

ADJOURNED MEETING CITY COUNCIL
November 19, 2019

The City Council of the City of Albemarle met in an adjourned session on Tuesday, November 19, 2019, at 4:00 p.m. in the Raymond I. Allen Room of the City Hall. Mayor Michael presided and the following Councilmembers were present, to wit: Mayor Pro Tem Martha Sue Hall, Bill Aldridge, Chris Bramlett, Martha E. Hughes, Shirley Lowder, Dexter Townsend and Chris Whitley. Absent, none.

The Mayor and the City Council held a Fall Strategic Budget Planning Session in the Raymond I. Allen Room of the City Hall.

Mayor Michael called the meeting to order.

The City Manager welcomed everyone and thanked City staff for all their hard work in helping put this program together for this session. He had City Council introduce themselves and their term of office. Mr. Ferris also asked staff to introduce themselves and their job title, and First Tryon members were introduced. He also introduced the facilitators for the budget and planning sessions the next two days who are Geraldine Gardner, Executive Director and Emily Parker Senior Planner from Centralina Council of Governments.

Mr. Ferris briefly reviewed the process over the next two days and turned the program over to Ms. Gardner and Ms. Parker with CCOG. He stated the overall purpose was to provide information to Council about the current state of the City and to set the tone for the upcoming budgeting and planning process.

Ms. Gardner and Ms. Parker talked about setting expectations moving forward and key terms such as priority areas, investment opportunities, and project/line items per department head. They reviewed the agenda and its objectives over the next two days and the ground rules.

Councilmember Aldridge came into the meeting at this time.

Ms. Gardner and Ms. Parker with CCOG facilitated a warm up activity with Council.

Mr. Mike Manis, Director, Community and Economic Development with CCOG did a demographic and economic trends briefing of insights from City and regional data. Some of the items covered were Charlotte Metro benchmark performance and comparison, Centralina Region statistics of employment, labor force and housing units, Albemarle renters, owners, and new construction statistics, and a demographic profile of average annual salaries by age.

He reviewed an industry snapshot and occupational snapshot of Albemarle showing total workers with top four occupations in Albemarle. Council reviewed employment moving averages from January 2002 to January 2019 with employment trends.

Summary and Takeaways:

Lower wages at 79% of region/US median and above average poverty issues at 20%

Prime (25-54) available workforce fully engaged at 82% capacity]

One-third (34%) of citizens are 55 years or older

9% disconnected Youth (16-19) years old – not in school, not high school grads, or either unemployed or not in the labor force.

All employments in the City is projected to grow 0.5% [per over the next 10 years

Albemarle Corporate Center 282-acre campus is a major asset for paced long term strategy to reverse negative jobs and employment trends.

Mr. Manis answered any questions that Council had.

Councilmember Lowder came into the meeting at this time.

The City Manager presented FY 2021 Budget Framing: Key goals and priorities from the department perspective. The presentation provided the categorized

anticipated needs as identified by the Departments. Also, he reviewed the current and past accomplishments in each of the categories.

The City Manager introduced David Cheatwood, Managing Director and Raj Moondhra, Analyst with First Tryon.

Mr. Cheatwood along with Mr. Moondhra briefed Council on understanding the City's current financial picture. Mr. Cheatwood reviewed the City's electronic model showing possibilities for Council by adding and/or removing priorities and how those changes would affect the budget and tax increases. Mr. Cheatwood was able to also demonstrate a path forward to address the previously established top Council priorities without a tax increase and without the General Fund balance dropping below than the establish 20% level.

The City Manager reviewed Cash trends in each fund from 2016-2019. He noted the strong growth in most of the funds, which provides the City Council with the ability to pursue priorities and to partially or completely cash fund these projects. He also reviewed the Debt Service Schedule for period ending June 30, 2020.

The City Manager stated that we will continue tomorrow afternoon at 4 pm with insights from Council interviews, shared priorities and investments opportunities with more interactive group activity with Councilmembers.

Upon a motion by Councilmember Bramlett, seconded by Councilmember Hall, and unanimously carried, the meeting was adjourned until Wednesday, November 20 at 4:00 pm in the Raymond I. Allen Room of City Hall for a Strategic Planning Session.