



AGENDA

MEETING CALLED TO ORDER

PLEDGE

Notes on Pledge: Remain Standing for the invocation

INVOCATION – Chaplain Rick Hughes

ANNOUNCEMENTS

Notes on Announcements:

- **Senior Services Board, Regular Meeting:** Tuesday, July 7, 2026, 3:00 pm, King Senior Center, 107 White Road, Lower Parking Lot
- **Parks/Recreation Advisory Board, Regular Meeting:** Thursday, July 9, 2026, 6 p.m., Parks/Rec Community Building Parlor Room, 107 White Road
- **Community Appearance Commission:** Thursday, July 16, 2026, 2 pm, Community Building Parlor Room, 107 White Road
- **King Planning Board, Regular Meeting:** Monday, July 27, 2026, 6 p.m. at City Hall Council Chambers, 229 S. Main Street.

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. **June 1, 2026**

- B.** Set a Public Hearing date for Kendall Comm. for Galaxi Towers (aka Alpha Towers Prop. Co.) & Adam L. Cain (Property Owner) Request for a Special Use Permit to Construct a Communication Tower
- C.** Set a Public Hearing Date for a Voluntary Annexation Request by Zachary & Nicole Burick, D.B.A. (1100 Meadowbrook Dr., LLC).
- D.** Set a Public Hearing Date for a Voluntary Annexation Request by Matthew Greene D.B.A. (Reaper Holdings, LLC).

3. DISCUSSION ITEMS

- A.** Lease Agreement Draft for Chamber

4. ACTION ITEMS

- A.** Comprehensive Plan Branding Review

5. DEPARTMENTAL REPORTS

- A.** Departmental Report
- B.** Collections Report
- C.** Finance & Budget Report
- D.** Fire Department Report
- E.** Planning and Inspections Departmental Report
- F.** Police - Departmental 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

CLOSED SESSION

- NC General Statute 143-318.11(a)(3) Closed Session for the Purpose of Attorney/Client Privilege.

ADJOURNMENT



**CITY OF KING
CITY COUNCIL**

MEETING DATE:
July 6, 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. June 1, 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 June 1, 2026, minutes as presented.



MINUTES

The King City Council convened for its regular meeting at King City Hall, Council Chambers, 229 S. Main St, King, on Monday, June 1, 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, Director of Finance & Personnel Susan O'Brien, Intern City Planner Emerson Wright, Fire Chief Steven Roberson, Police Chief Jordan Boyette, Police Lt. M. Perdue, Senior Center Director Paula Hall, and Chaplain Rick Hughes. Mayor Pro Tem Jane Cole

MEETING CALLED TO ORDER

The meeting was called to order at 6:00 PM on Monday, June 1, 2026. The Pledge of Allegiance was recited, with all remaining standing for the invocation given by Chaplain Rick Hughes.

***Motion:** Councilwoman Fowler made a motion to excuse Mayor Pro Tem from tonight's Council meeting. Councilman Bowles seconded. Motion carried unanimously 3-0.*

ANNOUNCEMENTS

The Mayor presented the upcoming events and closures, which were noted on the agenda.

PUBLIC COMMENT

Mayor McCraw opened the public comment period at 6:02 PM. No members of the public signed up to address the Council during the public comment period. The public comment period was closed at 6:02 pm. ****SEE DOCUMENT 1****

1. ADJUSTMENTS TO AGENDA

Mayor McCraw asked if there were any adjustments to the agenda. A request was made to add Item 5C — Reappointment to the Stokes Municipal ABC Board — to the evening's agenda. The Mayor entertained a motion to approve the adjustment.

***Motion:** Councilwoman Fowler made a motion to adjust the agenda to add Item 5C and approve the agenda as amended. Councilman Lane seconded. Motion carried unanimously 3-0.*

2. CONSENT AGENDA

Mayor McCraw explained that the consent agenda items were considered noncontroversial and administrative in nature. No items were pulled from the consent agenda for separate discussions.

The following consent items were approved:

A. Approval of Minutes

- a. Approval of Minutes

- b. Set a Public Hearing Date for Kendall Comm. for Galaxi Towers (aka Alpha Towers Prop. Co.) & Adam L. Cain (Property Owner) Request for a Special Use Permit to Construct a Communication Tower
- c. Order of Collections of 2026 Taxes/Order of Collections of 2025 and Prior Years' Taxes by the Forsyth Co Tax Collector

Motion: Councilwoman Fowler moved to approve the Consent Agenda. Councilman Lane seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 2****

3. Public Hearing

A. Public Hearing – Voluntary Annexation Request by Celia Cruz & Jose Montoya

Mayor McCraw opened the public hearing at 6:05 PM. No members of the public had signed up to speak. The hearing was subsequently closed, and the matter was turned over to City Planner Intern Emerson Wright for staff presentation. A revised version of the ordinance was provided to the City Council and Staff for review by the City Attorney.

City Planner Intern Emerson Wright presented the voluntary annexation request submitted by Celia Cruz and Jose Montoya for a 7.97-acre tract located off Santee Court on Newsome Road. The request was made in accordance with the City's utilities extension policy. Mr. Wright advised the Council that, per the ordinance, the City Council must find and determine that the area meets all standards set out in North Carolina General Statutes 160A-58.1(b), including that the petition bears the signatures of all required property owners, the petition is otherwise valid, and that annexation would best serve the public health, safety, and welfare of the city and the area proposed. Staff recommended approval of Ordinance 2026-06, effective June 1, 2026, and directed that the ordinance and plat map be recorded within 30 days, per the North Carolina General Statutes.

A Council member inquired as to the current zoning of the tract. City Planner Intern Emerson Wright confirmed that the property is zoned light industrial.

Motion: Councilwoman Fowler moved to approve Ordinance No. 2026-06, effective June 1, 2026, and to cause the ordinance and plat map to be recorded within 30 days, per the North Carolina General Statutes. Councilman Lane seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 3****

B. Public Hearing – Voluntary Annexation Request by Carl & Kristine Mitchell

The public hearing was opened and closed at 6:07 pm with no one signed up to speak, and the matter was turned over to City Planner Intern Emerson Wright for staff presentation. A revised version of the ordinance was provided to the City Council and Staff for review by the City Attorney.

Mr. Wright presented the voluntary annexation request submitted by Carl and Kristine Mitchell for an 8.61-acre tract located off Newsome Road on Cavel Drive. As with the prior request, the annexation was sought in accordance with the City's utilities extension policy. Mr. Wright cited the same statutory findings under North Carolina General Statutes 160A-58.1(b) and confirmed all petition requirements had been satisfied. Staff recommended approving Ordinance 2026-08, with an effective date of June 1, 2026, and directed that the ordinance and plat map be recorded within 30 days.

A Council member asked whether the two properties — the Cruz/Montoya parcel and the Mitchell parcel — shared a connection along Newsome Road. City Planner Intern Emerson Wright confirmed that they do. No further questions were raised.

Motion: Councilman Lane moved to approve Ordinance No. 2026-08, effective June 1, 2026, and to cause the ordinance and plat map to be recorded within 30 days, per the North Carolina General Statutes. Councilman Bowles seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 4****

C. Public Hearing – Amend Chapter 32 – Zoning; Art. I – General, Sec. 32-8 – Definitions; Article II – Administration & Enforcement, Division 1 – General, Add Section 32-50 Special Use Permits; Article III – Establishment of Districts, Section 32-1

The public hearing was opened at 6:10 PM and closed at 6:10 PM, with no public comment received. City Planner Intern Emerson Wright explained the need for the text amendment, noting that the City's existing special use permit and quasi-judicial hearing sections of the zoning ordinances had become outdated and effectively unenforceable as a result of recent updates to North Carolina General Statutes. Mr. Wright stated that the amendments were brought forward to bring the ordinance into compliance with current state law. He reported that the Planning Board had voted 5-0 unanimously to recommend approval of the text amendment. Staff likewise recommended approval of the text amendment and Ordinance 2026-09. No questions were raised by Council members.

Motion: Councilwoman Fowler moved to approve the text amendment and Ordinance No. 2026-09. Councilman Lane seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 5****

4. Discussion Items

A. Friends of Stokes Shelter Back to School Bash Nonprofit Fee Waiver Request

Mariah Mara, representing Friends of Stokes Shelter (FOSS), appeared before the Council to request a fee waiver for use of the City's amphitheater for their annual Back to School Bash event. Ms. Mara provided background on FOSS, describing it as a no-kill shelter serving Stokes County that operates entirely on fundraising. She noted that the organization has saved over 2,080 animals over the past five years and has been actively engaged in community outreach through a program called Faces of FOSS, which has included partnerships with the YMCA, local senior centers, and youth reading programs.

Ms. Mara explained that the Back to School Bash had historically been held at the shelter in Walnut Cove, but the organization wished to bring the event to King — a more central location — as a movie night at the amphitheater, scheduled for August 7, 2026. The event would be free for all attendees and feature school-supply giveaways, activities for children, and appearances by adoptable animals from FOSS and other rescue organizations. She noted that the licensing fee for the movie screening was anticipated to be at least \$500 and that absorbing the additional amphitheater rental fee would make the event financially difficult. Ms. Mara distributed materials to Council members outlining the event's rough agenda.

Councilwoman Fowler asked whether the event would include food. Ms. Mara confirmed that food — including hot dogs — would be offered, largely through donations, and that Mitchell's had been a past contributor. She indicated that the food would be available at no charge to attendees.

Councilwoman Fowler inquired whether police officers would be required at the event. City Engineer Ben Marion responded on behalf of the City, noting that the special event permit fee for a nonprofit is \$500, with a \$50 application fee, and that officers may be required depending on attendance. He indicated that under current ordinance, a police presence is generally not mandated at events below a threshold of approximately 300 attendees, and confirmed that because no alcohol would be served, the requirement would not be triggered. Ms. Mara confirmed that the event is designed entirely for children and that there would be no alcohol.

Mayor McCraw asked whether animals would be available for adoption at the event. Ms. Mara clarified that no adoptions would take place on-site, as applications must be submitted in advance, but that animals approved as reading buddies — known to be calm and child-friendly — would be present for attendees to meet and greet. She added that photos and information on all available animals would be displayed at a FOSS table.

City Chaplain Rick Hughes inquired whether the featured film would carry an animal theme, to which Ms. Mara affirmed that it would. He also asked whether Ms. Mara anticipated any difficulties if attendance reached 150

to 200 people, given that prior events in Walnut Cove had drawn approximately 50 children. Ms. Mara expressed confidence that the organization's volunteer base could accommodate a larger crowd and noted that the feedback was helpful for planning purposes. She confirmed that FOSS maintains event insurance and would secure day-of-event coverage through their provider.

Council members expressed strong support for the request, noting both the community benefit of the event and the organization's connection to Stokes County residents. Councilwoman Fowler commented that she had no objection to waiving the fee and anticipated that the event, if well advertised, would draw well beyond 50 attendees. Mayor McCraw recommended that FOSS maintain regular contact with City staff throughout the planning process and suggested that the Chamber of Commerce representative, identified as Kathy, present at the meeting might assist with publicity. Ms. Mara, herself a King resident, expressed gratitude for the Council's consideration.

Motion: Councilwoman Fowler moved to waive the special event permit fee for the Friends of Stokes Shelter to hold their August Back-to-School Bash at the City amphitheater, with the organization to continue receiving guidance from City staff. Councilman Bpwles seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 6****

B. Comprehensive Plan Branding

City Planner Intern Emerson Wright presented six branding options — labeled A through F — developed by the firm Kimley-Horn as part of the ongoing Comprehensive Plan process. Mr. Wright invited Council members to share their top one or two preferences, noting that if none of the options were satisfactory, he could return to Kimley-Horn to develop additional alternatives.

The discussion was engaged and collaborative. Councilman Lane stated a clear preference for Option C, noting that it prominently featured the name "King" and incorporated a mountain backdrop that he found visually appealing. He indicated he did not find Options A or B appealing but would accept any of Options C through F. Councilwoman Fowler agreed that Option C was her preference. Councilman Bowles also selected Option C but requested that the mountain imagery be more sharply defined, stating, "They're a little bit less — they're not super defined — if I looked at that I wouldn't necessarily say Pilot Mountain right off."

The Mayor offered a different perspective, noting his personal preference for Option E on account of its use of the word "gateway," remarking, "E was my choice because it said gateway. Gateway to the city." This prompted a suggestion from Councilman Lane that elements from multiple options could be combined — specifically, that the word "Gateway" and the name "King" could both be incorporated into a refined version of Option C, with the mountains rendered larger and more distinctly recognizable as Pilot Mountain.

The Mayor confirmed consensus around that hybrid direction and asked Mr. Wright to bring a revised version back to the Council incorporating the gateway language, the "King" name, and a more prominent mountain silhouette.

Motion: Councilwoman Fowler moved to direct staff to work with Kimley-Horn to develop a hybrid branding option incorporating elements of Options C and D — specifically, the name "King," the word "Gateway," and more prominently defined mountain imagery — and to return with a revised version for Council review. Councilman Lane seconded. Motion carried unanimously 3-0.

5. ACTION ITEMS

A. Consideration of Budget Amendment 2025-06.08

Mayor McCraw introduced the item and recognized Director of Finance and Personnel Susan O'Brien to present. Ms. O'Brien explained that the amendment totals \$121,000 for the general fund and \$27,000 for the water and sewer enterprise fund, with all amounts drawn from fund balance. The general fund portion covers a mix of legal fees and anticipated potential expenditure overruns. The water and sewer enterprise fund amendment reflects a corresponding revenue amount of equal value.

Councilwoman Fowler acknowledged the difficulty of bringing such an amendment forward and expressed appreciation for the finance team's diligence in keeping the adjustment at its current level. She stated, "I know how it pains you and Scott to bring this to us, and I appreciate that it's not more than this. That's what we have fund balance for." No further questions or concerns were raised.

Motion: Councilwoman Fowler moved to approve Budget Amendment 2025-06.08. Councilman Lane seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 7****

B. Revision of Ordinance 2024-04 to 2024-05

City Planner Intern Emerson Wright presented a housekeeping item to correct an administrative filing error discovered during a review of past annexation ordinances. Mr. Wright explained that the voluntary annexation ordinance for King's Crossing Phase 1, when it came before the Council in 2024, was incorrectly filed as Ordinance 2024-04, but should have been designated as Ordinance 2024-05. He expressed hope that this would be the last such correction required, noting that the Council would be acting on Resolution 2026-15, which formally fixes the designation.

City Attorney Brad Friesen noted that an associated page correction had also been made. No questions were raised.

Motion: Councilman Lane moved to approve Resolution 2026-15, revising Ordinance 2024-04 to Ordinance 2024-05 for the voluntary annexation of King's Crossing Phase 1. Councilman Bowles seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 8****

C. Reappointment to the Stokes Municipal ABC Board

This item was added to the agenda at the outset of the meeting. City Clerk Nicole Branshaw reported that the term of Jason Carter, a Council-appointed member of the Stokes Municipal ABC Board, had expired. The Stokes Municipal ABC Board Chairman, Brian Booe, recommended his reappointment. Mr. Carter was originally appointed in 2023 for a one-year term and subsequently reappointed in 2024 for a two-year term. The current request was for an additional two-year term.

The Mayor noted that Mr. Carter had been performing well in the role and invited questions. None were raised.

Motion: Councilwoman Fowler moved to approve the reappointing of Jason Carter to the Stokes Municipal ABC Board for a two-year term. Councilman Bowles seconded. Motion carried unanimously 3-0. ****SEE DOCUMENT 9****

6. DEPARTMENTAL REPORTS

The Mayor invited Council members to raise any questions or concerns regarding the departmental reports. The Mayor highlighted the performance of the King Senior Center, noting strong metrics including 386 unduplicated participants, 19 new participants, an average daily attendance of 66, and 13 volunteers. He expressed particular appreciation for the work being done at the Senior Center, stating that the staff there were doing "a bang-up job."

The Council acknowledged receipt of all departmental reports.

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

ITEMS OF GENERAL CONCERN

Councilman Lane offered brief remarks, stating simply that he was thankful to be in attendance.

Councilwoman Fowler spoke at greater length. She expressed gratitude to the Community Appearance Commission for coordinating a recent community shred event, noting broad public appreciation for the initiative. She referenced a cost of approximately \$1,000 for the shredding service and encouraged the

committee to seek continued funding to sustain the program. She also acknowledged her upcoming absence from the country during the Fourth of July holiday but enthusiastically noted widespread public anticipation for the 4th of July parade, commenting that people were talking about it actively on Facebook and around town.

Councilman Bowles offered brief thanks to all City staff for their continued efforts.

The Mayor covered several items. He confirmed that the shred event had been a significant success, with approximately 134 participants at its peak, and shared a lighthearted anecdote about City staff working in the heat. He expressed gratitude for the City's participation in the National Day of Prayer at the YMCA, the Stokes County League of Municipalities meeting in Danbury, the Stokes United raffle, the Memorial Day observance, a birthday recognition for Chad Tucker, and the 100th anniversary of King Book Store.

The Mayor then read aloud a letter of commendation received from the Village of Tobaccoville. The letter, authored by Village Administrator Lori Shore, read in part: "On behalf of the Village of Tobaccoville, I wanted to express our gratitude to your Public Works department for doing such a great job for us with the bulk item pickup. Ricky gave the reins to Elijah during week two, and he did extremely well. We thank you for contracting with us again to make this such a success." The Mayor presented the letter to the City Manager for display in the Public Works shop as recognition of the team.

The City Manager provided several notable updates:

- The City had closed on the purchase of 2.8 acres of property. He confirmed that construction staff would begin working in the building the following day and that demolition of the existing structure on the property would commence the following week.
- The Veterans Memorial project had been completed, with approximately another 500 pavers being replaced. City staff spent three days installing the pavers in hot conditions.

The project had drawn considerable positive public praise, the Mayor stated.

- A late-arriving paver order — received after the initial bulk installation — was being handled with urgency, with the vendor expected to deliver the remaining two pavers by the following day or Wednesday. The City Manager noted that when single orders are placed outside of bulk purchases, the vendor charges for shipping, whereas bulk orders of 500 or more units ship for free. He confirmed the turnaround on the late order would be less than one week. In response to a Council member's question, the City Manager confirmed that the current price for an individual memorial paver is \$150.

ADJOURNMENT

Motion: Councilwoman Fowler moved to adjourn at 6:40 PM. Councilman Bowles seconded the motion. The motion carried unanimously, 3-0.

The meeting stood adjourned.

*** Clerk's Note: See Document 1-9 for supporting documents. ***

Attest:

Approved by:

Nicole Branshaw, City Clerk

Richard E. McCraw, Mayor



Date: June 1, 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
3.						<input type="checkbox"/> yes <input type="checkbox"/> no
4.						<input type="checkbox"/> yes <input type="checkbox"/> no
5.						<input type="checkbox"/> yes <input type="checkbox"/> no
6.						<input type="checkbox"/> yes <input type="checkbox"/> no
7.						<input type="checkbox"/> yes <input type="checkbox"/> no
8.						<input type="checkbox"/> yes <input type="checkbox"/> no
9.						<input type="checkbox"/> yes <input type="checkbox"/> no
10.						<input type="checkbox"/> yes <input type="checkbox"/> no
11.						<input type="checkbox"/> yes <input type="checkbox"/> no
12.						<input type="checkbox"/> yes <input type="checkbox"/> no
13.						<input type="checkbox"/> yes <input type="checkbox"/> no

Section 2, Item # A.

BOARD: City Council
 DATE: 06/01/2026
 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.

