



STATESVILLE CITY COUNCIL MEETING

Statesville City Hall – 227 S. Center Street

July 10, 2025 - 4:00 p.m. - Pre-Agenda Meeting – 2nd Floor Conference Room

July 14, 2025 – 6:00 p.m. – Regular Meeting – City Council Chambers

- I. Call to Order**
- II. Invocation**
- III. Pledge of Allegiance**
- IV. Adoption of the Agenda**
- V. Code of Ethics and Front and Center Strategic Plan**
- VI. Presentations & Recognitions**
 - 1. Introduction of the SPD Junior Ambassadors
 - 2. Recreation Month Proclamation
- VII. Public Comment**
- VIII. CONSENT AGENDA**

All items below are considered to be routine by City Council and will be enacted by one motion. There will be no separate discussion on these items unless a Council member requests, in which event, the item will be removed from the Consent Agenda and considered with the other items listed in the Regular Agenda.

 - A. Consider approving the June 12, 2025, Pre-Agenda Meeting Minutes and the June 16, 2025, Regular Meeting Minutes. (E. Kurfees)**
 - B. Consider passing the second reading of a Rezoning Request ZC25-06; for the properties located along Turnersburg Highway. (Kirkendall)**
 - C. Consider passing the second reading of TA25-02 Shopping Center Signs Text Amendment to the Unified Development Code filed by the City of Statesville to amend Article 6 Development Standards, Section 6.07 Sign Regulations, Section C. Definitions, Table 6-13: Permitted Sign Standards by Zoning District and I. Exempt Signs. (Ashley)**
 - D. Consider approving the Budget Amendment #2026-01 for the Waterline Replacement Project Additive Bid. (Vaughan)**
 - E. Consider approving Budget Amendment 26-02 moving funds for the design of Phases 3 & 4 of the Municipal Operations Center (MOC) project to the MOC project fund. (Harrell)**

- F. Consider approving an additional officer requested by Iredell-Statesville Schools for a new SRO position. (Onley)**
- G. Consider approving a resolution in support of federal funding for Head Start for I-CARE. (Duncan)**
- H. Consider approving a resolution authorizing the donation of a surplus Plymovent exhaust removal system to Iredell-Statesville Schools. (G. Kurfees)**
- I. Consider approving Utility Line Construction Services as the primary contractor and Sumter Utilities as the secondary contractor for a purchase order amount of \$1,500,000.00 for a minimum of 2 (two) of 5 (five) possible years as their contract term. (Leis)**
- J. Consider approving the semi-annual write-off of approximately \$87,354.74 in utility accounts. (Dunford)**
- K. Consider approving a resolution assigning the previous West Iredell Water Corporation agreement to Energy United Water Corporation and authorize the City Manager to establish a new bulk water allocation and rate with Energy United Water Corporation. (Vaughan)**

REGULAR AGENDA

- IX. Conduct a public hearing and consider approving an economic incentive for an expansion project known as Project Ace 25. (Bosser)**
- X. Conduct a public hearing and consider approving the first reading of the proposed text amendment by Downtown Statesville Development Corporation to allow Drinking Establishments in the Central Business (CB) Zoning District. (Kirkendall)**
- XI. Conduct a public hearing and consider passing a first reading of an ordinance AX25-04 Dairi-O to annex the four parcels located along Turnersburg Highway between Harbor Freight and Fairview Baptist Church. (Kirkendall)**
- XII. Conduct a public hearing and consider passing the first reading of Rezoning Request ZC25-11 for The Oaks at James Farm; property located at the intersection of Jane Sowers Road and James Farm Road to rezone from Iredell County R-20 (Single-Family Residential) District to City of Statesville R-5MF CZ (High Density Multi-Family Residential Conditional Zoning) District. (Caulder)**
- XIII. Consider passing the first reading of Rezoning Request ZC25-10 River Hills PUD; for located on U.S. Highway 64 between East Broad Street and River Hill Road for a major amendment to the approved concept plan. (Caulder)**
- XIV. Conduct a public hearing and consider approving a Revised Development Agreement for River Hill's Planned Unit Development (PUD; ZC25-10) for properties located on US 64 between East Broad Street and River Hill. (Ashley)**
- XV. Consider approving an ordinance to regulate begging, panhandling, or soliciting contributions. (Onley)**

- XVI. Consider appointing three regular members and one alternate member to the Planning Board. (Caulder)**
- XVII. Consider appointing two regular members to the Design Review Committee. (Sigmon)**
- XVIII. City Manager's Report**
- XIX. Advisory Boards Meeting Minutes**
 - 1. Board of Adjustment Meeting Minutes, May 6, 2025
 - 2. Statesville Regional Airport Commission Meeting Minutes, May 14, 2025
 - 3. ABC Board Meeting Minutes, May 27, 2025
- XX. Other Business**
- XXI. Closed Session (After Pre- Agenda)**
- XXII. Adjournment**

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