The Board of County Commissioners met in a duly noticed regular meeting on April 12, 2012 at 5:30 p.m. in the Commissioners’ Meeting Room, 301 W. Market St., Greensboro, North Carolina.

PRESENT: Chairman Melvin “Skip” Alston, presiding; Vice Chairman Kirk Perkins, Commissioners Kay Cashion, Carolyn Coleman, Bruce Davis, Paul Gibson, John Parks, Mike Winstead, and Billy Yow.

ABSENT: Commissioners Bill Bencini and Linda Shaw

ALSO PRESENT: Brenda Fox, County Manager; Sharisse Fuller, Assistant County Manager/Human Resources Director; Mark Payne, County Attorney; Effie Varitimidis, Clerk to Board; and Crystal Maurer, Deputy Clerk to Board.

I. INVOCATION

Chairman Alston asked the Board to remember Former State Senator and County Commissioner Bob Shaw and Community Activist Nettie Coad in their prayers. Ben Chavis, Tax Director, provided the invocation.

II. PLEDGE OF ALLEGIANCE

Girl Scout Troops #40153 and #40154 of Mt. Zion Baptist church led those present in the Pledge of Allegiance.

III. WELCOME AND CALL TO ORDER

Chairman Alston welcomed those present and called the meeting to order.

IV. PRESENTED RESOLUTION IN HONOR OF THE LIFE OF DR. MARCUS ADERHOLDT JR.

Commissioner Parks read the resolution in honor of Dr. Marcus Aderholdt.

Ms. Carol Aderholdt Harris accepted the resolution on behalf of the family.

V. PRESENTED PROCLAMATION DECLARING APRIL AS PUBLIC HEALTH MONTH
Vice Chairman Perkins read the proclamation declaring April as Public Health Month.

Merle Green, Public Health Director, accepted the proclamation on behalf of the Health Department and spoke about upcoming events at Evans-Blount Health Center to celebrate public health month.

VI. SPEAKERS FROM THE FLOOR

Tom Phillion spoke in support of the United Arts Council.

Linda Welborn said she was excited to speak in support of the location for the Southeast Elementary School.

George Hartzman stated that he recently received data on revaluation for real estate and he spoke about his concerns with the average property value changes.

Commissioner Coleman asked where Mr. Hartzman he received his information from. Mr. Payne responded the information came from the Tax Department and staff could provide the Board with the same data.

Commissioner Coleman asked if the Tax Department has given any consideration to extending the deadline for appeals.

Vice Chairman Perkins said citizens can still file a formal appeal until June 30th.

Commissioner Yow said since this information just came forward they should consider extending the informal appeal period by 10 days.

Chairman Alston said the information presented tonight is coming only from Mr. Hartzman’s analysis.

Commissioner Coleman said she was unaware this information was available and she has received several complaints from Southeast Greensboro residents about their assessments. She asked to consider accommodating citizens by extending the informal appeal period by 10 days.

Ben Chavis, Tax Director, said the Tax Department has given citizens due process. He explained an appeal form was on each notice and the department has received 3,000 appeals thus far and estimate they will receive 5,000 appeals. He stated that they usually expect 20,000 appeals during a revaluation. He added that citizens still have the opportunity to go to the Board of Equalization and Review for appeal and he felt the process was still open and available.

Commissioner Coleman asked the Board to give citizens every opportunity to appeal and she asked the Board to go the extra mile.

Commissioner Yow agreed with Commissioner Coleman that the County should consider extending the appeal period.
Mr. Chavis reiterated he believed the County has given citizens every opportunity to appeal within the last 30 days and his department will be glad to work with any citizens that have questions. He expressed concern that any delays in the process could affect the budget.

Commissioner Cashion asked if the inquiries have been across the board or from one area.

Mr. Chavis replied the inquiries have been across the board and the appeals have been predominately to lower the value. He said he will not know the geographic breakdown until staff gets all the appeals in the system.

VII. APPROVED CONSENT AGENDA

Chairman Alston asked the Board if they would like to remove any items for separate consideration.

Commissioner Yow asked to remove Item VII. B.2. from the agenda for separate consideration.

Commissioner Cashion asked to remove Item VII. C.2. from the agenda for separate consideration.

Motion was made by Vice Chairman Perkins, and seconded by Commissioner Parks to approve the consent agenda.

VOTE: Motion carried 8 - 1
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, and Winstead.
NOES: Commissioner Yow.

A. BUDGET AMENDMENTS

1. Approved Public Health’s request to increase the FY 2012 budget by $84,886 as detailed below (includes an increase in Appropriated Fund Balance of $7,812 for Cone Foundation grant funds received in prior years). NO ADDITIONAL COUNTY FUNDS REQUIRED.