NORTH CAROLINA

FORSYTH COUNTY

BOARD: City Council

DATE: 06/01/2026

DOCUMENT #: 2 PAGES: 2

ORDER OF THE COUNCIL OF THE CITY OF KING
IN ACCORDANCE WITH NCGS § 105-321, NCGS § 153A-156 AND NCGS § 160A-215.2
FOR THE COLLECTION OF 2026 TAXES

TO: AMANDA MARKLE, AAS TAX COLLECTOR OF FORSYTH COUNTY, CITY OF WINSTON-SALEM, VILLAGE OF CLEMMONS, VILLAGE OF TOBACCOVILLE, TOWN OF LEWISVILLE, TOWN OF RURAL HALL, TOWN OF WALKERTOWN, CITY OF KING, TOWN OF KERNERSVILLE, TOWN OF BETHANIA, CITY OF HIGH POINT

You are hereby authorized, empowered, and commanded to collect the taxes set forth in the 2026 tax records filed in the Office of the Forsyth County Tax Collector, and in the tax, receipts herewith delivered to you in the amounts and from the taxpayers likewise therein set forth. You are further authorized, empowered, and commanded to collect the 2026 taxes charged and assessed as provided by law for adjustments, changes, and additions to the tax records and tax receipts delivered to you which are made in accordance with law. Such taxes are hereby declared to be a first lien on all real property of the respective taxpayers in Forsyth County, City of Winston-Salem, Town of Rural Hall, Town of Walkertown, Village of Clemmons, Village of Tobacoville, Town of Bethania, Town of Lewisville, City of King, Town of Kernersville, City of High Point, Beeson's Cross Roads Fire Protection District, Beeson's Cross Roads Service District, Belews Creek Fire and Rescue Protection District, City View Fire Protection District, Clemmons Fire and Rescue Protection District, Forest Hill Fire and Rescue Protection District, Griffith Fire Protection District, Gumtree Fire and Rescue Protection District, Horneytown Fire and Rescue Protection District, King of Forsyth County Fire and Rescue Protection District, Lewisville Fire and Rescue Protection District, Mineral Springs Fire Protection District, Mineral Springs Service District, Mount Tabor Fire and Rescue Protection District, Old Richmond Fire and Rescue Protection District, Piney Grove Fire Protection District, Suburban Fire and Rescue Protection District, Salem Chapel Fire and Rescue Protection District, South Fork Fire Protection District, Talley's Crossing Fire and Rescue Protection District, Triangle Fire Protection District, Union Cross Fire and Rescue Protection District, Vienna Fire Protection District, Walkertown (NE) Fire and Rescue Protection District, West Bend Service District, Downtown Winston-Salem Business Improvement District, Lewisville Municipal Service District, and Countywide Service District, and this order shall be a full and sufficient authority to direct, require, and enable you to levy on and sell, any real or personal property, and attach wages and/or other funds, of such taxpayers, for and on account thereof, in accordance with law. You are hereby authorized and directed to use any method of collections authorized by law to collect such taxes including, without limitation, the in-rem method of foreclosure authorized by NCGS § 105-375, the mortgage style of foreclosure authorized by NCGS § 105-374.

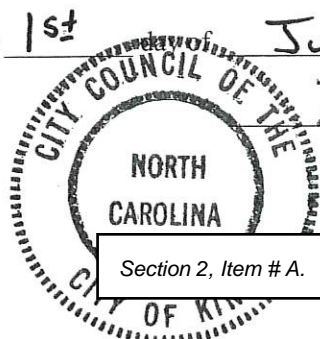
You are also hereby authorized, empowered and commanded to administer and to collect taxes on gross receipts derived from retail short-term leases or rentals of motor vehicles as set forth under NCGS § 153A-156 and gross receipts derived from short-term lease or rental of heavy equipment as set forth under NCGS § 160A-215.2. You are hereby authorized to promulgate such rules and procedures necessary to administer these taxes which are not inconsistent or contrary to applicable law.

You are also hereby authorized, to the full extent permitted by law, to collect liens that attach to real property under NCGS chapters 160D, 160A, or 153A, including but not limited to those that arise by reason of removal of a structure to the extent authorized by state and local law, and sanitation liens that arise under § 160A-193 or 153A-140.

Within available funds in the budget ordinance and personnel positions established, the Tax Collector may appoint employees and authorize them to perform those functions authorized by the Machinery Act of Chapter 105 of the North Carolina General Statutes and other applicable laws for current and previous years' taxes. County personnel presently in the Tax Collector's office continue to serve in their respective positions at the discretion of the Tax Collector.

WITNESS my hand and official seal, this the 1st day of June, 2026.

ATTEST: Nicole Branshaw
CLERK



Richard E. McCreary
MAYOR, CITY OF KING

NORTH CAROLINA

FORSYTH COUNTY

ORDER OF THE COUNCIL OF THE CITY OF KING
IN ACCORDANCE WITH NCGS § 105-373, NCGS § 105-321, NCGS § 105-330.3 and NCGS § 153A-156
FOR THE COLLECTION OF 2025 AND PRIOR YEARS' TAXES

TO: AMANDA MARKLE, AAS TAX COLLECTOR OF FORSYTH COUNTY, CITY OF WINSTON-SALEM,
VILLAGE OF CLEMMONS, VILLAGE OF TOBACCOVILLE, TOWN OF LEWISVILLE, TOWN OF
RURAL HALL, TOWN OF WALKERTOWN, CITY OF KING, TOWN OF KERNERSVILLE, TOWN OF
BETHANIA, CITY OF HIGH POINT

You are hereby authorized, empowered, and commanded to collect the taxes remaining unpaid as set forth in the 2017 through 2025 tax records filed in the Office of the Forsyth County Tax Collector, and in the tax receipts herewith delivered to you in the amounts and from the taxpayers likewise therein set forth. You are further authorized, empowered, and commanded to collect the 2017 through 2025 taxes charged and assessed as provided by law for adjustments, changes, and additions to the tax records and tax receipts delivered to you which are made in accordance with law. Such taxes are hereby declared to be a first lien on all real property of the respective taxpayers in Forsyth County, City of Winston-Salem, Town of Rural Hall, Town of Walkertown, Village of Clemmons, Village of Tobacoville, Town of Bethania, Town of Lewisville, City of King, Town of Kernersville, City of High Point, Beeson's Cross Roads Fire Protection District, Beeson's Cross Roads Service District, Belews Creek Fire and Rescue Protection District, City View Fire Protection District, Clemmons Fire and Rescue Protection District, Forest Hill Fire and Rescue Protection District, Griffith Fire Protection District, Gumtree Fire and Rescue Protection District, Horneytown Fire and Rescue Protection District, King of Forsyth County Fire and Rescue Protection District, Lewisville Fire and Rescue Protection District, Mineral Springs Fire Protection District, Mineral Springs Service District, Mount Tabor Fire and Rescue Protection District, Old Richmond Fire and Rescue Protection District, Piney Grove Fire Protection District, Suburban Fire and Rescue Protection District, Salem Chapel Fire and Rescue Protection District, South Fork Fire Protection District, Talley's Crossing Fire and Rescue Protection District, Triangle Fire Protection District, Union Cross Fire and Rescue Protection District, Vienna Fire Protection District, Walkertown (NE) Fire and Rescue Protection District, West Bend Service District, Downtown Winston-Salem Business Improvement District, Lewisville Municipal Service District, and Countywide Service District, and this order shall be a full and sufficient authority to direct, require, and enable you to levy on and sell, any real or personal property, and attach wages and/or other funds, of such taxpayers, for and on account thereof, in accordance with law.

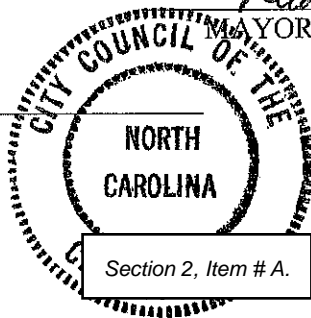
Within available funds in the budget ordinance and personnel positions established, the Tax Collector may appoint employees and authorize them to perform those functions authorized by the Machinery Act of Chapter 105 of the North Carolina General Statutes and other applicable laws for current and previous years' taxes. County personnel presently in the Tax Collector's office continue to serve in their respective positions in the discretion of the Tax Collector.

Taxes on registered classified Motor Vehicles for 2022 and prior years are deemed uncollectible; therefore, the Forsyth County Commissioners, pursuant to NCGS § 105-373(h) do hereby relieve the tax collector of the charge of collecting taxes on registered classified motor vehicles listed pursuant to NCGS § 105-330.3(a)(1) for 2022 and prior years.

WITNESS my hand and official seal, this the 1st day of June, 2026

Richard E. McCraw
MAYOR, CITY OF KING

ATTEST: *Nicole Branshaw*
CLERK



BOARD: City Council

DATE: 6/1/2026

DOCUMENT #: 3 PAGES: 4

FILED Jun 08, 2026 02:12 pm
BOOK 00804
PAGE 0087 THRU 0089 STOKES COUNTY, NC
INST # 02970 BRANDON S. HOOKER
EXCISE TAX (None) REGISTER OF DEEDS

**CITY OF KING
ORDINANCE NO. 2026-06
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-58.1 to annex the area 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 by resolution 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 King City Hall, 229 South Main Street, King, North Carolina, at six o'clock p.m. on the 1st day of June 2026; and

WHEREAS, the City Council of the City of King hereby finds and determines that (i) the area described in the petition meets all of the standards set out in G.S. 160A-58.1(b), (ii) the petition bears the signatures of all of the owners of real property within the area proposed for annexation (except those not required to sign by G.S. 160A-58.1(a)), (iii) the petition is otherwise valid, and (iv) the public health, safety and welfare of the inhabitants of the city and of the area proposed for annexation will be best served by the annexation.

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-58.2 and all other applicable statutes, the following described property is hereby annexed and made part of the City of King as of the 1st day of June 2026.

(SEE ATTACHED BOUNDARY DESCRIPTIONS AND MAP)

(The 7.97-acre tract being located at the end of Santee Court and being made up of 3 lots containing 2.63, 2.83, and 2.49-acres and being listed on SCTM as 5991-37-3904)

Section 2. Upon and after the 1st day of June 2026, the described 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 an accurate map of the annexed territory described in Section 1, together with a duly certified copy of this ordinance, to be recorded in the office of the Register of Deeds of Stokes County and filed in the office of the Secretary of State, as required by G.S. 160A-29. A copy of the map shall also be delivered to the County Board of Elections, as required by G.S. 160A-288.1, and to any other state or local agencies as required by law.

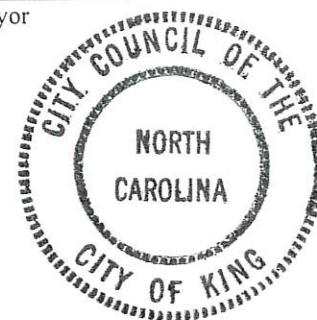
Adopted this, the 1st day of June 2026.

ATTEST:

Nicole Branshaw
Nicole Branshaw, City Clerk

Richard E. McCraw
Richard E. McCraw, Mayor

City Seal:



Section 2, Item # A.

SLATE SURVEYING COMPANY P.A

1944 Mountain View Road

King, NC 27021

(336) 983-9743

slatesc@aol.com

Apr. 01, 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 Holder Solar Farm, LLC, on the east by Redmon-Shand Properties, LLC and Donald Dunnagan Jr., on the south by Newsome Road, S.R. 1222, and on the west by Santee Court, BJW Properties, LLC and Marshall K. Butner and being more particularly described as follows:

Beginning on a 3/4" pipe 3" below ground, the southeast corner of the within described in the northern R/W of Newsome Road, Dunnagans southwest corner said iron having NC grid coordinates of N =917,755.90 E = 1.1593.577.20, the southwest corner of the existing King City Limits, Thence, from said POINT OF BEGINNING, along the northern R/W of Newsome Road N 63 55' 52" W 238.44' to a 5/8" rebar 8" below ground, thence continuing with said R/W N 67 05' 41" W 90.12' to a 5/8" rebar 3" below ground at the intersection of the northern R/W of Newsome and the eastern R/W of Santee Court, thence with the eastern R/W of Santee Court N 14 12' 54" E 241.24' to a 5/8" rebar flush, thence continuing with said R/W on a curve to the right 21.00' said curve having a radius of 25.00' and a chord bearing and distance of N 38 30' 03" E 20.38' to a 5/8" rebar flush thence continuing around the cul-de-sac on a curve to the left 48.02' said curve having a radius of 50.00' and a chord bearing and distance of N 34 21' 48" E 46.20' to a point, thence continuing 5.29' having a radius of 50.00' and a chord bearing and distance of N 03 48' 59" E 5.29' to a 5/8" rebar, thence continuing 30.64' a radius of 50.00' and a chord bearing and distance of N 16 46' 27" W 30.17' to a point, thence continuing 59.49' a radius of 50.00' and a chord bearing and distance of N 68 25' 01" W 56.04' to a 5/8" capped rebar, BLW Properties northeast corner (DB. 645, Pg. 1651, thence the following two(2) courses with the northern lines of BJW Properties, N 53 56' 08" W 54.24' to a 3/4" pipe 2" above ground, thence N 74 36' 10" W 300.67' to a 5/8" rebar, 2" above ground, BJW Properties northwest corner in Marshall K. Butners eastern line, also in the eastern line of the existing King

City Limits, thence with Butner (DB. 589, Pg. 1900, PB. 8, Pg. 48) N 14 16'00" E 394.62' to a 3/4" pipe flush, Butners northeast corner in Holder Solar Farms southern line ,thence Holder Solar Farms southern line (DB. 713, Pg. 1744, PB. 5, Pg. 479) S 75 50'39" E 553.09' 'to a capped rebar 3" above ground,Redmond-Shand Properties northwest corner, thence the following three (3) courses with Redmond-Shand Properties (DB. 775, Pg. 1053 S 07 40'06" W 418.90' to a 1/2" rebar 4" below ground, thence S 76 15'06" E 85.36 to a 1/2" rebar flush, thence S 09 23'37" W crossing a 3/4" pipe 8" below ground, (Dunnagans northwest corner at 58.88 (DB. 497, Pg. 820) and the northwest corner of the existing King City Limits,thence continuing S 09 23'37"W 352.72' to the point of beginning containing 7.973 Ac. As per survey by Slate Surveying Co. P.A. dated October 20, 20265 oriented to NC Grid north.

The above property being described in DB. 726, Pg. 1454 of the Stokes County Registry and designated as parcel 24919 on the Stokes County Tax Maps.

J. Dean Slate PLS L-2818

BOARD: City Council
DATE: 6/1/2026
DOCUMENT #: 4 PAGES: 4

FILED Jun 08, 2026 02:11 pm
BOOK 00804
PAGE 0084 THRU 0086 STOKES COUNTY, NC
INST # 02968 BRANDON S. HOOKER
EXCISE TAX (None) REGISTER OF DEEDS

CITY OF KING
ORDINANCE NO. 2026-08
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-58.1 to annex the non-contiguous area 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 by resolution set the public hearing; and

WHEREAS, the city clerk has certified the sufficiency of said petition(s) under G.S. 160A-58.1, 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 1st day of June 2026; and

WHEREAS, the City Council of the City of King hereby finds and determines that (i) the area described in the petition meets all of the standards set out in G.S. 160A-58.1(b), (ii) the petition bears the signatures of all of the owners of real property within the area proposed for annexation (except those not required to sign by G.S. 160A-58.1(a)), (iii) the petition is otherwise valid, and (iv) the public health, safety and welfare of the inhabitants of the city and of the area proposed for annexation will be best served by the annexation.

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-58.2 and all other applicable statutes, the following described non-contiguous property is hereby annexed and made part of the City of King as of the 1st day of June 2026.

(SEE ATTACHED BOUNDARY DESCRIPTIONS AND MAP)

(The tract being located at the end of Cattle Drive and including the R-O-W and being made up of 1 lot containing 8.611-acres and being listed on SCTM as 5991-37-9569)

Section 2. Upon and after the 1st day of June 2026, the described 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, as provided by G.S. 160A-29. Such a map shall also be delivered to the County Board of Elections, as required by G.S. 163-288.1, and various other state and local departments.

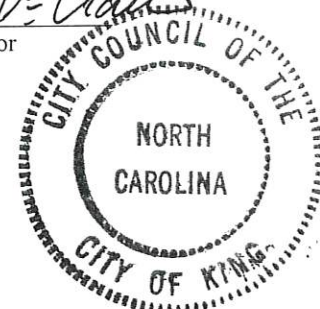
Adopted this on the 1st day of June 2026.

ATTEST:

Nicole Branshaw
Nicole Branshaw, City Clerk

Richard E. McCraw
Richard E. McCraw, Mayor

City Seal:



Section 2, Item # A.

SLATE SURVEYING COMPANY P.A

1944 Mountain View Road

King, NC 27021

(336) 983-9743

slatesc@aol.com

Mar. 03, 2026

PROPERTY DESCRIPTION

Lying and being in the Yadkin Township of Stokes County, North Carolina. Bounded on the north by Holder Solar Farm, LLC and Iron Mule, LLC, on the east by Pathway Chapel Church of God. And J&E Properties of NC, LLC, on the south by YMV Group, LLC, Camel City Property Investments, and Donald Dunnagan Jr. on the west by Jose Luis Montoya Mendez and being more particularly described as follows:

Beginning on a 3/8" pipe 6" above ground, said point being N 83 03' 29" W 326.95' from a 3/4" pipe flush, the southwest corner of J&E Properties of NC, LLC (DB. 792, Pg. 1019, PB. 22, Pg. 146 of the Stokes County Registry, said 3/8" pipe having NC grid coordinates of N = 917,573.95 E = 1,594,023.56 and in the northern R/W of Newsome Eoad, S.R. 1222 Thence, from said POINT OF BEGINNING, with the northern R/W of said road N 78 53' 34" W 50.38" to a 3/4" pipe flush, Camel City Property Investments southeast corner in said northern R/W thence, with the eastern line of Camel City Property Investments (DB. 408, Pg. 1133) the eastern line of the existing King City Limits, N 03 14' 01" E 456.13' to a 3/4" pipe flush, Camel Citys northeast corner, thence continuing with said Camel City on the existing City limit line N 79 56' 28" W ' 264.44' to a 1 & 1/2" pipe 30" above ground, thence with Dunnagan (DB. 497, Pg. 820) N 79 50' 52" W 106.38' to a 3/4" 8" below ground, Dunnagans northwest corner, thence with Mendez (DB. 726, Pg. 1454), the following three courses: N 09 23' 41" E 58.88' to a 1/2" rebar flush, thence, N 76 15' 06" W 85.36' to a 1/2" rebar 4: below ground, thence N 07 40' 06" E 418.90' to a capped rebar 3" above ground Mendez northeast corner in Holder Solar Farms southern line, thence with Holder Solar Farms southern line (DB. 713, Pg. 1744, PB. 5, Pg. 479) , S 75 09' 12" E 27.71' to a "T" post 35" above ground in a 2" PVC, Holder Solar Farms southeast corner, Iron Mule, LLC southwest corner, thence with Iron Mules southern line (DB. 554, Pg. 1240) '

1. S 78' 51' 16" E 752.15' to a 3/4" pipe flush in the approximate center of a 20' sewer easement (DB. 290, Pg. 286, PB. 5A, Pg. 24) Pathway Chapel Church of Gods northwest

corner in Iron Mules southern line, thence with said Pathway Chapels western line S 02 11'47" W 364.82' to a capped rebar 2" above ground, YMV Group, LLC northeast corner, thence with YMV groups northern line (DB 796, Pg. 1826, PB. 24, Pg. 70) N 86 51'21" W 264.39' to a capped rebar 3" above ground, thence continuing with YMV Group S 38 05'10" W 39.57' to a capped rebar in the R/W of the cul-de-sac of Cattle Drive, thence with the eastern R/W of Cattle Drive the following five (5) courses S 08 11'58" W 86.67' along the chord of a curve to the right Arc. Distance = 104.85' Radius = 50.00' to a capped rebar 1" above ground, thence along the arc of a curve to the left 23.12' Radius = 25.00' Chord Bearing of S 41 47'06" W 2.30' to a capped rebar 1" above ground, thence along the arc of a curve to the left 69.27. radius = 335.00' Chord Bearing and distance of S 09 09'03" W 69.15' to a capped rebar 2" above ground, thence S 02 55' 53" W 19.48' to a capped rebar flush, YMV Groups southwest J&E Properties of NC, LLC northwest corner, (DB. 792, Pg. 1019, PB. 22, Pg. 146) thence S 03 14'03" W 300.23' to the point of beginning containing a total of 8.611 acres as per a survey by Slate Surveying Co. P.A. dated October 5, 2023, oriented NC Grid.

The above property also being described in DB 775, page 1053 of the Stokes County Registry and designated as Parcel # 24912 on the Stokes County Tax Maps, and designated as lots 2 thru 5 on PB. 21, Pg. 182

J. Dean Slate PLS L-2818



30



Date: June 1, 2026

PUBLIC HEARING SIGN-UP SHEET

PUBLIC HEARING

PUBLIC HEARING: Public Hearing - Amend Chapter 32. - Zoning; Art. I. - General, Sec. 32-8. - Definitions; Article II.- Administration & Enforcement, Division 1. - General, Add Section 32-50 Special Use Permits; Article III. - Establishment Of Districts, Section 32-164; Article IV. - Uses By Zoning District, Sec. 32-206; Article V. - Development Standards, Division 1. - General, Sec. 32-245,246,247, And 259.1.

All persons who wish to speak **MUST** sign up for the Public Hearing. ALL SPEAKERS ARE LIMITED TO 3 MINUTES.

