

## MINUTES FOR BOARD OF ALDERMEN MEETING

December 12, 2023

6:00 PM

The following elected officials were present: Mayor Coleman, Alderwoman Morrow, Alderman Milton, Alderman Cearley, Alderman Martin, Alderman Withers, Alan Cloninger, and Hayley Beaty.

The following Staff members were present: Maria Stroupe, Town Manager; Brian Finnegan, Development Services Director; Robbie Walls, Police Chief; Lanny Smith, Electric Director; Jonathan Newton, Finance Director; Bill Trudnak, Public Works Director; Tom Hunn, Town Attorney; Earl Withers III, Fire Chief; Lindsey Tysinger, Planner; David Lingafelt, Code Enforcement; Paul Gibson, Electric Supervisor; Dusty Haney, Assistant Fire Chief; Matt Kanupp, Assistant Fire Chief; Zack Foreman, Assistant Public Works Director; and Marcus Fleming, Police Captain.

Mayor Coleman called the meeting to order at 6:00pm.

Mayor Coleman opened with the Invocation and the Pledge of Allegiance to the Flag.

### **Approval of Agenda:**

Alderman Cearley made a motion to approve the agenda with no additions or deletions, seconded by Alderman Milton and carried unanimously.

### **Approval of Minutes:**

Alderman Martin motioned to approve the minutes from the November 14th regular meeting and the November 28th work session, seconded by Alderwoman Morrow and it was carried unanimously.

### **Recognition of Citizens:**

The Mayor opened the floor to the Recognition of Citizens.

Dr. Duncan, of Carr Elementary School, presented the Students of the Month.

Curtis Wilson of 438 S. Gaston Street, began by thanking Mayor Coleman and Alderwomen Morrow for their service to the Town for so many years. Mr. Wilson then read scripture on how to be guided as a public servant. He then closed with a prayer over the meeting.

### **Consent Agenda:**

#### *Item 5A Award Gym Floor Bid*

Requests for Proposals were sent out for replacement of the gym floor at Dennis Franklin Gym. The bids were opened on November 22<sup>nd</sup>. Beckham's Floors was the only bidder, but due to the scope and threshold of the bid, the Town can award this bid without having to re-bid. The

replacement will include installing a 4" concrete slab and AccerBase Gym flooring per the specs. Attached is the bid sheet and recommendation letter to award the bid. Replacement of the gym floor was included in the current budget, but due to unanticipated costs related to the repairs a budget amendment is attached to appropriate funds for the difference between the budgeted amount and the additional costs (Exhibit 5A, 1-3).

*Item 5B Response to Auditors Findings, Recommendations, and Fiscal Matters*

As presented by Ms. Thompson of Martin Starnes and Associates, CPA's, P.A., at the Board of Aldermen meeting held on November 14, 2023, the Town had a prior period adjustment for a CDBG deferred revenue and two performance indicators of concern related to ratios in the Water/Sewer and Electric Funds. The first concern being the Water and Sewer Ratio is slightly less than the .50 limit. The second being the Electric Cash Flows are less than zero, which could mean that the Town's rates are not sufficient to cover operations. This item is being presented for consideration under consent. Approval would simply acknowledge the finding of the auditor that the Town of Dallas has two Financial Performance Indicator of Concerns and one prior period finding. Attached is a letter to be submitted to the Local Government Commission (LGC) outlining the response from the Town (Exhibit 5B, 1-11).

Alderman Withers made a motion to approve both Consent Agenda Items, seconded by Alderman Milton and carried unanimously.

**Public Hearings:**

No Public Hearings at this time.

**Old Business:**

*Item 7A Little Long Creek Preliminary Plat*

Urban Design Partners has submitted a preliminary plat application for the Little Long Creek Major Subdivision. Staff has reviewed both the civil sets and this plat submittal and it meets the standards of the code, as well as the conditions and allowances established in the Conditional District zoning approved on 11/9/2021. The Planning Board reviewed the preliminary plat application at their 11/16/2023 meeting and voted to send a recommendation to approve to the Board of Aldermen. No changes were made to the plat since the November 28<sup>th</sup> Work Session, where the plat was reviewed. Attached is supporting documentation, including the preliminary plat checklist and submitted plat (Exhibit 7A, 1-21).

The Development Services Director began by giving background information on this plat for Little Long Creek and stated as a recommendation from staff, they would approve this plat.

The question was asked to clarify how many homes this would be and the Director replied with 504 Homes. The Director also stated that this would be the final approval before final plat phase I.

Alderwoman Morrow made a motion to approve, seconded by Alderman Milton and carried unanimously.

*Item 7B Summey Creek Preliminary Plat*

Urban Design Partners has submitted a preliminary plat application for the Summey Creek Major Subdivision. Staff has reviewed both the civil sets and this plat submittal and it meets the standards of the Subdivision Code and Development Standards. The Planning Board reviewed the preliminary plat application at their 11/16/2023 meeting and voted to send a recommendation to approve to the Board of Aldermen. No changes were made to the plat since the November 28<sup>th</sup> Work Session, where the plat was reviewed. Attached is supporting documentation, including the preliminary plat checklist and submitted plat (Exhibit 7B, 1-10).

The Development Services Director began by giving background information on this plat. He stated this was 120 homes and the staff recommendation would be to approve this plat.

Alderman Cearley asked why this zoning was 6 ft setbacks but Long Creek was 8 ft?

The Director responded by saying how this (Summey Creek) would be an R6 and conventional rezoning. That is why there are different setbacks.

Alderman Martin mentions that the original approval of this zoning was done back in 2021 and there is nothing they can do to change this.

Alderman Milton makes a motion to approve, seconded by Alderman Martin and carried unanimously.

At this time, Alderman Cearley presented a plaque of gratitude to Mayor Coleman and Alderwoman Morrow and thanked them for their service.

Alderwoman Morrow thanked the Town for allowing her to serve them.

Mayor Rick Coleman gave a speech and thanked the Town citizens for allowing him to serve for 28 years. He also made mention of all the businesses, projects and infrastructure that has occurred while he was on the Board and then serving as Mayor.

**Swearing In of Elected Officials**

*Item 8A Office of Mayor: Hayley Beaty*

Hayley Beaty was sworn in by Judge Phillips.

After the swearing in, she thanked the citizens for their trust and support and gave her vision of how she will serve as Madame Mayor (Exhibit 8A-1).

*Item 8B Office of Alderman: Alan Cloninger*

Alan Cloninger was sworn in by Judge Phillips.

After the swearing in, he thanked the citizens for their trust and support and gave his vision of how he will serve as Alderman (Exhibit 8B-1).

*Item 8C Office of Alderman: Hoyle Withers*

Hoyle Withers was sworn in by Judge Phillips.

After the swearing in, he thanked the citizens for their trust and support and gave his vision of how he will remain serving as Alderman (Exhibit 8C-1).

Below is a list of the Elected Officials that were present for the Swearing in:

***David Phillips-Senior Resident-Superior Court Judge***  
***Chad Hawkins-Sheriff of Gaston County***  
***Cathy Cloninger-County Commissioner-Gaston County***  
***Travis Page-District Attorney for Gaston County***  
***Brad Overcash-State Senate for Gaston County***

There was a 10 Minute Recess at this time.

**New Business:**

Mayor Beaty invited Cameron Bryson to the podium to pray over the leadership and the meeting and had all of the public officials that were present, introduced.

*Item 9A 2024 Meeting Schedules*

Attached is the Board of Aldermen regular monthly meeting schedule, as well as the monthly work session schedule, for calendar year 2024. Upon approval, these schedules will be filed as required by NCGS §143-318.12 (Exhibit 9A, 1-2).

The Town Manager presented the dates to the Board for the up-coming year. The Board agreed to the dates and discussed changing the time and location of both monthly meetings. Alderman Cloninger made a motion to approve the changes, seconded by Alderman Martin and carried unanimously.

*Item 9B FY 2024-2025 Budget Calendar*

Each year the Town establishes a calendar for the preparation of the upcoming fiscal year's budget. Attached is a proposed calendar for the FY2024-25 budget process, including a Strategic Planning Meeting on Monday, January 22, 2024. The Planning Meeting would be held in the Community Room at the Fire Department beginning with lunch at 12:30 pm and then the meeting beginning at 1:00 pm. This meeting typically lasts 3-4 hours.

Two Budget Work Sessions are scheduled: 1) Tuesday, March 26, 2024 and 2) Tuesday, April 23, 2024. An additional Budget Work Session can be held in conjunction with the regularly

scheduled work session on May 28, 2024, if necessary. Attached is the proposed Budget Calendar for FY2024-25 (Exhibit 9B-1).

The Town Manager presented the calendar to the Board.

Alderman Cloninger made a motion to approve the new calendar, seconded by Alderman Martin and carried unanimously.

*Item 9C Election of Mayor Pro Tempore*

Based on N.C.G.S. §160A-70, “At the organizational meeting, the council shall elect from among its members a mayor pro tempore to serve at the pleasure of the council.”. The organizational meeting, according to §160A-68 can be at any date and time decided by the council as long as it is “not later than the date and time of the first regular meeting of the council in December after the results of the municipal election have been certified”. In Dallas, the organizational meeting is held at the regular December Board of Alderman meeting. Currently, Alderman Jerry Cearley is serving as mayor pro tempore. Alderman Cearley may be re-elected to serve in this capacity, if he is willing; or another Board member may be elected (Exhibit 9C-1).

Alderman Milton made a motion to table the item until the next Board meeting, seconded by Alderman Cloninger and carried unanimously.

*Item 9D Career Expo Sponsorship*

Venture Church will be holding a Career Expo on January 31, 2024. The Town can participate in the Expo at a \$300 sponsorship level. Attached is a budget amendment appropriating funds for this sponsorship (Exhibit 9D-1).

Alderman Cearley made a motion to approve the sponsorship, seconded by Alderman Martin and carried unanimously.

**Manager Report:**

The Town Manager gave information to the Board concerning up-coming events.

Below is a list of questions, concerns, and motions made by Board members after the Managers report:

Alderman Martin made mention of handing out the Towns quarterly newsletter to area businesses.

Alderman Cloninger began by asking/mentioning items that he would like addressed in the future and items he would like presented back to the board at the January 9<sup>th</sup> meeting:

Alderman Cloninger stated to the Town Attorney that online, our ordinance states that we have a “strong mayor and weak clerk”, we are a manager-council form of government and that elected officials should not call and direct staff/department heads to do a job, but in turn, should call the manager and the manager delegate those requests.

Alderman Cloninger made a motion to pay the Town Attorney an hourly rate (to be determined), to review the Town’s ordinances and personnel policy for both Town and Police employees and combine both policies as one. Once reviewed, give suggestions of changes to the Board. Alderman Martin seconds the motion, then carried unanimously.

Alderman Cloninger asked Town Staff to present to the board the cost it would take to update our water and sewer infrastructure. Also, how long until we are at full capacity at each plant.

Alderman Cloninger asked for a report of all contractors that the Town uses. How much we pay them, what the contractor does, etc for the last 3 years.

Alderman Cloninger asked the Town Manager to address the Board on what the state has said about the traffic lights on Trade Street.

Alderman Cloninger also stated that he would like the Police chief to give a presentation to the Board in regards to traffic control for speeding on Trade Street.

Alderman Cloninger asked that the Town Manager set up a meeting with the Board and the head of DOT so that they can ask questions regarding traffic control.

Alderman Cloninger made a statement that he thinks that all construction and expenses on the current building at 208 N Holland Street should stop. Alderman Martin asked what the latest update was on this building and the Manager stated that there has been no changes to this building, expenses or construction since the contractor’s presentation in October. Alderman Cloninger suggested that the money that has been allocated for the remodel, be used to do a study to look at moving four employees to the bottom of the Dallas Courthouse to utilize the four offices there.

Alderman Cloninger asked questions concerning the fee schedule for the Courthouse and Alderman Martin responded to the questions.

Alderman Cloninger said that while reading last year’s budget, we had 9 million in revenue. Based on a 3% increase. From January 2012 to December 2023, how much has Duke raised the rates to the Town in which we did not pass on to the consumer?

Alderman Cloninger asked about the True Up and what it means and asked if the generators are worth having for what they are currently being used for. The Electric Director answered the question about the True Up and explained how it works.

The Mayor asked if there was a Rep with Duke in which we could talk with to see the True Up numbers.

Alderman Cloninger said he would like information on increasing sales tax revenue and what those numbers are.

Alderman Cloninger said he would like to know how much is being charged to the food trucks to occupy a parking spot at the Court Square. The Town Manager responded that the charge is \$400 annually.

Alderman Cloninger said that he would like for the Town to provide the Board with how much Sammy's, the Pickle, Papa's Pizza, and the Country Kitchen spends yearly on property taxes and utilities.

Alderman Cloninger asked where the positions would be posted for the open Development Services Director position and the Town Manager position and about using an interim for the Town Manager position. The Town Manager said that the Development Services position will be posted through NC Works, the League of Municipalities, etc. The Manager said that it would be the Boards decision as how to proceed with the open Town Manager position, whether they would like to do the interview and hiring process in house or if they would like a third party company to do those for them.

Alderman Cloninger asked for a report on the Towns financials.

Alderman Martin made a motion to adjourn, seconded by Alderman Cloninger and carried unanimously (8:14pm).

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Hayley Beaty, Mayor

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Sarah Hamrick Ballard, Town Clerk

**MEMORANDUM**

Date: December 4, 2023

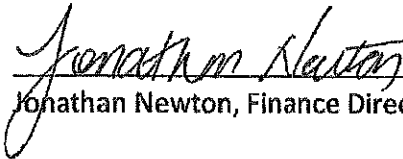
To: Maria Stroupe, Town Manager

Thru: Jonathan Newton, Director of Finance

From: Jonathan Newton, Director of Finance

Subject: Motion to award a contract to Beckham's Floors for gym installment at Dennis Franklin Gym. The RFP's were open at 3:00 PM on November 22<sup>nd</sup>, 2023. Only one bid was turned in, however; due to the threshold of this bid and the scope, the town can award to the one bidder without having to re-bid. Beckham's Floors will install a 4" concrete slab per specs of the RFP as well and install AccerBase Gym flooring.

