



AGENDA

MEETING CALLED TO ORDER

PLEDGE

Led by **Boy Scout Troop 409** in King, NC, based out of American Legion Post #290

Notes on Pledge: Remain Standing for the invocation

INVOCATION – Chaplain Rick Hughes

ANNOUNCEMENTS

- **Parks/Recreation Advisory Board, Regular Meeting:** Thursday, March 12, 2026, 6 pm, Parks/Rec Community Building Parlor Room, 107 White Road
- **Feed Stokes 5-K:** Saturday, March 14, 2026, 8 am – 10 am, King Central Park
- **Community Appearance Commission:** Thursday, March 19, 2026, 2 pm, City Hall Council Chambers, 229 S. Main Street
- **King Planning Board, Regular Meeting:** Monday, March 23, 2026, 6 pm, at City Hall Council Chambers, 229 S. Main Street
- **Easter Eggstravaganza!:** Saturday, March 28, 2026, 11 am - 1 pm, King Central Park; 302 Kirby Rd. King, Food, Games, Bounce Houses, Easter Bunny, Egg Hunt, Special beeping egg hunt for children with visual impairments.
- **City Hall Closed:** Friday, April 3, 2026, in observance of the Easter Holiday
- **King City Council, Regular Meeting:** Monday, April 6, 2026, 6 p.m., City Hall Council Chambers, 229 S. Main Street
- **White Goods Pick-Up:** April 6-10, 2026. Please place items to be collected at the curb without blocking driveways.
- **Senior Services Board, Regular Meeting:** Tuesday, April 7, 2026, 3:00 pm, King Senior Center, 107 White Road, Lower Parking Lot
- **Meet Me on Main & 5k/Fun Run:** Saturday, April 25, 2026, 4:00 p.m. – 8:00 p.m. (Rain date Saturday, May 2, 2026, 4:00 p.m. – 8:00 p.m.) Downtown King.
- **King Planning Board, Regular Meeting:** Monday, April 27, 2026, 6 p.m. at City Hall Council Chambers, 229 S. Main Street
- **The Moving Wall:** April 30th - May 4th, 2026, American Legion Auxiliary, Unit 290, 436 S. Main St., King. The Vietnam War Memorial. www.thewalkingnc.com
- **Dinner On Dalton:** Saturday, May 16, 2026, 5 pm - 9 pm, Downtown King

PUBLIC COMMENT

Notes on Public Comment: This agenda item is included to allow input to the City Council from any citizen who wishes to address the Council without requesting to be on the agenda. Those who wish to address City Council are required to provide their name, address, including city/county of residence and topic. Speakers shall be courteous in their language and presentation. Any disruption of the meeting, insults, personal attacks, accusations, profanity, vulgar language, inappropriate gestures, or other inappropriate behavior will not be tolerated. If this occurs, the person will be identified and asked to stop or leave. If the behavior continues and they refuse to leave, they will be removed from the Council meeting. A speaker will be allowed 3 minutes to speak. The number of speakers on a topic relating to future advertised public hearing matters may be limited at the Council's discretion. The Council reserves the right to request a designated spokesperson for a large group; the spokesperson will be allotted 6 minutes. The public session will be limited to 30 minutes. The Council will only listen and not respond but may decide to place a topic on a future agenda.

1. ADJUSTMENTS TO AGENDA

2. CONSENT AGENDA

Notes on Consent Agenda: The Consent Agenda is the first order of business. The items listed are believed to be non-controversial and are administrative in nature. There will be no separate discussion of the items unless a Councilman request or a citizen request and is granted permission to speak. The item(s) will then be removed from the Consent Agenda and considered individually. Otherwise, all items will be enacted by one motion.

A. Approval of Minutes

a. February 2, 2026

B. Consideration of Closure of Portions of Rupert Hall and Slate Alley

C. Set A Public Hearing Date for A Voluntary Annexation Request by Sam Hooker for King’s Crossing Phase 2.

3. NEW EMPLOYEES

A. Introduction to the new employee:

- a. Bailee Barker – Collections Clerk
- b. Riley Holt – Public Utilities Meter Reader

4. EMPLOYEE OF THE QUARTER

A. Employee Of the Quarter Presentation – Tiffany George, Community Relations Coordinator

5. PUBLIC HEARING

A. Public Hearing - Conditional Rezoning Request by Gary Bowman – CZ-R-MF-A-049

6. ACTION ITEMS

A. Consideration of Budget Amendment 2025-06.05

B. Consideration of Resolution No. 2026-06 Approving Financing Terms for Two Police Vehicles

7. DEPARTMENTAL REPORTS

A. Departmental Reports

B. Budget vs Actual Report

C. Debt Set-Off Report

D. Fire Department Report

E. Planning and Inspections Departmental Report

F. Police Department Report

G. Senior Center Report

H. Tap Fee Report

I. Stokes County Tax Report

J. Forsyth County Tax Report

K. Water Utility Billing Report

ITEMS OF GENERAL CONCERN

ADJOURNMENT



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

March 2, 2026

PART A

Subject:	Approval of Minutes
Action Requested:	Unless there are any corrections to be made, I recommend adopting the attached minutes as presented.
Attachments:	A draft copy of the minutes from the a. February 2, 2026, Regular Meeting

<i>Nicole Branshaw</i> <hr/> Nicole Branshaw, City Clerk	This abstract requires review by:	
	City Manager	City Attorney

PART B

Introduction and Background:
Discussion and Analysis:
Budgetary Impact:
Recommendation:
Adoption of February 2, 2026, minutes as presented.



City of King City Council Organizational Meeting

6:00 PM Monday, February 2, 2026

City of King City Hall Council Chambers
229 S. Main St., King, NC 27021

MINUTES

The King City Council convened for its regular meeting at King City Hall, Council Chambers, 229 S. Main St, King, on Monday, February 2, 2026, at 6:00 pm. The purpose of the meeting was to discuss and make decisions on various city matters. Present at the meeting were Councilman Tyler Bowles, Mayor Rick McCraw, Councilwoman Terri Fowler, Councilman Michael Lane, City Engineer Ben Marion, City Attorney Brad Friesen, City Manager Scott Barrow, City Clerk Nicole Branshaw, Fire Chief Steven Roberson, Police Chief Jordan Boyette, Intern City Planner Emerson Wright, Police Lt. M. Perdue, Collections Clerk Tiffany GGeorge, and Chaplain Rick Hughes. Mayor Pro Tem Jane Cole, Director of Finance and Personnel Susan O'Brien, and Planning/Zoning Official Todd Cox were present via phone. ***Mayor Pro Tem Jane Cole will not count toward the quorum and will not vote on any agenda item during the meeting. ***

MEETING CALLED TO ORDER

The meeting was called to order at 6:00 PM on Monday, February 2, 2026. The Pledge of Allegiance was recited with all remaining standing for the invocation given by Chaplain Rick Hughes.

Mayor McCraw requested a motion to excuse Mayor Pro Tem Cole due to a medical procedure she had that day.

Motion: Councilman Bowles moved to excuse Mayor Pro Tem Cole. Councilman Lane seconded. Motion carried unanimously.

ANNOUNCEMENTS

The mayor asked the council and staff if there were any additions or subtractions to make from the announcements. There were none. The mayor thanked everyone for attending despite the weather, noting appreciation for both those in chambers and those watching online.

PUBLIC COMMENT

Mayor McCraw opened the public comment period at 6:03 PM, reading the guidelines for public participation, including the 3-minute time limit for individual speakers and rules for courteous behavior.

There being no one to give written or verbal requests, wishing to speak. Mayor McCraw closed the public comment portion of the meeting at 6:02 pm. ****SEE DOCUMENT 1****

1. ADJUSTMENTS TO AGENDA

Mayor McCraw announced adjustments to the agenda:

- Adding item 2B to the consent agenda regarding Setting a Public Hearing Date for March 2, 2026, for the closure consideration of a portion of Rupert Hall and Slate Alley.
- Adding item 2C to set a Public Hearing Date for March 2, 2026, for a conditional rezoning request by Gary Bowman of Tobacconville, NC.
- Removing item 3A (Introduction of new employee)

- Removing item 4B (The Quasi-Judicial Public Hearing - Public Hearing for Special Use Permit Request by Gary Bowman – SU-011)

2. CONSENT AGENDA

Mayor McCraw explained that the consent agenda items were considered noncontroversial and administrative in nature. The following consent items were approved:

A. Approval of Minutes

- a. January 5, 2025, Regular City Council Meeting

B. Set A Public Hearing Date for March 2, 2026, for the Consideration of Closing a Portion of Rupert Hall and Slate Alley.

C. Set A Public Hearing Date for March 2, 2026, for Gary Bowman's Request for a conditional rezoning request by Gary Bowman of Tobaccoville, NC.

Motion:** Councilwoman Fowler moved to approve the consent agenda as amended. Councilman Lane seconded. Motion carried 3-0. *SEE DOCUMENT 2*****

3. NEW EMPLOYEE

A. Introduction to New Employee:

- *REMOVED FROM AGENDA*

4. PUBLIC HEARING

A. PUBLIC HEARING: Voluntary Annexation Request by Alice R. & Garry L. Merritt (7'G's, LLC).

Mayor McCraw opened the public hearing on the voluntary annexation request at 6:05 PM.

Public Comments:

Terry Frye, property owner at 126 Fosstorall Road, spoke first: "Good evening. My name is Terry Frye. I'm a property owner, 126 Fosstorall Road. I do not consent to the annexation of Fosstorall Road, and I do not consent to any changes, upgrades, or increased use of the roadway. I respectfully ask the council to consider the objections of the residents who are directly affected." He explained that the deed creating the road includes a 60-foot roadway easement for ingress and egress benefiting adjoining property owners and the public. He emphasized that "those easement rights exist regardless of annexation, and annexation does not expand or alter them because those rights are unresolved with respect to subdivision level traffic. Annexation does not resolve the access issue being used to justify this request."

James Twedt, property owner at 125 Fosstorall Road, spoke next: "Good evening. My name is James Twedt. I'm a property owner on Fosstorall Road. I do not consent to annexation of Fosstorall Road." He pointed out that the annexation petition relies on layered deed references, including a later deed referring back to a 1977 deed for the roadway description. He warned that "annexation does not cure ambiguity in underlying deed language or resolve private easement rights. Proceeding under those circumstances places the city at unnecessary legal and financial risk."

Matilda McGee, property owner at 135 Fosstorall Road, then addressed the council: "Good evening. My name is Matilda McGee, and I'm a property owner on Fosstorall Road. And I also do not consent to the annexation of Fosstorall Road." She explained that the Fosstorall Road property owners had delivered a letter to city hall, hoping to provide hard copies of their concerns, and requested that all delivered information be entered into the record. She then read the letter in its entirety: "Regarding Fosstorall Road objection to annexation and protection of private road and easement rights to the honorable mayor and members of the King City Council,

King, North Carolina. The purpose of this letter is to formally provide information and address serious concerns regarding the legal rights of the property owners along Fosstorall Road, a private road, and to express unanimous opposition to the proposed annexation of Fosstorall Road for the purpose of facilitating a private land sale and subdivision development."

McGee continued reading: "With a unanimous vote, the property owners along Fosstorall Road strongly opposed annexation of this private road. The proposed annexation appears to be undertaken solely to advance a private transaction between a landowner and a development company contingent upon municipal approval. A subdivision proposal has reportedly been accepted or tentatively accepted by the city despite unresolved questions regarding lawful access."

She emphasized the central concern: "A central concern is the city's apparent commitment to this development without verified dedicated public access. During the planning stages, concessions were reportedly granted, allowing increased housing density. As part of those negotiations, the developer represented that Fosstorall Road would be upgraded to North Carolina Department of Transportation standards and assumed by the NCDOT for maintenance. North Carolina DOT has now apparently declined that acceptance. In response, the landowner is petitioning the city to annex the road to preserve a private sale agreement. This places the city in the position of remedying a private construction failure."

McGee detailed the deed issues: "The landowner asserts ownership based on the 1977 deed. That deed references Fosstorall Road as beginning at State Road 1236 Old Highway 52, which it clearly does not. We respectfully request that the 1977 deed description corresponds to the present roadway and that no newly created survey be substituted for the recorded deed description." She explained that the 1977 deed contains an express easement clause granting property owners a 60-foot right-of-way, replicated in each property deed, and authorizes the owners to maintain it. "These easement and maintenance rights are recorded and binding."

She concluded: "Fosstorall Road serves 10 homes and was never intended to support municipal traffic or access for 189 home subdivision. Such use would materially overburden the easement and defeat its original intent. We respectfully request that the city cease further action related to the annexation of Fosstorall Road, formally acknowledge the recorded easements and maintenance agreements, and refrain from using annexation authority to facilitate the private land transaction. Respectfully submitted on behalf of the Fosstorall Road property owners."

Mayor McCraw asked if anyone else wished to speak on the matter, then turned to the council for questions to staff.

Councilman Bowles began the questioning: "Staff looked at the deed that is noted here, the 1977 deed, and what information has been pulled from that deed in support of or not in support of the annexation on Fosstorall?"

Planning Intern Emerson Wright deferred to Todd Cox, Planning & Zoning Interim Administrator, who responded via phone: "I think our attorney reviewed that and had no issues with that being property that Mr. Merritt owns and that can be annexed or voluntarily annexed in at his request, which he's doing."

Councilman Bowles followed up: "From everything that is here, everything that we understand, Merritt owns the right of way?"

Cox confirmed: "Correct? Yes."

City Attorney Brad Friesen clarified: "That is subject to the easement rights, but annexing it into the city doesn't change those. The ownership of the property remains the same whether it's within the city limits or not."

Councilman Bowles continued his line of questioning: "From what I'm hearing, it sounds like the main concern is not so much well, maybe it is paving the road, but the main concern is the access to the adjoining potential neighborhood. So, with that being said, what has that development already been approved?"

Cox confirmed: "Yes."

"Do we know when that development was approved?" Bowles asked.

"I think we approved that back in June," Cox replied, then clarified it was the Planning Board that approved it, not the City Council.

Cox addressed a misconception: "There was some mention, one of the people there at the public hearing, about it being approved with additional lots if they could get Fosstorall, which is not correct. It was developed under the clustering section because it's in the watershed. And by doing so, they were able to pick up additional lots that had nothing to do with the fact that they accessed Fosstorall."

He explained the subdivision regulations: "In our subdivision regs, if you develop more than 99 lots, you have to provide a second means of egress, and that's where Fosstorall comes in. This project, which is now called Country Heights, has 183 lots, if I'm not mistaken. So, it would require the 2 means of egress. And one of the conditions, I believe, of the sale was that Fosstorall be part of that second means of egress. So the developer could use that as part of his planned exits for the subdivision."

Councilman Bowles asked about the zoning: "And when was the zoning approved on this neighborhood?"

Cox explained: "The zoning was correct to start with... as we adopted zoning in 85, so it was zoned that back in 85."

Bowles then asked: "So if we don't approve this, don't know who this question would be for, if we don't approve this, what are Mr. Merritt's intentions, or do we know?"

Gary Merritt came forward to address the council: "My name is Gary Merritt, 229 Whispering Creek Road, King. Give me about 3 minutes, and then I'll answer you."

Merritt provided extensive background: "Mr. Roberson owned land that is now from 52 back to this property that I own. In 1973, 3 gentlemen, Tom O'Neil, Mr. Smith, and Mr. Tash from Winston, created a Fosstorall Company and developed the 50 acres that we're talking about. It consisted of 2 streets, Scenic Ridge, which is a street up top, and Fosstorall, which is a street down here."

He continued with the property history: "In 1977, which is a deed that you referred to, Fosstorall sold to HPS Developers Inc by General Warranty Deed, both right of ways. 60-foot right of way being Fosstorall and Scenic Ridge."

Merritt explained how Scenic Ridge got paved: "Scenic Ridge got paved under the old DOT standard that if you had a gravel road and it was in close to a city and if you had more than 4 houses on it, it could get a tar and gravel road. So, they picked up behind JR Jones Medical because it was built in, and that's where DOT paved that road down to the property."

He described his purchase: "I bought on April 8, 1998, from HPS Fosstorall and Scenic Ridge in addition to 118 acres." He then read from the legal description: "In addition to the 2 linked metes and bounds descriptions of these 2 tracks that describe the right of way. It says at the bottom of that said conveyance will be free and clear of all encumbrances but will be subject to a 60-foot road easement for purposes of ingress and egress to purchasers of property adjoining said 60-foot easement and to the general public. Said purchasers of lots will have the right individually or collectively to improve all or any part of said 60-foot road easement."

Merritt emphasized: "Now that's the rights that the adjoining property owners have. Counselor, I have a general warranty deed, which means I own it. Is that correct?"

When it was confirmed that he owns it subject to the easement rights, stated City Attorney B. Friesen.

Merritt continued: "So, the owners of that easement, as long as they own it, fee simple, and there are no encumbrances. It's theirs. To do what they want to do with it just as long as they don't [affect] egress and ingress."

He stated his intentions clearly: "Now, all I'm trying to do is build a road in so we can build a subdivision because that's where I'm making a living and have for a long time. The final section of something that was started in the early seventies."

Merritt explained the benefits of annexation: "Now, if the city annexes it, then that road will be built to city standards, and it will be maintained long after I'm gone to set its standards. Right now, what you've got is a road that's got a little bit of gravel on it, and that's about it."

He addressed the timeline: "We're building a subdivision. It's going to take a long time. It ain't gonna happen in 3 or 4 years. It's a pretty big undertaking, but we're going to put that road in."

Merritt argued: "Now, the right thing to do is for the city to own it. Then there's no more discussion." He mentioned having a new recorded plat that shows the exact metes and bounds of the right-of-way to clear up any ambiguities.

Regarding road maintenance agreements, when Councilwoman Fowler mentioned that Wayne Hill, Kaiser, and William Ford signed one in 1994, Merritt responded: "But they didn't own the roadway... Well, that's the first I've heard of, and I've owned the property since 1998."

He concluded: "Anyway, so all I'm asking is for you to annex it so you're on the road when we get finished."

Councilman Lane asked: "So if we were to choose not to annex it, would you still build a road on your property through May?"

Merritt confirmed: "Yes, Sir. Okay. Now the question is, when I'm gone, who's going to maintain it? And will it be an NCDOT road like the other portion of that, or whatever? But I'm gonna build it. That's why I bought the property. And I wouldn't have bought the property if I didn't have the right to build that road."

Lane clarified: "So just to be clear, this is a request for annexation, not a request for permission to build a neighborhood. Right? Am I understanding this correctly? The neighborhood's approved. Right."

City Attorney Friesen further clarified: "And to be clear, the request for annexation did not include dedication and request for acceptance of your road."

Merritt acknowledged: "I can't, you can't accept it till I build it to your standard. Right."

Councilwoman Fowler asked about the June approval mentioned earlier, which Cox clarified was the Planning Board's approval of the subdivision, not the City Council's.

Councilman Bowles asked about the road maintenance agreement: "The only other question I have is the road maintenance agreement that was referenced just a few minutes ago. How does that affect decision-making here? Say if Mr. Merritt were to pave the road, would that just mean that what is a road maintenance agreement? Probably is the better question."

Friesen explained: "I haven't seen that one, but generally, there are contracts from the different owners who have rights over the road, dividing up whose responsibility it is to maintain the space of the maintenance of it."

Mayor McCraw observed, "So I know from me looking at all of this, Mr. Merritt actually paid money for that right of way. Correct? He paid money for that right-of-way there. So, the right-of-way basically belongs to him."

When Councilwoman Fowler asked why it was never shown on GIS that he owned it, the discussion turned to the distinction between easement rights and ownership.

Councilman Lane made an important observation: "I respect people's rights to come here. I think y'all are doing this the right way by coming here, doing these things. And, you know, you can go to Facebook and cause issues, all sorts of things. Coming here and doing this is the right thing to do. But I ultimately think that what is being asked for in the council chambers and what's being protested against are not the same thing. If you know, we're not giving Mr. Merritt permission to build a road or do it. He already has those rights. All we're doing is saying this is in the city or this is not in the city, which doesn't affect y'all either way, except that it may affect taxes and everything. Well, no. This doesn't annex you. We're not taxing your property. We're not touching your property. No. He's just asking for his own property to be put in there. This doesn't change your taxes at all."

A resident asked: "But why doesn't it show on GIS that he owns that road?"

Lane responded: "I don't know, I mean, if he's going to build it either way, and ultimately give the opportunity to put it up to city standards. Ultimately, this looks to me like it would give you a better road in the long term if the road is gonna go through either way."

Another resident raised concerns about deed contradictions and whether proper research had been done comparing Merritt's deed to the homeowners' deeds.

Mayor McCraw attempted to clarify the situation: "Let me try to maybe explain it a little bit. I think some of us may be asking to be volunteers annexed to that road. We cannot force annex anybody. If we approve his road to go down through there, and it's a city road, we're still not annexing you into the city. You would have to come before us and say, "I'm Mr. Terry Frye, and I would request that my property be annexed into the city."

He explained the implications: "Right now, you don't pay any city tax, do you? Are you on city water or sewer? City water. City water. Okay. So, you're paying out-of-city water rates because you're out of the city. When he would, he's just asking for his road to be annexed, not your property. Not your lot. Your house is not annexed unless you come to us and say, I'm at such and such Fosstorall Road, and I would like to be annexed into the city."

A resident who identified himself as Steve Whitt, 106 Fosstorall Road, a homeowner and educator of 27 years in Stokes County, spoke about traffic concerns: "I live in the first house over the gravel road... I can tell you this. We're talking about we're right there at the end of the road. And as a public educator, as a schoolteacher, right there at that curve, if none of you've ever been down through there, that curve in the morning is extremely dangerous because the people off of Scenic come through there, and then you've got the people in our neighborhood trying to get out. You add 183 cars to that. That's going to make that intersection right there. Our local fire and local police are going to end up being out there a lot."

He continued: "I can tell you also, from an education standpoint, that in all due respect, I know the other egress is in for your development. But if folks who live in that development are taking their kids to school, and they're going to West Stokes, Chestnut Grove, or King Elementary, 99 percent of them are just like all of us: they're going to take the shortest distance between 2 points. Traffic in the morning on 52 is crazy. Turning out there. Turning left is dangerous."

He asked: "My question is, was there ever a study done to see how it would affect that area as far as traffic in the morning and things of that nature with a housing development of this size going in there and that being an egress."

Todd Cox responded: "Mayor, if I could, Ben and I have already addressed this with NCDOT, and there will be some changes made to Fosstorall and Scenic Intersection, as well as NCDOT making some changes there at Scenic and West King Street. So, yes, those concerns are gonna be addressed."

City Attorney Friesen and City Engineer Ben Marion provided more details on the traffic improvements required, including turn lanes and stop signs at various intersections.

Discussion continued about water runoff concerns, with Ben Marion confirming that the developer would have to meet City standards as well as NCDEQ soil and erosion requirements.

Councilman Bowles summarized his position: "I want to make the best decision for all of you. I want to make the best decision. I don't see that not annexing this is the best decision for y'all if it's going to be paid either way. If it's going to be used as an entrance and an exit to a neighborhood, I don't think that not annexing is going to be the best decision for y'all long term. That's where I'm at."

Mayor McCraw added: "All right. I really appreciate all of you coming here to speak about it. And also Mr. Merritt. I can see both sides."

