



STEDMAN BOARD OF COMMISSIONERS MEETING

AGENDA

June 5, 2025 @ 7:00 P.M.

REGULAR MEETING

STEDMAN TOWN HALL

5110 Front Street, Stedman, NC

1. CALL TO ORDER

2. INVOCATION & PLEDGE OF ALLEGIANCE

3. ADOPTION OF AGENDA –*Addition or Deletion*

(All additions, add to New Business, requires majority vote of Board to consider)

POTENTIAL ACTION: Motion to adopt the agenda

4. CONSENT AGENDA-

Items on the consent agenda are considered routine or have been thoroughly discussed previously. A member of the Board of Commissioners may request that an item be removed from the consent agenda for further discussion under New Business or at a later time.

- a.) Approval of May 1, 2025 – Regular Meeting Minutes
- b.) Adoption of the 2025-2026 Budget Ordinance
- c.) Approval of Resolution 2025-10 Amended Customer Service Policies & Procedures
- d.) Approval of Revised Application for Water/Sewer Services

POTENTIAL ACTION: Motion to adopt the Consent Agenda as presented or as amended

5. PRESENTATIONS –

-Diane Wheatley

- a.) Referendum to allow alcohol sales in the town
- b.) Changing the town charter
- c.) Reappropriation of funding for building expansion to infrastructure repairs

-Kimberly Moffett with Mid Carolina Council of Government- Code of Ordinance Progress

6. PUBLIC HEARING – None

POTENTIAL ACTION:

7. PUBLIC COMMENT

Each speaker is asked to limit comments to 3 minutes and the total comment period will be 15 minutes or less. Anyone desiring to speak must sign up with the Town Clerk by 6:55 p.m. The Board will not take action on an item that is presented during the Public Forum.

8. OLD BUSINESS –

- a. Update on Fire Flow Issues Creekside
- b. Update on KRG Sewer Repair

9. NEW BUSINESS –

- a. Approve CASE NO REV-25-0009 – Revised site plan to add a second classroom hut to the school grounds at Stedman Elementary (Timothy Doersam)

POTENTIAL ACTION: Approve site plan to add second classroom hut to school grounds at Stedman Elementary

- b. Approve New Group Insurance through Olde Fayetteville Insurance

POTENTIAL ACTION: Approve Olde Fayetteville Insurance as the new brokerage firm for group insurance.

- c. Approve Revert-to-Owner Contract

POTENTIAL ACTION: Motion to approve Revert-to-Owner contract.

10. STAFF REPORTS/BOARD OF COMMISSIONERS

- a. Town Clerk Report
- b. Chief of Police Report
- c. Stedman Fire Department-
- d. Code Enforcement Report
- e. Planners Report
- f. Mayor & Board of Commissioners

11. CLOSED SESSION - None

12. ADJOURNMENT



TOWN OF STEDMAN

BUDGET ORDINANCE FOR FISCAL YEAR (FY) 2025-2026

BE IT ORDAINED by the Board of Commissioners of the Town of Stedman, North Carolina, in accordance with G.S. 159-8 of the North Carolina General Statutes:

Section 1: General Fund

It is estimated that the following revenues will be available in the General Fund for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Category	Amount
Taxes – Ad Valorem	
Property Tax (Real)	\$501,587
Property Tax (Motor Vehicle)	\$59,625
Tax Penalties & Interest	\$1,000
Intergovernmental Revenues and Refunds	
Local Option Sales and Use Tax	\$410,000
Utility Franchise Fee	\$60,570
Solid Waste Disposal Tax Refund	\$700
Admin/Annexation Revenue	\$800
Miscellaneous	\$1,000
Non-Revenue Receipts	
Grant Proceeds	\$17,000
Fund Balance Appropriated	\$37,767
Total General Fund Revenues	\$1,090,049

The following amounts are hereby appropriated in the General Fund for the operation of the town government and its activities for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Department	Amount
Administration	\$327,694
Police	\$233,480

Fire	\$107,990
Streets	\$185,425
Sanitation	\$101,393
Parks and Recreation	\$12,500
Debt Service	\$91,567
Contingency	\$30,000
Total General Fund Expenses	\$1,090,049

Section 2: Special Revenue Fund

It is estimated that the following revenues will be available in the Powell Bill Fund and the Grant Fund for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Powell Bill Fund	\$45,621
Grant Fund	\$250,000
Total Special Revenues Funds	\$295,621

The following amounts are hereby appropriated in the Powell Bill Fund and the Grant Fund for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Powell Bill Expenditures	\$45,621
Grant Expenditures	\$250,000
Total Special Revenue Expenses	\$295,621

Section 3: Water/Sewer Fund

It is estimated that the following revenues will be available in the Water/Sewer Fund for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Water/Sewer Revenues	\$2,500
Returned Check Fee	\$50
Charges for Water	\$411,700
Charges for Sewer	\$575,000
Water Taps	\$6,000
Sewer Taps	\$2,000
FIF Charges	\$6,000
Penalties	\$12,500
Installment Financing	\$90,827
Total Water/Sewer Fund Revenues	\$1,106,577

The following amounts are hereby appropriated in the Water/Sewer Fund for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Department	Amount
Water Administration	\$92,418
Water Operations	\$171,000
Sewer Operations	\$787,354
Debt Service	\$55,805
Total Water/Sewer Fund Expenditures	\$1,106,577

Section 4: Board of Commissioners

The following is the salary schedule for the Town of Stedman Board of Commissioners for the fiscal year beginning July 1, 2025, and ending June 30, 2026:

Mayor	\$100/meeting
Commissioners	\$ 75/meeting

Section 5: Tax Levy

There is hereby levied a tax at a rate of thirty-two cents (\$0.32) per one hundred dollars (\$100) valuation of property listed as of January 1, 2025, for the purpose of raising revenues listed as Property Tax (Real) and Property Tax (Motor Vehicle) in the General Fund in Section 1 of this ordinance. The rate of tax, for the purpose of taxation, is based upon an estimated valuation of property \$159,254,208, a projected levy of \$500,237 and an estimated collection rate of 98.16%. Motor vehicles have an estimated valuation of \$15,753,619, a projected levy of \$59,625, and an estimated collection rate of 97.86%.

Section 6: Fees

The Board of Commissioners hereby declares that all fees that the Town has authority to charge on July 1, 2025, to be in effect during Fiscal Year 2025-2026 as set forth in the Rate and Fee Schedule shown in Attachment A. The fees may be amended during the fiscal year by Board action.

Section 7: Special Authorization – Finance Officer

The Town Finance Officer is authorized to transfer appropriations as shown below:

- a) Finance Officer may transfer amounts between line-item expenditures within a department without limitation and without a report being required.
- b) Finance Officer may transfer amounts up to \$500 between departments within the same fund. The finance officer must make an official report on such transfers at the next regular meeting of the governing board.
- c) Finance Officer may not transfer any amounts between funds, except as approved by the governing board as an amendment to this ordinance.

Section 8: Document Availability

Copies of the budget ordinance shall be furnished to the Town Clerk/Finance Officer and to the Mayor to be kept on file for their discretion in the disbursement of funds.

Adopted by the Town of Stedman this ____5th____ day of June, 2025.

