



# Town of Carrboro

## Meeting Minutes

### Board of Aldermen

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

Tuesday, January 16, 2018

7:30 PM

Board Chambers - Room 110

**Present:** Mayor Lydia Lavelle, Alderman Sammy Slade, Alderman Barbara Foushee, Alderman Jacquelyn Gist, Alderman Randee Haven-O'Donnell, Alderman Damon Seils

**Absent:** Alderman Bethany Chaney

**Also Present:** David Andrews, Town Manager, Rebecca Buzzard, Deputy Town Clerk, Kevin Hornik, Town Attorney

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#### **POETRY READING, RESOLUTIONS, PROCLAMATIONS, AND ACKNOWLEDGEMENTS**

Gary Phillips, the Town's Poet Laureate, read a poem entitled, "A Toast," by Wendy Videlock.

Town Manager, David Andrews, introduced the new Public Works Director, Joe Guckavan, to the Board. Alderman Seils thanked Anita Jones-McNair for her work as Interim Public Works Director.

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#### **ANNOUNCEMENT OF UPCOMING MEETINGS**

The Deputy Town Clerk, Rebecca Buzzard, announced the upcoming regular public meetings.

Mayor Lavelle announced that the new website had gone live. She thanked everyone for their hard work.

Alderman Foushee questioned whether current registrations to receive alerts from the Town would be affected by the new website. The Mayor noted that Julie Eckenrode indicated there should be no effect to the current alert registrations – they should all transfer over.

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#### **REQUEST TO CONSIDER RESOLUTION TO CONTINUE PARTICIPATION IN THE TRANSPORTATION DEMAND MANAGEMENT PROGRAM**

The purpose of this item was for the Board of Aldermen to consider authorizing the Town Manager to Execute a Memorandum of Agreement with the Town of Chapel Hill for Carrboro's participation in the Regional Transportation Demand Management program for FY2018-2019.

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

**A RESOLUTION AUTHORIZING THE MANAGER TO EXECUTE A MEMORANDUM OF AGREEMENT WITH THE TOWN OF CHAPEL HILL FOR CARRBORO'S PARTICIPATION IN THE REGIONAL TRANSPORTATION DEMAND MANAGEMENT PROGRAM FOR FISCAL YEAR 2018-19**

WHEREAS, the North Carolina Department of Transportation, Capital Area MPO, and Durham- Chapel Hill-Carrboro MPO have provided funding to the Triangle J Council of Governments to support Transportation Demand Management activities in the region; and

WHEREAS, the Triangle J Council of Governments has issued a call for Transportation Demand Management grant applications for FY18-19; and

WHEREAS, the Town of Carrboro has partnered with the Town of Chapel Hill since 2010 on Transportation Demand Management program promotions; and

WHEREAS, Carrboro has developed a set of Transportation Demand Management activities as a sub-recipient of the Town of Chapel Hill's FY18-19 Transportation Demand Management grant application;

NOW, THEREFORE, BE IT RESOLVED by the Board of Aldermen of the Town of Carrboro that the Board approves continued participation in an application for regional Transportation Demand Management funding in FY18-19, and authorizes the Town Manager to execute a Memorandum of Agreement with the Town of Chapel Hill for that purpose.

This the 16<sup>th</sup> day of January, 2018.

**The motion carried by the following vote:**

**Aye:** Mayor Lydia Lavelle, Alderman Sammy Slade, Alderman Barbara Foushee, Alderman Jacquelyn Gist, Alderman Randee Haven-O'Donnell, Alderman Damon Seils

**Absent:** Alderman Bethany Chaney

Alderman Slade raised the issue of money for the open streets event. He stated that he hoped the comprehensive plan included a broader vision to include Transition Area 2 and promotion of the free bus service for the transportation demand management.

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**GENERAL FUND BUDGET ORDINANCE AMENDMENT**

The purpose of this item was for the Board to amend the adopted FY 2017-18 budget ordinance to recognize additional revenues and appropriate them for use.

**A motion was made by Alderman Haven-O'Donnell, seconded by Alderman Foushee, that this resolution be approved.**

**AMENDMENT TO ANNUAL BUDGET ORDINANCE FY 2017-18**  
Ordinance No. 12/2017-18

WHEREAS, the Town Board of the Town of Carrboro on June 20, 2017 adopted annual budget ordinance number 23/2016-17 for the fiscal year beginning July 1, 2017 and ending June 30, 2018; and

WHEREAS, it is appropriate to amend certain budget accounts in the general fund to provide for increased revenues and expenses for the reasons stated.

