



Town of Carrboro

Town Hall
301 W. Main St.
Carrboro, NC 27510

Meeting Minutes Board of Aldermen

Tuesday, March 1, 2016

7:30 PM

Board Chambers - Room 110

Present: Mayor Lydia Lavelle, Alderman Damon Seils, Alderman Sammy Slade, Alderman Bethany Chaney, Alderman Michelle Johnson, Alderman Jacquelyn Gist

Also Present: David Andrews, Town Manager, Catherine Dorando, Town Clerk, Nick Herman, Town Attorney

Absent: Alderman Randee Haven-O'Donnell

REQUESTS FROM VISITORS AND SPEAKERS FROM THE FLOOR

Anita Badrock, a Board Member of the PTA Thrift Shop, asked the Board to support Phase II of the Capital Improvement Plan with an "in-kind" contribution from the Town of Carrboro by waving permitting and inspection fees.

MOTION WAS MADE BY ALDERMAN GIST, SECONDED BY ALDERMAN CHANEY TO REFER THIS ITEM TO STAFF FOR A REPORT BACK ON A FUTURE AGENDA ITEM.

Alena Callimanis, a resident of Camden Lane, talked to the Board about flooding concerns at Upper Bolin Creek associated with the Merin Road project in Chapel Hill and provided several pictures to demonstrate flooding issues. She requested that Carrboro become involved with the Merin Road project.

Julie McClintock, a resident of Beech Tree Court in Chapel Hill, stated that she hopes the previous presentation presents an opportunity to collaborate with the Town of Chapel Hill for flooding and stormwater concerns.

Alderman Chaney asked for Chapel Hill and Carrboro to work together to have a broader discussion regarding management of the watershed and an ongoing stewardship of the sensitive overlap that doesn't silo operations when it comes to the review of these type of projects.

Mayor Lavelle asked for the Town Manager to report back regarding what communication exists today.

David Andrews, Town Manager, stated that the Town is meeting with the Town of Chapel Hill to discuss stormwater management and ways to partner and he expects that he could be ready to report something back within the next couple of months.

Alderman Gist stated that she is looking to get everything out on the table regarding flooding issues so that the Town can develop a long-range plan with the County and the Town of Chapel Hill. She stated that this is a priority issue and that the County is a key player in this.

Alderman Seils noted that staff is already informed with the multiuse path flooding and that they have been working with NCDOT regarding the concerns that have been expressed.

EARTH HOUR RESOLUTION

A motion was made by Alderman Slade, seconded by Alderman Chaney, that this resolution be approved.

A RESOLUTION FOR PARTICIPATION IN EARTH HOUR ON MARCH 19th

WHEREAS, March 19th, 2016, 8:30-9:30 PM has been designated as “Earth Hour” by the World Wildlife Fund as a reminder that, by working together, people can make a positive impact in the fight against climate change;

WHEREAS, Carrboro is joining with others across the country and around the world to raise awareness and demonstrate commitment to addressing climate change by supporting “Earth Hour,” and;

WHEREAS, “Earth Hour” involves something quite simple:—turning off lights for one hour, and otherwise raising awareness and building a global commitment;

WHEREAS, “Earth Hour” is the largest event of its kind in the world;

WHEREAS, Carrboro has joined Cities for Climate Protection, and is committed to reducing greenhouse emissions;

WHEREAS, the Board of Aldermen adopted a climate protection resolution in December, 2009 and has formed an Energy and Climate Protection Task Force;

THEREFORE, the Carrboro Board of Aldermen, do hereby proclaim, March 19, 2016 from 8:30 – 9:30 p.m. as “Earth Hour” in Carrboro and call upon all residents and businesses of Carrboro to join in supporting the aims and goals of this effort.

FURTHERMORE, the Carrboro Board of Aldermen do hereby direct staff to send out a public service announcement to publicize “Earth Hour”.

This 1st day of March, 2016.

The motion carried by the following vote:

Aye: Alderman Seils, Alderman Slade, Alderman Chaney, Mayor Lavelle, Alderman Johnson and Alderman Gist

Absent: Alderman Haven-O'Donnell

ANNOUNCEMENT OF UPCOMING PUBLIC MEETINGS

David Andrews announced upcoming public meetings that occur within the next two weeks.

CHARGES ISSUED TO RECENTLY APPOINTED ADVISORY BOARD MEMBERS

Catherine Dorando issued charges to Bill Thompson and Robert Hash, appointed to the Economic Sustainability Commission; Tracy Gosseling, appointed to the Human Services Advisory Commission; Blake Rosser, appointed to the Planning Board; and Pasan Perera and Thomas Hoban, appointed to the Environmental Advisory Board.