Martin L. Jones, Mayor

ATTEST:

Connie Veeder, Town Clerk/Finance Officer

APPENDIX A
TOWN OF STEDMAN
RATE & FEE SCHEDULE

Fiscal Year 2025-2026

Effective July 1, 2025

Administration

Return Check Fee	\$35.00
Copies	\$.25 Black & White per copy \$1.00 Color per copy (*See note below)
Notary Fee Per Signature	\$10.00 per signature
Scanned Documents	\$1.25 per page (sending and receiving) (*See note below)
Yard Sale Permit	\$10.00
Annexation Application Fee	\$125.00

**For all copying & scanning services that exceed 15 minutes to complete, an administrative fee of \$5.00 per 15-minute increments will be charged in addition to the service charges.*

Utility Fund

Water Rates

Residential & Commercial

Inside Town Limits	\$25.79 flat rate + \$6.27 per 1000 gallons
Outside Town Limits	\$32.43 flat rate + \$8.19 per 1000 gallons
Bulk Water – Old North State Water Company	\$6.90 per 1000 gallons

Sewer Rates

Residential & Commercial (based on water consumption)

Inside Town Limits	\$30.41 flat rate + \$10.99 per 1000 gallons
Outside Town Limits	\$41.05 flat rate + \$14.34 per 1000 gallons
Sewer Only (no water connection)	\$110.40 flat rate

Utility Service Fees

Utility Deposit	Homeowners - \$125.00 Rentals - \$150.00 Commercial – \$175.00
Late Fee (assessed on the 26 th of the month)	\$10.00

Tampering (cutting on or off other than by town employee – If damage occurs to the meter, there will be an additional charge)	\$100.00
Water Reconnect Fee	\$25.00 (no reconnection during non-business hours)
Water Disconnect Fee	\$25.00
Sewer Reconnect Fee	\$80 (no reconnection during non-business hours)
Sewer Disconnect Fee	\$80
Water Meter Box Replacement (Replaced at no cost for normal wear and tear)	\$75.00
Water Meter box raised (1 layer of brick) Additional layers will be \$20.00 per layer	\$60.00

Water Tap – Fee

Water Tap Deposit Inside Town Limits	\$500.00 + \$75.00 Administrative Fee
Water Tap Deposit Outside Town Limits	\$750.00 + \$112.50 Administrative Fee
Water Meter	3/4" - \$380.00 2" - \$1177.00
Water Meter Installation	\$50.00
External Antennae for meter (if needed)	\$46.00
<p><i>* Water tap deposit & administration fees are due in advance of work. The water tap deposit will be applied to the balance of the project.</i></p> <p><i>* Water tap installation is based upon PWC actual cost plus 10%. Balance is due upon receipt of the invoice.</i></p> <p><i>* Water meter installation will be completed once tap is installed & inspection from plumber is complete.</i></p> <p><i>* When installed by Town of Stedman Maintenance, parts cost and labor at \$60 per hour will be added to the fees above.</i></p>	

Sewer Tap – Fee

Sewer Tap Deposit Inside Town Limits	\$500.00 + \$75.00 Administrative Fee
Sewer Tap Deposit Outside Town Limits	\$750.00 + \$112.50 Administrative Fee
<p><i>* Sewer tap deposit & administrative fees are due in advance of work. The sewer tap deposit will be applied to the balance of the cost of the project.</i></p> <p><i>* Sewer tap fee is based upon PWC actual cost plus 10%. Balance is due upon receipt of the invoice.</i></p>	

** A 20% administrative fee will be added to each invoice that is billed when an outside contractor is used for sewer & water tap installations. Charges for construction observation will be billed to customer as the Town is billed.*

Water Facility Investment Fees (FIF)

Size of Water Meter	Cost per connection
¾ "	\$625.00
1"	\$1,500.00
1 ½"	\$3,000.00
2"	\$4,687.50
3"	\$10,187.50
4"	\$17,500.00
6"	\$36,250.00
8"	\$52,500.00

Sewer Facility Investment Fees (FIF)

Size of Water Meter	Cost per connection
¾ "	\$875.00
1"	\$2,125.00
1 ½"	\$4,312.50
2"	\$6,875.00
3"	\$14,875.00
4"	\$25,625.00
6"	\$52,625.00
8"	\$75,925.00

* *Water & Sewer FIF fees are due in advance of work*

Engineer Review Fees

Reimbursement of costs incurred by the Town of Stedman for the Town's consulting Engineer to review and provide comments/recommendations on development plans, including but not limited to (1) Review of site and subdivision plans (whether preliminary or construction plans), (2) attendance at meetings and (3) special projects as required. Reimbursements of actual costs plus 10% administrative costs will be given due upon invoice.

Water/Sewer Relocation Fees

Water Lateral Installation <12'	\$500 deposit + 15% Administration fee + final cost will be determined
Water Lateral Installation >12'	\$500 deposit + Town cost, PWC cost for a new tap + 15% Admin Fee
Sewer Lateral Relocation	\$500 deposit + 15 % Administration fee

* Deposit is due before work can begin. Customer will receive final invoice once work is completed.

GENERAL FUND	
ADOPTED BUDGET	
2025-2026	
General Fund Revenues - Fund 10	
10-301-00 1st Prior Year	\$1,200
10-301-01 2nd Prior Years	\$150
10-301-03 Taxes Current Year	\$500,237
10-301-90 Taxes All Prior Years	\$0
10-317-00 Tax Penalties/Int	\$1,000
10-319-00 City Auto Licenses	\$59,625
10-331-00 Grant Proceeds	\$17,000
10-335-00 Misc Revenue	\$1,000
10-337-00 Utility Franchise	\$60,570
10-339-00 Solid Waste Disposal Tax	\$700
10-345-00 Local Option Sales Tax	\$410,000
10-350-00 Admin Fee Revenue	\$500
10-350-06 Annexation Process Revenue	\$300
10-346-00 Loan Proceeds	\$0
10-399-00 Fund Balance Appropriated	\$37,767
TOTAL GF REVENUES	\$1,090,049
GF Administration Expenses - Fund 10	
10-420-01 Salaries/Town Board (16 Meetings)	\$6,000
10-420-02 Salaries/Administration	\$83,468
10-420-03 Retiree Group Insurance	\$4,620
10-420-04 Professional Svcs	\$35,000
10-420-05 FICA 7.65%	\$6,845
10-420-06 Group Insurance	\$26,020
10-420-07 Retirement	\$11,978
10-420-08 401 (k)	\$4,173
10-420-09 Longevity/Bonus	\$1,585
10-420-10 SUTA (State Unemployment Tax)	
10-420-11 Telephone/Cell Phone	\$9,000
10-420-12 Postage	\$1,500
10-420-13 Utilities/Town Hall	\$2,500
10-420-14 Travel & School	\$500
10-420-15 Maint/Repair Bldg/Grounds	\$1,500
10-420-16 Maint/Repair Equipment	\$5,000
10-420-17 Code Enforcement Services	\$28,000
10-420-26 Advertising	\$2,500
10-420-33 Dept Material/Supplies	\$13,000
10-420-43 Election Costs	\$2,000
10-420-45 Contracted Service/Tax	\$7,500

10-420-53 Dues & Subscriptions	\$12,000
10-420-54 Insurance & Bonds	\$16,000
10-420-55 Workers Compensation	\$5,800
10-420-57 Miscellaneous	\$7,500
10-420-58 Sales Tax Cumb. Co. Share 50%	\$32,705
10-420-59 Bank/Credit Card Fees	\$1,000
10-420-74 Capital Outlay	
Administration GF Exp Totals	\$327,694
GF Police Dept Expenses	
10-510-00 Police Department	0
10-510-01 LEO Separation Allowance	\$0
10-510-02 Salaries & Wages/Police	\$68,300
10-510-03 Retiree Group insurance	\$4,620
10-510-04 Professional Svcs	\$9,000
10-510-05 FICA 7.65%	\$5,225
10-510-06 Group Insurance	\$17,340
10-510-07 Retirement	\$10,997
10-510-08 401 (k) 5%	\$3,415
10-510-09 Longevity/Bonus	\$1,183
10-510-11 Telephone/Cell Phone	\$5,000
10-510-14 School/Travel	\$1,000
10-510-16 Maint & Repair Equipment	\$500
10-510-17 Maint & Repair Vehicles	\$4,000
10-510-31 Police Auto Supplies/Fuel	\$6,000
10-510-33 Dept Supplies	\$15,000
10-510-36 Uniforms	\$2,000
10-510-45 Contracted Services/Deputies	\$72,800
10-510-46 Contracted Services/Fuel	\$1,500
10-510-53 Dues & Subscriptions	\$5,500
10-510-57 Misc Expense	\$100
10-510-74 Capital Outlay	\$0
Police Expense Totals	\$233,480
GF Fire Department	
10-530-45 Contracted Services	\$107,990
GF Fire Department Totals	\$107,990
GF Street Department	