Recommendations: We recommend that the Town Board award the contract to Beckham's in the amount of \$94,619.00

  
Jonathan Newton, Finance Director



Beckham's Floors  
P.O. Box 1682  
Gastonia, NC 28053 US  
greg@beckhamsfloors.com



## Estimate

**ADDRESS**

Town of Dallas 210 N. Holland  
St. NC 28034

**SHIP TO**

Town of Dallas 210 N.  
Holland St. NC 28034

**ESTIMATE # 1045**
**DATE 08/30/2023**

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	<b>AacerBase Gym System</b>	Aacerbase gym system with 2 1/4 sd/btr MFMA maple floor installed and finish per spec	1	61,294.00	61,294.00T
11/22/2023	concrete	4" concrete slab install per spec	1	33,325.00	33,325.00T

SUBTOTAL	94,619.00
TAX	6,623.33
<b>TOTAL</b>	<b>\$101,242.33</b>

Accepted By

Accepted Date

**Town of Dallas  
Budget Amendment**

Date: December 12, 2023

Action: General Fund Amendment

Purpose: To Appropriate Funds for Gym Floor Installation at Dennis Franklin Gym

Number: REC-003

Fund	Dept	Line Item	Item Description	Original Amount	Amended Amount	Difference
10	5700	7100	Capital Outlay Parks & Courts	\$107,000	\$140,800	\$33,800
10	3999	0000	Fund Balance Appropriated	\$535,172	\$568,972	\$33,800

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Approval Signature  
(Town Manager)



## Town of Dallas

210 N HOLLAND STREET - DALLAS, NORTH CAROLINA 28034

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To: Maria Stroupe

From: Jonathan Newton

Date: November 29, 2023

Subject: LGC Response for Financial Indicator of Concern for Fiscal Year  
Ending June 30, 2023

### Background:

State law requires that all municipal governments publish a complete set of financial statements presented in conformity with generally accepted accounting principles and those statements must be audited in accordance with generally accepted auditing standards. The completed audit report was submitted to the Local Government Commission of NC on October 12, 2023

### Review and Comments:

Martin Starnes and Associates, CPA's, P.A. has audited the Town of Dallas' financial statements for the year ending June 30, 2023, The audit firm is required to inform the Governing Board of any financial indicators of concern and/or independent findings noted from the data input sheet submitted to the Local Government Commission along with the filing of the audit report. Ms. Thompson informed the Town's Board of Aldermen of the one prior period adjustment findings and two financial indicators identified in her presentation on November 14<sup>th</sup>, 2023. The Town of Dallas must submit a "Response to the Auditor's Findings, Recommendations and Fiscal Matters" to the LGC within 60 days of the audit presentation.

### Recommendation:

The recommendation from staff is for the Board of Aldermen to acknowledge and sign the required response for fiscal year ending June 30, 2023 in the December 12, 2023 agenda and direct staff to submit the response to the Local Government Commission.

# PERFORMANCE INDICATORS

The self-reported information from your unit's audit report was used to generate the following trends and performance indicators. We have created this Performance Indicator tab to make these indicators available to auditors and local governments when your audit is conducted. If any unit's results are shaded red, the unit must submit a "Response to the Auditor's Findings, Recommendations, and Fiscal Matters" within 60 days from the auditor's board presentation. The response must address all performance indicators situated in red.

<b>Unit Name:</b>	Dallas
<b>Unit Number:</b>	50100
<b>Fiscal Year 2023</b>	
<b>Explanation of Performance Indicator</b>	

In the past, units of government have been grouped by population to evaluate ratios and benchmarking (including Fund Balance Available). Beginning with fiscal year 2020, we have grouped units by General Fund expenditures for purposes of evaluating the minimum amount of fund balance a unit needs to operate. A unit's General Fund expenditures proved to be a better correlation to the amount of funds balance needed to operate, especially for units with large higher education or tourism populations. Activity from Debt Service Funds (if applicable) is included in the calculation because these funds typically originate from the General Fund and are transferred to a Debt Service Fund. The table below lists the thresholds that are used in the analysis of your unit's fiscal health. These thresholds were determined based on an analysis of previous years general fund activity. These thresholds will be monitored and updated as applicable.

Municipalities	Median FBA as % of Expenditures without Powell Bill	Minimum Thresholds FBA as % of Expenditures	# of Months FBA using Annualized Expenditures
General Fund Expenditures below:			
\$100,000	260%	100%	12.00
\$100,000 to \$999,999	132%	71%	8.52
\$1,000,000 to \$9,999,999	63%	34%	4.08
Above \$10,000,000	46%	25%	3.00
<b>Countries</b>			
	Median FBA as % of Expenditures without Powell Bill	Minimum Thresholds FBA as % of Expenditures	# of Months FBA using Annualized Expenditures
General Fund Expenditures below:			
Below \$100,000,000	39%	20%	2.40
\$100,000,000 and above	32%	16%	1.92

Units of government are grouped by general fund expenditures for purposes of evaluating available fund balance as a percentage of expenditures (GF FBA%). Each grouping category has its own minimum threshold. If you are in the lower quartile your GF FBA% might be considered a performance indicator of concern and you might be asked to communicate to us. To the left are the minimum thresholds for Municipalities and Counties.

**GENERAL FUND:**  
As of the publication date of this worksheet, prior year self-reported numbers may not be as reflected by the LSC unit. Please contact AGC staff at [general@agcresearch.com](mailto:general@agcresearch.com) to have this prior year's financial data propagated on this worksheet. Please include in email subject "Prior Year Financial Data."

Unit Name:	Dallas	Explanation of Performance Indicator								
Unit Number:	50100									
<p><b>Fund Balance Available as a % of Expenditures</b></p> <table border="1"> <caption>Fund Balance Available as a % of Expenditures</caption> <thead> <tr> <th>Year</th> <th>Percentage</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>57.02%</td> </tr> <tr> <td>2022</td> <td>53.77%</td> </tr> <tr> <td>2023</td> <td>78.96%</td> </tr> </tbody> </table>		Year	Percentage	2021	57.02%	2022	53.77%	2023	78.96%	<p>Fiscal Year 2023</p> <p>78.96%</p> <p>34% - Average of similar units is 63%</p> <p>Fund balance available for appropriation is an important reserve for local governments to provide cash flow during periods of declining revenues and to be used for emergencies and unforeseen expenditures. The information to the left indicates the amount of available cash on hand. You will also see the average for units of your size. Note that 8.33% represents enough fund balance to cover only one month of expenditures. Normally, a unit has to either increase revenues or decrease expenditures to increase fund balance available.</p> <p>This calculation looks at fund balance available plus debt service fund balance (if applicable) less Powell Bill restricted fund balance. This number is then divided by the total of total expenditures plus transfers out less bond proceeds and less amount expended for Powell Bill Expenditures.</p>
Year	Percentage									
2021	57.02%									
2022	53.77%									
2023	78.96%									
1.										

	Unit Name: Unit Number:	Fiscal Year 2023	Explanation of Performance Indicator
	Dallas 50100		
	GENERAL FUND:		
2.	There was appropriated fund balance for the General Fund in the 2023 budget AND your change in fund balance was negative. Please state if fund balance was used for operations or capital purposes in account 550 on the Unit Data from Audit Worksheet.	Positive Change in Fund Balance	if the General Fund has more expenditures than revenues because of operational issues and fund balance was appropriated to cover the loss, the continuation of this practice could result in deterioration of a unit's fund balance available.
3.	The General Fund had total fund balance less than zero - Fund Deficit	Positive Fund Balance \$4,045,637	The General Fund has a fund deficit which means that the unit's revenues and other receipts are inadequate to support its operations. G.S. 159 13(b)(2) requires that the board fund the full amount of a prior fiscal year's deficit in the current fiscal year's budget. Therefore, this deficit should have been funded immediately after the June 30, fiscal year-end. The law requires such action be taken to stop any further deterioration of the overall financial condition of the fund. Please let us know if the deficit was funded in the budget, and what actions the unit plans to take to bring the general fund balance up to an acceptable level.

Unit Name: <b>Dallas</b>		Fiscal Year 2023		Explanation of Performance Indicator								
Unit Number: <b>50100</b>		Minimum Threshold	Unit Results									
<p><b>WATER SEWER FUND:</b></p> <p>As of the publication date of this workbook, prior year self-reported numbers may not have been received by the LGIC staff, please contact LGIC staff at lgic@cityofdallas.com to have the prior year's financial data populated on this worksheet. Please include in email subject: "Prior Year Financial Data."</p>												
4.	<p><b>Quick Ratio-Water and Sewer</b></p> <table border="1"> <caption>Quick Ratio-Water and Sewer Data</caption> <thead> <tr> <th>Year</th> <th>Quick Ratio</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>7.24</td> </tr> <tr> <td>2022</td> <td>7.24</td> </tr> <tr> <td>2023</td> <td>7.24</td> </tr> </tbody> </table>	Year	Quick Ratio	2021	7.24	2022	7.24	2023	7.24	Equal or greater than 1	7.24	A Quick Ratio less than 1 indicates that the unit owes more for its current bills than what it has on hand in unrestricted cash and investments plus what is owed from customers (accounts receivable). This could indicate that the fund may have difficulty paying its current bills. If this pattern continues, the water and/or sewer system may not be sustainable.
Year	Quick Ratio											
2021	7.24											
2022	7.24											
2023	7.24											
<b>Cash Flow Indicators:</b>												
5.	Operating Net Income (Loss) excluding depreciation, including debt service principal and interest	2021	2022	2023	This calculation subtracts operating expenses from operating revenues. Depreciation expense is not included in the calculation but debt principal and interest payments are included. A negative balance indicates that your rates are not covering your operating expenses and debt service payments.							
		\$415,945	\$430,737	\$309,119								
6.	Unrestricted cash / total expenses excluding depreciation, including debt service principal	2021	2022	2023	This indicator calculates how many months' worth of expenses (including debt principal but not depreciation) a unit can pay based on the amount of unrestricted cash at year-end. The typical billing cycle is one month (8.33%) and one extra month usually gives a local government enough cash to handle unusual monthly expenses (16.66%). This 16% would be the bare minimum necessary to keep the fund from experiencing cash flow issues.							
		82.85%	86.26%	98.32%								
7.	It appears your Water Sewer Fund has transfers-in for the support of operations that are greater than 3% of the total of operating and non-operating expenses. Please discuss the purpose of such transfers-in and if you plan to continue these transfers-in.	No			The rate structure of the Water and Sewer Fund should support the operating expenses of the fund without operating subsidies or transfers from other funds.							
8.	Water and Sewer Capital Assets Condition Ratio	0.49	0.47	0.47	This capital assets condition ratio formula calculates the remaining useful life of remaining useful asset value less than 0.50 may signal the need for assets in the near future.							

Unit Name: Dallas		Fiscal Year 2023		Explanation of Performance Indicator								
Unit Number: 50100		Minimum Threshold	Unit Results									
9	<p><b>ELECTRIC FUND:</b> As of the publication date of this workbook, prior year utility period numbers may not have been finalized by the LGC staff. Please contact LGC staff at <a href="mailto:lgc@treasurer.com">lgc@treasurer.com</a> to have the prior year's financial data populated on this workbook. Please include in email subject "Prior Year Financial Data."</p> <p><b>Quick Ratio-Electric</b></p> <table border="1"> <caption>Quick Ratio-Electric Data</caption> <thead> <tr> <th>Year</th> <th>Quick Ratio</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>5.58</td> </tr> <tr> <td>2022</td> <td>5.58</td> </tr> <tr> <td>2023</td> <td>5.58</td> </tr> </tbody> </table>	Year	Quick Ratio	2021	5.58	2022	5.58	2023	5.58	Equal or greater than 1	5.58	Notes: If more than one performance indicator is identified, one proposed solution may solve all electric performance indicators.  A Quick Ratio less than 1 indicates that the unit owes more for its current bills than what it has on hand in unrestricted cash and investments plus what is owed from customers (accounts receivable). This could indicate that the fund may have difficulty paying its current bills. If this pattern continues, the electric system may not be sustainable.
Year	Quick Ratio											
2021	5.58											
2022	5.58											
2023	5.58											
10	<p><b>Cash Flow Indicators:</b></p> <p>Operating Net Income (Loss) excluding depreciation, including debt service principal and interest</p> <table border="1"> <thead> <tr> <th>Year</th> <th>Value</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>\$2,057,419</td> </tr> <tr> <td>2022</td> <td>\$2,153,837</td> </tr> <tr> <td>2023</td> <td>(\$65,463)</td> </tr> </tbody> </table>	Year	Value	2021	\$2,057,419	2022	\$2,153,837	2023	(\$65,463)	Minimum Threshold Greater than zero	Unit Results 53.14%	This calculation subtracts operating expenses from operating revenues. Depreciation expense is not included in the calculation but debt principal and interest payments are included. A negative balance indicates that your rates are not covering your operating expenses.
Year	Value											
2021	\$2,057,419											
2022	\$2,153,837											
2023	(\$65,463)											
11	<p>Unrestricted cash /total expenses excluding depreciation, including debt service principal</p> <table border="1"> <thead> <tr> <th>Year</th> <th>Value</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>57.43%</td> </tr> <tr> <td>2022</td> <td>67.45%</td> </tr> <tr> <td>2023</td> <td>53.14%</td> </tr> </tbody> </table>	Year	Value	2021	57.43%	2022	67.45%	2023	53.14%	Greater than 16% (2 months)	53.14%	This indicator calculates how many month's worth of expenses (including debt principal but not depreciation) a unit can pay based on the amount of unrestricted cash at year-end. The typical billing cycle is one month (8.33%) and one extra month usually gives a local government enough cash to handle unusual monthly expenses (16.66%). This 16% would be the bare minimum necessary to keep the fund from experiencing cash flow issues.
Year	Value											
2021	57.43%											
2022	67.45%											
2023	53.14%											



Unit Name: Dallas		Fiscal Year 2023		Explanation of Performance Indicator
Unit Number: 50100		2023	Target	
GENERAL PERFORMANCE INDICATORS:				
12	What date was the audit report submitted to the LGC? (Note audit reports are due four months after fiscal year end regardless of the contract submission date.)	1/0/1900	Response Not Required	As stewards of the public's resources, the governing body is responsible for ensuring that the audited financial statements are available to the public in a timely manner. External groups such as the North Carolina General Assembly, federal and State agencies that provide funding, and other public associations need current financial information about your local government as well.
13	The budgeted ad valorem tax (including motor vehicles) for the General Fund had more than 3% uncollected for the fiscal year audited. Decreases are shown by a negative percentage.	0.27%	Less than 3%	This indicator shows that the local government did not collect 3% (or more) of its budgeted ad valorem taxes. This could be an indicator of negative economic events, inaccurate budgeting, and/or issues with the collection process. Uncollected revenues at the 3% level represent several pennies of the tax rate.
14	You indicated that you expect a decrease in property value for your next property revaluation. In your FPIC Response Letter please discuss the magnitude of the drop in valuation, the overall cause of the drop and how you plan to recover the lost revenues.	N/A	Any estimated decrease	You indicated that you expect a decrease in property value for your next property revaluation which could result in lost tax revenue.
15	Did your audit disclose any budget violations at the adopted ordinance level? (Yes or No)	No	No over-expenditures	The unit has expenditures that exceed the legal budget ordinance. This indicates that the unit's purchase order system, contract approval process and / or payment process is not in compliance with North Carolina General Statute 159.
16	The Unit had material weaknesses, significant deficiencies, statutory violations and/or items identified on the TD info Completed by Auditor tab that should be addressed in the FPIC Response Letter.	Yes		This indicator identifies whether the unit has any material weaknesses, significant deficiencies, management letter comments or items identified on the TD info Completed by Auditor tab if 1055, 1056, 1058, 955 and 957, that require a response.
17	Did the unit have a board-appointed finance officer or board-appointed interim finance officer the entire fiscal year as required by G.S. 159-24 which provides that "each local government and public authority shall, at all times, have a finance officer appointed by the local government, public authority, or designated official to hold office at the pleasure of the appointing board or official?" (Yes or No)	Yes	Yes	The indicator is to determine if any time during the fiscal year, the unit without a board-appointed finance officer.

