



CONOVER

North Carolina

Conover City Council

Regular Meeting Minutes

Monday, June 2, 2025 at 6:00 PM

Conover City Hall Council Chambers

101 1st Street E, Conover

A Regular Meeting of the Conover City Council was held on Monday, June 2, 2025 at 6:00 PM in the Council Chambers of Conover City Hall.

I. CALL TO ORDER

Kyle J. Hayman, Mayor

Council Members Present:

Mayor Kyle Hayman

Mayor Pro Tem / Council Member Mark Canrobert

Council Member Joie Fulbright

Council Member Jim Green

Council Member Brenda Powell

Council Members Absent:

None

Staff Present:

City Manager Tom Hart, City Clerk Stephanie Watson,

City Attorney Susan Matthews, Human Resources

Madeleine Epley, Finance Director Kurt L. Beal,

Planning Director Erik Schlichting, Public Works

Director Terry R. Jones, Public Utilities Director Brian

Bradshaw, Fire Chief Mark Stafford, Police Chief

Robert Houston, Information Technology Director

Chris Niver, Deputy Fire Chief Jackie Lail, Police

Major Jeff Barkley, Deputy Public Works Director Ken

Colf, Tax Collector Lori Conner, and Accounting

Technician II Leslie Hicks

II. INVOCATION

Rev. Bernard Coulter, The ALYVE Church

III. PLEDGE OF ALLEGIANCE

IV. APPROVAL OF AGENDA

Motion was duly made by Council Member Fulbright, seconded by Council Member Green, to adopt the Monday, June 2, 2025 Agenda.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

V. APPROVAL OF CONSENT AGENDA

All items below are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a council member so requests. In which event, the item will be removed from the Consent Agenda and considered under the Business Agenda section.

Item 1: Approval of Minutes

- a. **May 5, 2025 Regular Meeting Minutes**
- b. **May 7, 2025 Special Meeting Minutes**

Mayor Kyle J. Hayman presented the May 5, 2025 Regular Meeting Minutes and May 7, 2025 Special Meeting Minutes.

(May 5, 2025 Regular Meeting Minutes and May 7, 2025 Special Meeting Minutes contained in Minute Book 20.)

Item 2: Ordinance 10-25: An Ordinance Amending the 2024-2025 Budget Ordinance

Mayor Kyle J. Hayman presented Ordinance 10-25: An Ordinance Amending the 2024-2025 Budget Ordinance.

(Ordinance 10-25: An Ordinance Amending the 2024-2025 Budget Ordinance contained in the exhibit file called 2025 Ordinances.)

***CITY OF CONOVER
ORDINANCE 10-25***

AN ORDINANCE AMENDING THE 2024-2025 BUDGET ORDINANCE

BE IT ORDAINED by the City Council of the City of Conover, North Carolina, that the 2024-2025 Budget Ordinance of the City of Conover, adopted pursuant to the provisions of Chapter 159 of the General Statutes of North Carolina, the Local Government Budget and Fiscal Control Act, be amended as noted herein.

Section 1. To amend the General Fund, the expenditures are to be changed as follows:

Account		Description	Increase/ Debit	Decrease/ Credit
100-5100-3300		Departmental Supplies	4,000	
		Total	\$4,000	

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To provide funding for the above, the following revenue budgets will be increased as follows:

		Decrease/ Debit	Increase/ Credit
Account	Description		
100-3350-0700	Walmart Community Grant - Police		4,000
Total			\$4,000

This will result in a net increase of \$0 in the expenditures of the General Fund.

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board, to the Budget Officer and the Finance Officer for their direction.

Adopted this the 2nd day of June, 2025.

Item 3: Ordinance 11-25: An Ordinance Amending the 2024-2025 Budget Ordinance

Mayor Kyle J. Hayman presented Ordinance 11-25: An Ordinance Amending the 2024-2025 Budget Ordinance.

(Ordinance 11-25: An Ordinance Amending the 2024-2025 Budget Ordinance contained in the exhibit file called 2025 Ordinances.)

CITY OF CONOVER ORDINANCE 11-25

AN ORDINANCE AMENDING THE 2024-2025 BUDGET ORDINANCE

BE IT ORDAINED by the City Council of the City of Conover, North Carolina, that the 2024-2025 Budget Ordinance of the City of Conover, adopted pursuant to the provisions of Chapter 159 of the General Statutes of North Carolina, the Local Government Budget and Fiscal Control Act, be amended as noted herein.

Section 1. To amend the General Fund, the expenditures are to be changed as follows:

		Increase/ Debit	Decrease/ Credit
Account	Description		
100-4300-4500	Contracted Services - IT	201,939	
Total		\$201,939	

To provide funding for the above, the following revenue budgets will be increased as follows:

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Account		Description	Decrease/ Debit	Increase/ Credit
100-3480-8700		Proceeds from GASB 87 Leases		98,726
100-3480-9600		Proceeds from GASB 96 Subscriptions		103,213
		Total		\$201,939

This will result in a net increase of \$0 in the expenditures of the General Fund. Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board, to the Budget Officer and the Finance Officer for their direction.

Adopted this the 2nd day of June, 2025.

Item 4: Ordinance 12-25: An Ordinance Amending the 2024-2025 Budget Ordinance

Mayor Kyle J. Hayman presented Ordinance 12-25: An Ordinance Amending the 2024-2025 Budget Ordinance.

(Ordinance 12-25: An Ordinance Amending the 2024-2025 Budget Ordinance contained in the exhibit file called 2025 Ordinances.)

CITY OF CONOVER ORDINANCE 12-25

AN ORDINANCE AMENDING THE 2024-2025 BUDGET ORDINANCE

BE IT ORDAINED by the City Council of the City of Conover, North Carolina, that the 2024-2025 Budget Ordinance of the City of Conover, adopted pursuant to the provisions of Chapter 159 of the General Statutes of North Carolina, the Local Government Budget and Fiscal Control Act, be amended as noted herein.

Section 1. To amend the General Fund, the expenditures are to be changed as follows:

Account		Description	Increase/ Debit	Decrease/ Credit
100-5300-0200		Salaries and Wages - Fire	25,000	
100-5300-0500		FICA Tax - Fire	2,000	
100-5300-0700		Retirement - Fire	3,500	
100-5300-0900		401k - Fire	1,300	
		Total	\$31,800	

This will result in a net increase of \$31,800 in the expenditures of the General Fund. To provide funding for the above, the following revenue budgets will be increased as follows:

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

Account		Description	Decrease/ Debit	Increase/ Credit
100-3990-0000		General Fund Balance Appropriation		31,800
		Total		\$31,800

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board, to the Budget Officer and the Finance Officer for their direction.

Adopted this the 2nd day of June, 2025.

Item 5: Resolution 21-25: Resolution to Appoint Planning Board/Board of Adjustment Members

Mayor Kyle J. Hayman presented Resolution 21-25: Resolution to Appoint Planning Board/Board of Adjustment Members.

(Resolution 21-25: Resolution to Appoint Planning Board/Board of Adjustment Members contained in the exhibit file called 2025 Resolutions.)

CITY OF CONOVER RESOLUTION 21-25

RESOLUTION TO APPOINT CONOVER PLANNING BOARD/BOARD OF ADJUSTMENT MEMBERS

WHEREAS, the following appointments to the Conover Planning Board/Board of Adjustment expired on June 1, 2025:

- ***David Brown*** as an inside member for a three-year term
- ***Eddie Dwiggin***s as an inside member for a three-year term
- ***Sherman Powell*** as an inside member for a three-year term

NOW, THEREFORE, BE IT RESOLVED that the City of Conover Council makes the following appointments:

- ***David Brown*** as an inside member for a three-year term to expire on June 1, 2028
- ***Eddie Dwiggin***s as an inside member for a three-year term to expire on June 1, 2028
- ***Sherman Powell*** as an inside member for a three-year term to expire on June 1, 2028

Adopted, this the 2nd day of June, 2025.

