

A regular meeting of the Carrboro Board of Aldermen was held on May 12, 1987 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 HILLIARD CALDWELL AND DULY SECONDED BY ALDERMAN JOHN BOONE THAT THE MINUTES OF MAY 5, 1987 BE APPROVED. VOTE: AFFIRMATIVE ALL

LAND USE ORDINANCE DISCREPANCY

Greg Shepard, with Shepard Design Associates, requested a resolution of the discrepancies in 15-147(b) and 15-79 of the Land Use Ordinance concerning approval of subdivisions.

It was the consensus of the Board of Aldermen to request the Town Attorney to draft the necessary land use ordinance amendments to eliminate any discrepancies in these two sections.

REQUEST FOR PARKING ON WESTBROOK DRIVE

Allen Julich, representing the Weatherhill Subdivision, requested that parking be allowed on the east side of Westbrook Drive. Mr. Julich stated that no parking signs had just recently been installed and parking on the east side of Westbrook Drive was necessary to allow for overflow parking in the subdivision.

Chris Peterson, Public Works Director, stated that the town had installed erroneously and that they would be covered until property ordinances were adopted.

QUARTERLY REPORT/PLANNING BOARD

Robin Lackey, Chair of the Planning Board, stated that the Planning Board had a retreat in March to come up with a work agenda for the board. Ms. Lackey stated that the Planning Board would like to be allowed to consider long-range planning issues at its second meeting each month and requested the Board of Aldermen refer items for review to the Planning Board's first meeting of the month. Ms. Lackey stated that the Planning Board would like to meet periodically with the Downtown Development Commission and would like to have open communications with the Orange County Planning Board. Ms. Lackey stated that she would provide copies of the Planning Board work agenda to the Board of Aldermen.

REPORT ON LANDELL PLAN

Mr. Bruce Heflin, Public Works Director for the Town of Chapel Hill, presented a report on the plan for the current landfill site.

Mr. Heflin stated that the Landfill Task Force at its meeting of April 9, 1987, had approved a plan for the next phase of the existing landfill. Mr. Heflin stated that the plan would call for better use of the site north of Eubanks Road and a more sophisticated plan would be needed to the south. Mr. Heflin stated that the Town of Chapel Hill, as administrative agents of the landfill, would be adding additional fill to the north, before beginning a lined landfilling operation south of the road.

Mr. Heflin stated that the present design of the landfill is not adequate for closure. The flat surface was intended to retain stormwater runoff for slow discharge to adjacent streams. Mr. Heflin stated that new federal regulations will require closure of all non-lined municipal landfills by July, 1988. It is anticipated that no more than 3 years of continued operation would be allowed. After 1988, a vertical expansion of the existing fill area would provide approximately 4 more years of use. Mr. Heflin stated that the area for future disposal south of Eubanks Road should be a fully lined, engineered landfill with leachate collection and removal. Final grades on the landfill site will be suitable for open area recreation. Mr. Heflin stated that combined with a lined, mounded fill operation on the south side of Eubanks Road, we should have landfill capacity for 9 to 10 more years.

REQUEST FOR FINAL PLAT APPROVAL/COBBLESTONE SUBDIVISION, PHASE 3

Roy Williford, Planning Director, stated that Allenton Realty and Insurance Company had requested final plat approval for Phase 3 of the Cobblestone Subdivision located on Hillsborough Road. The Board of Aldermen granted a conditional use permit for this development on January 8, 1985. Final plat approval for Phases 1 and 2 was granted on March 25, 1986.

Mr. Williford stated that the administration recommended approval of the final plat with the following conditions:

1. That the applicant inform each buyer, prior to closing, of the proposed schedule for completion of all incomplete site improvements.

2. That performance security be provided to cover the following incomplete items within the development: curb and gutter, driveways, stone base and paving, backfilling curb and gutter, sidewalks, and recreation facilities; and the Hillsborough Road improvements, prior to recording the plat.

