

## Economic Development – Incentive Grants

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**PROGRAM DESCRIPTION:** In order to expand economic development options for Cabarrus County that will diversify the tax base, offer improved employment opportunities for its citizens and promote the economic growth and welfare of the business and industrial community, the Board of County Commissioners has implemented guidelines to encourage new industry location decisions within the county and to assist existing industrial expansions. The Industrial Development Incentive program has assisted in bringing major corporations to Cabarrus County, along with encouraging expansions of several existing corporations.

- **390 Business Boulevard, LLC (TY2014 FY2015 - TY2016 FY2017)**

Based on an Estimated Eligible Fixed Asset Valuation of approximately \$4,000,000 for TY2015, we will appropriate \$24,000 to FY2016. Any of the outstanding appropriated budget balance of \$18,000 will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for three consecutive years. FY2016 will be the second year for 390 Business Boulevard, LLC.

- **Celgard (TY2012 FY2013 – TY2018 FY2019)**

Celgard has been awarded two EDC Grants with multiple phases per Grant and overlapping timeframes. The first grant has been initiated with payments projected through FY2017. The grantee has made substantially all of the investment for the second grant but initiation has been delayed. The outstanding appropriated budget balance of \$1,676,093 less currently paid amounts will be carried forward from FY2015. At this time the budgeted total is projected to cover the remaining years of the first grant's 3 phases, FY2015-FY2017, and the second grant's first year, FY2017, with the balance to be applied to the second year, FY2018 of the 3 phase, 3 year grant. 85% of qualifying amount will be granted to industry for four years per phase of the first grant and three years per phase for the second grant, with each year's value being adjusted by a factor for depreciation. FY2016 will be the fourth year for Celgard's first grant and carry over from the prior year should absorb FY 2016 obligation.

- **Corning Inc., (TY2013 FY2014 – TY2018 FY2019)**

Corning has been awarded two EDC Grants with overlapping timeframes. At this time the first grant has been initiated with payments pending for the first 2 of the 3 years. The second grant was budgeted based on originally projected timeframe but initiation has been delayed. Accordingly, there is no new appropriation for these grants for FY2016. The outstanding appropriated budget balance of \$1,443,000 less current payments will be carried forward from FY2015. At this time the budgeted total is projected to cover the first grant's 3 years, FY2014-FY2016, and the 2<sup>nd</sup> grant's first year, FY2017, with the remainder applied to the second year, FY2018, of the 3 year grant. 85% of qualifying amount will be granted to industry for three consecutive years, per grant, with each year's value being adjusted by a factor for depreciation. FY2016 will be the third year for Corning's first grant.

- **Creamery Concord, LLC (TY2012 FY2013 - TY2016 FY2017)**

Based on an Estimated Eligible Fixed Asset Valuation of approximately \$1,700,000 we will appropriate \$11,000 for FY2016. The outstanding appropriated budget balance of \$11,000 less current payments will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for five consecutive years with each year's value being adjusted by a factor for depreciation. FY2016 will be the fourth year for Creamery Concord, LLC.

- **DNP IMS America Corp (TY2012 FY2013 - TY2014 FY2015)**

DNP has been awarded a three year EDC grant with payments pending for all three years. Accordingly, no new appropriations are being made at this time. The outstanding appropriated budget balance of \$418,000

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less current payments will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for three consecutive years, with each year's value being adjusted by a factor for depreciation. FY2015 will be the third and final year for DNP IMS America Corporation.

- **FlyRight (TY2014 FY2015 - TY2016 FY2017)**

Phase 1 of the EDC Grant has been completed. Phase 2 of this grant is currently based on an Estimated Eligible Fixed Asset Valuation of approximately \$5,000,000 and correspondingly we will appropriate \$30,000 to FY2016. The outstanding appropriated budget balance of \$33,000 less current payments will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for three consecutive years, with each year's value being adjusted by a factor for depreciation. FY2016 will be the second year for this phase of the FlyRight Grant.