NOW, THEREFORE, BE IT ORDAINED, that in accordance with authority contained in G.S. 159-15, the following revenue and expense accounts are amended as shown and that the total amount for the funds are herewith appropriated for the purposes shown:

ACCOUNT CODE			ACCOUNT NAME	CURRENT BUDGET	INCREASE (DECREASE)	REVISED BUDGET
ORG	OBJECT	PROJ				
6604	436202	54220	FREIGHT TRAIN BLUES REVENUE	\$ -	\$ 7,500.00	\$ 7,500.00
623	504703	54220	FREIGHT TRAIN BLUES EXPENSE	\$ -	\$ 7,500.00	\$ 7,500.00
421	433500		ECON. DEV. MISC. REVENUE	\$ -	\$ 53,000.00	\$ 53,000.00
421	504500		CONTRACT SERVICES	\$ 47,785.00	\$ 53,000.00	\$ 100,785.00
6604	433500		REC. & PARK MISC. REVENUE	\$ 18.00	\$ 5,000.00	\$ 5,018.00
623	TBD		ACTIVE LIFE PROGRAMS	\$ -	\$ 5,000.00	\$ 5,000.00

REASON: To recognize revenues from the Carrboro Tourism Development Authority for support of the Freight Train Blues Series and the design of a comprehensive wayfinding program; and the donation from the Carol Woods Retirement Community.

**The motion carried by the following vote:**

**Aye:** Mayor Lydia Lavelle, Alderman Sammy Slade, Alderman Barbara Foushee, Alderman Jacquelyn Gist, Alderman Randee Haven-O'Donnell, Alderman Damon Seils

**Absent:** Alderman Bethany Chaney

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**A RESOLUTION DECLARING TWO REFUSE TRUCKS AS SURPLUS AND AUTHORIZING THE SALE ON GOVDEALS**

The purpose of this item was to request the Board to adopt a resolution which declared the refuse trucks as surplus property and authorized the sale of these items on GovDeals, an online auction.

**A motion was made by Alderman Haven-O'Donnell, seconded by Alderman Foushee, that this resolution be approved.**

**A RESOLUTION DECLARING TWO REFUSE TRUCKS AS SURPLUS PROPERTY AND AUTHORIZING THE SALE BY ONLINE AUCTION**

WHEREAS, Article 12 of the General Statutes, Chapter 160A, authorizes the Town to dispose of personal property; and

WHEREAS, the Town desires to dispose of surplus property.

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

Section 1: The following items of Town personal property are hereby declared surplus:

2001 Volvo Frontloader  
2004 Autocar Sideloader

Section 2: The Town Manager is hereby authorized to dispose of the surplus property listed in Section 1 at GovDeals online auction.

Section 3: The auction listed in Section 1 will begin February 1, 2018 at 10:00 AM and end February 15, 2018 at 9:00 PM. Bids can be placed online at [www.govdeals.com](http://www.govdeals.com).

Section 4: Advertisement of the online auction will be posted to the Town of Carrboro website not less than 10 days before the date of the auction.

Section 5: The terms of the sale shall be to the highest bidder. Items specifying a minimum bid price shall be to the highest bidder equaling or exceeding the established minimum. All sales shall be designated final on the day of the auction.

Section 6: All items shall be sold on an "as is" and "where is" basis and the Town makes no guarantee of merchantability or any other implied or express warranty and assumes no responsibility for any of the items.

Section 7: This resolution shall become effective upon adoption.

This the 16<sup>th</sup> day of January, 2018.

**The motion carried by the following vote:**

**Aye:** Mayor Lydia Lavelle, Alderman Sammy Slade, Alderman Barbara Foushee, Alderman Jacquelyn Gist, Alderman Randee Haven-O'Donnell, Alderman Damon Seils

**Absent:** Alderman Bethany Chaney

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## **COMMUNITY CLIMATE ACTION PLAN IMPLEMENTATION UPDATE**

The purpose of this item was to update the Board on Community Climate Action Plan implementation efforts.

Patricia McGuire, the Town's Planning Director, made the staff presentation and updated the Board on the Community Climate Action Plan. This was the second installment of quarterly updates. The goal is to cut emissions per capita by 50% by 2025. Director McGuire provided an overview of the proposed implementation schedule.

This plan will create a strategic process for community integration, energy efficiency, transportation, renewable energy, eco-system protection and enhancement, and food choice measures. The One-Year Plan will establish community champions, begin LED conversion of street lights, begin implementation of solid waste strategies, and fully implement the Storm Water Utility. Electric Vehicle charging stations are also a priority in order to reduce greenhouse gasses. Duke Energy reported that there have been 328 unique uses of the Electric Vehicle stations in Carrboro, and they have been able to collect data that shows a reduction in greenhouse gases since implementation.