Motion: Councilman Lane moved to approve the voluntary annexation request by Alice R. and Gary L. Merritt, 7 G's LLC. Councilman Bowles seconded. Motion carried unanimously 3-0. (Lane-Y, Bowles-Y, Fowler-no vote) ****SEE DOCUMENT 3****

Mayor McCraw then formally closed the public comment period on the Merritt land annexation, which he had failed to do earlier.

B. PUBLIC HEARING – Quasi-Judicial: Public Hearing for Special Use Permit Request by Gary Bowman – SU-011

- REMOVED FROM AGENDA

4. ACTION ITEMS

A. Permit & Inspections Office Renovation

Ben Marion presented the proposal. Staff recommends renovating the basement of the old PD building to house the city's Building Inspection Department. This has come to light as the building inspections department has grown, and City Hall has run out of space. Staff feel this will be a good use of an existing building that is currently not being used. Staff received 3 bids from three contractors given the same scope of work.

Provided to the council is a layout of the new building design as well as the estimate for the scope of work from the lowest contractor. Highlights of this upfit are:

- Repair and paint all interior walls
- Convert the old fingerprint room into the inspections reception office to be open to the public
- Repair the break room and conference room
- Have a map and plans room to house old and current building plans, and an area for staff to review plans (built-in mapping cabinet)
- New flooring throughout the building (except tile bathrooms)
- TV, TV mount, refrigerator
- Signage for building and door (hours of operation, etc.)

Finney Construction has given staff a 4–6-week timeline from start to completion. We could conservatively have building inspection staff in their new building by the end of April at the latest. This would allow the new Community Relations Coordinator to be placed at City Hall in the planning department's current reception area. This allows citizens to sign up and pay for water, sewer, park rentals, solid waste services, and other city services all in one place. The current building inspection office will be dedicated as a conference room at City Hall, to be used by staff and council outside the council chambers.

The cost for this project would be \$35,000 for the remodel and \$3,500 for signage, a TV, and a refrigerator.

Staff would recommend paying for this by using the following funds:

- Revenues from rental of the upstairs of the building from the chamber of commerce= \$15,000
- 2nd Quarter ABC distributions = \$20,000
- Planning vehicle maintenance & supplies and materials = \$3,500

Councilwoman Fowler expressed strong support: "I don't have any questions. I just think this is a great idea. I think it'll be great for them to have their own place and spread out. I like that conference room where they can meet with folks, and I like it a lot. And I think it's wonderful that he can do it in 4 to 6 weeks. Yeah. Really awesome."

Councilman Lane agreed: "I just think it's a great use of the space, and I know that this, as you said, is one of the growing departments. It's one of the areas of concern that our citizens and people around us have, to make sure our planning can do what they do, and right now, if you ever walk through their area over there, it's tight. Yes. I mean, people sharing desks and all sorts of things. So, to be able to give them an entire floor of the building would be great. I think this is great. I'm excited about this process."

Motion: Councilwoman Fowler moved to approve moving forward with the \$35,000 cost estimate from Phoenix Construction for the remodel of the old police department basement, as proposed in the budget amendment at our meeting tonight. Councilman Lane seconded. Motion carried unanimously 3-0.

B. Consideration of Budget Amendment 2025-06.03

The budget amendment adds \$38,500 to Public Buildings, \$137,596 to Police Department, \$31,470 to Fire Department, \$4,900 to Public Works, \$84,160 to Special Appropriations, and deducts \$3,500 from Planning/Inspections. All of these are offset by revenues; therefore, no contingency or fund balance is used in this amendment.

Motion: Councilwoman Fowler moved to approve budget amendment 2025-06.03. Councilman Lane seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 4****

C. Comprehensive Plan Contract Review and Awarding

Emerson Wright presented: "Thank you, mayor council. As you may recall, you directed staff to move forward with obtaining bids to update our current comprehensive plan, the Stokes County 2035 plan, and to create a new freestanding plan for King. We put together a request for proposals and sent it out to various firms as well as advertised on several listservs."

He explained the selection process: "We formed a staff committee to review the 5 bids we had received. After the committee finished their review and called the bidding firm's references, we selected Kimley Horn to recommend to the council."

Wright outlined the recommendation: "Staff recommends awarding the King comprehensive plan updates to Kimley Horn and Associates Inc for the amount as stated in the contract, and give the city manager permission to execute the contract. If approved, our contact and lead planner from Kimley Horn will be Jonathan Whitehurst."

He described the process: "We plan on starting out our process by interviewing the city council and then our support boards and commissions, and getting their input. These topics will then be developed into chapters in

our comprehensive plan. Then once we get a draft plan in place, we will open it up to public comment and review through a series of chartrtes."

Wright listed the topics to be covered: demographics and history, citizens' involvement, economic development, land use, growth management, recreation and quality of life, transportation, infrastructure, natural resources and environment, historic preservation, community services and capital improvements, programs and financing resources and strategies, and marketing and branding.

Councilman Bowles asked: "Other than what I assume the cost and the fact that they don't have a civil engineer, was that our only reasoning for not going with the previous plan maker?"

Wright explained that the review team felt Kimley Horn was the stronger choice, with plenty of engineers available for consultation.

Councilman Lane expressed enthusiasm: "Is there a standard in planning of comp plans, how far down the road you're looking?" Wright suggested typically about 15 years, with Todd Cox later confirming they were looking at a 15-year plan with updates starting around year 10.

Lane continued: "The thing I would say that I've seen, don't want to speak for everybody up here, but I think we would probably all agree this is one of the biggest needs, and one of the greatest complaints we get is a lack of planning from the past. And to go from just a county plan that was done by everybody to a scope that is put in place by our staff and by our council and by our citizens is a huge need."

He emphasized the importance: "This is something that we've all been wanting to see. But truthfully, we thought we were getting a couple of years ago, and the ball has dropped on. And I'm thankful now that that ball has been picked up, that we are hopefully running for the end zone with this one. It looks good."

Lane noted the dramatic changes in King: "You look at where King is now versus where we were 16 years ago. Everybody in the room knows it's not the same place. Everything has changed. So, to now understand where we are now and to be able to look and project out into the future is a really big deal and something that I'm excited to be a part of."

He also mentioned additional services not included in the base contract that could be addressed later: water and sewer analysis, land use planning, and updates to development regulations.

Mayor McCraw highlighted his enthusiasm about Kimley Horn having their own civil engineers on staff.

Motion: Councilwoman Fowler moved to approve the contract to update the city's comprehensive plan. Councilman Bowles seconded. Motion carried unanimously

D. Recommendation to Award Crooked Run Creek/ Farm Pump Station and Force Main Replacement Project

Ben Marion presented the major infrastructure project: "Mayor and Council, staff along with KCI Technologies, have been working on the design to upgrade the city's existing Crooked Run Creek Pump Station, or better known as the Farm Pump Station, and the force main line that runs to that station. The farm pump station is the city's main pump station that carries sanitary sewer from King to the City of Winston Salem's Outfall and eventually to the City of Winston Salem's lower Muddy Creek Wastewater Treatment Facility, to be treated and disposed of."

He provided background: "This pump station was last upgraded in 2000, but the 4.7 miles of force main, the original force main, installed in 1983. So, it's 45 years old."

Marion detailed the bid results: "The city received 3 bids for the project. Garney Companies Inc, from Apex, NC, was the lowest responsive, responsible bidder based upon the modified scope of work outlined in the Request for Proposals."

He outlined the scope of work:

- Replace and upgrade 4.2 miles of existing 14" Ductile Iron force main piping (DIP) to 18" and 20" PVC and DIP piping

- Replace and upgrade 120 LF of 24" of existing DIP gravity sewer piping to 24" PVC
- Automatic Bar Screen Rake
- Upgrade to the Crooked Run Creek/ Farm Pump Station

Marion broke down the costs: "The project was funded through the American Rescue Plan Act (ARPA). The breakdown of this cost project is as follows. The contractor was \$8,894,463. The contingency is \$444,723. Engineering is \$429,150, and the Farm Pump Station upgrades are \$2,281,171 for a total of \$12,049,507. This project will exhaust all of the \$22,000,000 ARPA funding."

Councilman Lane asked about capacity improvements: "The upgrade from a 14-inch iron Duct wiring to 18 and 20, what does that look like? And I guess really the pump station as a whole, what does that look like from a volume standpoint?"

Marion explained the oddity of the 14-inch pipe and noted, "We have a capacity to send 3,000,000 gallons a day. Upgrading this force main and pump station will allow us to actually send 3,000,000 gallons a day. Now, we don't currently send 3,000,000 gallons a day, about 1,000,000 gallons a day, but it gives us that opportunity to have growth."

Lane calculated: "So right now, we're only using about 1 sixth of what we're permitted to do per day."

Lane highlighted a significant improvement: "This is just a small part of this, but something that excites me about this, if you've been to the farm pump station... Our employees have to go out there every day, just in case you don't know. They actually have to manually rake off that screen. Yep. The sewer screen." He emphasized how the automatic bar screen would eliminate this unpleasant manual task.

Councilwoman Fowler asked, "How long will this take?"

Marion responded: "About 20 months... 20 to 24 months. I think that's the timeline for this." He noted it would depend on the weather and other factors.

Councilman Bowles asked about the remaining ARPA funding, and Marion briefly outlined that it had been used for Muddy Creek pump stations and increased-capacity purchases.

When asked about problems with the 14-inch pipe, Marion explained: "It's hard to get repair lines, and that's our biggest issue right now, that line. I'm afraid that when they start digging it, if you look at it the wrong way, it's probably going to break."

Councilwoman Fowler expressed relief: "Well, I'm thankful we have this money that we're able to do that because, I mean, otherwise, I don't know what we would do. Will this get rid of all the 14-inch pipe in our system?"

Marion confirmed it would eliminate all 14-inch force mains.

Mayor McCraw commended staff and council: "I gotta commend staff and council on how we have rightfully used our ARP money. Some municipalities didn't use it very well, and they are now experiencing the consequences of that. And I think this is our best-case scenario, other than having our own sewage station, which is not possible. So, an upgrade and all of this is going to take us far into the future, I think."

Motion: Councilman Bowles moved to approve awarding the project contract to Garney Companies Incorporated. Councilwoman Fowler seconded. Motion carried unanimously.

E. Special Event Street Closures - Ordinance 2026-01

City Clerk Nicole Branshaw presented the annual street closure ordinance for special events throughout the year.

Councilman Bowles asked about the Oktoberfest cancellation, and Branshaw confirmed the event was being canceled altogether because organizers were informed it was not as beneficial to the local downtown businesses as initially hoped, so the organization plans to put their efforts into a new event later down the road.

Mayor McCraw brought up his vision for a 4th of July celebration: "This Ordinance is something that if an event comes up a little later, can we amend this? My main reason for bringing that up is because I wanted us to do something for the 4th of July, being 250 years of our country, 25 years for our park."

He outlined his ideas: "I have contacted the Masonic Lodge because they do our Christmas parade. My vision would be to have a 4th of July parade and a Christmas parade. I'd love to see us host an event in our park that day. And then, of course, that night will be our 4th of July fireworks."

Council discussed the Christmas parade timing, with Councilman Lane noting, "On the Christmas parade, I know it went a long time this year. Was it done by 3?" They discussed extending the street closure time to ensure adequate coverage.

After discussion, the consensus was to adjust the hours for the Christmas parade from 12:30 to 4:00 PM to ensure there was adequate time to finish the event.

Motion: Councilwoman Fowler moved to approve ordinance number 2026-01 to adopt the city ordinance for Special Event Street Closures for 2026 as presented, with the exception of amending number 7 to change the street closure from 12:30 to 4 PM. Councilman Bowles seconded. Motion carried unanimously 3-0.

****SEE DOCUMENT 5****

6. DEPARTMENTAL REPORTS

Mayor McCraw asked if the council had any questions about the departmental reports. Hearing none, he thanked all departments for their reports, specifically mentioning the fire department, police department, and senior center: "Y'all do a great job. So, I really do appreciate that."

The Council acknowledged receipt of all departmental reports.

Motion: Councilwoman Fowler moved to accept the departmental reports. Councilman Lane seconded. Motion carried unanimously 3-0.

ITEMS OF GENERAL CONCERN

Councilman Lane began by praising city staff for their response to the ice and snowstorms: "First off, through the ice storm and then the snowstorm, I know that our city staff here got way too many calls, and I just want to say that's an understatement by the way. I just want to say how much I appreciate Ricky and his crew and everybody who got involved."

He emphasized the exceptional nature of the ice storm: "You know, the ice was kind of a once in couple decade storm. It's just, or maybe longer. This is just something that is not something we typically expect or prepare for, or could have the ability to prepare for."

Lane highlighted innovative solutions: "They did go above and beyond in that I don't know if it was Ben's idea or whose idea it was to get a motor grader, which was, I mean, really going above and beyond to try to clear those streets out. That's gotten popular now. There's a county that has 5 today."

He praised the brine solution and quick response: "After that, you know, trying to get that storm cleared up before the next one came in, somebody had the idea and the ability to go out and get brine to brine our streets in a way that's normally not done. And then, I mean, the snow hasn't even stopped yet. And I already saw them out clearing streets, and they've cleared most streets 3 or 4 times now to make sure it was good."

Lane emphasized the collaborative effort: "And it wasn't just Ricky's guys. I mean, the utilities guys, everybody was out there. I think I heard fire and police departments out there shoveling sidewalks and doing things. So, everybody got involved in doing this work. So, Scott, thank you for your leadership. And then to each of our employees who did that, thank you very much."

Lane then turned to police vehicle shortages: "Next thing is that I know that our officers, as a result of just doing their jobs, our police departments are down a bunch of vehicles right now. How many are we down right now, chief?"

Chief Boyette responded: "7."

Lane asked: "So, do we have 7 cars to spare?"

Boyette explained: "We have no spares. We have none. We have doubled up. We had to go pick an officer up and double him up. We have 5 in the maintenance shop now, in the process of being repaired. Maybe within the next 30 days. We'll get those back, and we've got 2 that total."

Lane expressed concern about efficiency: "So when you say doubled up, do you mean two officers riding in one car? Yes. This is basically a waste of city funds when two officers are in the same car because they can't respond to two separate calls. Right. It ties up what you're doing, which is reducing response time. You're tying up 2 officers that could be going to 2 different calls."

When asked about replacement vehicles, Chief Boyette explained they had 2 replacement cars on hold but were waiting for capital approval. He detailed the challenges with the order bank for police vehicles being closed and the difficulty in finding available police package vehicles.

Susan O'Brien provided insurance information: "For one of the vehicles, we will receive \$16,334. That would be for the Charger. And for the Explorer, \$26,292. So that's a total of \$42,625. And the 2 replacement vehicles without equipment and all that would total \$97,120. So, we have a difference of \$54,495."

Discussion continued about upfitting costs and funding options. O'Brien suggested using ABC revenue and surplus property sales to cover the gap, leaving approximately \$7,255 short that could be covered by future ABC revenue.

Lane asked: "So how, I mean, how soon can something be done about this, mister manager?"

The city manager suggested calling a special meeting within 48 hours.

Council agreed to meet on Friday at noon to address the police vehicle purchases.

Councilwoman Fowler echoed appreciation for city staff: "Well, Michael took all of mine... so I'll just say that I am so thankful and appreciative of our city staff. Everybody pulling together and working together and doing all of the things that they did to help us survive the ice and then the snow and all the calls and the negative that they took from people who just don't understand that, you just really can't do anything with ice."

Fowler thanked specific staff: "And, Tiffany, I'm hearing lots of good things about the things that you're doing, how you're slipping into your role. And I appreciate that and all the effort you're putting in to get up to speed on all the things."

Fowler emphasized the importance of supporting staff: "I think it's important for us to provide our employees with the things that they need, not that they want, but that they need to be able to do their job successfully."

She then raised a phone system issue: "The third thing is, I had gotten several calls today... people called me to tell me they were calling the 336-983-8265. And so that's, I guess, a number at city hall. They were getting a recording that we were closed today on that phone, due to inclement weather." She explained that another city number was answered, creating confusion.

Discussion ensued about when weather delays should be called, with Fowler advocating for earlier notification to help employees arrange childcare. The city manager explained they had never called a delay before 6 AM until this year, when they called it at 11 PM the night before.

Councilman Bowles expressed his pride in city staff: "I am so extremely proud of our city staff for handling the weather last weekend in particular. But this weekend as well. I am very proud of our city staff and how they have been taking care of our city. Then, it is so smart to make the brine machine. I mean, it was just very cool to see our city come together and make things like that happen. But just very, very proud."

Mayor Pro Tem Cole (via phone) concurred with the council's comments: "Well, I'm not going to say much tonight, but I do concur with everything that the council has said about the staff. Our roads are way better than many, many roads out there. And I want to thank them for everything they did, for working overtime, and for using some innovative ideas. I thought y'all ran a really good city council meeting."

Mayor McCraw concluded with his thanks and some follow-up: "I'd like to concur also to thank our staff. I think every one of us up here said that it's innovative to come up with a brine solution."

The Mayor thanked the crews again: "I do thank all of our crews for being innovative to come up with a brine solution, and I know I was talking to one of them today, and he said the next day they went out, and everywhere the brine hits hit the road it was melted so it did make a difference and I thank them for that."

He addressed the police car agenda issue: "I owe some of the council an apology. I didn't mean to ruffle any feathers to not have that on the agenda for the police cars, but I do think it's important for all of council to be here."

ADJOURNMENT

MOTION: Councilwoman Fowler made a motion to adjourn at 8:18 PM. Councilman Lane seconded the motion. The motion carried unanimously, 3-0.

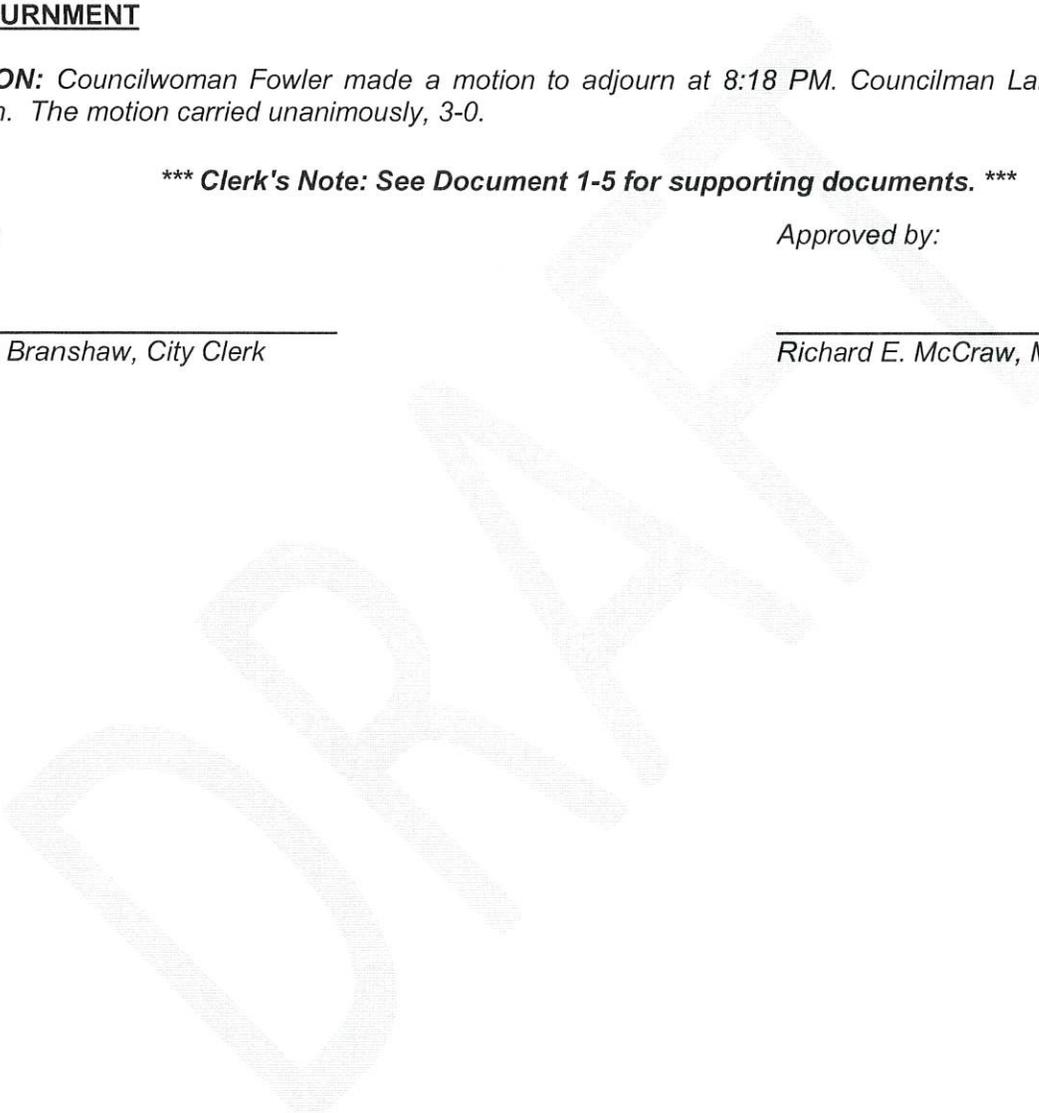
***** Clerk's Note: See Document 1-5 for supporting documents. *****

Attest:

Approved by:

Nicole Branshaw, City Clerk

Richard E. McCraw, Mayor





Date: February 2, 2026

PUBLIC COMMENT SIGN-UP SHEET

All persons who wish to speak MUST sign up for the Public Comment period unless you wish to speak during a public hearing, in which case you must sign up for the Public Hearing. ALL SPEAKERS ARE LIMITED TO 3 MINUTES.

PLEASE PRINT ALL INFORMATION

	<u>NAME</u>	<u>ORGANIZATION (If Any)</u>	<u>ADDRESS</u>	<u>PHONE</u>	<u>SUBJECT</u>	<u>City Resident?</u>
1.						<input type="checkbox"/> yes <input type="checkbox"/> no
2.						<input type="checkbox"/> yes <input type="checkbox"/> no
						<input type="checkbox"/> yes <input type="checkbox"/> no
						<input type="checkbox"/> yes <input type="checkbox"/> no
						<input type="checkbox"/> yes <input type="checkbox"/> no
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						<input type="checkbox"/> yes <input type="checkbox"/> no

Section 2, Item # A.

BOARD: City Council
DATE: February 2, 2026
DOCUMENT #: 1 PAGES: 1

In many cases, the City Council will receive your comments but take no action at the meeting.
A staff member will contact you to follow up on your concerns.

Add to Consent Agenda



CITY OF KING
CITY COUNCIL

2B

MEETING DATE:

FEB. 2, 2026

BOARD: City Council

DATE: February 2, 2026

DOCUMENT #: 2 PAGES: 3

PART A

Subject: Portion of Rupert Hall and Slate Alley Closure Consideration

Action Requested: Set Public Hearing Date for March 2, 2026

Attachments: 1) map

Submitted By:

T. Scott Barrow, PE, PLS 2-2-26
Date

City Manager Review:

T. Scott Barrow, City Manager

This abstract requires review by:

City Attorney _____
Date Reviewed

Finance Officer _____
Date Reviewed

Budget Amendment
Necessary? Yes No

Budget Officer _____
Date Reviewed

City Engineer _____
Date Reviewed

PART B

Introduction & Background:

We have a request from 2A Real Estate, LLC to close a portion of these alleys.

Discussion & Analysis:

Please see attached map with the areas for closure in green.