18	Unit Name:	Dallas	Fiscal Year 2023	Explanation of Performance Indicator
	Unit Number:	50100		
	Was the finance officer or interim finance officer bonded pursuant to G.S. 159-29 which requires that the finance officer give a true accounting and faithful performance bond in an amount not less than the greater of (1) \$50,000 or (2) an amount equal to 1.0% of the unit's annually budgeted funds, up to \$1,000,000? (Yes or No)	Yes	Yes	The indicator is to determine if at any time during the fiscal year, the unit was without a bonded, board-appointed finance officer as required by G.S. 159-29.

Unit Name: Dallas		Fiscal Year 2023		Explanation of Performance Indicator
Unit Number: 50100		Target		
GENERAL PERFORMANCE INDICATORS:				
		2023	Target	
19	The unit had problems with debt service payments being late and/or did not comply with the bond covenants.	No		This indicator advises whether or not the unit has issues with debt service payments or bond covenants.
20	Electric transfers-out have exceeded the amounts described in GS 1598-39. If your unit is a member of the North Carolina Eastern Municipal Power Agency it appears you have violated the GS. OR If you are not a member of the Eastern Municipal Power Agency it appears that you have violated your unit's transfer policy.	No		This indicator advises if there were electric transfers in violation of G.S. 1598-39 or in violation of the unit's transfer policy.
21	Are there additional issues the unit should address that affect the fiscal health or internal controls of the unit that were communicated to the unit during the audit presentation? Please include details of the issue in cell J46 to the right and in your FPIC response.	No		This indicator advises if any other issues that the unit should address in the FPIC response letter.



## Town of Dallas

210 N HOLLAND STREET - DALLAS, NORTH CAROLINA 28034

### RESPONSE TO THE INDEPENDENT AUDITOR'S FINDINGS, RECOMMENDATIONS, AND FISCAL MATTERS

For Fiscal Year 6/30/2023, the Town of Dallas had one prior period adjustment finding and two (2) Financial Performance Indicators of Concern.

#### Audit Finding: Prior Period Adjustment-

**Finding: 2023-01: Prior Period Adjustment-** During the year ended June 30, 2023, management determined that the \$230,000 corpus of a CDBG loan program grant should not be deferred but should have been reported as revenue and included in fund balance under current GAAP guidance. A prior period adjustment was required to accurately report the fund balance/net position of the Town as of June 30, 2022.

**Corrective Action:** The Town will apply updated guidance as accounting standards and practices change. Staff involved in the oversight of the financial reporting process will continue to obtain training and education related to governmental accounting. To be completed immediately and ongoing

#### Financial Performance Indicators of Concern:

Water and Sewer Fund- Capital Asset Condition Ratio

Indicator: Water and Sewer Fund: Capital Asset Condition Ratio below .50

The Town of Dallas as completed an Asset Inventory project for our Water Lines two years ago and are currently in the process of an Asset Inventory for our Sewer Lines. Once this study is complete, the Town will put together a capital project plan to address older infrastructure needs as well and financing options for these projects.

Electric Fund: Cash Flow indicator

Indicator: Cash flow indicator for the Electric Fund

Condition: Operating Net Loss excluding depreciation, including debt service principal and interest

This calculation subtracts operating expenses from operating revenues. A negative balance indicates that rates are not sufficient for covering operating expenses and debt service

annual Duke True Up expense is shown in this calculation but not included the transfer from the Rate Stabilization fund in the amount of \$750,000 to c Duke True Up payment.

EXHIBIT 5B-11

We, the undersigned, are aware of the Financial Performance Indicators of Concern and the Prior Period Adjustment.

Mayor: Richard Coleman \_\_\_\_\_

Mayor Pro Tempore: Jerry Cearley \_\_\_\_\_

Aldermen: Sam Martin \_\_\_\_\_

Aldermen: Darlene Morrow \_\_\_\_\_

Aldermen: Frank Milton \_\_\_\_\_

Aldermen: E. Hoyle Withers \_\_\_\_\_

Town Manager: Maria Stroupe \_\_\_\_\_

Director of Finance: Jonathan Newton \_\_\_\_\_

Date: \_\_\_\_\_

# Subdivision Permit Application

EXHIBIT 7A-1

**Permit**

<b>Subdivision Type</b>
<input type="checkbox"/> Exempt <input type="checkbox"/> Minor <input checked="" type="checkbox"/> Major

<b>Subdivision Details</b>
Total Area: <u>170.56 ac</u> Lots Proposed: <u>520</u>

<b>Applicant Name:</b> <u>LGI Homes, Inc.</u>	<b>Owner Name:</b> <u>LGI Homes NC, LLC.</u>
Mailing Address: <u>3037 Sherman Drive</u> <u>Lancaster, SC 29720</u>	Mailing Address: <u>1450 Lake Robbins Drive, Ste 430</u> <u>The Woodlands, TX 77380</u> Phone
No.: <u>704-634-0644</u>	Phone No.: <u>704-634-0644</u>
Relationship of Applicant to Owner: <u>Property Developer</u> Contact Email: <u>melissa.burklin@lgihomes.com</u>	

<b>Property Information</b> – Additional Information may be attached when more than one parcel.	
Location: <u>Dallas High Shoals Hwy, Town of Dallas Tax Parcel ID No.: 306545</u>	
Existing Zoning: <u>R-5(CD)</u>	Water: <input type="checkbox"/> Well <input checked="" type="checkbox"/> Public
Lot Length: _____ Width: _____	Sewer: <input type="checkbox"/> Septic <input checked="" type="checkbox"/> Public

Dimensional Requirements:	Required	Proposed
Lot Area:	<u>5,940 sf</u>	<u>5,940 sf</u>
Side Yard (L):	<u>8'</u>	<u>8'</u>
Side Yard (R):	<u>8'</u>	<u>8'</u>
Front Setback:	<u>25'</u>	<u>25'</u>
Rear Setback:	<u>25'</u>	<u>25'</u>
Width @Bldg. Line:	<u>54' &amp; 64'</u>	<u>54' &amp; 64'</u>
Parking Spaces:	_____	_____
Building Height:	<u>35'</u>	<u>35'</u>

<b>Comments:</b>
_____ _____ _____ _____ _____ _____

<input type="checkbox"/> Approved	<input type="checkbox"/> Denied	<input type="checkbox"/> Approved with Conditions
_____ _____ _____	_____ _____ _____	
Development Services Director	DATE	



Subdivision Permit Application

EXHIBIT 7A-3

**APPLICATION ATTACHMENTS**

In order to be considered complete, the following must accompany each application:

1. A Sketch Plan or Preliminary Plat showing proposed subdivision lines, easements, or additional changes proposed.
2. A non-refundable submittal fee (in cash or a check made payable) to the Town of Dallas - the following rates shall apply:

\_\_\_ \$100 (2-10 lots)      \_\_\_ \$150 (11-50 lots)      \_\_\_ \$150 (51-100 lots)  
                                  \_\_\_ \$2/lot (101-200 lots)      \_\_\_ \$4/ lot (201+ lots)

**Required after Staff Review and Comment for Approval:**

A Final Plat prepared by a registered surveyor and drawn to scale not smaller than 100 feet equal to 1 inch, and be minimum of 18 inches by 24 inches in size unless each lot in the proposed subdivision is more than 3 acres in size (See additional requirements in Town of Dallas's Section 152, Subdivision Regulations).

A \$100 filing fee will also be collected at the time of final plat submission.

**CERTIFICATIONS**

1. I HEREBY CERTIFY THAT ALL OF THE INFORMATION PROVIDED FOR THIS APPLICATION IS, TO THE BEST OF MY KNOWLEDGE, ACCURATE AND COMPLETE.

  
 \_\_\_\_\_  
 SIGNATURE OF APPLICANT

02/17/2021  
 \_\_\_\_\_  
 DATE

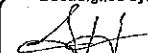
Gail C Huss

2. I, Todd Michael Huss, OWNER OF PROPERTY 170071 & 170059  
Owner Name Tax Map, Book, and Parcel Number  
 IN DALLAS, NORTH CAROLINA DO HEREBY AUTHORIZE Shawn Santee  
Applicant's Name

TO SUBMIT THIS ZONING PERMIT APPLICATION TO THE TOWN OF DALLAS ON MY BEHALF.

DocuSigned by:  
  
 \_\_\_\_\_  
 SIGNATURE OF PROPERTY OWNER

3/20/2021 | 9:16 AM PDT  
 \_\_\_\_\_  
 DATE

DocuSigned by:  
  
 \_\_\_\_\_  
 EF6413AF4C1B421...

3/20/2021 | 9:08 AM PDT



152.058 INFORMATION TO BE CONTAINED IN OR DEPICTED ON PRELIM.

Information	Preliminary Plat MAJOR SUBDIVISIONS ONLY	Final Plat	Shown?
Title block containing: -Subdivision name ✓ -Name of subdivider ✓ -Location (including township, block numbers as shown on the county index map, county and state) ✓ -Date or dates survey was conducted and plat prepared	Yes	Yes	✓
-A bar graph, scale and north arrow	Yes	Yes	✓
-Name, address, registration number and seal of the registered land surveyor and/or professional engineer who drew the plat	Yes	Yes	✓
-A sketch vicinity map with north arrow showing the relationship between the proposed subdivision and surrounding area	Yes	Yes	✓
-Corporate limits and subdivision jurisdiction lines if on the subdivision tract	Yes	Yes	✓
-The boundaries of the tract or portion thereof to be subdivided, distinctly and accurately represented with all bearing and distances shown	Yes	No	✓
-The exact boundary lines of the tract to be subdivided, fully dimensioned by lengths and bearings, and the location of existing boundary lines of adjoining lands	No	Yes	N/A
-The names of owners of adjoining properties	Yes	Yes	✓
-The names of any adjoining subdivisions of record or proposed and under review	Yes	Yes	✓
-Minimum building setback lines	Yes	Yes	✓
-The zoning classifications, if any, of the tract to be subdivided and adjoining properties	Yes	Yes	✓
-Existing buildings, or other structures, watercourses, railroads, bridges, culverts, cemetery plots, storm drains, both on the land to be subdivided and land immediately adjoining	Yes	Yes	✓
-Proposed lot lines, lot and block numbers, and appropriate dimensions of each lot	Yes	Yes	✓
-The lots numbered consecutively throughout the subdivision with exact dimensions and areas	Yes	Yes	✓
- Marshes, swamps, rock outcrops, ponds or lakes, streams or stream beds and any other natural features affecting the site	Yes	Yes	✓
-The exact location of any flood hazard area, floodway and floodway fringe areas from the county's FEMA maps, if applicable	Yes	Yes	✓
The following data concerning streets: -Proposed streets ✓ -Existing and platted streets on adjoining properties and in the proposed subdivision ✓ -Street rights-of-way, locations and dimensions ✓ -Pavement widths ✓ -Approximate grades -Design engineering data for all corners and curves ✓ -Typical road cross sections ✓ -Street names ✓	Yes	Yes	✓
-Type of streets dedication; all streets must be designated either "public" or "private". Where public streets are involved which will not be dedicated to the town, the subdivider must submit the following documents to the State Department of Transportation District Highway Office (NCDOT) for review: > a complete site layout, including any future expansion anticipated > horizontal alignment indicating general curve data on site layout plan > vertical alignment indicated by percent grade and vertical curve length on site plan layout > typical section indicating the pavement design and width and the slopes, widths and details for either the curb and gutter or the shoulder and ditch proposed > drainage facilities and drainage areas	Yes	Yes	✓
-Subdivision street disclosure statement indicating: if streets are public or private; and if private, who will maintain private streets in subdivision, and also that all lots will have right of access to any private street in the subdivision	No	Yes	N/A
-Where streets are dedicated to the public, but not accepted by NCDOT before lots are sold, a statement explaining the status of the street in accordance with § 152.074	No	Yes	N/A

EXHIBIT 7A-5

<p>-If any road is proposed to intersect with a state-maintained road, the subdivider shall apply for driveway approval as required by NCDOT's <i>Manual on Driveway Regulations</i></p>			
<p>The location and dimensions of all:          -Utilities and other easements          -Parks and recreation areas with specific type indicated          -School sites (both existing and proposed)          -Areas and/or lots to be used for purposes other than residential with the purpose of each stated          -Street lights          -Street trees</p>	Yes	Yes	✓
<p>-The future ownership (dedication or reservation for public use to governmental body, for owners to duly constituted homeowners' association, or for tenants remaining in subdivider's ownership) of recreation and open space lands</p>	Yes	Yes	✓
<p>Site calculations including:          -Acreage in total tract to be subdivided and area in each lot          -Total number of lots created          -Linear feet of streets in subdivision</p>	Yes	Yes	✓
<p>-The name and location of any property or buildings within the proposed subdivision or within any contiguous property that is located on the U.S. Department of Interiors National Register of Historic Places</p>	Yes	Yes	—
<p>-Sufficient engineering data to determine readily and reproduce on the ground every straight or curved line, street line, lot line, right-of-way line, easement line and setback line, including dimensions, bearings or deflection angles, radii, central angles and tangent distance for the center line of curved property lines that are not the boundary lines of curved streets. All dimensions shall be measured to the nearest one hundredth of a foot and all angles to the nearest minute</p>	No	Yes	N/A
<p>-The accurate locations and descriptions of all survey monuments, markers and control points</p>	No	Yes	N/A
<p>-A copy of the erosion control plan submitted to the State Department of Natural Resources and Community Development for approval, (if applicable)</p>	Yes	No	—
<p>-A topographic map with contour intervals of no greater than five feet at a scale of no less than one inch equals 200 feet, (if applicable)</p>	Yes	No	✓
<p>-A copy of the County Health Department's Soil Site Evaluation of the subdivision, (if applicable)</p>	Yes	No	—
<p>-Any additional information required as a result of changes in federal, state or local ordinances</p>	Yes	Yes	—
<p>-Septic tank disclosure statement (per § 152.075)</p>	No	Yes	N/A





BEFORE YOU ONLY  
CALL OR CALL CENTER  
179 THIS PLAN

GRAPHIC SCALE  
1" = 40'

# Little Long Creek SF

Its Plan - A

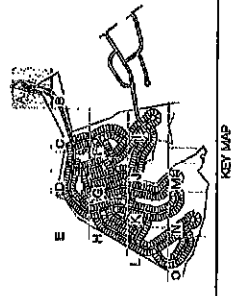
07 Dallas High Shoals Hwy, Dallas, TX 75204

007 Sherman Blvd  
Lawson, CO 80129

LA Homes, Inc.