   Adult Services: $35,426
   a. Approved a $1,000 increase in Federal/State revenue to reflect additional funding received from the State Communicable Disease Branch for travel expenses, etc. of two staff members teaching the Eastern North Carolina HIV/STD Update in Greenville N.C.

   b. Approved a $7,480 increase in Federal/State revenue to reflect funding received from the N.C. Refugee Program to be utilized for the purchase of 1 laptop, 5 monitors, 1 docking station, 4 thin client computers (a computer which acts as a terminal and relies on another computer to handle it’s processing tasks), monthly charges for 7 air cards, and an electric clinic exam table. These items will allow us to enhance, and make more
efficient, the delivery of services to the growing refugee population.

c. Approved a $28,146 increase in Federal/State revenue and a $1,200 decrease in Appropriated Fund Balance to reflect funding received from the N.C. Chronic Disease and Injury Section for implementation of the Community Transformation Grant (CTG) Program. The purpose of this program is to create healthier communities by supporting tobacco free living, active life styles, healthy eating habits, and high impact evidence-based clinical preventive services over a five-year period. A total of $416,015 will be received through June 30, 2013. FY 12 funding will be utilized for (1) reclassification of two existing, vacant positions to a Public Health CTG Program Administrator position to coordinate the overall program and a Community Health Educator II position to coordinate tobacco related activities, (2) offset 10% local time for our staff Epidemiologist to provide project consultation, and (3) program operational expenditures (phones, mileage, training, etc.).

Family / Children’s Services: $49,460
d. Approved a $29,500 increase in Federal / State revenue to reflect funding received from the State Women’s Health Branch to pay registration fees for approximately 78 employees to participate in "Motivational Interviewing" training. Training will be coordinated by the Southern Region Area Health Education Center (AHEC).

e. Approved a $1,590 increase in Federal / State revenue to reflect funding received from the Guilford County Partnership for Children (Smart Start). Funds will be used for lactation consulting training classes and to cover the costs of dental kits for children participating in dental education and screening classes provided by community dental hygienists.

f. Approved a $9,358 increase in Other revenue (Cone Health Foundation grant) and a $9,012 increase in Appropriated Fund Balance (Cone Health Foundation grant funds carried over from FY 2011) to be used for operational expenses in the Smart Girls Teen Pregnancy Prevention Program (office supplies, food / refreshment items for client training sessions, contractual help with program evaluation, and interns assisting with the Smart Girls Training Academy).

The following Budget Ordinance Amendment was adopted:

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<thead>
<tr>
<th>BUDGET ORDINANCE AMENDMENT</th>
<th>Amount</th>
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<tbody>
<tr>
<td>General Fund</td>
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<tr>
<td>Increase Appropriation to Public Health</td>
<td>$84,886</td>
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<tr>
<td>Increase Federal/State Revenue</td>
<td>$67,716</td>
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<tr>
<td>Increase Other Revenue</td>
<td>$9,358</td>
</tr>
<tr>
<td>Increase Appropriated Fund Balance (Moses Cone funds received in prior years)</td>
<td>$7,812</td>
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2. Increased the 2011-12 Emergency Services budget by $12,137 to reflect the additional revenue awarded to the County by the North Carolina Division of Emergency Management to assist in the cost of developing and maintaining a comprehensive Emergency Management program. The total grant award is $77,136.29, $65,000 of which was included in the FY 2011-12 adopted budget. NO ADDITIONAL COUNTY FUNDS REQUIRED.

The following Budget Ordinance Amendment was adopted:

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<td>General Fund</td>
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<tr>
<td>Increase Appropriation to</td>
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<tr>
<td>Emergency Services</td>
<td>$12,137</td>
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<tr>
<td>Increase Federal/State</td>
<td></td>
</tr>
<tr>
<td>Revenue</td>
<td>$12,137</td>
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</table>

3. Increased the FY 2011-2012 budget for Cooperative Extension to accept a 2012 grant for $7,500 from Syngenta Corporation for the purpose of the School Garden Network program to help support a one-year, part-time position of School Garden Coordinator to help establish and coordinate school garden programs in additional Guilford County Schools. NO ADDITIONAL COUNTY FUNDS REQUIRED.

The following Budget Ordinance Amendment was adopted:

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<td>General Fund</td>
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<tr>
<td>Increase Appropriation to</td>
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<tr>
<td>Cooperative Extension</td>
<td>$7,500</td>
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<tr>
<td>Increase Miscellaneous</td>
<td></td>
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<tr>
<td>Revenue</td>
<td>$7,500</td>
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4. Increased the FY 2011-12 Debt Service budget by $30,202,770 to reflect the appropriation of proceeds of the 2012 Refunding bonds (including premium) to provide for defeasance of the County’s 2000C series bonds and related expenditures. The refunding resulted in a net present value savings of $911,638, or 3.038% of the refunded bonds. NO ADDITIONAL COUNTY FUNDS ARE REQUIRED.

The following Budget Ordinance Amendment was adopted:

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<th>BUDGET ORDINANCE AMENDMENT</th>
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<tbody>
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<td>General Fund</td>
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<tr>
<td>Increase Appropriation to</td>
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<tr>
<td>Debt</td>
<td>$30,202,770</td>
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<tr>
<td>Service</td>
<td>Amount</td>
</tr>
<tr>
<td>-------------------------------------------</td>
<td>------------</td>
</tr>
<tr>
<td>Increase Other Revenues</td>
<td>$30,202,770</td>
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B. CONTRACTS

1. Approved external audit contract for Guilford County in the amount of $84,000 with the firm of Cherry Bekaert & Holland for the fiscal year ending June 30, 2012. On January 13, 2011, the Audit Committee and Board of County Commissioners approved a three-year extension of the terms of the external audit contract with Cherry Bekaert & Holland for the fiscal years 2011, 2012, 2013 at a cost of $84,000 per year. Funds for the contract are included in the FY 11-12 budget. NO ADDITIONAL COUNTY FUNDS ARE REQUIRED.