Budgetary Impact:

Recommendation:

Set Public Hearing March 2, 2026



EAST DALTON ROAD



2
Wye A. Pulliam
DB. 767, Pg. 1484
Parcel # 23301
Building

3
Cassidy 27021, LLC
DB. 785, Pg. 1803
Parcel # 23250

4
Gary C. Tilton
DB. 373, Pg. 2218
Parcel # 23491

Lot 1

ROBERT HALL

ALLEY

STATE ALLEY

Lot 2

TS Fur
DB. 69
PB. 15
Parcel # 3

Section 2, Item # A.

19

Add to Consent Agenda 2C

	CITY OF KING CITY COUNCIL	MEETING DATE: FEBRUARY 2, 2026		
PART A				
Subject:	REQUEST FOR A PUBLIC HEARING BY GARY BOWMAN OF TOBACCOVILLE, NC.			
Action Requested:	Set public hearing date for conditional rezoning for March 2, 2026, with the planning board reviewing the request at their February 23, 2026, regular meeting.			
Attachments:				
		This abstract requires review by:		
		<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%; text-align: center;">City Manager</td> <td style="width: 50%; text-align: center;">City Attorney</td> </tr> </table>	City Manager	City Attorney
City Manager	City Attorney			
<hr/> Todd Cox, Int. Planning & Zoning Official Emerson Wright, Planning & Zoning intern				
PART B				
Introduction and Background:				
We have a request from Gary Bowman to build a 7-unit apartment building on the corner of Spainhour Road and Pineview Drive. Mr. Bowman owns the rest of the complex on Pineview Drive and wants to use the vacant area at the beginning of Pineview Street to add to his apartment complex. The tract is currently zoned O-I (Office-Institutional) and is within the city limits.				
Discussion and Analysis:				
The applicant would be requesting a change from O-I to R-MF-A (Residential-Multi-Family-Apartments)				
Budgetary Impact:				
Additional tax base, if rezoned.				
Recommendation:				
Staff recommends setting the public hearing for – <ol style="list-style-type: none"> 1. Public hearing for conditional rezoning on March 2, 2026 with the planning board reviewing the request at their regular meeting on February 23, 2026 meeting. 				

FILED Feb 06, 2026 09:56 am
BOOK 00798
PAGE 2187 THRU 2189 STOKES COUNTY, NC
INST # 00558 BRANDON S. HOOKER
EXCISE TAX (None) REGISTER OF DEEDS

CITY OF KING
ORDINANCE NO. 2026-02
AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF THE
CITY OF KING, NORTH CAROLINA

WHEREAS, the City Council of the City of King has been petitioned under G.S. 160A-31, as amended, to annex the areas described herein: and

WHEREAS, the City Council of the City of King has, by resolution, directed the city clerk to investigate the sufficiency of said petition(s) and set the public hearing; and

WHEREAS, the city clerk has certified the sufficiency of said petition(s), and a public hearing on the question of this annexation was held at the City Hall, 229 South Main Street, King, North Carolina, at six o'clock p.m. on the 2nd day of February 2026; and

WHEREAS, the City Council of the City of King does hereby find as a fact that said petition(s) meet the requirements of G.S. 160A-31, as amended.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of King, North Carolina:

Section 1. By virtue of the authority granted by G.S. 160A-31, as amended, the following described properties are hereby annexed and made part of the City of King as of the 2nd day of February 2026.

(SEE ATTACHED BOUNDARY DESCRIPTIONS AND MAP)
(The tract being Fosstorall Road and a portion of Scenic Drive, King, NC, currently owned by T'G's, LLC)

Section 2. Upon and after the 2nd day of February 2026, the described territories and property shall be subject to all debts, laws, ordinances, and regulations in force in the City of King and shall be entitled to the same privileges and benefits as other parts of the City of King.

Section 3. The Mayor of the City of King shall cause to be recorded in the office of the Register of Deeds of Stokes County, and in the office of the Secretary of State at Raleigh, North Carolina, an accurate map of the annexed territory, described in Section 1, hereof, together with a duly certified copy of the ordinance. Such a map shall also be delivered to the County Board of Elections, as required by G.S. 160A-288.1, and various other state and local departments.

Adopted this, the 2nd day of February 2026.

{Seal}



Richard E. McCraw
Richard E. McCraw, Mayor

ATTEST:
Nicole Branshaw
Nicole Branshaw, City Clerk

BK 0798 PG 2188
Boundary description

BEING, a portion of the property of 7'G's, LLC, recorded in Stokes County Registry, recorded in deed book 607, page 725. more particularly described as follows in Exhibit A:

Tract One:

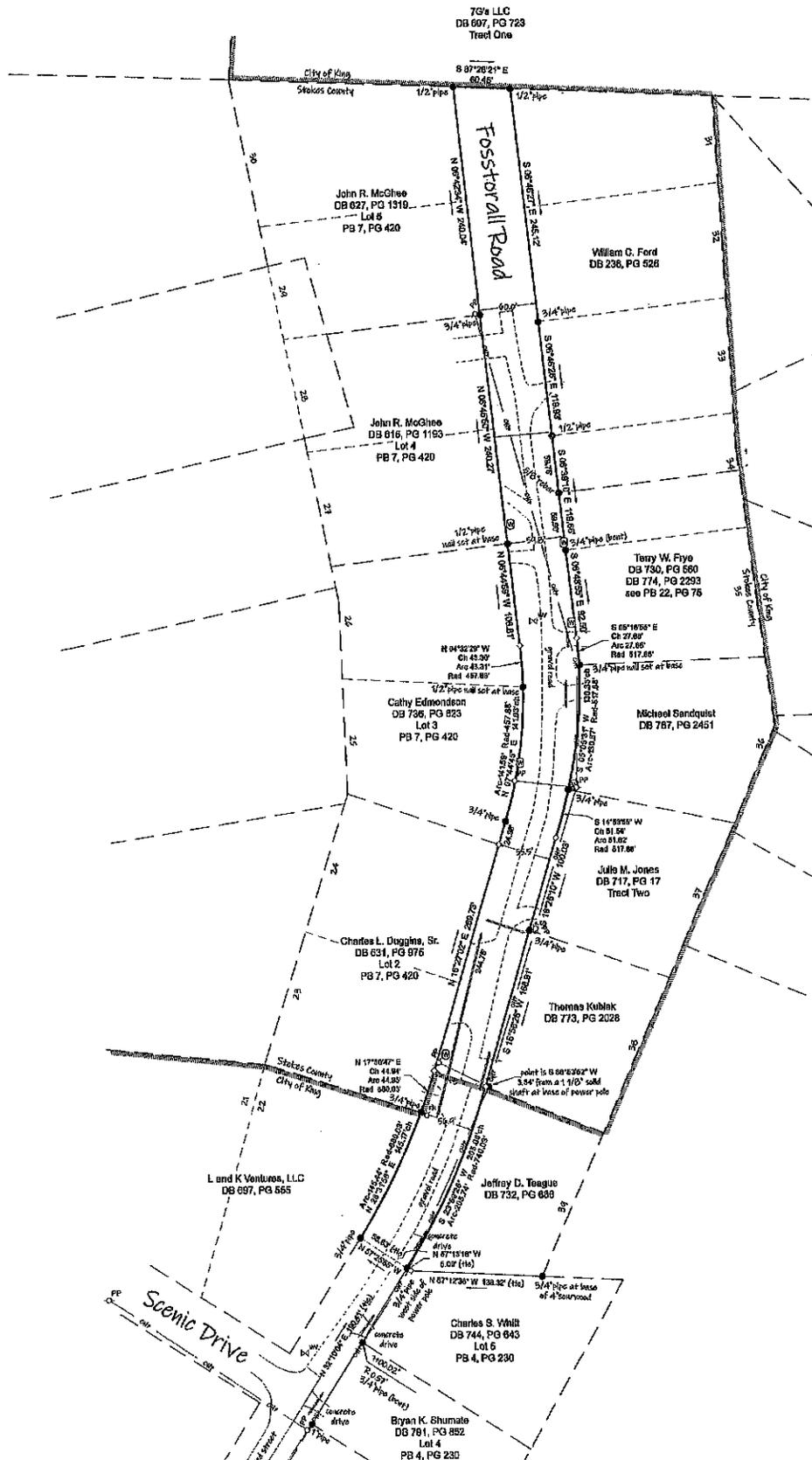
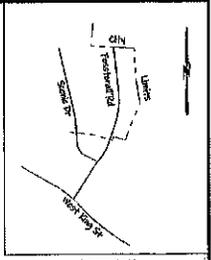
BEGINNING at an iron at the northernmost corner of Porter McGee (now or formerly, DB 197 PG 388) in the west right-of-way line of Brown Road (SR 1128); thence from said. Beginning point with the boundary of McGee S 55°30'34" W a distance of 450.74 feet to an iron; thence S 36°50'7" E a distance of 242.06 feet to an iron at the northwest corner of Harold J. Boyles (DB 300 PG 732); thence first with the boundary of Boyles and continuing with the boundary of the Holly Ridge Development (PB 4 PGS 7 and 15) S 8°1'36" W a distance of 1554.60 feet to an iron; thence continuing first with the boundary of Brentwood Section 1 (PB 4 PG 12) and then with the boundary of Fosstorall (unrecorded) N 84°9'9" W a distance of 1334.72 feet to an iron; thence continuing with the boundary of Fosstorall the following three courses: N 9°9'40" E a distance of 983.92 feet to an iron; thence N 83°13'35" W a distance of 470.37 feet to an iron in the northwestern terminus of Scenic Drive; thence N 83°30'59" W a distance of 436.34 feet to a two foot oak tree; thence with a boundary of Todd Smith Baker (92E86) N 9°25'59" E a distance of 590.51 feet to an iron; thence with the boundary of Whispering Pines (PB 6 PG 33) N 6°12'2" E a distance of 576.47 feet to an iron; thence with the boundary of Edgar O. Ernst et al (DB 230 PG 399) N 7°35'20" E a distance of 741.63 feet to an iron; thence with the boundary of Garry L. Merritt et al (DB 258 PG 422) N 7°41'47" E 515.30 feet to a point in the centerline of a creek which is the property line, and continuing a distance of 12.55 feet for a total distance of 527.85 feet to an iron marking a random location line; thence along a random location line located north of the creek, the centerline of which is the actual property line, S 30°1'40" E a distance of 441.47 feet; thence running from said creek N 50 deg. 51 min. 27 sec. E 64.97 feet to an iron; thence with the boundary of Lot 12 of Country Place Section Three (PB 4 PG 189) S 49°52'33" E a distance of 190.03 feet to an iron at the southern terminus of Horseshoe Trail; thence with the southern terminus of the right of way of Horseshoe Trail S 57°45'43" E a distance of 60.05 feet to an iron; thence with the boundary of Lot 11 of Country Place Section One (PB 4 PG 90) S 61°35'3" E a distance of 175.19 feet to an iron; thence S 18 deg. 55 min. 03 sec. W 50.87 feet to a point in the centerline of the creek, thence along a random location line located north of the creek, the centerline of which is the actual property line, the following four (4) courses: S 61°35'37" E a distance of 190.00 feet; thence N 80°57'38" E a distance of 370.48 feet; thence S 44°0'37" E a distance of 429.68 feet; thence S 36°22'23" E a distance of 357.26 feet; thence with the boundary of Lot 1 of Country Place Section One N 12°16'34" E a distance of 181.14 feet to a point in the south right of way line of Whispering Creek Road; thence with said right of way line following the curvature thereof an arc distance of 51.54 feet (said arc curving to the left, having a chord bearing of S 44°14'3" E, a chord distance of 51.50 feet and a radius of 389.61 feet); thence continuing with said right of way line S 47°56'37" E a distance of 278.02 feet; thence continuing with said right of way line following the curvature thereof an arc distance of 200.16 feet (said arc curving to the left, having a chord bearing of S 61°17'15" E, a chord distance of 198.35 feet and a radius of 429.30 feet) to a point in the west right of way line of Brown Road; thence with the right of way line of Brown Road following the curvature thereof an arc distance of 78.35 feet (said arc curving to the left, having a chord bearing of S 13°8'18" E, a chord distance of 78.13 feet and a radius of 300.00 feet); thence

continuing with said right of way line S 30°24'22" E a distance of 198.45 feet; to the point and place of BEGINNING containing 118.787 acres, more or less; according to a survey and map prepared for Merritt Land Co., LLC by Gupton & Associates P.A. RLS dates March 20, 1998 and revised March 26, 1998; and designated as Project No. 11178-98D.

Also conveyed herein is a nonexclusive, perpetual and appurtenant easement and right of way for the purpose of ingress, egress and regress; and for the construction, use and maintenance of utilities over, across and under Whispering Creek Road and Horseshoe Trail as shown on the plats of Country Place recorded in Plat Book 4 Pages 90 and 189, in the office of the Register of Deeds of Stokes County.

Tract Two:

Being all of the street known as "Fosstorall Road" and all of the street known as "Scenic Drive" and more particularly described as "1st tract" and "2nd Tract" in the deed recorded in the Book 236 Page 563 in the Office of the Register of Deeds of Stokes County, which deed is incorporated herein by reference.



Stokes County, North Carolina
Register of Deeds - Plat Registration

Filed for registration at _____ o'clock _____ m.
This the _____ Day of _____, 20____
and recorded in Plat Book _____, Page 123
Filing fee of \$21.00 paid.
Branden Hooker, Register of Deeds
by: _____ Assistant/Deputy

SURVEYOR CERTIFICATION
I, Eric L. Craver certify that this plat was drawn under my supervision from an actual survey performed under my supervision; that the boundaries not surveyed are shown as dashed lines drawn from deed information as noted; that the ratio of precision as calculated is 1:12,000; that the Global Positioning System (GPS) survey and the following information was used to perform the GPS survey:

Class of survey: 1 B
Positional accuracy: 0.10'
Type of GPS field procedure: RTK
Date of survey: January 2028
Datum/EPOCH: NAD83(2011)
Published/fixed control used: VRS
Geoid model: goid12a
Combined gsd factor(s): 0.9999115
Units: US survey foot

That this plat was prepared in accordance with G.S. 47-30 as amended.
That the survey is of an existing parcel or parcels of land or one or more existing easements and does not create a new street or change an existing street.
That this plat meets the requirements of G.S. 47-30 section F-11-c.1.

Witness my official signature and seal this the 27th day of January, 2028.



-SURVEY FOR-
7G's, LLC

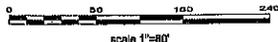
-TITLE SOURCE-
A portion of Tract Two of DB 807, PG 723
and being the northern extension of "Fosterall Road"
as shown on an unrecorded plat of Fosterall Company
by United, LTD and dated February 1977

TOWNSHIP Yaden	COUNTY Stokes	STATE NC
DATE 6/27/2028	DRAWN BY ELC	FIELD PARTY ELGYNO

ERIC L. CRAVER, LAND SURVEYING
PO Box 1076
KING, NC 27021
elcraver1@gmail.com

NOTES

Total Area - 1.410 Acres
Total lots - N/A
Zoning - N/A
All distances horizontal ground distances
This map is subject to any easements,
Agreements or Rights of Way prior to date of this
plat.
Area by Coord. Method



LEGEND

Iron found	●
point	○
water meter	⊙
fire hydrant	⊕
water valves	⊖
power pole/telephone pedestals	⊗
overhead power lines	—

Section 2, Item # A.

CITY OF KING
 BUDGET AMENDMENT 2025-06.03

Be it hereby ordained by the City Council of the City of King that the following amendment be made to the Budget Ordinance adopted on the 4th day of June 2025, as follows:

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

<u>General Fund Expenditures</u>	<u>Decrease</u>	<u>Increase</u>	<u>New Approp.</u>
Public Buildings		38,500	147,809
Police		137,596	4,079,828
Fire		31,470	3,374,371
Planning	3,500		534,324
Public Works		4,900	655,467
Special Appropriations		84,160	405,660
Total	3,500	296,626	

This will result in an increase in the expenditures of the General Fund. The above changes in expenditures will require no adjustment to revenues.

<u>General Fund Revenues</u>	<u>Decrease</u>	<u>Increase</u>	<u>New Approp.</u>
GF Revenues		293,126	12,145,835
GF Fund Balance Appropriated		0	50,371
Total	0	293,126	

Section 2. Copies of the budget amendment shall be furnished by the City Clerk to the City Council to the Mayor, Budget Officer and Finance Director for their directions.

Adopted this the 2nd day of February, 2026.

Richard E. McCraw
 Richard E. McCraw, Mayor

Attest: Nicole Branshaw
 Nicole Branshaw, City Clerk



Fire Department

	<u>Expenditure</u>	<u>Revenue</u>
FF Relief Fund	27,015	27,015
FF Relief Fund	4,455	4,455
FD Insurance repairs		
Insurance Proceeds		

FF Relief Fund is to financially assist firefighters who experience injury or loss of life. The funds are held in Forsyth County and the state mistakenly sent the check to us. Insurance repairs are for raft damage.

MPO Grant

	<u>Expenditure</u>	<u>Revenue</u>
Tfer to MPO Grant Fund	84,160	84,160
Installment Purchases		

These are unspent funds in escrow that have been returned to the city and will be used towards the required match for the MPO Grant.

Public Works

	<u>Expenditure</u>	<u>Revenue</u>
PW	4,900	4,900
Fixed Asset Sales		

These are funds received from selling surplus property.

Public Buildings

	<u>Expenditure</u>	<u>Revenue</u>
Old PD renovations	38,500	15,000
Old PD rental income		3,500
Planning Vehicle repairs		20,000
ABC Revenue General		

This cost is to renovate the basement of the old PD for Building Inspections. The cost will be offset by rental income from the upstairs of that building, a reduction in vehicle repairs, and ABC Revenue.

Police Department

	<u>Expenditure</u>	<u>Revenue</u>
PD Grant Exp	5,682	5,682
PD Grant Rev		

The PD received a grant for software. This is to record that cost and reimbursement.

Police Department

	<u>Expenditure</u>	<u>Revenue</u>
PD Standby Salaries	75,000	75,000
PD Standby Revenue		

We have received more hustle requests than originally budgeted. This increases the expenditure and corresponding revenue.

<u>Police Department</u>	<u>Expenditure</u>	<u>Revenue</u>
PD insurance repairs	7,193	
Insurance Proceeds		7,193
PD Insurance repairs	10,011	
Insurance Proceeds		10,011
PD Insurance repairs	4,487	
Insurance Proceeds		4,487

\$7,193 is for a deer accident in November 2025.

\$10,011 is a 2019 Chrager from the 12/31/25 accident to be repaired.

\$4,487 is additional funding received for equipment from a September 2025 total loss.

<u>Police Department</u>	<u>Expenditure</u>	<u>Revenue</u>
PD (as council chooses)	15,425	
Fixed Asset Sales		15,425

These are funds received from selling surplus property and can be used as council chooses.

<u>Police Department</u>	<u>Expenditure</u>	<u>Revenue</u>
PD ABC General (as council chooses)	8,249	
PD Alcohol Education (DARE)	11,549	
ABC Revenue PD General		8,249
ABC Revenue PD Education		11,549

This is ABC Revenue required for the PD. The General portion can be used as council chooses.



CITY OF KING
ORDINANCE 2026-01

BOARD: City Council

DATE: February 2, 2026

DOCUMENT #: 5 PAGES: 1

AN ORDINANCE DECLARING A ROAD CLOSURE FOR SPECIAL EVENTS CO-SPONSORED
BY THE KING CITY COUNCIL

WHEREAS, the City Council of the City of King acknowledges a long tradition of co-sponsoring events that raise money to benefit charities and non-profit organizations throughout the City of King and Stokes County; and

WHEREAS, the City Council of the City of King acknowledges its citizens realize a financial benefit from holding community events.

NOW THEREFORE BE IT ORDAINED by the City Council of the City of King pursuant to the authority granted by G.S. 20-169 that they do hereby declare a temporary road closure during the day(s) and times set forth below on the following described portions of a State Highway System route:

- (1) **FEED STOKES 5-K:** Saturday, March 14, 2026, 7:00 a.m. – 10:00 a.m. (Rain date Saturday, TBD, 7:00 a.m. – 10:00 a.m.) Route description: Felts Drive, Pulliam Street, Westview Dr., Pilot View Road., E. Dalton Road, W. Dalton Road, Maple Street (**Event 8 am**)
- (2) **MEET ME ON MAIN & 5K/FUN RUN:** Saturday, April 25, 2026, 2:00 p.m. – 10:00 p.m. (Rain date Saturday, May 2, 2026, 2:00 p.m. – 10:00 p.m.); Route Description: Dalton Road from Pulliam Street to Maple Street, South Main Street from Felts Drive to King Street (**Event 4 pm-8 pm**)
- (3) **DINNER ON DALTON:** Saturday, May 16, 2026 - ONLY Dalton Road closed from Maple Street to S Main Street - 2 pm - 10 pm (**Event 5 pm-9 pm**)
- (4) **VETERAN'S WALK:** Saturday, July 4, 2026, 8:00 a.m. – 9:00 a.m.: Route Description: South Main Street from City Hall to American Legion Post #290
- (5) **WEST STOKES HIGH SCHOOL HOMECOMING PARADE:** Friday, October 2, 2026, 4:00 p.m. – 4:45 p.m.; Route Description: Dalton Road from West School Street to White Road
- (6) **DOWNTOWN SAFE TRICK OR TREATING:** Saturday, October 31, 2026, 5:30 p.m. – 8:00 p.m., Route Description: Dalton Road from Pulliam Street to Maple Street, South Main Street from Felts Drive to King Street (**Event 6 pm-8 pm**)
- (7) **KING CHRISTMAS PARADE:** Saturday, December 5, 2026, 12:30 p.m. – 4:00 p.m., Route Description: East School Street, East Dalton Road from East School Street to Main Street, and Main Street from Dalton Road to Jefferson Church Road. (**Event 1 pm-4 pm**)

This ordinance is to become effective when signs are erected, giving notice of the limits and times of the event and implementation of adequate traffic control to guide vehicles around the event route.

Adopted on the 2nd day of February 2026.

{SEAL}



Richard E. McCraw
Mayor

Attest:

Nicole Branshaw
City Clerk



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

March 2nd, 2026

PART A

Subject:	Consideration of closure of portions of Rupert Hall and Slate Alley	
Action Requested:	Set a Public Hearing for April 6 th , 2026	
Attachments:	Map of Rupert Hall and Slate Alley Resolution 2026-03	
		This abstract requires review by:
		City Manager
		City Attorney
Benjamin Marion, City Engineer		
Todd Cox, City Planner		

PART B

Introduction and Background:
We have a request from 2A Real Estate, LLC to close a portion of Rupert Hall and Slate allies.
Discussion and Analysis:
See attached map with areas in green that are proposed to be closed.
Budgetary Impact:
Recommendation:
Set Public Hearing for April 6 th , 2026.



EAST DALTON ROAD

②
Wye A. Pulliam
DB. 767, Pg. 1484
Parcel # 23501
Building

③
Cassidy 27021, LLC
DB. 785, Pg. 1803
Parcel # 23500

④
Gary C. Tilton
DB. 373, Pg. 2218
Parcel # 23491

1/2" rebar (bent)
3/4" bg

S 72°38'35" E 150.68'
building

Lot 1

ROBERT HALL

N 17°13'12" E 71.05'
3/4" pipe or fence cor.

