



MINUTES

Wednesday, October 5, 2022: 6:00 PM

Town Council Agenda Meeting

C. Michael Haney Community Room: Southern Pines Police Department
450 W. Pennsylvania Ave

1. CALL TO ORDER

Mayor Haney called the meeting to order. The following members of Town Council were present: Mayor Carol Haney; Taylor Clement; Paul Murphy; Bill Pate; and Ann Petersen.

2. TOWN MANAGER'S COMMENTS

Town Manager Reagan Parsons reviewed the agenda.

Town Manager Parsons recognized staff for their work during the previous week's storm.

3. ACTION ITEMS

4. REVIEW PUBLIC HEARING APPLICATIONS FOR UPCOMING BUSINESS MEETING AGENDA

a. ZE-01-22: Zoning Exemption Hearing for Arts Council of Moore County Mural Program

The Arts Council of Moore County (ACMC) requests an exemption from the UDO in order to install an artistic mural on private property as part of an art program sponsored by the ACMC. The UDO has a very broad definition of a sign which includes any depiction that is visible off-site and that attracts attention. The proposed mural meets the technical definition of a sign, so the ACMC requests an exemption to the sign code in order to install the mural.

Mayor Haney gave a brief overview of the item.

b. AX-04-22: Annexation of 2.32 acres at corner of S. Carlisle St. and Brucewood Rd.

S & S Partners, LLP and Morganton Park North Master Association, Inc. request voluntary annexation of contiguous parcels. The 2.32 acres are located at the intersection of S. Carlisle St. and Brucewood Road, outside the corporate limits of Southern Pines.

Principal Planner Pam Graham gave a brief overview of the application.

Discussion ensued.

5. REVIEW PROPOSED ACTION ITEMS FOR UPCOMING BUSINESS MEETING AGENDA

a. AR-12-22: Waterworks Plus

PTAH, LLC is applying for an Architectural Compliance Permit for a second commercial building at the Waterworks Planned Development located at 1605 Central Drive, across

the road from the entrance to Reservoir Park. The proposed 11,000 square foot building will be located behind the existing building that was recently approved for a significant expansion.

Principal Planner Pam reviewed the request for the Council.

Discussion ensued.

Andy Bledgie, the applicant, addressed the Council and requested a continuance to the next month (November) and addressed changes they've made to the plans.

Discussion ensued.

Council agreed to move the item to the November Town Council Business Meeting.

b. RA-03-22: Resolution of Intent to Vacate Right of Way

Bantembo, LLC requests the abandonment of 867.92 square feet of town right-of-way located at the corner of W. Wisconsin Ave. and S. Bennett St. The property is adjacent to the parcel currently owned by Bantembo, LLC and identified as PIN 858100075283 (PARID 20190227).

Town Engineer James Michel reviewed the item for the Council.

Discussion ensued.

c. WP-02-22: Watershed Protection Permit for Bantembo, LLC

Bantembo, LLC requests 1.22 acres of Watershed Exemption Allocation in order to develop the Townhomes on Bennett project with up to 70% built-upon area. The project is located at S. Bennett St. and W. Wisconsin Ave. and was approved by the Town Council on January 11, 2022 for 20 attached townhome units.

Town Manager Parsons gave a brief overview of the item.

d. Request for Relief from §50.035 of the Town Code of Ordinances: McNeil Rd.

Mr. Sean Butler requests relief from §50.035 of the Town Code of Ordinances that would otherwise require the extension of about 2,300 LF of water line to serve 5 new lots along McNeil Rd.

Town Engineer Michel reviewed the request for the Council.

Councilmember Pate disclosed a conflict with this item and requested that the Council recuse him. The Council agreed unanimously.

Town Manager Parsons requested the item be removed from the Consent Agenda and placed under the Action Items so that the vote could be recorded. The Council agreed unanimously.

The applicant briefly addressed the Council regarding the request.

Discussion ensued.

e. Board Appointments: Historic District Commission

The Town has received two applications to fill two open seats on the Historic District Commission. Staff recommends confirming these appointees at the October 24th work session, so the current members of the HDC can complete their review of a pending project.

Mayor Haney reviewed the item.

f. Budget Amendments

Council discussion to finalize the projects and allocations related to revenue replacement,

for a budget amendment to be considered on the October 11th agenda. Staff also recommends amending the FY 22-23 General Fund budget related to the new contract for legal services.

Town Manager Parsons reviewed the proposed items for the Council.
Discussion ensued.

The Council discussed and asked to see the following:

- Wait on the Library bathroom remodel and the installation of an ADA ramp at the Administration Building. Staff to request prices on just the push button for library bathroom doors.
- Staff to get pricing on a new pool deck and/or options to repair the existing pool deck.
- Staff to price improvements to the Douglass Community Center bathrooms.
- Staff to price the installation of fencing at the Campbell House.
- Staff to price the repair or installation of a new roof on the storage building located at the pool.

Council agreed that the budget amendment to pay for the new town attorney should be approved.

6. REVIEW PROPOSED CONSENT AGENDA FOR BUSINESS MEETING

a. Authorize the Mayor to Execute a Waterline Easement at the Moore County Airport

The airport intends to extend new waterlines to provide water service and fire protection for their hangar expansion project. A draft of the easement is included with the packet. The Airport Authority has approved the language as shown and has forwarded it to the County Commissioners for their consent. If Council approves the easement as written, staff asks that Council authorize the Mayor to execute the easement after approval by the County Commissioners.

Town Manager Parsons gave a brief overview of the request.

b. Board Appointment: Planning Board

Kim Wade's term on the Planning Board has recently expired. She is interested in serving a second term.

Town Manager Parsons gave a brief overview of the request.

c. Code of Ordinances Administrative Updates: Library Fee Schedule

As part of the administrative updates to the Town's Code of Ordinances, staff has reviewed the Library's fee schedule, located in Chapter 98. Staff will review the recommended revisions.

Town Manager Parsons gave a brief overview of the request to incorporate the changes discussed at the October Work Session meeting.
Discussion ensued.

d. Code of Ordinances Administrative Updates: Public Works Fee Schedule

As part of the administrative updates to the Town's Code of Ordinances, staff has reviewed the Public Works fee schedule, located in Chapter 50. This is not a schedule that is generally assessed to the general public, but rather when the department has to perform billable work and the Town's expenses should be recouped. Staff will share some approaches with how an update could be addressed for this schedule.

Asst. Town Manager Roth gave an overview of the item.
Discussion ensued.

e. Approve Town Council Minutes

Draft minutes for Council approval.
No changes were requested.

- i. February 28, 2022 Closed Session Minutes
- ii. June 27, 2022 Closed Session Minutes
- iii. August 3, 2022 Closed Session Minutes

7. ADJOURNMENT

Upon motion by Councilmember Clement, seconded by Councilmember Petersen, and carried unanimously, the Council adjourned at 7:16 pm.

Respectfully submitted:


Elizabeth Robertson, Town Clerk