Item 6: Resolution 22-25: Resolution to Appoint Chairman of the Planning Board

Kyle J. Hayman, Mayor presented Resolution 22-25: Resolution to Appoint Chairman of the Planning Board.

(Resolution 22-25: Resolution to Appoint Chairman of the Planning Board contained in exhibit file called 2025 Resolutions)

***CITY OF CONOVER
RESOLUTION 22-25***

***CONOVER PLANNING BOARD/BOARD OF ADJUSTMENT
APPOINTMENT OF CHAIRMAN***

WHEREAS, the following appointment to the Conover Planning Board/Board of Adjustment expired on June 1, 2025:

- ***David Brown*** as Chairman of the Planning Board/Board of Adjustment for a one-year term

WHEREAS, the City of Conover Planning Board nominated David C. Brown for Chairman of the Planning Board/Board of Adjustment for a period of one year.

NOW, THEREFORE, BE IT RESOLVED that the City of Conover Council makes the following appointment:

- ***David Brown*** as Chairman of the Planning Board/Board of Adjustment for a one-year term to expire on June 1, 2026

Adopted, this the 2nd day of June, 2025.

Item 7: Resolution 23-25: Catawba County Economic Development Corporation Appointment

Mayor Kyle J. Hayman presented Resolution 23-25: Catawba County Economic Development Corporation Appointment.

(Resolution 23-25: Catawba County Economic Development Corporation Appointment contained in the exhibit file called 2025 Resolutions.)

***CITY OF CONOVER
RESOLUTION 23-25***

CATAWBA COUNTY ECONOMIC DEVELOPMENT CORPORATION APPOINTMENT

WHEREAS, Conover's appointment to the Catawba County Economic Development Corporation will expire on June 30, 2025; and

WHEREAS, the Conover City Council makes the following appointment.

NOW, THEREFORE, BE IT RESOLVED that the Conover City Council appoints:

Amir Rashidi as Conover's appointment to this committee for three years with this term expiring June 30, 2028.

Adopted this the 2nd day of June, 2025.

Item 8: Resolution 24-25: Ratification of the State of Emergency Declaration Proclamation for Hurricane Helene

Mayor Kyle J. Hayman presented Resolution 24-25: Ratification of the State of Emergency Declaration Proclamation for Hurricane Helene.

(Resolution 24-25: Ratification of the State of Emergency Declaration Proclamation for Hurricane Helene contained in the exhibit file called 2025 Resolutions.)

***CITY OF CONOVER
RESOLUTION 24-25***

RATIFICATION OF THE STATE OF EMERGENCY DECLARATION PROCLAMATION FOR HURRICANE HELENE

WHEREAS, a state of emergency was declared on September 26, 2024 by Mayor Kyle Hayman due to the effects of Hurricane Helene on the City of Conover which included heavy rainfall, strong and gusty winds, and hazardous conditions; and

WHEREAS, on May 6, 2025, the state of emergency was lifted by Mayor Hayman.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Conover, that the State of Emergency Declaration Proclamation in reference to Hurricane Helene be ratified and that the proclamation be incorporated into the official meeting minutes of the City of Conover Council.

This, the 2nd day of June, 2025.

(Proclamation Declaring a State of Emergency contained in exhibit file called 2024 Proclamations)

PROCLAMATION DECLARING A STATE OF EMERGENCY

- 1. Pursuant to the authority vested in me as the Mayor of the City of Conover under the City of Conover Ordinance 12-83 adopted on August 1, 1983 by the Conover City Council and in accordance with Chapter 166A, Article 1A and 36A of the North Carolina General Statutes, I have determined that a State of Emergency exists because Hurricane Helene is forecast to be a major hurricane causing widespread heavy rainfall and strong and gusty winds. As a result, hazardous travel conditions, flooding, road closures, and power outages are expected.*
- 2. I, therefore, declare the existence of a State of Emergency within the City of Conover. The emergency area covered by this declaration shall be the entire area of Conover.*
- 3. The restrictions and prohibitions ordered below are necessary to maintain order and protect public health, safety, and welfare, and to secure property.*
- 4. The following restrictions and prohibitions are imposed: None*
- 5. **No Liability.** No person acting under the authority of this local Declaration shall be held liable for damages to any person, firm, corporation or public or private entity that may arise from any action or inaction.*
- 6. **Execution of Emergency Plan.** I hereby order all City law enforcement officers, employees, and all other emergency management personnel subject to the City's control to cooperate in the enforcement and implementation of the provisions of this Declaration, all applicable local ordinances, state and federal laws, and the City of Conover Emergency Plan.*
- 7. This declaration shall become effective immediately.*

Proclaimed, this the 27th day of September, 2024 at 5:00 p.m.

Item 9: Proclamation: National Flag Day - June 14, 2025

Mayor Kyle J. Hayman presented Proclamation: National Flag Day - June 14, 2025.

(Proclamation: National Flag Day - June 14, 2025 contained in the exhibit file called 2025 Proclamations.)

Item 10: Proclamation: Juneteenth Day - June 19, 2025

Mayor Kyle J. Hayman presented Proclamation: Juneteenth Day - June 19, 2025.

(Proclamation: Juneteenth Day - June 19, 2025 contained in the exhibit file called 2025 Proclamations.)

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Adoption of Consent Agenda

Motion was duly made by Council Member Green, seconded by Mayor Pro Tem / Council Member Canrobert, to adopt the Consent Agenda.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

VI. BUSINESS AGENDA

Item 11: Comments from Visitors and Guests

Mayor Hayman opened the public comment period.

Amanda Freeland of 1607 Running Deer Drive, Conover, representing Conover Community Partners, presented details of a community cleanup project in the Lyle Creek area after concerns arose about flooding. She described the success of the first two cleanup days, the award of a \$25,000 grant from the North Carolina Community Foundation, and the hiring of a contractor to remove larger debris. Ms. Freeland issued a challenge to City Council members and to any future electoral candidates to participate in the next cleanup event on July 12th from 9 a.m. to 1 p.m., with press coverage and lunch provided for volunteers.

Johnny Taylor of 716 4th St SW #8, Hickory expressed his appreciation for Council's service.

Steve Morgan of 2243 Chatham St, Newton thanked the council and addressed concerns about groups seeking to limit free speech, urging the council to uphold freedom of speech while encouraging civility and respect among citizens.

Ron Chipka of 216 2nd Ave NE, Conover thanked the council for adjusting the timing of a nearby stoplight, noting the positive impact on his and his wife's commute.

There being no further comments, Mayor Hayman declared the public comment period closed.

Item 12: Resolution 20-25: Honoring the Life and Legacy of Bruce R. Eckard

Kyle J. Hayman, Mayor and Members of Council presented Resolution 20-25: Honoring the Life and Legacy of Bruce R. Eckard.

Motion was duly made by Mayor Hayman, seconded by Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, and Council Member Powell to

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

adopt Resolution 20-25: Honoring the Life and Legacy of Bruce R. Eckard.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Resolution 20-25: Honoring the Life and Legacy of Bruce R. Eckard contained in the exhibit file called 2025 Resolutions.)

