

**MINUTES
WORK SESSION
APRIL 27, 2006**

The Aberdeen Board of Commissioners met Thursday, April 27, 2006 at 5:30 p.m. for their regular Work Session. Members present were Mayor Elizabeth Mofield and Commissioners Pat Ann McMurray, Robbie Farrell, Arthur Parker, Donna Shannon and Walter Wright. Others in attendance were Town Manager Bill Zell, Town Clerk Nancy Matthews, Deputy Planning Director Ben Warren, Town Attorney T. C. Morphis and Matthew Moriarity, Reporter for the Pilot. There were several developers also in attendance.

Mayor Mofield then called the Work Session to order. She stated there were several items for review and discussion.

1. Proposed Zoning Code Text Amendment regarding sidewalk requirements in all zoning districts within the Town of Aberdeen.

Town Manager Bill Zell stated this amendment was drafted after the Board requested an amendment pertaining to sidewalks in both commercial and residential areas.

Deputy Planning Director Ben Warren stated this amendment will require sidewalks on both sides of the street in all commercial and residential districts if deemed appropriate. He stated a fee in lieu option has also been created in which the developer will pay a fee rather than construct sidewalks and these fees could be placed in a designated fund for construction of future sidewalks. He stated this amendment will allow developers to use concrete, brick pavers, etc. for the installation of sidewalks. He stated a Public Hearing is scheduled for Monday, May 8th.

Commissioner Wright stated the Town should place sidewalks up Highway #1. **Agenda item as Public Hearing.**

2. Application for Preliminary Plat Review PLP#06-01 submitted by Hobbs, Upchurch & Associates for the Bonnie Brook Subdivision.

Mr. Warren stated that this item was sent back to the Planning Board for further review. He stated after further review, the recommendation of the Planning Board to the Town Board was to approve without further

changes to Preliminary Plat PLP#06-01. He stated the Planning Board felt, at this time, it was not feasible to place sidewalks on this particular section of road.

An engineer with Hobbs, Upchurch & Associates, informed the Board that the problem pertaining to installing a sidewalk on this portion of Poplar Street is that DOT will require the installation of curb and gutter. He stated it will also require storm drains and this will cause additional water runoff.

Mayor Mofield stated this item had previously been postponed due to the Board requesting the installation of sidewalks. She stated the Board could go ahead and act on this item at this Work Session. A motion was then made by Commissioner Parker, seconded by Commissioner Wright, to approve Application for Preliminary Plat Review PLP#06-01 for Bonnie Brook Subdivision. Motion unanimously carried.

3. Application for Preliminary Plat Review PLP#06-02 submitted by Stafford Land Company for the Sandy Springs Subdivision.

This item was discussed at length. The Board had concerns pertaining to the interpretation of "Open Space". This item will go back to Stafford Land Company for possible changes. The Board requested that the Town staff meet with Mr. Bob Stafford to discuss possible changes to the amended preliminary plat.

4. Resolution Seeking N. C. General Assembly Funding for the Support of the Fort Bragg/Pope Air Force Base Regional Land Use Advisory Commission (RLUAC).

Manager Zell stated that Giles Hopkins represents the Town on this Advisory Commission. He stated this resolution allocates funding for the support of the RLUAC budget. He stated Aberdeen has been a member and supporter of RLUAC since its beginning in 1991 and currently is paying annual dues of \$250.00. He stated this would be on the agenda for adoption. Agenda item as Consent.

5. Proclamation dedicating May 15, 2006 as Peace Officers Memorial Day and the week of May 15-21, 2006 as Law Enforcement Officers Week.

Agenda item as New Business.

6. Proposed changes to Personnel Policy.

The Board then reviewed the proposed changes that were discussed pertaining to the personnel policy:

- a. Change the amount of longevity.
- b. On medical insurance, delete the medical supplement.
- c. Delete under Section 7, Insurance for Retirees, #c and #d, leaving the Town will pay up to 50% with twenty years or more of service.
- d. Upon effective date of adoption, any employee currently hired will go by the old policy. **Agenda item as Old Business.**

7. Other Business.

- a. Mr. T. C. Morphis, Attorney for the Town of Aberdeen, was in attendance of the meeting to review with the Board certain legal documents that needed consideration for the Board's approval. He stated these documents pertained to the proposed Legacy Golf Links. **Agenda item as New Business.**
- b. Commissioner McMurray requested that the area around Talbooth Street be cleaned up.
- c. Manager Zell stated that bids for surplus items will be opened on Friday, May 5th at 2:00 p.m. Commissioner McMurray wanted some of these surplus items to be sent to help the Katrina victims.
- d. Manager Zell informed the Board that a pre-construction meeting was held pertaining to the elevated tank to be constructed to serve Legacy Links. He stated it will take six to seven months to complete this project.
- e. Manager Zell informed the Board of the engineering report on the Depot. He stated he would like to have Rickie get an estimate and see if we can get additional funding from DOT toward this project.

- f. Manager Zell stated he and staff from Hobbs, Upchurch & Associates, will be traveling to Raleigh for a meeting pertaining to the Midway CDBG Sewer Project. He stated this item is back on the table.

8. Adjourn

With no further items of business, a motion was made by Commissioner Parker, seconded by Commissioner Farrell, to continue the Work Session to Tuesday, May 2, 2006 at 5:30 p.m. to meet with McGill Associates pertaining to financial funding for the proposed Lake Park Facility and to begin the budget process. Motion unanimously carried.

Nancy M. Matthews, Town Clerk

Elizabeth B. Mofield, Mayor