- **Great Wolf Lodge of the Carolinas (TY2010 FY2011 - TY2014 FY2015)**

Great Wolf has been awarded a five year EDC grant. At this time the last payment is pending. Accordingly, no appropriation is being made for FY2016. The outstanding appropriated budget balance of \$500,000 less current payments will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for five consecutive years with each year's value being adjusted by a factor for depreciation. FY2015 will be the fifth and final year for Great Wolf Lodge of the Carolinas.

- **NOLIM Group (Fortune Drive Rd – FY2008)**

A memorandum of understanding between the City of Concord, Cabarrus County and NOLIM Group to share the cost associated with the installation of storm water drainage, water lines, sanitary sewer lines and other infrastructure necessary to service commercial real estate development along the Fortune Avenue Extension in the International Business Park. These funds (\$600,000 by County) were granted upfront with Nolim required to cause an increase in assessment of \$30,000,000 by December of 2017 or repay a proportional amount of the grant.

- **PreGel (TY2014 FY2015 - TY2017 FY2018)**

PreGel was awarded a three phase EDC grant of three years per phase. At this time, due to a delay in initiation, the budgeted amount is projected to cover the first 2 years of the grant, FY2015-FY2016. Accordingly no new appropriations will be made for FY2016. The outstanding appropriated budget balance of \$143,000 less current payments will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for three consecutive years, per phase, with each year's value being adjusted by a factor for depreciation. FY2016 will be the second year for PreGel's expansion Grant.

- **S&D Coffee & Tea (TY2015 FY2016 - TY2021 FY2022)**

S&D was awarded a four phase EDC grant of five years per phase. Based on an Estimated Eligible Fixed Asset Valuation of approximately \$20,000,000 we have budgeted \$119,000 for FY2016. 85% of qualifying amount will be granted to industry for five consecutive years, per phase, with each year's value being adjusted by a factor for depreciation. FY2016 will be the first year for S&D Coffee & Tea.

- **Mall at Concord Mills Limited Partnership for Sea Life Charlotte LLC (TY2015 FY2016 - TY2020 FY2021)**

Mills was awarded a six year EDC grant. Initiation of the grant was delayed a year from original projection. Accordingly, no new appropriation will be made for FY2016 as the \$53,000 previously appropriated will be carried forward from FY2015 and be applied to the newly identified initial year of the grant, FY2016. 85% of qualifying amount will be granted to industry for six consecutive years, per phase, with each year's value being adjusted by a factor for depreciation. FY2016 will be the first year for Simon Properties.

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- SP Richards (TY2013 FY2014 - TY2015 FY2016)**

Based on an estimated Eligible Fixed Asset Valuation of approximately \$10,300,000 we will appropriate \$46,000 to FY2016. The outstanding appropriated budget balance of \$78,829 less current payments will be carried forward from FY2015. 85% of qualifying amount will be granted to industry for three consecutive years, with each year’s value being adjusted by a factor for depreciation. FY2016 will be the third and final year for SP Richards.

	<b>FY 2014 ACTUAL</b>	<b>FY 2015 REVISED</b>	<b>FY 2016 ADOPTED</b>	<b>ADOPTED CHANGE</b>	<b>PERCENT CHANGE</b>
<b>Incentive Grant Expenditures</b>					
390 Business Boulevard, LLC	0	18,000	24,000	6,000	33%
Celgard	0	2,270,000	0	(2,270,000)	-100%
Corning, Inc.	0	1,443,000	0	(1,443,000)	-100%
Creamery Concord, LLC	10,328	11,000	11,000	0	0%
DNP IMS America Corp	0	418,000	0	(418,000)	-100%
FlyRight	0	33,000	30,000	(3,000)	-9%
Great Wolf Lodge of the Carolinas	505,332	500,000	0	(500,000)	-100%
PreGel, Inc.	0	143,000	0	(143,000)	-100%
S & D Coffee & Tea	0	0	119,000	119,000	0%
SP Richards	0	143,000	46,000	(97,000)	0%
Mall at Concord Mills Limited Partnership for Sea Life Charlotte LLC	0	53,415	0	(53,415)	-100%
<b>Total</b>	<b>\$ 515,660.00</b>	<b>\$ 5,032,415.00</b>	<b>\$ 230,000.00</b>	<b>\$ (4,802,415.00)</b>	<b>-95.43%</b>