PLEASE PRINT ALL INFORMATION

Section 2, Item # A.

<u>ME</u>	<u>ORGANIZATION (If Any)</u>	<u>ADDRESS</u>	<u>PHONE</u>	<u>PRO/CON</u>	<u>City Resident?</u>
					<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

BOARD: City Council
DATE: 6/1/2026
DOCUMENT #: 5 PAGES: 17

**CITY OF KING
ORDINANCE NO. 2026-09**

**AN ORDINANCE AMENDING THE CODIFIED ORDINANCE OF THE CITY OF KING
BY AMENDING CHAPTER 32. – ZONING; ART. I. – GENERAL, SEC. 32-8. – DEFINITIONS; ARTICLE II.-
ADMINISTRATION & ENFORCEMENT, DIVISION 1. – GENERAL, ADD SECTION 32-50 SPECIAL USE
PERMITS; ARTICLE III. – ESTABLISHMENT OF DISTRICTS, SECTION 32-164; ARTICLE IV. – USES BY
ZONING DISTRICT, SEC. 32-206; ARTICLE V. – DEVELOPMENT STANDARDS, DIVISION 1. – GENERAL,
SEC. 32-245,246,247, AND 259.1 REGARDING SPECIAL USE PERMITS.**

WHEREAS, the City of King has the authority pursuant to Article 1 of Chapter 160D of the North Carolina General Statutes to adopt development regulations; and

WHEREAS, the City of King City Council may amend said regulations from time to time in the interest of the public health, safety, and welfare; and

WHEREAS, the King City Council initiated a recommendation to amend Chapters 32. - Zoning, Art. I. – In General, Sec. 32-8; Chapter 32. – Zoning, Art. II. – Administration & Enforcement, Division I. – General, Add Section 32-50. – Special Use Permits; Art. III. – Establishment of Districts, Section 32-164; Art. IV. – Uses by Zoning District, Sec. 32-206; Art. V. – Development Standards, Division 1. – General, Sec. 32-245,246,247, and 259.1 regarding special use permits to the City of King Code of Ordinances per the attached exhibits; and

WHEREAS, the City of King Planning Board reviewed these text amendments at its May 26, 2026, public meeting and voted unanimously to recommend the request to the city council due to meeting the NC General Statutes in the development of the City of King; and,

WHEREAS, the City Council of the City of King, after holding a public hearing on June 1, 2026, finds that the proposed text amendments is consistent with the City of King Land Use Comp Plan; and,

WHEREAS, the City Council of the City of King, after hearing all persons wishing to comment on the proposed text amendments, desires to approve the request and amend the City's code of ordinances accordingly.

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

Section 1. In accordance N.C.G.S. 160D-Article VI, as amended and King City Code, the city's code of ordinances is hereby amended to add the following proposed amendments as submitted or amended during the public hearing.

Add – See exhibit A

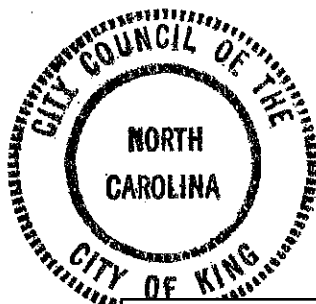
Section 2. The Ordinance shall become effective upon its adoption and approval.


Adopted and approved this the 1st day of June 2026

ATTEST:



Nicole Branshaw, City Clerk





Richard E. McCraw, Mayor

Section 2, Item # A.

City of King
Amendments to Chapter 32 related to special use permits.

~~Strikethrough~~ = deletion.

Underline = insertion.

Footnotes are informational and not part of the amended ordinance text.

Sec. 32-8. – Definitions.

~~*Special use.* A development that would not be generally appropriate without restriction throughout the zoning district, but which, if controlled as to number, area, and location, in relation to the neighborhood, would promote the health, safety, morals, general welfare, order, comfort, convenience, appearance or prosperity. Such uses may be permitted in this chapter by the city council, board of adjustment or planning board as a special use.¹~~

Special use permit. A permit issued to authorize development or land use in a particular zoning district upon presentation of competent, material, and substantial evidence establishing compliance with one or more general standards requiring that judgment and discretion be exercised, as well as compliance with specific standards. The term includes permits previously referred to as conditional use permits or special exceptions.²

¹ With the exception of 32-196, the Ordinances do not refer to “special uses” apart from uses that require “special use permits.” The definition here is vague and could cause confusion. With the definition of “special use permit,” this extra definition is unnecessary. Section 196 will be amended to refer to special use permits.

² This amendment conforms to the definition of “special use permit” in N.C.G.S. § 160D-102(30).

Sec. 32-~~129~~ 50.³ Special use permits and Other Quasi-Judicial Proceedings.⁴

~~A special use permit shall be issued in when in certain zoning uses have unique characteristics and cannot be properly classified in any particular district, without consideration, of the impact of those uses upon neighboring land and of the particular use in the proposed location. This section governs all applications for special use permits. This section applies to Special Use Permits, Variances, and Other Quasi-judicial Proceedings. In this section, references to the board refer to T~~the particular body hearing the quasi-judicial matter, whether governing board, planning board, or board of adjustment, ~~shall follow the following quasi-judicial rules when issuing a special use permit:~~

- (a) *Process required.* Boards shall follow quasi-judicial procedures in determining appeals of administrative decisions, special use permits, certificates of appropriateness, variances, or any other quasi-judicial decision.
- (b) *Notice of hearing.* Notice of evidentiary hearings conducted pursuant to this chapter shall be mailed to the person or entity whose appeal, application, or request is the subject of the hearing; to the owner of the property that is the subject of the hearing if the owner did not initiate the hearing; to the owners of all parcels of land abutting the parcel of land that is the subject of the hearing; and to any other persons entitled to receive notice as provided by the local development regulation. In the absence of evidence to the contrary, the local government may rely on the county tax listing to determine owners of property entitled to mailed notice. The notice must be deposited in the mail at least ten days, but not more than 25 days, prior to the date of the hearing. Within that same time period, the local government shall also prominently post a notice of the hearing on the site that is the subject of the hearing or on an adjacent street or highway right-of-way. The board may continue an evidentiary hearing that has been convened without further advertisement. If an evidentiary hearing is set for a given date and a quorum of the board is not then present, the hearing shall be continued until the next regular board meeting without further advertisement.
- (c) *Administrative materials.* The administrator or staff to the board shall transmit to the board all applications, reports, and written materials relevant to the matter being considered. The administrative materials may be distributed to the members of the board prior to the hearing if at the same time they are distributed to the board a copy is also provided to the appellant or applicant and to the landowner if that person is not the appellant or applicant. The administrative materials shall become a part of the hearing record. The administrative materials may be provided in written or electronic form. Objections to inclusion or exclusion of administrative materials may be made before or

³ Currently, this section is codified within the chapter division for the board of adjustment. However, special use permits, depending on the context, may be heard by the governing board or planning board. As such, it would be appropriate to relocate this section to "Division 1," which covers general matters. PLEASE NOTE that, if relocated, all cross references to 32-129— including in 32-127—should also be amended to cross reference the new code section.

⁴ Title is amended for accuracy.

during the hearing. Rulings on unresolved objections shall be made by the board at the hearing.

- (d) *Presentation of evidence.* The applicant, the local government, and any person who would have standing to appeal the decision under G.S. 160D-1402(c) shall have the right to participate as a party at the evidentiary hearing. Other witnesses may present competent, material, and substantial evidence that is not repetitive as allowed by the board.

Objections regarding jurisdictional and evidentiary issues, including, but not limited to, the timeliness of an appeal or the standing of a party, may be made to the board. The board chair shall rule on any objections, and the chair's rulings may be appealed to the full board. These rulings are also subject to judicial review pursuant to G.S. 160D-1402. Objections based on jurisdictional issues may be raised for the first time on judicial review.

- (e) *Appearance of official new issues.* The official who made the decision or the person currently occupying that position, if the decision maker is no longer employed by the local government, shall be present at the evidentiary hearing as a witness. The appellant shall not be limited at the hearing to matters stated in a notice of appeal. If any party or the local government would be unduly prejudiced by the presentation of matters not presented in the notice of appeal, the board shall continue the hearing.
- (f) *Oaths.* The chair of the board or any member acting as chair and the clerk to the board are authorized to administer oaths to witnesses in any matter coming before the board. Any person who, while under oath during a proceeding before the board determining a quasi-judicial matter, willfully swears falsely is guilty of a Class 1 misdemeanor.
- (g) *Subpoenas.* The board making a quasi-judicial decision under this chapter through the chair or, in the chair's absence, anyone acting as chair may subpoena witnesses and compel the production of evidence. To request issuance of a subpoena, the applicant, the local government, and any person with standing under G.S. 160D-1402(c) may make a written request to the chair explaining why it is necessary for certain witnesses or evidence to be compelled. The chair shall issue requested subpoenas he or she determines to be relevant, reasonable in nature and scope, and not oppressive. The chair shall rule on any motion to quash or modify a subpoena. Decisions regarding subpoenas made by the chair may be immediately appealed to the full board. If a person fails or refuses to obey a subpoena issued pursuant to this subsection, the board or the party seeking the subpoena may apply to the General Court of Justice for an order requiring that its subpoena be obeyed, and the court shall have jurisdiction to issue these orders after notice to all proper parties.
- (h) *Appeals in nature of certiorari.* When hearing an appeal pursuant to G.S. 160D-947(e) or any other appeal in the nature of certiorari, the hearing shall be based on the record below, and the scope of review shall be as provided in G.S. 160D-1402(j).
- (i) *Voting.* The concurring vote of four-fifths of the board shall be necessary to grant a variance. A majority of the members shall be required to decide any other quasi-judicial matter or to determine an appeal made in the nature of certiorari. For the purposes of this subsection, vacant positions on the board and members who are

disqualified from voting on a quasi-judicial matter under G.S. 160D-109(d) shall not be considered members of the board for calculation of the requisite majority if there are no qualified alternates available to take the place of such members.

(j) Required findings for special use permits.⁵ The board shall issue a special use permit only when the board makes an affirmative finding as follows:

- i. That the use will not materially endanger the public health or safety if located where proposed and developed according to the application and plan as submitted and approved;
- ii. That the use meets all required conditions and specifications;
- iii. That the use will not substantially injure the value of adjoining or abutting property,⁶ or that the use is a public necessity; and
- iv. That the location and character of the use, if developed according to the application and plan submitted and approved, will be in harmony with the area in which it is to be located⁷ and in general conformity with the comprehensive plan.

(k) Additional conditions for special use permits. In approving an application for the issuance of a special use permit, the board may, as part of its approval, require the following conditions to reduce impacts associated with the project.⁸

- i. Public right-of-way dedication to meet projected needs for roads shown on King's Transportation Plan, the Winston-Salem Area Transportation Planning Organization Comprehensive Transportation Plan, or for other roads as determined by the City of King or North Carolina Department of Transportation.
- ii. Road and/or sidewalk improvements as recommended by the City of King or North Carolina Department of Transportation.
- iii. Access control, including the location, number, and dimensions of driveways; and combining driveways with and providing connections to

⁵ These derive from a line of North Carolina Court of Appeals decisions finding them to be sufficiently certain—i.e., not discretionary—and have been codified nearly verbatim by most NC local governments.

⁶ Note that N.C.G.S. § 160D-1402(j)(3) provides that testimony of lay witnesses on whether a use affects the value of property is not competent evidence for this purpose.

⁷ An ordinance's inclusion of a use as permitted with a special use permit establishes a rebuttable presumption that the use is compatible with the surrounding area.

⁸ These are nearly the same as the permitted additional conditions set forth in Winston-Salem's ordinance. SUPs cannot be subject to conditions that the city does not have statutory authority to regulate or that courts have held to be unenforceable if imposed as a direct regulation. Any condition imposed must be related to the standards set forth in the applicable development ordinance and supported by adequate evidence in the record.

adjacent properties, as recommended by Planning staff or other appropriate agencies.

- iv. Reorientation of parking areas or building access to ensure on-site traffic flow and pedestrian safety.
- v. Dedication or granting of easements for greenways identified on the Recreation Master Plan.
- vi. Screening and location of dumpsters, loading areas, on-site utilities, or other visually obtrusive features.
- vii. Stormwater management plans as recommended by Planning staff and appropriate agencies.
- viii. Location and screening of improvements or activities which may generate substantial noise.
- ix. Compliance with recommendations of the city or State of North Carolina or other governmental departments reviewing the projects.
- x. Compliance with all applicable conditions previously approved for the property in question.
- i-xi. Water and sewer service, if necessary for the development project, are available in adequate capacity.

(lj) *Decisions.* The board shall determine contested facts and make its decision within a reasonable time. When hearing an appeal, the board may reverse or affirm, wholly or partly, or may modify the decision appealed from and shall make any order, requirement, decision, or determination that ought to be made. The board shall have all the powers of the official who made the decision. Every quasi-judicial decision shall be based upon competent, material, and substantial evidence in the record. Each quasi-judicial decision shall be reduced to writing, reflect the board's determination of contested facts and their application to the applicable standards, and be approved by the board and signed by the chair or other duly authorized member of the board. A quasi-judicial decision is effective upon filing the written decision with the clerk to the board or such other office or official as the development regulation specifies. The decision of the board shall be delivered within a reasonable time by personal delivery, electronic mail, or first-class mail to the applicant, landowner, and any person who has submitted a written request for a copy prior to the date the decision becomes effective. The person required to provide notice shall certify to the local government that proper notice has been made, and the certificate shall be deemed conclusive in the absence of fraud.

(mk) *Judicial review.* Every quasi-judicial decision shall be subject to review by the superior court by proceedings in the nature of certiorari pursuant to G.S. 160D-1402. Appeals shall be filed within the times specified in G.S. 160D-1405(d).

Sec. 32-164. Conditional zoning districts.⁹

- (a) Conditional zoning 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.

⁹ Amending all references to “conditional use” to refer instead to “conditional zoning,” consistent with the apparent intention behind the last revision of this section and in accord with N.C.G.S. 160D-703.

- (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.

These conditional ~~use~~ zoning districts are listed below:

CZ R-R rural residential.

CZ R-20 residential - low density.

CZ R-15 residential - medium density.

CZ R-MF-A residential - multifamily - apartments.

CZ R-MF-C residential - multifamily - condominiums.

CZ R-MF-T residential - multifamily - townhouses.

CZ R-MH residential - manufactured home park.

CZ R-MH-1 residential - single-wide manufactured home.

CZ R-MH-2 residential - double-wide manufactured home.

CZ O-I office - institutional.

CZ B-1 business - old business district.

CZ B-2 general business.

CZ PD-RC planned development - retail center.

CZ L-I light industrial.

CZ H-I heavy industrial.

Sec. 32-196. - Key to district uses.

The following key shall be utilized in this article to indicate permitted, conditional, special exception and prohibited uses:

x—represents permitted uses

s—use requires a special use permit from approved by either the planning board (PB), board of adjustment (BOA), or governing board (GB), as specified.

p—prohibited uses in all zoning districts

The city has an inclusive ordinance as far as uses listed in section 198-207, in that if the use is not a listed use in the tables but is very similar to a like use listed then it would be an allowed use. Uses similar to but have unique qualities may need to be addressed as a text amendment subject to the governing board's approval.

Sec. 32-206. Residential.

The following text of the table is amended as follows:¹⁰

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. Tracts that are rezoned by conditional zoning will not need to get a special use permit. The conditional ~~use~~ rezoning zoning permit approval will act as approval of the project.

¹⁰ This amendment makes this text internally consistent, referring to conditional zoning.

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

Only subsection (j) is amended as follows:

- (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 zoning or special use permit review phase and shall be submitted to the City Planner at least 10 days before the Planning Board meeting for conditional zoning or the quasi-judicial hearing for special use permit~~conditional use review phase.~~¹¹

¹¹ Again, amending the abrogated reference to “conditional use.”

Sec. 32-246. Residential multifamily condominiums (R-MF-C).

Only subsection (j) is amended as follows:

- (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 zoning or special use permit review phase and shall be submitted to the City Planner at least 10 days before the Planning Board meeting for conditional zoning or the quasi-judicial hearing for special use permit~~conditional use review phase~~.

Sec. 32-247. Residential multifamily townhouses (R-MF-T).

Only subsection (j) is amended as follows:

- (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 zoning or special use permit review phase and shall be submitted to the City Planner at least 10 days before the Planning Board meeting for conditional zoning or the quasi-judicial hearing for special use permitconditional use review phase.

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

Only subsection (e)(1) is amended as follows:

- (e) *Responsibility of requirements.* All of the required buffer/screening shall be the responsibility of the developer and/or owner of the land. Buffers/screening shall be installed per the following guidelines:
- (1) Buffers/screening shall be installed per the governing body's requirements as approved during the conditional zoning or special use permit approval process or in their entirety prior to a certificate of occupancy being issued.

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

Only the asterisked footnote is amended as follows:

* Also includes all conditional use-zoning districts.

FOSS Mutts and Movie Night

Back to School Bash

Proposed Date: 8/7/2026 - 6:30-10:30pm at King Central Park

Agenda:

- Set up at 6:30pm
- Doors Open at 7:30pm
- Movie Starts at 8:15pm
- Movie Ends at 9:45pm
- Clean Up by 10:30pm

Overview:

Each year the Friends of Stokes Shelter offers a Back to School Bash for local residents. Historically this event has taken place at the Friends of Stokes Shelter Adoption Center in Walnut Cove. Local families would stop by to get a bit of food, a backpack and school supplies, and tour the facilities. This year, we would like to expand the Back to School Bash program by pairing it with a movie night at King Central Park.

We would offer food, have school supplies available for pick up, invite a few other rescues to table and share information about what they do, and have a few dogs that are available for adoption there to great folks. We would then start the movie around sunset.

Movie: Currently working to secure a license to show a modern movie; however, the movie we would like to show is the Secret Life of Pets (rated PG).

Activities:

- Backpack and school supplies available for students
- 4-5 local rescue groups tabling with information about what they do
- 3-4 adoptable dogs from FOSS to great attendees
- Lawn games
- Movie presented using FOSS sound system, blow-up screen, and projector

Reservations Needed:

- King Central Park Amphitheatre
- Large Picnic Shelter near the Amphitheatre and Grill
- Grassy area in front of Amphitheatre

Food:

- Hot dogs, buns, and condiments
- Chips, Popcorn, Cotton Candy, and Cupcakes
- Water and soda

CITY OF KING
 BUDGET AMENDMENT 2025-06.08

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>
Governing Body		15,000	175,510
Police		26,682	4,321,055
Solid Waste		5,000	804,175
Total	0	46,682	

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		12,620	12,481,089
GF Fund Balance Appropriated		34,062	166,056
Total	0	46,682	

Section 2. To amend the Enterprise Fund, the expenditures are to be changed as follows:

<u>Enterprise Fund Expenditures</u>	<u>Decrease</u>	<u>Increase</u>	<u>New Approp.</u>
Governing Body		27,000	118,867
Total	0	27,000	

* This will result in an increase in the expenditures of the Enterprise Fund. The above changes in expenditures will require an adjustment to revenues as follows:

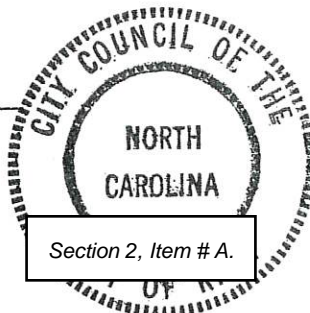
<u>Enterprise Fund Revenues</u>	<u>Decrease</u>	<u>Increase</u>	<u>New Approp.</u>
EF Revenues		27,000	8,187,163
EF Fund Balance Appropriated			0
Total	0	27,000	

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 1st day of June, 2026.

