



Fayetteville Regional Association of REALTORS®, Inc.
Serving REALTORS® in Fayetteville & surrounding areas
County Commission Questionnaire - Page 1

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 Email your responses to ahedgepethJayettevillencrnls.com*

Full Name: Clifford Overby	Current Occupation/Position: Self / Owner 22yrs
Home Address: 804 E. Prospect Ave	Daytime Telephone Numbers: 910-987-1276
E-Mail Address: cliff@voteovery.com	Political Party Affiliation: Republican
Candidate for: Hoke County Commissioner	District: 19D
Previously Elected/Appointed Position(s): None	
Community Involvement: Habitat for Humanity, Raeford / Hoke Chamber of Commerce board of directors. , Multiple donations over the past 20 years to our schools and churches for their many social functions and needs . Worked directly with many of the festivals , museum, amateur radio society, Police and Sheriffs department on many projects requiring our help with advertisement signs brochures and the like. We have been highly involved with the Humane Society of Hoke and with other throught the state.Work closely with local industries.	
Community Endorsements: Hoke Republican Party	
Campaign Name: Cliff Overby for Hoke County Commissioner	
Campaign Address: 804 E. Prospect Ave	Campaign Web Address: www.VoteOverby.com
Campaign Manager: Me and partially Hal Nunn	Campaign Treasurer: Jewel Taylor



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County Commission Questionnaire - Page 2

*Responses on this page will be published on the FRAR Government Affairs Page
for review by our members and the public*

1. Why do you wish to serve or continue to serve in public office?

1a. I have been a successful businessman over the past 21 years and have developed the necessary life experience and skills to both understand the complex environment of Hoke County and can see it's need to be professionally managed. I have done extensive research on Hoke County and have proof of the many problems in the county and pin point poor leadership choices, lack of loyalty to the residents and poor demonstrated performance over 20 plus years. . Through this research I can see how beneficial a new and goal oriented type of management style would help Hoke County but this style will require a change of all incumbents please vote to change all 3 seated commissioners. This approach will make sure the best resources are implemented and tracked obtain our maximum presence in the State of North Carolina.

2. What are the top three challenges facing your county and how do you propose to address them through your office?

2a. Transparency , responsibility with emphasis on financial professional ethics and leadership with all to return the faith and trust of the Hoke County Residents that their needs and realistic expectations are met and the residents have good responsible leaders that will listen and be loyal to the resident of the county. Transparency would be a matter of placing our financials in the sunlight so they could be viewed and thus begin the building of trust. Re-visit the credentials of the current department heads in that previous leadership did not intentionally overlook certain qualifications. We must ensure that they are working with the same vision of the leadership and ask for performance based evaluations. Make sure the county employees are serving the public in the best professional setting we must have the best customer satisfaction. We must insure there is no slowdowns or bottlenecks in our system that is preventing a smooth working conditions for anyone that does business with our county.

2b. Responsibility is knowing how certain levels of leadership own the problems and then making sure the hierarchy or the business model is such so the problems can enter into a beginning resolution and put on an expeditious path of correction and then solved. There will be strict adherence and understanding of current SOP's and training. There will be staffing and meetings to reinforce the need of everyone to own what their job and title requires. This will be an ongoing and daily reassurance that all allowable issues must be discussed in public. The whole paradigm would understand the requirements this new board and it will do the public's business correctly and in full view of the public. Our overall attention must be on the financial well being of our county all reports, audit, anything that is fiscal responsibility must be maintained daily this will be one of the best measures of the county's health. The responsibility to our residents and employees the interface with the resident is another required responsibility.

2c. Ethics and professional leadership must be self policed by the board themselves and our managers and staff as they must have a ethical approach that is beyond reproach and this is import as this speaks highly to our ability to do business with others. When the ethics fall many foul things will begin to grow. Things such as restricting business in the county.. by standing in the way of the normal course of business. Ushering out normal trade while allowing only a few to enter the market, restricting trade , self serving and in many case costs the very business partners such as our resident , realtors, new and existing home sales , all taxes etc. these systems will fail with the current dysfunctional board members and appointees . These current seated members are complacent they no longer have ideas other than self service and the whole county and it economy immediately suffers becomes not transparent does a poor job and it all repeats .

2c. Our real estate values are so closely tied to educational systems we sometimes fail to recognize how and why this relationship exists. The Educational deficiencies are so broad and his county has so many issues with the educational system with great solutions available if we would open the minds of the current control masters or change quickly by use of our electoral powers this November. Our commissioners and leader boast this county as #4 or #8 fastest growth in the state or nation . This county is no longer number 8 in the nation or in the top 10 of any of the charts. This number is cited by the school board and the board of commissioners repeatedly and none of them can cite the source of this information. In fact this information comes from an increase in births that was not offset by normal deaths and the largest growth was not in the purchase of homes or durable goods due to persons with purchasing power. It is in births and was noted as a anomaly in Hoke County by the University of North Carolina at Chapel Hill and since the 2008 report has follow up study done showing these

children have now grown up and have less chances of jobs due to the poor economy in Hoke County.

3. There is a statewide issue with unmaintained roads in county neighborhoods recently referred to as "orphaned roads." A bill was introduced in the General Assembly this year but did not move forward. What are your thoughts for solving this problem?

