



Locust City Council Meeting Agenda Joel Huneycutt Community Room

7:00 PM
January 9, 2025

Mayor Council Members

Mayor Steve Huber
Mayor Pro-Tem Larry Baucom, Mandy
Watson, Roger Hypes, De-Dee Nathan,
Mike Haigler, Barry Sims, and Rusty Efird

Call to Order:	1. Call to Order	Mayor Huber
	2. Presentation of Colors, Prayer	Mayor Huber
	3. Adopt Agenda	
	4. Minutes - adopt December 12, 2024	Amy Furr
Reports:	• December 12, 2024	
	5. Financial Reports	
Department Reports:	• Financial Summary - December 2024	
	6. Mayor's Report	Mayor Huber
	7. Manager's Report	Cesar Correa
	• FY 25-26 Budget Retreat	
	• Land Use Plan Update - Joint Meeting Reminder	
	• Centralina COG Appointment	
	• Rocky River RPO Appointment	
	• Purchase Orders	
	8. Administration/HR	De Dee Nathan
	9. Parks	Mandy Watson
	10. Facilities	Barry Sims
	11. Public Works	Larry Baucom
	• Wastewater Flow - December 2024	
	12. ABC, Economic Development & Small Business Support	Rusty Efird
	13. Public Safety	Roger Hypes
	• Monthly Report - December 2024	
	14. Planning & Zoning	Mike Haigler
	• Monthly Report - December 2024	

- P&Z Board Appointment
15. Public Comment Period:
 16. Board Closing Comments
 17. Adjourn

Next Scheduled Council Meeting - February 13, 2025



Locust City Council Meeting Minutes

7:00 PM

Joel Huneycutt Community Room

December 12, 2024

Mayor
Council Members

Mayor Steve Huber
Mayor Pro-Tem Larry Baucom, Mandy
Watson, Roger Hypes, Harry Fletcher, Mike
Haigler, Barry Sims, Rusty Efird, and De Dee
Nathan.

1. Call to Order

Meeting was called to order at 7:05pm

2. Presentation of Colors, Prayer

Mayor Huber led in the Pledge of Allegiance and Chaplain Mario Miller gave the invocation.

M/S/A Council Members Harry Fletcher and Larry Baucom (6-0)
Motion to excuse Council Member Roger Hypes

3. Oath of Office

City Clerk Amy Furr administered the oath of office to newly elected Council Member De-Dee Nathan, re-elected Council Members Michael Haigler, Rusty Efird, Larry Baucom, and re-elected Mayor Stephen Huber.

At this time outgoing Council Member Harry Fletcher stepped down from the dais and incoming Council Member De-Dee Nathan took her seat.

4. Adopt Agenda

M/S/A Council Members Larry Baucom and Barry Sims (6-0)
Motion to adopt agenda as presented

5. Minutes - adopt November 14, 2024

M/S/A Council Members Rusty Efird and Larry Baucom (6-0)
Motion to approve the November 14, 2024 minutes

November 14, 2024

6. Financial Reports

City Manager Cesar Correa gave an update on the financials. Notating that the General Fund revenues exceed expenditures by \$1,098,157.07. The Wastewater revenues exceed expenditures by \$1,458,913.47. The ABC distribution total amount was \$143,793.33, with the following breakdown: October distribution = \$23,390.42, final fiscal year 2024 distribution = \$112,607 and final fiscal year 2024 LEO distribution = \$2,536.25. Sales tax distribution was \$150,105.96. Next he introduced Nick Wicker, CPA with Strickland Hardee CPA firm. Mr. Wicker presented the fiscal year end 2023-2024 audit notating that a single audit was also completed this year. No material weaknesses were found and no deficiencies were found. He went through the audit explaining the different areas within the funds both revenues and expenditures in the Governmental Fund, General Fund and the Wastewater Fund. Stephania Morton, Finance Director was available as well to answer any questions Council had regarding the audit.

Financial Reports - November 2024

Audit Report FY 24

7. Mayor's Report

Mayor Huber introduced Chief Jeff Shew who introduced the newly sworn Officer, Matthew Crosby. He gave a brief summary about Officer Crosby and his positive reputation during BLET. Mayor Huber then had a few remarks to say about Officer Crosby.