10-560-02 Salaries/Wages	\$79,676
10-560-04 Professional Services	\$600
10-560-05 FICA 7.65%	\$6,096
10-560-06 Group Insurance	\$17,374
10-560-07 Retirement	\$11,434
10-560-08 401 (k) Retirement 5%	\$3,984
10-560-09 Longevity/Bonus	\$3,687
10-560-11 Telephone/Cell	\$1,200
10-560-12 Utilities/Maint Shop	\$2,500
10-560-13 Utilities/Street Lights	\$36,500
10-560-15 Maint/Repair Bld/Grounds	\$4,500
10-560-33 Dept Materials & Supplies	\$1,500
10-560-36 Uniforms	\$2,000
10-560-45 Contracted Services	\$2,000
10-560-74 Capital Outlay	\$8,934
10-560-82 Interest	\$3,440
Street Expense Totals	\$185,425
GF Sanitation Department	
10-580-00 Sanitation Dept.	
10-580-02 Salaries/Wages	\$53,839
10-580-04 Professional Services	\$600
10-580-05 FICA 7.65%	\$4,119
10-580-06 Group Insurance	\$17,340
10-580-07 Retirement	\$7,726
10-580-08 401 (k) Retirement 5%	\$2,692
10-580-09 Longevity/Bonus	\$1,577
10-580-17 Maint & Repair/Trash Truck	\$3,000
10-580-31 Auto Supplies/Trash Truck	\$7,000
10-580-33 Dept Materials & Supplies	\$500
10-580-36 Uniforms	\$2,000
10-580-45 Contract Labor	\$1,000
10-580-74 Capital Outlay	
Sanitation Expense Totals	\$101,393
Parks & Recreation Department	
10-620-00 Parks and Rec Dept	
10-620-04 Professional Services	\$2,500.00
10-620-15 Maint & Repair Bld/Grounds	\$1,200
10-620-16 Maint & Repair Equipment	\$800
10-620-44 Special Events	\$8,000
10-620-74 Capital Outlay	
Parks & Rec Expense Totals	\$12,500
Special Appropriations	

10-690-01 Non-Profit Organizations	\$0
10-690-81 Loan Principal-Sanitation Truck	\$82,424
10-690-82 Loan Interest-Sanitation Truck	\$9,143
Special Appropriations Expense Totals	\$91,567
Contingency	
10-999-00 Contingency	\$30,000
Contingency Expense Total	\$30,000
TOTAL GF EXPENSES	\$1,090,049

POWELL BILL FUND	
ADOPTED BUDGET	
2025-2026	
Powell Bill Fund Revenues - Fund 40	
40-343-00 Powell Bill Allocation	\$ 45,621
40-399-00 Fund Balance Appropriated	\$ -
Revenue Total	\$ 45,621
Powell Bill Expenses - Fund 40	
40-570-04 Professional Services	\$ 1,000
40-570-16 Maintenance & Repair	\$ 30,000
40-570-31 Auto Supplies	\$ 1,500
40-570-33 Department Material & Supplies	\$ 3,500
40-570-45 Contracted Services	\$ 9,621
Expense Total	\$ 45,621

WATER FUND	
ADOPTED BUDGET	
2025-2026	
REVENUES	
30-300-00 WATER/SEWER REVENUES	\$ 2,500
30-332-00 RETURNED CHECK FEES	\$ 50
30-371-00 CHARGES FOR WATER	\$ 411,700
30-371-01 CHARGES FOR SEWER	\$ 575,000
30-373-00 WATER TAPS	\$ 6,000
30-373-01 SEWER TAPS	\$ 2,000
30-374-00 FIF CHARGES	\$ 6,000
30-379-00 UTILITIES PENALTIES	\$ 12,500
30-399-00 FUND BALANCE	\$ 90,827
APPROPRIATED	
TOTAL REVENUES	\$ 1,106,577
EXPENSES	
30-690-81 LOAN PRINCIPAL DUE	\$ 29,100
30-690-82 INTEREST DUE	\$ 26,705
30-720-02 SALARY & WAGES	\$ 24,231
30-720-04 PROFESSIONAL SERVICES	\$ 15,000
30-720-05 FICA TAXES	\$ 1,854
30-720-07 RETIREMENT	\$ 3,478
30-720-08 Pension Expense	\$ 1,212
30-720-09 LONGEVITY/BONUS	\$ 493
30-720-11 POSTAGE	\$ 3,000
30-720-12 PENALTIES	\$ 250
30-720-16 MAINT. TO EQUIPMENT	\$ 20,000
30-720-33 DEPT. MATERIAL & SUPPLIES	\$ 10,000
30-720-53 DUES & SUBSCRIPTIONS	\$ 7,000
30-720-54 INSURANCE	\$ -
30-720-57 MISCELLANEOUS	\$ 1,200
30-720-59 BANK/CREDIT CARD FEE	\$ 4,700
30-810-17 MAINT TO VEHICLE/TRUCK	\$ 1,000
30-810-31 AUTO SUPPLIES/TRUCK	\$ 5,000
30-810-33 DEPT. MATERIAL & SUPPLIES	\$ 5,000
30-810-45 WATER O/M (PWC)	\$ 50,000
30-810-46 PURCHASED WATER (PWC)	\$ 105,000
30-810-57 MISC/TESTING/PERMIT	\$ 5,000
30-820-45 CONTRACTED SERVICE	\$ 393,354
(PWC)	
30-820-46 Sewer O/M	\$ 394,000
TOTAL EXPENSES	\$ 1,106,577

TOWN OF STEDMAN

May 20, 2025 MEMORANDUM

TO: Stedman Board of Commissioners

FROM: Timothy Doersam, Planner I, Current Planning

SUBJECT: CASE NO. REV-25-0009

REQUEST FOR CONSIDERATION: REVISED SITE PLAN TO ADD A SECOND CLASSROOM HUT TO THE SCHOOL GROUNDS BEHIND THE CHAIN LINK FENCE (0495097718000); STEDMAN ZONING ORDINANCES; ZONE: R10; TOTAL ACREAGE: 16.46 +/-; SUBMITTED BY KEVIN WOODWARD (AGENT) ON BEHALF OF CUMBERLAND COUNTY BOARD OF EDUCATION (OWNER).

The applicant is requesting approval of a second revision to the approved site plan for Stedman Elementary to place a second new detached classroom hut on the school grounds. This is a permitted use within the prescribed zoning of R10, which is defined as "A district designed primarily for single family dwellings on medium sized lots with a lot area of 10,000 square feet or above," and is subject to the regulatory requirements outlined in Article VII Lot and Yard Regulation of the Stedman Zoning Ordinance.

A revised site plan is required and has been submitted for careful review and approval before the Town Board of Commissioners. Staff finds the proposal for this commercial site plan largely in conformance with the Stedman Zoning Ordinance. The hut would not incur any additional parking spaces, and it is not proposed to be connected to any water or sewer utilities with students using the restrooms in the existing main school building. The proposed hut is within the appropriate setback distances.

Staff finds that the applicant's proposed revised site plan is consistent with the Town of Stedman Zoning Ordinance, and staff recommends approval of the revised site plan by the Stedman Board of Commissioners and subject to continued compliance with the Stedman Zoning Ordinance.

Attached you will find the site plan. If you have any questions regarding this transmittal, please contact Timothy Doersam at 678-7558, email: tdoersam@cumberlandcountync.gov.

A handwritten signature in black ink that reads "Timothy Doersam". The signature is written in a cursive, flowing style.

LOCATION OF NEW HUT

CHAIN LINK FENCE

98' TO RESTROOMS

BUILDING ONE

1826 - 17,996 SF

1953 - 5,632 SF

1948 - 6,018 SF

1960 - 2,122 SF

KEY PLAN

SCALE

1" = 20'

0 20 40

SHOWN THIS SHEET

HUT 2025

UNIT - SCHOOL NO.

260-430

05-19-2022

2

05-19-2022

162

STEDMAN

TYPE OF APPROVAL: Non-residential site plan revision to add a second classroom hut to Stedman Elementary School located behind a chain link fence and 23 feet away from the main school building and 20 feet from the other school hut. The proposed hut is approx. 33 feet x21 feet with no utilities to be connected to it. The students will access restrooms within the main school building.