Alderman Haven-O'Donnell asked what type of information was needed in order to find the usage data. Patricia McGuire stated that it appears that zip codes are being used. Alderman Foushee asked if the usage is evenly distributed. Alderman Slade would like to see the formula used to calculate the count of greenhouse gasses saved because electricity is fossil fuel generation based and there is a lot of energy expended in the transmission of electricity itself. The Planning Director responded that she will research further and come back to the board with an update.

Alderman Slade reminded everyone that the town through the League of Municipalities had tried, during the last Duke Energy rate case, to get tariffs for street lights like the ones that were available through Progress Energy that Asheville took advantage of (before Duke Energy bought the company out) that allowed Asheville to make a return on investment, on the investment/implementation of LED street lights, within 5 years. That process led to an understanding that an attempt to get favorable tariffs for municipalities in Duke Energy territory should happen again when a new Duke Energy rate case were to happen. That new rate case has been announced for next year. He shared that he has been communicating with town attorneys and an attorney from the city of Durham (which is intervening on the rate case) to see how the Town of Carrboro may intervene or express their interests. He expressed interest in learning more about the current conversations that the town has been having with Duke Energy on implementing LED street lights using Duke Energy's current LED street light tariffs but he said he was more interested in getting the tariff that represents a 5 year return on investment then using the current tariff that Duke Energy is providing, which represents a 25 year return on investment. He described the current Duke Energy LED street light tariff to represent robbery, especially at this time when climate change is so urgent, the Town shouldn't allow the people who are causing climate change to get away with essentially murder and at the same time charge us for it. He expressed the need to capture that wasted money so that the town can reinvest the savings towards other town climate change initiatives. He expressed that pursuit of a better tariff as opposed to using their current tariff would put

the Town in a better situation and allow for other communities throughout Duke Energy's territories to benefit too. He asked the Town to find out whether the League of Municipalities will be intervening in that rate case or not.

Alderman Slade also requested a timeframe for when an climate change action plan implementation committee may get set-up, recognizing that the staff liaison who would serve on such a committee has not been hired yet and that there are other logistics, such as neighborhood maps, etc. that need to be created. The Planning Director stated that the process for hiring the planner is underway and that once that person is hired the various next steps will be pursued, including the advisory board and neighborhood champions.

The Planning Director plans to implement these strategies, including ways to garner community input, after a new Environmental Planner is hired. She noted that Planning has been looking at ways to create neighborhood groups that are more representative of the community. They will take a proactive and broad look at community needs and an intern has been working on the neighborhood question.

Alderman Slade also requested an update of the town's internal climate action plan and requested that the update include information on how well the Town is achieving the stated goals. He pointed out that the LED street light project would represent significant ghg emission savings for the town and that since this project is stalled there are other areas the town must pursue that also represent large opportunities for reducing our ghg emissions, specifically he mentioned transitioning our vehicle fleet and pursuing building energy efficiency.

Alderman Gist noted that the issue of trash pickup had public health implications and that the town needed to proceed carefully with implementation of any solid waste changes. She reminded the staff that just because an item is on an update, it does not mean the item has been greenlighted. Town Manager Andrews suggested the Town try a pilot program first, but the item would come back to the Board before any action was taken.

Mayor Lavelle is excited that the Town will have a Communications Manager because that will allow for better neighborhood communication. Director McGuire spoke about the current efforts underway to look at different communication channels involving looking outside of the traditional neighborhood boundaries.

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## **DISCUSSION OF ROAD AND SIDEWALK REQUIREMENTS**

The purpose of this agenda item was to provide the Board with an opportunity to have a policy discussion relating to the road and sidewalk requirements in the Land Use Ordinance.

Tina Moon, Planning Administrator, presented on the road and sidewalk requirements. She noted that last summer the Board adopted a text amendment and that there was interest in having a larger discussion. The Article requires street and sidewalk connections wherever possible.

Alderman Gist sought clarification as to the origins of the request and asked what Town property is of concern. Mayor Lavelle stated that this conversation had been delayed until after the MLK Park was approved. Alderman Slade noted that this was done to make sure any changes would not interfere with prior planning for the Park. The ordinance would read that the Town, in lieu of creating road connectivity, would have biking and pedestrian connectivity. He wants to amend the

Ordinance by adding the following clause, “if the right of way street is replaced by a bicycle and pedestrian connection.” The intent is if a road for cars is not completed, at least there will still be connectivity. He made clear his support of the notion that any changes will not affect the MLK Park. Mayor Lavelle said that a hearing would be needed to formalize the change. Alderman Haven-O’Donnell expressed a desire to have a list of potential places that would be impacted. Alderman Seils clarified that the change would only apply to town owned properties and would not be retroactive.