City Manager Cesar Correa reviewed Council Liaison appointments to the city departments. They will remain the same with the exception of Ms. De-Dee Nathan will be the Administration/HR liaison. Nominations were taken for Mayor Pro Tem.

M/S/A Council Members Rusty Efird and Barry Sims (6-0)
Motion to elect Council Member Larry Baucom as Mayor Pro Tem.

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City Council Reorganization

Introduction of new LPD Officer: Matthew Crosby

8. Manager's Report

City Manager Cesar Correa reviewed purchase orders. He then presented the 2025 Council Meeting Schedule and the 2025 City of Locust Holiday Schedule for approval. Welcome to newly elected Council Member De-Dee Nathan. Thank you to the City staff. It has been an incredible year. Merry Christmas.

M/S/A Council Members Larry Baucom and Rusty Efird (6-0)
Motion to approve purchase orders

M/S/A Council Members Michael Haigler and Barry Sims (6-0)

Motion to approve 2025 Council Meeting Schedule changing the August 2025 meeting to August 21, 2025 the 3rd Thursday

M/S/A Council Members Larry Baucom and Rusty Efird (6-0)

Motion to approve 2025 City of Locust Holiday Schedule

Purchase Orders

9. Administration/HR

Nothing to report at this time.

10. Parks

City parade was a successful event. Christmas activities going on like Light up Locust, letters to Santa, and reindeer bell hunt. Purchased additional property on N Central Ave to be able to expand the park in the future.

11. Facilities

Looking forward to 2025 and seeing the senior center begin.

12. Public Works

Council Member Larry Baucom gave an overview of the flow report. The comprehensive Sewer North Basin Improvement project is nearly finished! 3 of the components are now complete, and the 4th will be finishing up in early 2025.

Wastewater Report - November 2024

13. ABC, Economic Development & Small Business Support

Council Member Rusty Efird gave a brief overview of the disbursements of the ABC Store this month. He then spoke about Boba Cafe and encouraged residents to stop by and try them out and to shop local.

14. Public Safety

Council Member Roger Hypes was not present so City Manager Cesar Correa reviewed the monthly report and statistics of the department. The Officer of the month was Officer Jerry Wallace.

Monthly Report - November 2024.

15. Planning & Zoning

Council Member Michael Haigler reviewed the monthly report. A public hearing is scheduled for the voluntary annexation of 9782 Quail Run Rd. This is the last property that Kolter Homes added to their project, which was included in the site plan amendment that Council approved last month. The voluntary annexation would become effective on June 30, 2025. The Crossroads project is officially complete. M/I Homes closed on the 200 acres on Meadowcreek Church Road and the project will be moving forward.

Public Hearing opened for voluntary annexation of 9782 Quail Run Rd at 7:53pm: No one spoke for or against.
Public Hearing closed at 7:53pm

M/S/A Council Members Michael Haigler and Barry Sims (6-0)
Motion to adopt voluntary annexation ordinance for 9782 Quail Run Rd effective June 30, 2025

Monthly Report - November 2024

Voluntary Annexation: 9782 Quail Run Road

16. Public Comment Period:

Mario Miller - 228 Whispering Hills Rd - addressed Council and gave praise to front office staff Mandy Thomas and Wendy Lowder. He wants to see Council recognize them publicly. He also spoke about the need for speed bumps on Tranquil Ct and Mission Church Rd as there are many speeders.

17. Board Closing Comments

Thank you to all who have come out. Congratulations to De-Dee Nathan on winning her election. Looking forward to working with you. Thank you to Mario Miller for coming out and voicing his concerns. This has been a great year and really looking forward to what the next year holds. Merry Christmas and a Happy New Year. Thank you to Finance Director Stephania Morton for all of her hard work with the audit. Thank you to the staff for all of their hard work. We are very fortunate and thankful at the caliber of personnel that the City has. Thank you for the warm welcome and all of those who came out to support Council Member De-Dee Nathan. Thank you to out going Council Member Harry Fletcher for all of his wisdom and leadership. He will be missed but we wish him well. Thank you to Jeff Claiborne and Mario Miller who continue to be involved with the City of Locust even after the election. Have a safe holiday season.