3. Approved a three-year lease agreement at the rate of $1 per year with Monarch, a non-profit agency, for approximately 30,996 square feet in the County owned building located at 201 N. Eugene Street for the purpose of providing crisis/emergency and medication management services. Monarch was awarded a contract to provide crisis/emergency and medication management services to eligible consumers. As a contract consideration, it was agreed space would be provided in the County owned building located at 201 N. Eugene Street.

4. Approved a three-year lease agreement at the rate of $1 per year with Daymark Recovery Services for the lease of approximately 3,789 square feet at 201 N. Eugene Street for the purpose of providing substance abuse treatment services. Daymark Recovery Services, a non-profit agency, was awarded a contract to provide substance abuse treatment services to eligible Guilford County consumers. There is a need for a "downtown" location for service delivery which is located in the County-owned building located at 201 N. Eugene Street in Greensboro.

5. Approved a three-year lease agreement at the rate of $1 per year with RHA Health Services, Inc. for approximately 13,750 square feet in the county-owned building at 211 S. Centennial Street in High Point for the purpose of providing crisis/emergency and medication management services. RHA Health Services, Inc., a non-profit agency, was awarded a contract to provide crisis/emergency and medication management services to eligible consumers. As a contract consideration, it was agreed space would be provided in the County owned building located at 211 S. Centennial Street.

6. Approved construction contract for Bicentennial Greenway Phase 5, Sections 1 and 2 by awarding a contract to Carolina Asphalt Paving in the amount of $408,485.16. Carolina Asphalt Paving was the lowest responsive and responsible bidder. This contractor will exceed the county’s requirement for 10% DBE participation. Sections 1 and 2 are the final links needed to complete Bicentennial Greenway, a project begun in 1989 to connect Greensboro and High Point with a paved hiking and biking trail. This project will run from Old Oak Ridge Road to Horsepen Creek, linking to existing sections of the greenway. 80% of the project will be paid for with federal transportation funds while the
remaining 20% will be paid for with county bond funds. The Bicentennial Greenway project is included in the Capital Investment Plan approved by the Board. NO ADDITIONAL COUNTY FUNDS ARE REQUIRED.

C. MISCELLANEOUS

1. Authorized the Manager to sign the attached Legacy Tree Fund grant application. These grants are offered by the North Carolina Urban Forest Council for up to $5,000 each. The funds would be used to purchase trees to help restore Benbow Preserve in southeast Greensboro. Benbow Preserve is a 6.5-acre parcel that was purchased in 2009 with Open Space bond funds. The property has been cleaned up and will be replanted with native species. The County will partner with Greensboro Beautiful, the Benbow Park neighborhood association and Kindred Hospital to complete the project. The grant match requirement is expected to be satisfied with a combination of in-kind services (volunteer hours) and open space bond funds. NO ADDITIONAL COUNTY FUNDS REQUIRED.

3. Authorized staff to take all reasonable and necessary steps to acquire +/- 5.55 acres of vacant property located near Oak Hill Elementary School in Southwest High Point Area to be purchased is owned by the Thomas Built Buses Company (parcel number 0175717, located at 114-120 Chase Ave.), to be used as a nature preserve. Negotiated purchase price for the +/- 5.55 acre parcel is $100,000 (appraised value is $140,000). Approved up to $40,000 (amount equal to the appraised value of Thomas Bus property minus the sales price) in initial capital improvements for the property, to be paid for with Open Space Bond Funds, including improvements such as a pedestrian bridge, trails, signage, fencing, tree planting, a community garden, and other improvements consistent with its use as open space. The Thomas Built Buses Company has agreed to "adopt" this property and maintain it each year as a nature preserve, at no cost to the County, so long as the County commits to making initial property improvements. A group of stakeholders, including representatives from the Open Space Committee, the Thomas Bus Company, Oak Hill Elementary School, neighbors, and others will develop a landscape and maintenance plan within this budget to be later approved by this Board and the Thomas Bus Company, along with a Partnership Agreement. Authorized staff to take all reasonable and necessary steps to acquire a +/- 0.38-acre strip connecting the Thomas Bus Property to Oak Hill Elementary School, to be used as a nature preserve. Property is owned by Maurice S. Hull (parcel number 0175704, located at 1601 Potts Ave.) and purchase price is $9,500, which is equal to the appraised value. Acquisition of these properties has been recommended by the Open Space Committee and the Parks & Rec. Commission. NO ADDITIONAL COUNTY FUNDS REQUIRED.

4. Authorized the Guilford County Court Alternatives Department to submit the bid application for the Treatment for Effective Community Supervision (TECS) program, to the NC Department of Public Safety/Community Correction.

5. Approved the Tax Department’s Rebate and Release reports.

Ben Chavis, Tax Director, submitted lists of corrections of clerical errors and
assessments made in connection with taxes and assessments for the year 2012 and prior years, and lists were approved and ordered filed with these Minutes. (The Board also received a rebate release list of 10% and up.)

