

A work session of the Carrboro Board of Aldermen was held on Tuesday, June 12, 2012 in the Town Hall Board Room.

Present and presiding:

Mayor	Mark Chilton
Aldermen	Dan Coleman
	Jacquelyn Gist
	Lydia Lavelle
	Randee Haven-O'Donnell
	Michelle Johnson
	Sammy Slade
Town Manager	David Andrews
Town Clerk	Catherine C. Wilson
Town Attorney	Michael B. Brough

OLDER AWARENESS MONTH

Mayor Chilton proclaimed the month of June as “Older Americans Awareness Month” in the Town of Carrboro.

UPDATE ON PROPOSED CHANGES TO SOLID WASTE COLLECTION OPERATIONS

The purpose of this item was to provide the Board of Aldermen an update on proposed changes to the Town’s solid waste collection operations in response to the closing of the Orange County Landfill scheduled for June 30, 2013.

George Seiz, the Town’s Public Works Director, made the presentation to the Board. He explained that the Town plans to haul waste to the Durham transfer station once the landfill is closed. The change from Eubanks Road landfill to the Durham transfer center will require an additional staff person and a new front-end loader truck in the Public Works Department.

Alderman Gist stated that if the County profits from the closing of the landfill that she would like for those profits to be divided amongst the participating jurisdictions.

Alderman Haven-O'Donnell suggested collaborating with the Town of Chapel Hill and mentioned that the Board should be invited to the field trip to see a transfer station with the Town of Chapel Hill.

Mayor Chilton asked the Town to look into making the recycling days and garbage days align in a more convenient way. He asked what implications the possible pay-as-you-throw program in Chapel Hill will have on the Town.

Alderman Coleman suggested that the Board decide if it will be more advantageous to have a formal system in place for collaboration on solid waste issues between the Towns of Carrboro and Chapel Hill.

David Andrews, the Town Manager, stated that Chapel Hill has indicated that they would like to collaborate with Carrboro.

Alderman Lavelle suggested that the Town should have a conversation about the possibility of negotiating the use of Alamance County's landfill. Mayor Chilton suggested that elected officials have a conversation regarding the issue. Alderman Coleman suggested that the conversation wait until after the Chapel Hill's report is finalized.

Alderman Slade asked that future reports account for CO2 projections. He encouraged having an organic waste dumpster in each neighborhood.

The following resolution was introduced by Alderman Haven-O'Donnell and seconded by Alderman Coleman:

**A RESOLUTION ACCEPTING THE REPORT ON CHANGES TO THE TOWN'S SOLID
WASTE OPERATIONS
Resolution No. 169/2011-12**

BE IT RESOLVED that the Carrboro Board of Aldermen hereby accepts the report updating the Board of Aldermen about proposed changes to the Town's solid waste operations in response to the closing of the Orange County Landfill June 30, 2013.

The foregoing resolution having been submitted to a vote received the following vote and was duly adopted this 12th day of June 2012:

Ayes: Dan Coleman, Sammy Slade, Lydia Lavelle, Mark Chilton, Michelle Johnson, Jacquelyn Gist, Randee Haven-O'Donnell

Noes: None

Absent or Excused: None

**A REVIEW OF LAND USE ORDINANCE PROVISIONS RELATING TO BOARD
OF ADJUSTMENT AND BOARD OF ALDERMEN JURISDICTION OVER USES
OTHERWISE PERMISSIBLE WITH A ZONING PERMIT**

In early May 2012, there was discussion amongst Board members regarding the level of permit required for the proposed Family Dollar project at 100 Alabama Avenue and possible ordinance changes needed to ensure that projects with strong public interest reach the Board

of Aldermen. This item provided background information on relevant, existing Land Use Ordinance provisions, and allowed the Board an opportunity to discuss the matter further.

Alderman Coleman stated that he requested that the Planning Staff draft a resolution calling a public hearing to consider rezoning four tracts of property on Alabama Avenue.

The following resolution was introduced by Alderman Gist and seconded by Alderman Haven-O'Donnell:

A RESOLUTION CALLING A PUBLIC HEARING AMENDING THE CARRBORO
ZONING MAP TO REZONE FOUR TRACTS, APPROXIMATELY 1.66 ACRES OF
PROPERTY ON ALABAMA AVENUE FROM B-3 TO R-10
Resolution No. 174/2011-12

WHEREAS, the Carrboro Board of Aldermen seeks to provide ample opportunities for the public to comment on proposed projects; and

WHEREAS, the Board of Aldermen may initiate an amendment to the Carrboro zoning map if it believes the proposed amendment has significant merit and would benefit the general public interest; and