APPROVAL OF PREVIOUS MEETING MINUTES

MOTION WAS MADE BY ALDERMAN SEILS, SECONDED BY ALDERMAN JOHNSON TO APPROVE THE MINUTES OF FEBRUARY 16, 2016 AND FEBRUARY 23, 2016, AS AMENDED. VOTE: AFFIRMATIVE SIX, ABSENT ONE (HAVEN-O'DONNELL)

CARRBORO FIRE-RESCUE RELIEF FUND BOARD MEMBER APPOINTED BY ELECTED OFFICIALS

The purpose of this item was for the Board of Aldermen to vote on the Carrboro Fire-Rescue Department Relief Fund member in order to satisfy General Statute 58-84-30.

A motion was made by Alderman Seils, seconded by Alderman Johnson, that this resolution be approved.

A RESOLUTION APPOINTING A MEMBER ELECTED BY THE CARRBORO BOARD OF ALDERMEN TO THE CARRBORO FIRE-RESCUE DEPARTMENT RELIEF FUND BOARD

The Carrboro Board of Aldermen hereby reappoint Mr. Boyd Ellington to the Carrboro Fire-Rescue Department Relief Fund Board with a term to expire January 2018.

This 1st day of March, 2016.

The motion carried by the following vote:

Aye: Alderman Seils, Alderman Slade, Alderman Chaney, Mayor Lavelle, Alderman Johnson and Alderman Gist

Absent: Alderman Haven-O'Donnell

FOLLOW-UP TO JANUARY 12TH DISCUSSION OF STORMWATER AND FLOODING

The purpose of this item was to provide the Board of Aldermen an opportunity to review costs of hydrologic studies and consider strategies for gathering public input on community experiences and concerns related to stormwater and flooding.

James Freeman, the Town's Public Works Director, made the staff presentation.

Henry Wells, representing the Town's Engineering Firm, Sungate Engineering, provided additional information related to the flooding and identified a proposed flood project prioritization.

Alderman Gist asked for the maps to be updated showing OWASA's easements accurately along with other owners.

MOTION WAS MADE BY ALDERMAN CHANEY, SECONDED BY ALDERMAN SEILS TO AUTHORIZE THE TOWN TO CONDUCT A COMPREHENSIVE HYDROLOGY AND HYDRAULIC STUDY FOR TOMS CREEK, PIEDMONT HEALTH, AND MORNING SIDE DRIVE. VOTE: AFFIRMATIVE SIX, ABSENT ONE (HAVEN-O'DONNELL)

Alderman Slade asked for information on how the flooding has shifted since Hurricane Fran.

Alderman Seils asked if the Town is still exploring funding options to pay for any recommended upgrades. David Andrews, the Town Manager, stated that staff will have policy options ready to provide to the Board that may include cost sharing possibilities.

Alderman Gist stated that she wants the Town to look at flooding throughout the Town and partner with the Town of Chapel Hill, Orange County, and OWASA. She asked for the plan to be developed that projects costs over time and has clear priorities. She stated that the NC State Agriculture Extension Agency would be a good partner and could offer funding sources and water experts.

Austin Brown, a resident of Melba Circle, discussed flooding damage at his property. He asked the Board to have a comprehensive strategy so that fixes upstream do not negatively affect those downstream.

Havala Pye, representing the HOA of Quarterpath Trace, stated that the areas between Robert Hunt Drive and Morningside Drive need to be included. Mr. Wells stated that those regions will be covered in the Morningside Drive Study.

CONSIDERATION OF TWO AFFORDABLE HOUSING FUNDING REQUESTS

The purpose of this item was for the Board to consider approving two funding requests from the Affordable Housing Fund.

Nate Broman-Fulks, assistant to the Town Manager, made the staff presentation.

Alderman Gist stated that she only has concern with the Land Banking proposal because it could inadvertently lead to increased gentrification at 115% AMI. She stated that she supports the other two funding requests.

Dan Levine, with Self Help, stated that the emphasis is on affordable housing for families and workforce housing. He focuses mostly on below 80% AMI and acknowledged that they are competing directly with student housing investors. He stated that they partner with Habitat for Humanity and the Community Home Trust.

Alderman Chaney stated that this is an opportunity for the Board to provide more assistance than has been provided in the past 6-7 years. She stated that at the time of sell of properties, Self Help could come back and ask the Board for more subsidy to keep the land bank property at 80% AMI. She stated that additional funding sources are currently focused on these initiatives and that Carrboro's assistance will insure getting the properties into the bank, as a first step. She also stated that Habitat for Humanity has expressed an interest to be more involved in the Lloyd-Broad area of the Northside community.