PROJECT NAME: Stedman Elementary School Hut Addition

EFFECTIVE DATE: 06/05/2025

PLANNING BOARD DECISION: N/A

CASE NO: REV-25-0009

ACREAGE: 16.46

MIA: N/A

ZONING: R10

LOCATION: 7370 Clinton Rd Stedman, NC 28391

REID: 0495097718000

OWNERS: Cumberland County Board of Education

AGENT: Kevin Woodward

TOWN OF STEDMAN ACTION:

- ☒ SITE PLAN
- ☐ EXTENSION ☒ REVISION
- ☒ APPROVED CONDITIONALLY
- ☐ DENIED

PLANNING BOARD DECISION: N/A

- ☐ PRELIMINARY
- ☐ EXTENSION ☐ REVISION
- ☐ APPROVED CONDITIONALLY
- ☐ DENIED

The revised Site Plan you submitted to this office is conditionally approved. Your approval is subject to the following conditions:

Current Planning:

1. The developer's subsequent application for permits upon receipt of these conditions of approval constitutes the developer's understanding and acceptance of the conditions of approval for this development.
2. This conditional approval is not approval of the permit for the freestanding signs. Attached signage for this development must be in accordance with the applicable sign regulations as set forth in Article IX of the Stedman Zoning Ordinance and that the proper permit(s) must be obtained prior to the installation of any permanent signs on the property. (Note: This conditional approval is **not** approval of the size, shape, or location of any signs.)

Code Enforcement Division:

3. The building final inspection cannot be accomplished until a Code Enforcement Officer inspects the site and certifies that the site is developed in accordance with the approved plans.
4. The owner/developer(s) of these lots must obtain detailed instructions from the County Code Enforcement Section, Room 101 in the Historic Courthouse at 130 Gillespie Street on provisions of the County Zoning Ordinance and any permits that may be required to place any structure within this development or to commence any use of the subject property. For additional information, the developer should contact a Code Enforcement Officer.
5. The developer must provide a site-specific address and tax parcel number at the time of building/zoning permit application.
6. The building final inspection cannot be accomplished until a Code Enforcement Officer inspects the site and certifies that the site is developed in accordance with the approved plans. (Sec. 12.31, Stedman Zoning Ord.)
7. Application for building permits for any new structures shall require submittal of the approved site plan and approval document signed and stamped by the assigned project manager to the Code Enforcement Department for review and approval.
8. All uses dimensions, setbacks and other related provision of the Town of Stedman Zoning and Subdivision Ordinances for the R10 zoning district must be complied with, as applicable.

Fire Marshal & Fire Inspection:

9. Ensure all fire department access requirements are met in accordance with section 503 of the 2018 NC Fire Code.

Other Conditions:

10. This conditional approval is not to be construed as all- encompassing of the applicable rules, regulations, etc. which must be complied with for any development. Other regulations, such as building, environmental, health and so forth, may govern the specific development. The developer is the responsible party to ensure full compliance with all applicable Federal, State, and local regulations.
11. This conditional approval is contingent upon continued compliance with the Town of Stedman Zoning Ordinance.
12. Violations of the Town of Stedman Zoning or Subdivision Ordinances may include, but not limited to, development without authorization, development inconsistent with authorization, violation by act or omission, and use in violation, and applicant may be subject to civil and/or criminal penalties based on the severity and repetition of the violations. (Section 12.34, Stedman Zoning Ord.)
13. In the event the requirements or conditions from a State or Federal Agency or utility provider creates an inconsistency with the site plan in any manner, a revised site plan must be submitted to the Current Planning Division for review and approval by the Town of Stedman's approval authority.

**** CERTIFICATION OF REVISED SITE PLAN APPROVAL ****

TOWN OF STEDMAN

This revised site plan is conditionally approved by the Town of Stedman on June 5, 2024, and is subject to conditions set forth in the official Conditions of Approval Letter.

Effective Date: 06/05/2024

Expiration Date: 06/05/2026

Town of Stedman

Project Number: REV-25-0009 Project Name: Stedman Elementary School Hut Addition

Approval Type: Revised Site Plan

REID No.(s): 0476172623000

Zoning: R10

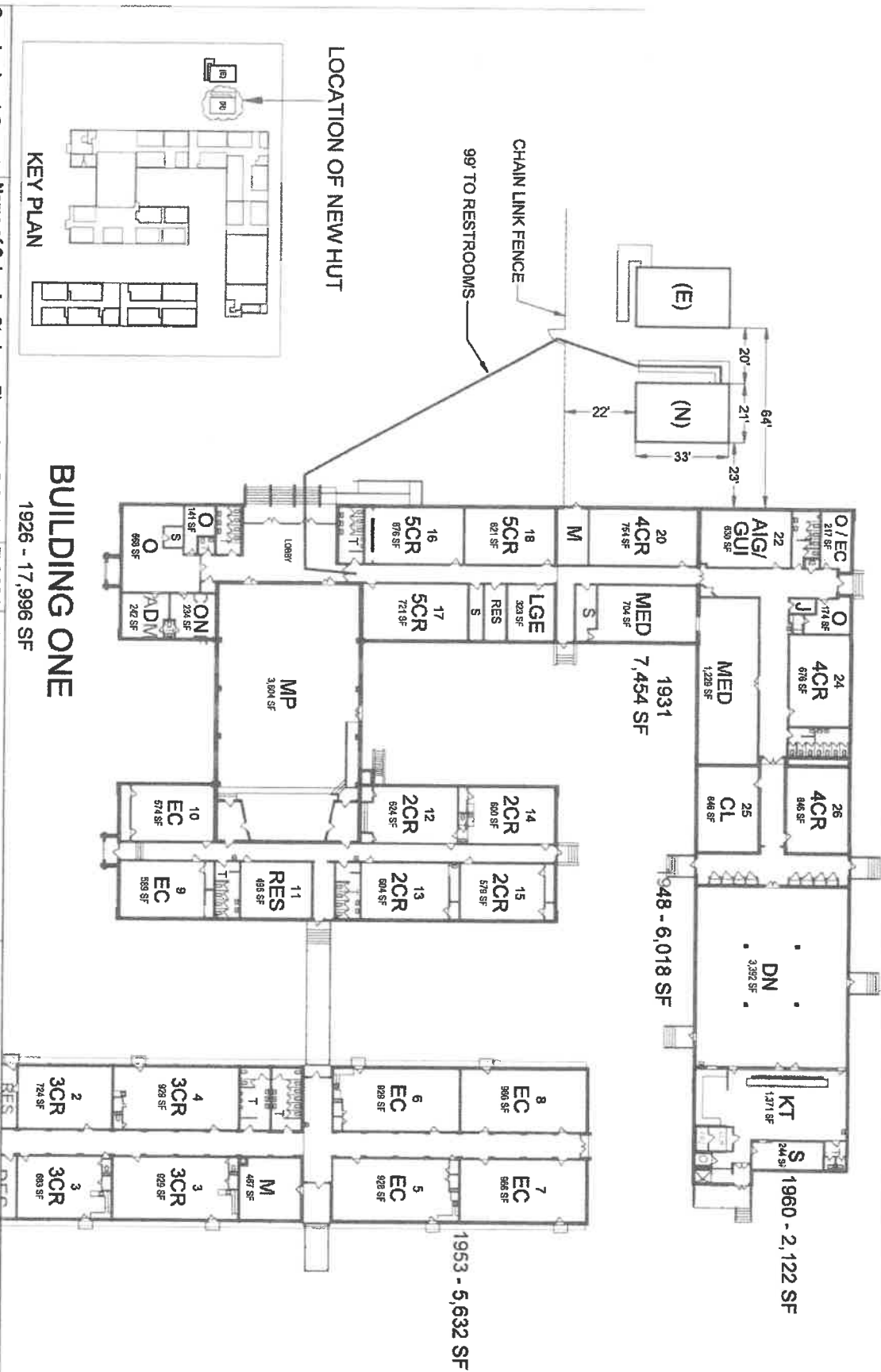
Overlay: N/A

MIA: N/A

Attention: The combination of this certified preliminary plan and the Conditions of Approval Letter constitutes formal development approval.

