

A regular meeting of the Carrboro Board of Aldermen was held on Tuesday, January 25, 1994 at 7:30 p.m. in the Town Hall Board Room.

**Present and presiding:**

Mayor	Eleanor Kinnaird
Aldermen	Michael Nelson
	Randy Marshall
	Hank Anderson
	Frances Shetley
	Jay Bryan
Town Manager	Robert W. Morgan
Town Clerk	Sarah C. Williamson
Town Attorney	Michael B. Brough

**Absent:**  
Alderman Jacquelyn Gist

**APPROVAL OF MINUTES OF PREVIOUS MEETING**

MOTION WAS MADE BY JAY BRYAN AND SECONDED BY RANDY MARSHALL THAT THE MINUTES OF JANUARY 18, 1994 BE APPROVED WITH CORRECTIONS. VOTE: AFFIRMATIVE ALL

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**ACCEPTANCE OF STREETS - WHISPERING HILLS SUBDIVISION**

Kenneth Withrow, the town's Transportation Planner, stated that on December 7, 1993, Mike Murray, President of the Whispering Hills Homeowners Association, addressed the Mayor and Board of Aldermen requesting that the town either accept the roads within the Whispering Hills Subdivision or that Lantern Way at its terminus with King Street be closed to through traffic. The Board requested that the town staff review Mr. Murray's request and report back to it as quickly as possible. Mr. Withrow stated that the town staff recommended that Mr. Murray's request for the town's acceptance of the streets be denied due to the fact that the streets do not meet public road standards.

Paul Verderber, President of the Whispering Hills Subdivision, stated that no vote had been taken by the Homeowners Association regarding the request that town accept the roads or that Lantern Way be closed to through traffic. Mr. Verderber stated that Lantern Way is 24 feet wide and South Peak Drive is 18 feet wide. Mr. Verderber stated that most of the homeowners are in favor of the closure of Lantern Way for security purposes.

It was the consensus of the Board to refer this request back to the Whispering Hills Homeowners Association to petition all the property owners of the development to determine their interest in closing Lantern Way at its terminus with King Street, that the Homeowners Association meet with the town staff to determine the costs of any improvements needed for the town to consider accepting the streets, and that the Homeowners Association conduct a traffic count to determine the destination of cars traveling through their subdivision.

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**REQUEST FROM PINEY MOUNTAIN SUBDIVISION**

Mr. Morgan stated that the Piney Mountain Subdivision has a failing community low-pressure pipe sewerage disposal system. They have requested that OWASA permit the City of Durham to serve a pressurized sewer line to the subdivision. The Piney Mountain Homeowners Association is requesting approval of this connection with the City of Durham from the Town of Carrboro, Orange County and the Town of Chapel Hill. Mr. Morgan recommended that the Board adopt a resolution supporting the extension of public sewer service to the Piney Mountain neighborhood.

John Marsh, a resident of the Piney Mountain neighborhood, stated that there are 58 home sites in the neighborhood and 34 are built out. Mr. Marsh stated that they are in an emergency situation and will work with all parties involved on the ownership of the sewer system. Mr. Marsh stated they the homeowners have already spent in excess of \$65,000 just getting to the current point in resolving the situation.

The following resolution was introduced by Alderman Randy Marshall and duly seconded by Alderman Hank Anderson.

A RESOLUTION SUPPORTING THE EXTENSION OF PUBLIC SEWER SERVICE  
TO THE PINEY MOUNTAIN NEIGHBORHOOD

## Resolution No. 36/93-94

WHEREAS, information from the Orange County Health Department indicates that the Piney Mountain neighborhood present low-pressure pipe system is failing; and

WHEREAS, soils in the majority of the drainfield area for the Piney Mountain wastewater system are unsuitable for subsurface wastewater absorption; and

WHEREAS, no other community wastewater systems appear to be feasible for this neighborhood.

NOW, THEREFORE, THE BOARD OF ALDERMEN OF ALDERMEN OF THE TOWN OF CARRBORO RESOLVES:

Section 1. The Board agrees in principle with the construction of a pump station and force main sewer that connects with the City of Durham sewer system designed to accommodate wastewater only from the currently approved lots in the Piney Mountain Subdivision.

Section 2. The Board requests the City Council of Durham and the Board of Directors of the Orange Water and Sewer Authority to take action to enable a connection of a sewer from the Piney Mountain neighborhood to the City of Durham wastewater system at the expense of the Piney Mountain property owners with the following conditions:

- a. The pump station and force main from the Piney Mountain neighborhood should be designed at a size sufficient to accommodate wastewater only from the currently approved lots in the Piney Mountain Subdivision.
- b. The service area boundary between OWASA and the City of Durham is not changed, the rural buffer is preserved and the decision in this case is based solely on providing a remedy for a public emergency as outlined herein.
- c. There should be an agreement among parties including the Piney Mountain neighborhood association, City of Durham, OWASA, Orange County and the Towns of Chapel Hill and Carrboro that no additional lots or tracts shall be connected to the pump station and force main without the approval of all the above-named governing bodies; and concurrence among the parties to the Joint Planning Agreement regarding the extension of sewer service to the Piney Mountain neighborhood.