N 71°21'33" W 147.78'
ALLEY

S 71°22'11" E 194.34'
building

10' alley
see PB. 1, Pg. 45

STATE ALLEY

6.33'
1/2" high
1/2" pipe
chain link fence (typ)

Lot 2

metal carport

S 71°40'43" E
4.31' (tie)

3/4" pipes
flush

building

TS Fur
DB. 69
PB. 15
Parcel # 3

N 71°16'36" W 142.64'

NEW ST.

1" pipe
flush

old tract line
N 19°12'40" E 51.34' (tie)

S 17°41'54" W
100.10'

Section 2, Item # B.

31



City of King

Resolution 2026-03

Resolution fixing date of a public hearing on the question of permanent closure of a portion of Rupert Hall Alley pursuant to N.C.G.S. 160A-299

Whereas, there exists an alleyway known as “Rupert Hall” (the “Alley”), a portion of which bisects the following described real property (the “Property”):

Tracts A, B & E of the Survey for C.T. (Inez B.) McGee, Plat Book 5, Page 183, Stokes County Registry, as conveyed to 2A Real Estate, LLC in the North Carolina General Warranty Deed recorded at Book 797, Page 1115, Stokes County Registry, having the following PINs:

5992934522.000

5992935620.000

The Property is commonly known as 120 E. Dalton Road.

The Alley is generally located between the two above-stated tax parcels, traveling in a generally East-West direction from Main Street to the North-South alleyway known as “Slate Alley” adjacent to 132 E. Dalton Road.

Whereas, the owner of the Property has asked the City to permanently close a portion of the Alley, described as follows and referred to hereinbelow as the “Alley Portion”:

Being a portion of the alleys as shown in PB 5, PG 183 and PB 15, PG 123 and more particularly described as follows:

Area 1:

Beginning at an pk nail found having NC Grid coordinate of N: 923,600.19' E: 1,599,582.53', said nail being N 23°00'39” E 52.71' from an pk nail found in the West line of TS Funeral Properties, LLC (DB 694, PG 1483) and the East line of 2A Real Estate, LLC (DB 797, PG 1115) and in the West line of a 20' alley known as “Slate Alley”, being the SE corner of tract “B” of PB 5, PG 183, thence with the West line of said alley and East line of 2A Real Estate, LLC, N 11°27'16” E 22.00' to a point at the terminus of the West line of said alley and the NE corner of 2A Real Estate, LLC in the South line of E. Dalton Road, thence with the South line of E. Dalton Road S

72°15'54" E 4.43' to point, a new corner in "Slate Alley", thence on a new line S 23°00'39" W 21.96' to the point of beginning, containing 0.001 Acres (48 sq ft±).

Area 2:

Beginning at a pk nail found, said nail being S 23°00'39" W 52.71' from a pk nail found, said pk nail being the beginning point of the above described Tract 1 and having NC Grid coordinate of N: 923,600.19' E: 1,599,582.53' and in the West line of TS Funeral Properties, LLC (DB 694, PG 1483) and the East line of 2A Real Estate, LLC (DB 797, PG 1115) and in the West line of a 20' alley known as "Slate Alley", being the SE corner of tract "B" of PB 5, PG 183, thence with the West line of TS Funeral Properties, LLC (DB 694, PG 1483) S 23°00'39" W 10.05' to a pk nail found the NE corner of Tract "A" of PB 5, PG 183, thence along the South line of a 10' alley known as "Rupert Hall Alley" and the North line of Tract "A" N 71°24'19" W 146.69' to a 5/8" rebar set, thence on a new line N 17°55'29" E 10.02' to a point in the North line of said 10' alley at the SE corner of Gary Tilton (DB 373, PG 2218) in the West line of 2A Real Estate, LLC (DB 797, PG 1115) said point being at the base of a fence post in line of chain link fence, thence S 71°24'19" E 147.66' along the North line of said 10' alley and the South line of tract "B" of PB 5, PG 183 to the point of beginning, containing 0.023 Acres (988 sq ft±).

Whereas, the City has investigated the impact of closing the Alley Portion and believes that such closure is not contrary to the public interest and that no individual owning property in the vicinity of said portion of the Alley would be deprived of reasonable means of ingress and egress to his property by its closure;

and

Whereas, the City reserves all right, title, and interest in any improvements or easements within the Alley pursuant to G.S. 160A-299(f), including utility, drainage, pedestrian, landscaping, conservation, or other easements currently existing, if any.

Now, therefore, be it resolved, by the King City Council of the City of King, North Carolina that:

- Section 1. The City of King declares its intent to permanently close the Alley Portion while reserving all right, title, and interest in any improvements or easements within the Alley pursuant to G.S. 160A-299(f), including utility, drainage, pedestrian, landscaping, conservation, or other easements currently existing, if any.

Section 2. A public hearing on the question of the permanent closure of a portion of Rupert Hall Alley shall be held at City Hall at 6 pm on April 6, 2026, at which any person may be heard on the question of whether the closing would be detrimental to the public interest or the property rights of any individual.

Section 3. Notice of the public hearing shall be published once a week for four successive weeks prior to the public hearing in the Stokes News, a newspaper having general circulation in the City of King, NC.

Adopted the ____ day of _____ 2026

Richard E. McCraw– Mayor

Attest:

Nicole Branshaw, City Clerk



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

MARCH 2, 2026

PART A

Subject: SET A PUBLIC HEARING DATE FOR A VOLUNTARY ANNEXATION REQUEST BY SAM HOOKER FOR KING’S CROSSING PHASE 2.

Action Requested: Approve the below listed resolutions regarding this request.

- Attachments:**
- Request form for voluntary annexation.
 - Resolution 2026-04 directing the city clerk to investigate the request.
 - Resolution 2026-05 setting the public hearing date.

This abstract requires review by:

City Manager

City Attorney

Todd Cox, Int. Planning & Zoning Official
Emerson Wright, Planning & Zoning intern



PART B

Introduction and Background:

We have a request from Sam Hooker to voluntarily annex the remainder of King’s Crossing – The Retreat at King’s Crossing phase 2 – into the city limits per our utilities extension policy. The remaining tract contains approximately 79-acres and would finish out this entire tract.

Discussion and Analysis:

Sec. 29-232. General policies regarding extensions.

(b) It shall be the general policy of the city to permit extensions of water and sewer service to areas outside the city's corporate limits, but within the city's adopted area of consideration for annexation, only when such areas or developments simultaneously with the request for water and/or sewer service agree to petition the city for annexation, where practical, prior to the extension of such service. The board shall have the authority to waive this requirement when annexation would be impractical, legally impossible, or would not be in the best interest of the city.

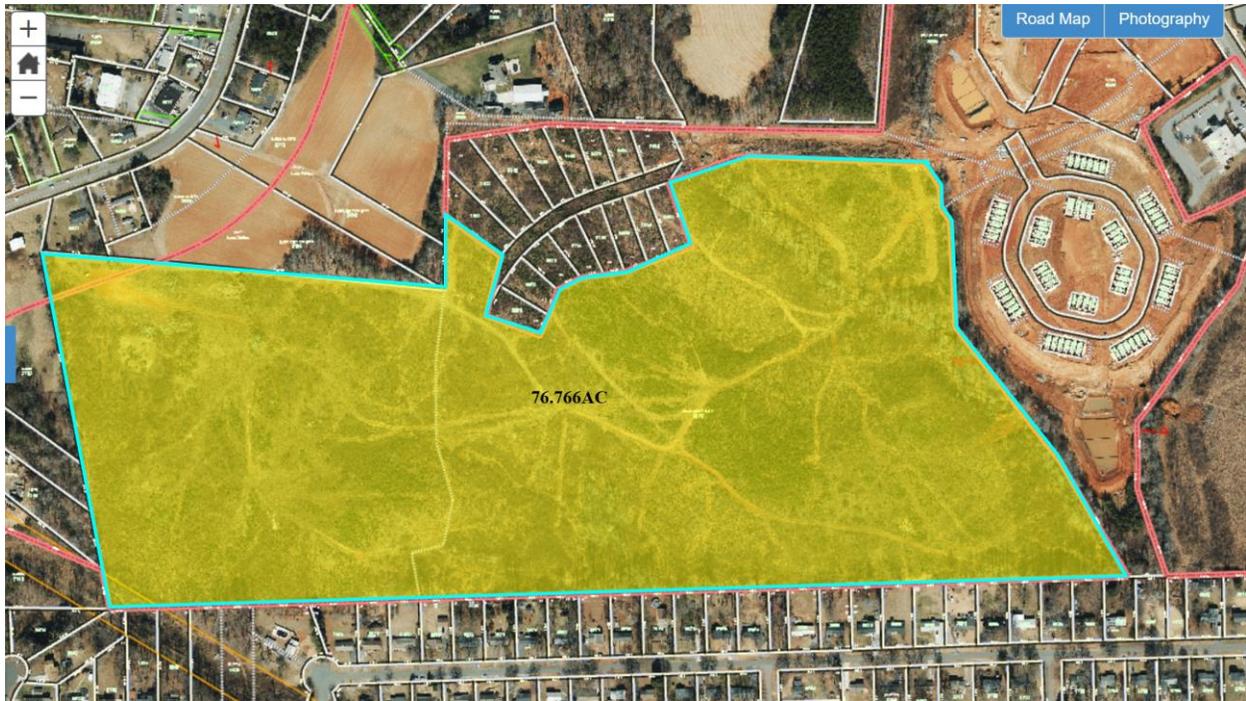
Budgetary Impact:

Recommendation:

Staff recommends –

1. Approving Resolution 2025-04, directing the city clerk to investigate the petition and;
2. Approving Resolution 2025-05 setting the public hearing date for April 6, 2026.

Location Map



**PETITION REQUESTING CONTIGUOUS ANNEXATION
PER G.S. 160A-31**

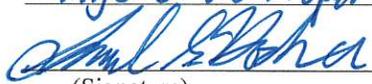
Date: 2/23/26

TO THE CITY COUNCIL OF THE CITY OF KING:

1. We, the undersigned owners of real property, respectfully request that the area described in the Attached Exhibit A be annexed to the City of King, NC.
2. The area to be annexed is contiguous to the City of King and the boundaries of each territory are described in attached Exhibit A.

(Please attach a metes & bound description of the property to be annexed.)

Owner 1

Name	Address	City, State, Zip
<u>Kings Cross Properties, LLC</u>	<u>1229 Hall Rd., Westfield, NC</u>	<u>27053</u>
<u></u>	Date: <u>2-23-26</u>	
(Signature)		

Owner 2 (if additional owners need to sign please obtain an extra form)

Name	Address	City, State, Zip
_____	_____	_____
_____	Date: _____	
(Signature)		

Office Use Below

Address of Property to be Annexed: King's Crossing Single Family Area

Date Received: 2/23/26 Received By: E. Wright



SLATE SURVEYING COMPANY P.A

1944 Mountain View Road

King, NC 27021

(336) 983-9743

slatesc@aol.com

Feb. 25, 2026

PROPERTY DESCRIPTION

Lying and being in the Yadkin Township of Stokes County and in the City of King, North Carolina. Bounded on the north by Shugart Development, LLC, Cheston Pulliam, Zachary Pulliam, Matthew C. Smith, on the east by King's Cross Properties, LLC., on the south by Dunwoody, Section 2, and on the west by Lewis N. Carroll, Berati Investment, LLC, Aldridge Veterinary and Benjamin K. Gatewood and being more particularly described as follows:

Beginning on a 1" pipe 3" above ground, the northwest corner of the within described tract, a bend point for Gatewood, PB. 5, Pg. 36, said iron having NC grid coordinates of N = 919,262.34 E = 1.160,103.13, said iron also being S 09 53' 30" W 177.69' from a 3/4" pipe flush, the northwest corner of Shugart Development, LLC DB. 659, Pg. 624 Within the southern R/W of Kirby Road, S.R. 1115, of the Stokes County Registry. Thence, from said POINT OF BEGINNING, with the southern line of Cheston Pulliam DB. 763, Pg. 532, PB. 20, Pg. 94, S 84 47' 05" E 1283.16' to a nail in a 3/4" pipe flush, thence, with the eastern line of Zachary Pulliam N 00 25' 49" W 155.42' to a 3/4" pipe flush Pulliam's northeast corner, Smith's southeast corner, thence with Smith DB. 766, Pg. 1203, PB. 20, Pg. 118 N 00 32' 00" E 93.10' to a 5/8" rebar, flush, the southwest corner of Lot 8 of King's Crossing Phase 1, PB. 24, Pg. 27 and the existing King City Limit line, S 52 05' 14" E 220.41' to a 5/8" rebar flush in the northwestern R/W of Kingscote Way (55' Public R/W), thence crossing said Kingscote Way and continuing with the existing city limit line and the southern lines of King's Crossing Phase the following seven (7) courses and distances: S 12 36' 52" W 192.10' to a 5/8" rebar in the southeastern R/W of Kingscote Way, the northwest corner of Lot 16, thence S 69 45' 12" E 170.84' to a 5/8" rebar, thence N 25 21' 42" E 72.13' to a 5/8" rebar, thence N 19 00' 04" E 85.01' to a 5/8" rebar, thence N 64 34' 22" E 83.84' to a 5/8" rebar, thence N 83 00' 50" E 138.95' to a 5/8" rebar, Thence N 70 35' 26" E 225.00' to a 5/8" rebar, the southeast corner of Lot 9, thence with the eastern line of Lot 9 N 19 30' 51" W 220.00' to a 5/8" rebar in the southern R/W of Kingscote

Way, thence along the southern R/W of Kingscote Way and the existing city limit line N 70 33'52" E 189.95' to a point ,thence continuing with said R/W along the arc of a curve to the right N 83 18'09" W 83.83', said curve having a radius of 269.67' and a length of 84.17' to a point, thence continuing S 87 29'05" E 557.47' to a 5/8" rebar, the northwest corner of King's Crossing Properties, LLC PB. 23, Pg. 98 thence continuing with Kings Cross Properties and the existing City Limit line, S 15 41'20" E 157.61 to a 5/8" rebar, thence S 38 47'20" E 43.41' to a 5/8" rebar, thence S 05 25'05" E 330.88' to a 5/8" rebar in a 3/4" pipe in the creek, thence S 37 27'50" E 544.70' to a 5/8" rebar, thence S 30 13'27" E 421.52' to a 3/4" pipe 2" above ground in the creek in the northern line of Lot 9 of Dunwoody, Section 2, PB. 3, Pg. 148 , thence along the northern line of said Dunwoody S 88 09'03" W 3214.07' to a 3/4" pipe 2" below ground , the northwest corner of lot 10, and Lewis Carrolls southeast corner, thence with the eastern line of Carroll DB. 376, Pg. 457, PB. 9, Pg. 113 Berati Investment DB. 756, Pg. 1464, Aldridge Veterinary Real Estate, LLC DB. 777, Pg. 218 and Benjamin Gatewood Estate File 2018E/74, PB. 5, Pg. 36 N 10 41'56" W 1157.59' to the point of beginning containing 77.839 Ac. As per survey by Slate Surveying Co. P.A. dated Feb. 11, 2026, oriented to NC Grid north.

A portion of the above property being described in DB. 691, Pg. 126 of the Stokes County Registry and designated as parcel 34699 on the Stokes County Tax Maps.

J. Dean Slate PLS L-2818



City of King

Resolution No. 2026-04

Certificate of Sufficiency

Resolution directing the city clerk to investigate a petition received under NC G.S. 160A-31(c)

Whereas, a petition requesting voluntary annexation of a contiguous area described in said petition has been received on February 23, 2026 by the City of King; and

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

Whereas, the City Council of the City of King deems it advisable to proceed in response to the request for voluntary annexation;

Now, Therefore, Be It Resolved, by the City Council of the City of King:

That the City Clerk has performed this investigation and found the voluntary petition to be accurate per the requirements of 160A-31(c).

Adopted this the 2nd day of March 2026.

Richard E. McCraw – Mayor

ATTEST:

Nicole Branshaw, City Clerk



City of King

Resolution 2026-05

**Resolution fixing date of a public hearing on question of annexation pursuant to
NC G.S. 160A.31(c)**

Whereas, a petition requesting annexation of the contiguous area described herein has been received; and

Whereas, the City Council has by resolution directed the City Clerk to investigate the sufficiency of the petition: and

Whereas, certification by the City Clerk as to the sufficiency of the petition has been made;

Now, therefore, be it resolved, by the King City Council of the City of King, North Carolina that:

Section 1. A public hearing on the question of annexation of the contiguous area described herein will be held at City Hall at 6 p.m. on April 6, 2026.

Section 2. The area proposed to be annexed is described as follows:

(See metes & bounds description attached along with plat map that will be recorded at the appropriate register of deeds office)

Section 3. Notice of the public hearing shall be published once in the Stokes News, a newspaper having general circulation in the City of King, NC, at least ten (10) days prior to the date of the public hearing.

Richard E. McCraw – Mayor

ATTEST:

Nicole Branshaw, City Clerk



**CITY OF KING
CITY COUNCIL**

**MEETING DATE:
MARCH 2, 2026**

PART A

Subject:	Introduction to the new employee: a. Bailee Barker – Collections Clerk b. Riley Holt – Public Utilities Meter Reader	
Action Requested:	n/a	
Attachments:	n/a	
Nicole Branshaw <hr/> Nicole Branshaw, City Clerk	This abstract requires review by:	
	City Manager	City Attorney

PART B

Introduction and Background:
The City Council has directed that all newly hired employees be introduced at their meetings.
Discussion and Analysis:
None
Budgetary Impact:
n/a
Recommendation:
n/a



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

March 2, 2026

PART A

Subject:	EMPLOYEE OF THE QUARTER PRESENTATION – Tiffany George, Community Relations Coordinator
Action Requested:	Recognize Tiffany George, Community Relations Coordinator, as the City’s Employee of the Quarter for the 1st Quarter of 2026.
Attachments:	Letter of nomination for Tiffany George, Community Relations Coordinator

<i>Nicole Branshaw</i> <hr/> Nicole Branshaw, City Clerk	This abstract requires review by:	
	City Manager	City Attorney

PART B

Introduction and Background:
This is the continuation of a policy that began recognizing fellow employees for outstanding performance.
Discussion and Analysis:
City employees may nominate fellow co-workers as Employee of the Quarter for each of the 4 quarters of the calendar year. Tiffany George, Community Relations Coordinator, has been selected for the 1st Quarter of 2026.
Budgetary Impact:
Recommendation:
Recognize Tiffany George, Community Relations Coordinator, as the 1st Quarter of 2026 recipient.

I would like to nominate **Tiffany George** for **Employee of the Quarter for Q1 2026**. Tiffany currently serves as the City of King's **Community Relations Coordinator**, a position newly created by the City Council to strengthen communication, engagement, and promotion of city services, events, and initiatives for both residents and businesses.

Tiffany was promoted to this role following the passing of Gina Calloway. During that difficult transition, many employees stepped in to support Gina's workload, and Tiffany distinguished herself through her initiative, reliability, and willingness to assume significant additional responsibilities. She managed these duties while continuing to perform her full responsibilities as a collections clerk in the Water and Sewer Billing Department.

Her contributions have been extensive. Tiffany has taken ownership of scheduling and overseeing trash services, assisting water and sewer crews with daily operational needs, fielding calls related to brush, leaf, and yard cart pickups, and managing facility rentals at both city parks. She has also supported Parks and Recreation by coordinating leagues, special event permits, and city- and co-sponsored events, including King Fest at Central Park. Tiffany played a vital role in the success of the City of King's Christmas Tree Lighting event hosted by the Community Appearance Committee.

In her new role, Tiffany has excelled at keeping citizens informed, particularly during the inclement weather events in January 2026. She is learning every aspect of her position, bringing creativity, professionalism, and a personal touch to each task. She consistently goes above and beyond to support every department she works with, while still providing assistance to the billing department whenever needed. Tiffany is becoming the type of employee who can step into any role, at any time, and perform with excellence.

Her dedication, adaptability, and strong work ethic exemplify the values the City of King strives to uphold. Tiffany is highly deserving of this recognition and has become a true asset to the city.

Thanks,

Benjamin S. Marion, PE

City Engineer
City of King
PO Box 1132



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

MARCH 2, 2026

PART A

Subject:	PUBLIC HEARING - CONDITIONAL REZONING REQUEST BY GARY BOWMAN – CZ-R-MF-A-049.
Action Requested:	Review the applicants request to rezone .4-acres and make a decision on proposed rezoning per the ordinance requirements.
Attachments:	<ul style="list-style-type: none"> • Zoning action request form. • Recommended conditions. • Public notice. • Owner/abutting property owners notice. • Site plan and elevations. • Ordinance requirements.

Todd Cox, Int. Planning & Zoning Official Emerson Wright, Planning & Zoning intern	This abstract requires review by:	
	City Manager	City Attorney

PART B

Introduction and Background:
 We have a request from Gary Bowman of Tobaccoville to build a 7-unit apartment building on the corner of Spainhour Road and Pineview Drive. Mr. Bowman owns the rest of the complex on Pineview Drive and wants to use the vacant area at the beginning of Pineview Drive to add to his apartment complex, see site plan. The corner of this tract, approximately 1/2-acre, is zoned O-I (Office-Institutional) and would need to be rezoning to multi-family (R-MF-A) for him to develop the apartments.

Discussion and Analysis:
 The whole tract on Pineview Drive contains approximately 2.62 acres and is zoned R-MF (Residential-Multi-family) with the exception of the 1/2 an acre lot at the northern end. It stands to reason that this tract would be best suited for a multi-family district zoning designation. Our comp plan has this area in a G-2 Controlled Growth Area which allows for single and multi-family development. This area has access to public water and sewer and is within the existing city limits. The project, if rezoned, will be developed to the ordinance standards attached and per the recommended conditions. The conditions recommended, per state requirements, must be mutually agreed upon by the owner and council.