STEDMAN ELEMENTARY SCHOOL

162
UPDATED:
05-19-2025



Cumberland County
Board of Education
Fayetteville, NC

Name of School: Stedman Elementary School
Street Name/ No.: 7370 Clinton Road (Hwy. 24)
Mailing Address: Stedman, North Carolina 28391

FLOORS: BUILDINGS
Single 01 Classrooms / Administration 02 Classrooms
03 Gymnasium 04 Parks and Recreation Building
05 Concession / Storage

SCALE
0' 5' 10' 20' 30' 40'

SHOWN THIS SHEET
HUT 2025
UNIT - SCHOOL NO. Sheet No.
260-430
2
OF 6

TOWN OF STEDMAN

Effective Date: 06/05/2024
Expiration Date: 06/05/2026

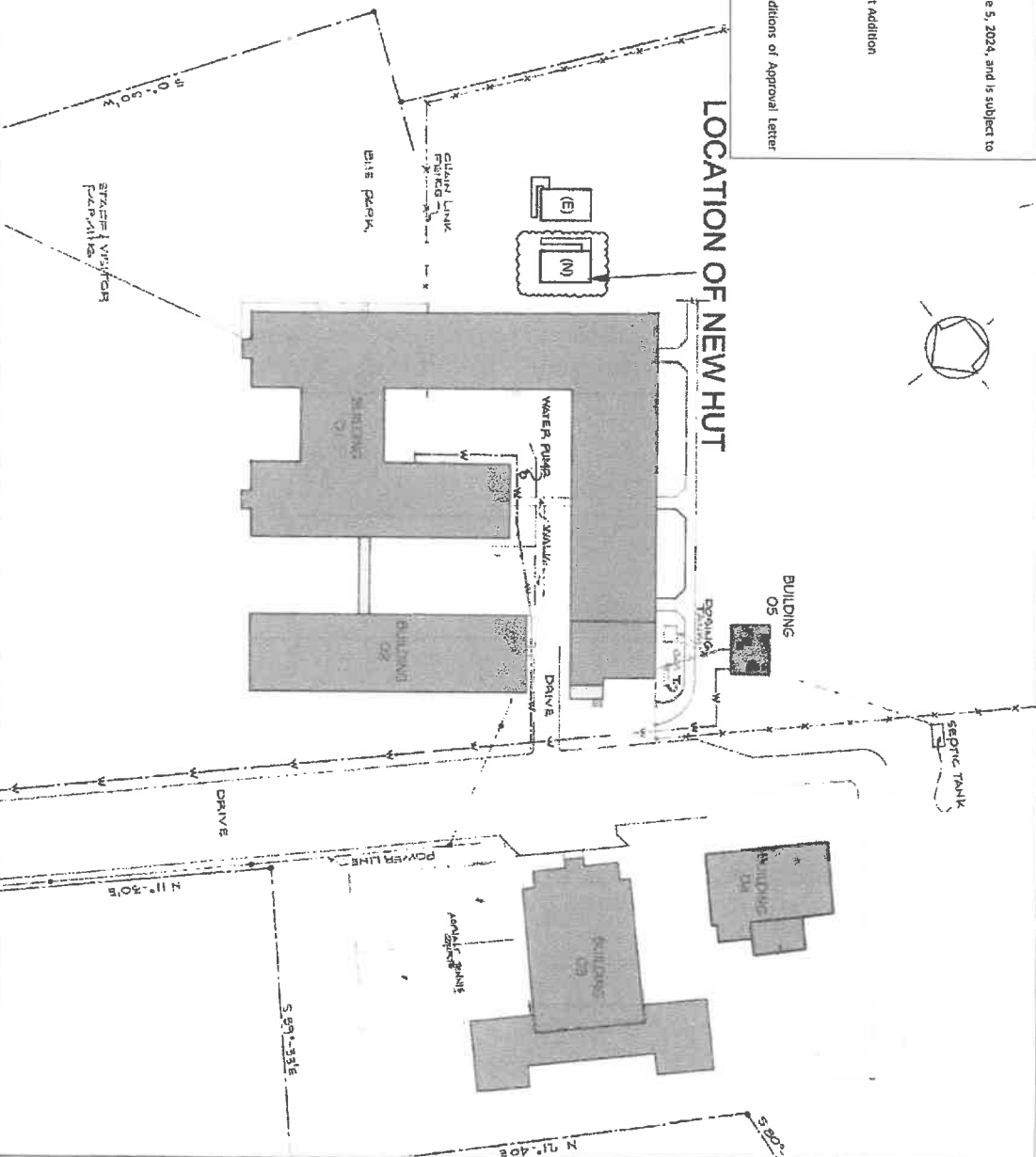
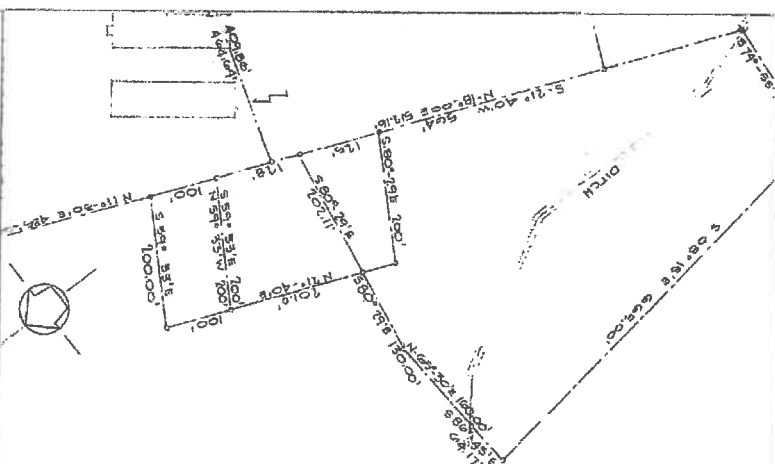
Project Number: REV-25-0009 Project Name: Stedman Elementary School Hut Addition

REID NO.(S): 0476172623000

Zoning: R10

MIA: N/A

Attention: The combination of this certified preliminary plan and the Conditions of Approval Letter constitutes formal development approval.



STEDMAN ELEMENTARY SCHOOL

162

UPDATED:
05-19-2025

**Cumberland County
Board of Education
Fayetteville, NC**

Name or School: Stedman Elementary School
Street Name/ No.: 7370 Clinton Road (Hwy.24)
Mailing Address: Stedman, North Carolina 28380

<u>FLOORS</u>	<u>BUILDINGS</u>
Single	01 Classroom
	03 Gymnasium
	05 Cafeteria

01 Classrooms / Administration 02 Classrooms
03 Gymnasium 04 Parks and Recreation Building
05 Concessions / Classroom

A horizontal scale bar with alternating black and white segments. It is labeled with '0'', '25'', '50'', and '100'' at the top.

SHOWN THIS SHEET
HUT 2025

UNIT - SCHOOL NO
260-430

Sheet No
1
OF 6

**TOWN OF STEDMAN
RESOLUTION ADOPTING AMENDMENTS TO
CUSTOMER SERVICE POLICY**

WHEREAS, the Town of Stedman Board of Commissioners exists to conduct the business of the citizens; and

WHEREAS, the Stedman Board of Commissioners wishes to update and amend the Customer Service Policy; and

WHEREAS, the above policy applies topics to include; establishing service, billing, leaks, fees and discontinuation of services for residents of the Town of Stedman.


NOW THEREFORE, BE IT RESOLVED that the Stedman Board of Commissioners hereby adopt the Customer Service Policy as presented and be it further resolved this policy will become effective July 1, 2025.

Duly adopted this the 5th day of June, 2025 while in regular session.

Martin L. Jones
Mayor

ATTEST:

Connie Veeder
Town Clerk



Town of Stedman

Customer Service Policies & Procedures

Adopted May 4th, 2023

Amended May 30, 2025

Application of this Policy

This policy applies to every customer or applicant for utility service. Copies are available at the Town Hall or at www.townofstedman.com.

