Minutes of a Meeting of the Golden Hills Special Tax District Commission  
August 13, 2020

Members Present: Chairman Kenneth Siegfried, Dian Berry, Harold Tuma, David Proctor and Stuart Ford  
Also Attending: Transportation Director Randy Edwards and Assistant Municipal Clerk Karen Hanner

The meeting was called to order by Chairman Kenneth Siegfried at 4:01 PM in the Conference Center at the Lexington Municipal Complex.

Chairman Siegfried asked if there were any additions or deletions to the agenda. He said the president of the Golden Hills Homeowners Association, Mr. Bill Lorenzen, had been invited to the meeting to comment about speed controls. Stuart Ford suggested beginning with Item 2 on the agenda to allow time for Mr. Lorenzen to arrive.

Chairman Siegfried asked for comments regarding the Minutes of the July 9, 2019 meeting. Stuart Ford made a motion to approve the minutes submitted. Ms. Berry seconded the motion to approve. The vote was unanimous in favor.

OLD BUSINESS
None.

NEW BUSINESS
2) Discussion of Road Conditions and Maintenance and Repair Projects
Chairman Kenneth Siegfried welcomed Town of Lexington Transportation Director Randy Edwards. Mr. Edwards reported some local patch work has begun and they will widen the inside curve of Scotland Drive near Palmer Drive. He told Committee members a crack seal operation in the subdivision will be done in the next month or two by Slurry Pavers from Richmond, Virginia. The seal coating on cracks will extend the life of the roads. He described the crack seal procedure which will improve longitudinal cracks and is expected to hold up for three or more years. Mr. Edwards noted this will not help areas of alligator cracking which will need to be patched where warranted. He added a portion of Turnberry Lane would need to be patched before the crack seal project.

3) Discussion of Future Projects
Mr. Ford noted the repairs to Turnberry Lane and other locations in the older section will extend the life of the pavement in that area. After the new construction is completed a time frame can be planned to address the long term resurfacing of the remainder of the roads. Ms. Berry said they expected construction to be done in about three years.
Mr. Edwards described another method called micro surfacing which could also protect and extend the life of pavement.
1) Discussion of Speed Controls
Chairman Kenneth Siegfried stated that Mr. Bill Lorenzen from the Golden Hills Homeowners Association had talked to Randy Edwards about speed controls. Mr. Edwards stated the data doesn’t support the existence of a speed problem in the subdivision. He distributed copies of the study that was done (attached) that identified potential locations of speed tables. The conclusion of the study was that 85% of the vehicles measured were at 30 MPH or lower. Mr. Proctor commented that there have been issues with families that have small children and concerns on Palmer Drive particularly with non-residents coming into the neighborhood. Chairman Siegfried stated a similar issue happened several years ago and a speed study had the same results. Mr. Edwards reported the speed tables constructed on Duffie Drive can be driven over at speed. Ms. Berry said she needed to leave but she didn’t feel speed tables were necessary at this time and she wanted to vote in favor of the increase in the annual assessment. Mr. Ford commented the Homeowners Association would need to weigh in on the issue of speed tables.

4) Review of Account Balances
Mr. Ford brought attention to the handout of revenues and expenditures (attached). He noted the current account balance is $190,661 with the 2020 assessment of $44,121 plus $2467 interest and $8642 in expenditures. He noted the new construction will add homes to contribute and the planned maintenance is expected to cost less than $50,000 which should produce nearly the same balance for next year.

5) Consideration of whether to increase annual assessment
Chairman Siegfried stated a modest increase on a regular basis would be easier than a big increase to fund a major project. He recalled the vociferous pushback when the assessment was increased from $100 to $200 for funding of major repairs. Mr. Ford reported the assessment is currently at $231 and is allowed to increase by 5%. Chairman Siegfried said a round number is better and added Ms. Berry is in favor of a $10-11 increase. Mr. Ford noted the Town’s effort to reduce taxes and water/sewer rates and stated he felt it might be appropriate to consider a break. Mr. Proctor agreed it seems like the wrong time to increase because of the many hardships but there is a need to communicate that an increase may come soon. Chairman Siegfried disagreed and it would not be a hardship to most of the residents.

Chairman Siegfried called for a vote on the motion to increase by $11.00 seconded by Harold Tuma:
Dian Berry said yes before leaving the meeting.
Stuart Ford said no.
Harold Tuma said yes.
David Proctor said no.
Chairman Siegfried said yes.
The motion carried by a vote of 3 to 2

6) Consideration of Date for Next Meeting
Chairman Kenneth Siegfried suggested a meeting to review progress in January or February. Stuart Ford agreed an interim meeting would be good. Chairman Siegfried suggested the next meeting on Thursday, January 14, 2021 at 4:00 PM.
Mr. Siegfried noted without other comments or objection, the meeting adjourned at 5:34 PM.

Respectfully submitted,

Karen Hanner
Assistant Municipal Clerk
Town of Lexington

Approved: Kenneth Siegfried

Date: 6/24/2021
## Golden Hills Special Tax District

<table>
<thead>
<tr>
<th>Fiscal Year Ended June 30</th>
<th>2016</th>
<th>2017</th>
<th>2018</th>
<th>2019</th>
<th>2020</th>
<th>Five Year Summary</th>
<th>Total (Inception to date)</th>
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<tbody>
<tr>
<td><strong>Revenue</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Road Assessment</td>
<td>$37,800</td>
<td>$38,200</td>
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<td>$41,800</td>
<td>$44,121</td>
<td>$201,821</td>
<td>$502,521</td>
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<td>HOA Contribution</td>
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<td>2,000</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>10,000</td>
<td>100,000</td>
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<tr>
<td>Transfer In</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>100,000</td>
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<tr>
<td>Transfer Out</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>(20,175)</td>
<td>(20,175)</td>
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<tr>
<td>Interest</td>
<td>284</td>
<td>373</td>
<td>482</td>
<td>2,126</td>
<td>2,467</td>
<td>5,732</td>
<td>20,912</td>
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<td><strong>Total Revenue</strong></td>
<td>46,084</td>
<td>40,573</td>
<td>40,382</td>
<td>43,926</td>
<td>46,588</td>
<td>217,553</td>
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<td><strong>Expenditures</strong></td>
<td></td>
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<tr>
<td>Street Maintenance</td>
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<td>2,442</td>
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<td>Capital Outlay</td>
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<td>58,887</td>
<td>6,200</td>
<td>72,764</td>
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<td><strong>Total Expenditures</strong></td>
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<td>58,887</td>
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<td>Change in fund balance</td>
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<td>40,573</td>
<td>40,382</td>
<td>(14,961)</td>
<td>37,946</td>
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<td>Fund balance, beginning</td>
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<td>167,677</td>
<td>152,716</td>
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<td>190,661</td>
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<td>Fund balance, ending</td>
<td>$86,721</td>
<td>$127,294</td>
<td>$167,677</td>
<td>$152,716</td>
<td>$190,661</td>
<td>$190,661</td>
<td>$190,661</td>
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