A motion was made by Alderman Chaney, seconded by Alderman Gist, that this resolution be approved.

**A RESOLUTION APPROVING A REQUEST FOR GRANT FUNDS FROM THE
AFFORDABLE HOUSING SPECIAL REVENUE FUND TO MAKE CRITICAL HOME
REPAIRS FOR CARRBORO RESIDENT CAROLYN EVANS**

WHEREAS, the Board of Aldermen on, June 27, 2007, by the adoption of resolution no. 244/2006-07 created the Affordable Housing Special Revenue Fund; and

WHEREAS, the creation of the fund is another way in which the Board can advance its goal of increasing and maintaining the stock of affordable housing within the Town and its planning jurisdiction; and

WHEREAS, the Affordable Housing Special Revenue Fund was also designed to provide critical home repair for Carrboro residents without the means to do it on their own; and

WHEREAS, Rebuilding Together of the Triangle has requested funding from the Affordable Housing Special Revenue Fund on behalf of Carrboro resident Carolyn Evans; and

WHEREAS, total cost of the repairs will be \$2,500; and

WHEREAS, Town Staff has reviewed the request and determined that it meets the criteria set forth in the Affordable Housing Special Revenue Fund and the Affordable Housing Goals and Strategies; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE TOWN OF CARRBORO:

Section 1. The Board of Aldermen approves the grant to Rebuilding Together of the Triangle on behalf of Carrboro resident Carolyn Evans for Critical Home Repairs in the amount of \$2,500.

Section 2. The Board of Aldermen authorizes the Town Manager to develop and execute an agreement as necessary to carry out the Board's action.

Section 3. This resolution shall become effective upon adoption.

This 1st day of March, 2016.

The motion carried by the following vote:

Aye: Alderman Seils, Alderman Slade, Alderman Chaney, Mayor Lavelle, Alderman Johnson and Alderman Gist

Absent: Alderman Haven-O'Donnell

A motion was made by Alderman Chaney, seconded by Alderman Gist, that this resolution be approved.

RESOLUTION APPROVING A REQUEST FOR GRANT FUNDS FROM THE AFFORDABLE HOUSING SPECIAL REVENUE FUND FOR LAND BANKING ACTIVITIES AND CRITICAL HOME REPAIRS IN CARRBORO'S NORTHSIDE NEIGHBORHOOD

WHEREAS, the Board of Aldermen on, June 27, 2007, by the adoption of resolution no. 244/2006-07 created the Affordable Housing Special Revenue Fund; and

WHEREAS, the creation of the fund is another way in which the Board can advance its goal of increasing and maintaining the stock of affordable housing within the Town and its planning jurisdiction; and

WHEREAS, the Affordable Housing Special Revenue Fund was also designed to provide funding for land banking and critical home repairs for Carrboro residents without the means to do it on their own; and

WHEREAS, Self-Help has requested funding from the Affordable Housing Special Revenue Fund for land banking activities, and critical home repairs through their Promise of Home program; and

WHEREAS, total cost of these activities will be \$55,000; and

WHEREAS, Town Staff has reviewed the request and determined that it meets the criteria set forth in the Affordable Housing Special Revenue Fund and the Affordable Housing Goals and Strategies; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE TOWN OF CARRBORO:

Section 1. The Board of Aldermen approves the grant to Self-Help in the amount of \$55,000.

Section 2. The Board of Aldermen authorizes the Town Manager to develop and execute an agreement as necessary to carry out the Board's action.

Section 3. This resolution shall become effective upon adoption.

This 1st day of March, 2016.

The motion carried by the following vote:

Aye: Alderman Seils, Alderman Slade, Alderman Chaney, Mayor Lavelle, Alderman Johnson and Alderman Gist

Absent: Alderman Haven-O'Donnell

A DISCUSSION OF LEGISLATIVE ISSUES FOR THE 2016 SHORT SESSION OF THE GENERAL ASSEMBLY

The purpose of this item was to facilitate a discussion of legislative issues to present to our local delegation at the breakfast.

Mayor Lavelle stated that the Town has received a request to sign on as an amicus brief regarding support of the President's Action on Immigration. The Board agreed that the attorney could sign-on to support.

It was requested that the Town Clerk send the Board of Aldermen last year's goals and that the Board would email any changes to the Clerk to present to the delegates during the 2016 Legislative Breakfast.

ADJOURNMENT

MOTION WAS MADE BY ALDERMAN GIST, SECONDED BY ALDERMAN SEILS TO ADJOURN THE MEETING. VOTE: AFFIRMATIVE SIX, ABSENT ONE (HAVEN-O'DONNELL)