18. Adjourn

M/S/A Council Members Larry Baucom and Michael Haigler (6-0)
Motion to adjourn at 8:19pm

Amy Furr, City Clerk

Stephen Huber, Mayor



CITY OF LOCUST
FINANCIAL SUMMARY REPORT - DECEMBER 31, 2024
FISCAL YEAR ENDING 6/30/2025

GENERAL FUND

	ACTUAL FY '23/'24	CURRENT BUDGET	ACTUAL 6/30/2025	Y-T-D % COLLECTED
REVENUES				
PROPERTY TAXES	\$ 2,660,358	\$ 2,200,000	\$ 2,108,922	95.86%
VEHICLE TAXES/DMV VEHICLE FEES	\$ 50,740	\$ -	\$ 12,230	0.00%
FRANCHISE TAXES	\$ 258,134	\$ 230,000	\$ 133,666	58.12%
SALES TAXES	\$ 1,723,637	\$ 1,225,000	\$ 599,382	48.93%
CABLE VISION FRANCHISE	\$ 19,434	\$ 21,000	\$ 9,736	46.36%
SOLID WASTE	\$ 301,447	\$ 265,000	\$ 247,460	93.38%
BUSINESS REGISTRATION/PERMITS	\$ 49,605	\$ 10,000	\$ 36,500	365.00%
POWELL FUND	\$ 168,669	\$ 165,500	\$ 192,876	116.54%
ALL OTHER REVENUES	\$ 1,540,788	\$ 648,000	\$ 579,148	89.37%
	<u>\$ 6,772,813</u>	<u>\$ 4,764,500</u>	<u>\$ 3,919,919</u>	<u>82.27%</u>

	ACTUAL FY '23/'24	CURRENT BUDGET	ACTUAL 6/30/2025	Y-T-D % SPENT
EXPENDITURES				
GENERAL ADMINISTRATION GOV'T	\$ 777,672	\$ 808,500	\$ 454,160	56.17%
CENTRAL SERVICES	\$ 119,488	\$ 81,750	\$ 90,208	110.35%
PUBLIC SAFETY	\$ 1,757,271	\$ 1,960,500	\$ 953,622	48.64%
PUBLIC WORKS	\$ 606,275	\$ 528,450	\$ 284,733	53.88%
POWELL FUND/STREETS	\$ 172,130	\$ 308,600	\$ 80,533	26.10%
SANITATION	\$ 535,645	\$ 500,000	\$ 264,214	52.84%
PARKS & RECREATION	\$ 1,777,305	\$ 575,700	\$ 545,668	94.78%
CONTRIBUTION TO WASTE WATER FUND	\$ -	\$ -	\$ -	0.00%
CAPITAL PROJECT FUND	\$ -	\$ -	\$ -	0.00%
ECONOMIC DEVELOPMENT	\$ -	\$ 1,000	\$ 2,000	0.00%
TRANSFER TO WASTE WATER	\$ -	\$ -	\$ -	0.00%
DEBT SERVICE	\$ -	\$ -	\$ -	0.00%
GENERAL FUND RESERVE	\$ -	\$ -	\$ -	0.00%
	<u>\$ 5,745,787</u>	<u>\$ 4,764,500</u>	<u>\$ 2,675,137</u>	<u>56.15%</u>
Y-T-D FUND BALANCE INCREASE	<u>\$ 1,027,026</u>	<u>\$ -</u>	<u>\$ 1,244,782</u>	

Sales Tax Revenue Summary

July 2024 \$ 158,712.75 rec'd 9/13/2024
Aug 2024 \$ 145,855.96 rec'd 10/15/2024
Sept 2024 \$ 150,105.96 rec'd 11/15/2024

Oct 2024 \$ 144,707.24 rec'd 12/13/2024

ABC Income Summary

July 2024 \$ 25,429.92 incl'd LEO Qtr Dist.
August 2024 \$ 23,390.42 rec'd 9/3/2024
Sept 2024 \$ 23,390.42 rec'd 10/2/2024

incl'd LEO Qtr
Dist./Final & ABC
monthly/final 23-24
Oct 2024 \$ 143,793.33 for Nov & Dec 2024 Dist
Dec 2024 \$ 46,780.84