Budgetary Impact:

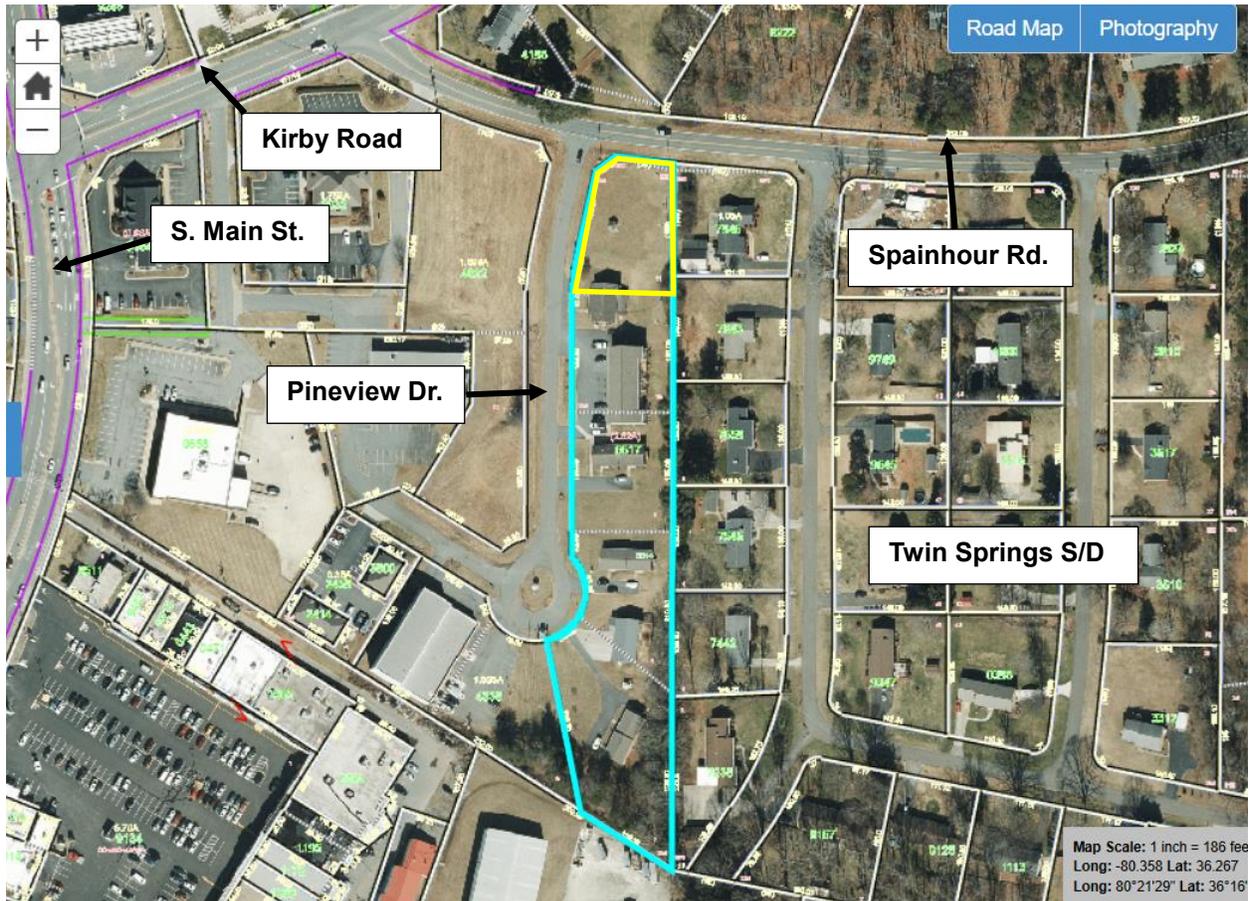
Additional tax base, additional permit fees, additional utility fees.

Recommendations:

Planning board recommends: 5 – 0 unanimous vote to recommend the rezoning.

Staff Recommends: Staff recommend approval of this request – **CZ-R-MF-A-049** with proposed conditions.

Location Map



Zoning map



I. APPLICANT: Gary Bowman DATE OF REQUEST: 12-1-2025
ADDRESS: 3289 Serenity Ridge COUNTY: Stokes TOWNSHIP: Yadkin
Tobaccoville, NC 27050 DEED BOOK: 624 PAGE: 1014
TELEPHONE: (336) 433-5711 TAX MAP: 5991-98 PARCEL: 6617
ZONING DISTRICT: O-I (Office-Institutional) SUBDIVISION LOT NO.: N/A
OWNERS (SUBJECT & ABUTTING PROPERTIES): See Site Plan

II. APPLICATION IS HEREBY MADE FOR THE HEREIN DESCRIBED ZONING ACTION ON PROPERTY LOCATED: In the 100 Block of Pineview Drive on the east side.

THE REQUESTED ACTION IS: Approve the conditional rezoning for a 7-unit apartment building.

IS THE PROPERTY LOCATED IN THE WATERSHED PROTECTION AREA? YES ___ NO X

IS THE PROPERTY LOCATED IN A FLOOD PLAIN? YES ___ NO X IF YES SEE ATTACHMENT B

III. INDICATE TYPE REQUEST:

- REZONING PERMIT
CONDITIONAL ZONING REQUEST (marked with X)
SPECIAL USE PERMIT
VARIANCE PERMIT
TEMPORARY PERMIT (SITE INSP.)
TEMPORARY PERMIT (NO SITE INSP.)
MINOR SUBDIVISION PLAT REVIEW
MAJOR SUBDIVISION PLAT REVIEW
PLAT FILING FEE
WATERSHED REVIEW

APPLICANT'S OR AGENTS SIGNATURE

ZONING ENFORCEMENT OFFICER

(SEE FEE SCHEDULE) TOTAL FEE DUE: \$650.00 + \$350.00 (Advert.) = \$1,000.00

IV. PLANNING BOARD WILL REVIEW (IF REQUIRED): February 23, 2026, at 6 pm at city hall

BOARD OF ADJUSTMENT WILL REVIEW & HOLD A QUASI-JUDICIAL HEARING:

COUNCIL WILL REVIEW & HOLD PUBLIC HEARING (IF REQUIRED): March 2, 2026, at 6 pm at city hall

PROPERTY POSTED BY: N/A

NOTIFICATIONS MAILED BY: February 17, 2026

NEWSPAPER ADVERTISEMENT: February 12, 2026 & February 19, 2026

V. ACTION BY PLANNING BOARD/BOARD OF ADJUSTMENT

APPROVAL/RECOMMENDATION ___ DISAPPROVAL ___ APPROVAL WITH MODIFICATIONS: ___

DATE CHAIRMAN

VI ACTION BY CITY COUNCIL

APPROVAL ___ DISAPPROVAL ___ APPROVAL WITH MODIFICATIONS/CONDITIONS: ___

COMMENTS: ___

DATE MAYOR

**Conditions for CZ-R-MF-A-049 in the 100 Blk. of Pineview Drive
Parcel 5991-98-6617**

1. Adequate stormwater facilities shall be provided per the requirements of NC DENR and as reviewed by the city engineer.
2. Adequate on-site and off-site public water and wastewater improvements shall be constructed as recommended by the city engineer and in compliance with all current city policies and procedures, including applicable tap fees and developer financing of necessary improvements, to ensure adequate utility service to all housing units and sufficient fire protection capability.
3. The project shall be developed in compliance with all applicable city zoning ordinances, construction manuals, development site plans, and written text requirements as submitted by the developer and as entered into the special use permit hearing records.
4. All required permits must be obtained from the city's inspections department and the city's fire inspections department prior to placing structures on the property. The developer shall have all required inspections done and approved prior to the issuance of a certificate of occupancy.
5. Developer/owner agrees to submit, at the time of building permitting, a buffer design prepared by a licensed landscape architect or landscape contractor. The developer/owner also agrees to submit a scaled drawing of the recreation area and the items to be included therein, per Sec. 32-245(c).
6. Each dwelling unit shall also have a visible unit number in a numbering scheme issued by the city to facilitate rapid emergency response (E- 911). Residences shall have a physical address number attached to the home/unit that is no less than four (4") inches in height. Buildings with multiple tenants shall have their physical address posted on the street side with numbers not less than six (8") inches in height and of a contrasting color.
7. Dumpster sites shall be enclosed and screened by decorative fencing. The minimum height of the fence shall be eight (8') feet and be placed on a minimum 10' X 15' X 6" thick concrete reinforced pad. The containment area shall have a minimum 10' X 8' gate for access by service vehicles, and in addition, a 3' X 8' access door shall be provided for access by residents. See Sec. 32-254(k).
8. A contact person/owner/association shall be responsible for the maintenance, upkeep, and general needs of the Pineview Apartments and shall be readily available to tenants and/or city/county personnel. A contact number shall be posted in a conspicuous place, with a number to reach that person.
9. All costs and expenses associated with complying with these conditions shall be borne by the landowner/developer, with no expense being borne by the city or county.
10. Upon written request by the city, evidence of compliance with any of these conditions shall be provided to the city within ten (10) days after each request.
11. The rules and regulations of the Developer/Pineview Apartments shall not be inconsistent with these conditions. Any conflict between said rules and regulations shall be resolved in favor of these conditions.
12. If any of the conditions shall be found to be unreasonable, invalid, or otherwise impermissible by a court of competent jurisdiction, then the city council may impose such alternative reasonable conditions as it finds to be necessary and appropriate to protect the health, safety, and morals of the tenants and surrounding property owners.

13. If any of these conditions once met are not continuously maintained, the permit may be revoked by the city council upon the failure of the owner/developer to cure the deficiency in any specific condition within thirty (30) days after written notice to the owner/developer of the specific failed condition.

The developer/owner of Pineview Apartments agrees to the above-mentioned conditions as stated or amended by the King City Council.

Signature of Developer/ Owner

Date _____

Signature of Mayor of King

Date _____

Signature of City Clerk

Date _____

City Seal

Please publish in the Stokes News February 12, 2026, and February 19, 2026; Affidavit required

**City of King
Notice of Public Hearing**

NOTICE IS HEREBY GIVEN that an evidentiary hearing will be held by the **City Council** of King at the King City Hall, 229 S. Main St., on the **2nd day** of **March 2026**, beginning at 6 p.m., for the purpose of considering the following:

Amendment of the official zoning map and/or ordinance of King, N.C. by the City Council referenced in Code of Ordinance listed below and per Chapter 32-Zoning, Sec. 32-71, 72, 73, 74, and 75, in the following manner:

Item 1: Rezoning request **CZ-R-MF-A-049**, by Gary Bowman of Tobaccolville, NC, to rezone approximately 1-acre from **O-I** (Office-Institutional) to **CZ-R-MF-A** (Conditional Zoning-Residential-Multifamily-Apartments) for the purpose of constructing a 7-unit apartment building. Subject property is listed as being SCTM 5991-98-6617, and is found in the 100 block of Pineview Drive on the corner of Spainhour Road and Pineview Drive.

In accordance with the Code of Ordinances, Chapter 32-Zoning, Sec. 32-96 the City of King **Planning Board/Board of Adjustment** will hold a review session and make a recommendation to the city council on the foregoing amendment on **February 23, 2026**, at 6 p.m. at City Hall.

CITIZENS ARE HEREBY NOTIFIED that upon consideration of the comments at the herein-described public hearings, the City Council may amend the proposed ordinance amendments prior to adoption.

A copy of the proposed amendments, maps, ordinance, and requests are on file at the City Hall for inspection by all interested citizens or you can call the Planning Department at 983-8265.

Nicole Branshaw, NCCMC
City Clerk



PUBLIC HEARING NOTICE

CITY OF KING

NOTICE OF PROPOSED ZONING CLASSIFICATION ACTION

In the accordance with North Carolina General Statute 160D-601, notice is hereby given that the herein zoning classification action has been requested for property located: in the 100 Blk. of Pineview Drive being listed as SCTM 5991-98-6617.

As required by NCGS 160D-601, You as (**X**) owner of the proposed property zoning classification action hearing described above and/or () an abutting property owner to the aforementioned property are advised that Gary Bowman of Tobaccolville, NC is requested that the City of King take the following action with regards to the property at the aforementioned location: to rezone approximately ½ - acre from **O-I** (Office-Institutional) to **CZ-R-MF-A** (Condition Zoning – Residential-Multifamily-Apartments) for the purpose of constructing a 7-unit apartment building per the requirements of the city’s zoning ordinance, it’s comprehensive plan, and any conditions assigned and agreed to on the project at the King City Council meeting.

Be advised that the **City Council of King** will review and take action on this request at City Hall (229 S. Main St.) on March 2, 2026, at 6:00 p.m., prior to this hearing the King **Planning Board** will review the request and make a recommendation on February 23, 2026, at City Hall at 6:00 p.m. **Surrounding property owners and other interested persons are welcome to attend the Public Hearing to provide their comments and questions.**

If additional information or clarification is necessary, please contact the City’s Planning Department at (336) 983-8265 or email at tcox@ci.king.nc.us or ewright@ci.king.nc.us.

Zoning Enforcement Officer

Date



PUBLIC HEARING NOTICE

CITY OF KING

NOTICE OF PROPOSED ZONING CLASSIFICATION ACTION

In the accordance with North Carolina General Statute 160D-601, notice is hereby given that the herein zoning classification action has been requested for property located: in the 100 Blk. of Pineview Drive being listed as SCTM 5991-98-6617.

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If additional information or clarification is necessary, please contact the City’s Planning Department at (336) 983-8265 or email at tcox@ci.king.nc.us or ewright@ci.king.nc.us.

Zoning Enforcement Officer

Date

I, J. Dean Stale, certify that this plat was drawn under my supervision from an actual survey made under my supervision (clear description recorded in Book 624, Page 1014, Book 2, Page 92) that the boundaries not surveyed are clearly indicated as drawn from information found in Book 2, Page 92 that the ratio of precision as calculated is 1:2,000.00, that this plat is of a survey and ordinance that regulates parcels of land in GS 47-30 (EX11) of this State that this plat was prepared in accordance with GS 47-30 (EX11) of this State as amended. Witness my original signature, registration number and seal this 17th day of June 2025

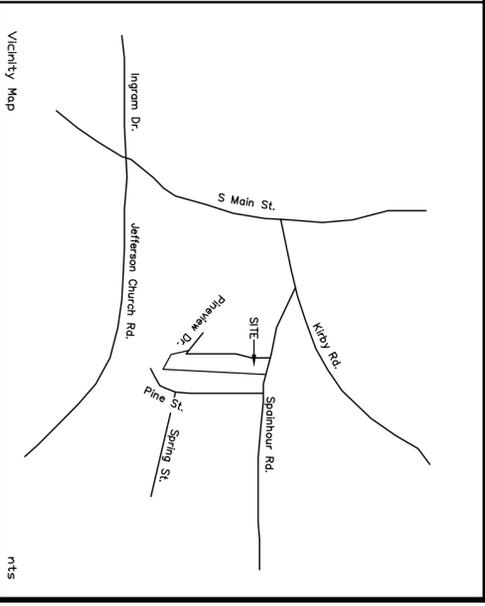
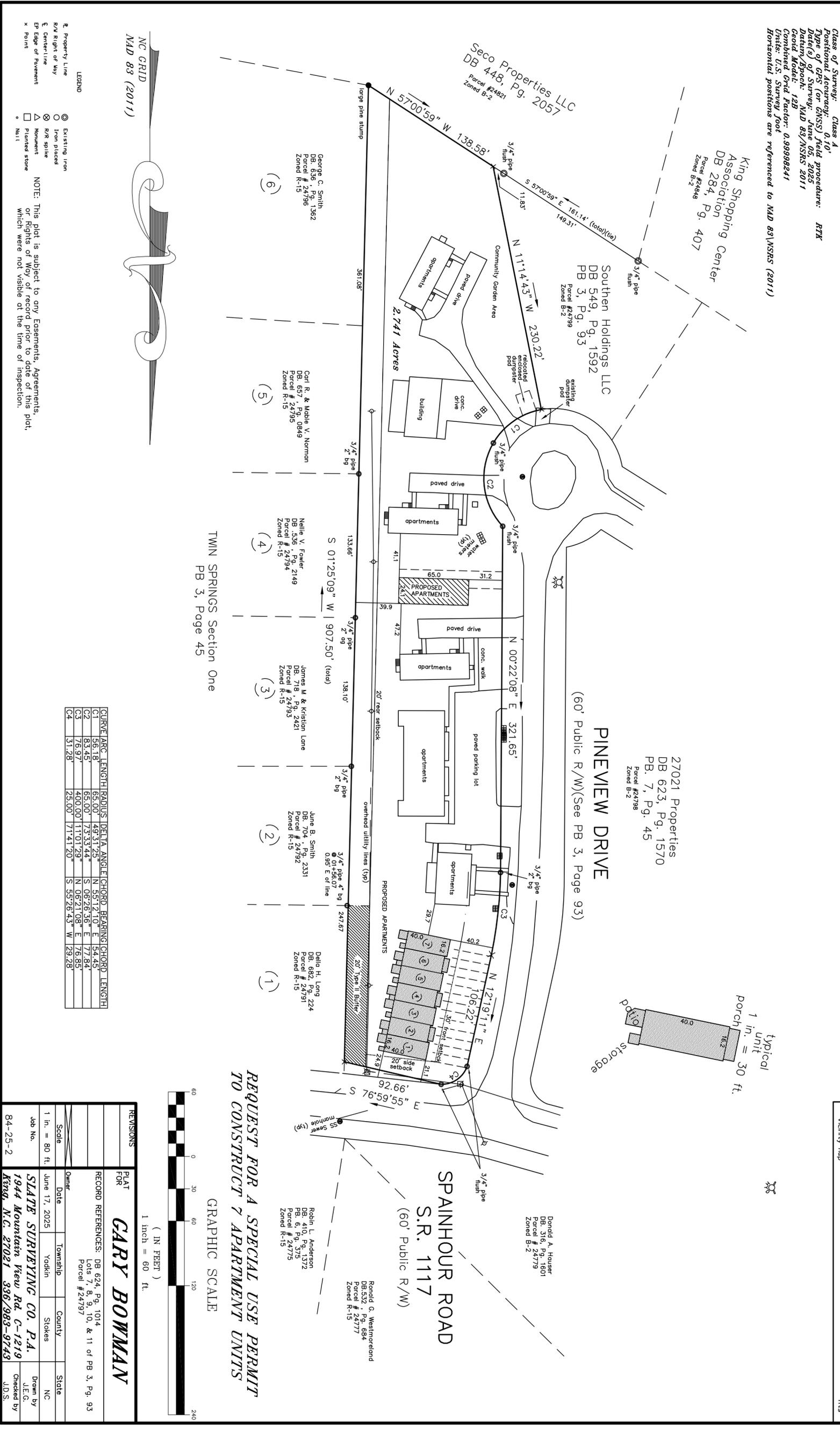
Signed _____
PLS No. L-2818

**PRELIMINARY
FOR REVIEW ONLY**

I, J. Dean Stale further certify that the control for this survey is from an actual GPS (or GNSS) survey made under my supervision and the following information was used to perform the survey:

Class of Survey: Class 4
 Positional Accuracy: 0.10'
 Type of GPS (or GNSS) field procedure: RTK
 Date(s) of Survey: June 05, 2025
 Datum/Epoch: NAD 83/NSRS 2011
 Geoid Model: 12B
 Combined Grid Factor: 0.99998241
 Units: U.S. Survey Foot
 Horizontal positions are referenced to NAD 83/NSRS (2011)

Total Area: 2.741 Ac. (Coor.)
 Date(s) of Survey: June 05, 2025
 Property is Zoned R-MF
 Proposed 7 Apartment Units
 Required Parking 14 Spaces
 Required Recreation Space 17
 Required recreation space provided 9,000 Sq. ft.
 Provided recreation space provided 9,000 Sq. ft.
 Community Garden
 Project IS NOT in WS-IV Watershed Area
 Dumpster to be relocated out of R/W
 and installed per Sec. 32-254



PINEVIEW DRIVE
 (60' Public R/W)(See PB 3, Page 93)

SPANHOUR ROAD
 S.R. 1117
 (60' Public R/W)

TWIN SPRINGS Section One
 PB 3, Page 45



**REQUEST FOR A SPECIAL USE PERMIT
 TO CONSTRUCT 7 APARTMENT UNITS**

NC GRID
 NAD 83 (2011)

- LEGEND
- Existing Iron
 - Iron spike
 - ⊕ Center-line
 - ⊖ Edge of Pavement
 - ⊗ Point
 - ⊠ Monument
 - ⊡ Planted stone
 - ⊙ Nail

NOTE: This plat is subject to any Easements, Agreements, or Rights of Way of record prior to date of this plat, which were not visible at the time of inspection.

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	56.18	65.00'	49.31°25"	N 57°12'10" E	54.45
C2	83.45	65.00'	73°33'44"	S 06°26'36" E	77.84
C3	76.97	400.00'	11°01'29"	N 06°21'08" E	76.85
C4	31.28	25.00'	71°41'20"	S 55°26'43" W	29.28

REVISIONS	DATE	BY	REASON
1	June 17, 2025	J.D.S.	Final Plat

OWNER: **GARY BOWMAN**

RECORD REFERENCES: DB 624, Pg. 1014
 DB 2, Pg. 92, & 11 of PB 3, Pg. 93
 Parcel # 24797

DATE: June 17, 2025

TOWNSHIP: **YADKIN** COUNTY: **STOKES** STATE: **NC**

PLAT FOR: **GARY BOWMAN**

SLATE SURVEYING CO. P.A.
 1944 Mountain View Rd. C-1219
 King, N.C. 27021 336/983-9743

Drawn by: **J.E.G.**
 Checked by: **J.D.S.**

I, J. Dean State, certify that this plat was drawn under my supervision from an actual survey made under my supervision (see description recorded in Book 624, Page 1014, Book 2, Page 82) that the boundaries not surveyed are clearly indicated as drawn from information found in Book 624, Page 82, that the ratio of precision as calculated is 1:100,000, that this plat is of a survey of an ordinance that regulates parcels of land (GS 47-30 (FNU) 61) municipality that has that this plat was prepared in accordance with (GS 47-30 (FNU) 61) that this is a witness to my original signature, registration number and seal this 17th day of June 2020

Signed _____
PLS No. L-281B

**PRELIMINARY
FOR REVIEW ONLY**

I, J. Dean State further certify that the control for this survey is from an actual GPS (or GNSS) survey made under my supervision and the following information was used to perform the survey.