***CITY OF CONOVER
RESOLUTION 20-25***

HONORING THE LIFE AND LEGACY OF BRUCE R. ECKARD

WHEREAS, the City of Conover mourns the loss of a devoted public servant, **Bruce R. Eckard**, who passed away on April 21, 2025, leaving behind a legacy of leadership, dedication, and love for his community; and

WHEREAS, Bruce began his service to the City of Conover in 1985 as a City Council member, was elected Mayor in 1989—serving faithfully for 20 years—and later returned to serve on the Council in 2011, ultimately being appointed Mayor Pro Tem in 2021; and

WHEREAS, throughout his decades of service, Bruce led the City through transformative growth, including the creation of Conover Station, the Manufacturing Solutions Centers 1 and 2, Conover West, and the revitalization of the former Broyhill property, contributing to the city’s expansion from a \$300 million tax base to over \$1.1 billion; and

WHEREAS, he championed vital infrastructure projects such as the construction of Fire Stations #1 and #3, the expansion of the Water Treatment Plant and Oxford Tank, and the development and renovation of key city facilities, ensuring a strong foundation for future generations; and

WHEREAS, Bruce brought technological innovation to Conover, modernizing city operations through GIS mapping, automated water meters, and in-car police camera systems, while fostering a strong sense of community through cherished traditions like National Night Out, Christmas in the Park, and the Conover Neighbor newsletter; and

WHEREAS, his service extended beyond city boundaries through his longstanding leadership on the Hickory-Conover Tourism Development Authority after his appointment on July 31, 2006, the Western Piedmont Council of Governments Transportation Advisory Committee, and numerous regional and state-level organizations; and

WHEREAS, Bruce R. Eckard’s unwavering commitment to Conover has left an indelible mark

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on the city he so passionately served, and his legacy will live on in every corner of our community.

***NOW, THEREFORE,** I, Kyle J. Hayman, Mayor of the City of Conover, on behalf of the City Council and the people of Conover, do hereby declare our heartfelt gratitude and deepest respect in memory of Bruce R. Eckard and call upon all citizens to honor his extraordinary life and enduring contributions.*

***IN WITNESS WHEREOF,** I have hereunto set my hand and caused the Seal of the City of Conover to be affixed this the 2nd day of June, 2025.*

Item 13: 2025-2026 Fiscal Year Budget Discussion

- a. Public Hearing to Receive Public Comments on the Proposed Fiscal Year 2025-2026 Budget Ordinance for the City of Conover**
- b. Ordinance 13-25: Adoption of Proposed Fiscal Year 2025-2026 Budget Ordinance to Include the 2025-2026 Fee Schedule and Pay Classification Plan**

Tom Hart, City Manager presented the proposed 2025-2026 Fiscal Year Budget to Council which highlighted the City's goal to maintain service levels. The budget avoided reliance on volatile revenues while emphasizing an investment in personnel and equipment. Budget-wide influences included anticipated increases in state health plan costs, retirement system contributions, Workers Compensation increases, general prices increases, etc. Four new positions were added: two new firefighter positions, a police investigator, and a public works facilities maintenance position. No property tax increase was proposed, but there is \$0.50 increase to the landfill fee and about a three percent (six percent volumetric rate increase) increase to utility bills. The city still maintains competitive utility rates compared to neighboring municipalities. Capital expenditures included a City Hall motor pool vehicle, City Hall renovation, four police vehicles, a street flusher truck, a solid waste knuckle boom truck, and ongoing utility capital projects.

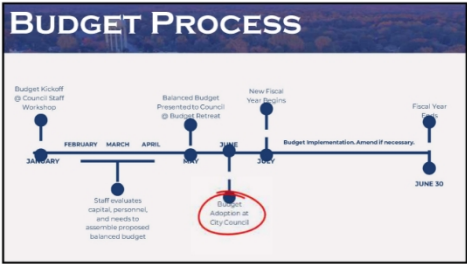
After the presentation, there was some discussion about potentially adding another Code Enforcement Officer in the future.

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6/12/2025



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BUDGET PHILOSOPHY

- No property tax increases
- Minimal rate increase water and garbage
- Continue providing service levels citizens expect = invest in people & equip them.
- Don't rely on volatile revenues
- \$690k fund balance appropriation; within historic norm.



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REVENUE OUTLOOK

- Solid Property Tax Base Growth Continues...
 - 5% growth last year (4.5% average last 5 years)
 - Basing proposed budget on 2% growth
- Sales Tax Revenue Flat After Record Breaking Years...
 - Basing budget on small increase
- Utility franchise tax
 - 20% increase from previous years
- Other revenues flat.



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BUDGETWIDE INFLUENCES

- Health insurance increase January 2026
- LGERS contribution increase
- Property/Liability & WC insurance increase
- Merit System Funded
- Employee COLA (3%)
- Price Increases are Back
- 4 New Positions (First Since 2021)



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TAXES, RATES, & FEES

- +\$.50 Landfill Fee
- ~3% Utility Bill increase
 - 6% volumetric rate increase
- Industrial Sewer Surcharges



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MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

6/12/2025

PUBLIC UTILITIES		
PROPOSED RATES		
Rate/Fee	Current	Proposed
Water Inside Per 1,000 gal	\$2.73	\$2.89
Sewer Inside Per 1,000 gal	\$4.71	\$4.99
Water Base Fee 3/4" meter	\$16.18	\$16.18
Sewer Base Fee	\$15.76	\$15.76

4,000 gallon water bill from \$61.70 to **\$63.46**, an increase of \$1.76 or 2.8%

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PUBLIC UTILITIES			
SIDE BY SIDE 4,000 GALLON WATER/SEWER BILL			
Conover Proposed	Hickory Existing	Claremont Existing	Newton Existing
\$63.46	\$68.48	\$92.60	\$80.43

*Compares proposed Conover rate to EXISTING rates of other municipalities.

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HOUSEHOLD OVERVIEW					
	FY24	FY25	FY26	Difference	%
Property tax	\$1,059	\$1,059	\$1,059	-	0%
Vehicle fee	\$60	\$60	\$60	-	0%
Solid Waste	\$180	\$192	\$198	\$6	3%
Water bill	\$679	\$740	\$762	\$22	3%
per year	\$1,978	\$2,053	\$2,079	\$28	1%
per month	\$165	\$171	\$173	\$2	1%
per day	\$5.42	\$5.62	\$5.70	\$0.08	1%

*Assumes \$268k home & 4,000 gal water bill

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SPENDING OVERVIEW	
New Positions	
• Fire- (2) Firefighters	
• Police- (1) Investigator	
• Public Works- (1) Facility Maintenance	
Other Expenses	
• City Hall motor pool vehicle	
• City Hall Phase 2&3	
• Police Patrol Vehicles (4)	
• Street Flusher Truck	
• Solid Waste Knuckle Boom Truck	

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PUBLIC UTILITIES	
	• Transfer \$1M to Capital Fund • Transfer \$450k to Capital Fund (Capital Fee) • Continue NEWWTP Capital Projects ◦ Headworks ◦ Aeration Basins

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NEXT BUDGET STEPS	
	• Adopt Budget Ordinance

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Item 13(a): Public Hearing to Receive Public Comments on the Proposed Fiscal Year 2025-2026 Budget Ordinance for the City of Conover

Mayor Hayman opened the public hearing. There being no comments, the public hearing was declared closed.

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

Item 13(b): Ordinance 13-25: Adoption of Proposed Fiscal Year 2025-2026 Budget Ordinance to Include the 2025-2026 Fee Schedule and Pay Classification Plan

City Manager Hart presented Ordinance 13-25: Adoption of Proposed Fiscal Year 2025-2026 Budget Ordinance to Include the 2025-2026 Fee Schedule and Pay Classification Plan.