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# Planning and Development- Planning

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## **MISSION:**

The mission of Cabarrus County Planning and Zoning is to enhance the quality of life for citizens through the implementation of federal, state, and local laws, ordinances, and regulations related to the use of land, thereby building a viable community where citizens, businesses, and industry thrive together.

## **MANDATE:**

Enabling Legislation GS 153A for subdivision and zoning control, GS §143-214 for mandated watershed protection and GS §153-341 requires zoning to be in accordance with a comprehensive plan.

## **OVERVIEW:**

The Planning Division is responsible for providing planning services in unincorporated Cabarrus County. Current planning services include administering the subdivision and zoning ordinances, processing subdivision plat applications, processing rezoning requests, conditional use permits and variance requests, coordinating subdivision and rezoning reviews, and initiating and preparing ordinance amendments. Long range planning services include creating and updating long range planning documents, performing population estimates for Cabarrus County and analyzing growth patterns in Cabarrus County. The planning division also provides staff assistance to the Cabarrus County Schools for site selection and future growth planning. Transportation planning services are provided through staff representation and participation on Metropolitan Planning Organization committees. Planning Division Staff serve as support staff to the Planning and Zoning Board and the Board of Commissioners and work on special projects for the County Manger. Additionally, the Planning Division provides support services for plan updates and studies conducted by other departments, as well as regional studies. This division is also responsible for E911 addressing administration, including data entry and system maintenance for all of Cabarrus County.

## **MAJOR ACCOMPLISHMENTS:**

- Building permit data for Cabarrus County School System fully automated in Accela System
- Building permit data received from other jurisdictions to update information in Accela for School System 10 year Long Range Plan
- SOPs created for training of new staff and for cross-training of current staff
- Additional record types created in the Accela program for planning tasks and case processing
- Commencement of Town of Midland 2030 Land Use Plan analysis for co-adoption
- Exploration of co-adoption of amendments to Eastern Area Plan as Adopted by Town of Mount Pleasant

## **CHALLENGES & TRENDS:**

- Number of subdivision lots being recorded in unincorporated county is less than FY2014
- Project interest requiring Planning and Zoning Commission approval has increased
- Number of pre-application meetings for projects has increased
- Staffing challenges throughout the fiscal year related to resignations of planning staff
- Frequency of addressing conflicts reported by Communications/Dispatch has increased
- Increased development approvals have increased the need for addressing services provided for the cities and towns

# Planning and Development- Planning

- Continue to explore ways to eliminate duplicate work for 911 Coordinator created by outside business processes
- Work in the Accela system is needed for reporting and for record types

## BUDGET HIGHLIGHTS & CHANGES:

- CONNECT Our Future Regional Plan Participation
- CVB Way-finding Committee Participation
- Town of Harrisburg Bike and Pedestrian Transportation Plan Steering Committee Participation
- Cabarrus County Long Range Transportation Plan Update Committee Participation
- WSACC long range plan update
- Second senior planner position has been released for hire

