

MINUTES
TOWN OF PITTSBORO
BOARD OF COMMISSIONERS
JULY 24, 2000
7:00 P. M.

Mayor Charles R. Devinney called the meeting to order and gave invocation.

ATTENDANCE

Members present: Mayor Charles R. Devinney, Commissioner Gene T. Brooks, Ethel F. Burns, Clinton E. Bryan, Jr. and Max G. Cotten.

Others present: Manager Hugh Montgomery, Clerk Alice F. Lloyd and Attorney Paul S. Messick, Jr.

DISPOSITION OF MINUTES

Motion made by Commissioner Bryan seconded by Commissioner Burns to approve the minutes of the July 10, 2000 meeting with the correction of the motion made by Commissioner Cotten seconded by Commissioner Brooks to approve a Resolution providing the Mayor of Pittsboro with a monthly travel allowance.

Vote Aye-4 Nay-0

CITIZENS MATTERS

Commissioner Brooks asked that the letter received from Ralph Riddle, Archie & Peggy Hackney be included in the minutes regarding Willow Springs Subdivision not providing a curb cut for their easement with appropriate concrete apron.

After discussion Manager Montgomery and Attorney Messick were to get together and report back at the next meeting. The board would suggest that a curb cut be installed.

A COPY OF THE LETTER FROM RALPH RIDDLE, ARCHIE & PEGGY HACKNEY IS RECORDED IN THE BOOK OF RESOLUTIONS, NUMBER ONE PAGES

PUBLIC HEARINGS

Motion made by Commissioner Brooks seconded by Commissioner Bryan to go into a public hearing. Vote Aye-4 Nay-0

REZONING – K. W. COOPER

Manager Montgomery stated Mr. K. W. Cooper has requested that property he owns on US 64 and Industrial Drive be rezoned from M-2 to Highway Commercial (C-2).

NO PUBLIC COMMENTS

SITE PLAN – CARLOS COCKMAN

Manager Montgomery stated we have received the site plan from Mr. & Mrs. Carlos Cockman for their proposed business to be located on US 64 West and NC 87 North.

NO PUBLIC COMMENTS

STOP SIGN INSTALLATION

Manager Montgomery stated we are having this public hearing to receive citizen input about proposed stop sign installation.

PUBLIC COMMENTS:

Steve Cornelison - Salisbury Street - there is a lot of use of the smaller streets throughout town, Salisbury Street is used as a short cut around town, the rate of speed on this street is a concern. He feels a stop sign is the best avenue. Make more sense in his opinion. He would also like to stress that if the stop signs are installed that all precautions are used to advise drivers of the new traffic patterns.

Jim Hart – NC 87N – many instances when they are walking up Salisbury Street that they are forced in the ditch by speeders. This street is a major safety issue.

Lisa Whitaker – live at the crest of the hill, she tries to teach her 4-year-old children traffic safety rules. It would be great to have a stop sign on this Street.

Elizabeth Hains - agreed with everything said and about the stop sign. She felt a good location would be McClenahan Street.

Sarah Carr – agree with what everyone has said. Speeders go 50-60 miles per hour on this street and that is not safe. Feels stop signs are warranted.

Cindy Edwards – people really speed on this street, she thinks a 3 way stop at McClenahan would be a good idea.

Motion made by Commissioner Burns seconded by Commissioner Cotten to go out of public hearing.

Vote Aye-4 Nay-0

EAST CHATHAM RESCUE SQUAD

Mr. Billy York was present to discuss a problem at the squad building; the creek has washed out most of the bank doing the flood last year. He understands the problem has been going on for sometime. Ms. Williams has been talking with FEMA about funding. Tony Tucker, Chatham County, said he would see if some FEMA funds were left. He thought since the creek is within the Town's jurisdiction that the Board allow Mr. Montgomery to work with Soil and Water Conservation. He would like to see the Town push the project, not necessary fund the project. The creek has widened.

Mayor Devinney suggested contacting DEM to come look at the creek.

Motion made by Commissioner Cotten seconded by Commissioner Bryan to investigate this and report back to the board. Authorized Manager Montgomery to take leadership in finding out what can be done.

Commissioner Brooks suggested contacting our Congressional Office since this a volunteer organization; perhaps they will ask the Corp. of Engineer for help with this project.

Vote Aye-4 Nay-0

REZONING REQUEST – K. W. COOPER

Motion made by Commissioner Burns seconded by Commissioner Bryan to refer the Planning Board at their August 7, 2000 meeting.

Vote Aye-4 Nay-0

SITE PLAN – MR. & MRS. CARLOS COCKMAN

Commissioner Cotten stated he has concerns about nutrients discharged into the stream.

The site plan is showing 2 way traffic off entrance of 64 that probably should be made an exit only.

Mayor Devinney asked about the hours of operation.