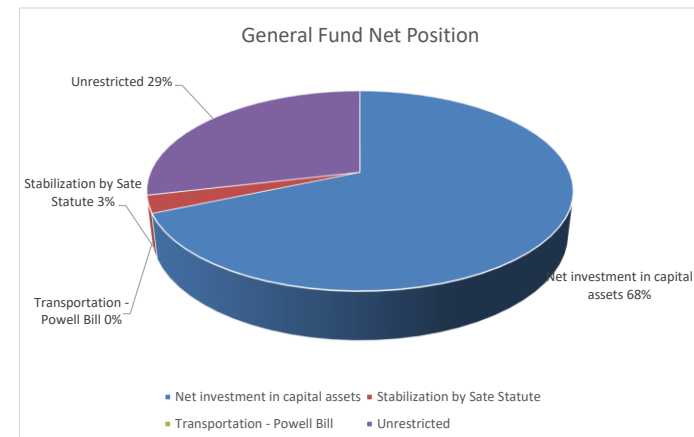
WASTE WATER FUND

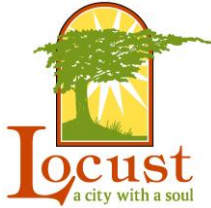
	ACTUAL FY '23/'24	CURRENT BUDGET	ACTUAL 6/30/2025	Y-T-D % COLLECTED
REVENUES				
MISC INCOME	\$ 7,649	\$ 1,000	\$ 690	69.00%
INTEREST INCOME	\$ 112,892	\$ 10,000	\$ 11,700	117.00%
NEW DEV SEWER TAP FEES	\$ 12,500	\$ -	\$ -	0.00%
AVAILABILITY FEES	\$ 125,067	\$ 115,000	\$ 59,803	#DIV/0!
USER FEES	\$ 1,675,638	\$ 1,115,000	\$ 853,194	76.52%
SYSTEM DEVELOPMENT FEE	\$ 244,050	\$ 225,000	\$ 142,500	52.00%
FUND BALANCE RESERVES	\$ -	\$ -	\$ -	0.00%
WASTEWATER RESERVES	\$ -	\$ -	\$ -	0.00%
OTHER FEE INCOME	\$ 4,803,757	\$ -	\$ 4,766,545	0.00%
	<u>\$ 6,981,553</u>	<u>\$ 1,466,000</u>	<u>\$ 5,834,432</u>	<u>397.98%</u>

	ACTUAL FY '23/'24	CURRENT BUDGET	ACTUAL 6/30/2025	Y-T-D % SPENT
EXPENDITURES				
ADMINISTRATION	\$ 301,464	\$ 304,100	\$ 165,097	54.29%
WASTE COLLECTION & TREATMENT	\$ 1,017,547	\$ 1,161,900	\$ 588,297	50.63%
CAPITAL PROJ - N BASIN PS	\$ 1,009	\$ -	\$ 3,575,240	0.00%
CAPITAL PROJ - MEADOWCREEK PS	\$ -	\$ -	\$ 102,299	#DIV/0!
DEBT SERVICE	\$ -	\$ -	\$ -	0.00%
	<u>\$ 1,320,020</u>	<u>\$ 1,466,000</u>	<u>\$ 4,430,932</u>	<u>302.25%</u>
Y-T-D FUND BALANCE INCREASE	<u>\$ 5,661,533</u>	<u>\$ -</u>	<u>\$ 1,403,500</u>	<u>0.00%</u>

GENERAL FUND INVESTMENT POSITION

Total Fund Balance	6/30/2024
Net investment in capital assets	12,787,871.00
Stabilization by Sate Statute	523,450.00
Transportation - Powell Bill	2,332.00
Unrestricted	5,345,011.00
Subtotal	\$ 18,658,664.00





City of Locust
Post Office Box 190
Locust, North Carolina 28097-0190
(704) 888-5260