**URBAN DESIGN PARTNERS**  
ARCHITECTS AND PLANNERS  
1000 WEST END AVENUE, SUITE 1000  
DALLAS, TEXAS 75201  
TEL: 214.760.1000  
WWW.URBANDSIGNPARTNERS.COM

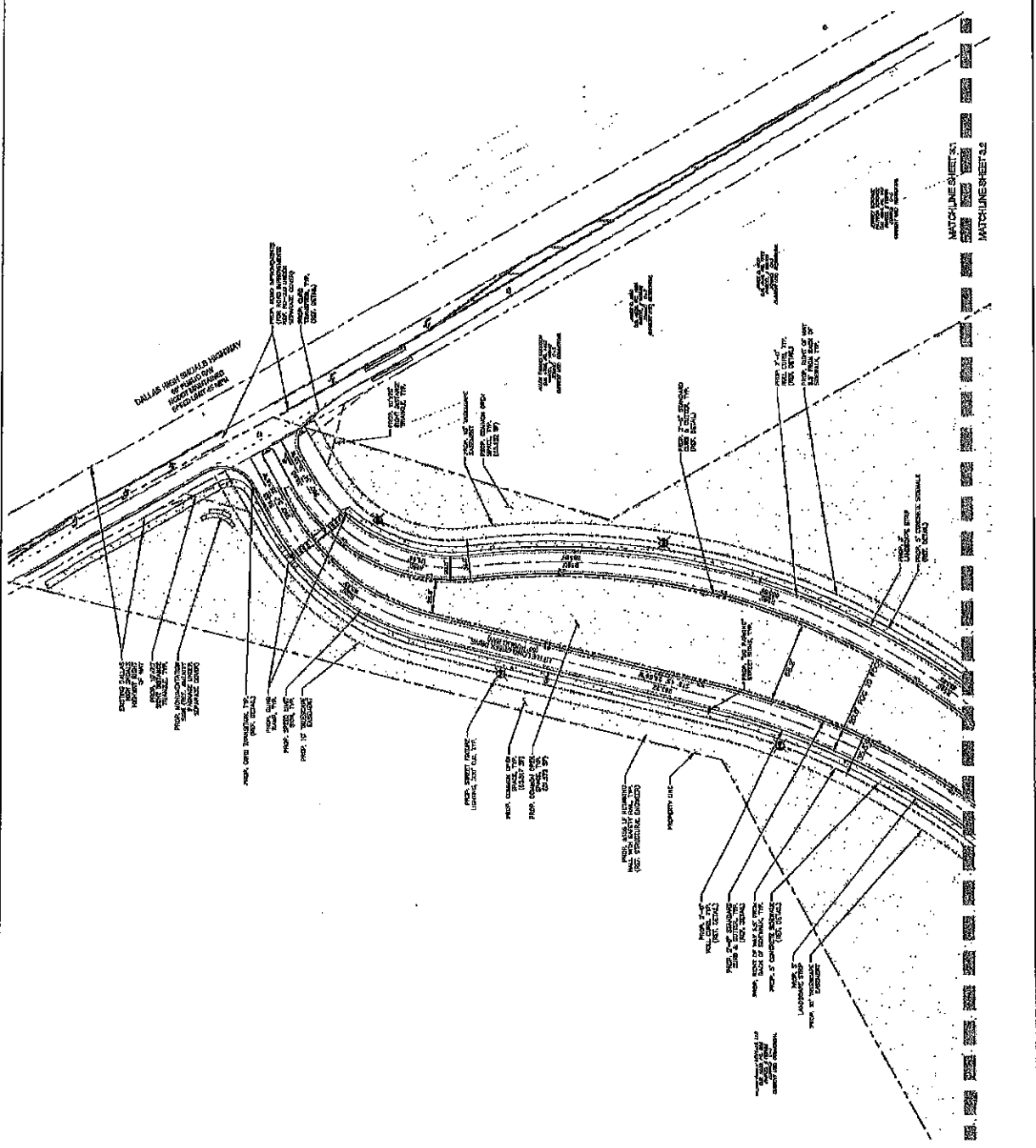


**WETLANDS LEGEND:**

WETLANDS: UNDEVELOPED WETLAND  
WETLANDS: DEVELOPED WETLAND  
WETLANDS: OPEN SPACE WETLAND  
WETLANDS: OPEN SPACE WETLAND

**HATCH LEGEND:**

CONCRETE CURB EDGE  
BURNED OPENSPACE  
ASBESTY AREA

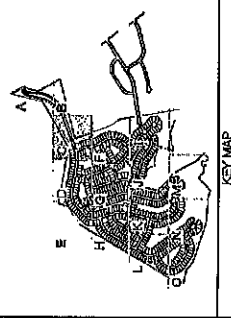




**Little Long Creek SF**  
 LGS Holdings, Inc.  
 31/27/2008

**Site Plan - C**  
 9807 Dulles High Shoals Hwy, Dulles, VA 20134  
 9807 Therman Drive  
 Leesburg, VA 20170

**URBAN DESIGN PARTNERS**  
 1000 COMMONWEALTH DRIVE  
 SUITE 200  
 FALLS CHURCH, VA 22044  
 TEL: 703.441.1100  
 FAX: 703.441.1101  
 WWW.UDPARTNERS.COM





**WETLANDS LEGEND:**

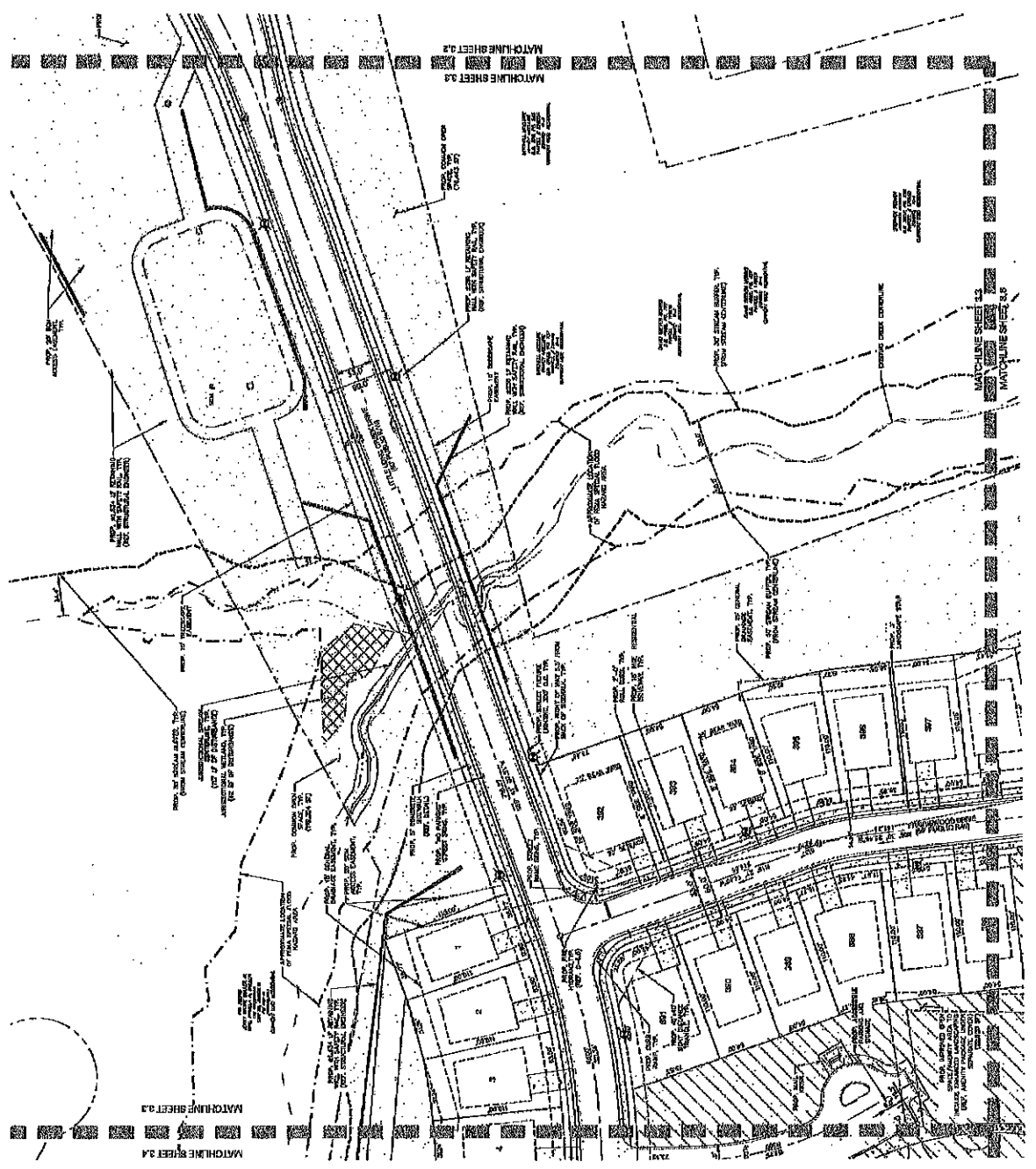
▲ AESTHETIC WETLAND  
 ■ COASTAL WETLANDS  
 ■ MARSHING CAPABILITY  
 ■ AGENCY USE

**HAZARD LEGEND:**

■ COASTAL OVERFLOW  
 ■ WINDING CAPABILITY  
 ■ AGENCY USE



**GRAPHIC SCALE**  
 1" = 100'-0"





CALL BEFORE YOU DIG  
FOR ALL UTILITIES  
CALL 811



GRAPHIC SCALE  
1" = 30'  
1" = 60'

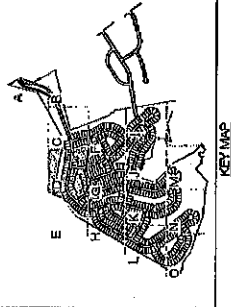
Site Plan - D  
9807 Dallas North School Hwy, Dallas, TX 75244

Little Long Creek SF  
LGI Homes, Inc.

3077 Armitage Blvd  
Lubbock, TX 79425



URBAN DESIGN PARTNERS  
ARCHITECTS & PLANNERS  
1000 WEST WILSON AVENUE  
SUITE 100  
DALLAS, TEXAS 75207  
TEL: 214-443-1111  
WWW.URBANDSIGNPARTNERS.COM

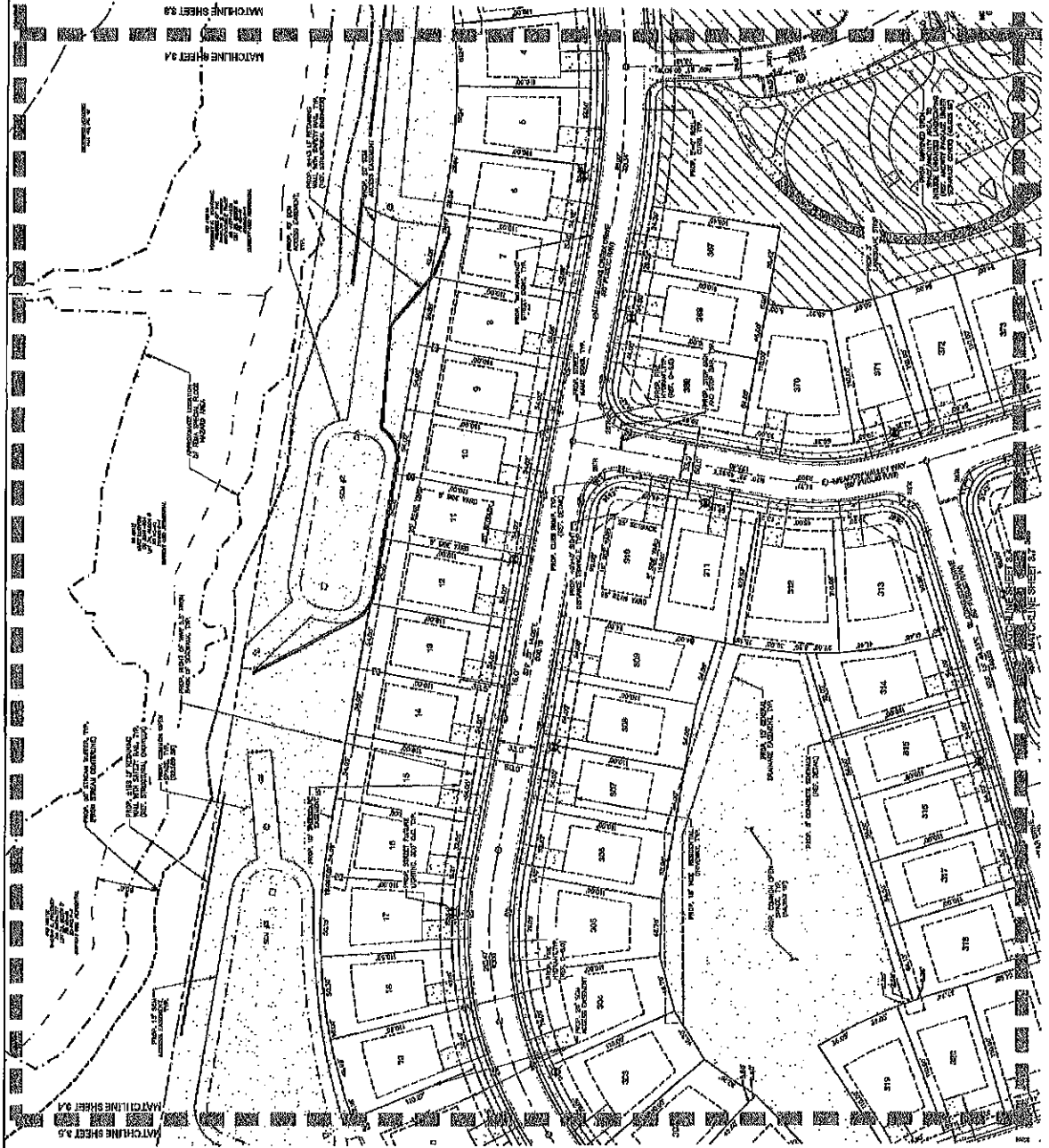


**WETLANDS LEGEND:**

1. INTERMITTENT WETLAND  
2. PERMANENT WETLAND  
3. OPEN WATER  
4. EMERGENCY WETLAND  
5. WETLAND OF UNCERTAIN STATUS  
6. WETLAND OF UNKNOWN STATUS  
7. WETLAND OF UNKNOWN STATUS

**HATCH LEGEND:**

1. COASTAL OPEN SPACE  
2. INTERIOR OPEN SPACE  
3. ASBESTY PARK









Little Long Creek SF

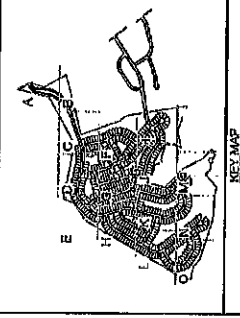
Plan - G

3037 Sherman Drive, Littleton, CO 80120

3037 Sherman Drive, Littleton, CO 80120



STAFF



**WETLANDS LEGEND**

UNDESIGNATED WETLAND  
 DESIGNATED WETLAND  
 WETLANDS WITH LIMITED USE  
 WETLANDS WITH LIMITED USE (WETLANDS WITH LIMITED USE ARE NOT TO BE DISTURBED UNLESS NECESSARY FOR THE PROJECT AND ONLY WITH THE NECESSARY PERMITS AND CONDITIONS)