Motion was duly made by Mayor Pro Tem / Council Member Canrobert, seconded by Council Member Green, to adopt Ordinance 13-25: Adoption of Proposed Fiscal Year 2025-2026 Budget Ordinance to Include the 2025-2026 Fee Schedule and Pay Classification Plan.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Ordinance 13-25: Adoption of Proposed Fiscal Year 2025-2026 Budget Ordinance to Include the 2025-2026 Fee Schedule and Pay Classification Plan contained in the exhibit file called 2025 Ordinances)

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

**CITY OF CONOVER, NORTH CAROLINA
BUDGET ORDINANCE 13-25
FISCAL YEAR JULY 1, 2025 - JUNE 30, 2026**

Be It Ordained by the City Council of Conover, North Carolina:

Section 1. That the following appropriations are hereby made to the General Fund and that the following revenues are anticipated to be available during the fiscal year to meet these appropriations:

<u>Department</u>	<u>Appropriation</u>	
Governing Body	\$ 216,270	
Administration	836,784	
Planning	446,683	
Information Technology	615,056	
City Hall	84,850	
Conover Station	115,300	
Police	4,074,902	
Fire	2,940,464	
Fleet	357,604	
Public Works	507,800	
Streets	1,305,855	
Powell Bill - Streets	276,937	
Sanitation	1,030,225	
Recycling	226,498	
Grounds	746,038	
Non-Departmental	<u>1,653,352</u>	
Total Appropriations	\$15,434,617	
<u>Revenues</u>		
Property Taxes (Ad Valorem)	\$8,100,000	
Sales Tax	3,400,000	
Utility Franchise Tax	1,125,000	
Municipal Vehicle Fee	260,000	
Powell Bill	300,000	
Solid Waste Disposal Fees	675,000	
Rental Income	108,700	
Interest	Earnings	51,540
Other Revenues or Reimbursements	706,620	
Fund Balance Appropriation	<u>707,757</u>	
Total Revenues	\$15,434,617	

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FY26 Budget Ordinance

Section 2. That the following appropriations are hereby made to the Water Sewer Fund and that the following revenues are anticipated to be available during the fiscal year to meet these appropriations:

<u>Department</u>	<u>Appropriation</u>
Water	\$2,195,769
Sewer	1,048,183
Plant	1,066,200
Non-Departmental	<u>2,785,820</u>
Total Appropriations	\$7,095,972

<u>Revenues</u>	
Water Sales	\$3,485,000
Sewer Charges	2,481,220
Interest Earnings	30,000
Other Revenues	257,550
Appropriated Retained Earnings	<u>842,202</u>
Total Revenues	\$7,095,972

Section 3. That the following appropriations are hereby made to the Priority Sidewalk Fund and that the following revenues are anticipated to be available during the fiscal year to meet these appropriations:

<u>Purpose</u>	<u>Appropriation</u>
Reserve for Future Sidewalk Projects	<u>\$150</u>
Total Appropriations	\$150

<u>Revenues</u>	
Interest	\$ 50
Fee in Lieu of Sidewalks	<u>100</u>
Total Revenues	\$150

Section 4. That the City Council does hereby authorize the special revenues listed below to be collected from rents at Conover Station and set aside to provide maintenance to building and grounds or to make debt payments:

<u>Purpose</u>	<u>Appropriation</u>
Reserve for Future Projects	\$ 2,000
Transfer to General Fund	<u>100,000</u>
Total Appropriations	\$ 102,000

<u>Revenues</u>	
Interest Earned	\$ 2,000
Rental Income	<u>100,000</u>
Total Revenues	\$ 102,000

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

FY26 Budget Ordinance

Section 5. That the City Council does hereby authorize the special revenues listed below to be collected from cemetery plot sales, earnings on investments, and outside donations/contributions and set aside to provide maintenance to cemetery grounds:

<u>Purpose</u>	<u>Appropriation</u>
Reserve for Future Projects	<u>\$ 35,600</u>
Total Appropriations	\$ 35,600
 <u>Revenues</u>	
Interest Earned	\$ 500
Contributions	100
Plot Sales	10,000
Rental Income	<u>25,000</u>
Total Revenues	\$ 35,600

Section 6. That the City does hereby authorize the revenues listed below to fund the City's Special Separation Allowance for Law Enforcement Officer's pension and the following appropriated expenditures to fund the Special Separation Allowance as follows:

<u>Purpose</u>	<u>Appropriation</u>
Personnel Costs	<u>\$ 107,650</u>
Total Appropriations	\$ 107,650
 <u>Revenues</u>	
Interest Earned	\$ 5,000
Transfer from General Fund	100,000
Fund Balance Appropriation	<u>2,650</u>
Total Revenues	\$ 107,650

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

FY26 Budget Ordinance

Section 7. That the following appropriations are hereby made to the General Capital Projects Fund and that the following revenues are anticipated to be available during the fiscal year to meet these appropriations:

<u>Purpose</u>	<u>Appropriation</u>
Streets/Sidewalks	\$ 40,000
Construction or Improvement Projects	390,000
Capital Equipment Purchases	<u>550,000</u>
Total Appropriations	\$ 980,000

<u>Revenue</u>	<u>Amount</u>
Transfer from General Reserve	\$ 750,000
Transfer from Solid Waste Reserve	<u>230,000</u>
Total Revenues	\$ 980,000

Section 8. That the following appropriations are hereby made to the Water and Sewer Capital Projects Fund and that the following revenues are anticipated to be available during the fiscal year to meet these appropriations:

<u>Purpose</u>	<u>Appropriation</u>
Professional Services	\$ 155,000
Infrastructure Improvement Reimbursement to NCDOT	5,000
ROW Acquisitions	5,000
Construction or Improvement Projects	380,000
Capital Equipment Purchases	<u>248,000</u>
Total Appropriations	\$ 793,000

<u>Revenue</u>	<u>Amount</u>
Transfer from Water/Sewer Reserve	\$ 600,000
Appropriated Retained Earnings	<u>193,000</u>
Total Revenues	\$ 793,000

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

FY26 Budget Ordinance

Section 9. That the City Council does hereby authorize the revenues listed below to be transferred out for Capital Purposes or reserved for future projects as summarized below:

<u>Fund</u>	<u>Revenue</u>	<u>Appropriation/Reserves</u>
General Capital Reserve Fund		
	Sale of Capital Assets	Transfer To G.F. Capital Projects
	\$ 5,000	\$ 750,000
	Interest Earnings	Reserve for Technology
	\$ 90,000	\$ 75,000
	Lease Agreements	Reserve for Police Equipment
	\$ 94,000	\$ 60,000
	Transfer from Gen. Fund	Reserve for Fleet Equipment
	\$ 600,000	\$ 110,000
	Fund Bal. Appropriation	Reserve for Public Works Equipment/Impr
	\$1,326,000	\$ 110,000
		Reserve for Grounds Equipment
		\$ 15,000
		Reserve for Street
		\$ 295,000
		Reserve for Fire Equipment
		\$ 700,000
TOTALS	<u>\$2,115,000</u>	<u>\$2,115,000</u>

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

FY26 Budget Ordinance

Section 10. That the City Council does hereby authorize the revenues listed below to be transferred out for Capital Purposes or reserved for future projects as summarized below:

<u>Fund</u>	<u>Revenue</u>	<u>Appropriation/Reserves</u>
Solid Waste Capital Reserve Fund	Interest \$ 15,000	Reserve for Sanitation/Recycling \$350,000
	Transfer from General Fund \$200,000	Reserve for Electronic Recycling Equipment \$ 20,000
	Sale of Capital Assets \$ 1,000	Transfer to General Capital Projects Fund \$230,000
	Fund Bal. Appropriation \$384,000	
TOTALS	<u>\$600,000</u>	<u>\$600,000</u>

Section 11. That the City Council does hereby authorize the revenues listed below to be transferred out for Capital Purposes or reserved for the projects as summarized below:

<u>Fund</u>	<u>Revenue</u>	<u>Appropriation/Reserves</u>
W/S Capital Reserve Fund	Interest \$ 300,000	Transfer to W/S Capital Projects \$ 600,000
	Trans. From Water/Sewer \$1,450,000	Reserve for Equipment \$ 125,000
	Fund Bal. Appropriation \$3,844,000	Reserve for Water/Sewer Infrastructure \$ 1,000,000
	Excess Sewer Capacity \$ 10,000	Improvement/Upgrades \$3,150,000
	Sale of Capital Assets \$ 1,000	Reserve for Utility Relocations \$ 730,000
TOTALS	<u>\$5,605,000</u>	<u>\$5,605,000</u>

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

FY26 Budget Ordinance

Section 12. *There is hereby levied a tax rate of \$0.395 per one hundred (\$100) valuation of taxable property as listed for taxes as of January 1, 2025, for the purpose of raising the revenues listed as "Ad Valorem Taxes" in the General Fund of Section 1 of this Ordinance. This rate is based on total estimated valuation of property for the purposes of taxation no higher than \$2,086,218,000 and an estimated collection rate of 98.8%.*

Section 13. *That there is hereby levied a Municipal Vehicle Tax of \$30.00 per vehicle registered with the City. This is the same as the current year.*

Section 14. *That appropriations herein authorized shall have the amount of outstanding purchase orders as of June 30, 2025, added to each appropriation as it appears in order to account for the payment against the fiscal year in which it is paid.*

Section 15. *The Budget Officer is hereby authorized to transfer amounts between objects of expenditures within a department (Intradepartmental Budget Adjustment) without limitation, and between departments within the same fund (Interdepartmental Budget Adjustment) not exceeding ten thousand dollars (\$10,000). Any authorization for making expenditures from excess revenues, a transfer within the capital project funds, or between any fund shall be made by the City Council.*

Section 16. *This Ordinance includes the 2025-2026 Annual Budget document, which is on file with the City Clerk and adopted as a part of this Ordinance. The 2025-2026 Fee Schedule and Pay Classification Plan are also included within the Annual Budget document and are thereby adopted under this Ordinance.*

Section 17. *Copies of this Budget Ordinance shall be furnished to the Finance Director, City Clerk and the City Manager for their direction in the disbursement of funds.*

Section 18. *All Ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.*

Adopted this the 2nd day of June 2025.

Item 14: Establishment of Reserve for Manufacturing Solutions Center II Building

- a. **Ordinance 14-25: Amendment to Capital Project Ordinance Amendment**
- b. **Ordinance 15-25: An Ordinance Amending the 2024-2025 Budget Ordinance**

Kurt L. Beal, Finance Director presented Ordinance 14-25 and Ordinance 15-25 which would move \$250,000 from the CPO Fund 43 - MSC 2 to the general capital reserve fund to establish a contingency for future repairs and improvements to the Manufacturing Solutions Center II Building.

Item 14(a): Ordinance 14-25: Amendment to Capital Project Ordinance Amendment

Kurt L. Beal, Finance Director presented Ordinance 14-25: Amendment to Capital Project Ordinance Amendment.

Motion was duly made by Council Member Fulbright, seconded by Council Members Green and Canrobert, to adopt Ordinance 14-25: Amendment to Capital Project Ordinance Amendment.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Ordinance 14-25: Amendment to Capital Project Ordinance Amendment contained in exhibit file called 2025 Ordinances.)

***CITY OF CONOVER
ORDINANCE 14-25***

***CAPITAL PROJECT ORDINANCE AMENDMENT
MSC PHASE 2 EXPANSION
PPE-NC INITIATIVE***

The City Council of the City of Conover, North Carolina does ordain and enact as follows:

1. *That pursuant to Section 13.2 Chapter 159 of the General Statutes of North Carolina, MSC Phase 2 Expansion PPE-NC Initiative Capital Project Ordinance 11-21 adopted on January 4, 2021, amended by Ordinance 36-21 on June 7, 2022, is hereby amended as follows:*

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

Nufabrx PPE Manufacturing Economic Development Project

REVENUES

Account	Description	Project Budget	Amendment	Amended Budget
430-3290-0000	Interest Income	\$ 1,000	\$ -	\$ 1,000
430-3350-0000	Developer Contribution (Whiskbroc	3,353,946		3,353,946
430-3490-0000	State Appropriation	9,000,000		9,000,000
	Total Revenues	\$ 12,354,946	\$ -	\$ 12,354,946

EXPENDITURES

Account	Description	Project Budget	Amendment	Amended Budget
430-6600-7200	Construction (State funds)	\$ 9,000,000	\$ -	\$ 9,000,000
430-6600-7300	Site Improvements (Local funds)	3,354,946	(250,000)	3,104,946
430-6600-9152	Transfer to General Capital Reserve		250,000	250,000
	Total Expenditures	\$ 12,354,946	\$ (250,000)	\$ 12,354,946

2. That all Ordinances or parts thereof conflicting or inconsistent with the provisions of this Ordinance are hereby repealed.

3. That the City Council hereby declares that should any section, paragraph, sentence or word of this ordinance be declared for any reason invalid, it is the intent of the City Council that it would have passed all other portions of this ordinance independent of elimination of any such portion that may be declared invalid.

4. That this Ordinance shall take effect and be in force from and after the date of its adoption.

Adopted this the 2nd day of June, 2025.

Item 14(b): Ordinance 15-25: An Ordinance Amending the 2024-2025 Budget Ordinance

Kurt L. Beal, Finance Director presented Ordinance 15-25: An Ordinance Amending the 2024-2025 Budget Ordinance.

Motion was duly made by Mayor Pro Tem / Council Member Canrobert, seconded by Council Member Green, to adopt Ordinance 15-25: An Ordinance Amending the 2024-2025 Budget Ordinance.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Ordinance 15-25: An Ordinance Amending the 2024-2025 Budget Ordinance contained in

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

exhibit file called 2025 Ordinances.)

CITY OF CONOVER
ORDINANCE 15-25

AN ORDINANCE AMENDING THE 2024-2025 BUDGET ORDINANCE

BE IT ORDAINED by the City Council of the City of Conover, North Carolina, that the 2024-2025 Budget Ordinance of the City of Conover, adopted pursuant to the provisions of Chapter 159 of the General Statutes of North Carolina, the Local Government Budget and Fiscal Control Act, be amended as noted herein.

Section 1. To amend the General Capital Reserve Fund, the expenditures are to be changed as follows:

Account		Description		Increase/ Debit	Decrease/ Credit
520-6600-9043		Reserve for MSC2 Building Improvements		250,000	
		Total		\$250,000	

This will result in a net increase of \$0 in the expenditures of the General Capital Reserve Fund. To provide funding for the above, the following revenue budgets will be increased as follows:

Account		Description		Decrease/ Debit	Increase/ Credit
520-3970-9143		Transfer from CPO Fund 43 - MSC 2			250,000
		Total		\$250,000	

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Governing Board, to the Budget Officer and the Finance Officer for their direction.

