

A regular meeting of the Carrboro Board of Aldermen was held on Tuesday, April 20, 1999 at 7:30 p.m. in the Town Hall Board Room.

Present and presiding:

Mayor	Michael Nelson
Aldermen	Joal Hall Broun
	Hilliard Caldwell
	Jacquelyn Gist
	Diana McDuffee
	Allen Spalt (arrived at 9:25 p.m. due to attendance at County Commissioners' meeting))
	Alex Zaffron
Town Manager	Robert W. Morgan
Town Clerk	Sarah C. Williamson
Town Attorney	Michael B. Brough

COLORADO SCHOOL SHOOTING

Alderman Caldwell extended the Board's thoughts and prayers to the families of the victims of the school shooting in Littleton, Colorado today.

APPROVAL OF MINUTES OF PREVIOUS MEETING

MOTION WAS MADE BY DIANA MCDUFFEE AND SECONDED BY JACQUELYN GIST TO APPROVE THE APRIL 13, 1999 MINUTES. VOTE: AFFIRMATIVE SIX, ABSENT ONE (SPALT)

APPOINTMENT TO DOWNTOWN DEVELOPMENT COMMISSION

The Mayor and Board of Aldermen considered appointing James Spencer to the vacant seat on the Downtown Development Commission.

MOTION WAS MADE BY DIANA MCDUFFEE AND SECONDED BY JACQUELYN GIST TO APPOINT JAMES SPENCER TO THE DOWNTOWN DEVELOPMENT COMMISSION. VOTE: AFFIRMATIVE SIX, ABSENT ONE (SPALT)

Alderman Caldwell requested a report on the percentage of minorities on the town's boards and commissions.

Alderman Gist and Caldwell volunteered to serve on a committee to address ways to recruit advisory board members based on the town's population.

Alderman McDuffee requested that the subcommittee consider gender as well.

STATUS REPORT ON SMITH LEVEL ROAD WIDENING PROJECT

The purpose of this item was to give the Mayor and Board of Aldermen a status report on the future widening of Smith Level Road.

Kenneth Withrow, the town's Transportation Planner, presented the status report and stated that the administration recommended that the Board authorize the town staff, in cooperation with NCDOT staff, to schedule a public meeting to create and present three design alternatives for the Smith Level Road widening. The three design alternatives proposed are: (1) a two-lane curb and gutter facility with bikelanes and a sidewalk on the west side, (2) a five-lane curb and gutter facility with bikelanes and a sidewalk on the west side, and (3) a four-lane, median divided facility with curb and gutter, bikelanes, and a sidewalk on the west side.

Alderman McDuffee expressed her concern that sidewalks should be on both sides.

Alderman Zaffron stated that NCDOT will not construct the sidewalks--the town will have to put those in.

MOTION WAS MADE BY DIANA MCDUFFEE AND SECONDED BY JOAL HALL BROWN THAT SIDEWALKS ON BOTH SIDES OF SMITH LEVEL ROAD BE ADDED TO ALL THREE ALTERNATIVES. VOTE: AFFIRMATIVE SIX, ABSENT ONE (SPALT)

MOTION WAS MADE BY ALEX ZAFFRON AND SECONDED BY HILLIARD CALDWELL TO AUTHORIZE THE TOWN STAFF TO SCHEDULE A PUBLIC MEETING TO PRESENT THE THREE DESIGN ALTERNATIVES FOR THE SMITH LEVEL ROAD WIDENING. VOTE: AFFIRMATIVE SIX, ABSENT ONE (SPALT)

PRESENTATION OF CHAPEL HILL'S STORMWATER UTILITY TECHNICAL REVIEW COMMITTEE REPORT

The purpose of this item was to receive and consider the "Stormwater Utility Technical Review Committee Report, January 1999" prepared by the stormwater technical committee established by the Chapel Hill Town Council in June of 1998.

Roy Williford, the town's Planning Director, presented the report.

Mayor Nelson expressed concern that the report does not define the problem. It does not appear what other options are available, the pros and cons, costs associated with those options,

Alderman Gist stated that she feels that there are other ways to deal with stormwater management, and expressed concern about the creation of another entity similar to OWASA.