Attest: Nicole Branshaw
 Nicole Branshaw, City Clerk

Richard E. McCraw
 Richard E. McCraw, Mayor



General Fund

	<u>Expenditure</u>	<u>Revenue</u>	
Governing Body Legal fees	15,000		anticipated expenditure overrun
PD Leased Equipment	4,000		unbudgeted expenditure
PD DCI hosting fee	1,000		unbudgeted expenditure
PD Toughbook air cards	9,000		unbudgeted expenditure
PD FMRT new hires	1,820		unanticipated expenditure
PD required electrical plans for generator	3,600		unanticipated expenditure
PD ABC Alcohol Education	7,362		based on actual and estimated revenue
Solid Waste garbage collection	5,000		potential expenditure overrun
PD ABC Alcohol Education Revenue		7,362	actual 3rd quarter and estimated 4th quarter
PD ABC General Revenue		5,258	actual 3rd quarter and estimated 4th quarter
Fund Balance Appropriated		34,062	

Enterprise Fund

	<u>Expense</u>	<u>Revenue</u>	
Governing Body Legal fees	27,000		anticipated expense overrun
EF Interest Earnings		27,000	revenue overrun

BOARD: City Council

DATE: 6/1/2026

DOCUMENT #: 8 PAGES: 8

FILED Jun 08, 2026 02:13 pm
BOOK 00804
PAGE 0090 THRU 0097 STOKES COUNTY, NC
INST # 02972 BRANDON S. HOOKER
EXCISE TAX (None) REGISTER OF DEEDS

AFTER RECORDING RETURN TO:
Bell Davis & Pitt, P.A., Attention: Bradley C. Friesen
PO Box 21029, Winston-Salem, NC 27120-1029

**CITY OF KING
ORDINANCE NO. 2024-05
AN ORDINANCE TO EXTEND THE CORPORATE LIMITS
OF THE CITY OF KING, NORTH CAROLINA**

**This ordinance was originally recorded as Ordinance 2024-04 at Book 776, Page 404, Stokes
County Registry.**

**This ordinance is being re-recorded to (1) designate the correct ordinance number as Ordinance
2024-05; (2) correct the incorrect date references from July 3, 2024, to June 3, 2024; and (3) attach
the inadvertently omitted boundary description.**



City of King

Resolution 2026-15

Resolution assigning a new ordinance number for previously-adopted Ordinance to Extend the Corporate Limits of the City of King, North Carolina, dated June 3, 2024, and originally numbered 2024-04 (the King's Cross Properties, LLC voluntary annexation request of June 3, 2024), to correct typos, and to re-record with the inadvertently omitted boundary description

Whereas, on June 3, 2024, the City Council duly adopted and enacted An Ordinance to Extend the Corporate Limits of the City of King, North Carolina, annexing a tract located on Moore Road owned by King's Cross Properties, LLC (the "King's Cross Annexation Ordinance"), a copy of which is attached to this Resolution as Exhibit A;

Whereas, when adopted on June 3, 2024, the King's Cross Annexation Ordinance was incorrectly designated as Ordinance No. 2024-04 and should have been designated as Ordinance No. 2024-05;

Whereas, the copy of the King's Cross Annexation Ordinance that was recorded on June 4, 2024, at Book 776, Page 404, Stokes County Registry, incorrectly states that the King's Cross Annexation Ordinance was adopted and effective as of *July 3, 2024*, instead of the correct date of *June 3, 2024*;

Whereas, the boundary description which is attached to this Resolution as Exhibit B (the "Boundary Description") was included as an exhibit to the approved minutes from the June 3, 2024, King City Council Meeting;

Whereas, the Boundary Description was inadvertently omitted from the copy of the King's Cross Annexation Ordinance that was recorded on June 4, 2024, at Book 776, Page 404, Stokes County Registry; and

Whereas, to avoid confusion, the City Council finds it prudent to (1) designate the King's Crossing Annexation Ordinance as Ordinance 2024-05; (2) correct the incorrect date references in the King's Crossing Annexation Ordinance from July 3, 2024, to June 3, 2024, without altering or amending its text or effective date; and (3) record this Resolution and re-record the corrected and re-numbered King's Cross Annexation Ordinance with the Boundary Description;

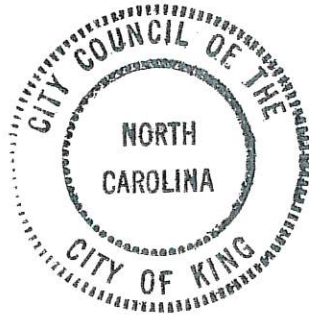
Now, therefore, be it resolved by the City Council of the City of King, North Carolina that:

Section 1. The ordinance number for the King's Cross Annexation Ordinance, which is attached to this Resolution as Exhibit A, and which was initially designated

as Ordinance Number 2024-04, shall now be designated as Ordinance No. 2024-05. The Clerk of the City of King shall file a copy of this Resolution with the original King's Cross Annexation Ordinance.

Section 2. The Mayor shall execute an additional copy of the King's Cross Annexation Ordinance bearing Ordinance No. 2024-05, with the dates corrected from July 3, 2024, to June 3, 2024, which shall be stated within the re-executed copy as "June 3, 2024 (corrected)," and which the Clerk shall file with a copy of this Resolution. The King's Cross Annexation Ordinance bearing Ordinance No. 2024-05 shall be recorded and filed with the Boundary Description as set forth in G.S. 160A-29. To the extent necessary, the Clerk is authorized to record an affidavit of correction to correct the date from July 3, 2024, to June 3, 2024, the resolution number, as set forth herein, and the omitted boundary description on the copy of the King's Cross Annexation Ordinance recorded at Book 776, Page 404, Stokes County Registry.

{seal}



Richard E. McCraw, Mayor

ATTEST:

Nicole Branshaw, City Clerk

Exhibit A

**CITY OF KING
ORDINANCE NO. 2024-04
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

WHEREAS, the City Clerk has certified the sufficiency of said petition(s), and a public hearing on the question of this annexation(s) was held at the City Hall, 229 South Main Street, King, North Carolina, at six o'clock p.m. on the 3rd day of July 2023; and

WHEREAS, the City Council of the City of King does hereby find as a fact that said petition(s) meets 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 3rd day of July 2023.

(SEE ATTACHED BOUNDARY DESCRIPTIONS)
(Tract Located on Moore Road owned by King's Cross Properties LLC)

Section 2. Upon and after the 3rd day of July 2024, the described territories and its citizens 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. Said territories shall be subject to municipal taxes according to G.S. 160A-58.10.

Section 3. The Mayor of the City of King shall cause to be recorded in the office of the Register of Deeds of Forsyth 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.

Adopted this the 3rd day of July 2024.

ATTEST:



Nicole Branshaw, City Clerk





Richard E. McCraw, Mayor

Exhibit B

SLATE SURVEYING COMPANY P.A

1944 Mountain View Road

King, N.C. 27021

(336)983-9743

slatesc@aol.com

Apr. 18, 2024

PROPERTY DESCRIPTION

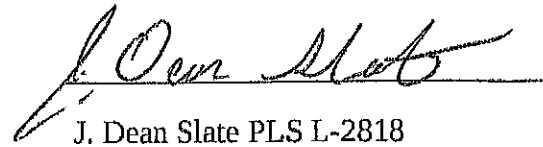
Lying and being in the Yadkin Township of Stokes County and in the City of King, North Carolina bounded on the north by Matthew Smith, Rickie Smith, Kathleen O'Connell and the Yadkin Valley Railroad, on the East by Moore Road, on the south by Kings Cross Properties, on the west by Kings Cross Properties and Matthew Smith and being more particularly described as follows:

Beginning on a point in the eastern R/W of Moore Road, said point being the following two (2) courses from a bent $\frac{3}{4}$ " pipe, The northwest corner of Wake Forest University DB. 490, Pg. 1721, N 55 49'10" E 340.99' to a $\frac{3}{4}$ " pipe (flush) the northeast corner of Wake Forest University, thence N 11 23'26" W 155.19' to the point of beginning, said having NC State Plane coordinates of N 921038.92, E 1606637.18, said point being the southeast corner of the existing King City Limits, thence from said POINT OF BEGINNING with the northern line of the existing city limits the following Ten (10) courses, S 54 03'26" W 282.97' to a point, thence along the arc of a curve to the right S 53 36'44" W 23.52' to a point, said curve have a radius of 1511.50' an arc length of 23.52' and a delta angle of 0 53'30", thence S 58 26'21" W 50.00' to a point, thence along the arc of a curve to the left S 31 58'29" E 16.98' to a point said curve having a radius of 1175.00' an arc length of 16.98' and a delta angle of 0 49'41", thence along the arc of a curve to the right S 11 15'40" W 17.95' to a point, said curve having a radius of 13.00', an arc length of 19.81' and a delta angle of 87 19'16", thence S 54 54'38" W 83.96' to a point, thence along the arc of a curve to the right S 61 05'15" W 164.95' to a point, said curve having a radius of 766.50', an arc length of 165.27' and a delta angle of 12 21'14", thence S 67 15'53" W 263.43' to a point, thence along the arc of a curve to the left S 66 34'41" W 18.17' to a point, said curve having a radius of 725.00', an arc length of 18.17' and a delta angle of 1 26'10", thence S 23 02'01" E 50.01' to a point, thence S 58 32'44" W 159.61' to a point in a creek, thence N 04 40'31" W 73.50' to a point in a creek, thence N 31 57'53" W 85.10' to a point in a creek at the intersection of southern R/W of KINGSCOTE WAY, (a 55' Public R/W) thence following said R/W the following three (3) courses N 87 29'25" W 557.57' to a point, thence along the arc of a curve to the left S 83 17'53" W 83.83' to a point, said curve having a radius of 269.67' an arc length of 84.17' and a delta angle of 17 53'03", thence S 70 35'26" W 189.82' to a 5/8" rebar, thence S 19 30'51" E 220.00' to a 5/8" rebar, thence S 70 35'26" W 225.00' to a 5/8" rebar, thence S 83 00'50" W 138.95' to a 5/8" rebar,

thence S 64 34'22" W 83.84' to a 5/8" rebar, thence S 19 00'04" W 84.94' to a 5/8" rebar, thence S 25 21'42" W 72.13' to a 5/8" rebar, thence N 69 45'12" W 170.84' to a 5/8" rebar in the southeastern R/W line of Kingscote Way, thence crossing said R/W N 12 36'52" E 192.10' to a 5/8" rebar in the northwestern R/W line of said street, thence leaving said R/W N 52 06'10" W 220.44' to a 5/8" rebar in Matthew Smiths eastern line, thence with said Smith N 00 32'00" E 231.50' to a 5/8" rebar, thence continuing with Smith N 81 20'14" E 322.51' to a 3/4" pipe, thence continuing with Smith and O'Connell S 87 48'26" E 1056.36' to a point, said point being S 41 28'06"E 28.10' from a 3/4" pipe, O'Connells and the Catholic Church corner, thence continuing with O'Connell N 04 09'59" E 1400.09' to a point in the southern R/W of the Yadkin Valley Railroad, thence along the southern R/W of said Railroad the following three (3) courses S 82 32'45" E 170.49' to a point, thence along a curve to the right S 74 58'48" E 505.46' to a point, said curve having a radius of 1919.42', an arc length of 506.93' and a delta angle of 15 07'56", thence continuing along said R/W S 63 24'20" E crossing Moore Road 316.24' to a point in the eastern R/W of said road, thence with said R/W along

the arc of a curve to the left S 02 18'54" E 735.85' to the point of beginning, said curve having a radius of 794.42' an arc length of 765.07' and a delta angle of 55 10'45" and containing a total of 37.464 Ac. As per survey by Slate Surveying Co. P.A. dated April 17, 2024, oriented to NC GRID.

This property is a portion of that property as described in DB. 691, Pg. 126 of the Stokes County Registry and designated as Parcel # 17400 & 34263 on the Stokes County Tax Maps.


J. Dean Slate PLS L-2818



Stokes Municipal Alcohol Control Board

Established February 2024

*521 North Main Street
P.O.Box 511
Walnut Cove, NC 27052
336-591-7447 (Business)
336-591-5159(Fax)
walnutcoveabcchairman@gmail.com*

Purpose: *The Stokes Municipal Alcoholic Beverage Control Board manages the sale of spirituous liquor through business principles that promote excellence in customer service; establishes effective alcohol education partnerships; administers regulatory provisions; and instills financial accountabilities that benefit those we serve.*

June 1, 2026

Scott Barrow
City Manager
City of King, NC 27021

Mr. Barrow,

I am requesting the following items be added to the June agenda for the ABC Board:

- I. The Board is requesting Mr. Jason Carter to be re-appointed to the ABC board. This appointment should be a two-year term.

Thanks,

Brian

*Tanner Hairford Brian Booe, Chairman Supervisor/General Manager Keith Morgan,
Board Member Christine Boles, Board Member
Mark Saunders, Board Member
Jason Carter, Board Member*



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

JULY 6, 2026

Subject: SET A PUBLIC HEARING DATE FOR KENDALL COMM. FOR GALAXI TOWERS (AKA ALPHA TOWERS PORP. CO.) & ADAM L. CAIN (PROPERTY OWNER) REQUEST FOR A SPECIAL USE PERMIT TO CONSTRUCT A COMMUNICATION TOWER.

Action Requested: Set public hearing for **August 3, 2026** City Council meeting.

Attachments:

- Request for a public hearing.

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

PART B

Introduction and Background:

We have a request from Kendall Communications/Adam Cain to construct a communications tower on a separate lot on the SE corner of Mr. Cain’s 5.18-acre tract on NC HWY 66 S. Per our ordinance, this would be reviewed by the council for the issuance of a special use permit. The tract is currently zoned CZ-L-I (Conditional Zoning-Light-Industrial) and would permit a communication tower per the requirements of Sec. 32-50 & 256. A special use permit would need to be granted to the applicant by the council through a quasi-judicial hearing.

The applicant requested the public hearing be moved to council’s August 3, 2026 regular meeting due to not being able to finish their site plan.

Discussion and Analysis:

This would be a quasi-judicial hearing per the requirements of Sec. 32-129, so no discussion of this case would be allowed until the public hearing.

Budgetary Impact:

Additional tax base

Recommendation:

Staff recommends –

1. Setting the public hearing for special use permit on **August 3, 2026**.

Location Map





**CITY OF KING
CITY COUNCIL**

MEETING DATE:

JULY 6, 2026

PART A

Subject: SET A PUBLIC HEARING DATE FOR A VOLUNTARY ANNEXATION REQUEST BY ZACHARY & NICOLE BURICK D.B.A. (1100 MEADOWBROOK DR., LLC).

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

- Attachments:**
- Request form for voluntary annexation.
 - Resolution 2026-16 directing the city clerk to investigate the request.
 - Resolution 2026-17 setting the public hearing date.
 - Location map.

This abstract requires review by:

City Manager

City Attorney

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

X

PART B

Introduction and Background:

We have a request from Mr. Zachary & Nicole Burick (1100 Meadowbrook Dr., LLC) to voluntarily annex their 3.43-acre tract off Meadowbrook Drive into the city limits per our utilities extension policy. The tract would be a non-contiguous (satellite) annexation and is at the edge of our E.T.J.

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:

Additional city tax base and utility fees, additional city services, if approved.

Recommendation:

Staff recommends –

1. **Approving Resolution 2025-16**, directing the city clerk to investigate the petition and;
2. **Approving Resolution 2025-17**, setting the public hearing date for August 3, 2026.

Location Map



**PETITION REQUESTING A NON-CONTIGUOUS
(SATELLITE) ANNEXATION PER GS. 160A-58**

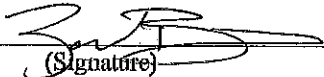
Date: 5/29/26

TO THE CITY COUNCIL FOR THE CITY OF KING:


1. We the undersigned owner(s) of real property respectfully request that the area described in the attached description be annexed to the City of King.
2. The area to be annexed is non-contiguous to the City of King and the boundaries of such territory are attached.
3. A map is attached showing the area proposed for satellite annexation in relation to the primary corporate limits of the City.

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

Owner 1

Name	Address	City, State, Zip
<u>Zach Burick</u>	<u>for 1100 Meadowbrook Dr, LLC;</u>	<u>1100 Meadowbrook Dr. King, NC 27021</u>
<u></u> (Signature)		Date: <u>5/29/26</u>

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

Name	Address	City, State, Zip
<u>Nicole Burick</u>	<u>for 1100 Meadowbrook Dr, LLC;</u>	<u>1100 Meadowbrook Dr. King, NC 27021</u>
<u></u> (Signature)		Date: <u>5/29/26</u>

Office Use Below

Address of Property to be annexed: 1100 Meadowbrook Dr

Date Received: 5/29 Received By: Emerson Wright EW



City of King

Resolution No. 2026-16

Certificate of Sufficiency

Resolution directing the city clerk to investigate a petition received under NC G.S. 160A-58.1

Whereas, a petition requesting voluntary annexation of a non-contiguous area described in said petition has been received on May 29, 2026 by the City of King; and

Whereas, NC G.S. 160A-58.1 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-58.1.

Adopted this the 6th day of July 2026.

Richard E. McCraw – Mayor

ATTEST:

Nicole Branshaw, City Clerk



City of King

Resolution 2026-17

**Resolution Fixing the Date of a Public Hearing on the Question of Annexation
Pursuant to N.C.G.S. §§ 160A-58.1 and 160A-58.2**

Whereas, a petition requesting annexation of the non-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 non-contiguous area described herein will be held at City Hall at 6 p.m. on August 3, 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, or a newspaper having general circulation in the City of King, NC, at least ten (10) days prior to the date of the public hearing.

Adopted on this 6th day of July 2026.

Richard E. McCraw – Mayor

ATTEST:

Nicole Branshaw, City Clerk



**CITY OF KING
CITY COUNCIL**

MEETING DATE:

JULY 6, 2026

PART A

Subject: SET A PUBLIC HEARING DATE FOR A VOLUNTARY ANNEXATION REQUEST BY MATTHEW GREENE D.B.A. (Reaper Holdings, LLC).

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

- Attachments:**
- Request form for voluntary annexation.
 - Resolution 2026-18 directing the city clerk to investigate the request.
 - Resolution 2026-19 setting the public hearing date.
 - Location map.

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 Mr. Matthew Greene (Reaper Holdings, LLC) to voluntarily annex their 3.43-acre tract off Meadowbrook Drive into the city limits per our utilities extension policy. The tract would be a non-contiguous (satellite) annexation and is at the edge of our E.T.J. This tract is adjacent to the 1100 Meadowbrook Dr., LLC 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:

Additional city tax base and utility fees, additional city services, if approved.

Recommendation:

Staff recommends –

1. **Approving Resolution 2025-18**, directing the city clerk to investigate the petition and;
2. **Approving Resolution 2025-19**, setting the public hearing date for August 3, 2026.

Location Map



**PETITION REQUESTING A NON-CONTIGUOUS
(SATELLITE) ANNEXATION PER GS. 160A-58**


Date: 06-04-2026

TO THE CITY COUNCIL FOR THE CITY OF KING:

1. We the undersigned owner(s) of real property respectfully request that the area described in the attached description be annexed to the City of King.
2. The area to be annexed is non-contiguous to the City of King and the boundaries of such territory are attached.
3. A map is attached showing the area proposed for satellite annexation in relation to the primary corporate limits of the City.

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

Owner 1


Name	Address	City, State, Zip
<u>Reaper Holdings LLC</u>	<u>1060 Meadowbrook Drive</u>	<u>King NC</u>
<u></u>		Date: <u>06-04-2026</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: 1060 Meadowbrook Dr

Date Received: 6/17/26 Received By: Emerson Wright 



City of King

Resolution No. 2026-18

Certificate of Sufficiency

Resolution directing the city clerk to investigate a petition received under NC G.S. 160A-58.1

Whereas, a petition requesting voluntary annexation of a non-contiguous area described in said petition has been received on May 29, 2026 by the City of King; and

Whereas, NC G.S. 160A-58.1 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-58.1.

Adopted this the 6th day of July 2026.

Richard E. McCraw – Mayor

ATTEST:

Nicole Branshaw, City Clerk



City of King

Resolution 2026-19

Resolution Fixing the Date of a Public Hearing on the Question of Annexation Pursuant to N.C.G.S. §§ 160A-58.1 and 160A-58.2

Whereas, a petition requesting annexation of the non-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 non-contiguous area described herein will be held at City Hall at 6 p.m. on August 3, 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, or a newspaper having general circulation in the City of King, NC, at least ten (10) days prior to the date of the public hearing.

Adopted this the 6th day of July 2026.

Richard E. McCraw – Mayor

ATTEST:

Nicole Branshaw, City Clerk



**CITY OF KING
CITY COUNCIL**

MEETING DATE:
July 6, 2026

PART A

Subject:	Lease Agreement Draft for Chamber	
Action Requested:	Advise and revise	
Attachments:	Draft Lease Agreement	
	This abstract requires review by:	
	City Manager	City Attorney
<hr/> T. Scott Barrow, City Manager		

PART B

Introduction and Background:
It is time to renew this contract with the Chamber.
Discussion and Analysis:
Does the Council want to make any changes or even entertain a multi-year lease.
Budgetary Impact:
Rental revenue
Recommendation:
Advise staff how you would like to proceed

LEASE SUMMARY

EFFECTIVE DATE: September 1, 2025

LANDLORD: The City of King

NOTICE ADDRESS OF LANDLORD: P.O. Box 1132 (229 S. Main St.)
King, NC 27021
Attn: Scott Barrow, City Manager

TENANT: The King Chamber of Commerce, Inc., a North Carolina non-profit corporation.

