

A public hearing of the Carrboro Board of Aldermen was held on Tuesday, March 25, 2008 at 7:30 p.m. in the Town Hall Board Room.

Present and presiding:

Mayor	Mark Chilton
Aldermen	Joal Hall Broun
	Dan Coleman
	Jacquelyn Gist
	Randee Haven-O'Donnell
	Lydia Lavelle
Town Manager	Steven E. Stewart
Town Attorney	Michael B. Brough
Town Clerk	Sarah C. Williamson

Absent:

Alderman	John Herrera
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WELCOME TO BOY SCOUTS

Mayor Chilton welcomed two Boy Scouts and their scout leaders in attendance at the meeting.

**PUBLIC HEARING TO CONSIDER A MINOR MAP AMENDMENT FOR THE PROPERTY
LOCATED AT 102 CENTER STREET FROM R-7.5 TO B-2**

The Board of Aldermen set a public hearing on the rezoning request for 102 Center Street and was required to receive public comment before reaching a decision.

Trish McGuire, the town's Planning Administrator, made the presentation.

Jane Hamborsky, the applicant, stated that six people (the Center Street Preservation, LLC), including herself, own 102 Center Street, and they are interested in preserving the house while allowing small commercial opportunities activities to take place.

Tim Peck, a resident of 204 W. Main Street, stated that he likes the idea of using the house for businesses.

Jeff Herrick, a resident of 109 Center Street, stated that they are renovating their house which was built in 1898, and expressed concern about the remainder of Center Street being rezoned to B-2. He also expressed concern that additional "up" zoning could be requested in the future. He stated that they would like to keep the street residential, but does not have a problem with businesses with daytime-only hours.

Michelle Rivest, a resident of 100 Oak Avenue, spoke in support of daytime-only businesses on this property, but does not feel B-2 zoning is compatible with a residential neighborhood. She expressed a desire to see a zoning district created that would protect the neighborhood while allowing for daytime-only businesses. She also expressed opposition to rezoning all of Center Street.

MOTION WAS MADE BY RANDEE HAVEN-O'DONNELL AND SECONDED BY DAN COLEMAN TO DIRECT STAFF TO PREPARE A LAND USE ORDINANCE TEXT AMENDMENT TO CREATE A CONDITIONAL ZONING PROVISION, AND THAT THE APPLICATION FEE BE WAIVED. VOTE: AFFIRMATIVE SIX, ABSENT ONE (HERRERA)

It was the consensus of the Board that the town staff follow the standard advertisement procedure.

STATE OF THE LOCAL ECONOMY LUNCHEON

Alderman Coleman asked Mayor Chilton if he would send a letter to the County Commissioners objecting to the timing of the State of the Local Economy luncheon scheduled for April 9th at noon.

MOTION WAS MADE BY DAN COLEMAN AND SECONDED BY JOAL HALL BROUN TO ADJOURN THE MEETING AT 8:59 P.M. VOTE: AFFIRMATIVE SIX, ABSENT ONE (HERRERA)

Mayor

Town Clerk