

#### GOLDSBORO CITY COUNCIL REGULAR MEETING AGENDA MONDAY, APRIL 5, 2021

(Please turn off, or silence, all cellphones upon entering the Council Chambers)

Due to COVID-19, attendance at the City Council meeting is limited to 15 citizens in the Council Chambers to allow for social distancing. Overflow seating is available in the Anteroom, located in City Hall and the Large Conference Room, City Hall Addition. The meeting will also be streamed live on the City's Facebook and YouTube pages, links are available at https://www.goldsboronc.gov/mayor-of-goldsboro/city-council-minutes/, and broadcast on the Downtown Center Street speakers.

#### I. WORK SESSION-5:00 P.M. - COUNCIL CHAMBERS, 214 N. CENTER STREET

- 1. ROLL CALL
- 2. ADOPTION OF THE AGENDA
- 3. OLD BUSINESS
  - a. Council Committees/GWTA Appointment Discussion (Mayor Pro Tem)
  - b. Public Comment Period Discussion (Mayor Pro Tem)
  - c. Coronavirus Relief Fund Presentation (Assistant to the City Manager)
  - d. Parks and Recreation Marker or Memorial Policy (Parks and Recreation)

#### 4. NEW BUSINESS

- e. NCLM Voting Delegate (City Manager)
- f. Informal Bid No. 2021-001-Urgent Repair Program (URP19) Bid Award (Community Relations)

#### II. CALL TO ORDER - 7:00 P.M. - COUNCIL CHAMBERS, 214 N. CENTER STREET

Invocation (Pastor Dan Baer, St. Luke United Methodist Church) Pledge of Allegiance

#### III. ROLL CALL

#### IV. APPROVAL OF MINUTES (\*Motion/Second)

- A.1 Minutes of the Work Session and Regular Meeting of February 15, 2021
- A.2 Minutes of the Council Retreat of February 24-25, 2021

#### V. PRESENTATIONS

- B. Child Abuse Prevention Month Proclamation
- C. Week of the Young Child Proclamation

#### VI. PUBLIC COMMENT PERIOD

#### VII. CONSENT AGENDA ITEMS (\*Motion/Second--Roll Call)

- D. Change Order No. 1 for Wastewater System Improvements Formal Bid No. 2020-002 (Engineering)
- E. Authorization Of An Agreement With Goldsboro Football Club Youth Academy For Use Of Bryan Multi-Sports Complex And Other City Fields For Soccer Games And Practices (Parks and Recreation)
- F. A Drummers World Drumline Video Promo-Temporary Street Closing (Police)

#### **VIII. ITEMS REQUIRING INDIVIDUAL ACTION** (\*Motion/Second)

G. Z-1-21 MC Morgan & Associates (Shannon View) West side of New Hope Road between Cuyler Best Road and N. Harding Drive

Associated Conditional Use Permit - CU-4-21 Shannon View 84 unit Senior Apartments (Planning)

- H. Z-2-21 MC Morgan & Associates (Tiffany Gardens Phase II) West side of Thoroughfare Road between Central Heights Road and NC Railroad
  - Associated Conditional Use Permit CU-5-21 Tiffany Gardens Phase II 84 unit Apartment Complex (Planning)
- I. Z-3-21 Barnes Jewelers Building South side of Eastgate Drive between Mall Road and Cashwell Drive (Planning)
- J. CU-2-21 A&M Café (Electronic Gaming Facility) South side of Eastgate Drive between Mall Road and Cashwell Drive (Planning)
- K. CU-3-21 New Hope Place Apartments (Multi-Family Dwellings) North side of Cuyler Best Road between Oxford Boulevard and Glendas Drive (Planning)

#### IX. CITY MANAGER'S REPORT

#### X. MAYOR AND COUNCILMEMBERS' REPORTS AND RECOMMENDATIONS

- L. Women's History Month Proclamation
- XI. CLOSED SESSION
- XII. ADJOURN

### Requirements for the Placement of Markers Or Memorials on City of Goldsboro Park Areas

THE FOLLOWING CRITERIA AND PROCEDURES FOR THE ESTABLISHMENT OF MARKERS & MEMORIALS ON CITY OF GOLDSBORO PARK AREAS HAVE BEEN ADOPTED BY THE GOLDSBORO CITY COUNCIL.