NOTICE ADDRESS OF TENANT: 110 West King St.
(Old Hwy 52)
King, NC 27021

PREMISES: Uppermost floor of building located at 110 W. King St., King, NC 27021. Said building is referred to herein as the "Building."

PREMISES NET RENTABLE AREA: Approximately 2400 square feet located on the first floor of the Building.

RENT COMMENCEMENT DATE: September 1, 2025.

EXPIRATION DATE: August 31, 2026.

LEASE TERM: The period beginning on the Rent Commencement Date and expiring on the Expiration Date.

BASE RENTAL*: Annual Rent of \$18,000.00 paid in monthly rent payments of \$1,500.00.

*Base Rental shall be subject to adjustment in accordance with the terms of Paragraph 6 herein.

ADJUSTMENT DATE: Intentionally left blank.

ADVANCE BASE RENTAL PAYMENT: Intentionally left blank.

SECURITY DEPOSIT: \$1,500.00.

BROKER: None.

TRIPLE NET: Tenant shall be responsible for *ad valorem* taxes (if any), utilities, and maintenance related to the Premises.

The foregoing summary (the "Lease Summary") is hereby incorporated into and made a part of the Lease Agreement. In the event, however, of a conflict between the terms of the Lease Summary and the terms of the Lease Agreement, the latter shall control.

Initial: TBB (on behalf of Landlord)

Initial: CLB (on behalf of Tenant)

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EXHIBIT A: To be inserted, if applicable, pursuant to § 9
EXHIBIT B: Tenant Parking Area

LEASE AGREEMENT

THIS LEASE AGREEMENT (this "Lease") is made and entered into on the date and between the Landlord and Tenant identified in the Lease Summary (the "Effective Date").

WITNESSETH:

1. Definitions.

Capitalized terms appearing in this Lease, unless defined elsewhere in this Lease or in the Lease Summary, shall have these definitions:

1.1 "Additional Rent" shall include all additional sums charges or amounts of whatever nature to be paid by Tenant to Landlord under this Lease, other than Base Rent. This is an absolute net lease. Except as otherwise set forth in this Lease, it is the purpose, intent and agreement of Landlord and Tenant that the Base Rent payable hereunder shall be an absolute net return to Landlord, undiminished by taxes, maintenance or repair costs, operation costs, costs of insurance, or any other charges of any kind or nature whatsoever relating to the Premises, which may arise or become due during the term of this Lease.

1.2 "Advance Base Rental Payment" shall have the meaning set forth in the Lease Summary.

1.3 "Base Rental" during the Lease Term shall be the amount so designated in the Lease Summary, as same may be adjusted pursuant to the terms of this Lease.

1.4 "Broker" shall be the party or parties so designated in the Lease Summary.

1.5 "Building" shall have the meaning set forth in the Lease Summary.

1.6 "Building Exterior Common Areas" shall mean (A) the exterior of the Building and all of the improvements and real property on the Land, including, without limitation, all parking areas, enclosed or otherwise, and all streets, sidewalks, signs and landscaped areas located on or within the Land; and (B) all signs and landscaped areas located in public rights-of-way directly contiguous to the Land if and to the extent Landlord maintains such signs and landscaped areas from time to time.

1.7 "Building Net Rentable Area" shall have the meaning set forth in the Lease Summary.

1.8 "Common Areas." There are no common facilities provided for the common use or benefit of tenants generally and/or the public.

1.9 "Force Majeure Matters" is defined in Paragraph 40 herein.

1.10 "Land" shall mean the real property upon which the Building is situated.

1.11 "Lease Term" shall mean the term of this Lease as set forth in the Lease Summary.

1.12 "Normal Business Holidays" shall be New Year's Day, Martin Luther King's Birthday, Memorial Day, Independence Day, Labor Day, Thanksgiving Day and Christmas Day (or if any such holiday falls on a weekend day, the applicable Normal Business Holiday, for purposes of this definition, shall be the weekday designated by Landlord).

1.13 "Normal Business Hours" are 9 a.m. to 5 p.m. on Mondays through Fridays, exclusive of Normal Business Holidays.

1.14 "Premises" shall have the meaning set forth in the Lease Summary.

1.15 "Premises Net Rentable Area" shall have the meaning set forth in the Lease Summary, and Landlord and Tenant agree that the applicable figure set forth in the Lease Summary shall be conclusive.

1.16 "Rent Commencement Date" shall mean that date set forth in the Lease Summary.

1.17 "Taxes" means taxes, assessments, and governmental charges or fees whether federal, state, county or municipal, and whether they be by taxing districts or authorities presently taxing or by others, subsequently created or otherwise, and any other taxes and assessments (including non-governmental assessments for common charges under a restrictive covenant or other private agreement that are not treated as part of Common Area Costs) now or hereafter attributable to the Building and Land or its operation excluding, however, penalties and interest thereon and federal and state taxes on income. Taxes shall include the reasonable costs of consultants retained in an effort to lower taxes and all costs incurred in disputing any taxes or in seeking to lower the tax valuation of the Building and Land. Notwithstanding anything to the contrary contained herein, the Taxes included within Common Area Costs shall not include any estate, inheritance, succession, capital levy, transfer or income taxes of Landlord.

1.18 "Tenant Improvements" shall mean the improvements to be constructed and installed in the Premises in accordance with the Tenant Improvements Plans and Specifications, and the terms of Paragraph 9 herein.

1.19 "Tenant Improvements Plans and Specifications" shall mean the plans and specifications for the construction of the Tenant Improvements, as set forth in Paragraph 9 herein.

1.20 "Tenant's Pro-Rata Share." The Premises is the upper floor of a Building with two floors. During all times when only the upper floor of the Building is occupied, Tenant's Pro-Rata Share shall be 100 percent. If the lower floor of the Building becomes occupied for use as active office space, then Tenant's Pro-Rata Share shall be 50 percent beginning on the first day of the first full calendar month after such use begins and shall remain 50 percent until the time that the lower floor is no longer occupied for active office space, at which time Tenant's Pro-Rata Share shall revert to 100 percent. As used for purposes of this definition, "active office space" means in-person office use and does not include passive uses such as storage.

2. Lease Grant.

Landlord hereby leases to Tenant, and Tenant hereby leases from Landlord, upon and subject to the covenants, agreements, provisions and conditions of this Lease, the Premises located in the Building.

3. Lease Term.

3.1 This Lease shall continue in force during a period beginning on the Rent Commencement Date and continuing until the expiration of the Lease Term, unless this Lease is sooner terminated or extended to a later date under any other term or provision herein. Tenant shall accept the Premises on the Effective Date "AS IS – WHERE IS".

3.2 Intentionally deleted.

4. Use.

The Premises shall be used for the operation of nonprofit or business offices and for no other purposes. Tenant agrees not to use or permit the use of the Premises for any purpose that is improper, immoral, unlawful, objectionable or illegal or is in violation of any applicable legal, governmental or quasi-governmental requirement, ordinance or rule, or that, in Landlord's commercially reasonable opinion, creates a nuisance, disturbs any other tenant of the Building or is disreputable or inconsistent with the operation of a first class office building.

5. Base Rental.

5.1 Tenant agrees to pay during the Lease Term to Landlord, without any setoff or deduction, except as provided herein, the Base Rental, and all such other sums of money as shall become due hereunder as Additional Rent, all of which are sometimes herein collectively called "rent" or "Rent." Base Rental for each calendar year or portion thereof during the Lease Term, shall be due and payable in advance, in equal installments on the first day of each calendar month during the Lease Term; provided, however, if the Lease Summary states that Tenant is paying to Landlord an Advance Base Rental Payment, as provided in Paragraph 5.2 herein, such Advance Base Rental Payment (i) shall be due and payable upon the full execution of this Lease and (ii) shall be applied by Landlord against the Base Rental payment due relative to the first full calendar month during the Lease Term. Tenant hereby agrees to pay such Base Rental and any adjustments thereto to Landlord at Landlord's address provided herein (or such other address as may be designated by Landlord in writing from time to time) monthly, in advance, and without demand. If the Lease Term commences on a day other than the first day of a month or terminates on a day other than the last day of a month, then the installments of Base Rental and any adjustments thereto for such month or months shall be prorated, based on the number of days in such month or months.

5.2 If the Lease Summary provides for an Advance Base Rental Payment to be made by Tenant to Landlord, then simultaneously with the execution of this Lease, Tenant shall pay to Landlord the Advance Base Rental Payment as additional security for Tenant's performance of its obligations under this Lease. If Tenant is not then in default under this Lease, Landlord shall apply the Advance Base Rental Payment to the payment of the monthly installment of Base Rental due relative to the first full calendar month during the Lease Term. If Tenant is then in default under this Lease, Landlord may, at its option, apply all or any part of the Advance Base Rental Payment to cure the default. With regard to any partial calendar month (if any) preceding the first full calendar month during the Lease Term, Tenant shall pay the applicable pro rata portion of the monthly installment of Base Rental in a timely manner pursuant to Paragraph 5.1 herein.

6. Adjustments to Base Rental. Intentionally deleted.

7. Additional Rent. It is clearly understood and agreed that this is a "triple net lease," which means that the Tenant shall pay all costs of repairs, maintenance and replacement of the Premises, a pro rata share of Landlord's actual costs of operating, managing, maintaining, repairing, and replacing the Building and Land, all utilities relating to the Premises, a pro rata share of all real estate taxes and special assessments of every kind and description on the Building and Land (if any), and a pro rata share of management costs for the Building and Land. **The charge for utilities related to the Premises shall be the entire amount of the utility bill for services that are separately metered for the Premises and the Tenant's Pro-Rata Share of the utility bill for services that are metered for the entire Building.** The triple net costs and expenses to be paid by Tenant shall be deemed "Additional Rent" and are further described below.

7.1 Commencing on the Rent Commencement Date, in addition to Base Rent, Tenant shall also pay to Landlord monthly, as Additional Rent, a pro rata share of Landlord's actual costs of operating, managing, maintaining, repairing, and replacing the Building and Land during the term of the Lease (collectively, "Common Area Costs"). Tenant's Pro-Rata Share shall mean the percentage set forth in the Lease Summary. Common Area Costs shall include, but not be limited to, (i) the costs of management, (ii) insurance premiums and deductibles for Landlord's insurance coverages carried and maintained with respect to the Building and Land, (iii) Taxes (if any), (iv) costs for improvements made to the Building and Land which, although capital in nature, are expected to reduce the normal operating costs (including all utility costs) of the Building and Land, as amortized using a commercially reasonable interest rate over the time period reasonably estimated by Landlord to recover the costs thereof taking into consideration the anticipated cost savings, as determined by Landlord using its good faith, commercially reasonable judgment, as well as capital improvements made in order to comply with any law hereafter promulgated by any governmental authority or any new interpretations of any law hereafter rendered with respect to any existing law, as amortized using a commercially reasonable interest rate over the useful economic life of such improvements as determined by Landlord in its reasonable discretion, (v) repairs, maintenance and replacement of heating, ventilation and air conditioning systems, (vi) lighting, (vii) water, (viii) cleaning, (ix) trash removal, (x) snow removal, (xi) landscape maintenance, (xii) sewer charges, (xiii) wages, (xiv) payroll taxes, (xv) workmen's compensation insurance, (xvi) license and permit fees, (xvii) all other repairs and replacements relating to the Building and Land, (xviii) depreciation on maintainable equipment, (xix) maintenance supplies, and (xx) other everyday maintenance expenses; provided, that Common Area Costs shall not be deemed to include any charges for depreciation related to the original costs of acquiring, constructing, equipping or financing of the Building and Land, the costs of alterations for specific tenants, debt service or income taxes of Landlord. Notwithstanding the foregoing, any capital expenditures included within Common Area Costs shall be amortized over the useful life of the subject capital improvements and replacements in accordance with generally accepted accounting principles, and Tenant shall only be obligated to pay Tenant's Pro Rata Share of that portion of such amortized costs applicable to the portion of the useful life occurring during the Term of this Lease.

Notwithstanding the foregoing, with regard to those items of Common Area Costs within Landlord's management control (i.e., all Common Area Costs except Taxes, utilities, insurance, and maintenance), Tenant's liability for any increase in Common Area Costs incurred in any calendar year (or portion thereof) during the Term shall be limited to an increase of five percent (5%) over the amount of Tenant's share of Common Area Costs for the previous calendar year had the Common Area Costs increased at a rate of five percent (5%) each calendar year beginning with the actual Common Area Costs for calendar year 2025.

7.2 Landlord shall provide Tenant with Landlord's reasonable estimate of Tenant's Pro Rata Share of Common Area Costs within fifteen (15) days prior to the start of each calendar year during the Term. Tenant shall pay one-twelfth (1/12) of Tenant's Pro Rata Share of Common Area Costs on the first day of each calendar month during the Term simultaneously with the payment of Base Rent. On or before April 1 of each calendar year (or as soon as practicable thereafter), Landlord shall furnish to Tenant an itemized statement ("Landlord's CAM Statement") showing the actual Common Area Costs incurred by Landlord for the immediately preceding calendar year and a calculation of the actual amount of Tenant's Pro Rata Share of Common Area Costs for the immediately preceding calendar year. If Landlord's CAM Statement indicates that the estimated Tenant's Pro Rata Share of Common Area Costs paid by Tenant for the immediately preceding calendar year are more or less than the actual amount of Tenant's Pro Rata Share of Common Area Costs for the immediately preceding calendar year, an appropriate adjustment shall be made between the Landlord and Tenant within thirty (30) days following Landlord's delivery to Tenant of Landlord's CAM Statement. At any time during each calendar year (but not more than one (1) time per calendar year), Landlord shall have the right to adjust Tenant's estimated payments of Tenant's Pro Rata Share of Common Area Costs based upon actual expenditures made by Landlord for the same during such calendar year.

7.3 Intentionally deleted.

8. Intentionally deleted.

9. Tenant Improvements.

9.1 All installations and improvements now or hereafter placed on or in the Premises shall be for Tenant's account and at Tenant's cost.

9.2 Tenant accepts the Premises in its current condition, AS IS, WHERE IS. If Tenant desires improvements to the Premises, Tenant may request them from Landlord, which may approve or deny any such request in Landlord's sole discretion. For improvements agreed to by Landlord, before commencing construction of the Tenant Improvements, Tenant shall deliver to Landlord the Tenant Improvements Plans and Specifications, which shall include the names of all contractors for the same, and the same shall be subject to Landlord's written consent, which consent Landlord may withhold in Landlord's sole discretion, and upon receipt of such consent shall be attached to this Lease as Exhibit A. Landlord agrees not to charge any additional fee to Tenant for construction supervision. Tenant shall construct the Tenant Improvements in a first-class, professional manner. The Tenant Improvements shall be completed in accordance with the approved Tenant Improvements Plans and Specifications and in compliance with all city, county, state and federal ordinances, rules and regulations relating thereto, including all applicable building codes.

10. Maintenance and Repair by Landlord.

Except to the extent any such repairs or replacements are the responsibility of Tenant pursuant to the terms of Paragraph 11 or Paragraph 12 herein or any other provision in this Lease, Landlord shall be responsible for maintaining, repairing and replacing:

10.1 the roof, foundations, exterior walls (excluding doors and windows), and all structural parts of the Building;

10.2 all portions of the Premises affected by structural conditions whose source lies outside the Premises;

10.3 all Common Areas and Building Exterior Common Areas; and

10.4 all utility, sprinkler service, electrical and plumbing lines and HVAC systems outside the Premises.

Except as expressly provided herein, Landlord shall not be required to make any repairs to the Premises, the Building, or the Land.

11. Maintenance and Repair by Tenant.

In addition to any other provisions in this Lease which obligate Tenant to perform maintenance, repair and replacement duties relative to the Premises and/or the Building, Tenant shall be responsible for the following maintenance, repair and replacement responsibilities:

11.1 Tenant shall, at its expense, keep and maintain the Premises in good order and repair and not commit or allow any waste to be committed on any portion of the Premises; and at the termination of this Lease, Tenant agrees to deliver up the Premises to Landlord in as good of a condition as existed on the Rent Commencement Date, excepting only ordinary wear and tear, acts of God and repairs required to be made by Landlord pursuant to the terms of this Lease.

11.2 Tenant shall be responsible for the cost and expense of repairing or replacing any damage done to the Common Areas, the Building Exterior Common Areas, the Building, or any part thereof (including the Premises), caused by Tenant or Tenant's agents, employees, invitees, or visitors, and such repairs shall restore the damaged area to as good of a condition as existed prior to such damage and shall be effected in compliance with all applicable laws. Landlord may make the repairs or replacements, and Tenant shall pay the cost thereof to Landlord as Additional Rent within thirty (30) days after Landlord submits to Tenant an invoice therefor.

11.3 Tenant shall pay for semi-annual maintenance of the HVAC systems servicing the Premises and shall, at its expense, keep, maintain, repair and/or replace such HVAC systems.

12. Alterations by Tenant.

Tenant shall not make or allow to be made any alterations (structural or otherwise) to the Premises or install any vending machines in the Premises, without first obtaining the written consent of Landlord in each such instance. Any and all alterations to the Premises, including, without limitation, the Tenant Improvements, shall become the property of Landlord upon the termination of this Lease (except for personal property and furniture owned by Tenant). Landlord may, by written notice to Tenant not later than sixty (60) days prior to termination, require Tenant, upon the expiration or earlier termination of this Lease, to remove any and all fixtures, equipment and other improvements installed in the Premises by Tenant. In the event that Landlord so elects and Tenant fails to remove such improvements, Landlord may remove such improvements at Tenant's cost, and Tenant shall pay Landlord on demand the cost of restoring any damage to the Premises resulting from such removal, excepting only ordinary wear and tear and acts of God.

13. Graphics and Signage.

Landlord agrees to permit Tenant, at Tenant's sole cost and expense, to install and maintain its standard signage in a reasonably prominent position on the front door of the Premises as well as the Building monument sign, provided that the color and specifications of such signage shall be subject to the prior written approval of Landlord (which shall not be unreasonably withheld, conditioned or delayed). Tenant's signage plans shall be included in with the Tenant Improvements Plans and Specifications and attached hereto at Exhibit A.

14. Parking.

During the Lease Term, Tenant shall have, without charge, the right to use, in common with their respective guests and invitees, the 14 parking spaces, driveways, and footways located at the southwest corner of the building within the Parking Area shown on Exhibit B, attached.

15. Compliance with Laws.

Tenant agrees to comply with all applicable laws, ordinances, rules and regulations of any governmental entity or agency having jurisdiction over the Premises. Without limiting the generality of the foregoing, in the event the Premises must be modified or any other action relating to the Premises must be undertaken in the future to comply with the Americans With Disabilities Act or any similar federal, state or local statute, law, or ordinance, the responsibility for such modification or action (including the payment of all costs incurred in connection therewith) shall belong to Tenant. If the Common Areas or the Building Exterior Common Areas must be modified or any other action relating to the Common Areas or the Building Exterior Common Areas must be undertaken in the future to comply with the Americans With Disabilities Act or any similar federal, state or local statute, law, or ordinance and if such modification or action is required because of (i) any special or unique use or activity in the Premises or (ii) the performance of any alterations within the Premises, the responsibility for such modification or action (including the payment of all costs incurred in connection therewith) shall belong to Tenant. Except as provided in the immediately preceding sentence, in the event the Common Areas or the Building Exterior Common Areas must be modified or any other action relating to the Common Areas or the Building Exterior Common Areas must be undertaken in the future to comply with the Americans With Disabilities Act or any similar federal, state or local statute, law, or ordinance, the responsibility for such modification or action (including the payment of all costs incurred in connection therewith, subject to the terms and provisions of this Lease relating to the pass-through of Basic Costs) shall belong to Landlord.

16. Intentionally deleted.

17. Entry by Landlord.

Tenant agrees to permit Landlord and Landlord's agents and representatives to enter into and upon any part of the Premises at all reasonable hours (and in emergencies at all times) to inspect the same, to show the Premises to prospective purchasers, mortgagees, tenants or insurers, and to clean or make repairs, alterations or additions thereto, and Tenant shall not be entitled to any abatement or reduction of rent by reason thereof.

18. Assignment and Subletting.

18.1 With the exception of Tenant's sublease to W.N. Ireland Insurance Agency, Inc., which is permitted by this Lease, Tenant shall not assign this Lease or sublet all or any part of the Premises or make any other transfer of its interest in the whole or any portion thereof, directly or indirectly, at any time during the Lease Term.

