

A regular meeting of the Carrboro Board of Aldermen was held on October 28, 1986 at 7:30 p.m. in the Town Hall Board Room.

Present and presiding:

Mayor	James V. Porto, Jr.
Aldermen	Randy Marshall
	Tom Gurganus
	Hilliard Caldwell
	John Boone
	Judith Wegner
	Zona Norwood
Town Manager	Robert W. Morgan
Town Clerk	Sarah C. Williamson
Town Attorney	Michael B. Brough

APPROVAL OF MINUTES OF PREVIOUS MEETING

MOTION WAS MADE BY HILLIARD CALDWELL AND SECONDED BY JOHN BOONE THAT THE MINUTES OF OCTOBER 21, 1986 BE APPROVED. VOTE: AFFIRMATIVE ALL

CHARGE ISSUED TO BOARD MEMBER

The Town Clerk issued a "charge" to Steven Fisher, a recent appointee to the Downtown Development Commission

LETTER REQUESTING MANDATORY CONTROLS TO ALLEVIATE WATER SHORTAGE

Mr. George Woodgates, a resident of 200 Autumn Drive, presented a letter requesting immediate mandatory controls to alleviate the continuing water shortage in Carrboro and Chapel Hill. Specifically, Mr. Woodgates requested that: (1) Effective January 1, 1987, Carrboro and Chapel Hill issue no further building permits (business and residential) until OWASA has completed the Cane Creek facility and can guarantee enough water so that we do not have rationing; (2) Effective January 1, 1987, no new applications for water or water be turned on except to existing buildings and those presently under constructions; and (3) To encourage disciplined use of water, determine a reasonable monthly usage of water for residences and businesses, and where it is exceeded, to charge double for the excess

REQUEST TO SET PUBLIC HEARING/NORTHERN CONNECTOR ROADS WEST OF COBBLESTONE

At its worksession held on October 21, 1986, the Board of Aldermen requested that a public hearing be set to hear comments on the Connector Roads Plan west of Cobblestone. The administration recommended that the Board set a public hearing for November 18, 1986.

MOTION WAS MADE BY JOHN BOONE AND SECONDED BY RANDY MARSHALL THAT A PUBLIC HEARING BE SET FOR NOVEMBER 18, 1986. VOTE: AFFIRMATIVE ALL

REQUEST TO SET PUBLIC HEARING/VOLUNTARY ANNEXATION/WOODBRIDGE II, PHASES 1-7

Charter Properties Project Partnership #5 has submitted a petition requesting the annexation of Woodbridge II, Phases 1-7. This property is contiguous to the town limits and is

located at the southeast corner of Jones Ferry Road and State Road 1937. Woodbridge II, Phases 1-7 contains 7.75 acres and has 85 units

The administration recommended that the Board accept the petition for annexation and adopt a resolution setting a public hearing for November 11, 1986 to consider the request for annexation

The following resolution was introduced by Alderman Hilliard Caldwell and duly seconded by Alderman Judith Wegner.

A RESOLUTION SETTING A PUBLIC HEARING TO
CONSIDER THE ANNEXATION OF
WOODBIDGE II, PHASES 1-7
UPON THE REQUEST OF THE PROPERTY OWNERS
Resolution No. 11/86-87

WHEREAS, the Town of Carrboro has received petitions their property be annexed into the Town of Carrboro; and

WHEREAS, the Town Clerk has certified that the petition requesting the annexation of this property is sufficient in all respects under G.S. 160A-31;

NOW, THEREFORE, THE BOARD OF ALDERMEN OF THE TOWN OF CARRBORO RESOLVES:

Section 1. The Board of Aldermen shall hold a public hearing on November 11, 1986 to consider the voluntary annexation of Woodbridge II, Phases 1-7.

Section 2. The Town Clerk shall cause a notice of this public hearing to be published once in The Chapel Hill News-paper at least ten days prior to the date of the public hearing.

Section 3. This resolution shall become effective upon adoption

The foregoing resolution having been submitted to a vote received the following vote and was duly adopted this 28th day of October, 1986:

Ayes: Randy Marshall, Tom Gurganus, Hilliard Caldwell, Jim Porto, John Boone, Judith Wegner, Zona Norwood

Noes: None

Absent or Excused: None

REQUEST FROM ARTSCHOOL

Jacques Menache, Director of the ArtSchool, representing the Center for Visual and Performing Arts, requested that the Board consider authorizing the town staff to issue permits to allow for installation of rooftop HVAC units and gas piping, preparatory work for rooftop skylight installation, and cutting of five new doorways into existing brick walls. Mr. Menache also requested that the Board waive normal procedures regarding the conditional use permit application submitted to the town to allow the town's advisory boards to review this application at their mid-November meetings. Mr. Menache stated that these requests were being made in view of the Center for Visual and Performing Arts' urgent need to continue renovations of its future home on Main Street.