Purchase Order Requests – 1/9/2025

Purchase Request # 5641

Vendor: Chambers Engineering, PA

For: Pine Bluff Phase 2 S/D Professional Fees

Amount: \$ 1,844.57

Charge Code: 061-005-07400-52103 WW – Professional Services

Remaining Budget: \$11,411.32

Purchase Request # 5655

Vendor: Motorola Solutions Credit Company

For: Police – 17 portable radio replacement batteries

Amount: \$ 2,400.40

Charge Code: 011-005-04300-53517 Police Communications

Remaining Budget: \$6,196.71

Purchase Request # 5660

Vendor: NC State Bureau of Investigation

For: SBI DCIN Terminal Fees Jan – June 2025

Amount: \$ 1,158.00

Charge Code: 011-005-04300-53517 Police Communications

Remaining Budget: \$5,038.71



DECEMBER 2024 SUMMARY

DECEMBER 2024

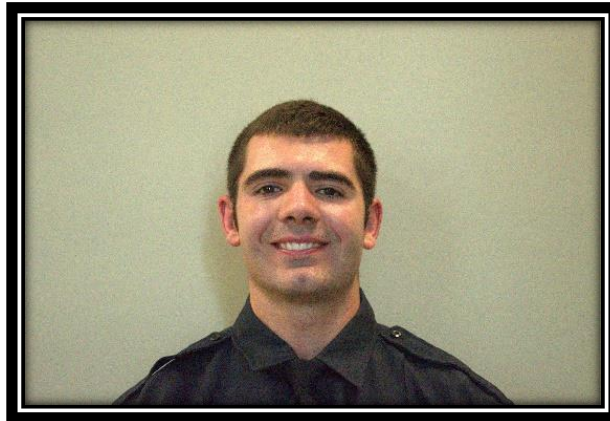
CATEGORY	AMOUNT
Total Calls Dispatched/Initiated	337
Traffic Stops Conducted	334
Business And Neighborhood Patrols	2,429
Arrest Charges Made	55
Citation Charges Issued	154
Warnings Issued	215
Traffic Crashes Reported	28
Total Activities Attended By LPD	3,100

DECEMBER 2024 OFFICER OF THE MONTH
NOT YET DECIDED

2024 Chief Steven “Smitty” Smith Officer Of The Year FINALISTS
(AWARD TO BE PRESENTED FEBRUARY 13TH)



Officer Eric P. Fore



PO2 Adam L. Hartsell



Corporal Ryan M. Tran-Thompson

Planning and Zoning

December 2024

5 New House Permits
McGee, 503

SDH,

1 Mobile Home
White

2 Commercial upfit

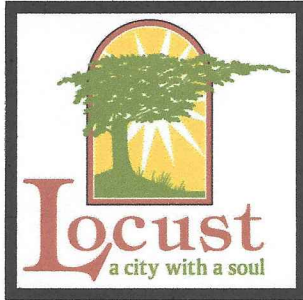
2 Fence

2 Storage

2 Signs

Plan Review Cresswinds Phase 2 Lift Station

74 New housing permits as of 12/31/2024



Planning and Zoning Board Application for Appointment

The Planning and Zoning Board meets the fourth Thursday of each month at 6:00 pm in Joel Huneycutt Community Room. Responsibilities will include attendance at monthly meetings where the board will review new development proposals and changes to the zoning and use of existing properties throughout Locust.

Name: Amanda Pasquarello

Address: 123 Tranquil Court, Locust, NC 28097

Phone Number: 704-996-7928

Are you a resident of the City? Yes

Are you currently on any other boards or committees for the City? No

If yes, which ones: N/A

Do you have any special skills, experience or background which would assist you in working on this board?

Currently work as a Data Analyst for Atrium Health where I have been employed in the Clinical Care Management Department for almost 16 years. I use data daily to measure for and track efficiencies as work collaboratively with leaders to establish best practices and maintain regulatory standards.

I am also a wife and a mother to 3 children.

Why are you interested in serving on this board? I am interested in serving on the board because as a native Charlottean, I grew up in a small town called Newell that ended up being zoned into Mecklenburg County. I enjoy the small town feel of Locust. It reminds me a great deal of the town I grew up in. We moved here just 4 years ago. We really enjoy living in Locust and all the town has to offer. I would also like to learn more about how growth decisions are made within the town. I think it would be an excellent opportunity to gain insight into the decision making processes of leaders as well allow me share my perspectives as well as understand others perspectives as it relates to the growth of our town.

Amanda W. Pasquarello
Signature

12/12/2024
Date

Please forward this application to Amy Furr at cityclerk@locustnc.com or to

City of Locust
Attn: Amy Furr
PO Box 190
Locust, NC 28097