



## Regular Council - Minutes Monday, June 20, 2022

### **COUNCIL PRESENT:**

Mayor Mulhollem  
Mayor Pro Tem Castleberry  
Council Member Bruton  
Council Member Jackson (Remotely)  
Council Member Purvis  
Council Member Wilson

### **STAFF PRESENT:**

Mike Gordon, Town Administrator  
Marcus Burrell, Town Attorney  
Julie Maybee, Town Planner  
Kim P. Batten, Finance Officer/Town Clerk  
Joyce Lawhorn, Deputy Clerk

### **COUNCIL ABSENT:**

### **MEDIA PRESENT:**

None

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#### **1. WELCOME/CALL TO ORDER:**

##### **a) Invocation**

Mayor Mulhollem called the meeting to order at 6:30 p.m. in the Jeffrey D. Barnes Council Chambers located at 14094 Buffalo Road, Archer Lodge, NC and declared a quorum present. Council Member Jackson offered the invocation.

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##### **b) Pledge of Allegiance**

Mayor Mulhollem led in the Pledge of Allegiance to the US Flag.

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#### **2. APPROVAL OF AGENDA:**

##### **a) No additions or changes noted.**

Moved by: Council Member Wilson  
Seconded by: Mayor Pro Tem Castleberry

##### **Approved Agenda.**

CARRIED UNANIMOUSLY

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#### **3. OPEN FORUM/PUBLIC COMMENTS:**

(Maximum of 30 minutes allowed; 3 minutes per person)

##### **a) No Public Comments.**

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#### **4. PUBLIC HEARING, DISCUSSION AND POSSIBLE ACTION ITEMS:**

- ##### **a) Discussion and Consideration of Approving Piedmont Natural Gas Company, Inc., a North Carolina Corporation, *Special Use Permit (SUP) Findings of Fact for the Construction of a Natural Gas Regulator Station at 6231 Covered Bridge Road, Archer Lodge. (SUP Approved on April 18, 2022)***

Ms. Maybee shared a Staff Report which appears as follows:

Staff Report Page | 1



TOWN OF ARCHER LODGE  
14094 Buffalo Road  
Archer Lodge, NC 27527  
Main: 919-359-9727  
Fax: 919-359-3333

Mayor:  
Matthew B. Mulhollem

Council Members:  
Clyde B. Castleberry  
Mayor Pro Tem  
Teresa M. Bruton  
J. Mark Jackson  
James (Jim) Purvis, III  
Mark B. Wilson

To: Town Council

From: Julie Maybee, Town Planner

Date: June 20, 2022

Cc: Town Administrator, Finance Officer/Town Clerk, Deputy Clerk, Town Attorney

Re: Consideration and Approval of Piedmont Natural Gas Company, Inc., a North Carolina corporation, Special Use Permit (SUP) Findings of Fact for the Construction of a Natural Gas Regulator Station at 6231 Covered Bridge Road, Archer Lodge, NC

**Background:**

On April 18, 2022, the Town Council approved, by a majority vote, a Special Use Permit and site plan for Piedmont Natural Gas Company, Inc., a North Carolina corporation, to construct a Natural Gas Regulator Station on a 3.601-acre lot at 6231 Covered Bridge Road, Archer Lodge, NC.

**Requested Town Council Action:**

Staff respectfully request that the Town Council consider and approve Piedmont Natural Gas Company, Inc., a North Carolina corporation, Special Use Permit (SUP) Findings of Fact for the Construction of a Natural Gas Regulator Station at 6231 Covered Bridge Road, Archer Lodge. Please refer to attached draft.

**Ms. Maybee conveyed the following:**

- A **DRAFT** Findings of Fact for Piedmont Natural Gas Company, Inc, Special Use Permit and Site Plan, which was unanimously approved by Town Council on April 18, 2022, is included in the Agenda Packets for your review and consideration.
- Attorney Todd, representing Piedmont Natural Gas, agreed to comply with the conditions placed on the Special Use Permit.
- Staff respectfully requests that the Town Council approve Piedmont Natural Gas Company, Inc., a NC Corporation, Special Use Permit (SUP) Findings of Fact for the Construction of a Natural Gas Regulator Station at 6231 Covered Bridge Road, Archer Lodge as presented.

**Mayor Mulhollem opened the floor for discussions:**

- Questions regarding what happened to the stream on the property.
- Ms. Maybee shared that the applicant will have to provide information and meet the conditions before any zoning compliance permit will be issued.
- Mayor Mulhollem noted that the Findings of Fact was originally approved at the April 18, 2022, Town Council Meeting, but the motion verbiage needed additional clarification.
- Ms. Bruton questioned if she should recuse herself from voting due to having already been recused at the Quasi-Judicial Public Hearing in April 2022.
  - Attorney Burrell confirmed that her recusal carries over from the April 18, 2022, Quasi-Judicial Public Hearing.
- Ms. Batten conveyed that once the Findings of Fact is approved, it will be recorded at the Johnston County Register of Deeds and a copy will also be forwarded to the Piedmont Natural Gas, Inc. attorney.