Greg Shepard, Zoning Administrator, stated that the administration recommended approval of the request to authorize issuance of additional permits with the following conditions:

- (1) That verification be provided which documents that the skylight materials are appropriate for use in the Primary Fire District prior to initiation of work; and

(2) That verification be provided which document that the structural roof members are appropriately designed to carry the additional loading of the eleven HVAC mechanical units and that a blueprint from an original drawing be provided prior to initiation of this work

MOTION WAS MADE BY JOHN BOONE AND SECONDED BY JUDITH WEGNER THAT THE TOWN STAFF BE AUTHORIZED TO ISSUE PERMITS TO ALLOW THE CENTER FOR VISUAL AND PERFORMING ARTS TO INSTALL ROOFTOP HVAC UNITS AND GAS PIPING FOR SUCH, TO PERFORM WORK FOR ROOFTOP SKYLIGHT INSTALLATION, AND TO CUT FIVE NEW DOORWAYS INTO THE EXISTING BRICK WALLS WITH THE TWO CONDITIONS RECOMMENDED BY THE ADMINISTRATION. IN ADDITION, THAT THE TOWN'S ADVISORY BOARDS CONSIDER THE CONDITIONAL USE PERMIT REQUEST SUBMITTED BY THE CENTER FOR VISUAL AND PERFORMING ARTS DURING THE MONTH OF NOVEMBER, 1986. VOTE: AFFIRMATIVE ALL

REQUEST FOR FINAL PLAT APPROVAL/FENWAY PARK, SECTION I, Phases II and III

Greg Shepard, Zoning Administrator, stated that Pika Developers had requested final plat approval of Phases II and III of Section I of Fenway Park, which will allow the sale and occupancy of 10 townhouse units

Mr. Shepard stated that the administration was recommending approval with the following conditions:

1. That the applicant inform each buyer, prior to closing, of the proposed schedule for completing all incomplete site improvements.
2. That the applicant submit performance security in the amount of \$3,025.00 to warrant completion of landscaping improvements and that this security be submitted to the Town prior to authorization by the Manager to record the plat

MOTION WAS MADE BY JOHN BOONE AND SECONDED BY RANDY MARSHALL THAT FINAL PLAT APPROVAL BE GRANTED WITH THE TWO CONDITIONS RECOMMENDED BY THE ADMINISTRATION. VOTE: AFFIRMATIVE ALL

AMENDMENTS TO CLASSIFICATION AND PAY PLANS

Mr. Morgan stated that in order to more effectively meet the operational needs of the town staff, the administration recommended that the vacant position of Assistant Public Works Director be deleted and that the position of Streets Supervisor be reclassified to Streets Supervisor/Assistant Public Works Director at Grade 12. Mr. Morgan stated that the administration further recommended that a new position to be known as Purchasing and Property Control Technician at Grade 8 be established in the Administrative Services Division.

MOTION WAS MADE BY TOM GURGANUS AND SECONDED BY JOHN BOONE THAT THE POSITION CLASSIFICATION AND PAY PLAN BE AMENDED AS REQUESTED BY THE ADMINISTRATION. VOTE: AFFIRMATIVE ALL

ENCUMBRANCE APPROPRIATIONS

Don Casper, Assistant Town Manager/Finance Director, stated that funds were appropriated in the 1985-86 Budget which were encumbered but the goods and services were not received by June 30, 1986. The auditors have recognized encumbrances totalling \$18,339. Mr. Casper stated that the administration recommended adoption of a budget ordinance amendment to

include these outstanding encumbrances in the 1986-87 Budge

MOTION WAS MADE BY JOHN BOONE AND SECONDED BY JUDITH WEGNER THAT THE ORDINANCE ENTITLED, "AN ORDINANCE AMENDING FY'86-87 BUDGET ORDINANCE", BE ADOPTED. VOTE: AFFIRMATIVE ALL

IMPROVEMENTS TO MAIN STREET, NORTH GREENSBORO STREET AND HILLSBOROUGH ROAD

Mr. Morgan stated that the administration was requesting further direction from the Board of Aldermen in response to a letter received from the N.C. Department of Transportation concerning funding of State Highway Project U-2002.

Mr. Morgan recommended that the town request N.C.D.O.T. to proceed with engineering for the additional 2,000 feet along Hillsborough Road to Cobblestone, to request construction estimates for the current project and the additional 2,000 feet along Hillsborough Road, and to seek clarification of the town's share of the cost of the initial project through negotiation of a municipal agreement.

MOTION WAS MADE BY RANDY MARSHALL AND SECONDED BY JUDITH WEGNER THAT THE TOWN MANAGER'S RECOMMENDATION BE ACCEPTED. VOTE: AFFIRMATIVE ALL

REQUEST FOR EXECUTIVE SESSION TO DISCUSS ACQUISITION OF PROPERTY

It was the consensus of the Board to go into executive session to discuss acquisition of property.

There being no further business, the meeting was adjourned

Sarah C. Williamson
Town Clerk

J. R. [Signature]
Mayor