Adopted this the 2nd day of June, 2025.

Item 15: Resolution 25-25: Resolution Approving Conveyance of Personal Property to a Governmental Unit Pursuant to N.C. General Statute 160A-280

Susan Matthews, City Attorney presented Resolution 25-25: Resolution Approving Conveyance of Personal Property to a Governmental Unit Pursuant to N.C. General Statute 160A-280. This resolution would allow for the transference of a Hangcha Forklift from the City of Conover to CVCC/MS C with the provision that the forklift will continue to be used by MSC.

Motion was duly made by Mayor Pro Tem / Council Member Canrobert, seconded by Council

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

Member Fulbright, to adopt Resolution 25-25: Resolution Approving Conveyance of Personal Property to a Governmental Unit Pursuant to N.C. General Statute 160A-280.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Resolution 25-25: Resolution Approving Conveyance of Personal Property to a Governmental Unit Pursuant to N.C. General Statute 160A-280 contained in the exhibit file called 2025 Resolutions.)

CITY OF CONOVER RESOLUTION 25-25

RESOLUTION APPROVING CONVEYANCE OF PERSONAL PROPERTY TO A GOVERNMENTAL UNIT PURSUANT TO N.C. GEN. STAT. 160A-280

WHEREAS, the City of Conover is the owner of certain personal property as set forth on Exhibit A (the “MSC Personal Property”), which is attached hereto and incorporated herein by reference; and

WHEREAS, the MSC Personal Property has been purchased by the City of Conover in furtherance of the development and operation of the following: (i) the MSC Phase II Condominium located at 350 5th Avenue SE, Conover, North Carolina (the “MSC Phase II Condominium”); and (ii) the initial Manufacturing Solutions Center located at 301 Conover Station SE, Conover, North Carolina (“Initial MSC Building”) (collectively, both the MSC Phase II Condominium and Initial MSC Building are hereinafter referred to as the “Manufacturing Solutions Centers”); and

WHEREAS, the City has leased its unit in the MSC Phase II Condominium and all of the Initial MSC Building to Catawba Valley Community College, a North Carolina Public Institution pursuant to the acts of the North Carolina Legislature (“hereinafter, “CVCC”).

WHEREAS, CVCC has been instrumental in its operation and vision of both buildings and the concept behind the Manufacturing Solutions Centers since their conception.

WHEREAS, North Carolina General Statute 160A-280 authorizes a city to convey personal property for nonmonetary consideration to a “governmental unit” as that is defined in N.C. Gen. Stat. 160A-274(a), if the governing board deems the property to be surplus, obsolete, or unused; and

WHEREAS, the City of Conover has determined that the MSC Personal Property described above is surplus, obsolete, or unused; and

WHEREAS, the City of Conover finds that the public will benefit from the conveyance of the property described above by the continued use of the MSC Personal Property for public use and in operation and maintenance of the Manufacturing Solutions Centers for a period of twenty (20) years following

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

conveyance.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Conover, North Carolina:

- 1. The Mayor of the City of Conover is authorized to execute a Bill of Sale and all other necessary documents to convey title of the MSC Personal Property as described on the attached Exhibit A to CVCC;*
- 2. In consideration of the conveyance, CVCC shall agree to continue to use all of the MSC Personal Property for public use and in operation and maintenance of (i) the MSC Phase II Condominium located at 350 5th Avenue SE, Conover, North Carolina, and (ii) the initial Manufacturing Solutions Center located at 301 Conover Station SE, Conover, North Carolina, for a period of twenty (20) years following conveyance. Ownership of the MSC Personal Property shall revert back to the City of Conover if any of the MSC Personal Property ceases to be used for this purpose without the written permission of the City of Conover during the twenty (20) year period following conveyance.*
- 3. In accordance with the notice requirements of N.C.G.S. § 160A-280, public notice of this resolution was given by posting on the City's website on May 21, 2025.*

Adopted this the 2nd day of June, 2025.

City of Conover			
Eqpt to be transferred to CVCC/MSC			
6.30.25			
Date of purchase	Description	Vendor	§
10.29.24	Hangcha Forklift	Piedmont Forlift Handling	1

Item 16: Resolution 26-25: A Resolution Designating Signers on City Bank Accounts

Kurt L Beal, Finance Director presented Resolution 26-25: A Resolution Designating Signers on City Bank Accounts. This resolution adds Leslie Hicks as an authorized signer on accounts and clarifies that only the City Manager and/or Finance Director are authorized to open and/or close accounts.

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Motion was duly made by Mayor Pro Tem / Council Member Canrobert, seconded by Council Member Green, to adopt Resolution 26-25: A Resolution Designating Signers on City Bank Accounts.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Resolution 26-25: A Resolution Designating Signers on City Bank Accounts contained in the exhibit file called 2025 Resolutions.)

CITY OF CONOVER RESOLUTION 26-25

A RESOLUTION DESIGNATING SIGNERS ON CITY BANK ACCOUNTS

WHEREAS, in the course of the City of Conover's ("City") business it establishes relationships with various banks for purposes including, but not limited to depository of City funds, borrowing money, or making payments on bonds issued by the City; and

WHEREAS, banks with whom the City does business normally require a City resolution designating which City officials are authorized to open bank accounts and to execute checks and other orders for payment of City funds; and

NOW, THEREFORE, the City of Conover resolves as follows:

- 1. As used in this Resolution, the term "Bank" shall mean any financial institution with whom, pursuant to this Resolution or any other City resolution, the City establishes a banking relationship. At the time of execution of this Resolution, the City of Conover City Council has deemed Truist Financial Corporation and Peoples Bancorp, Inc. as the official depositories under N.C. Gen. Stat. 159-31.*
- 2. The City's Manager and Finance Officer are hereby authorized to open or cause to be opened one or more accounts with a Bank on such terms, conditions, and agreements as the Bank may now or hereafter require and to make any other agreements deemed advisable in regard to any of the foregoing.*
- 3. That checks, drafts, or other orders for the payment, transfer, or withdrawal of any of the funds or other property of the City on deposit with a Bank shall be binding on the*

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

City when signed, manually or by use of a facsimile or mechanical signature or otherwise authorized, by any one of the individuals listed below as Authorized Signers, and the Bank is hereby authorized to pay and charge to the account of the City any such checks, drafts or other orders so signed or otherwise authorized, including those payable to the individual order of the same person or persons signing or otherwise authorizing the same and including also those payable to the Bank or to any other person for application, or which are actually applied to the payment of any such indebtedness owing the Bank from the person or persons who signed such checks, drafts, or other withdrawal orders or otherwise authorized such withdrawals. In particular, and not in limitation of foregoing, such persons may authorize payment, transfer, or withdrawal by oral or telephonic directions to the Bank complying with such rules and regulations relating to such authorization as the Bank may communicate to the City from time to time.