No further discussion.

Mayor Mulhollem called for a motion.

Recorded Piedmont Natural Gas Special Use Permit Findings of Fact and Site Plan appear as follows:

Filed in JOHNSTON COUNTY, NC  
CRAIG OLIVE, Register of Deeds  
Filed 06/21/2022 04:34:17 PM  
DEED BOOK: 6284 PAGE: 993-995  
INSTRUMENT #: 2022015494  
Real Estate Excise Tax \$0.00  
Deputy/Assistant Register of Deeds Ineal

**ARCHER LODGE TOWN COUNCIL  
PIEDMONT NATURAL GAS COMPANY, INCORPORATED,  
A NORTH CAROLINA CORPORATION,  
SPECIAL USE PERMIT AND SITE PLAN**

On April 18, 2022, the Archer Lodge Town Council conducted a quasi-judicial public hearing and deliberated on a special use permit application submitted by Piedmont Natural Gas Company, Incorporated, A North Carolina corporation, to construct a Natural Gas Regulator Station on a 3.601-acre lot, 6231 Covered Bridge Road, Archer Lodge, NC. Accompanying the special use permit application was the proposed site plan depicting the location of the natural gas regulator station. The property is owned by Piedmont Natural Gas Company, Inc., a North Carolina corporation; and is referenced as Johnston County parcel tag id number 16J03074J. The property is zoned Agricultural-Residential (AR)

After deliberation, Councilmember Purvis moved to approve the *findings of fact* for “1.” below. The motion was seconded by Mayor Pro-Tem Castleberry and approved by a 3 to 1 vote. Councilmember Wilson voted no.

1. That the use will not materially endanger the public health, safety if located where proposed.

*(a) The proposed use complies with all standards and conditions, and specifications of the Unified Development Ordinance (UDO); (b) As a public utility, the proposed use is a public necessity; (c) The proposed use will be screened from view; (d) A fence and gate will be installed to restrict public access. A knox box will be installed to allow access by emergency responders. (e) Space will be provided adjacent to the station to provide ingress/egress by emergency vehicles; and (f) The facility will be tested and maintained monthly by Piedmont Natural Gas, Inc., a North Carolina corporation, staff.*

After deliberation, Councilmember Purvis moved to approve the *findings of fact* for “2.” below. The motion was seconded by Councilmember Jackson and approved unanimously.

2. That the use complies with all standards, conditions, and specifications in the UDO, including Article 5, Use Regulations, and Article 6, Development Standards.

*(a) The proposed use complies with all the standards and conditions, and specifications of the UDO; (b) As a public utility the proposed use is a public necessity; and (c) The proposed use will be screened from view of adjacent properties by existing vegetation, Class A buffer, and fence.*

After deliberation, Councilmember Jackson moved to approve the *findings of fact* for “3.” below. The motion was seconded by Councilmember Purvis and approved by a 3 to 1 vote. Councilmember Wilson voted no.

3. That the use will not substantially injure the value of the abutting land, or the special use is a public necessity.

*(a) The proposed use complies with all the standards and conditions, and specifications of the UDO Parking is available on the tank site for maintenance vehicles; (b) As a public utility, the proposed use is a public necessity; and (c) The proposed use will be screened from the view of adjacent properties by existing vegetation, Class A buffer, and fence.*

After deliberation, Mayor Pro-Tem Castleberry moved to approve the *findings of fact* for “4.” below. The motion was seconded by Councilmember Purvis and approved unanimously.

4. That the use will be in harmony with the area in which it is to be located.

*(a) The location of the station is in a wooded area off Covered Bridge Road; (b) The proposed use will be screened from the from neighboring properties by a wooded buffer and fence that surrounds on all four sides of the station; and the (c) The station will only be lighted when someone is actively working on site.*

After deliberation, Councilmember Jackson moved to approve the *findings of fact* for “5.” below. The motion was seconded by Councilmember Purvis and approved unanimously.

5. That the use in general conformity with the Town’s adopted policy guidance.

*(a) The proposed use is in accordance policies set forth in the Archer Lodge 2030 Comprehensive Land Use Plan adopted by the Town Council.*

After deliberation, Councilmember Purvis moved to approve the *findings of fact* for “6.” below. The motion was seconded by Mayor Pro-Tem Castleberry and approved by a 3 to 1 vote. Councilmember Wilson voted no.

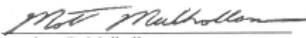
6. That the use will not exceed the Town’s ability to provide adequate public facilities (fire and rescue, utilities, etc.).