3. That an access easement document for Lots 30 and 62 be recorded and referenced on the plat prior to recording the plat. This document should be approved by the Town Attorney prior to being recorded.

Randy Smith, representing Allenton Realty, stated that the owner of Lot 62 would enter into a maintenance agreement with the owner of Lot 30 for maintenance of the driveway serving these two lots.

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

REQUEST FROM OWASA FOR SUPPORT OF LEGISLATION TO DELETE G.S. 162A-7

Everett Billingsley, Executive Director of the Orange Water & Sewer Authority appeared before the Board to request the town's support for legislation which would repeal G.S. 162A-7. Mr. Billingsley stated that this proposed bill would provide to water and sewer authorities condemnation powers consistent with that of cities, counties, county water and sewer districts, and sanitary districts.

Mike Brough stated that it was a political decision as to whether this proposed legislation should be endorsed by the Board of Aldermen.

MOTION WAS MADE BY JUDITH WEGNER AND SECONDED BY RANDY MARSHALL THAT THIS MATTER BE TABLED. VOTE: AFFIRMATIVE ALL

RESOLUTION DESIGNATING INSTALLMENT PURCHASE CONTRACT AS A TAX-EXEMPT OBLIGATION OF THE TOWN

Mike Brough stated that the town had entered into an installment purchase contract with Southern National Leasing Corporation for the purchase of several vehicles. Under the new tax law, the town is required to pass a resolution designating the contract as a tax-exempt obligation of the town.

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

RESOLUTION
Resolution No. 36/86-87

WHEREAS, the Town of Carrboro, through its duly appointed Town Manager, with the consent and approval of the Mayor and Board of Aldermen, has entered into a contract with Southern Leasing Corporation for the purchase of four police cars and two other vehicles; and

WHEREAS, the said contract, bearing date May 8, 1987, qualifies as a tax-exempt obligation of the town, pursuant to the Internal Revenue Code of 1986;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE TOWN OF CARRBORO:

Section 1. The aforesaid contract, bearing date May 8, 1987, by and between the Town of Carrboro and Southern National Leasing Corporation, together with the amounts to be paid thereunder, be and the same are hereby designated as a qualified tax-exempt obligation of the town for purposes of Section 265(b)(3) of the Internal Revenue Code.

Section 2. 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 12th day of May, 1987:

Ayes: Randy Marshall, Tom Gurganus, Hilliard Caldwell, James V. Porto, Jr., John Boone, Judith Wegner, Zona Norwood

Noes: None

Absent or Excused: None

PRESENTATION OF MANAGER'S 1987-88 BUDGET

Mr. Morgan presented presented the Manager's recommended Budget for 1987-88 and requested that the Board of Aldermen set June 9, 1987 as the date to hold a public hearing on the proposed budget to include that portion relating to Federal

Revenue Sharing funds. Mr. Morgan also recommended that the Board set worksession dates for examination of the various departmental budget proposals.

MOTION WAS MADE BY JOHN BOONE AND SECONDED BY RANDY MARSHALL THAT A PUBLIC HEARING BE SET FOR JUNE 9, 1987 AND THAT THE FOLLOWING WORKSESSION SCHEDULE BE SET:

- May 19th - Public Works
Recreation
Fire
- May 26th - Police
Town Manager
Town Clerk
Administration
- June 2nd - Planning & Zoning
Transportation
Human Services

VOTE: AFFIRMATIVE ALL

RURAL BUFFER STUDY

MOTION WAS MADE BY JUDITH WEGNER AND SECONDED BY ZONA NORWOOD THAT THE TOWN CONTRIBUTE ONE-THIRD OF THE COST OF CONSULTATION FEES FOR A TWO-DAY RURAL BUFFER CONFERENCE FOR A TOTAL OF \$333.34. VOTE: AFFIRMATIVE ALL

There being no further business, the meeting was adjourned.

Sarah C. Williamson
Town Clerk

J. P. [Signature]
Mayor