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CONTINUATION FROM 01-09-06
JANUARY 17, 2006

The Aberdeen Board of Commissioners met Tuesday, January 17, 2006 at 5:30 p.m. for a continuation from the regular Board meeting of Monday, January 9, 2006. Members present were Mayor Elizabeth Mofield and Commissioners Robbie Farrell, Pat Ann McMurray, Arthur Parker, Donna Shannon and Walter Wright. Others in attendance were Town Manager Bill Zell, Planning Director Giles Hopkins, Town Clerk Nancy Matthews and Leigh Baggs, Parks & Recreation Director.

Mayor Mofield called the meeting to order. She stated there were two items for discussion and consideration for action.

1. Application for Conditional Use Permit CU#05-13 submitted by Bonnie McPeake for a Business Planned Development to be located behind and to the north and west of Aberdeen Commons.

Planning Director Giles Hopkins informed the Board that the existing sign at Aberdeen Commons is just less than eighteen (18) feet in height. He stated the new sign for the hotel can go to a maximum of twenty-five (25) feet as allowed under the Town's zoning code. He stated the Board can make the decision as to the height as an additional condition to the conditional use permit.

After some discussion, a motion was made by Commissioner Parker, seconded by Commissioner McMurray, to make Findings A-G with additional conditions as follows:

- A. That the establishment, maintenance, or operation of the conditional use will not be detrimental to or endanger the public health, safety, morals, comfort or general welfare;
- B. That the conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted or substantially diminish and impair property values within the neighborhood;
- C. That the establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district;

- D. That the exterior architectural appeal and functional plan of any proposed structure will not be so at variance with either the exterior architectural appeal and functional plan of the structures already constructed or in the course of construction in the immediate neighborhood or the character of the applicable district as to cause a substantial depreciation in the property values within the neighborhood;
- E. That adequate utilities, access roads, drainage and/or necessary facilities have been or are being provided;
- F. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
- G. That the conditional use shall, in all other respects, conform to the applicable regulations of the district in which it is located except as such regulations may in each instance be modified by the Board of Commissioners pursuant to the recommendation of the Planning Board. And additional conditions added: 1) Permitting the height of the hotel building of fifty-eight (58) feet and a shopping center-type sign at US 15/501 as shown in the application; as long as it meets the requirements of the sign sections of the zoning code and does not exceed twenty (20) feet in height from the ground. Should any of the above conditions or any of the additional conditions hereto be invalid, this permit shall become null and void and of no effect: And to approve Application for Conditional Use Permit CU#05-13. Seconded by Commissioner McMurray. Motion unanimously carried.

2. Consideration of adoption of the Master Plan Design for Aberdeen Lake Park.

Ms. Leigh Baggs, Parks & Recreation Director, informed the Board that there were several things that would need to be approved pertaining to the PARTF Grant Application in order to proceed.

Ms. Baggs informed the Board in order to proceed and have the grant application in by January 31st; there were several items that would have to be approved. She also informed the Board that by proceeding with the grant application, there were several options in which not to proceed: 1) Withdraw the application; 2) Grant could be turned down; 3) Delay the project and re-apply in the next fiscal year.

There was a lengthy discussion pertaining to how the Town plans to finance this project and whether to proceed with the grant application. Manager Zell is to check with several different banking institutions to come up with some figures and bring back to the January 31st Work Session. He is to contact the LGC and also Representative Richard Morgan to see if there are other avenues in which to help finance this project.

After further discussion, a motion was then made by Commissioner Shannon, seconded by Commissioner McMurray, to approve the **Master Plan for the Aberdeen Lake Park**. Motion unanimously carried.

A motion was then made by Commissioner McMurray, seconded by Commissioner Shannon to approve the **Comprehensive Park and Recreation Plan**. Motion unanimously carried.

A motion was then made by Commissioner McMurray, seconded by Commissioner Shannon, to approve **the 3-5 Year Capital Improvement Plan for the Aberdeen Lake Park**. Motion unanimously carried.

A motion was then made by Commissioner Shannon, seconded by Commissioner McMurray, to approve the **Aberdeen Lake Park Recreation Center Floor Plan to submit with the grant application**. Motion unanimously carried.

A motion was then made by Commissioner Shannon, seconded by Commissioner McMurray, that the Town of Aberdeen apply for a **PARTF Grant in the amount of \$500,000.00 to include Items 1, 2, 3, 6, 10 and 12 of the Aberdeen Lake Park Master Plan**. Motion unanimously carried.

Ms. Baggs informed the Board the earliest they would hear pertaining to the grant would be May and money would not be distributed until July, 2006. She also informed the Board if they decide to withdraw from the grant application, then this should be done by April 1, 2006 in order not to tarnish future grant applications.

3. Moore County Summit Meeting Update.

Manager Zell informed the Board there would be a Moore County Summit Meeting on February 28th at the Clubhouse at Little River Farm. This meeting would be to decide on what project to proceed with. He stated he would give them more information at the January 31st Work Session.

With no further items for discussion or consideration, a motion was made by Commissioner Parker, seconded by Commissioner Farrell, to adjourn the meeting. Motion unanimously carried.

Nancy M. Matthews, Town Clerk

Elizabeth B. Mofield, Mayor