*(a) The proposed will provide a natural gas utility to the community. (b) The station will be tested, maintained, and monitored by Piedmont Natural Gas Company, Inc., A North Carolina corporation; and. (c) The Technical Review Committee reviewed the proposed site plan for the natural gas regulator station.*

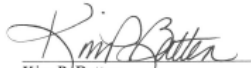
**ARCHER LODGE TOWN COUNCIL  
PIEDMONT NATURAL GAS COMPANY, INCORPORATED,  
A NORTH CAROLINA CORPORATION,  
SPECIAL USE PERMIT AND SITE PLAN**

Based on the above, a motion was made by Councilmember Purvis and seconded by Mayor Pro-Tem Castleberry to approve the special use permit for Piedmont Natural Gas, Inc., a North Carolina Corporation, for a natural gas regulator station at 6231 Covered Bridge Road, Archer Lodge, NC with the following conditions: (1) Compliance with environmental provisions, and other permitting requirements; (2) Compliance with the UDO, Article 6, Division 4. The installation of the fence/fabric to be as depicted (on the site plan) and maintained in good condition; (3) Class A Buffer to be installed around the entire perimeter of the site prior to the issuance of a Certificate of Occupancy unless otherwise stipulated in the UDO; (4) As built drawing, sealed by a NC Licensed Engineer or Architect, to be provided prior to the issuance of the Certificate of Occupancy; and (5) Comply with exterior lighting requirements as required by the UDO, Article 6, Division 3. The motion was approved by a 3 to 1 vote. Councilmember Wilson voted no.

After deliberation, a motion was made by Councilmember Purvis and seconded by Councilmember Jackson to approve the site plan Piedmont Natural Gas Company, Inc., a North Carolina Corporation, for a natural gas regulator station at 6231 Covered Bridge Road, Archer Lodge, NC. The motion was approved by a 3 to 1 vote. Councilmember Wilson voted no.

  
Matthew B. Mulhollem  
Mayor

ATTEST:

  
Kim P. Batten  
Town Clerk



3

Moved by: Council Member Purvis

Seconded by: Mayor Pro Tem Castleberry

**Approved Piedmont Natural Gas Company, Inc., a NC Corporation, Special Use Permit (SUP) Findings of Fact for the Construction of a Natural Gas Regulator Station at 6231 Covered Bridge Road, Archer Lodge.**

CARRIED UNANIMOUSLY (4-0; Council Member Bruton was recused)

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- b) Discussion and Consideration of calling a Work Session for Monday, August 15, 2022, at 6:30 PM in the Jeffrey D. Barnes Council Chambers at the Archer Lodge Town Hall, 14094 Buffalo Rd, Archer Lodge, NC 27527 to review the status of goals outlined in the 2015 Comprehensive Land Use Plan and discuss future goals including, but not limited to, Archer Lodge extra territorial planning jurisdiction. (Initially discussed at the April 18, 2022, Town Council Meeting.)**

Council Member Burton recommended changing the verbiage in agenda Item 4.b. ***"but limited to"*** to the phrase ***"but not limited to"***. Mayor Mulhollem agreed that the correction was needed.

Mayor Mulhollem opened the floor for discussion. No further discussion.

Mayor Mulhollem called for a motion.

Moved by: Council Member Wilson

Seconded by: Council Member Purvis

**Approved a Work Session for Monday, August 15, 2022, at 6:30 p.m. in the Jeffrey D. Barnes Council Chambers at the Archer Lodge Town Hall, 14094 Buffalo Rd, Archer Lodge, NC**

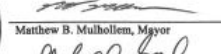
**27527 to review the status of goals outlined in the 2015 Comprehensive Land Use Plan and discuss future goals including, but not limited to, Archer Lodge extra territorial planning jurisdiction. (Initially discussed at the April 18, 2022, Town Council Meeting) as amended.**

CARRIED UNANIMOUSLY

**c) Discussion and Consideration of Adopting Budget Amendment for Fiscal Year Ending June 30, 2022 ~ (BA 2022 05).**

Ms. Batten informed that this is the annual "clean up" budget amendment and the final one for the fiscal year ending June 30, 2022. The General Fund, Capital Reserve Fund, Park Reserve Fund and Public Safety Reserve Fund have unanticipated revenues and expenditures that need to be appropriated or reappropriated before the fiscal year end. Council Member Jackson, remotely, clarified that this amendment was for the current fiscal year. No discussion followed.

Adopted Budget Amendment (BA 2022 05) appears as follows:

| Town of Archer Lodge<br>Fiscal Year Ending June 30, 2022                                                         |                                                                                                                     | BA 2022 05                                                                           |                     |                |
|------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|---------------------|----------------|
| Budget Amendment # BA 2022 05<br>Date: 20-Jun-22                                                                 |                                                                                                                     |  |                     |                |
| Gen Fund/Cap Res Fund/Park Res Fund/Public Safety Res Fund                                                       |                                                                                                                     |                                                                                      |                     |                |
| Account                                                                                                          | Account Number                                                                                                      | Budget                                                                               | Amendment           | Amended Budget |
| <b>Revenues:</b>                                                                                                 |                                                                                                                     |                                                                                      |                     |                |
| Gen/2013 Property Taxes                                                                                          | 10-3113-0120                                                                                                        | -                                                                                    | 20.00               | 20.00          |
| Gen/2019 Property Taxes                                                                                          | 10-3119-0000                                                                                                        | 50.00                                                                                | 600.00              | 650.00         |
| Gen/2020 Property Taxes                                                                                          | 10-3120-0000                                                                                                        | 390.00                                                                               | 610.00              | 1,000.00       |
| Gen/2021 Property Taxes                                                                                          | 10-3121-0000                                                                                                        | 768,000.00                                                                           | 3,000.00            | 771,000.00     |
| Gen/Article 39 1% Sales Tax                                                                                      | 10-3239-0000                                                                                                        | 112,000.00                                                                           | 20,000.00           | 132,000.00     |
| Gen/Article 40 1/2% Sales Tax                                                                                    | 10-3240-0000                                                                                                        | 71,000.00                                                                            | 15,000.00           | 86,000.00      |
| Gen/Article 42 1/2% Sales Tax                                                                                    | 10-3242-0000                                                                                                        | 58,000.00                                                                            | 10,000.00           | 68,000.00      |
| Gen/Article 44 NCGS 104-524 Sales Tax                                                                            | 10-3244-0524                                                                                                        | 14,800.00                                                                            | 700.00              | 15,500.00      |
| Gen/Alcohol Beverage Tax                                                                                         | 10-3322-0000                                                                                                        | 22,500.00                                                                            | (3,250.00)          | 19,250.00      |
| Gen/Telecommunications Franchise                                                                                 | 10-3325-0000                                                                                                        | 25,000.00                                                                            | (6,000.00)          | 19,000.00      |
| Gen/ABC Profits - Johnston County                                                                                | 10-3337-0000                                                                                                        | 30,000.00                                                                            | (8,000.00)          | 22,000.00      |
| Gen/Permits and Fees                                                                                             | 10-3340-0000                                                                                                        | 6,000.00                                                                             | 2,000.00            | 8,000.00       |
| Gen/Fee in Lieu of Recreation                                                                                    | 10-3345-0000                                                                                                        | 15,000.00                                                                            | (12,000.00)         | 3,000.00       |
| Gen/American Rescue Plan Act Grant (ARPA)                                                                        | 10-3450-0000                                                                                                        | 1,050,427.00                                                                         | (525,213.00)        | 525,212.00     |
| Gen/Investment Earnings                                                                                          | 10-3831-0000                                                                                                        | 4,000.00                                                                             | 500.00              | 4,500.00       |
| Gen/Transfer from Capital Reserve Fund 30                                                                        | 10-3900-3930                                                                                                        | 95,000.00                                                                            | 59,250.00           | 154,250.00     |
| Gen/Transfer from Public Safety Reserve Fund 32                                                                  | 10-3900-3932                                                                                                        | 26,750.00                                                                            | (26,750.00)         | -              |
| Gen/Fund Balance Appropriated                                                                                    | 10-3990-0000                                                                                                        | 82,145.00                                                                            | (82,145.00)         | -              |
| Cap Res Fnd/Fund Balance Appropriated                                                                            | 30-3990-0000                                                                                                        | 68,200.00                                                                            | 59,250.00           | 127,450.00     |
| Park Res Fnd/Transfer from General Fund 10                                                                       | 31-3900-3910                                                                                                        | 135,000.00                                                                           | (17,000.00)         | 123,000.00     |
| Park Res Fnd/Fund Balance Appropriated                                                                           | 31-3990-0000                                                                                                        | -                                                                                    | 237,800.00          | 237,800.00     |
| Public Safety Res Fnd/Fund Balance Appropriated                                                                  | 32-3990-0000                                                                                                        | 450.00                                                                               | (450.00)            | -              |
| <b>Total Increase (Decrease) in Revenues</b>                                                                     |                                                                                                                     |                                                                                      | <b>(267,080.00)</b> |                |
| <b>Expenditures:</b>                                                                                             |                                                                                                                     |                                                                                      |                     |                |
| Gen/Admin/Salaries                                                                                               | 10-4120-1210                                                                                                        | 151,000.00                                                                           | (13,715.00)         | 137,285.00     |
| Gen/Admin/Salaries (Part-Time)                                                                                   | 10-4120-1220                                                                                                        | 33,000.00                                                                            | 3,000.00            | 36,000.00      |
| Gen/Public Safety/Contracted Services-Fire Department                                                            | 10-4300-3500                                                                                                        | 363,000.00                                                                           | 7,000.00            | 370,000.00     |
| Gen/Public Safety/Contracted Services-Police Protection                                                          | 10-4300-3525                                                                                                        | 28,750.00                                                                            | (26,750.00)         | 2,000.00       |
| Gen/Parks & Rec/Capital Outlay                                                                                   | 10-6120-5100                                                                                                        | 138,250.00                                                                           | 16,000.00           | 154,250.00     |
| Gen/Interfund Transfers/Transfer to Park Reserve Fund 31                                                         | 10-9900-0031                                                                                                        | 135,000.00                                                                           | (12,000.00)         | 123,000.00     |
| Gen/Interfund Transfers/Transfer to Am Rescue Plan (ARPA) Fnd 42                                                 | 10-9900-0042                                                                                                        | 1,050,427.00                                                                         | (525,213.00)        | 525,212.00     |
| Cap Res Fnd/Transfer to General Fund 10                                                                          | 30-9900-0030                                                                                                        | 95,000.00                                                                            | 59,250.00           | 154,250.00     |
| Park Res Fnd/Transfer to Archer Lodge Town Park Fund 41                                                          | 31-9900-0041                                                                                                        | 74,200.00                                                                            | 225,800.00          | 300,000.00     |
| Public Safety Res Fnd/Public Safety Development                                                                  | 32-4300-5500                                                                                                        | -                                                                                    | 26,300.00           | 26,300.00      |
| Public Safety Res Fnd/Transfer to General Fund 10                                                                | 32-9900-0010                                                                                                        | 26,750.00                                                                            | (26,750.00)         | -              |
| <b>Total Increase (Decrease) in Expenditures</b>                                                                 |                                                                                                                     |                                                                                      | <b>(267,080.00)</b> |                |
| <b>Justification for Budget Amendment:</b>                                                                       |                                                                                                                     |                                                                                      |                     |                |
| To appropriate or reappropriate unanticipated revenues and expenditures as recorded.                             |                                                                                                                     |                                                                                      |                     |                |
| Adopted this 20th day of June 2022                                                                               |                                                                                                                     |                                                                                      |                     |                |
| ATTEST:                                                                                                          |                                  |                                                                                      |                     |                |
| <br>Kim P. Batten, Town Clerk | <br>Matthew B. Mulhollen, Mayor |                                                                                      |                     |                |
|                                                                                                                  | <br>Mike Gordon, Budget Officer |                                                                                      |                     |                |