1. All nominations must be submitted, in writing, to the office of the Recreation & Parks and Recreation Department Director for consideration by the Recreation & Parks Advisory Commission. Nomination forms are available at the Parks and Recreation Office, located at 901 E. Ash Street, Goldsboro.

#### 2. Definition:

- a. Marker a monument or plaque commemorating the life of a Goldsboro resident.
- b. Memorial any piece of equipment, parcel of land, or facility conducive to park development that is marked in a manner appropriate to eternalize the memory of a deceased individual.
- c. Living Memorial such items as trees, tree groves, arboretums, and flower or plant beds.

#### 3. Eligibility Requirements:

- a. Markers, memorials, and living memorials shall be allowed on City of Goldsboro Park areas for individuals who rendered outstanding volunteer service as an appointed member to a City board or Commission or who were active supporters of leisure activities or who lived exemplary lives within the community.
- b. To be eligible to receive a marker on a City of Goldsboro Park area, an individual must be deceased and must have been a resident of the City of Goldsboro for a minimum of ten years.
- c. To be eligible to receive a memorial or a living memorial, an individual must be deceased and a resident of the City of Goldsboro at some point in their life.

#### 4. Marker Specifications:

- a. No marker shall have dimensions greater than 24"x 24".
- b. Markers shall be of stone, marble, bronze, aluminum, or standard plaque composition metal. Wood or painted markers will not be considered.
- c. All lettering must be engraved or permanently attached.
- d. Installation must be of a permanent nature and must be inaccordance with the manufacturer's specifications.
- e. No marker or memorial may contain any advertisements.
- f. No marker or memorial shall be illuminated.

#### 5. Sponsor Responsibilities -

- a. All expenses incurred relative to the purchase and installation of a marker or memorial shall be borne by the sponsor.
- b. Upon establishing a living memorial, the sponsor shall be required to satisfy one of the following, if needed, for the care and maintenance of said living memorial •

- 1. Establish with the City of Goldsboro a perpetual care fund in an amount sufficient to meet the annual expenses of caring for the living memorial. This amount shall be set after consultation with area nurserymen and shall be renewable on each anniversary of the establishment of the living memorial.
- 2. The sponsor may execute a legally binding agreement with the City of Goldsboro whereby said sponsor accepts responsibility for the care and upkeep of the living memorial, subject to previously set standards.
- 6. Procedure for the establishment of a marker or memorial:
  - a. All nominations must be submitted in writing on forms provided by the Parks and Recreation Department.
  - b. Nominations must include a full description, including a detailed, scale drawing of the proposed marker. Exact wording proposed for the marker must be included.
  - c. Nominations must specify the park area and exact location of the proposed marker or memorial. A site visit with the Director of the Parks and Recreation Department or her/his representative will be required as a follow up to this written information. The Recreation & Parks Advisory Commission reserves the right to approve make a recommendation on the location of each marker or memorial.

#### 7. Approval

- a. All nomination proposals shall be acted on by the Recreation & Parks Advisory Commission within 90 days of receipt of the fully completed proposal.
- b. The Recreation & Parks Advisory Commission reserves the right to recommend approval or disapproval of any or all proposals.
- c. The recommendation will then go before the Goldsboro City Council for their decision on the matter.
- d. Appeal of a decision by the 'Recreation & Parks Advisory Commission shall be made in writing directly to the Goldsboro City Council.
- e. Any marker or memorial may be removed if it is deemed unsafe by Parks and Recreation staff or for cause upon the recommendation of the Recreation & Parks Advisory Council Commission and the approval of the Goldsboro City Council.