A MOTION WAS MADE BY ALDERMAN SLADE, SECONDED BY ALDERMAN SEILS, THAT STAFF COME BACK FOR A PUBLIC HEARING DIRECTED TOWARDS AN AMENDMENT TO THE LAND USE ORDINANCE WHICH WAS ADOPTED LAST JUNE TO ADD LANGUAGE SIMILAR TO, “IF THE RIGHT OF WAY STREET IS REPLACED BY A BICYCLE AND PEDESTRIAN CONNECTION.” THE MOTION CARRIED BY THE FOLLOWING VOTE: AFFIRMATIVE SIX, ABSENT ONE (CHANEY).

Alderman Seils clarified that this motion was made with the understanding that the Board is directing staff to initiate a text amendment.

Alderman Slade noted that The Park Slope Development was created without the developer having to build the sidewalks themselves. He wanted staff to look into how to make sure developers are required to do that. Mayor Lavelle suggested staff research this matter.

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### **DISCUSSION OF OPTIONS FOR THE 2018 BOARD OF ALDERMEN RETREAT**

The purpose of this item was for the Board of Aldermen to discuss various options for a Board retreat.

Mayor Lavelle provided questions the board will need to ponder and noted that it is usually a half day retreat on a Sunday. The Mayor opened the floor as to location of the retreat and asked for possible topics to be discussed. Alderman Gist would like to go to the Rizzo center and suggested “gentrification” as a topic. More specifically, delving into the gentrification of Carrboro – rising income levels, growing income gap, the cost of rental housing, the cost of doing business here, who is moving here, and who is moving out. She would like topics like affordability, housing, and transportation to be considered. The Town could be a leader by looking not only at the poor, but at the loss of the middle class.

Alderman Slade stated that it is sometimes hard to discern if something is a retreat topic or a work session topic, he said many times we have retreat topics that could be accomplished during work sessions. He said a topic of interest for him is: given the fact that the threshold for development in Transition Area I, that triggers an opening for development in transition Area II, is about to be met, there is an opportunity to look back on how Transition Area I has been developed and capture the lessons learned and come to some understanding of what vision the Board may have for transition Area II. He said that he would like for us to at some point - through the retreat or through various work sessions have that discussion. That the discussion should include information on what the Northern Study Area says about Transition Area II and other relevant background for having a good discussion that can help the Board set a course on what should happen there. Mayor Lavelle said both were good topics.

Alderman Haven-O’Donnell would like to talk about affordability from a broad landscape perspective, not just housing. She questioned, what is making Carrboro unaffordable on multiple levels and the

demographic impact of this change. She stated that people are worried about being able to age in place in Carrboro, and that there is anxiety in the community about this topic.

Alderman Seils stated that last year's retreat topic was the stormwater management utility, and the retreat was a useful way to spend time on a concrete issue that required decisions and direction from the Board. He stated that he appreciates the importance of the suggested topics but that he is not convinced a retreat is necessary every year. On the issue of affordable housing, the Board recently appointed its Affordable Housing Advisory Commission, which is working on implementation of the affordable housing plan. Alderman Gist said that this committee does not include businesses. Alderman Seils stated that the Town's newly revised economic development strategy was recently approved by the Board as a roadmap for the Economic Sustainability Commission. He stated that he believes the advisory boards should be given time to make progress on the implementation of these plans. Seils stated he will participate wholeheartedly if the majority of the Board wants to hold a retreat, and he believes it would be best to focus on a single topic.

Mayor Lavelle noted that the timing is flexible, and said that these are all great topics but acknowledged that a retreat is a big commitment of money, staff, and time, and these factors should be considered as well. Alderman Foushee asked if it could be pushed later in the year and stated that she is in favor of a one-topic approach.

At Mayor Lavelle's direction, Aldermen Foushee, Haven-O'Donnell, and Gist volunteered to form a committee to meet and discuss the need for a retreat and other logistics. They will target April, May, or early June, and targeted toward one topic. That group was tasked with coming back with an agenda item. The Communications Manager should be in place by then and could help facilitate the process.

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### **MATTERS BY BOARD MEMBERS**

Alderman Gist stated that the Town is in the middle of a severe drought and that there is a lack of discussion on this topic. OWASA has a new plan and management style, where residents are always conserving water, but the sign says that the area is at 65% under capacity. Mayor Lavelle requested that staff get an update from OWASA. Alderman Slade said OWASA has a protocol for this circumstance.

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### **ADJOURNMENT**

MOTION WAS MADE BY ALDERMAN SEILS, SECONDED BY ALDERMAN SLADE, TO ADJOURN THE MEETING. VOTE: AFFIRMATIVE SIX, ABSENT ONE (CHANNEY).