**HATCH LEGEND**

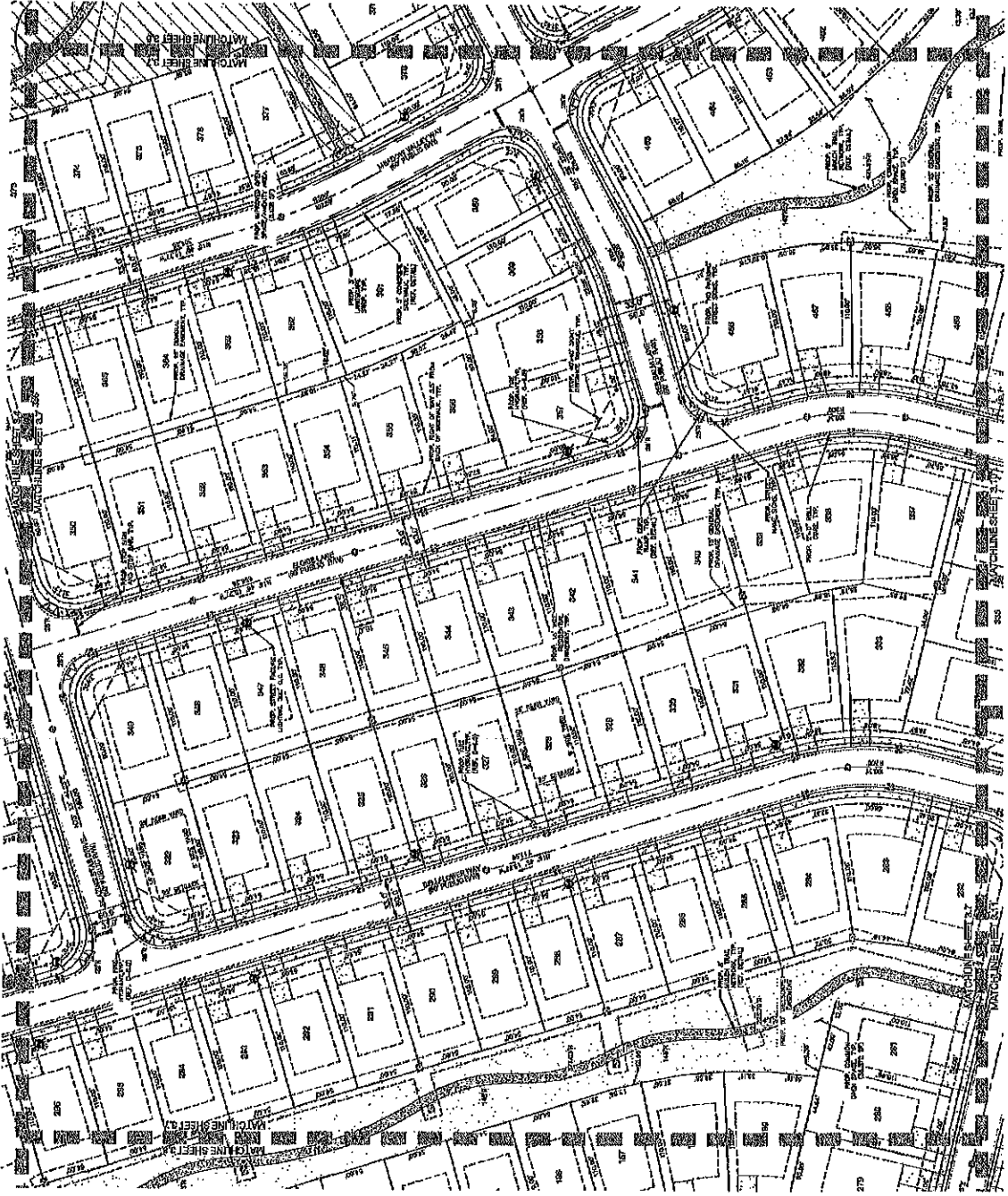
CONCRETE DRIVEWAY  
 IMPROVED CONCRETE DRIVEWAY



LAND SURVEYING PROFESSIONAL CORPORATION



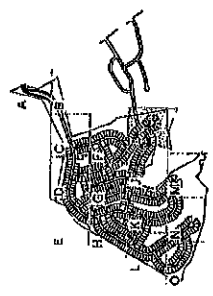
GRAPHIC SCALE







Little Long Creek SF  
Site Plan - I  
3007 Dunes High Shoals Hwy, Dunes, NC 28034  
3007 SHAWHUTEN DRIVE  
LAKELAND, SC 29720  
LGI Homes, Inc.

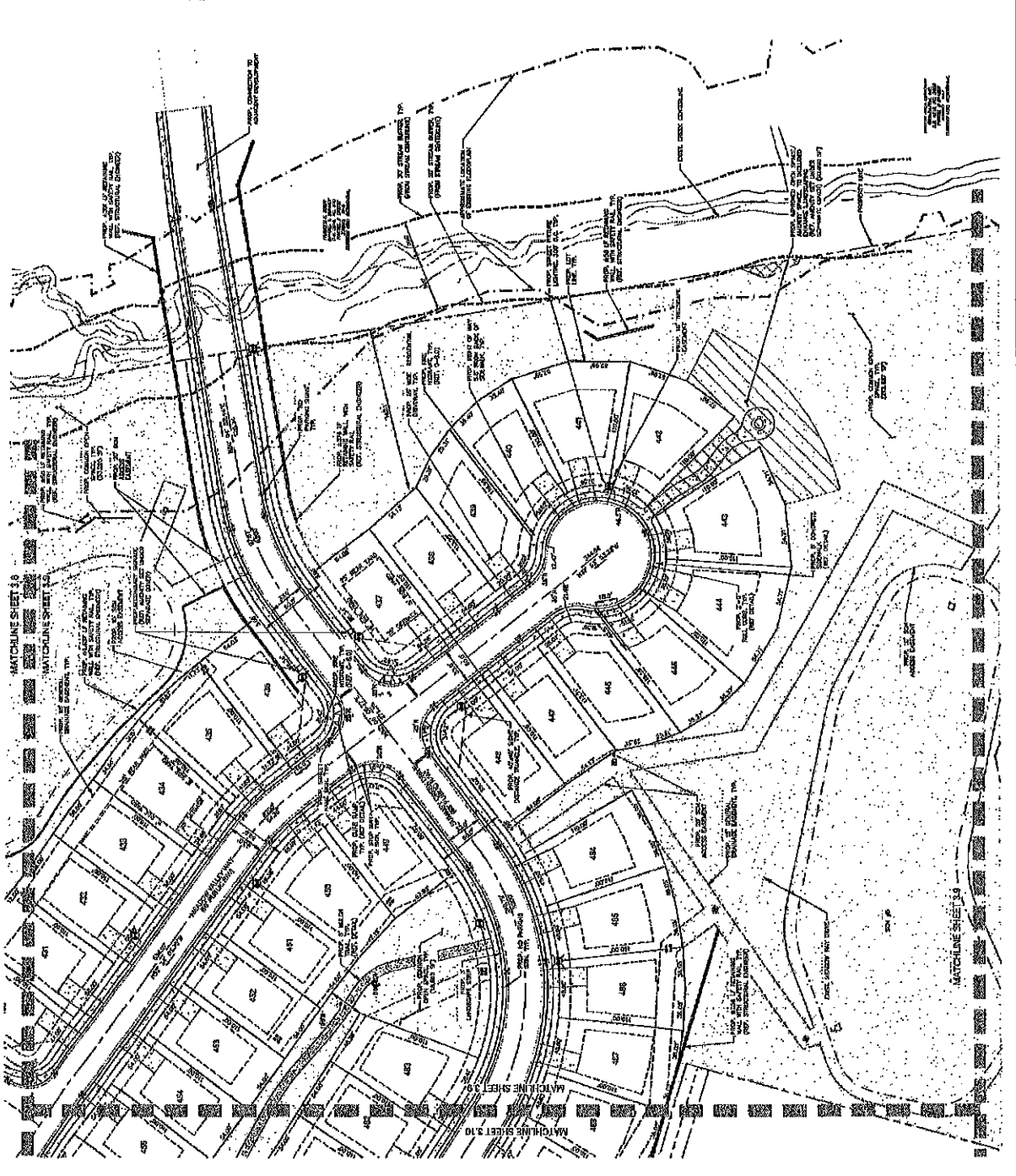


**WETLANDS LEGEND:**

REGULATORY WETLANDS  
 1. AQUATIC WETLANDS  
 2. TERRESTRIAL WETLANDS  
 3. MARSHES  
 4. SWAMPY WETLANDS  
 5. OPEN WATER  
 6. OPEN BARE SOILS  
 7. OPEN BARE ROCKS  
 8. OPEN BARE SANDS  
 9. OPEN BARE GRAVELS  
 10. OPEN BARE SLATES  
 11. OPEN BARE CLAYS  
 12. OPEN BARE LIMESTONES  
 13. OPEN BARE GNEISSES  
 14. OPEN BARE QUARTZITES  
 15. OPEN BARE SLATES  
 16. OPEN BARE CLAYS  
 17. OPEN BARE LIMESTONES  
 18. OPEN BARE GNEISSES  
 19. OPEN BARE QUARTZITES

**HATCH LEGEND:**

1. AQUATIC WETLANDS  
 2. TERRESTRIAL WETLANDS  
 3. MARSHES  
 4. SWAMPY WETLANDS  
 5. OPEN WATER  
 6. OPEN BARE SOILS  
 7. OPEN BARE ROCKS  
 8. OPEN BARE SANDS  
 9. OPEN BARE GRAVELS  
 10. OPEN BARE SLATES  
 11. OPEN BARE CLAYS  
 12. OPEN BARE LIMESTONES  
 13. OPEN BARE GNEISSES  
 14. OPEN BARE QUARTZITES



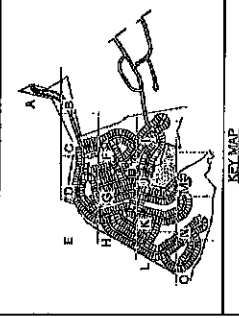
# Little Long Creek SF

Site Plan - J

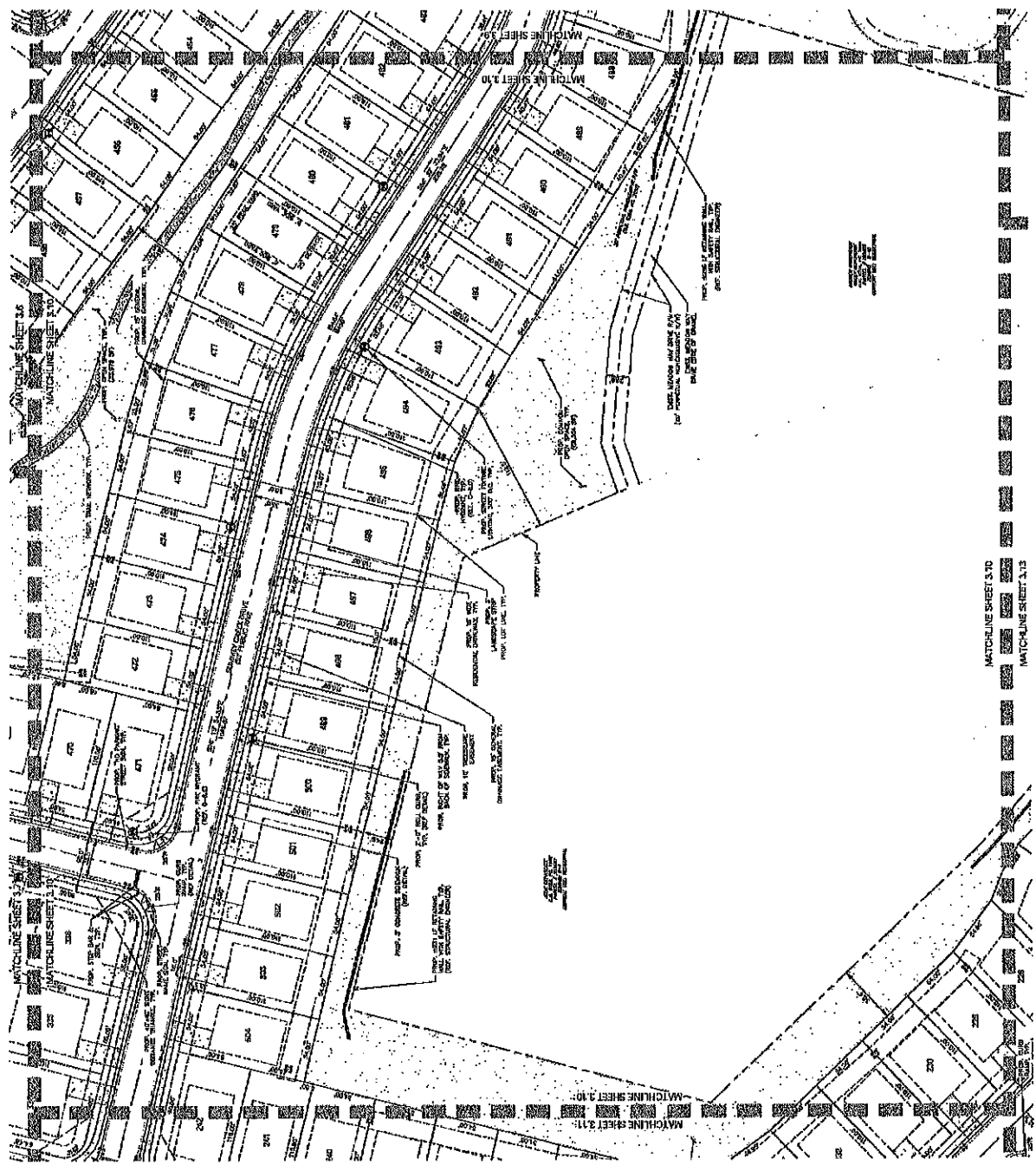
3807 Dallas High Shoals Hwy, Durham, NC 27804

3037 Shawcross Blvd  
Lenoir, NC 28756

LGI HOMES, INC.