Section 3. This resolution shall become effective upon adoption.

The foregoing resolution having been submitted to a vote, received the following vote and was duly adopted this 25th day of January, 1994:

Ayes: Michael Nelson, Randy Marshall, Hank Anderson, Eleanor Kinnaird, Jacquelyn Gist.

Noes: Frances Shetley, Jay Bryan

Absent or Excused: None

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#### PROPOSAL FOR SPACE NEEDS FOR TOWN HALL

James Harris, the town's Community and Economic Development Officer, stated that the police department, other Town Hall departments, and the Friends for a Carrboro Library have identified a need for additional space for operations and proposed programs. On November 16, 1993 the Board of Aldermen requested that the administration develop a Request for Proposals for architectural services to address the space needs of the police department. An alternate bid to determine the space needs of all town departments at Town Hall would be requested.

MOTION WAS MADE BY JAY BRYAN AND SECONDED BY RANDY MARSHALL THAT THE MANAGER BE AUTHORIZED TO ISSUE REQUESTS FOR PROPOSALS FOR AN ARCHITECT TO STUDY THE SPACE NEEDS OF THE POLICE DEPARTMENT WITH AN ALTERNATE BID REQUEST TO COVER THE SPACE NEEDS OF ALL TOWN DEPARTMENTS; THAT A SIX-MEMBER COMMITTEE BE ESTABLISHED TO REVIEW THE RFP'S FOR SERVICE AND SELECTION OF AN ARCHITECT TO BE RECOMMENDED TO THE FULL BOARD TO CONSIST OF TWO ALDERMEN, THE PUBLIC WORKS DIRECTOR, THE COMMUNITY AND ECONOMIC DEVELOPMENT OFFICER, POLICE CHIEF, AND

THE CHAIR OF THE APPEARANCE COMMISSION. VOTE: AFFIRMATIVE FIVE, NEGATIVE TWO (NELSON, KINNAIRD)

Mayor Kinnaird and Alderman Shetley volunteered to serve on the selection committee.

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#### OPEN SPACE ZONING ORDINANCE REVIEW

The Board continued its discussion of open space zoning concepts and how they compare with existing development options in the Town of Carrboro. This matter was requested by the Board at its 1993 Planning Retreat.

It was the consensus of the Board to direct the town staff and Town Attorney to prepare a draft ordinance amendment increasing the open space provisions of the Land Use Ordinance to 50%. The Board requested that the town staff notify the Planning Board and Small Area Planning Work Group that the Board has directed the town staff to prepare this amendment.

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#### PRELIMINARY STATUS REPORT: DESIGNING A PROCESS FOR COMPREHENSIVE QUALITY GROWTH AND COMMUNITY BUILDING STRATEGY

Alderman Bryan, the town's representative on The Shaping Orange County's Growth Steering Committee, presented a preliminary status report on designing a process for comprehensive quality growth and community building strategy.

The Board received the report.

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#### CANCELLATION OF FEBRUARY 15TH BOARD MEETING

The administration requested that the Board cancel its meeting scheduled for February 15, 1994 as this meeting follows the Planning Retreat scheduled for February 13th and 14th.

MOTION WAS MADE BY RANDY MARSHALL AND SECONDED BY MICHAEL NELSON THAT THE FEBRUARY 15TH BOARD MEETING BE CANCELED. VOTE: AFFIRMATIVE ALL

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#### STATUS OF POST OFFICE

Alderman Nelson requested a status report on the new post office construction.

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#### SIGNAGE ON JONES FERRY ROAD

Alderman Bryan requested that the town staff check with NCDOT concerning the installation of signage to indicate lanes on the newly constructed portion of Jones Ferry Road.

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#### COALITION FOR PUBLIC TRANSPORTATION

Alderman Shetley requested that a discussion of the Coalition for Public Transportation be scheduled and that Bill Hollman be invited to attend the meeting.

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#### APPOINTMENT TO ORANGE COUNTY EMERGENCY FAMILY SUPPORT AND SHELTER TASK FORCE

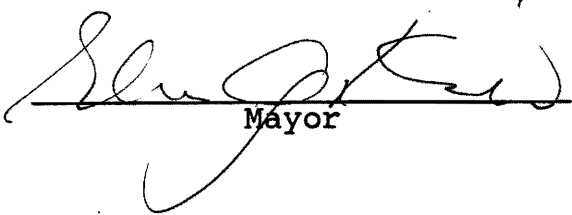
Mayor Kinnaird requested that James Harris serve as the town's representative on the Orange County Emergency Family Support and Shelter Task Force. In addition, the Board requested that Alderman Gist be asked to serve on this Task Force.

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MOTION WAS MADE BY RANDY MARSHALL AND SECONDED BY MICHAEL NELSON THAT THE MEETING BE ADJOURNED AT 10:43 P.M. VOTE: AFFIRMATIVE ALL

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Town Clerk

  
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Mayor