#### CITY OF GOLDSBORO

#### PARKS AND RECREATION DEPARTMENT

Park Area Marker/Memorial Nomination Proposal

Name	1.	Sponsor Information:		
Phone Number		Name		
2. Honoree Information:  Name		Address		
Name		Phone Number		
Address  Date of Death  Years lived in Goldsboro  3. Please list all appropriate volunteer services the honoree may have contributed to City Boards or Commissions, civic organizations, public agencies, or to the community.	2.	Honoree Information:		
Pate of Death		Name		
Years lived in Goldsboro  3. Please list all appropriate volunteer services the honoree may have contributed to City Boards or Commissions, civic organizations, public agencies, or to the community.  4. Please describe, in detail, your reasons for honoring this individual. Use		Address		
3. Please list all appropriate volunteer services the honoree may have contributed to City Boards or Commissions, civic organizations, public agencies, or to the community.  4. Please describe, in detail, your reasons for honoring this individual. Use		Date of Death		
tributed to City Boards or Commissions, civic organizations, public agencies, or to the community.		Years lived in Goldsboro		
	3.	tributed to City Boards or Commissions, civic organizati agencies, or to the community.	ons, public	
	4.		individual.	Us:
				_
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5. Please indicate on which park the proposed marker/memorial is to be placed and describe the exact location within this park. A site visit with the Director of the Parks and Recreation Department or her/his representative

	be required before th s Advisory Commission.			
exac	se provide a detailed, t lettering proposed. se <del>give adetailed w</del>	If a memorial	or living memor	<del>rial</del> is proposed,
_	ided.		-	
	Signature of Sponsor_			

#### CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT:

Informal Bid No. 2021-001-Urgent Repair Program (URP19) Bid Award

BACKGROUND:

The city received an Urgent Repair Grant from the North Carolina Housing Finance Agency in the amount of \$100,000.00 to make repairs up to \$10,000.00 for homeowners that qualify for assistance.

Pursuant to Section 143-129(a) of the General Statutes of North Carolina, informal bids were solicited for urgent repair work on properties located below:

Property Address	Cost To Repair
506 Rollingwood Drive, Dudley	10,000.00
1313 Herring Street, Goldsboro	10,000.00
1105 Crawford Street, Goldsboro	8,850.00
2031 Azalea Drive, Goldsboro	8,120.00
435 E. Elm Street, Goldsboro	10,000.00
817 S. Franklin Street, Goldsboro	8,000.00
2731 New Hope Road, LaGrange	9,090.00
112 Edinburough Lane, Dudley	9,800.00
164 County Road, Mt. Olive	10,000.00
210 Herbert Street, Goldsboro	10,000.00
2015 Azalea Drive, Goldsboro	6,140.00
Total	\$100,000.00

DISCUSSION:

The city advertised the informal bid beginning March 5, 2021 with proposals due on March 19, 2021. One sealed bid was received from SBC Contracting, Inc. in the amount of \$100,000. There are sufficient funds in the City's Community Development Block Grant (CDBG) budget to finance this activity.

RECOMMENDATION:

Presented to Council as information.

Felecia Williams, Community Relations Specialist

Date: 4-1-2021

Date: 4/1/2/

Tim Salmon, City Manager

#### MINUTES OF THE MEETING OF THE CITY COUNCIL HELD FEBRUARY 15, 2021

#### **WORK SESSION**

The City Council of the City of Goldsboro, North Carolina, met in a Work Session in the Large Conference Room, City Hall Addition, 200 North Center Street, at 5:00 p.m. on February 15, 2021 with attendance as follows:

Present: Mayor Chuck Allen, Presiding

Mayor Pro Tem David Ham Councilmember Bill Broadaway Councilmember Taj Polack Councilmember Brandi Matthews Councilmember Gene Aycock Ron Lawrence, City Attorney Tim Salmon, City Manager Melissa Capps, City Clerk

**Call to Order.** Mayor Allen called the meeting to order at 5:00 p.m.

**Adoption of the Agenda.** Upon motion of Mayor Pro Tem Ham, seconded by Councilmember Broadaway and unanimously carried, Council adopted the agenda.