19. Liens.

Tenant will not permit any mechanic's lien(s) or other liens to be placed upon the Premises, the Building or the Land and nothing in this Lease shall be deemed or construed in any way as constituting the consent or request of Landlord, express or implied, by inference or otherwise, to any person for the performance of any labor or the furnishing of any materials to the Premises, or any part thereof, nor as giving Tenant any right, power or authority to contract for or permit the rendering of any services or the furnishing of any materials that would give rise to any mechanics' or other liens against the Premises, the Building or the Land. In the event any such lien is attached to the Premises, the Building or the Land, and if the same shall not be bonded off or otherwise discharged of record by Tenant within forty-five (45) days of receiving notice thereof, then, in addition to any other right or remedy of Landlord, Landlord may, but shall not be obligated to, discharge the same. Any amount paid by Landlord for any of the aforesaid purposes shall be reimbursed by Tenant to Landlord as Additional Rent within thirty (30) days after Landlord's delivery to Tenant of an invoice therefor.

20. Property Insurance.

Landlord shall maintain fire and extended coverage insurance on the Building and the Premises, such policy(ies) to cover Landlord's interest in the Building and Premises for not less than the full replacement value thereof. Such insurance shall be maintained at the expense of Landlord (as a part of Basic Costs), and payments for losses thereunder shall be made solely to Landlord or the mortgagees of Landlord relative to the Land and the Building (collectively, "Mortgagees"; each, a "Mortgagee"), as their respective interests shall appear. Tenant shall maintain, at its expense, in an amount equal to full replacement cost, fire and extended coverage insurance on all of its personal property, including removable trade fixtures, located in the Premises. Tenant shall, at Landlord's request from time to time, provide Landlord with current certificates of insurance evidencing Tenant's compliance with the terms and requirements of this Paragraph 20 and Paragraph 21 herein. All policies required to be maintained by Tenant under this Paragraph 20 and Paragraph 21 herein shall contain a provision whereby the insurer is not allowed to cancel, fail to renew or change materially the coverage without first giving thirty (30) days prior written notice to Landlord. Tenant shall also obtain the agreement of Tenant's insurers to notify Landlord that a policy is due to expire at least thirty (30) days prior to such expiration.

21. Liability Insurance.

Tenant and Landlord shall, each at its own expense, maintain a policy or policies of commercial general liability insurance (occurrence coverage) with respect to the respective activities of each on the Land and in the Building with the premiums thereon fully paid on or before the due date, issued by and binding upon an insurance company authorized to conduct such business in the State of North Carolina. Such commercial general liability insurance to be maintained by Tenant and Landlord under this Paragraph 21 shall afford minimum protection of not less than \$1,000,000 combined single limit coverage of bodily injury, property damage or combination thereof; and such commercial general liability insurance to be maintained by Tenant shall name Landlord as an additional insured. Such insurance coverage maintained by Tenant also shall include, without limitation, personal injury and contractual liability coverage for the performance by Tenant of the indemnity agreements set forth in this Lease. Landlord shall not be required to maintain insurance against thefts within the Premises or the Building or on the Land.

22. Indemnities.

Landlord shall not be liable to Tenant, or to Tenant's agents, servants, employees, customers, or invitees for any injury to person or damage to property caused by any act, omission, or neglect of Tenant, its agents, servants, employees, invitees, licensees or any other person entering the Land, the Building or

the Premises under the invitation of Tenant or arising out of a default by Tenant in the performance of its obligations hereunder. Tenant hereby indemnifies and holds Landlord harmless from all liability and claims for any such damage or injury.

23. Waiver and Waiver of Subrogation Rights.

Anything in this Lease to the contrary notwithstanding (including, without limitation, Paragraph 22 herein), Landlord and Tenant each hereby waive any and all rights of recovery, claim, action, or cause of action, against the other, its agents, officers, or employees, for any loss or damage that may occur to the Premises or a part thereof, or any improvements thereto, or any personal property of such party therein, by reason of fire, the elements, or any other cause(s) which are insured against under the terms of the standard fire and extended coverage insurance policies referred to in Paragraph 20 herein, regardless of cause or origin, including negligence of the other party hereto, its agents, officers, or employees. All insurance policies carried with respect to Paragraph 20 herein, if permitted under applicable law, shall contain a provision whereby the insurer waives, prior to loss, all rights of subrogation against Landlord and Tenant.

24. Casualty Damage.

If the Premises or any part thereof shall be damaged by fire or other casualty, Tenant shall give prompt written notice thereof to Landlord. In case the Building shall be so damaged that substantial alteration or reconstruction of the Building shall be required (whether or not the Premises shall have been damaged by such casualty) or in the event any Mortgagee should require that the insurance proceeds payable as a result of a casualty be applied to the payment of the mortgage debt or in the event of any material uninsured loss to the Building, Landlord may, at its option, terminate this Lease by notifying Tenant in writing of such termination within ninety (90) days after the date of such casualty. If, by reason of such casualty, the Premises are rendered untenable in some material portion, and the amount of time required to repair the damage is reasonably determined by Landlord to be in excess of one hundred eighty (180) days from the date upon which Landlord is required to determine whether to terminate this Lease, then Tenant shall have the right to terminate this Lease by giving Landlord written notice of termination within thirty (30) days after the date Landlord delivers Tenant notice that the amount of time required to repair the damage has been determined by Landlord to be in excess of one hundred eighty (180) days. If Landlord (or Tenant, if applicable) does not thus elect to terminate this Lease, Landlord shall commence and proceed with reasonable diligence to restore the Building and Premises to substantially the same condition as existed immediately prior to the occurrence of the casualty not taking into account any Tenant Improvements, except that Landlord shall not be obligated to restore the Premises if the cost of the restoration work required under this Lease and all other leases of space in the Building exceeds the insurance proceeds actually received by Landlord as a result of the casualty. Tenant shall restore Tenant's furniture and equipment. Landlord shall not be liable for any inconvenience or annoyance to Tenant or injury to the business of Tenant resulting in any way from such damage or the repair thereof, except that, subject to the provisions of the next sentence, Landlord shall allow Tenant a fair diminution of rent during the time and to the extent the Premises are unfit for occupancy. If the Premises or any other portion of the Building is damaged by fire or other casualty resulting from the fault or negligence of Tenant or any of Tenant's agents, employees, or invitees, the rent hereunder shall not be diminished during the repair of such damage and Tenant shall be liable to Landlord for the cost of the repair and restoration of the Building caused thereby to the extent such cost and expense are not covered by insurance proceeds.

25. Condemnation.

If the whole or substantially the whole of the Building or the Premises should be taken for any public or quasi-public use, by right of eminent domain or otherwise or should be sold in lieu of condemnation, then this Lease shall terminate as of the date when physical possession of the Building or

the Premises is taken by the condemning authority. If less than the whole or substantially the whole of the Building or Premises is thus taken or sold and the remaining portion of the Building can no longer be operated as a multi-tenant office building on a financially sound basis, in Landlord's reasonable opinion, or if any Mortgagee should require that the condemnation proceeds payable as a result of such taking or sale be applied to the payment of the mortgage debt, Landlord (whether or not the Premises are affected by the taking or sale) may terminate this Lease by giving written notice thereof to Tenant, in which event this Lease shall terminate as of the date when physical possession of such portion of the Building or Premises is taken by the condemning authority. If this Lease is not so terminated upon any such taking or sale and if a portion of the Premises is affected thereby, the Base Rental payable hereunder shall be diminished by an equitable amount, and Landlord shall, to the extent Landlord deems feasible, restore the Building and the Premises to substantially their former condition not taking into account any Tenant Improvements, except Landlord shall not be obligated to restore the Premises if the cost of the restoration work required under this Lease and all other leases of space in the Building exceeds the amount received by Landlord for such taking. All amounts awarded upon a taking of any part or all of the Building or the Premises shall belong to Landlord, and Tenant shall not be entitled to and expressly waives all claims to any such compensation.

26. Damages from Certain Causes.

Landlord shall not be liable to Tenant for any loss or damage to any property or person occasioned by theft, fire, act of God, public enemy, injunction, riot, strike, insurrection, war, court order, requisition, or order of governmental body or authority or by any other Force Majeure Matter. Nor shall Landlord be liable for any damage or inconvenience which may arise through repair or alteration of any part of the Building or Premises.

27. Events of Default/Remedies.

27.1 The following events shall be deemed to be events of default by Tenant under this Lease: (i) Tenant fails to pay any installment of Base Rental or Additional Rent when due; (ii) Tenant fails to comply with any provision of this Lease (other than clauses (iii), (iv), (v), (vi) and (vii) in this Paragraph 27.1), all of which terms, provisions and covenants shall be deemed material and such failure continues for more than thirty (30) days after Tenant is given written notice of such failure (provided such 30-day notice and cure period for non-monetary defaults shall be decreased or dispensed with, as reasonably required, in cases of emergency or in circumstances where such failure will result in a default by Landlord under other leases of space in the Building); (iii) the leasehold hereunder demised is taken on execution or other process of law in any action against Tenant; (iv) Tenant abandons any substantial portion of the Premises; (v) Tenant becomes insolvent or unable to pay its debts as they become due, or Tenant notifies Landlord that it anticipates either condition; (vi) Tenant takes any action to or notifies Landlord that Tenant intends to file a petition under any section or chapter of the United States Bankruptcy Code, as amended from time to time, or under any similar law or statute of the United States or any State thereof; or a petition shall be filed against Tenant under any such statute or Tenant or any creditor of Tenant's notifies Landlord that it knows such a petition will be filed or Tenant notifies Landlord that it expects such a petition to be filed; or (vii) a receiver or trustee is appointed for Tenant's leasehold interest in the Premises or for all or a substantial part of the assets of Tenant. Provided, however, and notwithstanding the foregoing provisions in this Paragraph 27.1, Tenant shall not be entitled to any notice and cure period in connection with Tenant's obligation to vacate the Premises at the end of the Lease Term.

27.2 Upon the occurrence under this Lease of any event or events of default by Tenant, whether enumerated in Paragraph 27.1 herein or not, Landlord shall have the option to pursue any one or more of the following remedies: (i) terminate this Lease, in which event Tenant shall immediately surrender the Premises to Landlord; (ii) terminate Tenant's right to occupy the Premises and re-enter and take possession

of the Premises (without terminating this Lease); (iii) enter upon the Premises and do whatever Tenant is obligated to do under the terms of this Lease, and Tenant agrees to reimburse Landlord on demand for any expense which Landlord may incur in effecting compliance with Tenant's obligations under this Lease, and Tenant further agrees that Landlord shall not be liable for any damages resulting to Tenant from such action; and (iv) exercise all other remedies and seek all damages available to Landlord at law or in equity, including, without limitation, injunctive relief of all varieties. The parties agree that Landlord may exercise the remedy of re-entering and re-taking possession of the Premises WITHOUT legal action or process.

In the event of an elected termination of this Lease by Landlord, whether before or after reentry, Landlord may recover from Tenant damages, including the costs of recovering the Premises, and Tenant shall remain liable to Landlord for the total Base Rental and Additional Rent which would have been payable by Tenant hereunder for the remainder of the Lease Term (which total Base Rental and Additional Rent may at Landlord's election be accelerated to be due and payable in full as of the event or events of default and recoverable as damages in a lump sum) less the rentals actually received from any reletting or, at Landlord's election, less the reasonable rental value of the Premises for the remainder of the Lease Term.

In the event Landlord elects to re-enter or take possession of the Premises after Tenant's default, Tenant hereby waives notice of such re-entry or repossession and of Landlord's intent to re-enter or retake possession. Landlord may, without prejudice to any other remedy which it may have for possession or arrearages in rent, expel or remove Tenant and any other person who may be occupying said Premises or any part thereof, and may retake the Premises without resorting to legal process. In addition, the provisions of Paragraph 30 herein shall apply with respect to the period from and after the giving of notice of such termination to Tenant. All of Landlord's remedies under this Lease shall be cumulative and not exclusive. Forbearance by Landlord to enforce one or more of the remedies herein provided upon an event of default shall not be deemed or construed to constitute a waiver of such default or an election of remedies.

27.3 Any installment of Base Rental and any Additional Rent not paid within five (5) days following the date when due and payable shall bear interest from the date due until paid at the lesser of (i) eighteen percent (18%) per annum or (ii) the maximum lawful contract rate per annum.

27.4 This Paragraph 27 shall be enforceable to the maximum extent not prohibited by applicable law, and the unenforceability of any portion thereof shall not thereby render unenforceable any other portion. To the extent any provision of applicable law requires some action by Landlord to evidence or effect the termination of this Lease or to evidence the termination of Tenant's right of occupancy, Tenant and Landlord hereby agree that notice, in writing only and delivered in accordance with Paragraph 36 herein, shall be sufficient to evidence and effect the termination therein provided for.

27.5 Landlord shall be in default hereunder in the event Landlord has not begun and pursued with reasonable diligence the cure of any failure of Landlord to meet its obligations hereunder within thirty (30) days of receipt by Landlord of written notice from Tenant of the alleged failure to perform. In no event shall Tenant have the right to terminate or rescind this Lease as a result of Landlord's default as to any covenant or agreement contained in this Lease or as a result of the breach of any promise or inducement hereof, whether in this Lease or elsewhere. Tenant hereby waives such remedies for default hereunder and Tenant's remedies for default by Landlord hereunder shall be limited to an arbitration proceeding (pursuant to Paragraph 51 herein) for damages and/or injunction. In addition, Tenant hereby covenants that, prior to the exercise of any such remedies, it will give the Mortgagee(s) who then hold(s) a mortgage on the Building the same notice and time period as Landlord to cure any default by Landlord under this Lease.

28. Security Deposit.

If the Lease Summary provides for a Security Deposit to be paid by Tenant to Landlord, then as security for the performance of its obligations under this Lease, Tenant, simultaneously with the execution of this Lease, shall pay to Landlord a security deposit (the "Security Deposit") in the amount stated in the Lease Summary. The Security Deposit may be applied by Landlord to cure any default of Tenant under this Lease, and upon notice by Landlord of such application, Tenant shall replenish the Security Deposit in full by promptly paying to Landlord the amount so applied. Landlord shall not pay any interest on the Security Deposit. Within forty-five (45) days after the expiration date of the Lease Term, Landlord shall return to Tenant the balance, if any, of the Security Deposit. The Security Deposit shall not be deemed an advance payment of rent or a measure of damages for any defense to any action which Landlord may at any time commence against Tenant. If Landlord's interest in the Premises is sold or otherwise transferred, Landlord shall have the right to transfer the Security Deposit to the new owner, and upon the new owner's express assumption of the obligation for the Security Deposit required by this Lease, Landlord shall thereupon be released from all liability for the Security Deposit, and Tenant shall thereafter look solely to such new owner for the Security Deposit. The terms hereof shall apply to every transfer of the Security Deposit. If the Lease Summary does not provide for a Security Deposit to be paid by Tenant to Landlord, then the terms and provisions of this Paragraph 28 shall not be applicable under this Lease and this Lease shall be construed as if the text in this Paragraph 28 were stricken in its entirety. Landlord shall not be required to hold the Security Deposit in trust or keep it separate from its other funds.

29. Peaceful Enjoyment.

Tenant shall, and may peacefully have, hold, and enjoy the Premises, subject to the other terms hereof, provided Tenant pays the rent and other sums herein recited to be paid by Tenant and performs all of Tenant's covenants and agreements herein contained. This covenant and any and all other covenants of Landlord shall be binding upon Landlord and its successors only with respect to breaches occurring during its or their respective periods of ownership of Landlord's interest hereunder.

30. Holding Over

If Tenant remains in possession of the Premises or any part thereof after the expiration or earlier termination of this Lease, whether with or without Landlord's acquiescence, Tenant shall be deemed a tenant at will for a maximum period of sixty (60) days. In the event of any such holding over by Tenant after the expiration or other termination of this Lease or in the event Tenant continues to occupy the Premises after the termination of Tenant's right of possession pursuant to Paragraph 27.2 herein, Tenant shall, during the first two months of such holdover period pay Base Rental equal to 150% of the Base Rental in effect immediately before the holdover period began, together with all applicable Additional Rent which would have been applicable had the Lease Term continued through the period of such holding over by Tenant. Tenant shall also remain liable for any and all damages, direct and consequential, suffered by Landlord as a result of any holdover without Landlord's unequivocal written acquiescence. No holding over by Tenant after the expiration of the Lease Term shall be construed to extend the Lease Term.

31. Subordination to Mortgage.

Tenant accepts this Lease subject and subordinate to any mortgage, deed of trust, or other lien presently existing or hereafter arising upon the Premises, the Building and/or the Land, and to any renewals, modifications, refinances and extensions thereof, but Tenant agrees that any such mortgagee shall have the right (without seeking or obtaining Tenant's consent) at any time to subordinate such mortgage, deed of trust or other lien to this Lease. Tenant agrees to cooperate and execute and deliver such further instruments subordinating this Lease or attorning to the holder of any such liens as Landlord may request within fifteen (15) days of the date of such request. If any ground or similar lease, deed of trust, or mortgage is terminated or foreclosed, Tenant shall, upon request, attorn to the landlord under such lease or the lender for the Building or purchaser at a foreclosure sale, as the case may be, and execute instrument(s) confirming such attornment. In the event of such a termination or foreclosure and upon Tenant's attornment as aforesaid, Tenant shall automatically become the tenant of the successor to Landlord's interest without change in the terms or provisions of this Lease; provided, such successor to Landlord's interest shall not be bound by (i) any payment of rent for more than one month in advance except prepayments of security for the Lease, if any, (ii) any obligation to pay for modifications or improvements previously made or to be made to the Leased Premises or to provide any allowance to pay for modifications or improvements, and/or (iii) any amendments or modifications of this Lease made without the prior written consent of the Lender. If this Lease is subject to the review and approval of Lender and Lender does not approve this Lease, then this Lease shall automatically be of no force or effect.

32. Estoppel Certificate.

Tenant agrees that it will, from time to time upon request by Landlord and within fifteen (15) days of such request, cooperate and execute and deliver to such persons as Landlord shall request an estoppel certificate in recordable form certifying that this Lease is unmodified and in full force and effect (or if there have been modifications, that this Lease is in full force and effect as so modified), stating the dates to which rent and other charges payable under this Lease have been paid, stating that, to the best knowledge of Tenant, Landlord is not in default hereunder (or if Tenant alleges a default, stating the nature of such alleged default) and further stating such other matters as Landlord shall reasonably require. In the event that Tenant should fail to execute any such estoppel certificate within fifteen (15) days after requested by Landlord, Tenant shall be deemed to have approved the contents of such estoppel certificate in the form submitted to Tenant by Landlord, and Landlord is hereby authorized to so certify.

33. Attorneys' Fees.

In the event Tenant defaults in any of its obligations and Landlord hires an attorney to enforce Landlord's rights under this Lease and/or to collect amounts owed by Tenant, Tenant shall be responsible for Landlord's reasonable attorneys' fees and costs of litigation.

34. No Implied Waiver.

The failure of Landlord to insist at any time upon the strict performance of any covenant or agreement herein or to exercise any option, right, power or remedy contained in this Lease shall not be construed as a waiver or a relinquishment thereof for the future. No payment by Tenant or receipt by Landlord of a lesser amount than the monthly installment of rent due under this Lease shall be deemed to be other than on account of the earliest rent due hereunder, nor shall any endorsement or statement on any check or any letter accompanying any check or payment as rent be deemed an accord and satisfaction, and Landlord may accept such check or payment without prejudice to Landlord's right to recover the balance of such rent or to pursue any other remedy in this Lease provided.

35. Personal Liability.

The liability of Landlord to Tenant for any default by Landlord under the terms of this Lease shall be limited to the equity of Landlord in the Building and the Land, and Tenant agrees to look solely to Landlord's equity in the Building and the Land for recovery of any judgment from Landlord, it being intended that neither Landlord nor the shareholders, parents, affiliates, partners, members, or owners of Landlord shall be personally liable for any judgment or deficiency.

36. Notices.

Any notice in this Lease provided for must, unless otherwise expressly provided herein, be in writing, and may, unless otherwise in this Lease expressly provided, be given or be served by depositing the same in the United States mail, postpaid and certified or registered and addressed to the party to be notified, with return receipt requested, or by delivering the same in person to an officer of such party, or by prepaid telegram or overnight delivery service (e.g., Federal Express), or by sending the same by facsimile (with the original being sent by one of the other permitted means), addressed to the party to be notified at the applicable address stated in the Lease Summary or such other address, notice of which has been given to the other party pursuant to this Paragraph 36. Notice deposited in the mail in the manner hereinabove described shall be effective from and after the expiration of three (3) calendar days after it is so deposited. Notice by personal delivery shall be effective on the day of personal delivery. Notice by prepaid telegram or overnight delivery service shall be effective on the first business day after said notice is sent. Notice by facsimile shall be effective on the day sent by facsimile (provided the original is sent by one of the other permitted means).