6. Approved the Tax Department’s Beverage Licenses and Collections Reports.

APPROVED BEVERAGE LICENSES FOR TAX DEPARTMENT

Ben Chavis, Tax Director, submitted lists of applications for beverage licenses, which he stated, had been approved by the Sheriff’s Department and the North Carolina ABC Board. The Board adopted the following resolution:

BE IT RESOLVED that beverage licenses be issued to applicants as shown by lists filed with these Minutes and that said parties be and they are hereby granted licenses in accordance with their applications effective upon the payment of the licenses tax, said licenses to be signed in the name of Guilford County by the Tax Supervisor or one of his assistants and delivered to the applicants upon receipt of the licenses tax as provided by law.

TAX COLLECTION REPORTS FILED

Ben Chavis, Tax Director, filed reports of tax collections for the period ending April 2, 2012 for the Greensboro, High Point, Jamestown and Countywide collections offices, and a back year financial report.

7. Approved the following sets of minutes: 12/01/11 - Work Session, 12/01/11 - Regular Meeting, 12/15/11 - Regular Meeting, 12/15/11 - Closed Session, 01/19/12 - Work Session, 02/21/12 - Building Naming Committee, 03/12/12 - Fire Study Committee, 03/13/12 - Building Naming Committee

ITEMS REMOVED FROM CONSENT FOR SEPARATE CONSIDERATION

B. 2. Postponed consideration of sole source contract with McKesson for the purchase of Horizon Practice Plus software to replace Practice Partner billing at a one-time cost of $289,370 for software, 1st year maintenance, licenses, implementation and training.

Motion was made by Commissioner Yow, and seconded by Commissioner Winstead to postpone consideration of item B.2. until the May 3, 2012 meeting so staff can have further discussions regarding the contract.

VOTE: Motion to table carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
NOES: None.

C. 2. Authorized staff to take all reasonable and necessary steps to acquire +/- 30.77 acres of
vacant property located between two existing Guilford County open space preserves along Reedy Fork Creek to be used for open space purposes. The purchase area includes parcel numbers 0113654 and 0113655, located at 5470 R2 SMILEY-WYRICK RD. Both parcels are owned by William V. Hinnant. Purchase price is $4,166.40 per acre (equal to the tax value per acre), subject to survey, for an estimated total purchase price of $128,200. Acquisition of this property has been recommended by the Open Space Committee and the Parks & Recreation Commission. NO ADDITIONAL COUNTY FUNDS REQUIRED.

Motion was made by Commissioner Cashion, and seconded by Commissioner Davis to approve Item C.2.

Commissioner Cashion asked if there is a contractual agreement with property owners that the property must always remain open space land.

Mark Payne, County Attorney, stated that many times use restrictions are a part of the negotiation process and it would include a clause that it must remain open space. He was unsure if this particular contract included that clause.

Vice Chairman Perkins said the restrictions depend on the negotiation with the property owner. He added he did not want to tie the County’s hands in the future if it was decided that the property could be used for a school or other public use.

VOTE: Motion carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, and Winstead.
NOES: None.

VIII. HEARD BUDGET MESSAGE FROM COUNTY MANAGER, BRENDA JONES FOX, TO BE FILED WITH THE CLERK TO THE BOARD FOR PUBLIC INSPECTION. SET PUBLIC HEARING ON THE MANAGER’S RECOMMENDED BUDGET FOR MAY 3, 2012 AT 5:30 P.M. IN THE OLD GUILFORD COUNTY COURTHOUSE, GREENSBORO.

Brenda Jones Fox, County Manager, presented her budget message for FY 2012-13. She explained the total 2012-13 General Fund budget equals $601,315,070 which is $21.5 million higher than the budget for 2011-12. She stated the tax rate required to balance the budget is $0.8224, an increase of $0.0400 over the current rate and $0.0250 over the revenue-neutral rate of $0.7974.

Motion was made by Vice Chairman Perkins, and seconded by Commissioner Cashion to set public hearing for May 3, 2012 at 5:30 p.m.

VOTE: Motion carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
IX.  PUBLIC HEARINGS

A. Held Public Hearing and approved up to $76,000 of County funds, pursuant to N.C. General Statute 158.7.1 for Stanley Furniture Co. to locate its corporate offices and its showroom to downtown High Point, Guilford County, NC. The Company expects to create 42 full time jobs in Guilford County over three (3) years and to invest $4 million in real property. Authorized County Manager to execute an agreement to provide public funds in an amount determined by the Board of Commissioners, not to exceed a maximum amount of $76,000 to be paid over three (3) years based on the terms of the Contract. Terms of agreement subject to staff approval.

Betty Garrett, Interim Planning and Development Director, said the public hearing is to receive input on an economic incentive request for Stanley Furniture. She said the company is requesting an incentive based on job creation for a facility in downtown High Point. She explained the company qualifies for an incentive of $2,000 per new job based on the Guilford County Economic Development Guidelines. She further stated High Point City Council approved an incentive for this project on April 2, 2012.

Loren Hill, President of High Point Economic Development Corporation, provided details on the project and added that Stanley’s investment would add $4 million to the tax base. He explained the High Point City Council believes this project would be transformational for downtown High Point and could be a catalyst for other development. He said the company will make its decision shortly and if High Point is chosen the location would be ready for the April 2013 Market.