- 4. That City's Manager and Finance Director will certify to a Bank the names and signatures (either actual or any form or forms of facsimile or mechanical signatures adopted by the person authorized to sign) of the Authorized Signers listed below and shall from time to time hereafter, upon a change in the facts so certified, immediately certify to the Bank the names and signatures (actual or facsimile) of the persons then authorized to sign or to act. The Bank shall be fully protected in relying on such certificates and on the obligation of the certifying officer (set forth above) to immediately certify to the Bank any change in any facts so certified, and the Bank shall be indemnified and saved harmless by the City from any claims, demands, expenses, loss or damage resulting from or growing out of honoring or relying on the signature of other authority (whether or not properly used and, in the case of any facsimile signature, regardless of when or by whom or by what means such signature may have been made or affixed) of any officer or person whose name and signature was so certified, or refusing to honor any signature or authority not so certified.*
- 5. That the holders of the following positions with the City are authorized to sign or act on behalf of the City ("Authorized Signers"):*
 - Finance Officer a/k/a Finance Director*
 - City Manager*
 - Finance Supervisor a/k/a Controller*
 - Accounting Tech II a/k/a Assistant Controller*
 - City Clerk*
 - Human Resources Director a/k/a Assistant City Clerk*

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6. *That this Resolution shall continue in force until express written notice of its rescission or modification has been furnished to and received by a Bank.*

Adopted this the 2nd day of June, 2025, at Conover, North Carolina.

Item 17: Tax Releases and Refunds

Lori Conner, Tax Collector presented Tax Releases and Refunds. The total amount for this report to be released from the collections process is \$1,895.36, mostly from prior years.

2020 Releases	\$0.40
2024 Releases	\$1,209.61
2023 Refunds	\$4.12
2024 Refunds	\$681.23
Total	\$1,895.36

Motion was duly made by Council Member Green, seconded by Mayor Pro Tem / Council Member Canrobert, to approve the Tax Releases and Refunds.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

Item 18: Annexation Petition to Extend the Corporate Limits of the City of Conover for a Portion of Property Identified by Catawba County GIS PIN# 374316824893 (4007 C&B Farm Road, Conover) and Containing Approximately 60.918 +/- Acres

- a. **Resolution 27-25: Resolution Directing the Clerk to Investigate Annexation Petition Received Under GS 160A-31**
- b. **Resolution 28-25: Resolution Fixing Date of Public Hearing on Question of Annexation Pursuant to G.S. 160A-31**

Stephanie C. Watson, City Clerk / Assistant to the Manager presented an annexation petition to extend the corporate limits of the City of Conover for a portion of property identified by Catawba County GIS PIN# 374316824893 (4007 C&B Farm Road, Conover) and containing

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

approximately 60.918 +/- Acres.

Item 18(a): Resolution 27-25: Resolution Directing the Clerk to Investigate Annexation Petition Received Under GS 160A-31

Ms. Watson stated that Resolution 27-25 directs the City Clerk to investigate the annexation petition. The petition was reviewed and found to be in order.

Motion was duly made by Mayor Pro Tem / Council Member Canrobert, seconded by Council Member Fulbright, to adopt Resolution 27-25: Resolution Directing the Clerk to Investigate Annexation Petition Received Under GS 160A-31.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Resolution 27-25: Resolution Directing the Clerk to Investigate Annexation Petition Received Under GS 160A-31 contained in exhibit file called 2025 Resolutions.)

***CITY OF CONOVER
RESOLUTION 27-25***

***RESOLUTION DIRECTING THE CLERK TO INVESTIGATE
A PETITION RECEIVED UNDER G.S. 160A-31***

WHEREAS, a petition requesting annexation of an area described in said petition was received on April 29, 2025 by the City Clerk on behalf of the City Council; and

WHEREAS, G.S. 160A-31, provides that the sufficiency of the petition shall be investigated by the City Clerk before further annexation proceedings may take place; and

WHEREAS, the Conover City Council of the City of Conover deems it advisable to proceed in response to this request for annexation.

NOW, THEREFORE, BE IT RESOLVED by the Conover City Council of the City of Conover:

That the City Clerk has investigated the sufficiency of the above described petition and certifies to the Conover City Council that petition is in order.

Adopted this 2nd day of June, 2025.

Item 18(b): Resolution 28-25: Resolution Fixing Date of Public Hearing on Question of

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

Annexation Pursuant to G.S. 160A-31

Ms. Watson stated that Resolution 28-25 would fix the date for the public hearing on the question of annexation on Monday, July 7, 2025 at 6:00 p.m. in the Council Chambers of Conover City Hall.

Motion was duly made by Mayor Pro Tem / Council Member Canrobert, seconded by Council Member Fulbright, to adopt Resolution 28-25: Resolution Fixing Date of Public Hearing on Question of Annexation Pursuant to G.S. 160A-31.

AYES:	Mayor Hayman, Mayor Pro Tem / Council Member Canrobert, Council Member Fulbright, Council Member Green, Council Member Powell
NOES:	None
ABSTAIN:	None

(Resolution 28-25: Resolution Fixing Date of Public Hearing on Question of Annexation Pursuant to G.S. 160A-31 found in exhibit file called 2025 Resolutions)

***CITY OF CONOVER
RESOLUTION 28-25***

***RESOLUTION FIXING DATE OF PUBLIC HEARING ON
QUESTION OF ANNEXATION PURSUANT TO G. S. 160A-31***

WHEREAS, the petition by Neng Vue and Bao Yang requesting annexation of the area described herein has been received; and

WHEREAS, the Conover City Council has by resolution directed the City Clerk to investigate the sufficiency of said petition; and

WHEREAS, certification by the City Clerk as to the sufficiency of said petition has been made.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Conover, North Carolina:

Section 1. That a public hearing on the question of the area described herein will be held at Conover City Hall at 6:00 p.m. on the 7th day of July, 2025.

Section 2. The area proposed for annexation can be identified as a portion of the following property identified by Catawba County GIS Parcel Identification Number 374316824893 and more particularly described as follows:

LYING AND BEING SITUATED IN CATAWBA COUNTY, NORTH CAROLINA, HAVING AN AREA OF 2,653,609 SQUARE FEET OR 60.918 ACRES MORE OR LESS AND BEING MORE

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PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A MAG NAIL FOUND WITH NC STATE GRID COORDINATES

