

APRIL 10, 2012

MINUTES OF MECKLENBURG COUNTY BOARD OF COMMISSIONERS

NORTH CAROLINA  
MECKLENBURG COUNTY

The Board of Commissioners of Mecklenburg County, North Carolina, met in Budget/Public Policy Session in Conference Center Room 267 of the Charlotte-Mecklenburg Government Center located at 600 East Fourth Street at 3:00 p.m. on Tuesday, April 10, 2012.

ATTENDANCE

**Present:** Chairman Harold Cogdell, Jr. and Commissioners  
Dumont Clarke, Neil Cooksey George Dunlap,  
Vilma Leake and Jennifer Roberts  
County Manager Harry L. Jones, Sr.  
Clerk to the Board Janice S. Paige

**Absent:** Commissioners Karen Bentley, Bill James, and Jim Pendergraph

---

*Commissioner Dunlap was absent when the meeting was called to order and until noted in the minutes.*

*The meeting was called to order by Chairman Cogdell, after which the matters below were addressed.*

**(1) PROPOSED REVISIONS TO THE CAPITAL PROJECT PRIORITIZATION PROCESS**

Finance Director Dena Diorio presented proposed revisions to the Capital Project Prioritization Process, the challenges and next steps. The following was covered in the presentation:

- Unanticipated Projects
- Projects that exceed Budget
- Changes in Project Scope
- Emergency Projects
- Funding Unanticipated and Emergency Projects
- Modifications to Criteria to address growth and other changing circumstances

*Commissioner Dunlap entered the meeting.*

- Growth
- Other Criteria
- Project Viability

Comments

Commissioner Dunlap questioned whether growth should be used as a measure for schools since high growth areas typically need more schools. *Finance Director Diorio said staff was responding to feedback received from Charlotte Mecklenburg Schools (CMS) with regards to projects CMS thought were most important, that were growth related, that did not get credit in the model. Thus, this allows CMS to get credit for those projects in the model.*

APRIL 10, 2012

Finance Director Diorio said it should be kept in mind that was only one criteria.

Commissioner Dunlap said it may not be possible, but he was wondering whether or not the County could make a part of its process, such that it prioritizes the projects that CMS wants.

Chairman Cogdell asked for clarification regarding Growth and the criteria of utilizing census data by BOCC Districts to measure growth and associated points, which was addressed.

Chairman Cogdell asked was there any other consideration around growth measures other than BOCC districts. *The response was no, but if there were other ways the Board would like staff to look at it, staff would do that.*

Commissioner Clarke asked about the makeup of the criteria ranking committee and their role, which was addressed.

Commissioner Clarke asked about aging infrastructure and how it's taken into account, which was addressed.

Commissioner Cooksey asked how do you address older infrastructure needs if it's in an area that's not in a growth area, which was addressed.

Commissioner Cooksey asked about the role of the Citizens Capital Budget Advisory Committee (CCBAC). *The response was that the CCBAC would be looking at the community capital standards and would seek input from the public regarding those standards. They would also make sure that the projects proposed were going to help meet those standards. They would also report to the Board annually regarding the County's progress in meeting those capital standards.*

Commissioner Cooksey suggested staff give consideration to having citizen involvement in the criteria ranking process, in addition to staff representatives, perhaps have a few members from the CCBAC to serve.

Commissioner Dunlap asked was there a process that would allow a project that was to be funded by some other entity, other than the County, for example 80% of the funding, that wasn't on the list of projects, to get on the list, if the County only had to fund a small portion of it. *The response was that this would fall under unanticipated projects. Thus, there would be provisions for such projects to get on the list because of set aside funds that would be available if a match were needed. Prior to the proposed revision, the only way to accommodate such a project would be to bump a project already on the list.*

Commissioner Dunlap commented on parks that haven't been fully developed, yet new parks continue to open. He asked where did the priority set between opening new parks and completing existing parks that haven't been fully developed. *Park and Recreation Director Jim Garges said it depended on the site and what was available in a neighborhood.*

Commissioner Dunlap suggested the Park and Recreation Commission and staff communicate to the public how the process works as to when parks are developed in a particular area.

Commissioner Roberts asked about the pay-as-you-go set aside and whether the \$3 million was refunded every year, or if it's not used, accumulates to the next year. *The response was it does not accumulate and it's capped at \$3 million.*

Chairman Cogdell said the Economic Outcome rating criteria was an important thing to have. He said he would not want to support a reduction in that criteria for the purpose of increasing the Growth criteria based on BOCC districts.

**APRIL 10, 2012**

Chairman Cogdell asked had there been any discussion regarding whether any points should be included if you hit certain MWSBE goals in a project. *The response was this was a process that determines which projects get funded and that the MWSBE components of a project aren't known until a project was bid.*

Commissioner Dunlap stressed the importance of CMS understanding the ranking process to avoid the type of misunderstanding that occurred previously when the rankings came out.

Michael Raebble from CMS said he understood the process and was present at all of the meetings with County staff. Mr. Raebble said he passed the information onto the interim superintendent and planned to share it with the Board of Education.

Commissioner Dunlap asked Mr. Raebble if he felt the process was fair. *Mr. Raebble said yes. He said the proposed revisions would balance the process as it related to renovations and growth.*

Commissioner Leake requested additional information regarding the Friendship Partnership project and Double Oaks Pool project.

This concluded the presentation. No action was taken or required at this time.

***A copy of the report is on file with the Clerk to the Board.***

*Note: The above is not inclusive of every comment but is a summary.*

## **(2) REVISIONS TO DEBT MANAGEMENT POLICY**

Finance Director Dena Diorio presented proposed revisions to the Debt Management Policy. The following was covered in the presentation:

- Definitions
- Profile of AAA Counties Nationally
- Debt Profiles of AAA NC Counties
- Mecklenburg County Debt Ratios
- Proposed Ratios
- Rationale for Revising Ratios
- Debt Policy Recommendations

Comments

Commissioner Cooksey asked about the value of the towns debt, which was addressed.

Commissioner Cooksey asked about the City of Charlotte's debt policy, which was addressed.

Commissioner Clarke asked was the County doing this to make itself look like other AAA credits. *The response was yes.*

Commissioner Clarke asked about pay-as-you-go as it related to debt management, which was addressed.

Commissioner Dunlap asked about debt per capita, which was addressed.

Commissioner Cooksey suggested staff have discussions with its City of Charlotte counterparts to see if the County and City could come up with some "off the record" agreements regarding how both entity's can do their part to help ensure both entity's maintain their AAA credit

**APRIL 10, 2012**

rating. He suggested perhaps each could agree to maintain certain debt service ratios and hold each other accountable.

Commissioner Cooksey said he was suggesting this since the rating agencies look at the overall debt of a political jurisdiction.

This concluded the presentation. No action was taken or required at this time.

***A copy of the report is on file with the Clerk to the Board.***

*Note: The above is not inclusive of every comment but is a summary.*

**ADJOURNMENT**

Motion was made by Commissioner Cooksey, seconded by Commissioner Clarke and carried 6-0 with Commissioners Clarke, Cogdell, Cooksey, Dunlap, Leake, and Roberts voting yes, that there being no further business to come before the Board the meeting be adjourned at 5:00 p.m.

---

Janice S. Paige, Clerk

---

Harold Cogdell, Jr., Chairman