## BUDGET SUMMARY:

	Actual FY14	Amended FY15	Department Request FY16	Adopted FY16	% Change FY15 to FY16
<b>Expenditures</b>					
Personnel Services	434,381	452,648	484,792	484,548	7.05%
Operations	35,886	37,555	40,408	40,058	6.66%
<b>Total Expense</b>	<b>\$ 470,267</b>	<b>\$ 490,203</b>	<b>\$ 525,200</b>	<b>\$ 524,606</b>	<b>7.02%</b>
<b>Revenues</b>					
Intergovernmental	-	-	-	-	0.00%
Fees & Other	89,065	85,851	86,671	87,171	1.54%
<b>Total Revenue</b>	<b>\$ 89,065</b>	<b>\$ 85,851</b>	<b>\$ 86,671</b>	<b>\$ 87,171</b>	<b>1.54%</b>
<b>Staffing</b>					
FTE Positions	6.000	6.000	6.000	6.000	0.000

## PERFORMANCE SUMMARY:

### County-wide Goal(s) Supported:

- Preserve and enhance the quality of life by addressing growth with sound public policies that sustain resources, provide high quality services, and fund infrastructure needs

### Program Goals:

- Provide technical assistance to Cabarrus County Schools for effective management of student growth
- Provide effective long range planning services for unincorporated Cabarrus County
- Review of zoning and subdivision ordinances related to ease of use by customers and conformance with current State Statutes
- Participate in partnerships for growth management
- Participate in regional opportunities for collaboration
- Provide timely reviews for subdivisions
- Provide timely reviews for projects submitted for Planning and Zoning Commission consideration

# Planning and Development- Planning

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## Program Strategies:

- Maintain accurate building permitting data and project data using the Accela permitting system to determine where growth is occurring
- Staff reports for Planning and Zoning Commission and Board of Commissioners include information on long range plans for consistency with adopted plans
- Foster relationships with other jurisdictions and agencies where there are opportunities to partner.
- Periodic review of ordinances for relevancy
- Periodic review of ordinances for recurring issues
- Review and approve 90% of plats submitted within 30 days of submittal
- Present 90% of Planning and Zoning Commission cases to the Board within 45 days of submittal
- Participate in multi-jurisdictional and regional projects when appropriate

## PERFORMANCE MEASURES:

	FY 2014 ACTUAL	FY 2015 ACTUAL	FY 2016 TARGET
# Planning and Zoning cases submitted for Commission consideration	7	7	5
# Cases approved by Planning and Zoning Commission within 45 days	6	3	5
% Cases approved by Planning and Zoning Commission within 45 days	86	43	100
# Plats reviewed by staff	82	59	65
# Plats approved within 30 days of submittal	81	48	65
% Plats approved within 30 days of submittal	99%	78%	100%
# School sites analysis projects with staff participation	0	2	0
# Planning areas including unincorporated Cabarrus County properties	5	5	5
# Area plans updated or revised	NEW	NEW	1
# multi-jurisdictional projects with staff participation	NEW	5	1

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# Planning & Development – Community Development

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## **MISSION:**

To provide housing rehabilitation and referral services to underserved populations that result in energy efficient, safe, affordable housing for low to moderate income, disabled, and elderly residents to promote aging in place.

## **MANDATE:**

Community Development is not mandated but is authorized by § 153A-376.

## **OVERVIEW:**

The Community Development Division applies for, and administers, grants to rehabilitate housing, provide energy efficiency upgrades, construct new infrastructure, and provide economic opportunities to low income families in Cabarrus County. Cabarrus County participates in a consortium with seven other jurisdictions to receive HOME Investment Partnership program funds from the US Department of Housing and Urban Development. The HOME program allows for general housing rehabilitation. Other programs include the Weatherization Assistance program (WAP), Heating and Air Repair and Replacement Program (HARRP) and Housing and Home Improvement (HHI). These programs provide energy efficiency upgrades to homes, repairs and/or replacements of HVAC systems and mobility and accessibility improvements for the elderly. Housing and Home Improvement is a program that is only for elderly persons and the WAP and HARRP programs are for very low income persons and families, with priority given to elderly and disabled persons. All of these programs are used cooperatively to provide low income, elderly and disabled residents with safe, affordable housing. Additional benefits to the county are reducing Medicare and Medicaid costs by reducing falls and allowing elderly and disabled persons to age in place.