Moved by: Mayor Pro Tem Castleberry  
Seconded by: Council Member Purvis  
**Adopted Budget Amendment for Fiscal Year Ending June 30, 2022 (BA 2022 05) as presented.**

CARRIED UNANIMOUSLY

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**d) PUBLIC HEARING - Proposed Annual Budget Ordinance for Fiscal Year 2022-2023**

1. **Open Public Hearing**
2. **Public Comments**
3. **Close Public Hearing**

1. Mayor Mulhollem asked for a motion to **Open the Public Hearing**.

2. Mayor Mulhollem asked if there were any **Public Comments**.  
There were no public comments.

3. Mayor Mulhollem asked for a motion to **Close the Public Hearing**.

Moved by: Council Member Wilson

Seconded by: Mayor Pro Tem Castleberry

**Approved to Open the Public Hearing at 6:59 p.m.**

CARRIED UNANIMOUSLY

Moved by: Council Member Wilson

Seconded by: Council Member Purvis

**Approved to Close the Public Hearing at 7:00 p.m.**

CARRIED UNANIMOUSLY

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**e) Discussion and Consideration of Adopting the Annual Budget Ordinance for Fiscal Year 2022-2023**

Mayor Mulhollem opened the floor for discussion.

**Council Member Bruton presented the following:**

- She shared a spreadsheet of different scenarios to cut the budget.
- She recommended making cuts in the budget to eliminate raising taxes.
- She presented budget cuts totaling \$381,513 which was separate from the \$360,000 budget cuts proposed by staff.
- She suggested a 5% COLA with the employee deciding to contribute 2% in NC 401K versus the proposed budget of a 3% COLA and the Town increase their contribution by 2% in NC 401K.

Discussion followed.

**Council Member Purvis shared the following:**

- He recommended continued support of the Johnston County Public Schools.
- He suggested keeping the parking pad project for the Archer Lodge Veterans Memorial Site due to it being a focal point in the Town.
- He suggested adding a Memorial Day Ceremony along with the Veterans Day Ceremony in the budget.
- He mentioned making budget cuts as necessary during the year.
- He agreed with cutting the salary increases for the Council and Advisory Boards.
- He recommended keeping the 2% increase in the Town's contribution to the NC 401K for staff, based on the North Carolina League of Municipalities COLA reports, and doing so provides a strong benefit package for the upcoming hires.

Discussion followed.

**Council Member Jackson shared the following:**

- He shared that he was not in favor of the proposed \$546,025 being used from the general fund balance.
- He preferred \$200,000 or less to be allocated from the general fund balance.
- He noted that he did not want an increase in the tax rate.

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Discussion followed.

**Mayor Mulhollem summarized the current consensus of the Town Council:**

- No increase in the salaries of the Town Council or Advisory Boards.
- Keep the proposed 3% COLA and increase the Town's portion to NC401K by 2%.

