



MINUTES

Tuesday, March 7, 2023: 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; Bill Pate; and Ann Petersen.

Absent: Paul Murphy

Mayor Haney made note of the ribbon cutting for the Comprehensive Cancer Care Center earlier that day and commented on the positive effects new resources will have for the community.

Mayor Haney commended Planning Director BJ Grieve on his short video updating the community on new projects taking place within the Town and reported that she had received positive feedback on the drone coverage.

Mayor Haney asked residents to remember to complete the survey for the update to the Town's Long Range Comprehensive Plan.

Mayor Haney gave an update on Resolution #1040 celebrating the 100th anniversary of the charter for West Southern Pines.

2. TOWN MANAGER'S COMMENTS

Town Manager Reagan Parsons reviewed the agenda.

3. PRESENTATIONS

a. Town Logo Options

Tripp Muldrow from Arnett Muldrow will share some new concepts for the Town's logo.

Asst. Town Manager Jessica Roth and Tripp Muldrow presented new options for the new Town Logo and tagline.

Discussion ensued.

The consensus of the Council was the angled pinecone for the logo and "Deeply Rooted" for the tagline when needed.

b. Campbell House Addition

The Arts Council of Moore County leases the first floor of the Campbell House for their operations and gallery. The Council is interested in constructing a two-story addition to the Campbell House to expand their space. Chris Dunn will attend the meeting to present the proposal.

Chris Dunn, Director, and Ray Owen, Development Director, of the Arts Council of Moore County presented their proposal for an addition to the Campbell House and asked the Council for their thoughts before they move forward with fundraising. The addition will allow for increased meeting space, ADA-accessible bathrooms, access to the basement, side yard and an elevator to access the 2nd floor, among other advantages.

Discussion ensued.

The Council is in favor of the proposal and look forward to viewing the final project plan.

4. ITEMS FOR ACTION 03-07-23

a. Authorize the Town Manager to Sign a Minor Subdivision Plat for Parcel #00991984 Located Along Morganton Road, East of Henley St.

This will allow the Town to subdivide an existing parcel owned by the Town and record the subject plat.

Town Manager Parsons presented the request to the Council.

Discussion ensued.

Councilmember Petersen moved to Authorize the Town Manager to sign a Minor Subdivision Plat for Parcel #00991984 located along Morganton Road, east of Henley Street. The motion was seconded by Councilmember Clement and the vote was as follows:

Mayor Haney - aye

Mayor Pro Tem Murphy - absent

Councilmember Pate - aye

Councilmember Clement - aye

Councilmember Petersen - aye

Motion passed.

5. REVIEW PROPOSED ACTION ITEMS FOR MARCH 14, 2023 MEETING

a. AR-01-23 Knollwood Tract Phase 2 Apartments

Mr. Philip Payonk with Hawthorne Residential Partners, LLC, on behalf of Knollwood Partners, LLC and Kaveri Investment Management (legal property owners), is requesting approval of an Architectural Compliance Permit for "Knollwood Multi-Family," a 236-unit apartment home community constituting Phase 2 of the Knollwood Tract CDP.

Councilmember Pate has been recused from this application.

Principal Planner Pam Graham reviewed the application and staff report to the Council.

Discussion ensued.

Bob Koontz of KoontzJones Design and Mark Mills of Plant Works Architecture gave a detailed presentation and answered any Council questions regarding the project.

Mayor Haney exited the meeting at 7:56 pm.

Discussion ensued.

b. Convey Property to YMCA of the Sandhills

The Town owns approximately 49+/- acres of land located on the north side of Morganton Road along Henley Street. In accordance with NCGS §160A-279, the Town is interested in transferring

approximately 8.375+/- acres of the total 49 acres to the YMCA of the Sandhills. In exchange, the YMCA will construct and operate a recreation facility.