**MITLANDS LEGEND:**  
 1. 2. 3. 4. 5. 6. 7. 8. 9. 10. 11. 12. 13. 14. 15. 16. 17. 18. 19. 20. 21. 22. 23. 24. 25. 26. 27. 28. 29. 30. 31. 32. 33. 34. 35. 36. 37. 38. 39. 40. 41. 42. 43. 44. 45. 46. 47. 48. 49. 50. 51. 52. 53. 54. 55. 56. 57. 58. 59. 60. 61. 62. 63. 64. 65. 66. 67. 68. 69. 70. 71. 72. 73. 74. 75. 76. 77. 78. 79. 80. 81. 82. 83. 84. 85. 86. 87. 88. 89. 90. 91. 92. 93. 94. 95. 96. 97. 98. 99. 100. 101. 102. 103. 104. 105. 106. 107. 108. 109. 110. 111. 112. 113. 114. 115. 116. 117. 118. 119. 120. 121. 122. 123. 124. 125. 126. 127. 128. 129. 130. 131. 132. 133. 134. 135. 136. 137. 138. 139. 140. 141. 142. 143. 144. 145. 146. 147. 148. 149. 150. 151. 152. 153. 154. 155. 156. 157. 158. 159. 160. 161. 162. 163. 164. 165. 166. 167. 168. 169. 170. 171. 172. 173. 174. 175. 176. 177. 178. 179. 180. 181. 182. 183. 184. 185. 186. 187. 188. 189. 190. 191. 192. 193. 194. 195. 196. 197. 198. 199. 200. 201. 202. 203. 204. 205. 206. 207. 208. 209. 210. 211. 212. 213. 214. 215. 216. 217. 218. 219. 220. 221. 222. 223. 224. 225. 226. 227. 228. 229. 230. 231. 232. 233. 234. 235. 236. 237. 238. 239. 240. 241. 242. 243. 244. 245. 246. 247. 248. 249. 250. 251. 252. 253. 254. 255. 256. 257. 258. 259. 260. 261. 262. 263. 264. 265. 266. 267. 268. 269. 270. 271. 272. 273. 274. 275. 276. 277. 278. 279. 280. 281. 282. 283. 284. 285. 286. 287. 288. 289. 290. 291. 292. 293. 294. 295. 296. 297. 298. 299. 300. 301. 302. 303. 304. 305. 306. 307. 308. 309. 310. 311. 312. 313. 314. 315. 316. 317. 318. 319. 320. 321. 322. 323. 324. 325. 326. 327. 328. 329. 330. 331. 332. 333. 334. 335. 336. 337. 338. 339. 340. 341. 342. 343. 344. 345. 346. 347. 348. 349. 350. 351. 352. 353. 354. 355. 356. 357. 358. 359. 360. 361. 362. 363. 364. 365. 366. 367. 368. 369. 370. 371. 372. 373. 374. 375. 376. 377. 378. 379. 380. 381. 382. 383. 384. 385. 386. 387. 388. 389. 390. 391. 392. 393. 394. 395. 396. 397. 398. 399. 400. 401. 402. 403. 404. 405. 406. 407. 408. 409. 410. 411. 412. 413. 414. 415. 416. 417. 418. 419. 420. 421. 422. 423. 424. 425. 426. 427. 428. 429. 430. 431. 432. 433. 434. 435. 436. 437. 438. 439. 440. 441. 442. 443. 444. 445. 446. 447. 448. 449. 450. 451. 452. 453. 454. 455. 456. 457. 458. 459. 460. 461. 462. 463. 464. 465. 466. 467. 468. 469. 470. 471. 472. 473. 474. 475. 476. 477. 478. 479. 480. 481. 482. 483. 484. 485. 486. 487. 488. 489. 490. 491. 492. 493. 494. 495. 496. 497. 498. 499. 500. 501. 502. 503. 504. 505. 506. 507. 508. 509. 510. 511. 512. 513. 514. 515. 516. 517. 518. 519. 520. 521. 522. 523. 524. 525. 526. 527. 528. 529. 530. 531. 532. 533. 534. 535. 536. 537. 538. 539. 540. 541. 542. 543. 544. 545. 546. 547. 548. 549. 550. 551. 552. 553. 554. 555. 556. 557. 558. 559. 560. 561. 562. 563. 564. 565. 566. 567. 568. 569. 570. 571. 572. 573. 574. 575. 576. 577. 578. 579. 580. 581. 582. 583. 584. 585. 586. 587. 588. 589. 590. 591. 592. 593. 594. 595. 596. 597. 598. 599. 600. 601. 602. 603. 604. 605. 606. 607. 608. 609. 610. 611. 612. 613. 614. 615. 616. 617. 618. 619. 620. 621. 622. 623. 624. 625. 626. 627. 628. 629. 630. 631. 632. 633. 634. 635. 636. 637. 638. 639. 640. 641. 642. 643. 644. 645. 646. 647. 648. 649. 650. 651. 652. 653. 654. 655. 656. 657. 658. 659. 660. 661. 662. 663. 664. 665. 666. 667. 668. 669. 670. 671. 672. 673. 674. 675. 676. 677. 678. 679. 680. 681. 682. 683. 684. 685. 686. 687. 688. 689. 690. 691. 692. 693. 694. 695. 696. 697. 698. 699. 700. 701. 702. 703. 704. 705. 706. 707. 708. 709. 710. 711. 712. 713. 714. 715. 716. 717. 718. 719. 720. 721. 722. 723. 724. 725. 726. 727. 728. 729. 730. 731. 732. 733. 734. 735. 736. 737. 738. 739. 740. 741. 742. 743. 744. 745. 746. 747. 748. 749. 750. 751. 752. 753. 754. 755. 756. 757. 758. 759. 760. 761. 762. 763. 764. 765. 766. 767. 768. 769. 770. 771. 772. 773. 774. 775. 776. 777. 778. 779. 780. 781. 782. 783. 784. 785. 786. 787. 788. 789. 790. 791. 792. 793. 794. 795. 796. 797. 798. 799. 800. 801. 802. 803. 804. 805. 806. 807. 808. 809. 810. 811. 812. 813. 814. 815. 816. 817. 818. 819. 820. 821. 822. 823. 824. 825. 826. 827. 828. 829. 830. 831. 832. 833. 834. 835. 836. 837. 838. 839. 840. 841. 842. 843. 844. 845. 846. 847. 848. 849. 850. 851. 852. 853. 854. 855. 856. 857. 858. 859. 860. 861. 862. 863. 864. 865. 866. 867. 868. 869. 870. 871. 872. 873. 874. 875. 876. 877. 878. 879. 880. 881. 882. 883. 884. 885. 886. 887. 888. 889. 890. 891. 892. 893. 894. 895. 896. 897. 898. 899. 900. 901. 902. 903. 904. 905. 906. 907. 908. 909. 910. 911. 912. 913. 914. 915. 916. 917. 918. 919. 920. 921. 922. 923. 924. 925. 926. 927. 928. 929. 930. 931. 932. 933. 934. 935. 936. 937. 938. 939. 940. 941. 942. 943. 944. 945. 946. 947. 948. 949. 950. 951. 952. 953. 954. 955. 956. 957. 958. 959. 960. 961. 962. 963. 964. 965. 966. 967. 968. 969. 970. 971. 972. 973. 974. 975. 976. 977. 978. 979. 980. 981. 982. 983. 984. 985. 986. 987. 988. 989. 990. 991. 992. 993. 994. 995. 996. 997. 998. 999. 1000.



**811**  
 CALL BEFORE YOU DIG  
 1-800-4-A-DIG  
 OR  
 1-800-451-4511  
 LGI HOMES, INC.

**GRAPHIC SCALE**  
 1" = 40' 0"



Little Long Creek SF  
Site Plan - L

LGI Homes, Inc.  
1007 Shannon Drive  
Lenoir, NC 28644

3807 Dailis High Spine Hwy, Dailis, NC 28034



811  
CALL BEFORE YOU DIG  
N.C. ONE-CALL CENTER  
1-800-4-A-1-1



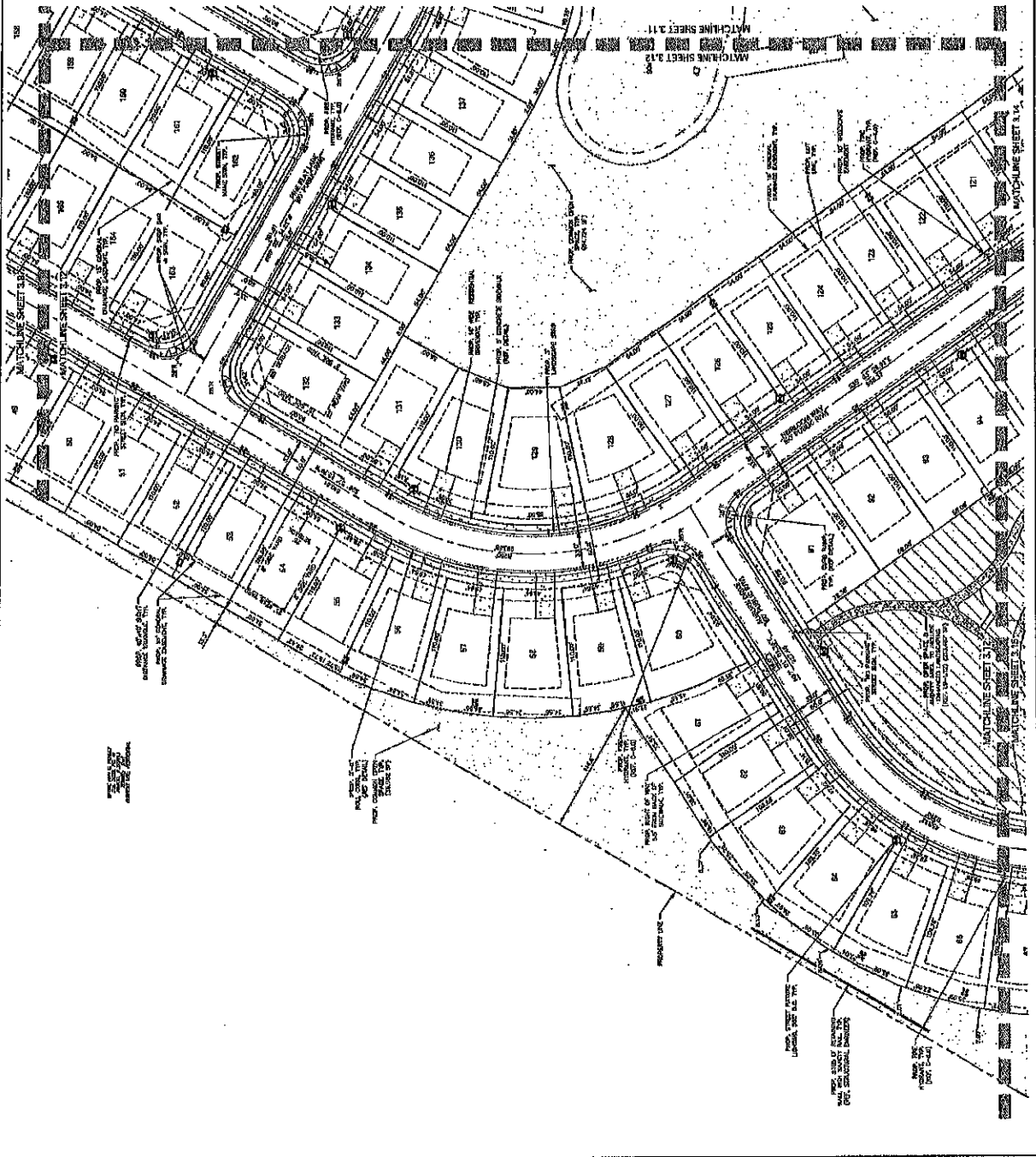
GRAPHIC SCALE  
1" = 40' 0"



KEY MAP

**WETLANDS LEGEND:**  
APPROXIMATE WETLAND  
BOUNDARIES ARE SHOWN BY  
DOTTED LINES. WETLANDS ARE  
CLASSIFIED AS SWAMPY WOODLANDS  
OR SWAMPY UPLANDS.  
SOURCE: FIELD SURVEY AND AERIAL PHOTOGRAPHY.

**HATCH LEGEND:**  
COMMON OPEN SPACE  
APPROVED OPEN SPACE  
ASSEMBLY AREA





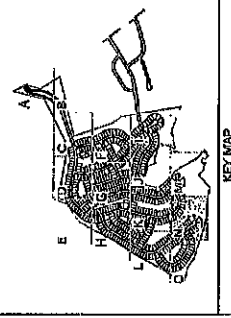






LCI HOMES, INC.  
3027 Blount Blvd  
Lawrenceville, GA 30046

Little Long Creek SF  
Site Plan - N  
2807 Dallas High Shoals Pkwy, Dulles, NC 28034

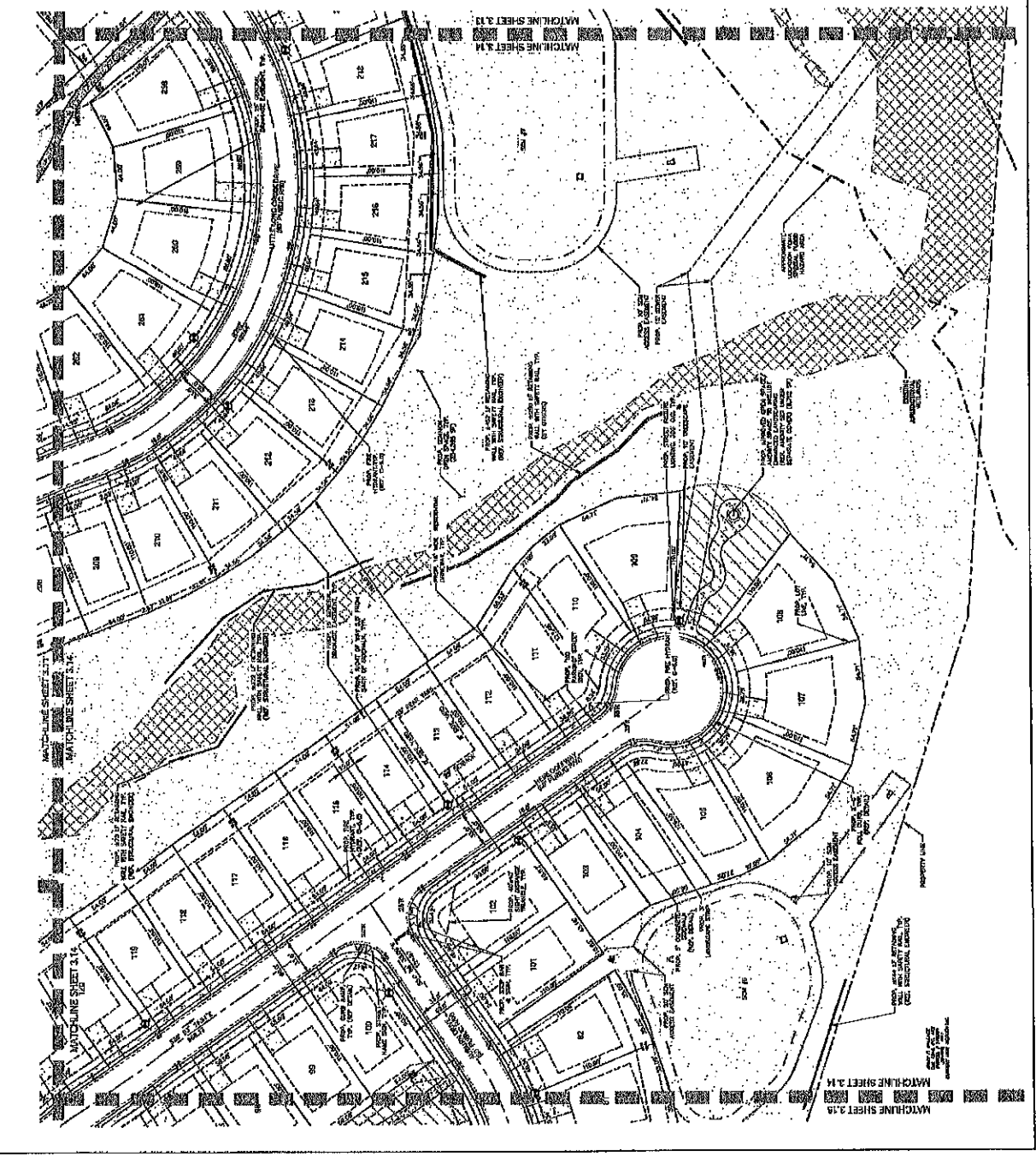


**WETLANDS LEGEND:**

- PERMANENT WETLAND
- SEASONAL WETLAND
- WETLANDS OF UNCERTAIN STATUS
- WETLANDS OF UNKNOWN STATUS
- WETLANDS OF UNKNOWN STATUS
- WETLANDS OF UNKNOWN STATUS