## **MAJOR ACCOMPLISHMENTS:**

- Staff met unit obligations for the Weatherization and the Heating and Air Repair and Replacement programs last year
- Community Development staff have been working on certifications and training that is required for the Weatherization program

## **CHALLENGES & TRENDS:**

- Staffing and budgeting are difficult for the Community Development Division due to late release dates for funding amounts from all of the grant programs. The funding amounts are typically released well after the county's budget submission dates

## **BUDGET HIGHLIGHTS & CHANGES:**

- The Community Development budget will be projected with last year's grant information due to the late notice regarding funding amounts. This has been the method used for projections the last three years

# Planning & Development – Community Development

## BUDGET SUMMARY:

	Actual FY14	Amended FY15	Department Request FY16	Adopted FY16	% Change FY15 to FY16
<b>Expenditures</b>					
Personnel Services	177,446	173,156	177,592	177,502	2.51%
Operations	359,656	378,893	383,772	399,058	5.32%
<b>Total Expense</b>	<b>\$ 537,102</b>	<b>\$ 552,049</b>	<b>\$ 561,364</b>	<b>\$ 576,560</b>	<b>4.44%</b>
<b>Revenues</b>					
Intergovernmental	390,969	370,642	370,642	386,923	4.39%
Fees & Other	3,866	4,750	-	-	-100.00%
<b>Total Revenue</b>	<b>\$ 394,835</b>	<b>\$ 375,392</b>	<b>\$ 370,642</b>	<b>\$ 386,923</b>	<b>3.07%</b>
<b>Staffing</b>					
FTE Positions	3.000	3.000	3.000	3.000	0.000

## PERFORMANCE SUMMARY:

### County-wide Goal(s) Supported:

- Ensure that all citizens have equal opportunity and access to education, health care, and economic prosperity and encourage citizens to fulfill their potential and contribute to their community

### Program Goals:

- Provide energy efficiency and handicap accessibility improvements to housing for low income, elderly, disabled persons and families
- Provide safe, affordable, energy efficient housing for low income persons and families
- Provide handicap modifications and home improvements to allow elderly persons to age in place

### Program Strategies:

- Rehabilitate homes to bring from substandard to standard condition
- Increase energy efficiency of homes through Weatherization services
- Improve access to homes through installation of accessibility features for older adults
- Repair or replace HVAC systems
- Make miscellaneous housing repairs to provide safe, sanitary housing conditions for older adults

# Planning & Development – Community Development

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## PERFORMANCE MEASURES:

	FY 2014 ACTUAL	FY 2015 ACTUAL	FY 2016 TARGET
# Homes weatherized	25	37	31
# Handicap modifications	30	21	20
# HVAC systems repaired or replaced	28	37	25
# Units brought to standard	1	1	1
Average Cubic Feet per minute reduction in air filtration in weatherized homes	700	527	500
% Customer satisfaction with weatherized units	NEW	100%	70%

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# Planning and Development – Soil & Water Conservation

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## **MISSION:**

Cabarrus Soil and Water Conservation District (CSWCD) encourages the informed and responsible stewardship of the land and all of its natural resources. Our customized local programs assist and educate landowners, land users, responsible institutions, and various groups in the community with planning, application, and maintenance of sound conservation and land use practices.

## **MANDATE:**

NCGS § 139 Soil & Water Conservation District Law of North Carolina, as amended; NC Agricultural Cost Share Program for Non-point Source Pollution Control (NCGS § 143-215.74); Community Conservation Assistance Program (GS § 143-215.74, Part 11, as added by Session Law 2006-78); Environmental Management Commission Regulations for Animal Waste Management (15A NCAC 2H.0217; and Sediment Pollution Control Act (NCGS § 113A-61).