WHEREAS, the Board of Aldermen has expressed its interest in initiating an amendment to the Carrboro zoning map to rezone four tracts encompassing approximately 1.66 acres of property on Alabama Avenue, known more specifically as 100 Alabama Avenue (approximately 0.94 acres of land and known also as TMBL 7.102.H.1/PIN 9778-44-9917), 101 Alabama Avenue (approximately 0.44 acres of land known also as TMBL 7.102.G.6/PIN 9778-44-7789), 105 Alabama Avenue (approximately 0.2 acres of land known also as TMBL 7.102.G.7 /PIN 9778-44-7951), and approximately 0.08 acres of land, (TMBL 7.102.H.1A /PIN 9778-44-9718) from B-3 (Neighborhood Business) to R-10 (Residential, 10,000 square feet per dwelling unit); and

WHEREAS, the Board of Aldermen must hold public hearings on zoning amendments, and must also refer such amendments to the Planning Board for review; and

NOW, THEREFORE BE IT RESOLVED by the Carrboro Board of Aldermen that the Aldermen call a public hearing on September 25, 2012 to receive public comments and to consider rezoning four tracts of property on Alabama Avenue.

BE IT FURTHER RESOLVED, by the Board of Aldermen that the rezoning request is hereby referred for review to the Planning Board.

The foregoing resolution having been submitted to a vote received the following vote and was duly adopted this 12th day of June 2012:

Ayes: Dan Coleman, Sammy Slade, Lydia Lavelle, Mark Chilton, Michelle Johnson, Jacquelyn Gist, Randee Haven-O'Donnell

Noes: None

Absent or Excused: None

Alderman Gist suggested that quantitative guidelines be developed to assist in the decision of when an application is sent to the Board of Aldermen or the Board of Adjustment.

Alderman Haven-O'Donnell suggested that she would like for the CUP and SUP notifications to be expanded to neighboring properties within 1,000 feet of the concerned property.

Alderman Johnson recommended the further exploration of the idea of mediation.

The following resolution was introduced by Alderman Coleman and seconded by Alderman Lavelle:

A RESOLUTION ACCEPTING A REPORT ON LAND USE ORDINANCE PROVISIONS
RELATING TO BOARD OF ADJUSTMENT AND BOARD OF ALDERMEN
JURISDICTION OVER USES OTHERWISE PERMISSIBLE WITH A ZONING PERMIT
Resolution No. 170/2011-12

WHEREAS, the Board of Aldermen requested an opportunity to review permit requirements as they relate to development projects requiring only a Zoning Permit; and

WHEREAS, Town Staff has prepared information to support the Board's discussion.

NOW, THEREFORE BE IT RESOLVED that the Carrboro Board of Aldermen hereby accept the report on the Land Use Ordinance Provisions Relating to Board of Adjustment and Board of Aldermen Jurisdiction Over Uses Otherwise Permissible With a Zoning Permit. The Board requests the following follow-up actions as a result of its discussion:

- For staff to respond to the letter received from Alabama Avenue Neighbors.
- That the future staff report include clarification from the Board's questions and suggestions from tonight.
- That the report further explore the idea for mediation.

The foregoing resolution having been submitted to a vote received the following vote and was duly adopted this 12th day of June 2012:

Ayes: Dan Coleman, Sammy Slade, Lydia Lavelle, Mark Chilton, Michelle Johnson, Jacquelyn Gist, Randee Haven-O'Donnell

Noes: None

Absent or Excused: None

INFORMATIONAL UPDATE ON THE NCDOT FIBER OPTICS PROJECT AND POSSIBLE SUPPORT FOR GIG.U EFFORTS TO EXPAND AVAILABILITY OF ULTRA-FAST INTERNET SERVICES AS AN ECONOMIC DEVELOPMENT DRIVER

To provide information to the Board regarding the current NCDOT Fiber Optics project and possible opportunities to collaborate with the local cities, towns, and the GIG.U consortium of universities (UNC, NCSU, and Duke) to provide ultra-fast broadband internet services.

Annette Stone, the Town's Community and Economic Development Director, made the presentation to the Board.

Andy Vogel, the Town's IT Director, also made a presentation to the Board about the Town's existing fiber optic cables.

Alderman Slade suggested that the Town's cost savings from no longer having to lease fiber optic cables be used to establish further fiber optic growth in the Town.

Larry Conrad, the Vice Chancellor for Information Technology and Chief Information Officer for UNC, discussed the project with the Board. He explained that a workgroup is reviewing various opportunities associated with the project and, at this time, there is no definite solution in place. He urged the Board to lease or donate fiber optic cable availability.

Mayor Chilton stated that his concern is associated with getting the underserved population access to the internet. He hopes that part of the Town's return will be used to provide internet to those areas.

Brian Russell, a member of the Economic Sustainability Commission, spoke to the Board about the value of the Town's fiber cables. He explained that under state law, the town can sell those fibers or give it away.

Terri Buckner, with UNC, also spoke to the Board about the valuable use of the fiber optics.

David Andrews, the Town Manager, stated that he will work within the Board's parameters and guidelines to further the project.

MOTION WAS MADE BY ALDERMAN COLEMAN AND SECONDED BY ALDERMAN JOHNSON TO ADJOURN THE MEETING AT 10:00 P.M. VOTE: AFFIRMATIVE ALL

Mayor

Town Clerk