Class of Survey: Class 4
Position Accuracy: 0.10'
Procedure: RTK
Date(s) of Survey: June 05, 2025
Datum/Epoch: NAD 83/NSRS 2011
Geoid Model: 12B
Combined Grid Factor: 0.99998241
Units: U.S. Survey foot
Horizontal positions are referenced to NAD 83/NSRS (2011)

King Shopping Center
Association
DB 284, Pg. 407
Parcel # 24798
Zoned B-2

Southern Holdings LLC
DB 549, Pg. 1592
PB 3, Pg. 93
Parcel # 24799
Zoned B-2

Seco Properties LLC
DB 448, Pg. 2057
Parcel # 24799
Zoned B-2

George C. Smith
DB 636, Pg. 1362
Parcel # 24796
Zoned R-15

Carl B. & Madie V. Norman
DB 657, Pg. 0849
Parcel # 24795
Zoned R-15

Nellie V. Fowler
DB 536, Pg. 2149
Parcel # 24794
Zoned R-15

James M. & Keston Lane
DB 704, Pg. 2021
Parcel # 24793
Zoned R-15

Uma B. Smith
DB 704, Pg. 2331
Parcel # 24792
Zoned R-15

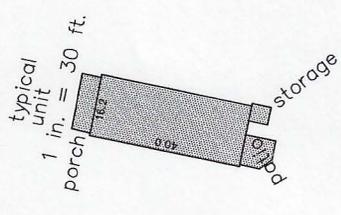
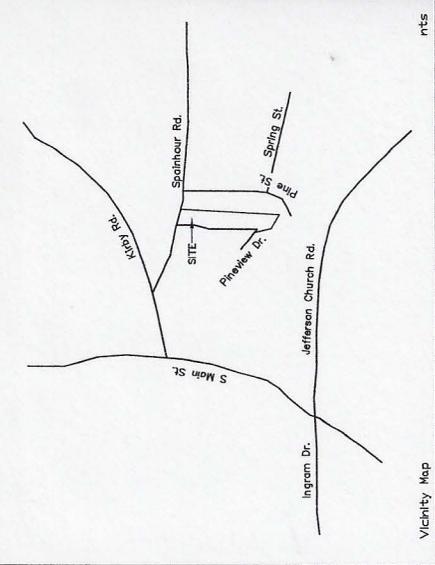
Della H. Long
DB 662, Pg. 224
Parcel # 24791
Zoned R-15

Robb L. Anderson
DB 410, Pg. 4372
Parcel # 24775
Zoned R-15

Ronald G. Westmoreland
DB 532, Pg. 684
Parcel # 24777
Zoned R-15

Donald A. Hauser
DB 316, Pg. 1801
Parcel # 24778
Zoned B-2

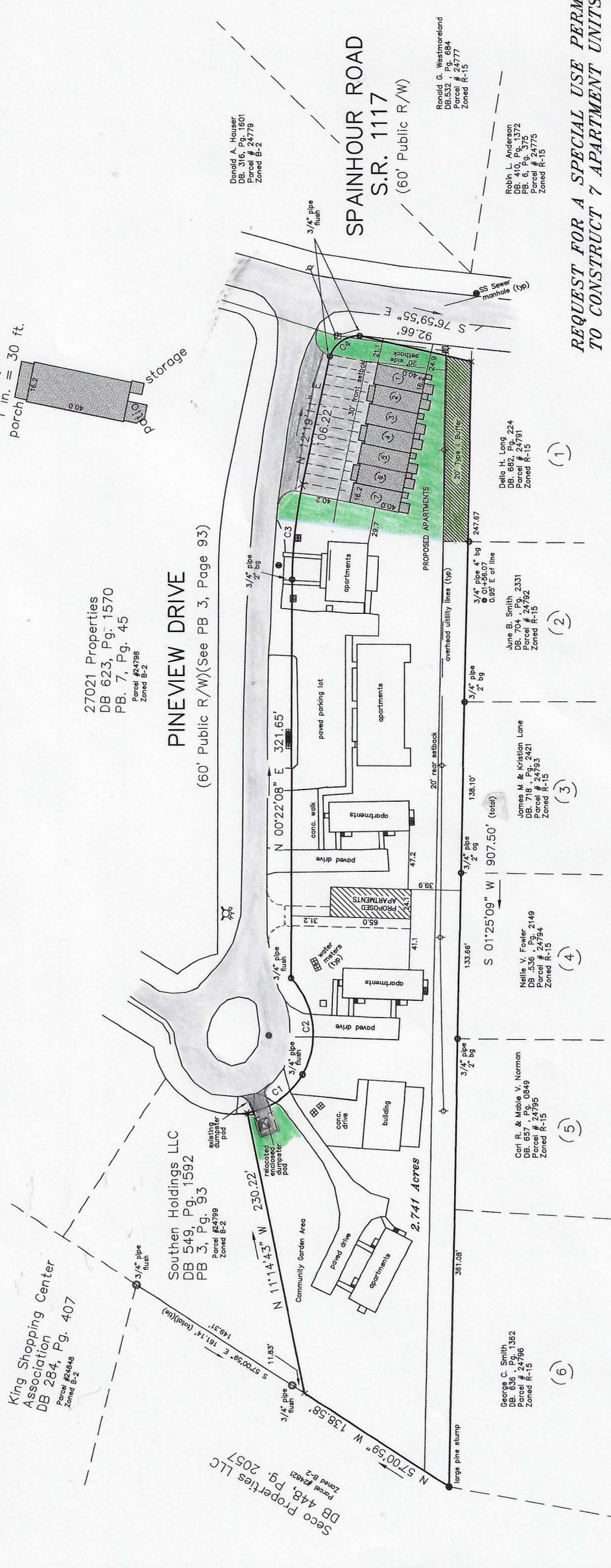
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Parking Spaces Shown 17
Required recreation space 9000 Sq. ft.
Provided recreation space provided 9,000 Sq. ft.
Community Garden
Project IS NOT in WS-IV Watershed Area
Dumpster to be relocated out of R/W
and installed per Sec. 32-254



27021 Properties
DB 623, Pg. 1570
PB. 7, Pg. 45
Parcel # 24798
Zoned B-2

PINEVIEW DRIVE
(60' Public R/W)(See PB 3, Page 93)

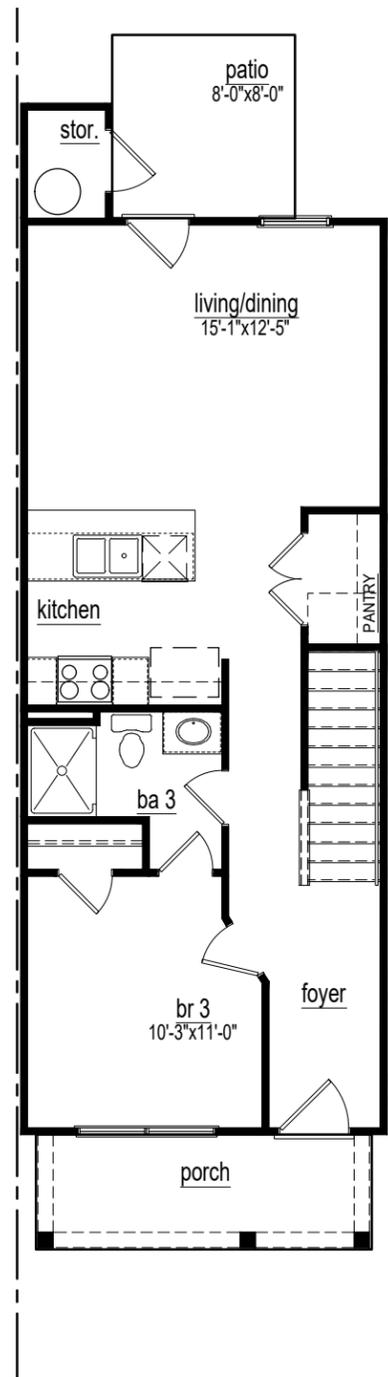
SPAINHOUR ROAD
S.R. 1117
(60' Public R/W)



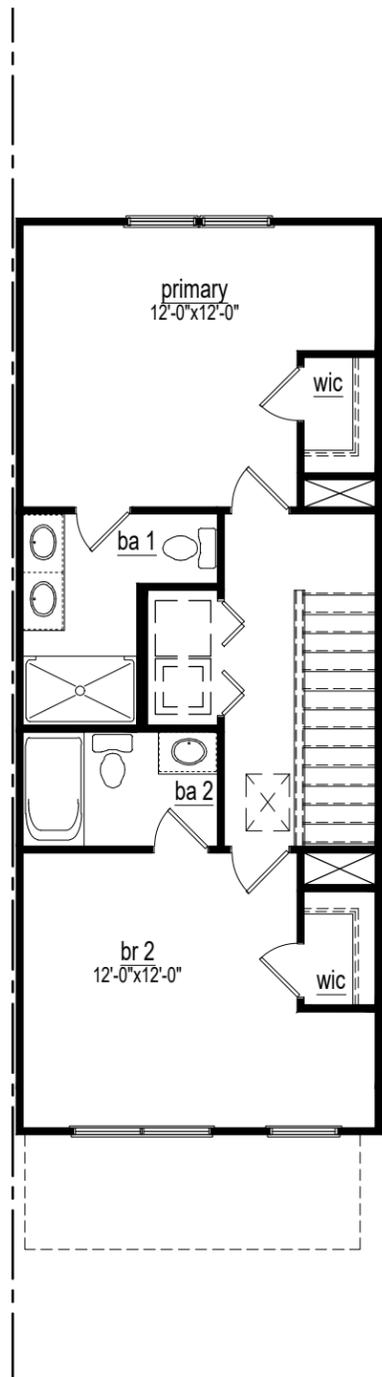
REQUEST FOR A SPECIAL USE PERMIT
TO CONSTRUCT 7 APARTMENT UNITS

TWIN SPRINGS Section One

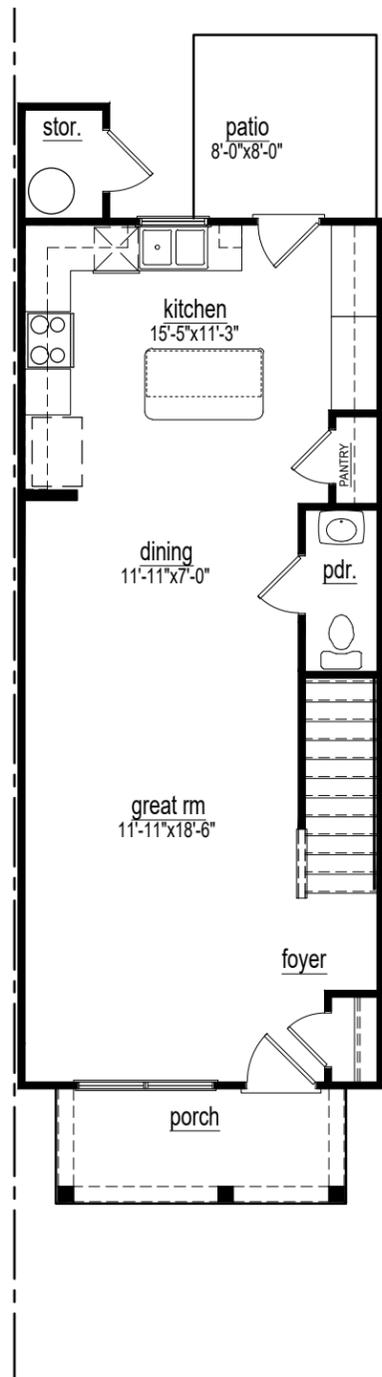
GRAPHIC SCALE



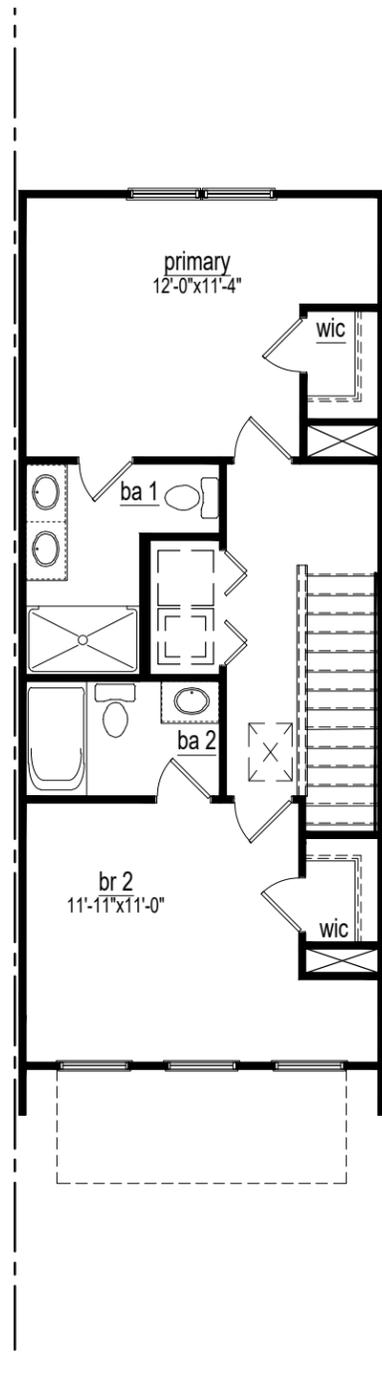
First Floor- 3 Bedroom



Second Floor - 3 Bedroom



First Floor - 2 Bedroom



Second Floor - 2 Bedroom

SQUARE FOOTAGE			
	HARTFORD		
	UNHEATED	INSIDE OF STUDS	OUTSIDE OF STUDS
FIRST FLOOR	0	608	640
SECOND FLOOR	0	608	640
PORCH	73	0	0
STORAGE	20	0	0
PATIO	64	0	0
TOTAL	157	1216	1280
BASE HOUSE			
OVERALL WIDTH: 16'-0"		OVERALL DEPTH: 45'-0"	

SQUARE FOOTAGE			
	IRVINE		
	UNHEATED	INSIDE OF STUDS	OUTSIDE OF STUDS
FIRST FLOOR	0	577	608
SECOND FLOOR	0	577	608
PORCH	63	0	0
OPT. STORAGE	20	0	0
PATIO	64	0	0
TOTAL	147	1154	1216
BASE HOUSE			
OVERALL WIDTH: 16'-0"		OVERALL DEPTH: 43'-0"	

Section 5, Item # A.



BUILDERS PLANSOURCE
 336.985.0363
 PO BOX 836
 KING, NC 27021

OWNER
BROOKDALE

ORG. DATE:
 2025-09-03
 REVISIONS:

DRAWN BY:
 BPS
 APPROVED BY:
 JJT

PLAN #
 LOTS 01-07
 PLAN NAME
 7 UNIT BUILDING
 DRAWING:
 FLOOR PLANS

SHEET #
ARB
 56



KING, NC 27021

**BUILDERS
PLANSOURCE**

PO BOX 836



336.985.0363

BROOKDALE

OWNER

ORG. DATE:
2025-09-03

REVISIONS:

DRAWN BY:

BPS

APPROVED BY:

JJT

PLAN #
LOTS 01-07

PLAN NAME
7 UNIT BUILDING
DRAWING:
FRONT AND REAR ELEVATIONS

SHEET #

ARB

57



Front Bldg. Elev.

3/32" = 1'-0" @ 11x17
3/16" = 1'-0" @ 24x36

Section 5, Item # A.

ORDINANCE NO. 2026-03

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF KING, NORTH CAROLINA

WHEREAS, the King City Council of King, North Carolina, has the authority pursuant to Part 3 of Article 6 of Chapter 160D of the North Carolina General Statutes to adopt and amend zoning ordinances and map designations; and

WHEREAS, a request has been made by Gary Bowman to rezone property located at SCTM 5991-98-6617, currently zoned as O-I (Office-Institutional), to CZ-R-MF-A (CZ-R-MF-A-049); and

WHEREAS, the Planning Board reviewed the proposed rezoning request on February 23, 2026, and recommended approval of the amendment; and

WHEREAS, a public hearing was properly noticed and held by the City of King on March 2, 2026 to consider the proposed amendment; and

WHEREAS, the King City Council has reviewed the request in light of the adopted comprehensive plan and other applicable adopted plans and finds that:

1. The proposed zoning map amendment is consistent with the Stokes 2035 Comprehensive Plan, specifically in that the subject tract falls within a G-2 and allows for multi-family uses;
2. The proposed rezoning is reasonable and in the public interest because it allows for a diverse mix of housing types, it connects to existing infrastructure, and it matches adjacent land uses;

NOW, THEREFORE, BE IT ORDAINED by the King City Council of King, North Carolina:

Section 1. The Official Zoning Map of the City of King is hereby amended by changing the zoning classification of the property located at the north portion of tract 5991-98-6617 from O-I (Office-Institutional) to CZ-R-MF-A (Conditional Zoning-Residential-Multifamily-Apartments), as shown in the map attached hereto.

Section 2. The rezoning is subject to the following conditions voluntary offered by the applicant: see attached conditions.

Section 3. This ordinance shall become effective immediately upon its adoption.

ADOPTED this 2nd day of March, 2026.

Signature of Mayor

ATTEST:

Signature of City Clerk

Section 5, Item # A.

CZ-R-MF-A Ordinance Requirements for Apartments

Sec. 32-164. - Conditional districts.

(a) Conditional districts (CZ) run parallel to each of the conventional zoning districts and are subject to the same standards applicable to the parallel district including overlay district regulations, as modified by the approved district-specific plans and conditions. Conditional zoning is established to provide for flexibility in the development of property while ensuring that the development is compatible with neighboring uses. Conditional zoning allows for a degree of certainty in land use decisions not possible in conventional districts. The following provision shall apply when using conditional zoning:

(1) The petition is proposed or agreed to by all the owner(s) of the subject land. Specific conditions may be proposed by the petitioner or the local government or its agencies, but only those conditions approved by the local government and consented to by the petitioner in writing may be incorporated into the zoning regulations. Unless consented to by the petitioner in writing, in the exercise of the authority granted by this section, a local government may not require, enforce, or incorporate into the zoning regulations any condition or requirement not authorized by otherwise applicable law, including, without limitation, taxes, impact fees, building design elements within the scope of G.S. 160D-702(b), driveway-related improvements in excess of those allowed in G.S. 136-18(29) and G.S. 160A-307, or other unauthorized limitations on the development or use of land.

(2) The petition shall incorporate any proposed modifications to use, intensity, or development standards applicable in the parallel conventional use district. Conditions and site-specific standards imposed in a conditional district shall be limited to those that address the conformance of the development and use of the site to local government ordinances, plans adopted pursuant to G.S. 160D-5-1, or the impacts reasonably expected to be generated by the development or use of the site. The zoning regulation may provide that defined minor modifications in conditional district standards that do not involve a change in uses permitted or the density of overall development permitted may be reviewed and approved administratively. Any other modification of the conditions and standards in a conditional district shall follow the same process for approval as are applicable to zoning map amendments. If multiple parcels of land are subject to a conditional zoning, the owners of individual parcels may apply for modification of the conditions so long as the modification would not result in other properties failing to meet the terms of the conditions. Any modifications approved apply only to those properties whose owners petition for the modification.

a. *Limitations.* For parcels where multifamily structures are an allowable use, a local government may not impose a harmony requirement for permit approval if the development contains affordable housing units for families or individuals with incomes below 80 percent of the area median income.

(3) Proposed development plans shall be prepared by a licensed design professional and shall be prepared in accordance with ordinance, comprehensive or land-use plan, city design policies and state laws.

(4) When adopting or rejecting any zoning amendment, the governing board shall also approve a statement describing whether its action is consistent with and an adopted comprehensive or land-use plan and any such agreed upon conditions and that by approval they will or will not be in promoting the public health, safety, and general welfare of its citizens. Any violations of a provisions of a conditional zoning ordinance amendment shall be treated the same as any other violation of this chapter and be subject to any penalties as set forth in [section 32-47](#).

(b) *Application procedures.* All applicants are required to complete a request for a public hearing form to initiate the rezoning process. Once completed and submitted by the stated deadline, the governing board will review the request and determine the following:

- (1) The completion of the appropriate forms;
- (2) Determine if the petitioner needs to hold a neighborhood meeting. This meeting will be with representatives of the petitioner and the surrounding property owners at a designated time and place prior to the public hearing and any government review. The petitioner may use a third party to facilitate the meeting or conduct the meeting themselves to gather information and any concerns the surrounding neighbors may have regarding the proposed project and;
- (3) Schedule the public hearing date and also affix a date for planning board review prior to the public hearing.

(c) *Review by the governing board.* After receiving the planning board's recommendation, the governing board shall hold the public hearing per the requirements of [section 32-72](#). After the public hearing the board may approve, approve with conditions that are agreed upon, or deny the request. Applicant shall be notified in writing of the governing board's decision. Decisions denied may reapply per [section 32-75](#).

Sec. 32-163. - Statement of intent of districts.

The intents of the various conventional use districts are as follows:

(4) *R-MF-A residential multifamily - apartment district.* The intent of the R-MF-A residential multifamily - apartment district is to provide areas of high-density residential development. Residential units shall be rented or leased. Public water and sewer shall be available. This district shall be located near employment centers, shopping facilities and roads that can accommodate the traffic generated by the high-density development. Density of development shall be no more than 20 units per building and no more than 3 stories in height. All such projects shall be approved in accordance with the provisions of article V, [section 32-245](#).

Sec. 32-206. - Residential.

Residential uses shall be permitted in the zoning use districts as indicated:

	R-R	R-20	R-15	R-MF-A	R-MF-C	R-MF-T	R-MH	R-MH-1	R-MH-2	O-B-1	B-2	PD-RC	L-I	H-I
Backyard hobby workshops, excluding the open storage of materials and supplies	x	x	x					x	x		x			
Boardinghouses, including bed and breakfast, provided the owner or operator lives in the facility; separate apartments with private baths and kitchens are not established; and not more than five boarders stay at one time	s (PB)	s (PB)	s (PB)								s (PB)			
Dwelling units, multifamily (two or more buildings on a single lot), provided they comply with section 32-245 , section 32-246 , and section 32-247 . This would apply to tracks that are currently zoned R-MF , R-MF-A, R-MF-C, and R-MF-T. <u>Tracts that are rezoned by conditional zoning will not need to get a special use permit. The conditional use rezoning permit will act as approval of the project.</u>				s (GB)	s (GB)	s (GB)								

ARTICLE V. - DEVELOPMENT STANDARDS

DIVISION 1. – GENERALLY

Sec. 32-241. - Table of area, height and placement regulations.

The table of area, height and placement regulations shall be as follows:

District	Minimum Lot Area (sq. ft.) ¹²	Required Additional Lot Area per Dwelling in Excess of One (sq. ft.)	Minimum Lot Width at Building Line (in feet)	Required Setbacks in Feet			Maximum Building Height (in feet)
				Front	Side	Rear	
R-R	20,000	20,000	85	30	10 ¹	35	35 ²
R-20	20,000	20,000	85	30	10 ¹	35	35 ²
R-15	15,000 ³	15,000 ³	80	30	10 ¹	30	35 ²
R-MF-A⁷	8,000 ³	2,000 ³	100	10	10 ^{1, 11}	20 ⁴	35 ²

Footnotes

¹ 15 feet from edge of right-of-way where abutting a street.

² Additional height above the specified limits for every foot or fraction thereof of building height specified if one additional foot of front, side, and rear setback is provided. However, in no case shall a building exceed three stories above ground level.

³ Minimal lot sizes permitted only where public water and sewer are available. If a septic tank waste disposal system is used, the minimum lot size shall be determined by the county health department.

⁴ 20-foot setback where abutting a property line; 30 feet where abutting a street. Normally, rear yard setback is measured from the property line to the edge of the principal building, excluding a roof overhang. However, if a patio or deck is provided, the backyard setback shall be measured from the property line to these facilities.

⁷ Any one-family, detached dwelling in the R-MF-A, R-MF-C, R-MF-T, R-MH, R-MH-1, R-MH-2, B-2 or O-I districts shall meet the dimensional requirements of the R-15 residential district.

¹¹ Side yard setbacks shall be 30 feet from right-of-way when abutting a street.

Sec. 32-243. - Development plan.

A development plan shall be prepared and sealed by an architect, engineer or surveyor licensed in the state for shopping centers, multifamily developments, planned unit developments (PUD), mobile home parks and industrial parks, and business-related districts. The development plan shall show the following information, if applicable:

(1) Location, arrangement, and dimensions of truck loading and unloading spaces and docks. (see [section 32-392](#))

(2) Location, arrangement and dimensions of automobile parking spaces, width of aisles, width of bays, angle parking and sidewalk layouts. (see [section 32-359](#))

(3) Location and dimensions of vehicular entrances, exits and drives. (see [section 32-321](#))

(4) Specific drainage systems, as they relate to the site and adjoining properties. (per state guidelines)

(5) Location and materials of walls and fences. (see [section 32-259](#))

(6) Ground cover, topography, slopes, banks, and ditches. (per state and best management practices)

(7) The location and general exterior dimensions of main and accessory buildings.

(8) Architectural plans for proposed buildings. (per state technical codes)

(9) The location, dimensions, and arrangements of areas to be devoted to planting, lawns, trees and other plants. (see [sections 32-254](#) and [32-259](#))

(10) The plans for proposed utility layouts, including sanitary sewers, storm sewers, water distribution lines, natural gas, telephone and electric service (all utilities shall be constructed per the city's construction standards, if applicable).

(11) An analysis of anticipated traffic volume on larger projects or if deemed necessary by the approving board, city engineer, or NCDOT.

(12) Sediment control plan. (per state guidelines)

(13) Evidence that the state department of transportation has been made aware of the proposed development and that the developer will coordinate for the development with this agency.

(14) Plans for refuse disposal equipment and method of refuse disposal such as compactors or dumpsters. (see [section 32-254](#))

(15) Delineation of areas to be constructed in phases and sequential order.

Sec. 32-245. - Residential multifamily apartments (R-MF-A).