**FY 18-19 Audit Update.** Mr. John Frank and Mr. Chad Cook with Dixon, Hughes and Goodman joined by Webex. Mr. Frank provided an update on the status of the FY 18-19 Audit. He stated when they previously met with Council, they were hoping to have the audit finalized in January, however, the city identified some additional issues related to prior years that prevented us from finishing up the audit. As I mentioned in the last call, fortunately the net result of these prior period adjustments has been an increase to the City's previously reported position and fund balance and the net result of the items discovered in January continue this trend. Additionally, there has still been no cases of fraud or misappropriation of assets in prior years. Tim, Catherine and I had a call last week with Susan McCullen at the Local Government Commission. The purpose of the call was an update on the audit and to discuss in detail some of the issues encountered. They are up to date on things.

Mayor Allen asked if the audit would be wrapped up in the next couple of weeks. Mr. Frank stated hopefully sometime in March.

**Tourism Board Appointment Discussion.** Ms. Capps shared the Tourism Council had a member to resign on Wednesday, January 27. You have the 2 current applications for the hotelier position in your folders. The Tourism board recommends the appointment of Tyrone Barrett.

Council agreed with the Tourism Council's recommendation. Staff will bring back a resolution at the next Council meeting appointing Mr. Barrett.

**Consent Agenda Review.** Each item was reviewed. Additional discussion included the following:

Item E. Resolution to Approve New Insurance Broker for the Upcoming FY 21-22 Budget Year. Upon motion of Councilmember Matthews, seconded by Councilmember Polack and unanimously carried, Item E. Resolution to Approve New Insurance Broker for the Upcoming FY 21-22 Budget Year was moved to items requiring individual action.

**Closed Session Held**. Upon motion of Councilmember Aycock, seconded by Councilmember Polack and unanimously carried, Council convened into Closed Session to discuss an a personnel matter, a litigation matter and an economic development matter.

Council came out of Closed Session.

There being no further business, the meeting recessed at 6:15 p.m. until the 7:00 p.m. meeting.

#### **CITY COUNCIL MEETING**

The City Council of the City of Goldsboro, North Carolina, met in regular session in Large Conference Room, City Hall Annex, 200 North Center Street, at 7:00 p.m. on February 15, 2021 with attendance as follows:

Present: Mayor Chuck Allen, Presiding

Mayor Pro Tem David Ham Councilmember Bill Broadaway Councilmember Taj Polack Councilmember Brandi Matthews Councilmember Gene Aycock

Mayor Allen called the meeting to order at 7:00 p.m.

Reverend Phyllis Vail with St. Paul Methodist Church provided the invocation. The Pledge of Allegiance followed.

**Approval of Minutes.** Upon motion of Councilmember Broadaway, seconded by Councilmember Aycock and unanimously carried, Council approved the Minutes of the Work Session and Regular Meeting of February 1, 2021.

Resolution Expressing Appreciation of for Services Rendered by Carol Gillis an Employee of the City of Goldsboro for More Than 8 Years. Carol Gillis retires on March 1, 2021 as an Administrative Assistant III with the Public Works Department of the City of Goldsboro with more than 8 years of service. Carol began her career on March 7, 2012 as a Senior Administrative Support Specialist with the Public Works Department. On January 1, 2016, Carol's position was reclassified to Administrative Assistant III with the Public Works Department where she has served until her retirement. Carol has proven herself to be a dedicated and efficient public servant who has gained the admiration and respect of her fellow workers and the citizens of the City of Goldsboro. The Mayor and City Council of the City of Goldsboro are desirous, on behalf of themselves, City employees and the citizens of the City of Goldsboro, of expressing to Carol Gillis their deep appreciation and gratitude for the service rendered by her to the City over the years. The Mayor and City Council of the City of Goldsboro, North Carolina, we express to Carol our very best wishes for success, happiness, prosperity and good health in her future endeavors and this Resolution shall be incorporated into the official Minutes of the City of Goldsboro.