4. 3a. This is a locally generated problem that is done in the interest of build quick and getting the tax numbers so the commissioners can pay for their favorite projects. The truth is we have to put the responsibility on someone the best time would be is when the county is planning to know these roads will not fall to anyone and are destined to become orphaned. The overall view is that for a few dollars more the insurance could be value added by the builder of the project to look for the future of all in the county and not place a burden on the taxpayers that should have been shoulder in other ways. In my opinion people will pay more while something is new and shiny and they are young and can work, The problem is when is becomes dull ugly old and a burden them no one will pay . This is a double edged sword and we are seeing its destructive power and is a slow deadly and toxic event. It must be handled at the county level and the responsibility must be paid and done early. Costs usually end up in the taxpayers hands but if we do it in the beginning at least we put a value added feature and is insurance your road will not end up in an real estate orphanage. (I have been in this first hand got the tshirt)

5. What NEW ideas or incentives can you suggest to attract business into the region?

5a. There are many corrections that can be made in our county. We must first get the right plan and how to best use a bad situation the current commissioners have placed us. The sewer that was to rocket the county to expansion must be seen as what it is. There are many ways to fix this but we may have to go back to our basic of building in a higher use area and expansion in two areas to promote the health of the county. If we are not careful we will lose our one and only city and the economy of scale that has evolved there. This has brought a lot of expansion and the area is poised to satisfy the up and coming real estate market and if done correctly could produce what the residents are wanting and the sales realtors need for both new and existing homes and a good suburban area for schools and local urban needs. We are also the only town in Hoke county and we are the county seat this is our business hub. Great things can come of this once the greed and self serving nature of our current board is thinned with better troubleshooters such as myself representing the Republican Party as a Hoke County candidate looking for the first win in about 111 years. We can see the trouble brewing in the near very near future. This is just not moving a school here or there or building a school. We could lose a whole city and evolving economic urban center we cannot afford the greedy and career politicians or the hidden agenda of the local hidden board of directors this county cannot survive the continued commissioner, and their appointees abuse.

6. What steps, if any, would you take to improve your county's property valuation process in the years ahead? Why do you think these steps are necessary?

6a. We have very serious issues with the beginning of land or property dealings before we get to the tax and ongoing problems . There are a lot of problems with timeliness in our register of deeds office. At the current time we do not have a register of deeds and there seems to be some questions especially from me as to why this is held such a close secret. These are the only documents of our place here on earth and we the people deserve the best in this area of records. These are all of our vital records and we are unsure if the way the county is approaching this is legal. We cannot get a straight answer from our leaders. I have tendered question in front of the board on paper and to the city manager and our county attorney. These questions remain unanswered and definitely not explained or shown to the public their validity for the ones who don't believe. I hope we do not wake up to find all of our records have been improperly processed and not overseen by the ones which gave a promise of honest service. This is a major area and we continue to seek answers to this and many tax issues. This system has many flaws and the exempted properties here are out of control. The way the taxes are overseen is just a very poor method and antiquated. There needs to be a much better prepared and educated team watch the very thing that funds this county. It is also the same thing that will suppress sales or rocket up sales for a realtors. The process is not well understood by our leaders and therefore they have no way with their limited ignorance to make things better. This is where we step in

and start understanding our realtors our market prices overall values our real estate our ability to place this property in strategic places along with our schools and utilities is paramount to the best overall system. The county does not see that with the upcoming tax re-valuations in 2020 this could spell a lot of trouble. With a decreased market value and the foreclosures the availability and ongoing building of utilities this could mean reduction in ad valorem tax. Good for the consumer but bad for running a county as now they may find themselves explaining how taxes and property values have dropped but now they in this scenario would have to still increase the taxes by \$.10 on the \$100.00 and the fire taxes are still going up and there is still lowered economic activity. We do not want to be in this scenario and I am afraid we are in this kind of shape. We need to get busy on giving fair value and tax payers that have been riding secretly for years have to be found and pay their share. This brings me back to the county only has to keep 10yrs of record and they can only go back 5 years on discovery and it is ultimately to the county if they want to pass on even making them pay. I have seen this many times and the new foreclosure ordinances for county were just put on the books. We actually have built a system that is favorable to the idea we really don't want to tax someone if they can easily wiggle out. But they will not follow the same person for payment. Taxes should be just that fair and everyone is accountable to this concept. I have been reading trends that are not seeing some of the tax exempt status as best for the larger cities , municipalities or counties as there is becoming a greatly increasing holes in their budgets as more are served with the dollars of just a few.

I would like to thank your association for the time that you have been so gracious to allow me and give my insight to a new idea for Hoke County. I feel strongly in the fact I can win this election. I have always been very ethical in my business dealing fair and balanced and have served in our communities with just the knowledge we helped .. I was given a lot of the my ethical views as a graduate of Methodist College in Fayetteville, N.C.. I strongly continue to share that Methodist steeped values in all facets of me and my family life.

It will take funding from outside sources to aid me in my quest to become the first republican seated on the Hoke County board. I feel the timing for this to happen is right and the chances are good. I am sure there would be no waste for the what I consider you as one of my best investors with the ability to let me help get Hoke County back in shape for a great economical relationship for building the lives of our residents by supplying them with great investment vehicles and tools.

Respectfully

Cliff Overby

Candidate for Hoke County Commissioner