Motion made by Commissioner Brooks seconded by Commissioner Bryan to refer to the Planning Board for recommendation at their August 7, 2000 meeting.

Vote Aye-4 Nay-0

WALNUT PLACE SUBDIVISION

Manager Montgomery stated he received a letter from Mark Ashness requesting an extension of time to allow them to revise their site plan within the next two weeks and resubmit for the planning board's consideration on August 7, 2000.

Commissioner Brooks questioned whether being in a moratorium would have an impact on an extension being granted?

Manager Montgomery stated our ordinance states the Town has 60 days to act on this or it is deemed approved.

Commissioner Brooks asked if there were ready when they came the first time, why isn't everything done.

Attorney Messick stated the way he reads the letter they are waiving the 60-day rule.

Motion made by Commissioner Cotten that the revised site plan be submitted before the August 7, Planning Board meeting so that the Planning Board can review it and that Manager Montgomery's concerns be heard.

Aye-3 Brooks, Cotten, Devinney

Nay-2 Bryan, Burns

Manager Montgomery stated he would need time to review the plan before it went to the Planning Board.

Motion made by Commissioner Cotten seconded by Commissioner Burns to require the site plan be into Mr. Montgomery's office by August 1, 2000.

Vote Aye-4 Nay-0

HISTORIC DISTRICT SIGN COMMITTEE

Kurt Lent, Jane Pyle and Cindy Edwards were present. Kurt Lent made the presentation to the board on the proposed historic sign location, the recommended sign and a budget for the board's consideration.

Kurt explained that the funds that were left from the grant would be used for preparing National Register District Flyers and a copy of the framed award for downtown business.

The board suggested that the site locations be reviewed by NCDOT for site clearance.

Commissioner Bryan stated that location and sign design appears to be good.

Motion made by Commissioner Brooks seconded by Commissioner Burns to approve the tentative design and locations of the four signs.

Aye-4 Nay-0

This is to be brought back to the board with funding ideas.

ENGINEERING STUDY – ROSE GROUP

Manager Montgomery stated Gordon Rose, Chuck O'Donnell and Louis LeBrun are present from The Rose Group to make a presentation.

A COPY OF THE PRESENTATION IS RECORDED IN THE BOOK OF RESOLUTIONS NUMBER ONE, PAGES

Motion made by Commissioner Brooks seconded by Commissioner Burns to sign a contract "Option 1" with the Rose Group for Pittsboro Water Treatment Plant Engineering Study Alternatives in the amount of \$12,000.

Vote Aye-4 Nay-0

The cost of the study is to be paid with capital recovery fees collected.

A COPY OF THE OPTIONS IS RECORDED IN THE BOOK OF RESOLUTIONS NUMBER ONE, PAGES

G.P.G DEVELOPERS

Manager Montgomery stated Mr. Hugh Gilleece is present requesting the Town accept dedication of the utilities and streets in May Farms subdivision Phase 1, as provided in Section 3 of the Subdivision Ordinance.

Mr. Gilleece was referring to a letter he had written on July 20, 2000. The Board did not have a copy of the letter in their agenda packets.

Mr. Gilleece had a couple of copies of the letter and passed them out to the board and apologized that the board had not received a copy.

Manager Montgomery stated the Agenda went out on July 19, 2000, therefore they were not included.

Mr. Gilleece stated that May Farms Phase 1 would provide a one-year warranty in the amount of \$39,337.50 for the uncompleted sidewalks and handicap ramp to be completed by the builders.

Maintenance bond by Sandhills Grading and Pipe Corporation to the Town of Pittsboro in the amount of \$150,000.00. Bond will be updated one year from date of acceptance by the Town.

Mayor Devinney stated the road is not as large as it should be.

Commissioner Bryan stated it looks bad with all the breaks in the sidewalks.

Attorney Messick explained the rule for accepting a street.

Manager Montgomery stated that the Townsend wastewater pump station is working as expected.

Commissioner Cotten stated he has reservation about the streets, can the water and sewer be separated?

Motion made by Commissioner Burns seconded by Commissioner Brooks to accept the streets and utilities in Phase 1 of May Farms with the bonds (\$150,000.00 and \$39,337.50) to be included.

Vote Aye-2 Burns, Brooks
 Nay-3 Cotten, Bryan, Devinney

Mayor Devinney stated he voted no because they did not get the information in on time, it was handed out to them tonight and he is bothered about the sidewalks.

Bring back to next meeting so they can be better prepared for making a decision.

BROWN AND THRIFT STREET SEWER

Manager Montgomery stated we have received a proposal from Alley, Williams, Carmen & King, Inc. to modify the permit they have obtained for sewer improvements along Brown and Thrift Street in the amount of \$1,000 – 1,500).

Alternate 'A' is approximately 10 feet longer than the original design and would cost approximately the same as the original design. They are concerned about its relatively close distance to the house and the possible presence of rock.