Glen Prillaman, President of Stanley Furniture, spoke about the history of Stanley Furniture and the current Stanley Furniture lines. He provided a breakdown on the current workforce in the United States. He said they are considering relocating offices to downtown High Point because they see it as the furniture capital of the world and the move would allow them more opportunities to market their products.

Dale Carroll, North Carolina Department of Commerce, shared the support of the State for this project. He said they have worked with this company for two years and spoke to the facility Stanley recently completed in the western part North Carolina. He said the company has been responsive throughout the process and asked the Board to support the project.

Chairman Alston asked for the opponents of the request to come forward. Seeing none, he closed the public hearing.

Motion was made by Commissioner Davis, and seconded by Commissioner Shaw to approve the incentive request.

Commissioner Davis said incentives are a necessity with the current economy. He said if Stanley chooses High Point he would like them to reinvest in the community through non-profits or charitable organizations. He applauded Stanley for choosing High Point and stated he would be supporting the incentive request.
Commissioner Coleman said the Board was pleased to welcome bring jobs to Guilford County and High Point. She inquired about African Americans in their workforce and their commitment to diversity.

Mr. Prillaman said they are committed to diversity in the workforce and he also spoke about charitable organizations the company supports.

Commissioner Gibson said he has not historically supported incentives but he said he would support this incentive request because it can be major tipping point for High Point.

Commissioner Parks said the High Point community is excited about this opportunity so he is happy to support the incentive.

Commissioner Cashion asked about the 42 full-time jobs and how many might be filled by transferring employees.

Mr. Prillaman said they have not gauged interest in their employees to transfer because the company has not made a final decision. He said they would offer a relocation package to accommodate transferring employees.

Commissioner Winstead asked about investment in real property and whether it was a new building or existing property.

Mr. Prillaman responded it was an improvement to existing property.

Vice Chairman Perkins thanked Loren Hill for bringing the opportunity to the Board. He said High Point is moving forward and he would support the incentive.

Chairman Alston welcomed Stanley to Guilford County. He said Commissioner Davis pushed for the incentive for High Point and he thanked him for his leadership.

VOTE: Motion carried 8 - 1
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, and Winstead.
NOES: Commissioner Yow.

The Board took a short recess minute recess at 7:25 p.m. The Board came back in session at 7:50 p.m. with all Commissioners present except Commissioner Coleman.

XI. NEW BUSINESS

A. Approved purchase of approximately 30 acres at 3511 East Lee Street in Greensboro at a price of $600,000 for property required for construction of the Southeast Area Elementary School. The land will be purchased from local bond proceeds currently authorized and appropriated in connection with the existing Southeast Area Elementary School project ordinance.
Motion was made by Commissioner Yow, and seconded by Commissioner Parks to approve the purchase.

**VOTE:** Motion carried 8 - 0

**AYES:** Commissioners Alston, Cashion, Davis, Gibson, Parks, Perkins, Winstead and Yow.

**NOES:** None.

**ABSENT:** Commissioner Coleman

B. Approved the 2.048 (+/-) acres located at 505 W. Sycamore Street (also described in the attached legal description), in an amount at or around $2,000,000 to the YMCA with the condition of reserving 28 parking spaces, as set out on the property survey, for the purpose of accommodating visitor parking for the Guilford Detention Center or such other needs as determined by the County, and authorize staff to take all reasonable and necessary steps to sell said property. The County will have right of first refusal in the future on the property or the building.

Motion was made by Commissioner Gibson, and seconded by Commissioner Cashion to approve sale of approximately 2.048 (+/-) acres located at 505 W. Sycamore Street (also described in the attached legal description), in an amount at or around $2,000,000 with the condition of reserving 28 parking spaces, as set out on the property survey, for the purpose of accommodating visitor parking for the Guilford Detention Center or such other needs as determined by the County, and authorize staff to take all reasonable and necessary steps to sell said property.

Commissioner Coleman entered the meeting at 8:00 p.m.

Commissioner Parks said he did not think parking downtown was plentiful and he wanted more information. He asked if the County can survive with this amount of spaces.

Chairman Alston said the County can do without this parking lot and the County wants to be good neighbors with the YMCA.

Commissioner Yow says he was not satisfied that the County has adequate parking for the jail. He said he has no problems working with the YMCA and also looking at alternate parking places.

Vice Chairman Gibson said he would support the sale of the property but he has serious doubts about adequate parking. He suggested the County should sit down with the City of Greensboro to discuss shared parking.

Commissioner Cashion inquired why the agenda item does not specifically state the sale of the property will be to the YMCA.

Mark Payne, County Attorney, said the intention is to sell to the YMCA.

Commissioner Cashion asked to add the language to the motion.
Commissioner Gibson agreed to amend the motion if necessary but asked if the property would be put through upset bid.

Mr. Payne explained the steps for the upset bid and added the Board can direct the staff to negotiate with the YMCA.

Commissioner Cashion asked if the Board is going to specify who the County is going to sell the property to.

Mr. Payne said the staff will start negotiations with the YMCA. Mr. Payne said the County will sell property subject to restrictions and the 28 reserved spaces is a condition of the sale and the staff can also add other conditions such as the other spaces must be available to the YMCA.