Mr. Morgan stated that in the future the town will have to take more responsibility for stormwater management.

Alderman Zaffron expressed concern about the creation of a multi-jurisdictional entity.

Alderman Caldwell expressed concern about getting a bill for stormwater running off this property because he has sloped acreage.

Mayor Nelson expressed concern that the group had thrown out an incendiary option to address this problem.

Alderman Broun stated that it seems these problems could be addressed staff-to-staff, each municipality should have equal representation if a separate stormwater management utility is established.

WATER QUALITY TESTING AGREEMENT

Roy Williford, the town's Planning Director, stated that the purpose of this item was to provide the Board of Aldermen with a review of an agreement with the Town of Chapel Hill for water quality testing services and to request that the Town Manager be authorized to sign the agreement.

Mike Neal with the Town of Chapel Hill stated that the State guidelines for compliance have not yet been published. The regulations are scheduled to go into effect in 2002.

The following resolution was introduced by Alderman Jacquelyn Gist and duly seconded by Alderman Diana McDuffee.

A RESOLUTION AUTHORIZING THE TOWN MANAGER
TO EXECUTE AN AGREEMENT WITH THE TOWN OF CHAPEL HILL
FOR STREAM WATER QUALITY TESTING
WITHIN CARRBORO'S JURISDICTION
Resolution No. 30/98-99

WHEREAS, the Town of Chapel Hill has an on-going program for testing steam water quality within its planning jurisdiction; and

WHEREAS, the Town of Carrboro has requested that the testing program be expanded to include sites in Carrboro's jurisdiction; and

WHEREAS, Carrboro would reimburse the Town of Chapel Hill for additional expenses involved in expanding this program.

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

Section 1. The Board of Aldermen hereby authorizes the Town Manager to enter into an agreement with the Town of Chapel Hill for stream water quality testing within Carrboro's jurisdiction.

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 20th day of April, 1999:

Ayes: Joal Hall Broun, Diana McDuffee, Jacquelyn Gist, Michael Nelson, Alex Zaffron

Noes: Hilliard Caldwell (Mr. Caldwell stated he did not feel he had sufficient information on which to base his decision, and

Absent or Excused: Allen Spalt

DISCUSSION PAPER ON JORDAN LAKE WATER SUPPLY OPTIONS FOR OWASA

The Orange Water and Sewer Authority Board of Directors has sent a discussion paper to all local government participants in the October 1, 1998 "Jordan Lake as a Regional Resource" meeting. OWASA is requesting that the Mayor and Board of Aldermen offer clear and concise policy guidance to OWASA so that they may determine whether to proceed with or defer any further consideration of joint efforts with Chatham County in this matter.

It was the consensus of the Board that the 11/30/98 letter from the town stands as the Board's position on this matter. The Board requested that a copy of the 10/27/98 minutes of the Board's discussion of the use of Jordan Lake water be forwarded to OWASA.

REPORT/DRAINAGE IMPROVEMENTS IN THE VICINITY OF 215 COBBLESTONE DRIVE

Roy Williford, the town's Planning Director, gave a status report on this matter.

CONTINUATION OF PUBLIC HEARING/LAND USE ORDINANCE AMENDMENT REQUIRING CONSTRUCTION OF SMALLER HOUSES

The purpose of this item was for the Mayor and Board of Aldermen to discuss the public comment received during a public hearing on April 13th on "An Ordinance Amending the Carrboro Land Use Ordinance to Require that at Least Forty Percent of the Single Family Dwelling Units within any Residential Subdivision under a Special or Conditional Use Permit be 1,100 Square Feet or Less in Size."

The Board asked for a staff report on the following:

- The range and average cost of both an existing and a new house eight years ago. The median income at that time and what percentage of the houses 8 years ago were affordable to a family making 100% of the median income and what is affordable at this time.
- Examples of how the density is going to work in the various zoning categories and how it will be applied in the transition area.
- Examples from current ordinances illustrating density penalty and removing the 15% AIS reduction and scenarios that look at the R-SIR zone.
- How would the ordinance play out in the watershed and what that would do in terms of economic stratification?
- How will the staff implement the proposed ordinance, does it complicate the development review process?
- How practical is it to scatter small houses within developments?
- That the Board be provided with copies of Chapel Hill's proposal for cottages.
- That a percentage of less than 40% be considered.