**HATCH LEGEND:**

- COMMON OPEN SPACE
- SPARSE OPEN SPACE
- ASBESTY AREA





### Subdivision Permit Application

EXHIBIT 7B-1

#### Permit N

**Subdivision Type**  
 Exempt     Minor     Major

**Subdivision Details**  
 Total Area: 35.84 per GIS Lots Proposed: 128

**Applicant Name:** Shawn Santee                      **Owner Name:** Frances S Kirby & Samuel T Summey  
**Mailing Address:** 11535 Carmel Commons                      **Mailing Address:** 212 Whiteoaks Circle  
Boulevard, Suite 101, Charlotte, NC 28226                      Bluffton, SC 29910  
**Phone No.:** 704-400-4282                      **Phone No.:** \_\_\_\_\_  
**Relationship of Applicant to Owner:** Property Developer                      **Contact Email:** shawn@santeelandgroup.com

**Property Information** – Additional Information may be attached when more than one parcel.  
 Location: Dallas Shoals Highway, Town of Dallas Tax Parcel ID No.: 3548314566, 3548413268, 3548412915, & 3548421028  
 Existing Zoning: R-1 & R-5                      Water:  Well     Public  
 Lot Length: \_\_\_\_\_ Width: \_\_\_\_\_                      Sewer:  Septic     Public

**Dimensional Requirements:**

|                     | Required          | Proposed          |
|---------------------|-------------------|-------------------|
| Lot Area:           | <u>5,500 Min.</u> | <u>5,500 Min.</u> |
| Side Yard (L):      | <u>6'</u>         | <u>6'</u>         |
| Side Yard (R):      | <u>6'</u>         | <u>6'</u>         |
| Front Setback:      | <u>25'</u>        | <u>25'</u>        |
| Rear Setback:       | <u>25'</u>        | <u>25'</u>        |
| Width @ Bldg. Line: | <u>38'</u>        | <u>38'</u>        |
| Parking Spaces:     | _____             | _____             |
| Building Height:    | <u>35'</u>        | <u>35' Max.</u>   |

**Comments:**

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Approved                       Denied                       Approved with Conditions

\_\_\_\_\_

\_\_\_\_\_

Development Services Director                      DATE

Subdivision Permit Application

**APPLICATION ATTACHMENTS**

In order to be considered complete, the following must accompany each application:

- 1. A Sketch Plan or Preliminary Plat showing proposed subdivision lines, easements, or additional changes proposed.
- 2. A non-refundable submittal fee (in cash or a check made payable) to the Town of Dallas - the following rates shall apply:

\_\_\_ \$100 (2-10 lots)      \_\_\_ \$150 (11-50 lots)      \_\_\_ \$150 (51-100 lots)  
                                  \_\_\_ \$2/lot (101-200 lots)      \_\_\_ \$4/ lot (201+ lots)

**Required after Staff Review and Comment for Approval:**

A Final Plat prepared by a registered surveyor and drawn to scale not smaller than 100 feet equal to 1 inch, and be minimum of 18 inches by 24 inches in size unless each lot in the proposed subdivision is more than 3 acres in size (See additional requirements in Town of Dallas's Section 152, Subdivision Regulations).

A \$100 filing fee will also be collected at the time of final plat submission.

**CERTIFICATIONS**

- 1. I HEREBY CERTIFY THAT ALL OF THE INFORMATION PROVIDED FOR THIS APPLICATION IS, TO THE BEST OF MY KNOWLEDGE, ACCURATE AND COMPLETE.

  
 \_\_\_\_\_  
 SIGNATURE OF APPLICANT

02/17/2021  
 \_\_\_\_\_  
 DATE

- 2. I, Colleen T McCall, OWNER OF PROPERTY 170097  
Owner Name Tax Map, Book, and Parcel Number  
 IN DALLAS, NORTH CAROLINA DO HEREBY AUTHORIZE Shawn Santee  
Applicant's Name

TO SUBMIT THIS ZONING PERMIT APPLICATION TO THE TOWN OF DALLAS ON MY BEHALF.

DocuSigned by:  
  
 \_\_\_\_\_  
 SIGNATURE OF PROPERTY OWNER

2/19/2021 | 7:50 AM PST  
 \_\_\_\_\_  
 DATE

152.058 INFORMATION TO BE CONTAINED IN OR DEPICTED ON PRELIMINARY PLAT

EXHIBIT 7B-3

| Information   | MAJOR SUBDIVISIONS ONLY |     |     |
|---|-------------------------|-----|-----|
| Title block containing:<br>-Subdivision name ✓<br>-Name of subdivider ✓<br>-Location (including township, block numbers as shown on the county index map, county and state) ✓<br>-Date or dates survey was conducted and plat prepared  | Yes                     | Yes | ✓   |
| -A bar graph, scale and north arrow   | Yes                     | Yes | ✓   |
| -Name, address, registration number and seal of the registered land surveyor and/or professional engineer who drew the plat   | Yes                     | Yes | ✓   |
| -A sketch vicinity map with north arrow showing the relationship between the proposed subdivision and surrounding area  | Yes                     | Yes | ✓   |
| -Corporate limits and subdivision jurisdiction lines if on the subdivision tract  | Yes                     | Yes | ✓   |
| -The boundaries of the tract or portion thereof to be subdivided, distinctly and accurately represented with all bearing and distances shown  | Yes                     | No  | ✓   |
| -The exact boundary lines of the tract to be subdivided, fully dimensioned by lengths and bearings, and the location of existing boundary lines of adjoining lands  | No                      | Yes | N/A |
| -The names of owners of adjoining properties  | Yes                     | Yes | ✓   |
| -The names of any adjoining subdivisions of record or proposed and under review   | Yes                     | Yes | ✓   |
| -Minimum building setback lines   | Yes                     | Yes | ✓   |
| -The zoning classifications, if any, of the tract to be subdivided and adjoining properties   | Yes                     | Yes | ✓   |
| -Existing buildings, or other structures, watercourses, railroads, bridges, culverts, cemetery plots, storm drains, both on the land to be subdivided and land immediately adjoining  | Yes                     | Yes | ✓   |
| -Proposed lot lines, lot and block numbers, and appropriate dimensions of each lot  | Yes                     | Yes | ✓   |
| -The lots numbered consecutively throughout the subdivision with exact dimensions and areas   | Yes                     | Yes | ✓   |
| - Marshes, swamps, rock outcrops, ponds or lakes, streams or stream beds and any other natural features affecting the site  | Yes                     | Yes | ✓   |
| -The exact location of any flood hazard area, floodway and floodway fringe areas from the county's FEMA maps, if applicable   | Yes                     | Yes | ✓   |
| The following data concerning streets:<br>-Proposed streets ✓<br>-Existing and platted streets on adjoining properties and in the proposed subdivision ✓<br>-Street rights-of-way, locations and dimensions ✓<br>-Pavement widths ✓<br>-Approximate grades<br>-Design engineering data for all corners and curves ✓<br>-Typical road cross sections ✓<br>-Street names ✓  | Yes                     | Yes | ✓   |
| -Type of streets dedication; all streets must be designated either "public" or "private". Where public streets are involved which will not be dedicated to the town, the subdivider must submit the following documents to the State Department of Transportation District Highway Office (NCDOT) for review:<br>> a complete site layout, including any future expansion anticipated<br>> horizontal alignment indicating general curve data on site layout plan<br>> vertical alignment indicated by percent grade and vertical curve length on site plan layout<br>> typical section indicating the pavement design and width and the slopes, widths and details for either the curb and gutter or the shoulder and ditch proposed<br>> drainage facilities and drainage areas | Yes                     | Yes | ✓   |
| -Subdivision street disclosure statement indicating: if streets are public or private; and if private, who will maintain private streets in subdivision, and also that all lots will have right of access to any private street in the subdivision  | No                      | Yes | N/A |
| -Where streets are dedicated to the public, but not accepted by NCDOT before lots are sold, a statement explaining the status of the street in accordance with § 152.074  | No                      | Yes | N/A |

EXHIBIT 7B-4

|   |     |     |     |
|---|-----|-----|-----|
| -If any road is proposed to intersect with a state-maintained road, the subdivider shall apply for driveway approval as required by NCDOT's <i>Manual on Driveway Regulations</i>   |     |     |     |
| The location and dimensions of all:<br>-Utilities and other easements<br>-Parks and recreation areas with specific type indicated<br>-School sites (both existing and proposed)<br>-Areas and/or lots to be used for purposes other than residential with the purpose of each stated<br>-Street lights<br>-Street trees   | Yes | Yes | ✓   |
| -The future ownership (dedication or reservation for public use to governmental body, for owners to duly constituted homeowners' association, or for tenants remaining in subdivider's ownership) of recreation and open space lands  | Yes | Yes | ✓   |
| Site calculations including:<br>-Acreage in total tract to be subdivided and area in each lot<br>-Total number of lots created<br>-Linear feet of streets in subdivision  | Yes | Yes | ✓   |
| -The name and location of any property or buildings within the proposed subdivision or within any contiguous property that is located on the U.S. Department of Interiors National Register of Historic Places  | Yes | Yes | —   |
| -Sufficient engineering data to determine readily and reproduce on the ground every straight or curved line, street line, lot line, right-of-way line, easement line and setback line, including dimensions, bearings or deflection angles, radii, central angles and tangent distance for the center line of curved property lines that are not the boundary lines of curved streets. All dimensions shall be measured to the nearest one hundredth of a foot and all angles to the nearest minute | No  | Yes | N/A |
| -The accurate locations and descriptions of all survey monuments, markers and control points  | No  | Yes | N/A |
| -A copy of the erosion control plan submitted to the State Department of Natural Resources and Community Development for approval, (if applicable)  | Yes | No  | —   |
| -A topographic map with contour intervals of no greater than five feet at a scale of no less than one inch equals 200 feet, (if applicable)   | Yes | No  | ✓   |
| -A copy of the County Health Department's Soil Site Evaluation of the subdivision, (if applicable)  | Yes | No  | —   |
| -Any additional information required as a result of changes in federal, state or local ordinances   | Yes | Yes | —   |
| -Septic tank disclosure statement (per § 152.075)   | No  | Yes | N/A |



Summery Creek

Site Plan Enlargement

8016 Dallas Fifth Branch Hwy, Dallas, TX 75204

Summery Creek Design, L.L.C.

Highly Kotite

1500 Autumn Ridge Drive  
Mason, MO 64053

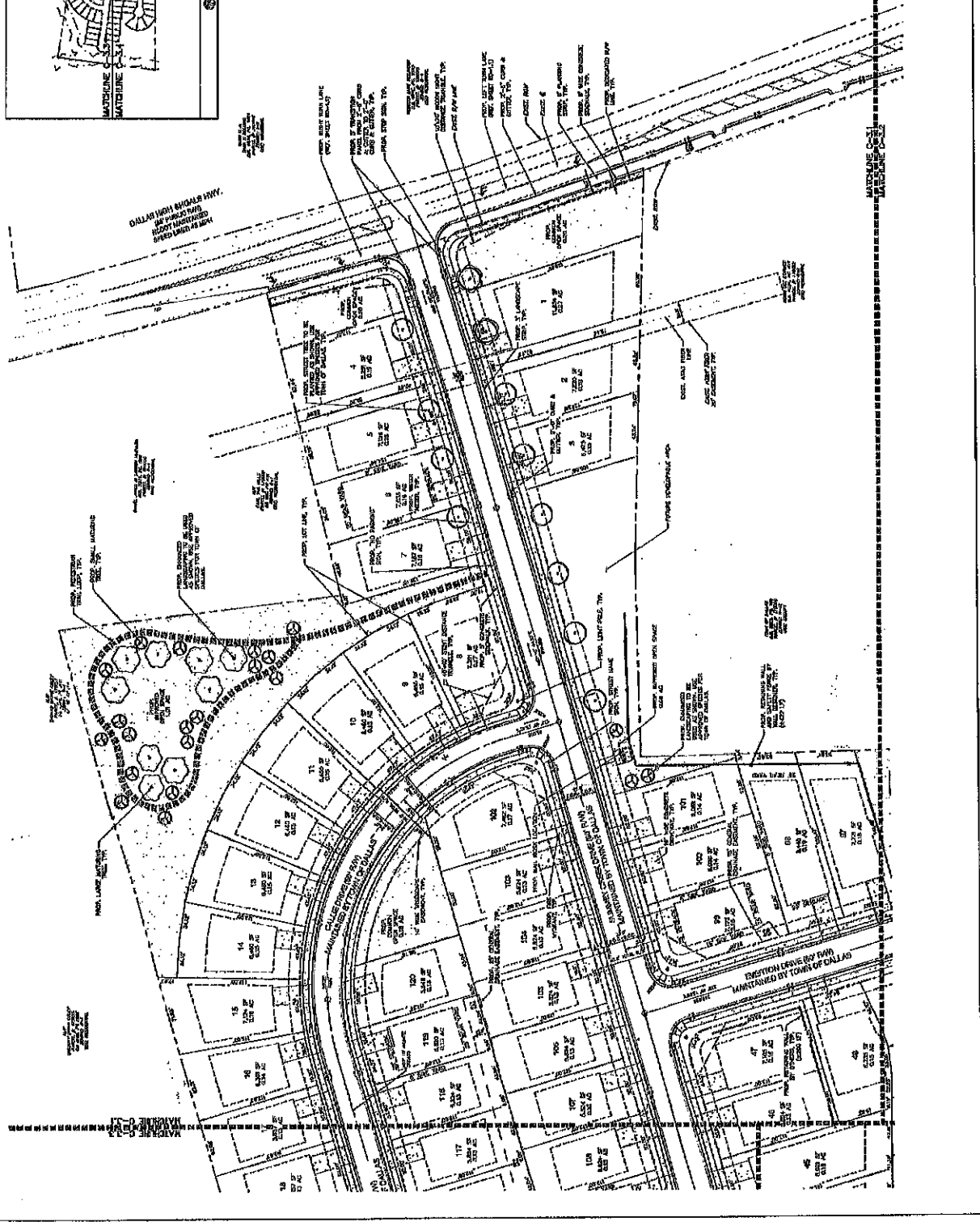
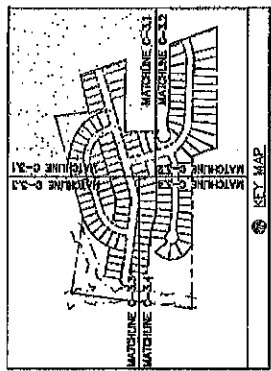


URBAN DESIGN PARTNERS



PLEASE NOTE: THIS PLAN IS A PRELIMINARY DESIGN AND IS SUBJECT TO CHANGE WITHOUT NOTICE. THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.