Commissioner Yow asked about fair market value of the property if the restrictions are placed on it.

Mr. Payne said it is legal to put conditions on the property. He said the Board is restricting the market but they have the right to do that.

Commissioner Yow said the restrictions will skew the process and the taxpayers will not get the most money for the property.

Chairman Alston asked the County Attorney for language to add to the motion to satisfy Commissioner Cashion’s concerns.

Mr. Payne suggested language be added to direct staff to negotiate for the sale of property at price of at or about $2 million reserving 28 spaces for use of the County and to put such conditions on the property as necessary to ensure the YMCA has adequate parking so long as they are using the property for the purpose they are using it now. The County will have first right of refusal in the future to reacquire the property and authorize the staff to take all necessary steps to secure the sale.

Commissioner Cashion said she was satisfied with the additional language to amend the original motion.

The Deputy Clerk restated the amended motion with the language suggested by the County Attorney.

Commissioner Coleman said she thought the Board was making a mistake by adding these restrictions. She said the County should jointly build a parking deck with the YMCA and the County is giving away parking without considering their needs.

Chairman Alston said it was his opinion that the County does not need to go into a debt for parking. He said the Board previously discussed doing something with the other properties around the jail.
Vice Chairman Perkins agreed with Commissioner Coleman the County could have worked something out as a joint venture but the County does not have the money to spend right now. He added he understands the YMCA’s concerns but the Board should entertain any offer for the property.

Mr. Payne clarified that the Board authorizes the staff to execute the sale based on the offer. He said the offer is the YMCA will pay $2 million based on the restrictions in place. He said any other offers the staff receives will be presented to the Board for consideration.

Commissioner Gibson said he does not agree with the YMCA that they will lose spaces while a parking deck is constructed. He asked what would have happened if the Board of Commissioners had not exercised their right of first refusal to purchase the property.

Mr. Payne said he believed the Board of Education was not subject to the upset bid requirements and could have sold it directly to the purchaser.

Commissioner Gibson said his intent is to sell the property to the YMCA but if someone else is willing to offer more the Board should consider it and the YMCA can always come back with another offer.

Chairman Alston said he was willing to sell without restrictions because he didn’t believe anyone else would be interested in the property.

Mr. Payne asked if the Chairman was also suggesting removing the restriction to reserve 28 spaces. Chairman Alston clarified the restrictions to reserve the 28 spaces would remain along with the first right of refusal for the building and the parking lot.

Commissioner Cashion said she cannot support this if not being sold to the YMCA.

Commissioner Winstead said he supported selling the property and could not imagine anyone paying more than $2 million for the lot. He added that he did not want to restrict the YMCA in what they could do in the future with the lot.

Substitute motion was made by Chairman Alston, and seconded by Commissioner Cashion to remove the restrictions previously added and go back to the original motion to sell 2.048 (+/-) acres located at 505 W. Sycamore Street (also described in the attached legal description), in an amount at or around $2,000,000 to the YMCA with the condition of reserving 28 parking spaces, as set out on the property survey, for the purpose of accommodating visitor parking for the Guilford Detention Center or such other needs as determined by the County, and authorize staff to take all reasonable and necessary steps to sell said property. The County will have right of first refusal in the future on the property or the building.

Vice Chairman Perkins pointed out that the Board has the right to accept or reject any bids.

Mr. Payne asked for clarification on right of first refusal. Chairman Alston said the right of first refusal would be used if the purchaser sells the property or the building.
Commissioner Yow questioned whether the Board could add the right of first refusal on the building since that is not a part of this transaction.

Chairman Alston said the right of first refusal was discussed in the work session and the YMCA previously agreed to that restriction. He said the County can request this restriction in the negotiations.

VOTE: Substitute Motion carried 8 - 1
AYES: Commissioner Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, and Winstead.
NOES: Commissioner Yow.

C. Approved the proposed name of buildings submitted by the Building Naming committee at the March 13, 2012 and March 29, 2012 meetings.

Commissioner Cashion noted a correction to Item (k.) which should read Juvenile Detention Center. She added that the proposed names have been available for review on the County website. She read the names of the proposed names of the County Parks.

Commissioner Gibson emphasized all Board is voting on tonight is the potential name changes and this will be revisited when there are cost figures available.

Motion was made by Commissioner Davis, and seconded by Commissioner Parks to approve the proposed names.

VOTE: Motion to approve carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
NOES: None.