(a) *Definitions.* The following words, terms and phrases, when used in this section, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

Apartment. Two or more dwelling units in single ownership where the units are rented or leased. The development shall consist of one or more multifamily buildings on a single tract of land, and shall have no more than 16 units per building.

(b) *Open space.* A minimum of 15 percent of the gross acreage shall be reserved as natural vegetative space, grass areas or buffer areas.

(c) *Recreation facilities.* Multifamily projects shall provide recreational space based on the number of dwelling units per development as established in the following table:

Number of Dwelling Units Per Development	Minimum Space Per Dwelling Unit (sq. ft.)
1—8	900
9—16	1,800
17—32	2,700
33+	3,600

The term "recreational facility" is defined as, but not limited to, a building, enclosed structure or facility for use by the residents of the development for recreational activities, such as clubhouse, swimming pools, tennis courts, playground-equipped areas, picnic tables/shelters and/or basketball courts. These areas shall be furnished by the developer and maintained by the owner of the development.

(d) *Spacing between circulation system and buildings.* Automobile parking spaces and drives shall not be located closer than ten feet to the front, side or rear of any building.

(e) *Building relationships.* No building shall be located closer than as specified by the state building code, volume 1, but in no case shall any building be located closer than 20 feet to an adjacent building.

(f) *Courtyard.* Any group of buildings forming a courtyard shall have at least 25 percent of the perimeter of such courtyard open for access by emergency vehicles.

(g) *Buffering.* Adequate landscaping and buffering shall be included to buffer the development from its adjacent land uses, lots, or public rights-of-way per [section 32-259](#).

(h) *Perimeter requirement.* No building shall be erected, reconstructed, altered or moved nearer the exterior project property lines than 20 feet or the applicable district yard requirements, whichever is greater. If a deck or patio is provided, the setback shall be measured from property line to these facilities instead of from the property line to the permanent structure.

(i) **Solid waste disposal.** A plan for solid waste storage, collection and disposal shall be submitted to the city and approval obtained prior to issuance of a zoning permit. If dumpster sites are used they must be screened and enclosed by a decorative fence of at least eight feet in height and having a gate of at least ten feet. Each dumpster shall be placed on a six-inch by ten-foot by 15-foot reinforced concrete pad. **Owner will be relocating the existing dumpster and reinstalling it per the above requirements.**

(j) **Streets.** Streets shall either be public or private. However, all streets shall be paved and built to the minimum construction standards of the state department of transportation, division of highways, or the city street standards, whichever is more stringent. When streets are private, a covenant shall be agreed upon between the city and the developer/owner of the project for the maintenance of streets and parking areas within the project. A copy of this proposed covenant shall be submitted to the city for review during the conditional use review phase.

(k) **Street signs.** Where streets which access the development are public or private, signs shall be placed to identify the street names, directional information and regulatory information.

(l) **Utilities.** All developments shall provide underground utilities, including electricity, telephone, cable, gas, water and sewer. All installation of utilities and maintenance of utilities shall be in accordance with the requirements of the city and/or related utility regulation.

(m) **Fire protection.** A plan shall be submitted to the planning department and to the fire department for review of fire suppression systems, including hydrants, fire lanes and sprinkler systems.

(n) **Watershed requirements.** See article V, division 2, of this chapter.

([Ord. No. 2024-01](#), 1-2-24)

Sec. 32-259. - Buffering and screening requirements.

**Table 32-259.1
Level of Buffering by Zoning District***

Zoning District Adjacent To	R-R	R-20	R-15	R-MF-A	R-MF-T	R-MF-C	R-MH	R-MH-1	R-MH-2	O-I	B-I	B-2	L-I	H-I
R-R	**	**	**	1	1	1	1	1	1	1	**	2	2	3
R-20	**	**	**	2	1	1	2	2	2	2	**	2	3	3
R-15	**	**	**	2	2	2	2	2	2	2	2	2	3	3

Zoning District Adjacent To	R-R	R-20	R-15	R-MF-A	R-MF-T	R-MF-C	R-MH	R-MH-1	R-MH-2	O-I	B-I	B-2	L-I	H-I
R-MF-A	1	2	2	1	1	1	1	1	1	1	**	1	1	

(c) *Definitions.*

(9) *Landscape plan.* A component of a development plan on which is shown: Proposed landscape species (such as number, spacing, size at time of planting, and plant details); proposals for protection of existing vegetation during and after construction; proposed treatment of hard and soft surfaces; proposed decorative features; grade changes; buffers and screening devices; proposed ways to minimize the potentials for negative impacts upon public senses and protecting the community environment; and any other information that can reasonably be required in order that an informed decision can be made by the approving authority. Plans shall be prepared by a North Carolina licensed professional in the areas of landscaping.

Sec. 32-359. - Schedule of parking spaces.

Off-street parking spaces shall be provided and permanently maintained by the owners and occupants of the following types of property uses on the basis indicated:

(15) Residences and apartments, mobile homes and mobile home parks: Two spaces for each dwelling unit.



**CITY OF KING
CITY COUNCIL**

MEETING DATE:
March 2, 2026

PART A

Subject: Consideration of Budget Amendment 2025-06.05

Action Requested: Approval of Budget Amendment 2025-06.05

Attachments: Budget Amendment 2025-06.05

<p><i>Susan O'Brien</i></p> <hr/> <p>Susan O'Brien, Director of Finance and Personnel</p>	This abstract requires review by:	
	City Manager	City Attorney

PART B

Introduction and Background:

Discussion and Analysis:

The amendment adds \$3,421 to Public Buildings for ice storm damage repairs and \$930 to the Fire Department for thermal camera damage repair; both of these are offset by insurance.

The budget amendment also adds \$23,153 to the PD to account for a refund from Motorola of \$7,873 and a request to use prior year unspent funds (out of fund balance) allocated for some generator work of \$15,280. These will be used to pay for generator prep/wiring of \$15,894, that has already been completed and for additional generator work/rewiring the generator itself of \$23,153. The difference will be offset by moving \$12,970 from vehicle fuel, anticipated not to be spent in 25-26, to this generator project.

Please see the attached detail sheet for further explanations.

Budgetary Impact:

See amendment.

Recommendation:

Approval of Budget Amendment 2025-06.05

CITY OF KING
BUDGET AMENDMENT 2025-06.05

Be it hereby ordained by the City Council of the City of King that the following amendment be made to the Budget Ordinance adopted on the 4th day of June 2025, as follows:

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

<u>General Fund Expenditures</u>	<u>Decrease</u>	<u>Increase</u>	<u>New Approp.</u>
Public Buildings		3,421	151,230
Police		23,153	4,203,168
Fire		930	3,375,301
Total	0	27,504	

This will result in an increase in the expenditures of the General Fund. The above changes in expenditures will require no adjustment to revenues.

<u>General Fund Revenues</u>	<u>Decrease</u>	<u>Increase</u>	<u>New Approp.</u>
GF Revenues		12,224	12,158,059
GF Fund Balance Appropriated		15,280	228,962
Total	0	27,504	

Section 2. Copies of the budget amendment shall be furnished by the City Clerk to the City Council to the Mayor, Budget Officer and Finance Director for their directions.

Adopted this the _____ day of _____, 2026.

Attest: _____
 Richard E. McCraw, Mayor

 Nicole Branshaw, City Clerk

<u>Public Buildings</u>	<u>Expenditure</u>	<u>Revenue</u>
Building Maintenance	3,421	
Insurance Proceeds		3,421

The Library has some damage from the ice storm.
Insurance has been received.

<u>Fire Department</u>	<u>Expenditure</u>	<u>Revenue</u>
Equipment Repairs	930	
Insurance Proceeds		930

The Fire Department sustained damage to a thermal camera.
Insurance has been received.

<u>Police Department</u>	<u>Expenditure</u>	<u>Revenue</u>
Capital-Equipment	36,123	
Motorola Refund		7,873
Prior year unspent - from Fund Balance		15,280
Move from Fuel to Capital		12,970

The PD has completed a wiring project and needs additional generator preparation work.
This will be paid for by using a Motorola refund from the purchase of new radios earlier this year.
Additional funding will be from unspent generator funds in the prior budget year and moving funds, anticipated to be unspent, from the Vehicle Fuel line to Capital-Equipment.



**CITY OF KING
CITY COUNCIL**

MEETING DATE:
March 2, 2026

PART A

Subject:	Consideration of Resolution #2026-06 Approving Financing Terms for Two Police Vehicles
Action Requested:	Approval of Resolution #2026-06
Attachments:	Resolution #2026-06

<i>Susan O'Brien</i> <hr/> Susan O'Brien, Director of Finance and Personnel	This abstract requires review by:	
	City Manager	City Attorney

PART B

Introduction and Background:
This resolution is to approve a financing agreement for the purchase of two replacement police vehicles.

Discussion and Analysis:

Below are the RFP results:

**February 23, 2026
Bids for Financing two police vehicles**

Bidder	Interest rate	Annual Payment	Total Cost (principal and interest)	Fees	Grand Total Cost
Truist	Declined to bid				
First Horizon	4.820%	\$ 21,297.19	\$ 106,485.97	\$ 2,000.00	\$ 108,485.97
United Community Bank	No bid received				
First Citizens	No bid received				
Wells Fargo	No bid received				

Budgetary Impact:
None. The budget was amended on February 6, 2026 to incorporate this payment amount.

Recommendation:
Approval of Resolution #2026-06

CITY OF KING
RESOLUTION 2026-06
A Resolution Approving Financing Terms for Two Police Vehicles

WHEREAS, the City of King “City” has previously determined to undertake a project for Two Police Vehicles and, “the Project” and the Finance Officer has now presented a proposal for the financing of such Project.

BE IT THEREFORE RESOLVED AS FOLLOWS:

1. The City hereby determines to finance the Project through First Horizon Bank (“Lender”), in accordance with the proposal dated February 23, 2026. The amount financed shall not exceed \$97,120, the annual interest rate (in the absence of default or change in tax status) shall not exceed 4.82%, and the financing term shall not exceed five years (5) years from closing.
2. All financing contracts and all related documents for the closing of the financing “the Financing Documents” shall be consistent with the foregoing terms. All officers and employees of the City (“Borrower”) are hereby authorized and directed to execute and deliver any Financing Documents, and to take all such further action as they may consider necessary or desirable, to carry out the financing of the Project as contemplated by the proposal and this resolution.
3. The Finance Officer is hereby authorized and directed to hold executed copies of the Financing Documents until the conditions for the delivery of the Financing Documents have been completed to such officer’s satisfaction. The Finance Officer is authorized to approve changes to any Financing Documents previously signed by Borrower officers or employees, provided that such changes shall not substantially alter the intent of such documents or certificates from the intent expressed in the forms executed by such officers. The Financing Documents shall be in such final forms as the Finance Officer shall approve, with the Finance Officer’s release of any Financing Document for delivery constituting conclusive evidence of such officer’s final approval of the Document’s final form.
4. The Borrower shall not take or omit to take any action the taking or omission of which shall cause its interest payments on this financing to be includable in the gross income for federal income tax purposes of the registered owners of the interest payment obligations. The Borrower hereby designates its obligations to make principal and interest payments under the Financing Documents as “qualified tax-exempt obligations” for the purpose of Internal Revenue Code Section 265(b)(3).
5. The Borrower intends that the adoption of this resolution will be a declaration of the Borrower’s official intent to reimburse expenditures for the project that is to be financed from the proceeds of the Lender financing described above. The Borrower intends that funds that have been advanced, or that may be advanced, from the Borrower’s general fund, or any other Borrower fund related to the project, for project costs may be reimbursed from the financing proceeds.
6. All prior actions of Borrower officers in furtherance of the purposes of this resolution are hereby ratified, approved and confirmed. All other resolutions (or parts thereof) in conflict with this resolution are hereby repealed, to the extent of the conflict. This resolution shall take effect immediately.

IN WITNESS WHEREOF, this resolution was adopted this the 2nd day March, 2026.

(SEAL)

ATTEST:

CITY OF KING

Nicole Branshaw, City Clerk

Richard E. McCraw, Mayor



**CITY OF KING
KING CITY COUNCIL
DEPARTMENTAL REPORTS**

**MEETING DATE:
MARCH 2, 2026**

**Collections Report
Finance & Budget
Fire Department
Planning Department
Police Department
Senior Center
Tap Fee Report
Taxes
Water**

Budget vs Actual (Summary)

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Period Ending 1/31/2026

11 GENERAL FUND								
Description	Budget	Encumbrance	MTD	QTD	YTD	Variance	Percent	
Revenues								
	11,903,080	0.00	1,009,202.49	1,009,202.49	7,878,875.54	(4,024,204.46)	66%	
Revenues Totals:	11,903,080	0.00	1,009,202.49	1,009,202.49	7,878,875.54	(4,024,204.46)	66%	
Expenses								
Governing Body	108,510	0.00	9,702.82	9,702.82	95,167.83	13,342.17	88%	
Administration	202,653	0.00	20,725.53	20,725.53	120,318.90	82,334.10	59%	
Finance	228,941	0.00	25,184.29	25,184.29	163,525.80	65,415.20	71%	
Public Buildings	109,309	9,663.30	3,521.37	3,521.37	83,862.65	15,783.05	86%	
Planning	537,824	512.00	38,798.03	38,798.03	293,613.18	243,698.82	55%	
Police	3,942,232	138,637.07	346,214.57	346,214.57	2,683,757.99	1,119,836.94	72%	
Fire	3,342,901	64,816.11	309,718.11	309,718.11	2,142,969.03	1,135,115.86	66%	
Community Development	20,425	0.00	949.92	949.92	6,206.40	14,218.60	30%	
Streets	490,317	72,745.90	19,003.37	19,003.37	114,833.25	302,737.85	38%	
Public Works	650,567	15,135.53	44,539.15	44,539.15	382,882.44	252,549.03	61%	
Solid Waste	799,175	28,822.05	4,322.95	4,322.95	539,748.32	230,604.63	71%	
Recreation Acres	421,157	16,162.01	35,712.76	35,712.76	233,678.41	171,316.58	59%	
Central Park	95,305	20,068.60	20,489.52	20,489.52	52,101.50	23,134.90	76%	
Senior Center	167,192	0.00	16,321.27	16,321.27	96,167.93	71,024.07	58%	
Debt Service	465,072	0.00	0.00	0.00	437,337.14	27,734.86	94%	
Non-Departmental	321,500	0.00	4,367.00	4,367.00	226,285.89	95,214.11	70%	
Expenses Totals:	11,903,080	366,562.57	899,570.66	899,570.66	7,672,456.66	3,864,060.77	68%	
11 GENERAL FUND	Revenues Over/(Under) Expenses:		109,631.83	109,631.83	206,418.88			

Budget vs Actual (Summary)

City of King
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Period Ending 1/31/2026

61 ENTERPRISE FUND								
Description	Budget	Encumbrance	MTD	QTD	YTD	Variance	Percent	
Revenues								
	8,160,163	0.00	854,337.61	854,337.61	3,750,380.69	(4,409,782.31)	46%	
Revenues Totals:	8,160,163	0.00	854,337.61	854,337.61	3,750,380.69	(4,409,782.31)	46%	
Expenses								
Governing Body	91,867	0.00	6,146.84	6,146.84	58,600.91	33,266.09	64%	
Administration	299,901	0.00	32,155.29	32,155.29	149,535.52	150,365.48	50%	
Finance	496,721	0.00	41,336.02	41,336.02	290,647.22	206,073.78	59%	
Engineering	157,987	0.00	16,438.59	16,438.59	97,963.63	60,023.37	62%	
Water Plant	1,661,356	348,646.60	154,644.83	154,644.83	861,446.03	451,263.37	73%	
Water Distribution	1,651,956	248,330.74	89,325.81	89,325.81	880,340.27	523,284.99	68%	
Wastewater Collections	1,403,513	0.00	107,462.29	107,462.29	647,990.47	755,522.53	46%	
Wastewater Maintenance	815,882	137,665.93	61,849.99	61,849.99	387,882.28	290,333.79	64%	
Debt Service	1,215,458	0.00	0.00	0.00	436,004.44	779,453.56	36%	
Non-Departmental	365,522	0.00	107,118.02	107,118.02	240,693.48	124,828.52	66%	
Expenses Totals:	8,160,163	734,643.27	616,477.68	616,477.68	4,051,104.25	3,374,415.48	59%	
61 ENTERPRISE FUND	Revenues Over/(Under) Expenses:		237,859.93	237,859.93	(300,723.56)			

Debt Set Off Report - Funds Collected												
	Jul-25	Aug-25	Sep-25	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26	Mar-26	Apr-26	May-26	Jun-26
AMOUNT COLLECTED BY US	\$622.50	\$0.00	\$98.25	\$187.46	\$241.06	\$0.00	\$2,982.74					
AMOUNTED COLLECTED BY DEBT SETOFF	\$64.47	\$44.85	\$132.34	\$232.89	\$0.00	\$0.00	\$75.48					
TOTALS	\$686.97	\$44.85	\$230.59	\$420.35	\$241.06	\$0.00	\$3,058.22					
TOTAL YEAR TO DATE JULY 2024- JUNE 2025	\$4,682.04											

City of King Fire Department

Month in Review

January 2026

Administration:

- Staff attended the January city council meeting.
- Monthly staff meeting held on January 6th.
- Staff conducted interview for a part time Firefighter position on January 7th.
- Chief Roberson attended a Forsyth County Fire Commission meeting on January 12th.
- Chief Roberson attended an NC Fire and Rescue Committee meeting on January 13th.
- Chief Roberson attended Forsyth County Fire Chiefs meeting on January 13th.
- Staff conducted interview for a part time Firefighter position on January 20th.
- Staff spent countless hours monitoring, preparing and responding to the winter storm.
- Chief Roberson attended the Piedmont NC Firefighters' Association quarterly meeting on January 28th.

Fire Marshal Office Activities:

-

Public Education:

- **January 2** – Child safety seat inspection
- **January 4** – Child safety seat inspection
- **January 5** – 4th grade fire and life safety program, Poplar Springs Elementary
- **January 5** – Smoke alarm installation
- **January 6** – 4th grade fire and life safety program, Mt. Olive Elementary
- **January 7th** – 4th grade fire and life safety program, King Elementary
- **January 9th** – Foster home inspection
- **January 12th** – 4th grade fire and life safety program, Living Word Academy
- **January 14th** – 4th grade fire and life safety program, Calvary Christian School
- **January 16th** – smoke alarm evaluation
- **January 21st** – smoke alarm evaluation/troubleshooting.
- **January 22nd** – Smoke alarm installation or distribution.

Training:

- **January 5th, 6th, 7th**, – monthly medical training
- **January 14th and 15th** – ventilation training at FTCC training center

Incident Summary:

Fire	7
Rescue	7
EMS	124
Hazardous Condition	2

Service Call	22
Good Intent Call	32
False Alarms	6
Special Incident	0
Total Alarms	200

Location of Incidents:

Fire & Squad Totals:

City of King	104
City of King/Forsyth Co.	2
Stokes County	67
Forsyth County	11
Stokes Co. Auto/Mutual Aid	3
Forsyth Co. Auto/Mutual Aid	13
Responding in Place of	0
Out of County	0
Total Alarms	200

II. Building Permits Issued						
A. COMMERCIAL						
ASSEMBLY		BUSINESS		EDUCATIONAL		
FACTORY/INDUSTRIAL		HAZARDOUS		INSTITUTIONAL		
MERCANTILE		RESIDENTIAL		STORAGE/UTILITIES	1	
UPFIT/ADDITION	3	SIGN		DEMOLITION		
B. RESIDENTIAL						
HOUSES	10	MOBILE HOMES		GARAGES/CARPORTS		
UTILITY BUILDINGS	1	DECKS		ADDITIONS		
UPFIT	1	DEMOLITION	1	STORAGE/UTILITIES		
C. PERMIT LOCATIONS						
PERMITS ISSUED FOR		MOBILE HOMES		NEW HOUSES		COMMERCIAL
CITY LIMITS		0		10		0
ETJ		0		0		0
D. PERMIT TOTALS						
BUILDING	17	MECHANICAL	33	PLUMBING	12	
ELECTRICAL	41	SIGN/POOL/DEM	2	TOTAL PERMITS ISSUED		105
E. MONTHLY FISCAL YEAR TOTALS						
MONTH/YEAR	PERMITS	New Homes	RECEIPTS	CONSTRUCTION VALUE		
Jul-25	105	6	\$15,578.04	\$1,490,396.00		
Aug-25	73	2	\$23,554.13	\$3,112,226.00		
Sep-25	122	18	\$31,860.84	\$3,342,382.00		
Oct-25	61	3	\$10,296.83	\$1,122,290.00		
Nov-25	93	15	\$22,178.86	\$3,013,481.00		
Dec-25	104	10	\$23,382.80	\$2,027,233.00		
Jan-26	105	10	\$23,382.80	\$2,027,233.00		
Feb-26						
Mar-26						
Apr-26						
May-26						
Jun-26						
YEARLY TOTALS	663	64	\$150,234.30	\$16,135,241.00		
III. INSPECTIONS						
F. INSPECTIONS - COMMERCIAL						
BUILDING	80	MECHANICAL	8	PLUMBING	198	
ELECTRICAL	127	SIGN	5	OTHER	0	418
F. INSPECTIONS - RESIDENTIAL						
BUILDING	89	MECHANICAL	41	PLUMBING	61	TOTAL
ELECTRICAL	71	SIGN/POOL		OTHER	0	262
FISCAL YEAR TOTALS	4217			MONTHLY TOTAL		680

INFORMATION PROVIDED BY PLANNING & INSPECTIONS DEPARTMENT

Manpower Shortage Alerts – (01/01/2026 – 01/31/2026)

Only 2 Officers Available – 20 Alerts

Only 1 Officer Available – 13 Alerts

No Officers Available – 13 Alerts

Activity Log Event Summary (Cumulative Totals)

King Police Department
(01/01/2026 - 01/31/2026)

<No Event Type Specified>	3	911 Hang Up	13
Agency Assist	24	Alarm	26
Assault	2	Death Investigation	2
Direct Traffic	1	Disabled Motorist	7
Disturbance	17	Domestic	4
Drug Violation	2	Escort	3
Follow Up	6	Foot Patrol (Business)	217
Found Property	3	Fraud	1
Injury to Property	1	Juvenile Complaint	4
K-01 CENTRAL PARK -INCLUDES CABIN,	59	K-02 REC ACRES - INCLUDES	87
K-03 SENIOR CENTER	32	K-05 KING LIBRARY	38
K-08 PUBLIC WORKS	14	K-10 KING ELEMENTARY SCHOOL	46
K-12 CALVARY CHRISTIAN SCHOOL - MAIN	37	K-15 FIRST BAPTIST CHILD DEVELOPMENT	3
K-16 HARVEST TEMPLE CHILD	1	K-20 FIVE FORKS SHOPPING CENTER	63
K-21 KING SHOPPING CENTER	53	K-22 COLONY SHOPPING CENTER	67
K-23 RETAIL CIRCLE	60	K-24 DOWNTOWN SHOPS	7
K-30 402 WEST KING STREET	12	K-32 NOVANT MEDICAL ON MOORE ROAD	8
K-40 STOKES YMCA	31	K-50 ROSA TARA OFF PLANTATION DRIVE	1
K-51 CAROLINA CHRISTIAN VILLAGE ON	1	K-52 PRIDDY MANOR	11
K-53 UNIVERSAL NURSING FACILITY -	3	K-55 WALMART	79
K-56 Walgreens	1	K-8 PUBLIC WORKS	2
KING CARE CALL - SHELBY	13	KING CARE CALL-SC-BETTY JO	12
Larceny	14	License Check	3
MANPOWER	47	Mental Subject	6
Missing Person	1	Officer Assist (KPD only)	68
Open Door	21	Other	24
Police Service	19	Process Service	4
Prowler	1	Public Service	22
Security Check (Business)	304	Security Check (Residence)	989
Suspicious Activity	19	Suspicious Person	7
Suspicious Vehicle	8	Traffic Crash (Non-reportable)	3
Traffic Crash (Reportable) - OCA required	12	Traffic Stop (eCitation)	51
Traffic Stop (Handwritten Citation) - OCA	1	Traffic Stop (Warning)	57

Date: 02/11/2026 -- Time: 15:11

Section 7, Item # F.