Scale: 1" = 100'-0"





# EXHIBIT 7B-7



REGISTERED ENGINEER  
 CALL OR E-MAIL: 214-400-4800  
 118 ENGINEERING, P.C.  
 11800 WEST LAKESIDE DRIVE, SUITE 1000  
 DALLAS, TEXAS 75241



GRAPHIC SCALE  
 1" = 100' ± (AS SHOWN)

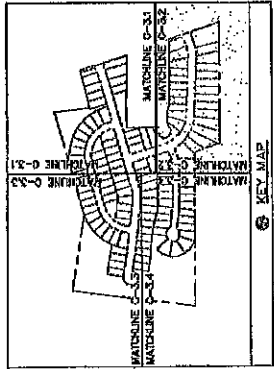
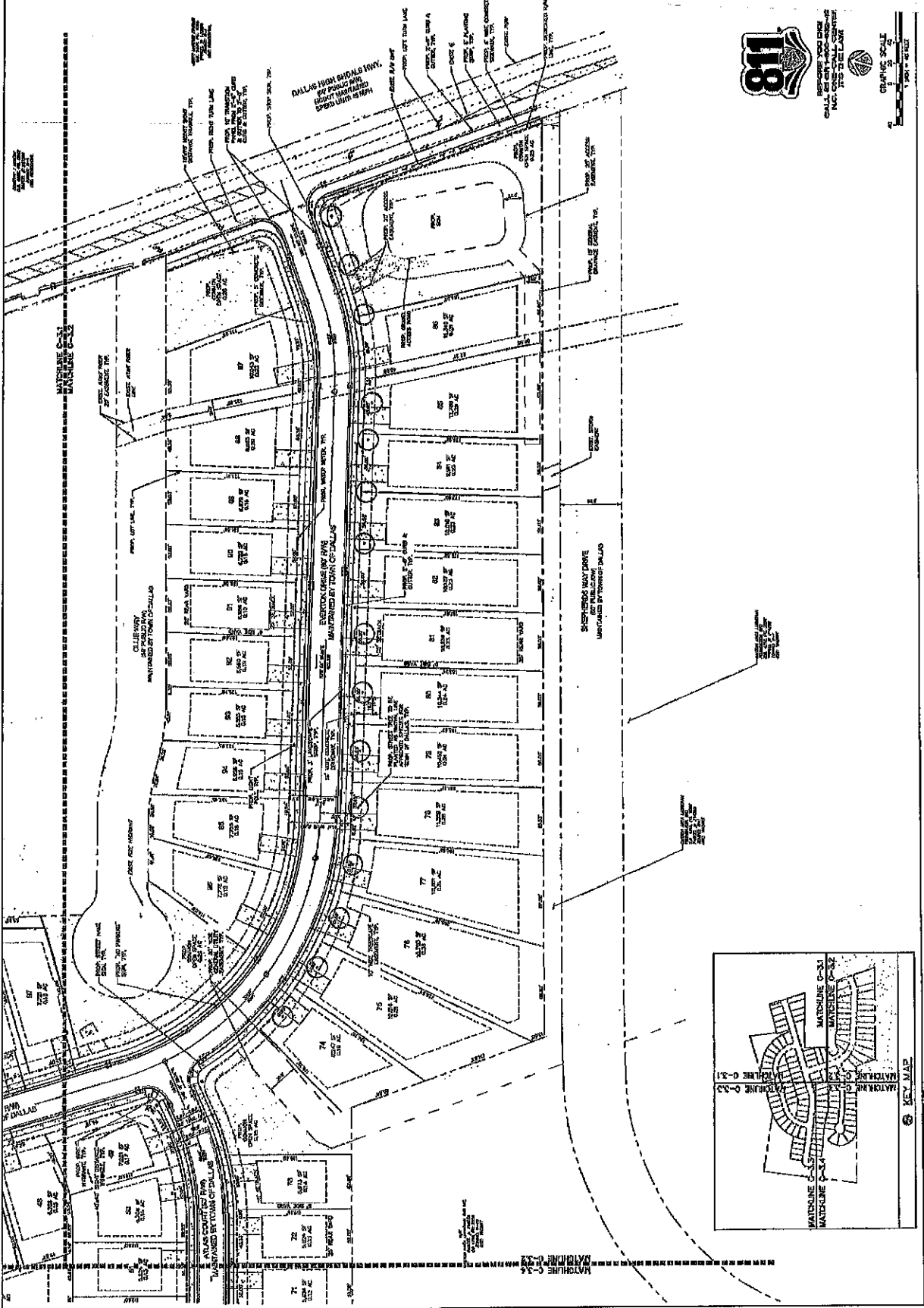
## Summery Creek

Site Plan Enlargement  
 8010 Dallas High Shoals Hwy, Dallas, TX 75241

Bammy Creek Dallas, L.L.C.  
 Reghu Kohin  
 1509 Autumn Ridge Drive  
 Irving, TX 75038



URBAN  
 DESIGN  
 PARTNERS  
 1509 Autumn Ridge Drive  
 Irving, TX 75038









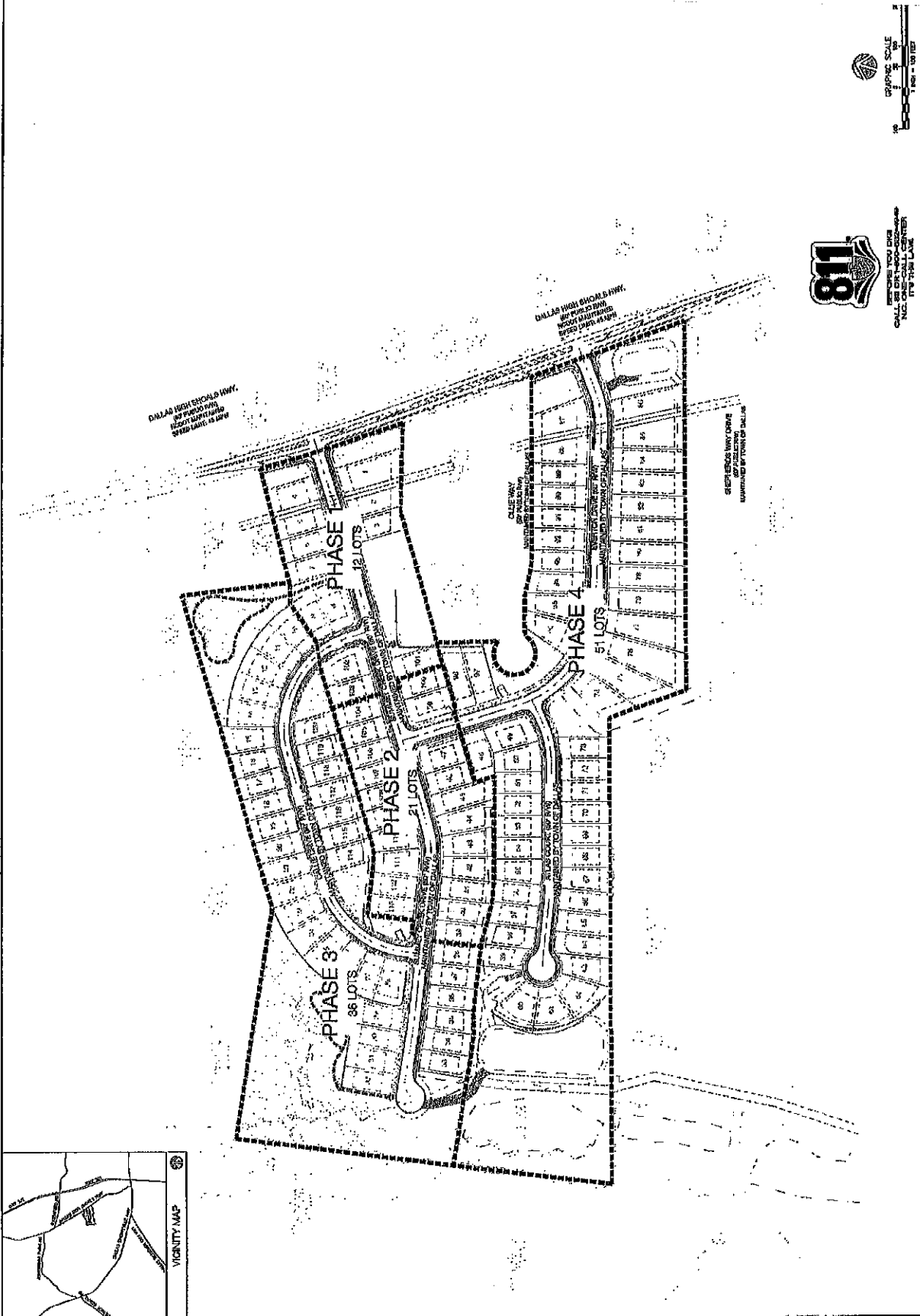
Summey Creek Phasing Plan

8616 Dallas High Growth Hwy, Dallas, TX 75243

Barney Krainovich  
1805 Audin Ridge Drive  
Dallas, TX 75243

Barney Krainovich  
Barney Krainovich & Associates, L.P.

URBAN DESIGN PARTNERS

**OATH OF OFFICE  
FOR  
MAYOR BEATY**

I, Hayley Beaty, do solemnly swear that I will support and maintain the Constitution and Laws of the United States and the Constitution and Laws of North Carolina not inconsistent therewith, and that I will, in all respect, observe the provisions of the Charter and the Ordinances of the Town of Dallas, and will faithfully discharge the duties of my office as **MAYOR**, so help me God.

---

Swore to and subscribed before me,  
this 12<sup>th</sup> day of December, 2023.

---

David Phillips, Superior Court Judge

Attested: \_\_\_\_\_  
Sarah Ballard, Town Clerk

**OATH OF OFFICE  
FOR  
ALDERMAN WITHERS**

I, Hoyle Withers, do solemnly swear that I will support and maintain the Constitution and Laws of the United States and the Constitution and Laws of North Carolina not inconsistent therewith, and that I will, in all respect, observe the provisions of the Charter and the Ordinances of the Town of Dallas, and will faithfully discharge the duties of my office as **ALDERMAN**, so help me God.

---

Swore to and subscribed before me,  
this 12<sup>th</sup> day of December, 2023.

---

David Phillips, Superior Court Judge

Attested: \_\_\_\_\_  
Sarah Ballard, Town Clerk

**OATH OF OFFICE  
FOR  
ALDERMAN CLONINGER**

I, Alan Cloninger, do solemnly swear that I will support and maintain the Constitution and Laws of the United States and the Constitution and Laws of North Carolina not inconsistent therewith, and that I will, in all respect, observe the provisions of the Charter and the Ordinances of the Town of Dallas, and will faithfully discharge the duties of my office as **ALDERMAN**, so help me God.

---

Swore to and subscribed before me,  
this 12<sup>th</sup> day of December, 2023.

---

David Phillips, Superior Court Judge

Attested: \_\_\_\_\_  
Sarah Ballard, Town Clerk

Town of Dallas  
Board of Aldermen 2024 Meeting Schedule

EXHIBIT 9A-1

|                             |         |                |
|-----------------------------|---------|----------------|
| Tuesday, January 9, 2024    | 6:00 pm | Community Room |
| Tuesday, February 13, 2024  | 6:00 pm | Community Room |
| Tuesday, March 12, 2024     | 6:00 pm | Community Room |
| Tuesday, April 9, 2024      | 6:00 pm | Community Room |
| Tuesday, May 14, 2024       | 6:00 pm | Community Room |
| Tuesday, June 11, 2024      | 6:00 pm | Community Room |
| Tuesday, July 9, 2024       | 6:00 pm | Community Room |
| Tuesday, August 13, 2024    | 6:00 pm | Community Room |
| Tuesday, September 10, 2024 | 6:00 pm | Community Room |
| Tuesday, October 8, 2024    | 6:00 pm | Community Room |
| Tuesday, November 12, 2024  | 6:00 pm | Community Room |
| Tuesday, December 10, 2024  | 6:00 pm | Community Room |



Town of Dallas  
Board of Aldermen 2024 Work Session Schedule

|  |                                  |                |
|--|----------------------------------|----------------|
| Monday, January 22, 2024<br>(Strategic Planning) | 1:00 pm                          | Community Room |
| Tuesday, January 23, 2024                        | 5:00 pm                          | Community Room |
| Tuesday, February 27, 2024                       | 5:00 pm                          | Community Room |
| Tuesday, March 26, 2024                          | 5:00 pm                          | Community Room |
| Tuesday, April 23, 2024                          | 5:00 pm                          | Community Room |
| Tuesday, May 28, 2024                            | 5:00 pm                          | Community Room |
| Tuesday, June 25, 2024                           | 5:00 pm                          | Community Room |
| Tuesday, July 23, 2024                           | 5:00 pm                          | Community Room |
| Tuesday, August 27, 2024                         | 5:00 pm                          | Community Room |
| Tuesday, September 24, 2024                      | 5:00 pm                          | Community Room |
| Tuesday, October 22, 2024                        | 5:00 pm                          | Community Room |
| Tuesday, November 26, 2024                       | 5:00 pm                          | Community Room |
| Tuesday, December 24, 2024                       | <b>No Work Session Scheduled</b> |                |

| <b>Town of Dallas FY 2025 Budget Calendar</b> |   |
|---|---|
| <b>Date</b>                                   | <b>Description</b>  |
| January 11, 2024                              | Budget Forms to Department Heads  |
| January 22, 2024                              | Strategic Planning Meeting to Discuss Goals   |
| February 2, 2024                              | Department Heads forward Proposed Budget Requests to Town Manager and Finance Officer |
| February 12 - February 15, 2024               | Department Meetings on Proposed Budget Requests                                       |
| March 26, 2024                                | Budget Worksession  |
| April 8 - April 11, 2024                      | Department Meetings on Proposed Budget Requests (if necessary)                        |
| April 23, 2024                                | Budget Worksession  |
| May 17, 2024                                  | Draft Budget Submitted to Board   |
| June 11, 2024                                 | Adoption of Budget Ordinance  |
| June 30, 2024                                 | End of FY24   |

**§ 160A-70. Mayor pro tempore; disability of mayor.**

At the organizational meeting, the council shall elect from among its members a mayor pro tempore to serve at the pleasure of the council. A councilman serving as mayor pro tempore shall be entitled to vote on all matters and shall be considered a councilman for all purposes, including the determination of whether a quorum is present. During the absence of the mayor, the council may confer upon the mayor pro tempore any of the powers and duties of the mayor. If the mayor should become physically or mentally incapable of performing the duties of his office, the council may by unanimous vote declare that he is incapacitated and confer any of his powers and duties on the mayor pro tempore. Upon the mayor's declaration that he is no longer incapacitated, and with the concurrence of a majority of the council, the mayor shall resume the exercise of his powers and duties. In the event both the mayor and the mayor pro tempore are absent from a meeting, the council may elect from its members a temporary chairman to preside in such absence. (1971, c. 698, s. 1; 1979, 2nd Sess., c. 1247, s. 4.)

Town of Dallas  
Budget Amendment

Date: December 12, 2023

Action: General Fund Amendment

Purpose: To Appropriate Funds for Career Expo Sponsorship

Number: REC-004

| Fund | Dept | Line Item | Item Description          | Original Amount | Amended Amount | Difference |
|------|------|-----------|---------------------------|-----------------|----------------|------------|
| 10   | 5700 | 4722      | Town Sponsored Events     | \$51,700        | \$52,000       | \$300      |
| 10   | 3999 | 0000      | Fund Balance Appropriated | \$568,972       | \$569,272      | \$300      |

\_\_\_\_\_  
Approval Signature  
(Town Manager)