This policy may be amended, revised or changed at any time by the action of the Town Council. Customers are encouraged to call Town Hall to seek answers.

Customer's Responsibility

1. Pay bills by the due date on monthly bills. If customer does not receive a bill, it is their responsibility to call the Town to get the amount of their bill.
2. Notify the utility department if questions arise or if there are complaints/issues regarding service.
3. To notify the Town within two days of vacating a property, either in writing or calling the Town Hall. The outgoing party is responsible for all water consumed up to the time of departure, or the time specified for departure, whichever period is longer. A forwarding address is required to refund a deposit, if applicable.

Town's Responsibility

1. To provide professional, courteous and prompt service.
2. To provide fair treatment to all customers.
3. To explain and provide information on rate schedules, trash service, how meters are read, etc.
4. To apply the customer's deposit, if any, to their account after the final bill is processed. Any remaining will be refunded if the customer provides a forwarding address.
5. To provide past billing and usage information when requested by the customer.

Town's Rights

1. To receive any changes in the customer's contact information including address, billing address, phone number or any concerns with utility service immediately.
2. To discontinue service for returned check, returned bank drafts or non-payment for services provided by the Town.
3. To take legal action regarding failure to set up an account for services provided by the Town, equipment tampering or financial delinquencies.
4. To receive timely payment for services provided by the Town.
5. To have access to water meters at all times.

Establishing Services

Office and Service Hours

1. The Stedman Town is located at 5110 Front St. The Town Hall is open Monday – Friday from 8:00-4:30 pm, except on Federal holidays. Work will be performed during these hours, except during inclement weather.
2. For a water/sewer emergency during office hours, please call the Town Hall at 910-323-1892. If a water/sewer emergency occurs on a holiday, after hours or on a weekend, please call 919-719-8352.

Application for Service

1. A completed application can be faxed, emailed to townofstedman@gmail.com or dropped off in person at the Town Hall.
2. A current government issued ID must be provided. i.e. driver's license, passport or Military ID.
3. Proof of rental (rental agreement) or proof of ownership, signed HUD statement, recorded deed or signed offer to purchase agreement.
4. Social Security numbers and date of birth will be requested and used to collect any debt owed to the Town.
5. A separate deposit and application will be required for each meter.
6. Service will be established within 24 hours of receiving required documents (during office hours only).

Deposits

Deposits will be required for Rental Properties, Homeowners and Commercial Properties. Each type of application has a different deposit amount and current rates can be found on application for service as well as the current Comprehensive Lists of Fees and Charges.

*Deposit requirement does not pertain to landlords, developers and building or upgrading properties, unless the account is permanently in said party's name.

Deposit Refunds

Deposits will be credited to the customer's account after the bill is finalized, and all usage is billed. After the deposit is applied, all outstanding balances on the account from the final bill will be the responsibility of the customer. Any credit balance remaining from the deposit will be

refunded to the customer within (1) month and will be mailed to the current mailing address as provided by customer.

Billing Information

1. Meters will be read via meter reading software the last business day of every month. Bills will be mailed on the first business day of the month. If the customer has not received their bill by 10th of the month, it is their responsibility to contact the Town Hall at (910) 323-1892 to ask for the balance on the account.
2. All balances on accounts are payable at the Town Hall by the 15th of the month. A late fee* will be added to the account if payment is not received by the 25th of the month. If the past due bill plus the late fee is not paid in full by the 15th of the following consecutive month, service will be disconnected. If the 15th falls on the weekend, service will be disconnected the next business day. Reconnection can take up to 24 hours. Service will be reconnected during office hours after the bill is paid in full and a service charge* is paid for the disconnection/reconnection. Water will not be reconnected after hours or on weekends.
3. If a customer makes a payment by check and the check is returned, the customer must pay a fee plus the amount owed. A fee* will be charged for any returned check, including online check payments. Returned checks or drafts must be paid within 7 days to avoid disconnection.
4. A meter tampering fee* will be charged to any customer's utility account that reconnects their meter without the Town's knowledge.
5. Active utility accounts will receive a minimum bill each month regardless of water usage.
6. Partial payments are accepted on an account, however; a partial payment does not waive a discontinuation of service. A partial payment is first applied to the oldest bill.
7. If a customer has 2 or more returned checks or drafts, customer will no longer be eligible to pay with checks. They will be set to cash/card only.

*All fees as discussed above can be found directly on the application for service as well as the current Comprehensive List of Fees and Charges.

Payment Options

1. Make payments in person with check, cash, money order, debit or credit cards.
2. Place payments in drop box located at 5110 Front St. (Make sure to include acct number)
3. Pay online at townofstedman.com
4. Mail check to: P.O. Box 220 Stedman, NC 28391
5. ACH draft - call to ask how!

Medical Alert Program

1. Notify the utility department if there is someone living in the household that is critically ill, or on life support, where a consistent water supply is needed. Verification in writing from a medical doctor is required. This information must be updated in January every year.
2. The customer has the responsibility to pay their monthly bill on time to avoid disconnection. With the medical alert program, the Town will make every effort to make contact with the customer before service is disconnected.

Billing Adjustments

1. **Leak adjustments** - Due to the meter reading software, we will no longer make adjustments for leaks on utility bills. The Town receives notification of most leaks within 24 hours. The customer will receive notification either by phone or a door tag.
2. **Prorated bills** – When a customer moves in/out of a property the flat rate portion of the bill will be adjusted accordingly (if 6 or more days need to be adjusted off the bill) * Customer will be billed for all usage.

Pool Adjustment Policy

The Town of Stedman may adjust a customer's utility bill in the event of a seasonal filling of swimming pools. Adjustments will be made in accordance with the following policy:

1. Adjustments will only be made once per year.
2. The customer is responsible for letting the town know when they plan on filling the pool up. Once the pool is filled up, the customer is responsible for calling the Town Hall within 5 days of completion. Pool must be filled in 5 consecutive days.
3. No adjustment will be made for the water consumption.
4. An adjustment may be made for sewer consumption. The sewer charge for the amount of water used to fill the pool will be removed from the bill.

Request for Extension of Payment

1. Customer request - all requests must be made by the person whose name is on the account. A Request for Extension form must be filled out and returned to the Town Hall or emailed 2 days prior to the cutoff date. By executing a customer extension, the customer agrees if payment is not made by the specified time, service will be disconnected without further notice.
2. The maximum extended time will be seven (7) days from the cutoff date.
3. An extension is a privilege and will be granted based on customer need and circumstances. An extension is not guaranteed and may be denied for excessive abuse. Upon approval of extension, the late fee will still be applied to the account.

Closing a Utility Account

1. Debt Set-Off - The Town will report any closed utility accounts that have an outstanding balance of \$50.00 or more to the State of North Carolina for collection. The amount owed to the Town will be collected from the customer's yearly state tax refund. The customer will be notified (if the customer provided a forwarding address) within 30 days before the report is filed.
2. Death of a customer - In the event of the death of a utility customer, the immediate family members or significant other will be required to provide a copy of the death certificate within 60 days of the customer's death. Neglect in this matter will result in immediate disconnection of services. A final bill will be processed, and the deposit, if any, will be applied to the account. Any remaining balance owed will be billed to the estate. If the deceased customer has credit on the account, the credit amount will be refunded to their estate. ** If a family member or a new tenant resides at the property in which the deceased owned or rented, the Town requires a new application, government issued ID, rental agreement or proof of ownership & a deposit.*
3. To cancel utility service with the town, a Request for termination of services must be filled out and received by the Town.

Revert to Owner Contract

A Revert to Owner Contract must be filled out for landlords who would like their utility account to automatically switch back to their name after tenant moves out.