## **OVERVIEW:**

CSWCD was chartered as a single-county sub-unit of state government fifty years ago last year on August 28, 1963. Under the local guidance of the CSWCD board, natural resource stewardship opportunities in both incorporated and unincorporated areas of the county are identified and prioritized. CSWCD conservation plans and environmental education/information programs address stewardship of soil, water, animals, plants and air resources. Successful conservation of these natural resources, plus energy and human resources, not only provides for food and fiber, but also maintains the green infrastructure that provides environmental services including clean air and water for the benefit of all residents in, and visitors to, Cabarrus County. SWCD works under an operational agreement in partnership with the federal Natural Resources Conservation Service, state division of Soil & Water Conservation in the Department of Agriculture and Consumer Services and Cabarrus County and other local governments. The resulting comprehensive natural resources conservation program reflects a unique blend of voluntary conservation, financial initiatives and federal, state, and local mandates. County and private funds leverage federal and state funds and in-kind contributions.

## **MAJOR ACCOMPLISHMENTS:**

- First permanent agricultural conservation easement(s) recorded with partial funding from state and federal farmland preservation grants
- Conservation Education – Local students advance to the state annual Envirothon, Public speaking contest winners place 1<sup>st</sup> and 2<sup>nd</sup> in Area contest, and Slide show contest winner placed 1<sup>st</sup> at state contest

## **CHALLENGES & TRENDS:**

- Respondents in the Cabarrus County 2014 Community Survey indicated that protecting water quality and the environment was one of their top four priorities for community issues that community leaders must address. A major challenge is the fact that there are approximately 184 stream miles monitored in the county of which 150 miles (82%) are officially designated as having “impaired” water quality
- A 38% increase in population growth rate during previous decades continues to strain both natural resources and CSWCD’s ability to provide financial and technical assistance. Complaints have increased since elimination of county erosion and sedimentation control program
- Capital Improvement Project requests for protection of sites designated as Significant Natural Heritage Areas by the county and state have gone unfunded for five years

# Planning and Development – Soil & Water Conservation

- The rate of conversion of agricultural land to non-agricultural use is once again accelerating in spite of the fact that cost of services studies for urbanizing counties demonstrate that property taxes on agricultural land exceed the value of services received while the opposite is true for residential land

## BUDGET HIGHLIGHTS & CHANGES:

- The slight decrease primarily relates to reductions in health insurance and travel due to Board of Commissioners amendment

## BUDGET SUMMARY:

	Actual FY14	Amended FY15	Department Request FY16	Adopted FY16	% Change FY15 to FY16
<b>Expenditures</b>					
Personnel Services	188,563	190,205	197,550	197,449	3.81%
Operations	44,323	30,774	46,863	43,460	41.22%
<b>Total Expense</b>	<b>\$ 232,886</b>	<b>\$ 220,979</b>	<b>\$ 244,413</b>	<b>\$ 240,909</b>	<b>9.02%</b>
<b>Revenues</b>					
Intergovernmental	32,683	30,275	30,360	30,360	0.28%
Fees & Other	10,047	-	-	-	0.00%
<b>Total Revenue</b>	<b>\$ 42,730</b>	<b>\$ 30,275</b>	<b>\$ 30,360</b>	<b>\$ 30,360</b>	<b>0.28%</b>
<b>Staffing</b>					
FTE Positions	3.000	3.000	3.000	3.000	0.000

## PERFORMANCE SUMMARY:

### County-wide Goal(s) Supported:

- Preserve and enhance the quality of life by addressing growth with sound public policies that sustain resources, provide high quality services, and fund infrastructure needs
- Promote a fully engaged community with a shared understanding of its issues and challenges and working together to achieve its goals

### Program Goals:

- Promote sustainability through long-term land tenure that results in environmental benefits
- Provide stewardship education that supports a sustainable economy through environmental literacy and green collar careers

### Program Strategies:

- Protect official significant natural heritage areas and prime and state-significant farmland soils with donated and purchased, permanent and long-term conservation easements
- Protect water quality stream buffers with donated and purchased conservation easements
- Develop and implement conservation contracts where financial incentives are available
- Encourage participation in local Voluntary Agriculture District program, especially the 10-year Enhanced Voluntary Agriculture District Program