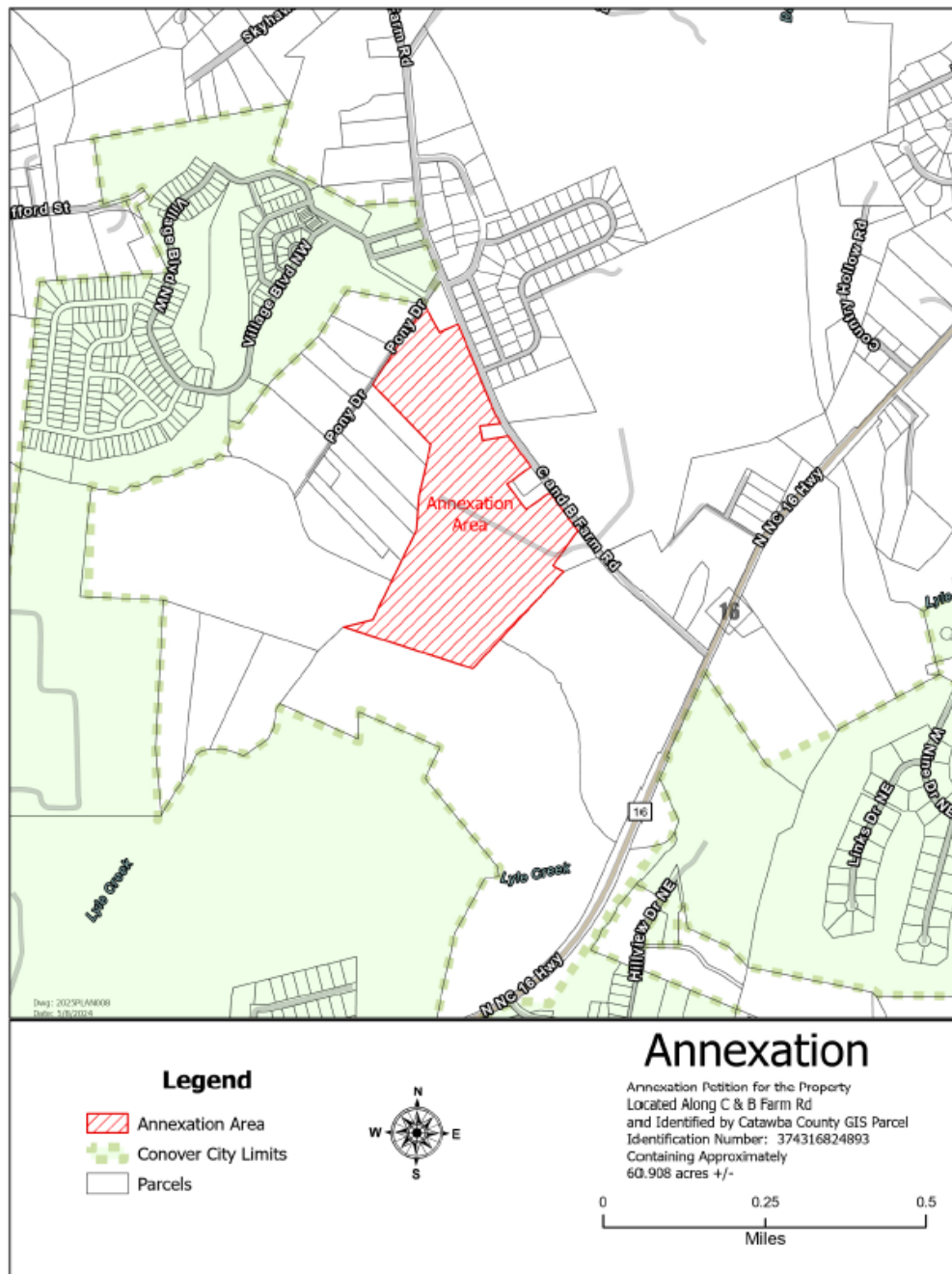
N:734,385.18 E:1,348,111.94;

THENCE S28°40'24"E A DISTANCE OF 17.09' TO AN ANGLE IRON FOUND; THENCE S27°45'37"E A DISTANCE OF 242.25' TO A 1/2" REBAR FOUND; THENCE N66°30'59"E A DISTANCE OF 168.76' TO A 1/2" REBAR FOUND; THENCE N66°30'59"E A DISTANCE OF 30.00' TO A CALCULATED POINT; THENCE S22°15'01"E A DISTANCE OF 712.09' TO A CALCULATED POINT; THENCE WITH A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 183.68', WITH A RADIUS OF 1,642.88', WITH A CHORD BEARING OF S26°43'57"E, WITH A CHORD LENGTH OF 183.58', TO A CALCULATED POINT; THENCE S83°27'56"W A DISTANCE OF 32.49' TO A 1/2" REBAR FOUND; THENCE S83°27'56"W A DISTANCE OF 169.69' TO A 1/4" REBAR FOUND; THENCE S11°04'54"E A DISTANCE OF 119.98' TO A 1/2" REBAR FOUND; THENCE N80°24'29"E A DISTANCE OF 213.26' TO A 1/2" REBAR FOUND; THENCE N80°24'29"E A DISTANCE OF 32.65' TO A CALCULATED POINT; THENCE WITH A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 126.71', WITH A RADIUS OF 3,199.76', WITH A CHORD BEARING OF S35°54'50"E, WITH A CHORD LENGTH OF 126.70', TO A TO A CALCULATED POINT; THENCE S36°24'28"E A DISTANCE OF 171.45' TO A CALCULATED POINT; THENCE S53°33'21"W A DISTANCE OF 28.04' TO A 1/2" REBAR FOUND; THENCE S53°33'21"W A DISTANCE OF 242.40' TO A 1" SQUARE IRON FOUND; THENCE S36°31'08"E A DISTANCE OF 259.74' TO A 1/2" REBAR FOUND; THENCE N54°31'38"E A DISTANCE OF 240.54' TO A 1/2" REBAR FOUND; THENCE N54°31'38"E A DISTANCE OF 29.54' TO A CALCULATED POINT; THENCE S37°41'50"E A DISTANCE OF 374.24' TO A CALCULATED POINT; THENCE S35°17'31"W A DISTANCE OF 36.50' TO A BENT 1" REBAR FOUND; THENCE S35°17'31"W A DISTANCE OF 5.34' TO A CALCULATED POINT; THENCE S35°17'31"W A DISTANCE OF 352.59' TO A 1" OPEN TOP PIPE FOUND; THENCE S62°15'23"E A DISTANCE OF 100.04' TO A 1/2" REBAR FOUND; THENCE S43°12'29"W A DISTANCE OF 1,091.39' TO AN EXISTING RAILROAD RAIL FOUND; THENCE N72°14'59"W A DISTANCE OF 1,114.63' TO A NAIL FOUND IN STONE; THENCE N76°05'02"E A DISTANCE OF 247.33' TO A 1" OPEN TOP PIPE FOUND; THENCE N26°04'19"E A DISTANCE OF 780.74' TO A 3/4" OPEN TOP PIPE FOUND; THENCE N24°47'02"E A DISTANCE OF 43.77' TO A 5/8" REBAR SET; THENCE N04°02'32"E A DISTANCE OF 279.14' TO A 2" OPEN TOP PIPE FOUND; THENCE N12°56'46"E A DISTANCE OF 429.28' TO A 5/8" REBAR SET; THENCE N44°05'52"W A DISTANCE OF 693.43' TO A 1/2" REBAR FOUND WITH CAP; THENCE N33°30'29"E A DISTANCE OF 781.01' TO A MAG NAIL FOUND; WHICH IS THE POINT OF BEGINNING.

Section 3. *Notice of said public hearing shall be published once in the Hickory Daily Record, a newspaper having general circulation in the City of Conover, at least ten (10) days prior to the date of said public hearing.*

Adopted, this the 2nd day of June, 2025.

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING



Item 19: Committee Reports

Members of Council gave their committee reports.

Item 20: City Manager's Report

MINUTES FROM THE JUNE 2, 2025 CONOVER CITY COUNCIL REGULAR MEETING

Building Permits: The City issued twenty-six (26) building permits during the month of May 2025, totaling \$3,094,337. Included were eleven (11) residential, eleven (11) commercial, two (2) industrial, and two (2) institutional.

Upcoming Holidays: City Hall will be closed on Friday, July 4th. Collection will be on July 7th

UPCOMING EVENTS FOR THIS MONTH:

- **Charters of Freedom Re-dedication:** Wednesday, June 11, 2025 at 4:00 p.m. at City Park
- **Mayors/ Chairs/ Managers Meeting:** Thursday, June 12, 2025 at 6:00 p.m. at Mimosa Hills Golf Club. RSVP to City if planning to attend.
- **Juneteenth Event:** Friday, June 13, 2025 at 5:00 p.m. - 10:00 p.m. at City Park
- **ROTH I.D. Carseat Emergency Tag Install:** Saturday, June 21, 2025 at 10 a.m. - 2 p.m. at Fire Station #1 (1225 Conover Blvd E, Conover)
- **Shop the Sidewalk - Conover's Main Street Sale:** Saturday, June 21, 2025 at 10 a.m. - 2 p.m.

VII. ADJOURNMENT

There being no further business, the meeting was adjourned at 6:51 p.m.

Kyle J. Hayman, Mayor

Stephanie C. Watson, City Clerk