upset bid process. She presented Resolution R19-03 for Lot 28 and Resolution R19-04 for Lot 33 for consideration. These properties were conveyed to the county in February, 2019 and very recently letters were sent to all of the adjoining property owners regarding the foreclosure sale, but no one made a bid at the sale.

***Motion:*** *Commissioner Luker moved to accept the offers and adopt Resolutions R19-03 and R19-0, as presented to begin the upset bid process. Commissioner Mau seconded the Motion.*

***Discussions:*** *Commissioner Woody requested to hear from Mr. Burt and Mr. Macke.*

Mr. Macke stated that he was one of the business partners of North to South Ventures and they owned several lots in the development. The original development was lost to the bank during the financial crisis in 2008. They were in the process of resurrecting that community. They were hopeful to build homes.

Mr. Burt stated that he lived down the street and it was a beautiful community. They wanted to fix the lots up, make it look nice and create a homeowner's association. They were going to build some nice homes.

*Motion carried by unanimous vote.*

**(9) RESOLUTION R19-05 MURFELLO DEED:** Ms. Baker stated that a few meetings ago the Board approved this offer, but the Murfello's did not want to invest in an attorney to put a contract together until they knew the offer would be accepted. They did have a contract prepared and went through the upset bid process with no bids made. She presented Resolution R19-05 for consideration.

***Motion:*** *Commissioner Woody moved to adopt Resolution R19-05, as presented. Commissioner Mau seconded the Motion. Motion carried by unanimous vote.*

**(10) PLANNING BOARD:**

***Motion:*** *Commissioner Mau moved to appoint Bonnie Claxton as Chair and Mark Letson as Vice Chair of the Planning Board to serve one year terms to expire on December 31, 2019. Commissioner Woody seconded the Motion. Motion carried by unanimous vote.*

**(11) US 441 GATEWAY DISTRICT COMMUNITY PLANNING COUNCIL:**

*Chairman McMahan requested to remove this item until revisions were complete with the Unified Development Ordinance.*

**(12) PRESS CONFERENCE:** None.

**(13) CLOSED SESSION:**

***Motion:*** *Commissioner Mau moved that the Board go into closed session pursuant to G.S.143-318.11(a)(3) Legal and G.S.143-318.11(a)(6) Personnel. Commissioner Woody seconded the Motion. Motion carried.*

Chairman McMahan called the regular meeting back to order and stated that no action was taken in closed session except the approval of the minutes.

There being no further business, Commissioner Mau moved to adjourn the meeting. Commissioner Woody seconded the Motion. Motion carried and the meeting adjourned at 3:48 p.m.

Attest:

Approved:

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Angela M. Winchester, Clerk to Board

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Brian Thomas McMahan, Chairman