# Planning and Development – Soil & Water Conservation

- Prepare conservation plans for landowners
- Assist qualified landowners with enrolling in state Century Farm Program
- Support educators with opportunities to integrate stewardship education into school curriculum and recognize accomplishments of both students and educators

## PERFORMANCE MEASURES:

	FY 2014 ACTUAL	FY 2015 ACTUAL	FY 2016 TARGET
# Miles of stream with impaired water quality	60	60	80
# Acres of land for future easements	275	307	400
# Individuals participating in stewardship education	4,675	8,459	5,000
# Soil samples assisted	50	99	75
# Grants submitted	2	1	2
Acres of conservation easements/fee simple titles managed	128	196	300
# Long-term conservation agreements/contracts	169	175	180
# Participants in professional development training	NEW	288	60
# Citizen Science online submissions for Cabarrus County	NEW	NEW	450
Lbs. Nitrogen managed	233,465	210,000	234,000
Tons soil conserved	124	3,574	3,400
Linear ft. livestock excluded from streams	84,950	87,020	89,000

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# Planning and Development – Zoning

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## **MISSION:**

The mission of Cabarrus County Planning and Zoning is to enhance the quality of life for citizens through the implementation of federal, state, and local laws, ordinances, and regulations related to the use of land, thereby building a viable community where citizens, businesses, and industry thrive together.

## **MANDATE:**

Enabling legislation GS §153A for zoning control, GS §143-214 for mandated watershed protections and §153-341 requires zoning to be in accordance with a comprehensive plan.

## **OVERVIEW:**

The Zoning Division is responsible for providing zoning services in unincorporated Cabarrus County. These services include administrating and enforcing the zoning and flood damage prevention ordinances, completing zoning certificate of compliance inspections, conducting commercial site plan reviews, responding to citizen complaints, issuing zoning permits, issuing septic tank permits, issuing zoning verification letters, processing Certificate of Non-Conformity applications, developing and maintaining case files and reports, attending court to present enforcement cases and providing staff support to the Planning and Zoning Commission and to the Cabarrus County Board of Commissioners.

## **MAJOR ACCOMPLISHMENTS:**

- Increased efficiency in the field due to implementation of Accela Mobile Office
- Number of site inspections performed has increased approximately 17% due to better technology and wireless access in the field
- Number of repeat site inspections for violations has decreased
- Zoning Officers able to perform proactive enforcement due to cross-training of permitting clerks
- SOPs created for training of new staff and for cross-training current staff
- All permitting clerks trained in basic zoning permitting

## **CHALLENGES & TRENDS:**

- Number of site plans submitted is less than FY2014
- Number of complaints investigated is less than FY2014

## **BUDGET HIGHLIGHTS & CHANGES:**

- Three staff attended the FEMA L-273 Training Class
- Two staff tested out of the L-273 Training Class and passed the National Certified Floodplain Manager Exam

# Planning and Development – Zoning

## BUDGET SUMMARY:

	Actual FY14	Amended FY15	Department Request FY16	Adopted FY16	% Change FY15 to FY16
<b>Expenditures</b>					
Personnel Services	181,846	185,014	189,674	189,578	2.47%
Operations	8,454	7,864	15,400	14,610	85.78%
<b>Total Expense</b>	<b>\$ 190,300</b>	<b>\$ 192,878</b>	<b>\$ 205,074</b>	<b>\$ 204,188</b>	<b>5.86%</b>
<b>Revenues</b>					
Intergovernmental	-	-	-	-	0.00%
Fees & Other	33,965	24,700	31,225	31,225	26.42%
<b>Total Revenue</b>	<b>\$ 33,965</b>	<b>\$ 24,700</b>	<b>\$ 31,225</b>	<b>\$ 31,225</b>	<b>26.42%</b>
<b>Staffing</b>					
FTE Positions	3.000	3.000	3.000	3.000	0.000