**Vacant Council Seat For District 1.** Discussion was held regarding information requested by Councilmember Matthews. Councilmember Broadaway made a motion to start the ballot process. Councilmember Aycock seconded the motion. Additional discussion was held regarding correspondence received. Mayor Allen called for a vote. Mayor Allen, Mayor Pro Tem Ham, Councilmembers Broadaway and Aycock voted in favor of the motion. The motion carried 4:2.

Ballots were passed out. Each Councilmember marked their ballot. The City Clerk read the following votes aloud:

Mayor Allen – Hiawatha Jones Mayor Pro Tem Ham – Hiawatha Jones Councilmember Broadaway – Hiawatha Jones Councilmember Polack – Yvonnia Moore Councilmember Matthews – Yvonnia Moore Councilmember Aycock – Hiawatha Jones Councilmember Broadaway made a motion Council accept the computation of votes as stated and that candidate that received majority of the votes be appointed to the vacant seat for District 1. Mayor Pro Tem Ham seconded the motion. Discussion followed. Mayor Allen called for a vote. Mayor Allen, Mayor Pro Tem Ham, Councilmembers Broadaway and Aycock voted in favor of the motion. The motion carried 4:2.

Resolution Expressing Appreciation of for Services Rendered by Carol Gillis an Employee of the City of Goldsboro for More Than 8 Years. Ms. Capps asked if Council could take a vote on the previously read Resolution. Upon motion of Councilmember Polack, seconded by Councilmember Aycock and unanimously carried, Council adopted the following entitled Resolution.

## RESOLUTION NO. 2021-6 "RESOLUTION EXPRESSING APPRECIATION FOR SERVICES RENDERED BY CAROL GILLIS AS AN EMPLOYEE OF THE CITY OF GOLDSBORO FOR MORE THAN 8 YEARS"

CU-1-21 Anthony Mathis (EZ Choice)-North side of E. US 70 Hwy between Miller's Chapel Road and Carriage Road. Public Hearing Held. Applicant requests a Conditional Use Permit for the installation of a prefabricated accessory structure used for the operation and expansion of an existing automotive service center located in the Airport-Business zoning district. Services include automobile window tinting, automobile inspections and tire sales. As part of the request, separate site plan approval is required.

Frontage: Approximately 200 ft. Area: 46,295 sq. ft. or 1.06 acres

Zone: Airport Business

Overlay: APZ-I/Noise Contour 75-80dnl/80-85dnl

In June of 2009, City Council approved a conditional use permit, as well as, site and landscape plans to allow an automobile window tinting operation upon the subject property. A modification of the protected street yard width from 8 ft. to 2.5 ft. was also approved.

As a condition of the permit issuance, City Council required the extension of a vehicular surface buffer across the easternmost driveway which was required to be closed by NCDOT limiting access to the property from two driveways to one along E. US 70 Hwy.

The submitted site plan indicates two existing buildings (673 sq. ft. for office use and 900 sq. ft. for automobile tinting and inspections) totaling approximately 1,573 sq. ft. An additional 930 sq. ft. prefabricated and enclosed metal building is proposed that will serve as an additional service bay for automobile window tinting.

Number of employees: 2

Hours of Operation: Monday-Friday 9:00 a.m. - 6:00 p.m.

An existing 35 ft. wide driveway cut provides access to the site off E. US 70 Hwy.

Parking shall be based on 1 space per working bay, plus one per employee. A total of 16 spaces have been provided to include one handicap accessible parking space.

The proposed use does not require additional landscaping for the site.

The subject property falls within SJAFB Accident Potential Zone (APZ-I) and 75-80/80-84 daynight average sound level (DNL) noise zones. Base officials have been contacted and recommend that noise attenuation measures be incorporated into the design and construction of any new structure where the public is received.

In addition, base officials have indicated that retail sales are an incompatible land use in the 80-84 day-night average sound level (DNL) noise zone. Applicant has been informed that tire sales must be conducted within the 75-80 day-night average sound (DNL) zone in order to continue the existing use in the future.

City water and sewer are available to serve the property. The property is not located in a Special Flood Hazard Area.

Mayor Allen opened the public hearing and the following person spoke after being properly sworn in:

Anthony Mathis stated I am a subcontractor that will be building the metal building. I am the owner of Mathis Masonry out of Warsaw, NC. We have been in business 30 years. Any questions?