37. Severability.

If any term or provision of this Lease, or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, the remainder of this Lease, or the application of such term or provision to persons or circumstances other than those as to which it is held invalid or unenforceable, shall not be affected thereby, and each term and provision of this Lease shall be valid and enforced to the fullest extent permitted by law, notwithstanding the invalidity of any other term or provision hereof.

38. Recordation.

Tenant agrees not to record this Lease; provided, however, Landlord shall execute and deliver a memorandum of this Lease, in recordable form, and suitable to provide record notice of this Lease, if so requested by Tenant. In the event a memorandum of this Lease is placed on the public land records by Tenant, Tenant agrees to execute and deliver to Landlord, within ten (10) business days after request therefor by Landlord (but no earlier than thirty (30) days prior to the expiration or earlier termination of the Lease Term), an appropriate document, in recordable form reasonably acceptable to Landlord, suitable to terminate such memorandum of record; and Landlord shall be entitled to record such termination instrument in the public land records.

39. Governing Law.

This Lease and the rights and obligations of the parties hereto shall be interpreted, construed, and enforced in accordance with the laws of the State of North Carolina.

40. Force Majeure.

Whenever a period of time is herein prescribed for the taking of any action by Landlord, Landlord shall not be liable or responsible for, and there shall be excluded from the computation of such period of time, any delays due to any condition, matter or circumstance beyond the reasonable control of Landlord (collectively, "Force Majeure Matters"; each, a "Force Majeure Matter"), including, without limitation, the following: strikes; defaults or failures to perform by contractors or subcontractors; unavailability of materials; lockouts; acts of God; governmental restrictions, war or enemy action or invasion; civil commotion; insurrection; riot; mob violence; malicious mischief or sabotage; fire or any other casualty; adverse weather conditions or unusual inclement weather; a condemnation; failure of a governmental instrumentality to act in a timely fashion; any litigation or other legal proceeding which delays the approval of plans or the issuance of any grading or building permit for construction, including, without limitation, the issuance of an injunction enjoining such approval and/or issuance, as the case may be; any law, order or regulation of any governmental, quasi-governmental, judicial or military authority; or other similar cause. Without limiting the generality of the foregoing, in the event a Force Majeure Matter affects Landlord's construction and delivery obligation(s) relative to the Premises under this Lease, at Landlord's option, the Rent Commencement Date shall be extended by the same number of days as the number of days of delay caused by such Force Majeure Matter on the critical path of completing such construction and delivery obligation(s).

41. Time of Performance.

Except as expressly otherwise herein provided, with respect to all required acts of Tenant, time is of the essence of this Lease.

42. Transfers by Landlord.

Landlord shall have the right to transfer and assign, in whole or in part, all its rights and obligations hereunder and in the Building and Land referred to herein, and in such event and upon such transfer, Landlord shall be released from any further obligations hereunder, and Tenant agrees to look solely to such successor in interest of Landlord for the performance of such obligations, except those obligations of Landlord with respect to which a default exists as of the effective date of such transfer or assignment.

43. Commissions.

Landlord warrants and represents to Tenant that Landlord has not engaged or contracted with any person, firm or entity to serve or act as a broker, agent or finder, other than its Broker, for the purpose of leasing the Premises or in regard to this Lease. Tenant warrants and represents to Landlord that Tenant has not engaged, contracted with or dealt with any person, firm or entity, other than its Broker, to serve or act as a broker, agent or finder for the purpose of leasing the Premises or in regard to this Lease. Landlord agrees to be solely responsible for the payment of any commission to Broker relating to this Lease pursuant to a separate agreement between Landlord and Broker. Tenant shall and does hereby indemnify and hold harmless Landlord from and against any claim for any consulting fee, finder's fee, commission, or like compensation payable in connection with this Lease and asserted by any party arising out of any act or agreement by Tenant (excluding the commission payable by Landlord to Broker as described above), including reasonable attorneys' fees in defense thereof.

44. Effect of Delivery of this Lease.

Landlord has delivered a copy of this Lease to Tenant for Tenant's review only, and such delivery does not constitute an offer to Tenant or an option in favor of Tenant. This Lease shall not be effective until an original executed by both Landlord and Tenant is delivered to and accepted by Landlord.

45. Real Estate Investment Trust.

During the Lease Term, should a real estate investment trust become Landlord hereunder, all provisions of this Lease shall remain in full force and effect except as modified by this Paragraph 45. If Landlord in good faith determines that its status as a real estate investment trust under the provisions of the Internal Revenue Code of 1986, as heretofore or hereafter amended, will be jeopardized because of any provision of this Lease, Landlord may request reasonable amendments to this Lease and Tenant will not unreasonably withhold, delay or defer its consent thereto, provided that such amendments do not (a) increase the monetary obligations of Tenant pursuant to this Lease or (b) in any other manner adversely affect Tenant's interest in the Premises.

46. Hazardous Materials.

46.1 To the best of Landlord's knowledge (without any inquiry or investigation), no chemical substances, asbestos or asbestos-containing materials, formaldehyde, polychlorinated biphenyls, and no toxic, carcinogenic, radioactive, dangerous or hazardous material, substance, waste, contaminant, or pollutant regulated now or hereafter by any governmental entity or agency (collectively, "Hazardous Materials") currently exist in the Building or on the Land or previously existed on the Land in violation of applicable governmental regulation. Throughout the Lease Term, Landlord shall not knowingly cause, permit or allow any Hazardous Materials to be placed, stored, dumped, dispensed, released, discharged, used, sold, transported, or located on or within any portion of the Premises, the Building or the Land by itself or its servants, agents, and employees; provided, however, minor quantities of Hazardous Materials may be used or stored in the Building and on the Land for cleaning purposes, in connection with the use of office equipment and the normal operation of offices by tenants and occupants of the Building and in connection with construction and maintenance activities relating to the Building and the Land, so long as such quantities and the use thereof are permitted by or are exempt from applicable governmental regulation. Landlord agrees to promptly clean up any Hazardous Materials (other than those permitted above) which are placed in the Building or on the Land by Landlord or its servants, agents and employees and to remediate and remove any such contamination of the Building and/or the Land resulting from the acts of Landlord and its servants, agents and employees, at Landlord's cost and expense, in compliance with all applicable laws, ordinances, rules and regulations then in effect, at no cost or expense to Tenant.

46.2 Throughout the Lease Term, Tenant shall not knowingly cause, permit or allow any Hazardous Materials to be placed, stored, dumped, dispensed, released, discharged, used, sold, transported, or located on or within any portion of the Premises, the Building or the Land by itself or its servants, agents, employees, contractors, subcontractors, licensees, assignees or subtenants; provided, however, minor quantities of Hazardous Materials may be used or stored in the Premises for cleaning purposes only or in connection with Tenant's permitted use of the Premises, so long as such quantities and the use thereof are permitted by or are exempt from applicable governmental regulation. Tenant agrees to give Landlord prompt written notice of any discovery, discharge, release or threatened discharge or threatened release of any Hazardous Materials on or about the Premises, the Building or the Land. Tenant agrees to promptly clean up any Hazardous Materials which are placed in the Premises or on the Land by Tenant or its servants, agents, employees, contractors, subcontractors, licensees, assignees or subtenants and to remediate and remove any such contamination relating to the Premises, the Building and/or the Land, as appropriate, at Tenant's cost and expense, in compliance with all applicable laws, ordinances, rules and regulations then in effect and to Landlord's satisfaction, at no cost or expense to Landlord. Additionally, Tenant hereby agrees to indemnify and hold harmless Landlord and Landlord's partners, officers, directors, members, affiliates, employees and agents from and against all loss, cost, damage, liability and expense (including attorneys' fees and expenses) arising from or relating to any Hazardous Materials which are placed in the Premises or the Building or on the Land by Tenant or its servants, agents, employees, contractors, subcontractors, licensees, assignees or subtenants.

46.3 The terms and provisions in this Paragraph 46 shall survive the expiration or earlier termination of this Lease.

47. Landlord's Right of Relocation.

Intentionally deleted.

48. Evidence of Authority.

If requested by Landlord, Tenant shall furnish appropriate legal documentation evidencing the valid existence and good standing of Tenant and the authority of any parties signing this Lease to act for Tenant. By signing this Lease on Tenant's behalf, the signatory for Tenant hereby represents the truth of such facts to Landlord.

49. Survival of Obligations.

Notwithstanding any term or provision in this Lease to the contrary, any liability or obligation of Landlord or Tenant arising during or accruing with respect to the Lease Term shall survive the expiration or earlier termination of this Lease, including, without limitation, obligations and liabilities relating to (i) rent payments, (ii) the condition of the Premises and the removal of Tenant's property, and (iii) indemnity and hold harmless provisions in this Lease.

50. Confidentiality.

Intentionally omitted.

51. Miscellaneous Provisions.

The entire agreement, intent and understanding between Landlord and Tenant is contained in the provisions of this Lease and the exhibits attached hereto; and any stipulations, representations, promises or

agreements, written or oral, made prior to or contemporaneously with this Lease shall have no legal or equitable effect or consequence unless reduced to writing herein or in the exhibits attached hereto. This Lease may not be modified except by a written instrument by the parties hereto. The terms "Landlord" and "Tenant" and all pronouns relating thereto shall be deemed to mean and include corporations, partnerships and individuals as may fit the context, and the masculine gender shall be deemed to include the feminine and the neuter, and the singular number, the plural.

52. Special Stipulations.

52.1 Intentionally omitted.

[SIGNATURES BEGIN ON FOLLOWING PAGE]

IN WITNESS WHEREOF, Landlord and Tenant have executed this Lease in multiple original counterparts as of the day and year first above written.

LANDLORD:

THE CITY OF KING

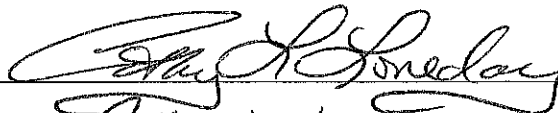
By: 

Name: T. Scott Barron

Title: CITY MANAGER
8-6-25

TENANT:

THE KING CHAMBER OF COMMERCE, INC.,
a North Carolina non-profit corporation

By: 

Name: Cathy L. Loveday

Title: Executive Director

ATTEST:


MAYOR

EXHIBIT A
To be inserted, if applicable, pursuant to Section 9.

EXHIBIT B
Tenant's Parking Area

Fourteen spaces at southwest corner of the Building and south of the white line shown.





**CITY OF KING
CITY COUNCIL**

MEETING DATE:

July 6th, 2026

PART A

Subject:	Comprehensive Plan Branding
Action Requested:	Review the revised Comprehensive Plan branding option and guide whether staff may proceed with the proposed hybrid branding concept.
Attachments:	<ul style="list-style-type: none"> Revised Branding Option from Kimley-Horn

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:
Kimley-Horn developed branding concepts for the Comprehensive Plan and related materials that will be used throughout the planning process. After the concepts were presented to the Mayor and City Council last month, Council requested minor revisions, such as more clearly defined mountains, the word “King,” and “Gateway 2043.” Staff would like to provide direction to the consultant as soon as possible so the selected branding can be incorporated into the various phases of work.
Discussion and Analysis:
See attachment for the revised scheme.
Budgetary Impact:
None. This work is already included in the Comprehensive Plan budget.
Recommendation:
Advise whether staff may proceed with the proposed branding option.



Primary Logo

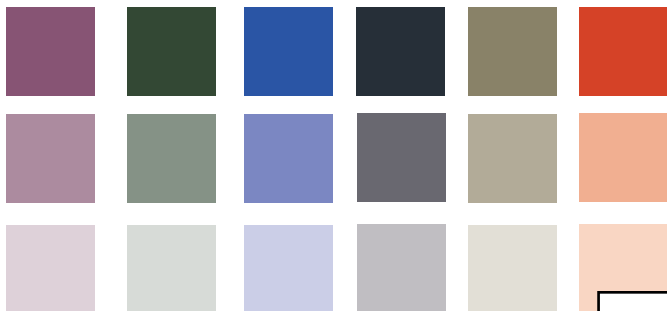
Secondary Logo



GATEWAY 2043
King Comprehensive Plan

GATEWAY 2043
King Comprehensive Plan

Colors



Fonts

NOTO SANS

(Available via Google and Adobe Fonts)

IvyStyle TW

(Available via Adobe Fonts)



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

**MEETING DATE:
JULY 6, 2026**

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

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	\$296.22	\$501.85	\$55.96	\$1,013.82	
AMOUNTED COLLECTED BY DEBT SETOFF	\$64.47	\$44.85	\$132.34	\$232.89	\$0.00	\$0.00	\$75.48	\$0.00	\$1,883.59	\$1,075.78	\$455.59	
TOTALS	\$686.97	\$44.85	\$230.59	\$420.35	\$241.06	\$0.00	\$3,058.22	\$296.22	\$2,385.44	\$1,131.74	\$1,469.41	
TOTAL YEAR TO DATE JULY 2024- JUNE 2025	\$9,964.85											

Budget vs Actual (Summary)

City of King
6/15/2026 2:49:55 PM

Period Ending 5/31/2026

11 GENERAL FUND								
Description	Budget	Encumbrance	MTD	QTD	YTD	Variance	Percent	
Revenues								
	12,600,463	0.00	519,862.74	971,603.98	11,026,400.49	(1,574,062.51)	88%	
Revenues Totals:	12,600,463	0.00	519,862.74	971,603.98	11,026,400.49	(1,574,062.51)	88%	
Expenses								
Governing Body	160,510	1,008.00	34,667.67	37,510.11	141,134.57	18,367.43	89%	
Administration	202,653	0.00	13,725.77	27,360.60	177,396.39	25,256.61	88%	
Finance	228,941	0.00	10,959.37	18,263.69	211,266.25	17,674.75	92%	
Public Buildings	176,230	8,048.80	26,718.16	38,225.44	167,084.83	1,096.37	99%	
Planning	544,324	22,406.55	36,011.52	77,898.36	445,171.83	76,745.62	86%	
Police	4,294,373	83,422.08	248,353.97	532,342.38	3,956,234.76	254,716.16	94%	
Fire	3,449,827	83,166.47	223,303.21	458,194.52	3,126,946.13	239,714.40	93%	
Community Development	20,425	0.00	1,175.74	1,236.84	12,127.38	8,297.62	59%	
Streets	490,317	266,023.75	14,329.58	32,949.45	195,494.61	28,798.64	94%	
Public Works	656,744	1,229.08	44,128.31	88,116.98	583,995.86	71,519.06	89%	
Solid Waste	799,175	0.00	3,763.38	40,175.38	720,198.45	78,976.55	90%	
Recreation Acres	421,157	10,694.78	21,745.27	43,549.06	365,249.25	45,212.97	89%	
Central Park	95,305	3,378.08	17,841.68	21,026.03	80,797.24	11,129.68	88%	
Senior Center	175,192	4,069.68	13,581.80	25,537.03	147,314.35	23,807.97	86%	
Debt Service	588,790	0.00	3,548.01	93,748.43	554,834.93	33,955.07	94%	
Non-Departmental	296,500	2,494.00	3,310.35	26,845.35	262,921.89	31,084.11	90%	
Expenses Totals:	12,600,463	485,941.27	717,163.79	1,562,979.65	11,148,168.72	966,353.01	92%	
11 GENERAL FUND	Revenues Over/(Under) Expenses:		(197,301.05)	(591,375.67)	(121,768.23)			

Budget vs Actual (Summary)

City of King
6/15/2026 2:49:55 PM

Period Ending 5/31/2026

61 ENTERPRISE FUND								
Description	Budget	Encumbrance	MTD	QTD	YTD	Variance	Percent	
Revenues								
	8,160,163	0.00	926,897.83	1,396,115.15	6,525,081.53	(1,635,081.47)	80%	
Revenues Totals:	8,160,163	0.00	926,897.83	1,396,115.15	6,525,081.53	(1,635,081.47)	80%	
Expenses								
Governing Body	91,867	0.00	18,004.34	26,053.23	89,221.46	2,645.54	97%	
Administration	299,901	0.00	20,394.42	45,176.94	237,360.97	62,540.03	79%	
Finance	496,721	142.56	27,911.88	62,541.88	423,847.64	72,730.80	85%	
Engineering	157,987	0.00	11,595.63	17,680.99	142,570.25	15,416.75	90%	
Water Plant	1,661,356	176,717.08	79,347.86	199,060.37	1,283,649.34	200,989.58	88%	
Water Distribution	1,651,956	48,223.47	230,393.71	339,342.09	1,415,056.68	188,675.85	89%	
Wastewater Collections	1,403,513	0.00	118,855.72	218,478.52	1,214,476.88	189,036.12	87%	
Wastewater Maintenance	815,882	70,358.82	33,196.91	70,665.70	543,898.34	201,624.84	75%	
Debt Service	1,215,458	0.00	369.70	771,577.99	1,208,556.65	6,901.35	99%	
Non-Departmental	365,522	0.00	1,907.32	3,814.64	248,322.76	117,199.24	68%	
Expenses Totals:	8,160,163	295,441.93	541,977.49	1,754,392.35	6,806,960.97	1,057,760.10	87%	
61 ENTERPRISE FUND	Revenues Over/(Under) Expenses:		384,920.34	(358,277.20)	(281,879.44)			

City of King Fire Department

Month in Review

May 2026

Administration:

- Chief Roberson attended the May City Council meeting on May 4th.
- Staff meeting conducted on May 4th
- Chief Roberson attended the Forsyth County Fire Commission meeting on May 4th.
- Annual aerial ladder testing was conducted on May 5th
- Staff attended the annual benefits fair on May 6th.
- All fire department pumps were tested on May 11th.
- Chief Roberson attended the North Carolina Association of Fire Chiefs Conference in Concord May 11- 15th.
- Chief Roberson attended North Carolina Fire Service Legislative Day in Raleigh on May 20th.
- Chief Roberson met with OSHA representatives for our consultative services visit.
- Battalion Chief Rohde participated in a water rescue equipment “show-n-tell” with Lewisville and Kernersville Fire Departments to discuss equipment each department has.
- Assistant Chief Lane attended the May Planning Board meeting on May 26th.

Fire Marshal Office Activities:

- **Fire Inspections:**
 - P.B. Clarks Restaurant
 - King Sand and Supply
 - Truist Bank
 - Allegacy Investment Group
 - King First Baptist and Child Development Center
 - PC1 Zone Computers
 - Piedmont Radiator and Tire
 - Colonial Steel Structures
 - Triad Hose and Hydraulics
 - Modern Automotive Auction
 - Pilotview Group Home
 - Discount Tobacco
 - Ogburn Properties Apartment
 - Twin City Rebar
 - Great Commission Community Church
 - Pawn Sharks
 - Mt. Pilot Properties Apartments
 - Apartments on Pulliam
 - Highway 66 Quickstop
 - Beck Apartments
 - A6 Jung North America Inc.
 - Vacant 117 Ingram Dr

Section 5, Item # D.

- Insight Human Services
- Meadowbrook Apartments – Building B
- WKTE Radio
- Taco Bell
- Pilot View Apartments – I
- Pilot View Apartments – II
- Bliss Nail Care
- Campbell Ridge Apartments
- Todd Ceiling and Drywall
- Smart Storage
- The Meadow Salon and Spa
- Brookdale Apartments
- **Re-Inspection**
 - O’Reilly Auto Parts
 - Dominos Pizza
 - State Employee Credit Union
 - Lowes Food
 - Jersey Mike’s
 - StoCo Provision
 - PQA Healthcare, Inc.
- **Site Inspection**
 - Food Lion – Retail Circle
 - Kings Crossing Amenity Center
 - Lifebrite Medical Center of King
- **Consultation Inspection**
 - Pilot View – II
 - Grandview Inc.
 - Grandview Apartments – Westview St.
 - King First Baptist and Child Development Center
 - P. B. Clarks Restaurant
 - Pilot View Group Home
- **Acceptance Testing**
 - Alexander Apartments Building 100 – Sprinkler system acceptance
 - Alexander Apartments Building 200 - Sprinkler system acceptance
 - Alexander Apartments Building 300 - Sprinkler system acceptance
 - Alexander Apartments Building 400 – Emergency lighting test
 - Alexander Apartments Building 100 – Fire alarm battery test and fire alarm test
 - Alexander Apartments Building 200 – Fire alarm battery test
 - Alexander Apartments Building 100 – Emergency lighting test
 - Alexander Apartments Building 200 - Emergency lighting test
 - Alexander Apartments Building 300 – Fire alarm battery test
 - Alexander Apartments Building 600 - Emergency lighting test
 - Alexander Apartments Building 500 - Emergency lighting test
 - Alexander Apartments Building 500 – Sprinkler system acceptance
 - Learning Pathways Academy – Fire alarm battery test and fire alarm test
 - Learning Pathways Academy – Emergency lighting test
- **Certificate of Occupancy**
 - Alexander Apartments Building 400
 - Magnolia Eye Care
 - Alexander Apartments Building 600

- Alexander Apartments Building 500
- Alexander Apartments Clubhouse
- Learning Pathways Academy

Public Education:

- 5/4/2026 – Foster home inspection
- 5/13/2026 – Educational fire truck tour
- 5/15/2026 - Foster home inspection
- 5/20/2026 – Child passenger safety seat inspection

Training:

- Monthly advance and basic life support medical continuing education
- Staff participated in the North Carolina Emergency Management Pamlico Co. swift water exercise May 5-8, 2026.
- Captain Fariss attended the North Carolina IAAI Spring Fire Investigation Conference May 18-22, 2026.
- Firefighters Burrow and Sechrist attended the NCAFC Conference in Concord, May 11- 15th.
- Water rescue training was conducted on May 20th and 21st.
- Staff conducted a walk through the new Forsyth County Agricultural Center May 26, 27, and 28th.