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Activity Log Event Summary (Cumulative Totals)

King Police Department
(01/01/2026 - 01/31/2026)

Training	2	Trespassing	2
Unknown Nature	2	Vehicle Maintenance	1
Welfare Check	5		

Total Number Of Events: 2,770



King Senior Center



Monthly Report to Council

Feb 2026



King Senior Center
GET CENTERED

King Senior Center

Month-At-A-Glance*

Unduplicated participants	296
New participants	9
Avg Daily Attendance	58
Volunteers	10

- 24 exercise classes**
- 24 dance classes**
- 15 cultural arts classes**
- 39 games/activities**
- 4 educational classes**
- 5 mental health programs**
- 6 social activities**
- 3 health-focused programs**
- 3 special events**
- 30 classes with community partners**

Senior Center Expanded Services*

Exercise Classes	27
Dance Classes	6
Fitness Classes with	6
Cooperative Extension	

***1 week of classes were canceled due to inclement weather**

***approx 6 classes were canceled due to inclement weather**

Feb Highlights

This month we did struggle with inclement weather, but we were able to successfully host our annual Chicken Stew Drive-Thru Fundraiser. Thanks to John Brown’s Country Store and Grill, Food Lion of King, our participants, volunteers, and everyone who purchased a ticket. All proceeds will support the expansion of the vital programs we offer. We also had our annual coffee event with the Director, staff and participants, where we had open discussions about what we are doing well and where there is room for improvement. We have scheduled or connected older adults to free tax preparation services and are exploring new programs as well. Our 2nd Cup Veterans Coffee each Friday is continuing to grow, and sponsors have been very generous to continue helping us provide this important networking event each week for local veterans.

Expanded Services

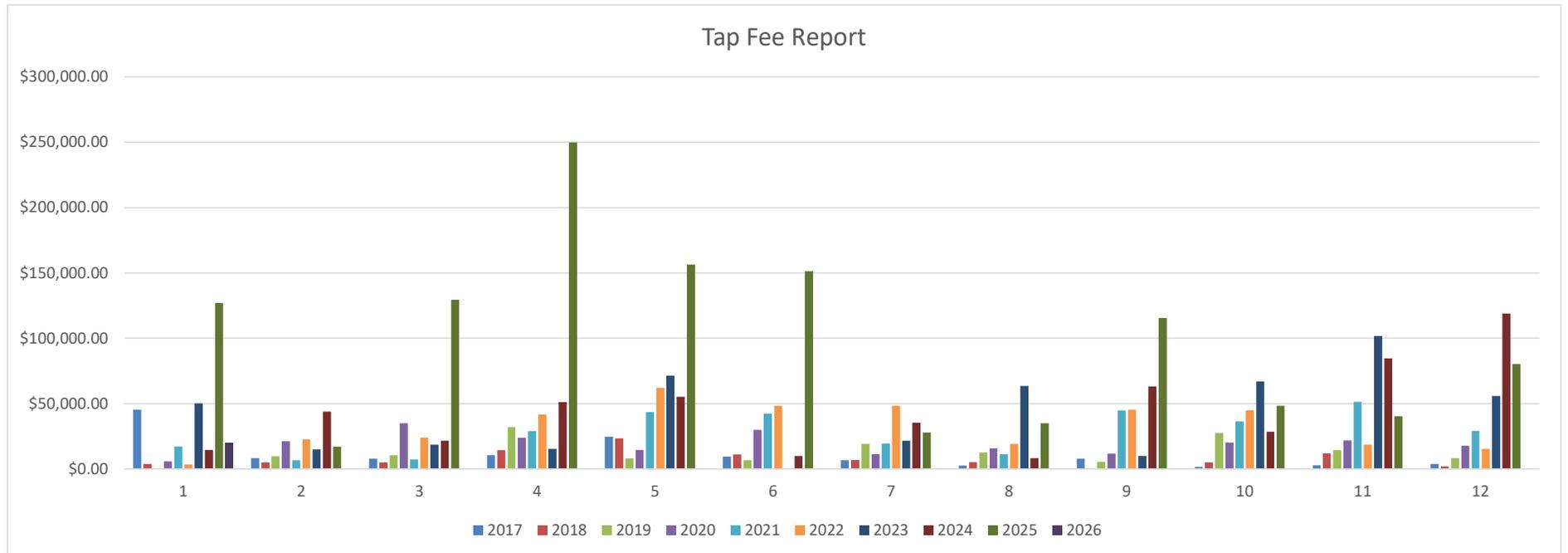
We continue to offer exercise programs at five remote sites and are excited about adding in new programming this spring to include new exercise offerings, cultural arts, and games.

Looking Ahead

In March we are looking forward to hosting an Advocacy Event with NC Representative Kyle Hall who will be at the Center for a Listening Session with older adults on Friday, March 27th at 10am (rescheduled from March 23rd.) Our Spring Fling Dance with the band *Creekside* will be on Saturday, March 21st and it is a fun night for food, dancing, and meeting new people. We are also planning to add an additional Indoor Walking Class on Thursday mornings by popular demand.

TAP FEE REPORT

YEAR	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2017	\$45,205.00	\$8,317.50	\$7,847.50	\$10,522.50	\$24,687.50	\$9,540.00	\$6,592.50	\$2,757.50	\$7,970.00	\$1,600.00	\$2,965.00	\$3,980.00
2018	\$3,965.00	\$5,050.00	\$5,050.00	\$14,475.00	\$23,575.00	\$11,040.00	\$6,737.50	\$5,315.00	\$0.00	\$5,055.00	\$12,032.50	\$1,990.00
2019	\$0.00	\$9,595.00	\$10,580.00	\$31,865.00	\$8,117.50	\$6,662.50	\$19,292.50	\$12,451.00	\$5,567.50	\$27,710.00	\$14,397.50	\$8,445.00
2020	\$5,995.00	\$21,217.50	\$34,980.00	\$23,820.00	\$14,710.00	\$29,965.00	\$11,385.00	\$15,655.04	\$11,857.50	\$20,140.00	\$21,907.50	\$17,793.00
2021	\$17,322.50	\$6,705.00	\$7,300.00	\$28,862.50	\$43,480.00	\$42,297.50	\$19,400.00	\$11,280.00	\$44,702.50	\$36,573.50	\$51,309.50	\$29,292.50
2022	\$3,375.00	\$22,605.00	\$24,105.00	\$41,790.00	\$62,095.00	\$48,230.00	\$48,230.00	\$19,250.00	\$45,270.00	\$44,927.50	\$18,650.00	\$15,365.00
2023	\$50,177.50	\$14,925.00	\$18,475.00	\$15,357.50	\$71,500.00	\$0.00	\$21,550.00	\$63,620.00	\$10,065.00	\$66,900.00	\$101,880.00	\$55,775.00
2024	\$14,575.00	\$44,027.50	\$21,665.00	\$51,067.50	\$55,255.00	\$9,950.00	\$35,470.00	\$8,470.00	\$63,200.00	\$28,617.50	\$84,626.00	\$118,980.00
2025	\$126,897.50	\$17,029.50	\$129,407.50	\$249,703.50	\$156,292.00	\$151,320.00	\$27,990.00	\$35,086.00	\$115,636.00	\$48,350.00	\$40,232.00	\$80,250.00
2026	\$19,950.00											
TOTALS	\$287,462.50	\$88,415.00	\$259,410.00	\$467,463.50	\$459,712.00	\$309,005.00	\$196,647.50	\$173,884.54	\$304,268.50	\$279,873.50	\$348,000.00	\$331,870.50



COUNTY OF STOKES

Richard Brim
TAX ADMINISTRATOR



Joanne M. Fallon
DEPUTY TAX COLLECTOR

Phone (336) 593-2811

Fax (336) 593-4019

TAX COLLECTIONS OFFICE
Post Office Box 57 • 1014 Main Street • Danbury, NC 27016

Memorandum

To: Susan O'Brien, City of King Finance Director

From: Joanne Fallon, Deputy Tax Collector

RE: JANUARY 2026 Collections

Date: February 6, 2026

Below is a breakdown of collections for the month of JANUARY 2026

	LEVY	INTEREST	TOTAL
CURRENT	\$ 277,638.06	\$ 864.94	\$ 278,503.00
DELINQUENT	\$ 745.31	\$ 72.36	\$ 817.67
VEHICLE FEE			
SUBTOTAL			\$ 279,320.67
LESS 1.75 % RETAINER			\$ (4,888.11)
TOTAL PROPERTY TAX			\$ 274,432.56

If you have questions concerning the amount of the check you received,
Please contact our Finance Department at 336-593-2450.

Report Parameters:

Date Sent to Finance Start: **Min - January 1, 2026**

Date Sent to Finance End: **Max - January 31, 2026**

Abstract Type: **BUS,IND,PUB,REI**

Tax District: **KING CITY**

Levy Type: **Interest, LATE LIST PENALTY, TAX, VEHICLE FEE**

Tax Year: **2026, 2025, 2024, 2023, 2022, 2021, 2020, 2019, 2018, 2017, 2016**

Year For: **2025, 2024, 2023, 2022, 2021, 2020, 2019, 2018, 2017, 2016, 2015, 2014, 2013, 2012, 2011, 2010, 2009, 2008, 2007, 2006, 2005, 2004, 2003, 2002, 2001, 1999**

Collapse Districts: **N**

Default Sort-By: **Tax Year**

Grouping: **Tax District, Levy Type**

Fiscal Year Activity from July 1, 20XX to January 31, 2026								Activity from January 1, 2026 to January 31, 2026			
Tax Year	Orig. Billed Amt (\$)	Abs. Adj (\$)	Bill Releases (\$)	Disc. Levy (\$)	Net Levy (\$)	Amt Collect. (\$)	Unpaid Balance (\$)	Amt Collect. (\$)	Abs. Adj (\$)	Bill Releases (\$)	Disc. Levy (\$)
		Assessor Refunds (\$)	Net Collections (\$)	Additional Levy (\$)	Collection Fee Amt (\$)	% Coll.	% Uncoll.			Assessor Refunds (\$)	Additional Levy (\$)
TAX DISTRICT: KING CITY LEVY TYPE: Interest											
2025	0.00	0.00	0.00	0.00	0.00	95.67	0.00	95.67	0.00	0.00	0.00
			95.67	0.00	0.00	NA	NA			0.00	0.00
2024	0.00	0.00	0.00	0.00	0.00	451.55	0.00	0.00	0.00	0.00	0.00
			451.55	0.00	0.00	NA	NA			0.00	0.00
2023	0.00	0.00	0.00	0.00	0.00	482.16	0.00	0.00	0.00	0.00	0.00
			482.16	0.00	0.00	NA	NA			0.00	0.00
2022	0.00	0.00	0.00	0.00	0.00	417.70	0.00	0.00	0.00	0.00	0.00
			417.70	0.00	0.00	NA	NA			0.00	0.00
2021	0.00	0.00	0.00	0.00	0.00	485.81	0.00	0.00	0.00	0.00	0.00
			485.81	0.00	0.00	NA	NA			0.00	0.00
2020	0.00	0.00	0.00	0.00	0.00	477.25	0.00	0.00	0.00	0.00	0.00
			477.25	0.00	0.00	NA	NA			0.00	0.00
2019	0.00	0.00	0.00	0.00	0.00	242.30	0.00	0.00	0.00	0.00	0.00
			242.30	0.00	0.00	NA	NA			0.00	0.00
2018	0.00	0.00	0.00	0.00	0.00	320.12	0.00	0.00	0.00	0.00	0.00
			320.12	0.00	0.00	NA	NA			0.00	0.00

2017	0.00	0.00	0.00	0.00	0.00	0.00	398.68	0.00	0.00	0.00	0.00	0.00
		0.00	398.68	0.00	0.00	0.00	NA	NA			0.00	0.00
2016	0.00	0.00	0.00	0.00	0.00	0.00	517.97	0.00	0.00	0.00	0.00	0.00
		0.00	517.97	0.00	0.00	0.00	NA	NA			0.00	0.00
Sub.	0.00	0.00	0.00	0.00	0.00	0.00	3,889.21	0.00	95.67	0.00	0.00	0.00
		0.00	3,889.21	0.00	0.00	0.00	NA	NA			0.00	0.00

TAX DISTRICT: KING CITY LEVY TYPE: LATE LIST PENALTY

2025	22.60	0.00	0.14	40.28	62.74	27.31	35.43	0.83	0.00	0.00	0.00	0.00
		0.00	27.31	0.00	0.00	43.53 %	56.47 %				0.00	0.00
2024	18.91	3.55	0.14	16.71	31.93	29.72	2.21	0.00	0.00	0.00	0.00	0.00
		0.00	29.72	0.00	0.00	93.08 %	6.92 %				0.00	0.00
2023	141.61	5.99	0.21	6.51	141.92	140.80	1.12	0.00	0.00	0.00	0.00	0.00
		0.00	140.80	0.00	0.00	99.21 %	0.79 %				0.00	0.00
2022	90.23	4.72	0.20	0.00	85.31	82.54	2.77	0.00	0.00	0.00	0.00	0.00
		0.00	82.54	0.00	0.00	96.75 %	3.25 %				0.00	0.00
2021	40.34	10.53	1.83	85.41	113.39	111.33	2.06	0.00	0.00	0.00	0.00	0.00
		4.72	116.05	0.00	0.00	98.18 %	1.82 %				0.00	0.00
2020	83.55	4.42	0.15	0.00	78.98	77.72	1.26	0.00	0.00	0.00	0.00	0.00
		4.42	82.14	0.00	0.00	98.40 %	1.60 %				0.00	0.00
2019	31.81	4.51	2.16	1.10	28.21	26.88	1.33	0.00	0.00	0.00	0.00	0.00
		1.13	28.01	1.97	0.00	95.29 %	4.71 %				0.00	0.00
2018	26.15	8.14	0.09	5.48	23.40	22.00	1.40	0.00	0.00	0.00	0.00	0.00
		4.60	26.60	0.00	0.00	94.02 %	5.98 %				0.00	0.00
2017	115.26	54.63	0.00	63.14	123.77	122.22	1.55	0.00	0.00	0.00	0.00	0.00
		0.00	122.22	0.00	0.00	98.75 %	1.25 %				0.00	0.00
2016	55.82	1.89	0.00	0.00	53.93	52.21	1.72	0.00	0.00	0.00	0.00	0.00
		0.00	52.21	0.00	0.00	96.81 %	3.19 %				0.00	0.00
Sub.	626.28	98.38	4.92	218.63	743.58	692.73	50.85	0.83	0.00	0.00	0.00	0.00
		14.87	707.60	1.97	0.00	93.16 %	6.84 %				0.00	0.00

TAX DISTRICT: KING CITY LEVY TYPE: TAX

2025	499,833.10	579.51	4,092.02	142.34	495,303.91	480,008.12	15,295.79	86,606.25	0.00	0.00	0.00	0.00
		567.92	480,576.04	0.00	0.00	96.91 %	3.09 %				0.00	0.00
2024	335,003.80	35.54	2,777.88	62.39	332,252.77	330,683.82	1,568.95	0.00	0.00	0.00	0.00	0.00
		0.00	330,683.82	0.00	0.00	99.53 %	0.47 %				0.00	0.00
2023	319,779.56	472.54	1,636.60	228.11	324,416.99	323,982.18	434.81	0.00	0.00	0.00	0.00	0.00
		0.00	323,982.18	6,518.46	0.00	99.87 %	0.13 %				0.00	0.00
2022	320,506.25	11,590.67	993.62	334.21	314,039.92	313,739.57	300.35	0.00	0.00	0.00	0.00	0.00
		0.00	313,739.57	5,783.75	0.00	99.90 %	0.10 %				0.00	0.00

2021	312,284.52	333.42	984.60	854.13	312,004.64	311,833.66	170.98	0.00	0.00	0.00	0.00
		47.25	311,880.91	184.01	0.00	99.95 %	0.05 %			0.00	0.00
2020	256,855.12	17,642.30	1,332.40	19.11	257,282.44	257,224.64	57.80	0.00	0.00	0.00	0.00
		43.29	257,267.93	19,382.91	0.00	99.98 %	0.02 %			0.00	0.00
2019	263,632.05	946.23	1,365.80	5.49	261,407.12	261,385.13	21.99	0.00	0.00	0.00	0.00
		11.23	261,396.36	81.61	0.00	99.99 %	0.01 %			0.00	0.00
2018	250,754.74	1,248.02	752.64	27.43	249,428.22	249,338.86	89.36	0.00	0.00	0.00	0.00
		45.07	249,383.93	646.71	0.00	99.96 %	0.04 %			0.00	0.00
2017	253,404.26	640.49	801.23	158.67	252,240.64	252,225.14	15.50	0.00	0.00	0.00	0.00
		46.93	252,272.07	119.43	0.00	99.99 %	0.01 %			0.00	0.00
2016	246,094.87	155.23	909.38	0.00	245,030.26	245,013.03	17.23	0.00	0.00	0.00	0.00
		0.00	245,013.03	0.00	0.00	99.99 %	0.01 %			0.00	0.00
Sub.	3,058,148.27	33,643.95	15,646.17	1,831.88	3,043,406.91	3,025,434.15	17,972.76	86,606.25	0.00	0.00	0.00
		761.69	3,026,195.84	32,716.88	0.00	99.41 %	0.59 %			0.00	0.00

TAX DISTRICT: KING CITY LEVY TYPE: VEHICLE FEE

2025	465.00	0.00	0.00	0.00	465.00	75.00	390.00	0.00	0.00	0.00	0.00
		0.00	75.00	0.00	0.00	16.13 %	83.87 %			0.00	0.00
2024	285.00	0.00	0.00	0.00	285.00	135.00	150.00	0.00	0.00	0.00	0.00
		0.00	135.00	0.00	0.00	47.37 %	52.63 %			0.00	0.00
2023	300.00	0.00	225.00	0.00	300.00	165.00	135.00	0.00	0.00	0.00	0.00
		0.00	165.00	225.00	0.00	55.00 %	45.00 %			0.00	0.00
2022	240.00	0.00	0.00	0.00	240.00	165.00	75.00	0.00	0.00	0.00	0.00
		0.00	165.00	0.00	0.00	68.75 %	31.25 %			0.00	0.00
2021	135.00	0.00	0.00	0.00	135.00	120.00	15.00	0.00	0.00	0.00	0.00
		0.00	120.00	0.00	0.00	88.89 %	11.11 %			0.00	0.00
2020	95.00	0.00	25.00	0.00	120.00	90.00	30.00	0.00	0.00	0.00	0.00
		0.00	90.00	50.00	0.00	75.00 %	25.00 %			0.00	0.00
2019	50.00	0.00	30.00	0.00	50.00	50.00	0.00	0.00	0.00	0.00	0.00
		0.00	50.00	30.00	0.00	100 %	0 %			0.00	0.00
2018	50.00	0.00	0.00	0.00	50.00	40.00	10.00	0.00	0.00	0.00	0.00
		0.00	40.00	0.00	0.00	80.0 %	20.0 %			0.00	0.00
2017	50.00	0.00	0.00	25.00	75.00	75.00	0.00	0.00	0.00	0.00	0.00
		0.00	75.00	0.00	0.00	100 %	0 %			0.00	0.00
2016	50.00	0.00	0.00	0.00	50.00	50.00	0.00	0.00	0.00	0.00	0.00
		0.00	50.00	0.00	0.00	100 %	0 %			0.00	0.00
Sub.	1,720.00	0.00	280.00	25.00	1,770.00	965.00	805.00	0.00	0.00	0.00	0.00
		0.00	965.00	305.00	0.00	54.52 %	45.48 %			0.00	0.00
Total	3,060,494.55	33,742.33	15,931.09	2,075.51	3,045,920.49	3,030,981.09	18,828.61	86,702.75	0.00	0.00	0.00

		776.56	3,031,757.65	33,023.85	0.00	99.38 %	0.62 %		0.00	0.00
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Signature (Tax Collector) _____

30-60-90 Service Report

Service Name	1/8/2026	12/8/2025	11/8/2025	10/9/2025	Total
	0-30 Days	31-60 Days	61-90 Days	90+ Days	
WATER C IN	\$2,956.10	\$113.02	\$1,442.16	\$8,434.30	\$12,945.58
WATER IRR IN	\$86.60	\$0.00	\$29.86	\$15.74	\$132.20
WATER C OUT	\$34,963.70	\$2,144.83	\$1,609.02	\$30,204.73	\$68,922.28
WATER IRR OUT	\$50.84	\$0.00	\$0.00	\$0.00	\$50.84
STOKESCO OUT	\$2,750.76	\$0.00	\$0.00	\$0.00	\$2,750.76
STOKESCO IRR OUT	\$118.04	\$0.00	\$0.00	\$0.00	\$118.04
SEWER OUT	\$9,140.51	\$296.16	\$2,256.11	\$23,598.80	\$35,291.58
SEWER IN	\$9,031.53	\$528.75	\$4,607.58	\$27,391.13	\$41,558.99
SEN SEWER IN	\$0.00	\$0.00	\$0.00	\$2,031.16	\$2,031.16
SEN SEWER OUT	\$0.00	\$0.00	\$0.00	\$990.62	\$990.62
SEWER IN NOHK	\$735.62	\$36.00	\$160.00	\$1,653.36	\$2,584.98
LANDFILL TIPFEE	\$736.22	\$53.86	\$345.60	\$2,576.75	\$3,712.43
BOD/TSS RES	\$541.34	\$44.09	\$350.03	\$3,289.84	\$4,225.30
BOD/TSS COM	\$181.25	\$0.00	\$58.00	\$21.17	\$260.42
BOD/TSS RESCOM	\$40.82	\$2.54	\$21.75	\$87.08	\$152.19
WATER SPRINKLR	\$5.20	\$0.00	\$0.00	\$0.00	\$5.20
RETURN PMT FEE	\$100.00	\$25.00	\$0.00	\$475.00	\$600.00
NONPAYMENT FEE	\$100.00	\$481.92	\$4,315.76	\$17,440.03	\$22,337.71
OTHER UNK	\$0.00	\$0.00	\$0.00	\$1,376.48	\$1,376.48
YARD CART PCKUP	\$0.00	\$5.41	\$16.66	\$66.89	\$88.96
WA - PENALTY	\$0.00	\$0.00	\$0.00	\$1,466.11	\$1,466.11
PENALTY	\$3,919.56	\$40.00	\$926.07	\$6,317.79	\$11,203.42
SM01	\$127.50	\$25.00	\$0.00	\$0.00	\$152.50
Totals:	\$65,585.59	\$3,796.58	\$16,138.60	\$127,436.98	\$212,957.75