

RANLO BOARD OF COMMISSIONERS SPECIAL JULY 20TH 2021 MEETING
RANLO TOWN HALL
1624 SPENCER MOUNTAIN RD, RANLO, NC 28054
JULY 20TH, 2021
6:00 PM

MINUTES

Governing Body Present:

Mayor	Lynn Black
Commissioner	Robin Conner
Commissioner	Jamie Fowler
Commissioner	Effie Locklear

Staff Present:

Town Manager	Jonathan Blanton
Town Clerk	Sarah Rowan

I. Call to Order and Roll Call

Mayor Black called the meeting to order and Town Clerk Sarah Rowan conducted the roll call. Mayor Pro-Tem Cordell and Commissioner Moore were not present.

Mayor Black offered the invocation.

II. Adoption of the Agenda

Commissioner Fowler motioned to adopt the agenda and Commissioner Locklear provided the second. The vote was 3-0.

III. Comments from Attendees

The Town Manager reported that there were no comments from attendees wishing to address the Board.

IV. Approval of the July 8th 2021 Board of Commissioners Monthly Meeting Minutes

Commissioner Locklear motioned to approve the July 8th Board of Commissioners' Monthly Meeting Minutes. Commissioner Conner provided the second. The vote was 3-0.

V. Review of a Petition for Voluntary Annexation under North Carolina General Statute 160A-31

The Town Manager reported that he has been in correspondence with WBTV in regards to annexing 152.7 acres of Spencer Mountain into the town limit. He reported that they had reached an agreement in regards to granting the town an easement and also gaining the voluntary annexation petition. The Town Manager explained that the next step to move forward with the annexation process would be a Resolution Directing the Clerk to Investigate the Sufficiency of a Petition for Voluntary Annexation. Upon the adoption of the Resolution, the Town Manager reported that the Board will meet again on Thursday July 29th to get a report on the Resolution and set a public hearing for the August regular meeting.

Commissioner Fowler posed a question about the increased tax base based on the assessment. The Town Manager explained that the property is assessed at \$1.9 million dollars, so it would come out to a few thousand dollars specific to Ranlo. The Town Manager explained that he can provide the exact figure at a later date.

Mayor Black explained that a reason for the annexation is to provide police protection and see faster police response times.

The Town Manager explained that WBTV also leases property at the top of the mountain to private business entities. The Fire rating will also go down, as the Spencer Mountain Fire District has an ISO of 5 while Ranlo Fire and Rescue has an ISO of 4. The Town Manager explained that for insurance purposes, it would be much more advantageous for the property to be in the Ranlo Fire District.

The Town Manager reported that he had reached out to Spencer Mountain Fire Department to inform them of the annexation. He explained that when the annexation becomes effective, Ranlo will have to assess any type of debt that Spencer Mountain Fire Department has and pay a portion of the debt due to Ranlo taking it from its Fire District. The Town Manager reported that he had met with the Fire Chief the previous Friday and was informed that Spencer Mountain Fire Department has around \$800,000 dollars of debt. The Town Manager explained that Ranlo will take the value of the property being \$1.9 million dollars divided by the entire value of the tax district being approximately \$400 million dollars to get .0007% of the debt. The Town manager explained that the debt would be a separate process through the LGC.

VI. Resolution Directing the Clerk to Investigate the Sufficiency of a Petition for Voluntary Annexation under North Carolina General Statute 160A-31

The Town Manager presented the Board with the Resolution Directing the Clerk to Investigate the Sufficiency of a Petition for Voluntary Annexation under North Carolina General Statute 160A-31. Commissioner Locklear motioned to approve and Commissioner Conner seconded the motion. The vote was 3-0.

VII. Adjournment

Commissioner Fowler motioned to adjourn the July 20th Special Meeting and Commissioner Locklear provided the second. The vote was 3-0.

ATTESTED TO:

Mayor Lynn Black

Recorder and Transcriber of the minutes for Special Board Meeting of July 20th, 2021