[Alderman Spalt arrived at the meeting.]

DISCUSSION OF FY 1999-2000 BUDGET ISSUES

The purpose of this agenda item was to follow-up and receive Board direction on several budget-related items discussed by the Board at its regular meeting on February 23, 1999. Items for discussion from that meeting include prioritization of policy goals established at the Annual Planning Retreat and those added on February 23rd. In addition, the Town Manager requests Board direction on preparing the Board's departmental budget for FY99-2000 and for incorporating community agency requests that are not part of the Human Services Grant Funding application process.

The Town Manager and Assistant Town Manager have also developed a sample format for displaying departmental financial information in the budget document as requested by the Board at the February 23rd meeting. Board feedback and direction on the format of this information is requested.

Alderman Broun asked for expanded information on the policy goals.

Mayor Nelson asked that for next year's budget the Board have upfront discussion of the Board's policy goals.

The Board asked that the following policy goals be included in the "no tax increase" budget proposal:

POLICY GOAL	ESTIMATED COST
Increase dependent health insurance coverage from 40% to 50%	\$13,000
Saturday bus service for downtown Carrboro	\$ 8,000
Charet for downtown development	\$10,000
Sidewalk for James Street	\$70,000
Fence for leash-free area at Community Park	\$ 4,500
Grand Opening for Community Center	\$10,000
Assistant to Mayor (half-time position) ¼ year	\$ 7,000
Vision 20/20 charet	\$10,000
Arts Fund	\$10,000
ArtsCenter	\$15,000
Orange Community Housing Corp.	\$14,000
Orange County Housing Consortium	\$15,000
Middle School After School program	\$ 6,000
Shaping Orange County	\$ 1,809
Town Hall Student Day	\$ 200
Eighth Grade Celebration	\$ 500

The Board requested that the staff support for the EAB be included in the Planning Department's budget request. In addition, the Board asked that the town staff contact the Friends of Carrboro Library, Carr Court Community Center to obtain their 1999-2000 requests. In addition, the Board requested a brief report from the American Red Cross on their request. The Board did not wish to revise its budget request for 1999-2000. The Board requested that the staff add a column to the departmental budget sheets indicating the percentage of budgets spent as of 3/31/99. The Board approved the format for the lease-purchase information.

ALDERMAN'S ABSENCE

The Board excused Alderman Caldwell from the April 27th Board meeting due to a personal commitment.

BIDS FOR RENOVATION OF COMMUNITY CENTER

Mr. Morgan stated that the town has advertised for bids for renovation of the Community Center.

INFORMATION REQUEST/SMALL AREA PLAN

Alderman Broun requested information on how the proposed Small Area Plan implementation ordinance compares to Chapel Hill's conditional use district ordinance under which Southern Village was approved.

ADVERTISEMENT FOR LAKE HOGAN FARMS

Alderman Zaffron requested that the town staff contact the developers of Lake Hogan Farms to request that their advertisements indicate that this development is located in Carrboro, not Chapel Hill.

REPORT ON ORANGE COUNTY CAPITAL IMPROVEMENTS PROGRAM

Alderman Spalt stated that he had attended the Orange County Commissioners meeting tonight relating to the possibility of expanding the athletic fields for the new Smith Middle School. The School System is willing to add a third field, one of which will not be programmed for school use, the other two fields would be available to Carrboro during non-school use times; i.e., at night, on weekends and during the summer. Alderman Spalt stated that representatives from the school system would like to address the Board briefly at the April 27th meeting concerning this matter.

MOTION WAS MADE BY JACQUELYN GIST AND SECONDED BY JOAL HALL BROUN TO
ADJOURN THE MEETING AT 11:30 P.M. VOTE: AFFIRMATIVE ALL
ALL

Mayor

Town Clerk