Trash Services

1. Trash services are free of charge for residents living within the Town limits. One trash can per resident is provided by the Town. No commercial trash pick-up.
2. Bagged trash only, no large items will be picked up.
3. Trash pickup is on Tuesdays and Thursdays. Any change to trash pickup will be posted on website. *Please have your trash bin out on the street by 7:00 am.*

TUESDAY (North of Front Street)

Dartford Ct.	Raspberry Rd.	Forte Rd.
Fuchsia Ct.	Dolman Dr.	Watson St.
Clarkton Ct.	Kegler Dr.	Circle Dr.
Windwood Dr.	Blawell St.	Hillsboro St. to Front St.
Gallatin Rd.	Blake Rd.	Euclid St. to Front St.
Corolla Ct.	Woodsville Dr.	E. First St.
Timberville Dr.	Helmsdale Ct.	Carol St.
Castlewood Pl.	Clinton Rd.	

THURSDAY (South of Front Street)

Long Branch Village	Jaycee St.
Blanche St.	Euclid St. from Front St.
Averitt St.	Hillsboro St. from Front St.
Allendale Subdivision	First St.
Rosewood	Jefferson St.
Creekside Subdivision	Sessoms Ave.
Second St.	

Bagged Trash Only



Contract # _____

Town of Stedman Revert-to-Owner Contract

Understanding the revert-to-owner contract for Continuous Utility Service

The revert-to-owner Contract allows property owners and managers to maintain continuous utility service while a rental unit is vacant.

Here are some important points to remember about the Revert-To-Owner Contract:

- Utility service for the properties included in Attachment A of the contract will be automatically transferred into your name when a tenant discontinues service with the Town of Stedman. You will be held responsible for the utility bills incurred until the date that a new tenant begins receiving service.
- When a new tenant is moving into one of the properties listed in Attachment A, a Request for termination of service form is required to ensure the owner is not charged for any consumption the new tenant uses.
- Utility bills for all properties included in Attachment A of the contract will be sent to the mailing address you provided with your contract. We can only accept one mailing address per contract. The mailing address cannot be one of the properties covered by your contract.
- Changes to this contract or listing of premises (Attachment A) must be submitted in writing. Please be sure to include your contract number on any correspondence. Change requests can be submitted to townofstedman@gmail.com or:

Town of Stedman
Attn: Utility Billing
P.O. Box 220
Stedman, NC 28391

It is the owner's responsibility to notify the Town when you no longer own or manage a property listed in your contract. Submitting a Request for Termination of Service will not remove that property from your contract, and you could be charged for future utility services.

Contract # _____

Changes to your contract will become effective within 30 days of receipt by the Town of Stedman. Adding a property to your contract will not automatically activate a meter that is not in use. To activate meters at your property that are not in use, please contact the Town of Stedman at 910-323-1892.

For more information about the Revert-To-Owner contract, please contact the Town of Stedman at 910-323-1892.

Contract # _____

REVERT-TO-OWNER CONTRACT FOR CONTINUOUS UTILITY SERVICE

The undersigned Owner(s)/Property Manager(s) of the premises listed herein request the Town of Stedman, NC to continue utility service to the respective premises during periods of time when service is not furnished under a tenant's name. In consideration thereof, the Owner(s)/Property Manager(s) agree, during such periods to pay for all services furnished to the premises, in accordance with the current utility service policies and procedures of the Town of Stedman.

By signing this contract, you are agreeing to be responsible for utility services and related costs between the time service to outgoing tenants is terminated and service to incoming tenants is initiated. Furthermore, you understand and acknowledge that no notification will be given to you by the Town when a tenant requests to terminate services. You are not, however, agreeing to accept responsibility for service while the account is established in the name of a tenant.

For this reason, the Town of Stedman reserves the right to terminate service to your tenant for non-payment or interference with normal service. Billing for continued service will NOT automatically revert to you under such circumstances, nor will notification be given when this occurs. Once service has been terminated for non-payment or interference with normal service has occurred, service at the premises will be reinstated only if proof is provided to the Town of Stedman that the non-paying tenant no longer occupies the premises. Owner(s)/Property Manager(s)/Tenants may be denied service in the instance the Owner(s)/Property Manager(s) are delinquent at any utility service location.

Furthermore, you are agreeing to provide a list (Attachment A) of utility service addresses for premises to maintain continuous utility service. The Owner(s)/Property Manager(s) must notify the Town of utility service addresses to be added or deleted from program in writing.

The Owner(s)/Property Manager(s) acknowledge and understand that the Town of Stedman is not responsible for any costs or damages incurred from automatically reverting services to the Owner(s)/Property Manager(s) (i.e. leaks, etc.).

This contract for continuous utility service shall be made in an initial term of twelve months and shall be automatically renewed for subsequent terms of twelve months until terminated for any reason by written notice from one party to the other including noncompliance with the Town of Stedman's policies and procedures. The Owner(s)/Property Manager(s) understand that failure to pay any utility bill in their name may result in transfer of outstanding balances to another account, submission of unpaid balances to NC Debt Setoff, disconnection of service, and/or removal of service.

Contract # _____

By signing below, I hereby make an application for continuous utility services at all premises listed on Attachment A. I agree to notify the Town of any changes in ownership or tenancy that may affect this contract and will be responsible for the minimum monthly fees and consumption charges billed for services while an account is not active in the name of the tenant. I have also been provided a copy of the utility policies and/or been directed where they have been posted for review and agree to comply with all applicable ordinances and policies. I further acknowledge that the Town will refuse to furnish new service to an applicant who is indebted to the Town for service previously furnished by the Town or if any member of the household has an outstanding account with the Town. I hereby certify that the above information is true to the best of my knowledge and if any information is determined to be inaccurate services may be terminated without further notice.

Legal Name of Owner/Property Manager:

Complex Name(s)/Company (if applicable):

Mailing address:

Federal Tax ID: _____ Or Social Security #: _____

Contact name: _____ Contact Phone: _____

Email address: _____

I acknowledge that I have read, understand, and agree to the provisions as outlined above and am authorized to sign this document as Owner of Property

Authorized signature: _____ Date: _____

OFFICE USE ONLY

Town Representative Signature: _____ Date: _____

Effective Date: _____ Termination Date: _____

Contract # _____

ATTACHMENT A

The undersigned Owner(s)/Property Manager(s) of the premises listed herein request the Town of Stedman, NC to provide continuous utility service in accordance with this contract at the following addresses (premises):

_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Authorized signature: _____ Date: _____

Authorized signature: _____ Date: _____



TODAY'S DATE: _____

SERVICE EFFECTIVE DATE: _____

Application for Water and/or Sewer Service

Customer Information

Please note: All new accounts require a refundable deposit *

Service Address: _____ City: _____ State: _____ Zip: _____

Billing Address (if different): _____

Name(s) on Account: 1) _____ 2) _____

Driver's License No: 1) _____ State _____ 2) _____ State _____

Date of Birth: 1) _____ 2) _____

Social Security No: 1) _____ 2) _____

Email Addresses: 1) _____ 2) _____

Phone Number(s): 1) _____ 2) _____

Deposit requirements: Homeowners: \$125 Rentals: \$150 Commercial: \$175
If this is a rental property, please list landlord's information below as requested.

Landlord's name: _____ Address: _____

Phone: _____

I hereby apply for the below service(s) at the address shown above and agree to abide by the rules and regulations governing such service.

- Bill due by 15th of the month
- \$10 late fee applied after 25th of the month
- Returned check incurs a \$35 fee
- Past due bill PLUS late fee not paid by the 15th of the following month, will be disconnected.
- \$50 total fee for reconnection and disconnection
- Full balance due to reconnect services

I agree to terminate services when I move out of the property, if I fail to terminate services by the last day of vacating the property, I will be responsible for any charges that are incurred until I contact Stedman Town Hall or a new tenant/owner applies for services for this property.