**Ms. Batten discussed the following:**

- She asked Mayor Mulhollem to clarify the suggested changes to the proposed fund balance cuts.
- She stated that staff recommended at least having a five-cents (\$0.05) tax increase, reducing the Park Reserve transfer by at least one-cent (\$0.01) to cover all newly added items in the budget. Ms. Batten mentioned that if this budget did not include a tax increase, then the next year could include a town tax increase along with a fire district tax increase all at one time.
- She informed the Council that the budget covers the new hires and the operations of a Parks and Recreation Department.
- She thanked everyone for reviewing the budget and doing their due diligence.
- She explained that two (2) items were mistakenly not included in the Proposed Budget that should have been included:
  - The NC PARTF Accessibility Grant to the Park which funds equipment for disabled children and veterans. A five (5) to one (1) match must be budgeted in order to apply by November 1, 2022. The budget did not have the match included.
  - The Archer Lodge Community Center did not receive funds from the Johnston County Grant they applied for, so they will not be needing assistance for a potential match. The match was not included, but ALCC did not receive the grant.

**Mayor Mulhollem called for a consensus of the Board Members regarding a tax increase and the results were as follows:**

- Council Member Wilson: **YES** to a five-cents (\$0.05) tax increase, if needed.
- Mayor Pro Tem Castleberry: **YES** to a five-cents (\$0.05) tax increase. (Law Enforcement needs, ALCC needs)
- Council Member Purvis: **YES** to a five-cents (\$0.05) tax increase, if needed.
- Council Member Bruton: **NO** to a tax increase, supported the proposed cuts.
- Council Member Jackson: **NO** to a tax increase.
- Staff recommended increasing the tax rate by five-cents (\$0.05), reducing the three-cents (\$0.03) tax transfer to the park reserve fund by one-cent (\$0.01), and making the proposed cuts in the budget.

Discussion followed without Council Member Jackson because he was no longer available remotely.

Mayor Mulhollem called for a motion to adopt the budget with the amendments and no tax increase. Due to the vote ending in a **TIE**, two in favor (TB, MW) and two opposed (CC,JP), Mayor Mulhollem had to vote and opposed the motion, so the motion **FAILED** with two in favor and three opposed.

Mayor Mulhollem remarked that there were good points on both sides, and he applauded everyone's participation, but after hearing all of the discussion, he felt that the Town must prepare for the future. He conveyed that he would have to vote in favor of the five-cents (\$0.05) tax increase.

Mayor Mulhollem called for a motion to adopt the proposed budget by increasing the town's tax rate by five-cents (\$0.05), decreasing the tax

transfer to the Park Reserve Fund by one-cent (\$0.01) and making the budget cuts as agreed.

Adopted Annual Budget Ordinance for Fiscal Year Ending June 30, 2023 appears as follows:

| Town of Archer Lodge, North Carolina                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |              |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|
| ANNUAL BUDGET ORDINANCE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |              |
| Fiscal Year July 1, 2022 to June 30, 2023                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |              |
| <b>BE IT ORDAINED</b> by the Town Council of the Town of Archer Lodge, Johnston County, North Carolina, pursuant to §159-7 thru §159-17, that: (1) the sum of estimated net revenues and appropriated fund balance in each fund shall be equal to expenditures in each fund for Fiscal Year 2022~2023; and (2) departmental expenditures for the fiscal year shall not exceed the estimated departmental totals as depicted below and on the following pages: General Fund 10 = \$2,632,400; Capital Reserve Fund 30 = \$1,000; Park Reserve Fund 31= \$161,000; and Public Safety Reserve Fund 32 = \$200,000; all funds totaling a <b>Budget Ordinance of \$2,994,400</b> ; and (3) Revenues from the Ad Valorem Property Tax shall be levied in the amount of <b>\$0.27 per \$100 evaluation</b> consisting of \$0.09 North Side Fire District Tax (appropriated in Public Safety for the North Side Fire & Rescue), \$0.02 Park Reserve Fund 31 Designation and General Fund 10 receiving the balance of \$0.16. |              |
| General Fund 10                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |              |
| General Fund 10 Revenues:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | Amount       |
| Ad-Valorem Property Taxes                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | \$ 1,116,500 |
| State Sales Tax Distributions                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 284,000      |
| Unrestricted Intergovernmental Revenues                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | 181,500      |
| Restricted Intergovernmental Revenues                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | 51,500       |
| Permits and Fees                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 7,500        |
| Fee in Lieu of Recreation                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | 78,000       |
| Investment Earnings                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | 4,500        |
| Grants Funding (ARPA & Jo Co Open Space)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 608,900      |
| Transfers in from Park Reserve & Public Safety Reserve Funds                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | 260,000      |
| General fund Balance Appropriated                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 40,000       |
| Total Revenues                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | \$ 2,632,400 |
| General Fund 10 Expenditures:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |              |
| General Government                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | \$ 564,790   |
| Public Safety                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 571,700      |
| Transportation/Streets - Public Works                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | 28,500       |
| Planning and Zoning                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | 236,030      |
| Parks and Recreation                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | 408,940      |
| Debt Service                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | 136,940      |
| Interfund Transfers to ARPA Fund & Park Res Fund                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 685,500      |
| Total Expenditures                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | \$ 2,632,400 |
| Revenues Over (Under) Expenditures                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | -            |