Town Manager Parsons gave a brief overview and Mr. Rick Houpp, representing the YMCA, addressed the Council with more details of their plans. A needs-based assessment would be done by a third party on behalf of the YMCA before designing the proposed building to best meet the community's needs. Some options would include affordable childcare, an indoor pool and both physical and mental therapy options for veterans and their families.

Discussion ensued.

c. Consider User Agreement with Southern Pines Pickleball Club

The Southern Pines Pickleball Association (SPPA) has approached the Town about formalizing a user agreement, to include a \$16,000 contribution toward a Town construction project to convert existing tennis courts at Memorial Park into permanent pickleball courts. The SPPA has requested that the Town take steps to expedite this project. Staff will provide more details at the meeting, but next steps include: 1) execute a user agreement between the Town and SPPA; 2) accept a \$16,000 donation from the SPPA; 3) amend the FY 22-23 budget to account for the donation and expenditures; and 4) Town staff begins the contractor selection process in accordance with state purchasing statutes. Staff will forward the necessary items to Council for formal approval as these steps advance.

Town Manager Parsons gave an overview of the request and an update on the project.

Discussion ensued.

Michele Peele, representing the Southern Pines Pickleball Association, thanked the Councilmembers who attended their fundraiser/exhibition and spoke to some of the requests the Association are proposing.

6. REVIEW PROPOSED CONSENT AGENDA FOR MARCH 14, 2023 MEETING

a. Approve Ordinance #2058 Amending the FY 22-23 Budget in the Amount of \$9,850

Council previously approved the condemnation and demolition of the former house at 875 Clark Street. This work has been completed and this budget amendment represents the total amount of this work.

Town Manager Parsons gave an overview of the item to the Council.

b. Approve Two Appointments for the Library Advisory Board.

Staff asks that the Council consider the applications of Kira Shoenfelder and Shawna Fink to the Library Advisory Board.

Town Manager Parsons gave an overview of the item to the Council.

c. Approve Resolution #1041 for Resident Exemption from Curbside Solid Waste Collection

Effective July 1, 2023, GFL will discontinue back door garbage collection and curbside collection will become the standard for both garbage and recycling. GFL will provide back door service to residents who qualify for a medical exemption. Staff has drafted a policy which contains suggested criteria that will make a resident eligible for medical exemption from curbside collection for both garbage and recycling.

Town Manager Parsons gave an overview of the item to the Council.

d. Approve Interlocal Agreement with Moore County for Mobile311 GIS

The Town's Mobile311 system uses GIS to provide mapping data for certain work orders.

Town IT staff has worked with Moore County IT staff to replace the vendor's interface with a hosted solution through Moore County. The Town will enter into an interlocal agreement that outlines this arrangement.

Town Manager Parsons gave an overview of the item to the Council.

e. Approve Town Council Meeting Minutes for February 2023

Staff has prepared meeting minutes for the Council's approval.

- February 7, 2023
- February 14, 2023
- February 28, 2023

No corrections were noted.

7. APPLICATIONS FOR MARCH 14, 2023 EVIDENTIARY (QUASI-JUDICIAL) HEARING

a. SU-06-22: MidSouth Modifications (hearing continued from 02/14/23)

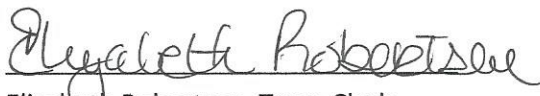
On behalf of Plantation Investors, LLC, Mr. Jeremy Sparrow with Koontz Jones Design has submitted an application for a special use permit and a major subdivision preliminary plat for various modifications to the MidSouth development. Modifications include adding two residential lots near the north entrance and subdividing off the property on which the north gatehouse is located. The subject property is identified as PIN: 857200264820 (PARID: 00041026701).

8. ADJOURNMENT

Councilmember Pate noted that March 7, 2023 is the 136th birthday of the incorporation of The Town of Southern Pines.

Upon motion by Councilmember Petersen, seconded by Councilmember Pate and carried unanimously, Council adjourned at 8:55 pm.

Respectfully submitted:


Elizabeth Robertson, Town Clerk