Alternate 'B' is approximately 90 feet longer would require at least one and possibly two additional manholes, and the depth of the line to be installed would have to be deeper. The additional cost for Alternate 'B' is estimated to be \$5,500.00 to \$7,500.00 more than the original design.

Motion made by Commissioner Cotten seconded by Commissioner Bryan to authorize Manager Montgomery to contact AWKC, Inc. to modify the construction drawings and easement map of the original design with Alternate 'B' at a price of \$1,000 – 1, 500.

Vote Aye-4 Nay-0

LLOYD COOPER – DRIVEWAY

Manager Montgomery reported that the driveway promised to Mr. Lloyd Cooper on US 15-501 North, following the relocation of our 10” water line coming from the Water Treatment Plant has been installed and according to NCDOT meets their standards. The grade of the driveway is not acceptable to Mr. Cooper.

Mayor Devinney stated the State said they have washed their hands of this completely after the Town denied them permission to move the water line.

Commissioner Cotten asked could not a drive be made off from Cooper Brothers to the property?

Commissioner Burns stated that we send a letter to the same people we dealt with on the 87 & 64 project.

Commissioner Brooks stated he agreed and that we should go as far as we can without spending tax dollars.

STOP SIGNS

Manager Montgomery stated a new police officer would be on the roster during the month of July. This new position will afford the Department the ability to have two Officers on duty during the day to aid in the enforcement of our Traffic Laws. Warning tickets will be issued initially. He would recommend that the Public Works Department paint 12” wide yellow strips at the affected intersections as well as install the Stop Signs.

Would like stop ahead painted on the street on McClenanhan.

There was discussion about the lime color signs and also putting 3 or 4 way under the stop sign.

Motion made by Commissioner Bryan seconded by Commissioner Burns to install stop signs at the following intersection along with all the necessary warning devices:

West Salisbury and Fayetteville Street
West Salisbury and Johnston Street
West Salisbury and Farrell Street
East Salisbury and Masonic Street
East Salisbury and Small Street
Hanks and Credle Street
Hillcrest and Park Drive

Vote Aye-4 Nay-0

ECONOMIC DEVELOPMENT REQUEST

Manager Montgomery reported we have received a request from Economic Development for the disbursement of allocated funds budgeted for 2000/2001 in the amount of \$2500.

Montgomery stated it could be taken out of the contingency line item.

Motion made by Commissioner Bryan seconded by Commissioner Cotten to put this on hold awhile. Vote Aye-4 Nay-0

LAND USE SURVEY

Manager Montgomery is requesting approval for the survey to be placed at Town Hall, on the Internet and at the Library.

Motion made by Commissioner Brooks seconded by Commissioner Burns to instruct Ms. Susan Suggs – NC Department of Commerce and Town Manager Montgomery to proceed to make the survey available to the Citizens of Pittsboro through both traditional and electronic media venues. Vote Aye-4 Nay-0

A COPY OF THE SURVEY CAN BE FOUND IN THE BOOK OF RESOLUTIONS NUMBER ONE, PAGE

AMENDMENT TO INTERLOCAL STATUTES

Manager Montgomery stated we have received a request from the League to execute a ballot to reform the Risk Management Fund of the NCLM under Interlocal Cooperation Statutes of local government and not under the Insurance Law.

Motion made by Commissioner Brooks seconded by Commissioner Cotten to approve the amendment to reform the Risk Management Fund of the NCLM under Interlocal Cooperation Statutes of local government and not under the Insurance Law.

Vote Aye-4 Nay-0

ELECT – MAYOR PRO TEM

Motion was made by Commissioner Brooks seconded by Commissioner Bryan to nominate Commissioner Burns as Mayor Pro Tem.

Vote Aye-3 Nay-0

Manager Montgomery reported that our reclaimed water project was not funded by the Clean Water Trust Management Fund.

COMMISSIONER CONCERNS

Commissioner Brooks would like to have an Alarm Ordinance passed by the end of October. He would like it put back on the agenda.

Commissioner Brooks is concerned about the long-range weather forecast; several major hurricanes are predicted for this season. He would like for the Town to request that the utility companies prune where the lines are already susceptible, and to make sure the ditches that need to work are done so they can carry water, he does not want to damage anyone's property.

Commissioner Burns asked if we could get some guidelines from the state on how to be prepared for the hurricane season.

Motion made by Commissioner Bryan seconded by Commissioner Burns to go into closed session pursuant to GS 143-318.11(a)(6) to discuss personnel.

Vote Aye-4 Nay-0

CLOSED SESSION

Motion made by Commissioner Bryan seconded by Commissioner Burns to go out of closed session.

Vote Aye-4 Nay-0

REGULAR MEETING

Motion made by Commissioner Burns seconded by Commissioner Cotten to adjourn.
Vote Aye-4 Nay-0

Mayor

ATTEST:

Clerk