Town of Archer Lodge, North Carolina  
ANNUAL BUDGET ORDINANCE  
Fiscal Year July 1, 2022 to June 30, 2023

| Capital Reserve Fund 30                                                     |          |
|-----------------------------------------------------------------------------|----------|
|                                                                             | Amount   |
| <b>Capital Reserve Fund 30 Revenues:</b>                                    |          |
| Investment Earnings                                                         | 1,000    |
| Total Revenues                                                              | \$ 1,000 |
| <b>Capital Reserve Fund 30 Expenditures:</b>                                |          |
| N/A                                                                         |          |
| Total Expenditures                                                          | \$ -     |
| Revenues Over (Under) Expenditures                                          | \$ 1,000 |
| <b>Interfund Transfers:</b>                                                 |          |
| Capital Reserve Fund Balance Appropriation                                  | \$ -     |
| Transfer from General Fund 10                                               | \$ -     |
| Transfer to General Fund 10                                                 | \$ -     |
| Total Other Financing Sources (Uses):                                       | \$ -     |
| Total Revenues Over (Under) Expenditures and Other Financing Sources (Uses) | \$ 1,000 |

**Town of Archer Lodge, North Carolina**  
**ANNUAL BUDGET ORDINANCE**  
 Fiscal Year July 1, 2022 to June 30, 2023

| Park Reserve Fund 31                                                        |                         | Amount       |
|-----------------------------------------------------------------------------|-------------------------|--------------|
| <b>Park Reserve Fund 31 Revenues:</b>                                       |                         |              |
| Investment Earnings                                                         |                         | 1,000        |
| Total Revenues                                                              |                         | \$ 1,000     |
| <b>Park Reserve Fund 31 Expenditures:</b>                                   |                         |              |
| Recreation Development                                                      |                         | -            |
| Total Expenditures                                                          |                         | \$ -         |
| Revenues Over (Under) Expenditures                                          |                         | \$ 1,000     |
| <b>Interfund Transfers:</b>                                                 |                         |              |
| Transfer from General Fund 10                                               | \$0.02 Tax/Fees-in-Lieu | \$ 160,000   |
| Transfer to General Fund 10                                                 | Loan Payment            | \$ (60,000)  |
| Transfer to Archer Lodge Town Park Fund 41                                  |                         | \$ (101,000) |
| Total Other Financing Sources (Uses):                                       |                         | \$ (1,000)   |
| Total Revenues Over (Under) Expenditures and Other Financing Sources (Uses) |                         | \$ -         |

Town of Archer Lodge, North Carolina  
ANNUAL BUDGET ORDINANCE  
Fiscal Year July 1, 2022 to June 30, 2023

| Public Safety Reserve Fund 32                                               |              |
|-----------------------------------------------------------------------------|--------------|
|                                                                             | Amount       |
| <b>Public Safety Reserve Fund 32 Revenues:</b>                              |              |
| Investment Earnings                                                         | \$ 1,000     |
| Total Revenues                                                              | \$ 1,000     |
| <b>Public Safety Reserve Fund 32 Expenditures:</b>                          |              |
| Public Safety Development                                                   | -            |
| Total Expenditures                                                          | \$ -         |
| Revenues Over (Under) Expenditures                                          | \$ 1,000     |
| <b>Interfund Transfers:</b>                                                 |              |
| Public Safety Reserve Fund Balance Appropriation                            | \$ 199,000   |
| Transfer from General Fund 10                                               | \$ -         |
| Transfer to General Fund 10                                                 | \$ (200,000) |
| Total Other Financing Sources (Uses):                                       | \$ (1,000)   |
| Total Revenues Over (Under) Expenditures and Other Financing Sources (Uses) | \$ -         |

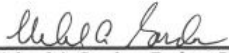
DULY ADOPTED THIS 20TH DAY OF JUNE 2022

TOWN OF ARCHER LODGE

  
Matthew B. Mulhollem, Mayor



ATTEST:

  
Michael A. Gordon, Budget Officer

  
Kim P. Batteh, Town Clerk

Moved by: Council Member Bruton

Seconded by: Council Member Wilson

**Motion Failed to Approve the Proposed Annual Budget Ordinance for Fiscal Year 2022-2023 with Amendments and No Tax Increase. The vote was Tied and Mayor Mulhollem Broke Tie and Opposed Motion.**

FAILED: 2 IN FAVOR (Bruton & Wilson)  
3 OPPOSED (Castleberry, Purvis, Mulhollem)

Moved by: Council Member Purvis

Seconded by: Mayor Pro Tem Castleberry

**Adopted the Annual Budget Ordinance for Fiscal Year 2022-2023 with an increase in the town's tax rate of five-cents (\$0.05), a decrease in the tax transfer to the Park Reserve Fund by one-cent (\$0.01) and a deduction of budget cuts as agreed. The vote was Tied and Mayor Mulhollem Broke Tie and Approved Motion.**

CARRIED: 3 IN FAVOR (Castleberry, Purvis, Mulhollem)  
2 OPPOSED (Bruton & Wilson)

## 5. TOWN ATTORNEY'S REPORT:

- a) **Attorney Burrell applauded the Governing Body for their budget process which helped them come to a decision.**

