

**ABERDEEN BOARD OF COMMISSIONERS
MINUTES OF
OCTOBER 3, 2006 WORK SESSION
5:30 P.M.**

The Aberdeen Board of Commissioners met Tuesday, October 3, 2006 at 5:30 p.m. for their Work Session which had been changed from September 28, 2006. Members present were Mayor Elizabeth B. 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, Planning Director Giles Hopkins, Deputy Planning Director Ben Warren and Mary Griffin from the Moore County Independent Newspaper. Mr. Ray Ogden of Partners In Progress was also in attendance.

1. Public Hearing for the Berkley Community Revitalization Grant.

Manager Zell informed the Board that this grant will be about \$1,000,000 but some of the money will have to be spent for water/sewer infrastructure, roads, streets and sidewalks. He stated \$150,000 of the grant money will go towards the construction of some houses. He stated this grant will be administered by All American Associates. He also stated this grant application will have to be submitted by December 1, 2006. He then stated this Public Hearing is part of the grant application requirements. **Agenda item as Public Hearing for October 9, 2006.**

2. Public Hearing on Conditional Use Permit Application CU#06-02 pertaining to a proposed telecommunications antenna structure co-locating on an existing water tank located at 135 Dawkins Street, Aberdeen, N. C.

(a) Site Plan Review Application SP#06-07 pertaining to a proposed telecommunications antenna structure co-locating on an existing water tank located at 135 Dawkins Street, Aberdeen, N. C., in conjunction with Conditional Use Permit Application CU#06-02.

Deputy Planning Director Ben Warren, informed the Board that the Town ordinance requires telecommunications antenna have a conditional use permit. He stated the site plan has also been submitted with the conditional use application as required by the Town's ordinances. He

stated the staff has reviewed the application and that it meets all the requirements of the ordinance. He also stated, after the Public Hearing, this item will go back to the Planning Board for further review. **Agenda item as Public Hearing for October 9, 2006.**

- 3. Application for Site Plan Review SP#06-06 by Stafford Land Company for a contractor's building to be located at 354 Parkway Drive, Aberdeen.**

Planning Director Giles Hopkins stated this contractor's building will be located at 354 Parkway Drive. He stated the plans as submitted will be similar to a plumbing business already located in this area. He stated this building will be a permanent structure and will also be used as an office. He stated the site plan has met all requirements as specified in the Town ordinances. **Agenda item as New Business for October 9, 2006.**

- 4. Petition requesting voluntary contiguous annexation by William and Edna Williams.**

Deputy Planning Director Ben Warren informed the Board that a petition for voluntary contiguous annexation had been submitted by William & Edna Williams. He stated the property in question is located at 811 Magnolia Drive and is in the R-16 Residential District. He stated the property abuts the Town limits on the west and south sides. He stated that staff has met with Public Works Director Rickie Monroe and determined it feasible to provide water, sewer and trash pick-up services to this property. The Board had some concerns pertaining to Town expenses of tapping onto the water and sewer systems. This issue will be clarified and information will be forwarded for the regular Board meeting. **Agenda item as New Business for October 9, 2006.**

- 5. Petition requesting voluntary contiguous annexation by Mr. Kenneth Howell.**

Deputy Planning Director Ben Warren informed the Board this property is located at 10327 NC Highway 211. He stated this tract is located in both the GC General Commercial District and the R-20 Residential District. He stated the property abuts the Town limits of the northeast corner. He also stated the staff has met with Public Works Director Rickie

Monroe and has determined it feasible to provide Town services to this property. **Agenda item as New Business for October 9, 2006.**

6. Revised floor plan for the Aberdeen Lake Building.

Manager Zell informed the Board that he, Leigh Baggs, Commissioners Pat Ann McMurray and Robbie Farrell met with the architects pertaining to the proposed Lake Park facility. He stated after some review, the architects will be going back to the drawing board for further revisions. He stated the reconfiguration will be so that the back portion on the lake side can be added at a later date. He stated he hoped to have this revised floor plan ready for the Board's review by the October 9th Board meeting.

7. Other business.

- a. Manager Zell informed the Board of the upcoming Sardine Festival for Friday, October 13th to be held at the Aberdeen Lake Park.
- b. Manager Zell informed the Board that there will be approximately twenty students coming to help clean up on Saturday, October 7th for "Keep Moore County Beautiful". Leigh Baggs, Parks & Recreation Director, will be overseeing this.
- c. Manager Zell informed the Board of the "Open House" Sunday for Southern Delights, an eating establishment and catering business, which is located on Sycamore Street. Time is from 4 to 6 p.m.
- d. Manager Zell informed the Board of a grant from the Clean Water Trust Fund in which the Town will be applying for. He stated this has to have Board approval for this grant. He stated you can't do much with wetlands, but will look into a walking trail from the Southern Middle School to the Lake Park trails.

Manager Zell stated another grant he is looking into is for a storm water drainage study. He stated these will be some things that can be looked into in order to have a storm water plan. He stated this item will be on the October 9th agenda for consideration. **Agenda item as New Business.**

- e. Manager Zell informed the Board that the CAP Program will begin Tuesday, October 10th at the Town Hall.
- f. Sidewalks – Hobbs, Upchurch & Associates sent report to DOT. Then report was sent back to the Town. He stated there were some concerns from DOT and he has contacted Bill Lester from Hobbs to review these concerns and get these answered. He stated that he hoped to have as much of the sidewalks constructed before the cold weather begins.
- g. Commissioner Parker stated he had been contacted by Steve Say, the new business owner of the old Aberdeen Hardware building, who wanted to come to the next Board meeting to meet the Mayor and Commissioners.
- h. Commissioner McMurray stated there was some cracked concrete/drainage grill on the corner of Main and Sycamore St. that needs to be repaired.
- i. Manager Zell informed the Board that the Board needed to formally approve the water/sewer rate increase to begin with the January, 2007 billing. **Agenda item as New Business for October 9, 2006.**
- j. Manager Zell stated that the Town Clerk would like to see the time changed for the regular Board meetings from 7 p.m. to 6 p.m. The Board then briefly discussed this and the consensus was to have a trial period from January thru March to see how the citizens responded. Manager Zell stated this would be announced so that citizens would be aware of this trial change.
- k. A motion was then made by Commissioner Parker, seconded by Commissioner Farrell, to go into Closed Session for the purpose of economic development. Motion unanimously carried.

8. Adjourn.

The Board returned from Closed Session to the regular Work Session. No action was taken.

With no further items for discussion or review, a motion was made by Commissioner Wright, seconded by Commissioner Parker, to adjourn the Work Session. Motion unanimously carried.

Nancy M. Matthews, Town Clerk

Elizabeth B. M Mofield, Mayor

This draft prepared on
Tuesday, October 4, 2006.