Type of Services Applying For (check all that apply)

Type of Services Requested: ___ Water ___ Sewer ___ Water/Sewer ___ Irrigation

Property Location: ___ Inside Town ___ Outside Town

Type Of Property: ___ Residential ___ Commercial ___ Mfg ___ Industrial

Signed: 1) _____ Date: _____ 2) _____ Date: _____

**** THIS SECTION FOR USE BY TOWN OF STEDMAN WATER & SEWER DEPARTMENT STAFF ONLY ****

Deposit: _____ Account number: _____ Location number: _____

Water Tap Fee: _____ Sewer Tap fee: _____ FIF Fee: _____

Tap Size: _____ Meter Reading: _____ Meter Number: _____



BlueCross BlueShield of North Carolina

Prepared For:

Contact: WILLIAM D SCHAEFER JR

Group Name: Town of Stedman

Prospect #: 426283

Address: 5110 Front St

Stedman, NC 28391

Region: Fayetteville

County: Cumberland

Phone: (910)323-1892

Fax:

EIN: 56-1050454

Medical Rate Comparison	Composite Blue Options Platinum 07/01/2025
Benefits	Quote 6533528
Deductible	
In-Network (Ind / Fam)	\$1,000 / \$2,000
Out-of-Network (Ind / Fam)	\$2,000 / \$4,000
Maximum Out-of-Pocket	
In-Network (Ind / Fam)	\$3,000 / \$6,000
Out-of-Network (Ind / Fam)	\$6,000 / \$12,000
Coinsurance*	
In-Network Inpatient Services	10% after deductible
In-Network Outpatient Services	10% after deductible
Out-of-Network	40% after deductible
Physician Office Visit	
In-Network Primary Care Visit	\$10 copayment
In-Network Specialist Visit	\$20 copayment
Subsequent Visits	N/A
In-Network Preventive Care	No Charge
Urgent Care	
In-Network Urgent Care	\$20 copayment
Emergency Room with/without Observation	
Emergency Room Care	\$350 copayment
Hospital Copayment	
In-Network Outpatient Facility	N/A
In-Network Inpatient Facility	N/A
Prescription Drugs	
Prescription Drug Deductible	\$0
Tier 1 Drugs	\$6 copayment
Tier 2 Drugs	\$20 copayment
Tier 3 Drugs	\$40 copayment
Tier 4 Drugs	\$80 copayment
Tier 5 Drugs	25% coinsurance
Tier 5 Minimum / Maximum	\$80 / \$100
	Quote 6533528
Total Monthly Premium	\$5,159.90
Est. Employer Premium Contribution Employee Only	\$5,159.90 @50% \$5,159.90 @100%

*Applicable coinsurance is applied after deductible.

5 employees @ \$1031.98 = 5159.90
 ? 2 retirees @

Aetna
 NCLM
 4 employees @ 1469.00 = 5636.00
 2 retirees @ 348.00 = 696.00

Vision Proposal

CEC is pleased to offer **Town of Stedman** the following comprehensive vision solution featuring an innovative plan design. The proposed rates include a **3-year rate guarantee** with no fine print and no surprises. The benefits listed are valid with in-network providers.

130 NON-VOLUNTARY PLAN		12/12/12	
BENEFIT	DESCRIPTION	COPAY	
Exam	Annual routine eye exam	\$10	
Retinal Screening	Retinal imaging used to detect eye health conditions	\$39	
Eyewear	Annual \$130 flexible allowance	\$20	
Contact Lens Fitting	Annual fitting, re-fit, or evaluation	\$20	
MONTHLY RATES			
Employee Only	Employee + Spouse	Employee + Child(ren)	Employee + Family
\$5.86	\$11.72	\$11.72	\$20.04

The above rates are based on 7 benefit eligible, situs state of NC, and include 10% commissions.

This proposal is valid for up to 12 months from the date of issue, 05/15/2025.

CEC vision

5 employees x 5.86 = 41.02 /month

2 retirees

Paid by town

VSP Vision

NCLM Rate

6 (4 employees
2 retirees)

\$7.00

\$42.00 / month

Small Group Dental Solutions 2025 / 2-9 Enrolled Employees



Plan Selected	<input checked="" type="checkbox"/> Delta Dental Core Plan #7772			<input type="checkbox"/> Delta Dental Core Plan + Ortho #7773		
Non-EHB Benefits	Delta Dental PPO	Delta Dental Premier/Non-Participation	Covered Services	Delta Dental PPO	Delta Dental Premier/Non-Participation	Covered Services
Diagnostic & Preventive Services	100%	80%	Exams, cleanings, fluoride, space maintainers, palliative treatment, brush biopsy, and sealants	100%	80%	Exams, cleanings, fluoride, space maintainers, palliative treatment, brush biopsy, and sealants
Basic Services	80%	60%	Radiographs, minor restorative services, periodontal maintenance, simple extractions, relines and repairs	80%	60%	Radiographs, minor restorative services, periodontal maintenance, simple extractions, relines and repairs
Major Services	50%	50%	Endodontics, periodontics, other oral surgery, other basic services, major restorative services, prosthodontics, and implants	50%	50%	Endodontics, periodontics, other oral surgery, other basic services, major restorative services, prosthodontics, and implants
Ortho	N/A	N/A	N/A	50%	50%	Available for children up to age 19. \$1,000 lifetime maximum.
Maximum (per person, per calendar year)	\$1,000			\$1,000		
Deductible (per person, per family, per calendar year)	\$50/\$150 Applies to basic and major services			\$50/\$150 Applies to all services		
Waiting Period	No waiting period			No waiting period on diagnostic, preventive, and major services; 12-month waiting period for ortho		
Single	\$35.03			\$34.20		
Two Party	\$68.35			\$69.15		
Family	\$120.35			\$127.78		

Now offering two-year rate guarantees

To enroll, complete the Group Information Form and return to your Account Executive at Delta Dental along with enrollment information and proof of prior dental coverage (if applicable) and first month's premium. Questions? Contact your account executive.

PA 10/2024

5 Employees
2 Retirees

$$* 35.03 \times 7 = 245.21$$

6 X 29.00 = 174.00

NCM rate

2 Retirees



Mutual of Omaha

BASIC TERM LIFE AND AD&D INSURANCE

Proposal for: Town of Stedman

Alternate: 1.00

The following Basic Term Life and AD&D plan is being proposed on a fully-insured basis effective 07/01/25. This proposal assumes this coverage is underwritten by United of Omaha Life Insurance Company. For additional information about Mutual of Omaha's products and services, visit mutualofomaha.com.

ELIGIBILITY

CLASS DEFINITION(S)

Class 1: Employee Benefits

ELIGIBILITY REQUIREMENT

This proposal provides coverage for all actively at work employees on the policy effective date working the minimum number of hours shown below in the United States, unless otherwise approved by Mutual of Omaha. Certain requirements apply.

MINIMUM WORK HOURS

Class 1: 30 or more hours each week

BENEFIT SUMMARY

**EMPLOYEE TERM LIFE
BENEFIT AMOUNTS**

Benefit	Maximum Benefit	Guarantee Issue Amount	Minimum Benefit
\$10,000	\$10,000	\$10,000	\$10,000

**EMPLOYEE BENEFIT
REDUCTION SCHEDULE***

At Age:	Benefits Reduce to:
65	65%
70	45%
75	30%
80	20%
85	15%
90+	10%

* All benefit reductions are a percentage of the original benefit amount. Coverage terminates at retirement. The Guarantee Issue Amount is reduced according to the reduction schedule.

**EMPLOYEE AD&D
BENEFIT AMOUNTS**

The AD&D Principal Sum amount is equal to the amount of basic term life insurance.

PARTICIPATION AND COST SUMMARY

**PARTICIPATION
ASSUMPTIONS**

Minimum Participation	Number of Eligible Employees	Contribution Structure
100%	5	Non-Contributory

COST SUMMARY

	Number of Lives	Total Monthly Volume	Monthly Rate	Total Monthly Premium	Total Annual Premium
Employee Term Life	5	\$50,000	\$0.50/\$1,000	\$25.00	\$300.00
Employee AD&D	5	\$50,000	\$0.03/\$1,000	\$1.50	\$18.00
Total	--	--	--	\$26.50	\$318.00

RATE GUARANTEE

2 Years

RATE GUARANTEE DATE

07/01/2027

Life
+
AD&D

Life Insurance
→ 5 employees x \$26.50 = \$132.50

Minimum
NCM
\$1.60 x 4
(4 employees)
\$6.40/month