## PERFORMANCE SUMMARY:

### County-wide Goal(s) Supported:

- Preserve and enhance the quality of life by addressing growth with sound public policies that sustain resources, provide high quality services, and fund infrastructure needs

### Program Goals:

- Provide timely response to citizen complaints
- Provide timely reviews for commercial projects submitted
- Reduce the number of repeat investigations for violation cases to increase workload efficiency

### Program Strategies:

- Investigate 90% of validated complaints within 3 days
- Reduce the number of repeat investigations required for active complaint cases to less than 30%
- Educate property owners about non-compliance
- Assist with strategies for compliances for larger cases as needed
- Review and approve 90% of site plans submitted for review within 60 days
- Maintain office hours to expedite plan review

# Planning and Development – Zoning

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## PERFORMANCE MEASURES:

	FY 2014 ACTUAL	FY 2015 ACTUAL	FY 2016 TARGET
# Plans submitted for commercial site plan review	28	22	15
# Plans approved within 60 days of submittal	22	20	15
% Plans approved within 60 days	79%	91%	100%
# Zoning complaints investigated	234	149	175
# Zoning complaints requiring multiple site visits	160	91	53
% Zoning complaints requiring multiple visits	68%	61%	30%
# Zoning permits reviewed within floodplain	84	95	65
# Floodplain development permits issued	0	0	0
# Zoning complaint cases in compliance and closed	155	164	175
# Complaints investigated within 72 hours	162	141	180
% Complaints investigated within 72 hours	95%	95%	100%
% Complaint cases in compliance and closed	66%	110%	100%

## DEPARTMENT CONTACT:

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Phone: 704-920-2858

# Other Economic Development

## DESCRIPTION:

Agencies funded through this program are non-profit and other government agencies that provide public services which complement or are not found in the array of services provided by the County.

### Obligation to Kannapolis (Inter-local Agreement)

Payment to the city of Kannapolis which goes towards paying 50% of the debt service on public improvements in Kannapolis which includes the Cabarrus Health Alliance facility.

### Economic Development Corporation

The Economic Development Corporation promotes economic development within Cabarrus County by recruiting new businesses and encouraging retention and expansion of existing businesses. This funding was eliminated in the FY15 budget per Board amendment, but is reinstated in the FY16 proposed budget.

### North Carolina Research Campus

(Inter-local agreement with the City of Kannapolis to fund a portion of the Development Financing Plan not to exceed \$168,400,000) – Cabarrus County has authorized execution and delivery of an inter-local agreement pursuant to which the County will pledge a portion of its ad valorem taxes actually received by it on the incremental valuation of property in the Development Financing District in support of the Bonds issued by the City of Kannapolis for the public improvements. The incremental ad valorem tax revenues are to be used for the payment of no more than one-half of the annual payments of principal and interest due on the Bonds issued and outstanding per the inter-local agreement. The term of the agreement coincides with the term of the bonds issued for the public improvements covered in the inter-local agreements.

## BUDGET SUMMARY:

	Actual FY14	Amended FY 15	Department Requested FY 16	Adopted FY16	% Change FY15 to FY16
<b>Expenditures</b>					
Obligation-Kannapolis	1,465,804	1,509,504	1,512,804	1,512,804	0.22%
CaroFarms	-	25,000	-	40,000	60.00%
EDC	332,000	242,000	400,000	400,000	65.29%
<b>Total Expense</b>	<b>\$ 1,797,804</b>	<b>\$ 1,776,504</b>	<b>\$ 1,912,804</b>	<b>\$ 1,952,804</b>	<b>9.92%</b>
<b>Revenues</b>					
Other Financing Sources	-	25,000	-	-	-100.00%
<b>Total Revenue</b>	<b>\$ -</b>	<b>\$ 25,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-100.00%</b>