APPROVED BUILDING NAMES

<table>
<thead>
<tr>
<th>BUILDING LOCATION</th>
<th>RECOMMENDED NAME</th>
</tr>
</thead>
<tbody>
<tr>
<td>a. 1203 Maple Street, Greensboro Building</td>
<td>Guilford County Blanche C. Sterne Human Services</td>
</tr>
<tr>
<td>b. 301 N. Raleigh Street, Greensboro</td>
<td>Guilford County Jonesboro Building</td>
</tr>
<tr>
<td>c. 300 Plainfield Road, Summerfield</td>
<td>Guilford County Bill Craft Trail</td>
</tr>
<tr>
<td>d. 1339 Headquarters Drive, Greensboro</td>
<td>Guilford County Emergency Medical Services Base 1</td>
</tr>
<tr>
<td>e. 201 Montlieu Avenue, High Point</td>
<td>Guilford County Emergency Medical Services Base 2</td>
</tr>
<tr>
<td>f. 1002 Meadowood Street, Greensboro</td>
<td>Guilford County Emergency Medical Services Base 3</td>
</tr>
<tr>
<td>g. 2206 Fernwood Drive, Greensboro</td>
<td>Guilford County Emergency Medical Services Base 4</td>
</tr>
<tr>
<td>h. 6498 Franz Warner Parkway, Whitsett</td>
<td>Guilford County Emergency Medical Services Base 5</td>
</tr>
<tr>
<td>i. 300 Concord Street, Greensboro</td>
<td>Guilford County Emergency Medical Services Base 6</td>
</tr>
<tr>
<td>j. 1321 N. O’Henry Boulevard, Greensboro</td>
<td>Guilford County Emergency Services Garage</td>
</tr>
<tr>
<td>k. 15 Lockheed Court, Greensboro</td>
<td>Guilford County B. Gordon Gentry Juvenile Detention Center</td>
</tr>
<tr>
<td>---------------------------------</td>
<td>----------------------------------------------------------</td>
</tr>
<tr>
<td>l. 3309 Burlington Road, Greensboro</td>
<td>Guilford County Hall-Webb Agricultural Center</td>
</tr>
<tr>
<td>m. 211 S. Centennial St., High Point</td>
<td>Guilford County Dr. Otis E. Tillman, Sr. Building</td>
</tr>
<tr>
<td>n. 325 E. Russell St., High Point</td>
<td>Guilford County John W. Langford Building</td>
</tr>
<tr>
<td>o. 400 W. Washington Street Greensboro</td>
<td>Guilford County Otto Zenke Building</td>
</tr>
<tr>
<td>p. 7315 Howerton Road, Elon</td>
<td>Guilford County Hall-Webb Agricultural Center</td>
</tr>
<tr>
<td>q. 201 S. Eugene Street, Greensboro</td>
<td>Guilford County New Courthouse Building</td>
</tr>
<tr>
<td>r. 505 E. Green St., HP 27260, High Point</td>
<td>Guilford County Courthouse Building</td>
</tr>
<tr>
<td>s. 301 W. Market Street, Greensboro</td>
<td>Guilford County Old Courthouse Building</td>
</tr>
<tr>
<td>t. 4525 W. Wendover Avenue, Greensboro</td>
<td>Guilford County Animal Shelter</td>
</tr>
<tr>
<td>u. 710 Huffine Mill Road, Greensboro</td>
<td>Guilford County Old Polio Building</td>
</tr>
<tr>
<td>v. 1103 W. Friendly Avenue, Greensboro</td>
<td>Guilford County Dr. John E. Chandler, III Dental Clinic</td>
</tr>
<tr>
<td>w. 507 E. Green Drive, High Point</td>
<td>Guilford County Detention Center Sheriff’s Office</td>
</tr>
<tr>
<td></td>
<td>High Point</td>
</tr>
</tbody>
</table>

**APPROVED FROM ADDENDUM:**

| 5835 Bur-Mil Club Rd Greensboro | Guilford County Bur-Mil Park |
| 5217 W. Wendover Avenue, High Point | Guilford County Gibson Park |
| 5920 Hagan-Stone Park Road Pleasant Garden | Guilford County Guilford-McIntosh Park |
| 3421 Northeast Park Drive, Gibsonville | Guilford County Northeast Park |
| 6309 Southwest Park Drive, Greensboro | Guilford County Southwest Park |
| 9652 E. Mountain Street Kernersville | Guilford County Triad Park |
| 300 Plainsfield Road, Summerfield | Guilford County Bill Craft Trail |

**NOTE:** Guilford County Emergency Service facilities utilized for operational responses will maintain their respective name/numerical identifier in order to maintain consistency with departmental operational plans and the Computer Aided Dispatch system utilized by GM 9-1-1.

**The County Seal will be placed on all buildings.**

Commissioner Cashion added that at the last Building Naming Committee meeting Commissioners Davis and Parks presented a joint proposal to name the building at 201 S. Greene St., Greensboro, for former Commissioner W.G. Dunovant Sr. She said the proposal will be on the agenda for consideration at the next Board of Commissioners meeting. She welcomed any suggestions from Commissioners and employees for meeting rooms.

D. **Set Community Budget Meetings for April 23rd at 5:30 p.m. in the Old Courthouse for Districts 4, 8, and 9, April 24th at 6:30 p.m. at the High Point Chamber of Commerce for Districts 1, 2, and 5, and April 25th at 6:30 p.m. in Commissioners’ Meeting Room for Districts 3, 6, and 7. Cancel April 26th Budget Work Session and set Budget Work Sessions for Monday, April 30th at 12:00 p.m. in the Blue Room and May 10th at 2:00 p.m.**
Motion was made by Chairman Alston, and seconded by Commissioner Davis to approve setting the meeting dates.

Several Commissioners discussed scheduling conflicts with Community meeting dates.

Commissioner Coleman suggested 6:30 p.m. for the start time for the Community meetings. Commissioner Davis agreed.

Chairman Alston agreed to amend the motion to start the Community meetings at 6:30 p.m. if possible.