Incident Summary:

Fire	14
Rescue	8
EMS	102
Hazardous Condition	4
Service Call	21
Good Intent Call	13
False Alarms	21
Special Incident	0
Total Alarms	183

Location of Incidents:

Fire & Squad Totals:

City of King	105
City of King/Forsyth Co.	6
Stokes County	43
Forsyth County	10
Stokes Co. Auto/Mutual Aid	2
Forsyth Co. Auto/Mutual Aid	14
Responding in Place of	1
Out of County	2
Total Alarms	0

II. Building Permits Issued						
A. COMMERCIAL						
ASSEMBLY		BUSINESS		EDUCATIONAL		
FACTORY/INDUSTRIAL		HAZARDOUS		INSTITUTIONAL		
MERCANTILE		RESIDENTIAL		STORAGE/UTILITIES		
UPFIT/ADDITION	2	SIGN		DEMOLITION		
B. RESIDENTIAL						
HOUSES	12	MOBILE HOMES	2	GARAGES/CARPORTS		
UTILITY BUILDINGS		DECKS	2	ADDITIONS	1	
UPFIT	2	DEMOLITION		STORAGE/UTILITIES	3	
C. PERMIT LOCATIONS 3						
PERMITS ISSUED FOR		MOBILE HOMES		NEW HOUSES		COMMERCIAL
CITY LIMITS		2		12		0
ETJ		0		0		0
D. PERMIT TOTALS						
BUILDING	24	MECHANICAL	33	PLUMBING	17	
ELECTRICAL	47	SIGN/POOL/DEM	3	TOTAL PERMITS ISSUED		124
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	89	8	\$31,677.73	\$341,301.00		
Mar-26	92	6	\$29,855.80	\$2,516,746.00		
Apr-26	124	12	\$27,840.45	\$3,116,310.00		
May-26						
Jun-26						
YEARLY TOTALS	968	90	\$239,608.28	\$22,109,598.00		
III. INSPECTIONS						
F. INSPECTIONS - COMMERCIAL						
BUILDING	16	MECHANICAL	11	PLUMBING	46	
ELECTRICAL	24	SIGN	1	OTHER		98
F. INSPECTIONS - RESIDENTIAL						
BUILDING	112	MECHANICAL	49	PLUMBING	73	TOTAL
ELECTRICAL	70	POOL/DEMO	6	OTHER	0	322
FISCAL YEAR TOTALS	5743			MONTHLY TOTAL		408

INFORMATION PROVIDED BY PLANNING & INSPECTIONS DEPARTMENT

I have calculated the month of **May 2026**, Zoning Actions, Building Permits and Inspection totals. Also included are the previous month and year-to-date figures. They are as follows:

I. Zoning			Zoning Fees Collected	
ZONING ACTION/PERMIT TOTALS			FY 2025/26	
	GENERAL USE REZONINGS		July	\$6,605.00
	CONDITIONAL ZONING REZONINGS		Aug	\$567.20
	TEMPORARY PERMITS		Sept	\$210.00
	WATERSHED REVIEWS		Oct	\$235.00
	VARIANCES/ANNEXATION FEES		Nov	\$160.00
	SPECIAL USE PERMITS		Dec	\$430.00
2	MINOR SUBDIVISION PLAT REVIEWS	\$350.00	Jan	\$1,545.00
	MAJOR SUBDIVISION PLAT REVIEWS		Feb	\$1,075.00
	RESIDENTIAL SITE PLAN REVIEWS		March	\$500.00
	COMMERCIAL SITE PLAN REVIEWS		April	\$3,548.80
	PLANNING BOARD REVIEW/VOL ANNEX		May	\$400.00
	PROPOSED TEXT AMENDMENTS		June	
	ABC LICENSES APPLICATION			
1	ZONING LETTERS/CITATION/COPIES	\$50.00	Totals	\$15,276.00
	TOTAL PERMITS	RECEIPT TOTALS		
		\$400.00		
VIOLATIONS ISSUED				
	May	A few ilegal signs were collected around town.		
NOV-01-26	M Whitlow	Tommy Tuttle Rd - Junk Vehicles		
NOV-02-26	J Weaver	Starview Drive - Junk vehicles & Debris & Structure		
NOV-03-26	H Wolverton	Trinity Drive - Junk vehicles & Debris		
WC-03-26	C Harris	114 Fireside Lane - Junk & Debris		
WC-04-26	M Cox	108 Brighton Court - Overgrown yard		
CC-02-26	J Rieter	209 Timmy's Lane - Junk & Debris		
PENDING VIOLATIONS AND/OR CORRECTED VIOLATIONS				
NOV-01-26	M Whitlow	Pending		
NOV-02-26	J Weaver	Pending		
NOV-03-26	H Wolverton	Pending		
WC-03-26	C Harris	Pending		
WC-04-26	M Cox	Pending		
CC-02-26	J Rieter	Pending		
ZONING INSPECTIONS MADE		22		

Manpower Shortage Alerts – (05/01/2026 – 05/31/2026)

Only 2 Officers Available – 87 Alerts

Only 1 Officer Available – 50 Alerts

No Officers Available – 32 Alerts

Activity Log Event Summary (Cumulative Totals)

King Police Department
(05/01/2026 - 05/31/2026)

<No Event Type Specified>	9	911 Hang Up	14
Agency Assist	28	Alarm	18
Alcohol Violation	1	Animal Problem	5
Assault	2	Breaking and Entering	5
City Ordinance Violation	3	Death Investigation	1
Disabled Motorist	10	Disturbance	21
Domestic	5	Drug Violation	3
Escort	2	Follow Up	6
Foot Patrol (Business)	163	Foot Patrol (Residence)	3
Found Property	2	Fraud	1
Injury to Property	1	K-01 CENTRAL PARK -INCLUDES CABIN,	63
K-02 REC ACRES - INCLUDES	88	K-03 SENIOR CENTER	37
K-04 CITY HALL	5	K-05 KING LIBRARY	41
K-07 RECYCLE CENTER	2	K-08 PUBLIC WORKS	22
K-10 KING ELEMENTARY SCHOOL	46	K-12 CALVARY CHRISTIAN SCHOOL - MAIN	35
K-13 RAINBOW DAYCARE - 109 VILLAGE	6	K-14 KING CHILD DEVELOPMENT CENTER -	3
K-15 FIRST BAPTIST CHILD DEVELOPMENT	18	K-16 HARVEST TEMPLE CHILD	1
K-20 FIVE FORKS SHOPPING CENTER	65	K-21 KING SHOPPING CENTER	57
K-22 COLONY SHOPPING CENTER	68	K-23 RETAIL CIRCLE	64
K-24 DOWNTOWN SHOPS	15	K-30 402 WEST KING STREET	7
K-31 PIONEER/STOKES MEDICAL OFFICES	11	K-32 NOVANT MEDICAL ON MOORE ROAD	17
K-40 STOKES YMCA	32	K-50 ROSA TARA OFF PLANTATION DRIVE	5
K-51 CAROLINA CHRISTIAN VILLAGE ON	6	K-52 PRIDDY MANOR	13
K-53 UNIVERSAL NURSING FACILITY -	4	K-55 WALMART	88
K-56 Walgreens	6	K-8 PUBLIC WORKS	3
KING CARE CALL - SHELBY	13	KING CARE CALL-SC-BETTY JO	13
Larceny	11	MANPOWER	172
Mental Subject	1	Missing Person	1
Officer Assist (KPD only)	110	Open Door	1
Other	34	Police Service	35
Process Service	24	Public Service	48
Security Check (Business)	304	Security Check (Residence)	1,233
Special Event	1	Suspicious Activity	24

Activity Log Event Summary (Cumulative Totals)

King Police Department
(05/01/2026 - 05/31/2026)

Suspicious Person	3	Suspicious Vehicle	8
Traffic Crash (Non-reportable)	4	Traffic Crash (Reportable) - OCA required	18
Traffic Stop (eCitation)	71	Traffic Stop (Warning)	76
Training	1	Trespassing	4
Unknown Nature	1	Vehicle Maintenance	3
Welfare Check	13		

Total Number Of Events: 3,358



King Senior Center



Monthly Report to Council

June 2026



King Senior Center
GET CENTERED

King Senior Center

Month-At-A-Glance*

Unduplicated participants	378
New participants	17
Avg Daily Attendance	73
Volunteers	9

- 43 exercise classes**
- 24 dance classes**
- 17 cultural arts classes**
- 54 games/activities**
- 5 educational classes**
- 7 mental health programs**
- 9 social activities**
- 4 health-focused programs**
- 2 special events**
- 31 classes with community partners**

Senior Center Expanded Services*

Exercise Classes	33
Dance Classes	12
Cultural Arts	1
Health Events	2

June Highlights

The center continues to grow and has added additional activities like the Monday evening King Mah Jongg group and Yogalates on Thursdays. The Hip & Core Class will be rescheduled to August.. The NC Alzheimers Association provided a great workshop on the 29th and equipped many people with current information and resources. Our Caregiver Support Group grew and we are continuing to provide supports throughout the month. We participated in the MedAssist Event on June 27th and distributed information about senior center programs and services to the community. The Greenery is thriving and our participants are looking forward to using the produce in our Whisk Takers Cooking Class.

Expanded Services

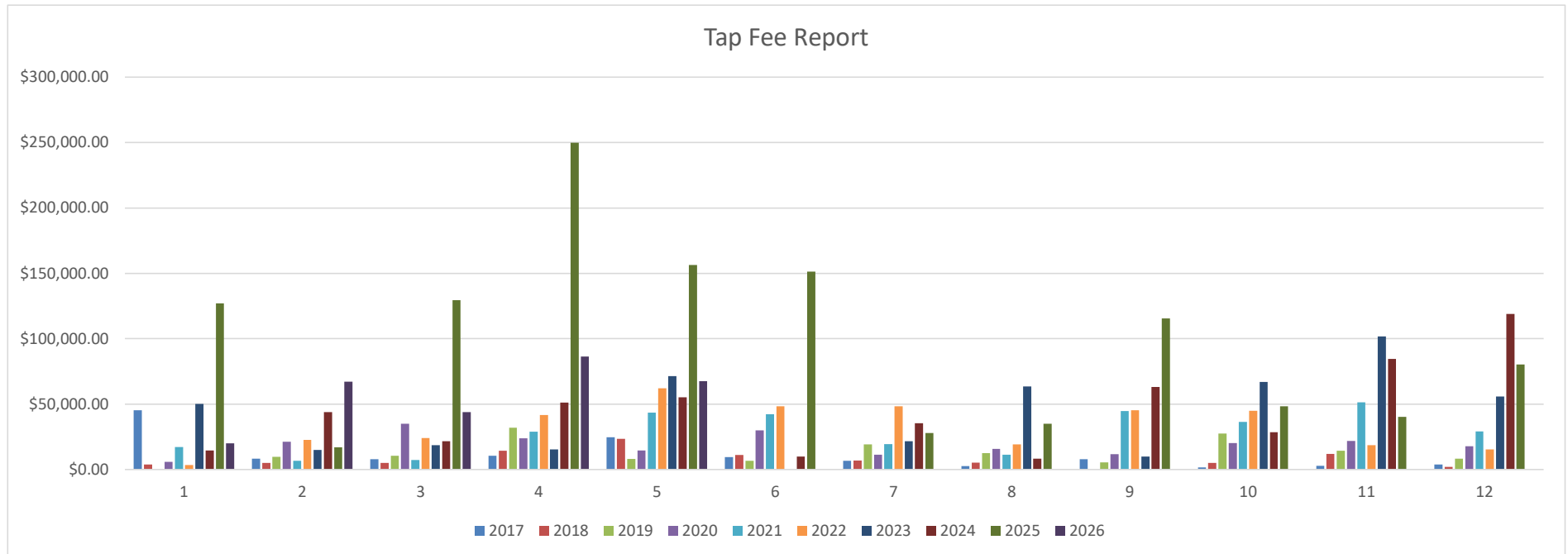
We are continuing to partner with community agencies to plan and promote additional programs at our five remote sites.

Looking Ahead

We will be open on the evening of July 4th for a potluck and games for senior center participants. We have also been in contact with Novant Health who will be offering a monthly workshop and occasional class series that focus on health and wellness. We will also work with them in coordination health screening events as well.

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	\$67,220.00	\$43,770.00	\$86,322.00	\$67,700.00							
TOTALS	\$287,462.50	\$88,415.00	\$303,180.00	\$553,785.50	\$527,412.00	\$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: MAY 2026 Collections

Date: June 4, 2026

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

	LEVY	INTEREST	TOTAL
CURRENT	\$ 9,316.35	\$ 583.58	\$ 9,899.93
DELINQUENT	\$ 1,654.09	\$ 422.82	\$ 2,076.91
VEHICLE FEE			\$ 103.70
SUBTOTAL			\$ 12,080.54
LESS 1.75 % RETAINER			\$ (211.41)
TOTAL PROPERTY TAX			\$ 11,869.13

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 - May 1, 2026

Date Sent to Finance End: Max - May 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 May 31, 2026								Activity from May 1, 2026 to May 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	550.78	0.00	177.80	0.00	0.00	0.00
		0.00	550.78	0.00	0.00	NA	NA		0.00	0.00	0.00
2024	0.00	0.00	0.00	0.00	0.00	467.41	0.00	0.00	0.00	0.00	0.00
		0.00	467.41	0.00	0.00	NA	NA		0.00	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
		0.00	482.16	0.00	0.00	NA	NA		0.00	0.00	0.00
2022	0.00	0.00	0.00	0.00	0.00	435.08	0.00	14.13	0.00	0.00	0.00
		0.00	435.08	0.00	0.00	NA	NA		0.00	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
		0.00	485.81	0.00	0.00	NA	NA		0.00	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
		0.00	477.25	0.00	0.00	NA	NA		0.00	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
		0.00	242.30	0.00	0.00	NA	NA		0.00	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
		0.00	320.12	0.00	0.00	NA	NA		0.00	0.00	0.00
2017	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	NA	NA			0.00	0.00
2016	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	NA	NA			0.00	0.00
Sub.	0.00	0.00	0.00	0.00	0.00	4,377.56	0.00	191.93	0.00	0.00	0.00
		0.00	4,377.56	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	38.40	24.34	0.68	0.00	0.00	0.00
		0.00	38.40	0.00	0.00	61.20 %	38.80 %			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	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	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	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
		4.72	116.06	0.00	0.00	98.18 %	1.82 %			0.00	0.00
2020	83.56	4.42	0.16	0.00	78.98	77.72	1.26	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
		1.13	28.01	1.97	0.00	95.29 %	4.71 %			0.00	0.00
2018	26.16	8.14	0.09	5.48	23.40	22.00	1.40	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	122.22	0.00	0.00	98.75 %	1.25 %			0.00	0.00
2016	56.82	1.89	0.00	0.00	53.93	52.21	1.72	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	703.82	39.76	0.68	0.00	0.00	0.00
		14.87	718.69	1.97	0.00	94.65 %	5.35 %			0.00	0.00

TAX DISTRICT: KING CITY LEVY TYPE: TAX

2025	499,833.10	617.58	4,092.22	142.34	496,265.64	492,494.94	2,770.70	3,555.28	0.00	0.00	0.00
		605.99	493,100.93	0.00	0.00	99.44 %	0.56 %			0.00	0.00
2024	335,003.80	36.54	2,777.88	62.39	332,252.77	330,810.08	1,442.69	0.00	0.00	0.00	0.00
		0.00	330,810.08	0.00	0.00	99.57 %	0.43 %			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	323,982.18	6,518.46	0.00	99.87 %	0.13 %			0.00	0.00
2022	320,506.25	11,590.67	993.82	334.21	314,039.72	313,755.58	284.14	13.93	0.00	0.20	0.00
		0.00	313,755.58	5,783.75	0.00	99.91 %	0.09 %			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	260,754.74	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	33,682.02	15,646.57	1,831.88	3,043,368.44	3,038,063.24	5,305.20	3,569.21	0.00	0.20	0.00
		799.76	3,038,863.00	32,716.88	0.00	99.83 %	0.17 %			0.00	0.00

TAX DISTRICT: KING CITY LEVY TYPE: VEHICLE FEE

2025	465.00	0.00	0.00	0.00	465.00	210.00	255.00	0.00	0.00	0.00	0.00
		0.00	210.00	0.00	0.00	45.16 %	54.84 %			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	195.00	45.00	30.00	0.00	0.00	0.00
		0.00	195.00	0.00	0.00	81.25 %	18.75 %			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	1,130.00	640.00	30.00	0.00	0.00	0.00
		0.00	1,130.00	305.00	0.00	63.84 %	36.16 %			0.00	0.00
Total	3,060,494.55	33,780.40	15,931.49	2,075.51	3,045,882.02	3,044,274.62	5,984.96	3,791.82	0.00	0.20	0.00
		814.63	3,045,089.25	33,023.85	0.00	99.80 %	0.20 %			0.00	0.00

Signature (Tax Collector) _____

30-60-90 Service Report

Service Name	5/8/2026 0-30 Days	4/7/2026 31-60 Days	3/8/2026 61-90 Days	2/6/2026 90+ Days	Total
WATER C IN	\$2,569.97	\$1,770.70	\$385.16	\$7,201.50	\$11,927.33
WATER IRR IN	\$88.84	\$0.00	\$0.00	\$15.77	\$104.61
WATER C OUT	\$34,285.40	\$1,004.55	\$3,190.57	\$31,124.59	\$69,605.11
SEWER OUT	\$1,120.56	\$1,129.62	\$389.94	\$26,198.29	\$28,838.41
SEWER IN	\$7,180.67	\$3,963.21	\$883.32	\$27,958.54	\$39,985.74
SEN SEWER IN	\$200.38	\$178.50	\$0.00	\$2,120.41	\$2,499.29
SEN SEWER OUT	\$0.00	\$0.00	\$0.00	\$990.62	\$990.62
SEWER IN NOHK	\$891.22	\$80.00	\$80.00	\$1,539.82	\$2,591.04
LANDFILL TIPFEE	\$734.69	\$153.74	\$83.81	\$2,824.40	\$3,796.64
BOD/TSS RES	\$541.01	\$190.31	\$89.20	\$3,541.57	\$4,362.09
BOD/TSS COM	\$7.25	\$0.00	\$0.00	\$21.17	\$28.42
BOD/TSS RESCOM	\$11.09	\$181.72	\$6.53	\$111.37	\$310.71
RETURN PMT FEE	\$84.62	\$0.00	\$25.00	\$475.00	\$584.62
NONPAYMENT FEE	\$200.00	\$1,181.60	\$800.00	\$19,449.05	\$21,630.65
LANDFILL TIPFEU	\$5.96	\$0.00	\$0.00	\$0.00	\$5.96
OTHER UNK	\$0.00	\$0.00	\$0.00	\$1,176.48	\$1,176.48
YARD CART PCKUP	\$8.33	\$8.36	\$0.00	\$80.63	\$97.32
WA - PENALTY	\$0.00	\$0.00	\$0.00	\$1,334.93	\$1,334.93
PENALTY	\$3,628.71	\$586.60	\$327.71	\$6,102.53	\$10,645.55
SEWER IN PULL	\$0.00	\$109.25	\$0.00	\$109.25	\$218.50
Totals:	\$51,558.70	\$10,538.16	\$6,261.24	\$132,375.92	\$200,734.02