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**6. TOWN ADMINISTRATOR'S REPORT:**

- a) **Mr. Gordon shared that the park is progressing and paving will begin next week. He also applauded the communication and work that was put in adopting the budget.**
- 
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**7. FINANCIAL/TOWN CLERK'S REPORT:**

- a) **Interim Financial Reports for March, April & May 2022 (cumulative)**

Ms. Batten shared cumulative financial reports for months ending March, April and May 2022 for all the funds. With the end of May, Ms. Batten noted, the fiscal year is 92% complete and the revenues in the General Fund were approximately 75% collected. She mentioned that the SCIF Grant had been received as well as the quarterly franchise taxes on March 15th. Regarding the expenditures in the General Fund, the summation for the three months expenditures were higher than the revenues for those three months by \$35,100; however, for the fiscal year to date, revenues were higher than expenditures by roughly \$131,900.

Ms. Batten explained that the Capital Reserve Fund, Park Reserve Fund and the Public Safety Reserve Fund had investment earnings. The Park Reserve Fund was the only fund that had other transactions which were the three-cents transfer from the General Fund and transfers to the Archer Lodge Town Park PARTF Project Fund.

Regarding the Archer Lodge Town Park PARTF Project Fund, Ms. Batten shared the small number of transactions:

- 1) \$17,800 in PARTF grant money received; and
- 2) current expenditures were approximately \$188,300.

The ARPA Fund showed investment earnings and expenditures to James Moore, CPA firm for their contract to assist the Town with the ARPA Grant, Ms. Batten stated.

Ms. Batten noted the SCIF Fund showed investment earnings, but no expenditures to report.

In comparing fiscal year ending May 2022 with May 2021, Ms. Batten shared that the revenues were higher in 2022 due to receiving ARPA and SCIF Grants, and she further noted that ad valorem, motor vehicle and sales tax revenues had increased in May 2022. In addition, Ms. Batten mentioned, the expenditures were also higher in May 2022, because of transferring those grant monies to their respective funds, and increases in the following departments: public safety, transportation/public works, governing body, administration; and a transfer to the Capital Reserve fund. No further information was provided, and no discussion followed.

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**8. PLANNING/ZONING REPORT:**

- a) **Planning | Zoning | Projects | Updates**

Ms. Maybee reported the following:

**Animal Control:**

- 2 Cat Complaints
- 2 Cat Traps Deployed

- 2 Dog Complaints
- 2 Walking Patrol
- Telephone Call

**Planning:**

- A subdivision of 16 lots (cluster development/area of open space) on South Murphrey Road will be discussed at the July 20, 2022, Planning Board Meeting.
- A minor subdivision, which was approved by the Planning Board, on Castleberry Road is still in the development process.
- A public hearing will be scheduled in August 2022, Regular Town Council Meeting for text amendments that were recommended for approval.
- The Planning Board will be considering text amendments for minor subdivisions and driveways at their July meeting, if approved, their recommendation is planned to be presented at the August 2022, Regular Town Council Meeting.

**Zoning:**

- From May 2022 - Present, there has been less than 10 Zoning Permits issued for residential accessory buildings and solar power units.

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**b) Code Enforcement**

No report.

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**c) CAMPO**

Ms. Maybee reported that CAMPO (Capital Area Metropolitan Planning Organization) will be updating the Southeast Area Study (SEAS) and plan to further their boundaries. They provided a flyer to members showing more information.

Due to time constraints, Ms. Maybee informed the Council that she would email her PowerPoint presentation to the Board the next day. She provided a brief overview of the study, mentioned looking at the Town's goals as well as ETJ.

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**9. MAYOR'S REPORT:**

**a) No report.**

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**10. COUNCIL MEMBERS' REMARKS:**

(non-agenda items)

**a) Council Member Bruton warned everyone to be cautious when seeing folded dollar bills in parking lots due to the possibility of them having been laced with fentanyl which can be deadly. Ms. Bruton noted that she had heard reports of this happening in Tennessee and Kinston, NC.**

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**b) Council Member Wilson shared that everyone at the meeting were winners and there were no losers. He stated that the Council had done what they were supposed to do for the Town. He congratulated everyone.**

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- c) Mayor Pro Tem Castleberry shared that he recently changed jobs to an employer that provides fuel to Duke Energy fleet trucks. He commended the diligence of the Duke Energy crews which were on emergency calls restoring power in damaged areas affected by Hurricane Ian.

He informed that he and his wife would be traveling for their 30th Anniversary and will return next week.

- 
- d) Council Member Purvis shared that he appreciated the good conversation/discussion during the meeting.
- 

**11. ADJOURNMENT:**

- a) Having no further business, Mayor Mulhollem asked for a motion to adjourn meeting.

Moved by: Council Member Wilson

Seconded by: Mayor Pro Tem Castleberry

Adjourned meeting at 10:10 p.m.

CARRIED UNANIMOUSLY

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Matthew B. Mulhollem, Mayor

  
Kim P. Batten, Town Clerk