The Clerk stated that she would need to contact the High Point Chamber of Commerce to check the availability of the room for the adjusted start time of 6:30 p.m.

VOTE: Motion to approve carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
NOES: None.

E. New Business from County Commissioners.

Vice Chairman Perkins said he was still waiting on the list of the subcontractors from the jail.

Sandra Woodard, Property Management, indicated she would ask again for the information from Balfour Beatty.

XII. MADE APPOINTMENTS/REAPPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS

Effie Varitimidis, Clerk to Board, read the recommendations for appointment/reappointment.

Motion was made by Vice Chairman Perkins, and seconded by Commission Davis to approve appointments and reappointments.

VOTE: Motion to approve carried 9 – 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
NOES: None.

Adult Care Community Advisory Committee
Reappointed Melissa Vatalaro (term expiring 04/1/2015)
Reappointed Terry Mitchell (term expiring 04/1/2015)
Appointed Latoya Marsh (term expiring 04/01/2013)

Agricultural Advisory Board
Appointed Harold Alexander Sr. as an alternate (term expiring 12/31/13)
Board of Equalization and Review
Reappointed W. Douglas Williams (04/16/2015)
Reappointed David Ruden (04/16/2015)
Reappointed Willie Johnson as an alternate (04/16/2015)

Commission on Aging
Reappointed Diane McLaughlin (term expiring 03/01/2015)
Reappointed Mary McFarlin (term expiring 03/1/2015)

Fire District Commission-Pleasant Garden
Appointed Robert Wyrick Jr. (09/30/2013)

John Motley Morehead Memorial Commission
Reappointed James Gray Rucker (term expiring 09/1/2017)

Nursing Home Community Advisory Commission
Reappointed Diane McLaughlin (term expiring 02/01/2015)
Reappointed Gloria Robinson (term expiring 04/01/2015)
Reappointed Anne Hice (term expiring 04/01/2015)
Appointed Linda Lewis (term expiring 04/01/2013)
Appointed Charlynn Dawson (term expiring 04/01/2013)
Appointed Mike Runkle (term expiring 04/01/2013)

Parks and Recreation
Reappointed Bill Revels (term expiring 02/01/2015)

Piedmont Triad Airport Authority
Reappointed Steve Showfety (term expiring 04/01/2015)

Transportation Advisory Board
Reappointed Alva Cromartie (term expiring 03/01/2015)
Appointed Kyle Craigie (term expiring 04/01/2015)

XIII. COMMENTS FROM COMMISSIONERS

Commissioner Parks recounted several community events he recently attended including the Ignite High Point event.

The Clerk announced the North Carolina Legislative Delegation will be meeting at the City of Greensboro on April 30th at 3:00 p.m. so she suggested setting the meeting with the delegation at 2:00 p.m. on April 30th.

Chairman Alston recommended setting the meeting with delegation at 2:00 p.m. on April 30th.

Motion was made by Vice Chairman Perkins, and seconded by Commissioner Cashion to set the meeting at 2:00 p.m.
VOTE: Motion to approve carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
NOES: None

Commissioner Cashion spoke about the Sheetz grand opening on March 22nd. She also spoke about a recent Arts tour in Charlotte and a new program at UNCG to evaluate a Family Crisis Center here in Guilford County.

Vice Chairman Perkins spoke about Recycle Day and thanked the staff in Solid Waste and the Sheriff’s Office for their efforts.

Chairman Alston announced at the regional NAACP on March 24th they honored Commissioner Carolyn Coleman with the lifetime achievement award. Commissioners congratulated Commissioner Coleman for receiving this honor.

XVI. HELED CLOSED SESSION FOR THE POSSIBLE LOCATION OR EXPANSION OF BUSINESS OR INDUSTRY AND CONSULT WITH THE ATTORNEY

Motion was made by Commissioner Parks, and seconded by Vice Chairman Perkins to enter closed session.

VOTE: Motion to enter closed session carried 9 - 0
AYES: Commissioners Alston, Cashion, Coleman, Davis, Gibson, Parks, Perkins, Winstead, and Yow.
NOES: None.

The Board entered closed session at 9:00 p.m. The Board reconvened in open session 9:25 p.m.

XVII. SET PUBLIC HEARING FOR MAY 3, 2012

Motion was made by Commissioner Parks, and seconded by Commissioner Yow to adjourn.

The motion to adjourn carried unanimous consent at 9:26 p.m.

The Board reconvened into open session at 9:27 p.m. with Commissioners Alston, Cashion, Davis, Gibson, Parks, Perkins, Winstead, and Yow present.

Motion was made by Commissioner Parks, and seconded by Vice Chairman Perkins to approve setting public hearing for May 3, 2012 at 5:30 p.m. for an economic incentive request.

The motion to set the public hearing carried by unanimous voice vote.

COUNTY MANAGER FILES REPORTS OF OUT OF STATE TRAVEL AND CONTRACTS FOR THE MONTH OF MARCH 2012
County Manager Fox files her report of out of state travel and contracts approved by her for the month of March 2012. (See copy in file with these minutes.)

**ADJOURNED**

There being no further business, the meeting was adjourned at 9:28 p.m.

_____________________________

Chairman

_____________________________

Deputy Clerk