Councilmember Broadaway stated it looks like you have some pretty cars out there. Mr. Mathis stated yes sir.

Councilmember Aycock asked do you run the lot or does someone else. Mr. Mathis stated no sir I am not the owner, I am the contractor.

Mayor Allen asked where is the owner. Mr. Mathis stated here in Goldsboro.

No one else spoke and the public hearing was closed.

No action necessary. The Planning Commission will have a recommendation for the Council's meeting on March 1, 2021.

Consent Agenda - Approved as Recommended. City Manager, Timothy Salmon, presented the Consent Agenda. All items were considered to be routine and could be enacted simultaneously with one motion and a roll call vote. If a Councilmember so requested, any item(s) could be removed from the Consent Agenda and discussed and considered separately. Mr. Salmon reminded Council Item E. Resolution to Approve New Insurance Broker for the Upcoming FY21-22 Budget Year was moved to Items Requiring Individual Action. In that event, the remaining item(s) on the Consent Agenda would be acted on with one motion and roll call vote. Mayor Pro Tem Ham moved the items on the Consent Agenda, Items F, G, H, I, J, K and L be approved as recommended by the City Manager and staff. The motion was seconded by Councilmember Broadaway.

Councilmember Matthews asked for additional information regarding Item J. Contract Award for Consulting Services – Annual Action Plan. Mr. Guthrie shared information regarding the selection process for Two Rivers Development Partners, LLC.

A roll call vote resulted Mayor Allen, Mayor Pro Tem Ham, Councilmember Broadaway, Polack and Councilmember Aycock voting in favor of the motion. Councilmember Matthews voted against the motion. The motion passed 5:1. The items on the Consent Agenda were as follows:

Change Order No. 1 – Water Treatment Plant Plate Settler Project: WIF 1942 Formal Bid No. 2019 - 004. Resolution Adopted. The Plate Settler project consists of installation of inclined plate settlers into the seven sedimentation basins at the Water Treatment Plant. This project will increase settling and increase plant capacity from 12-million gallons per day to 14-million gallons per day.

Staff have worked with the contractor and engineering consultant on a change order for project completion due to manufacturing delays from COVID-19, revised the location of the wash water supply line, and revised drawings. Turner Murphy Company submitted an estimated cost of \$6,405.00 resulting in a 0.47% change to the original contract amount.

The manufacturing delays and additional work will require the contract final completion time to be extended by 100 days. The amended contract final completion date for the remaining work is May 14, 2021.

Staff recommends issuing a change order to the current contract with Turner Murphy Company for the Plate Settler Project. We have reviewed this change order with the Finance Director and determined that funds are available from SRF loan reimbursement.

It is recommended the City Council adopt the following entitled Resolution authorizing the City Manager to execute a change order for \$6,405.00 with Turner Murphy Company, contingent upon DWI approval. Consent Agenda Approval. Ham/Broadaway (5 Ayes:1 Nay)

RESOLUTION NO. 2021-9 "RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CHANGE ORDER WITH TURNER MURPHY COMPANY. FOR WATER TREATMENT PLANT PLATE SETTLER PROJECT: WIF 1942 FORMAL BID NO. 2019 - 004"

Change Order No. 1 – Water Treatment Plant Plate Settler Project: WIF 1942 Consultant Services. Resolution Adopted. The Plate Settler project consists of installation of inclined plate settlers into the seven sedimentation basins at the Water Treatment Plant. This project will increase settling and increase plant capacity from 12-million gallons per day to 14-million gallons per day.

Case specific analysis has being conducted on half of the installed structural supports for the plate settler pack beams. Required minimum anchor depths have not been met, due to hitting existing reinforcing in the concrete walls requiring a shallower depth than what was originally specified.

This additional analysis was not able to be foreseen in advance and is beyond the current scope and fees of the design and construction phase of the project.

Staff recommends issuing a change order to the current Purchase Order Agreement P2007455 with AH Environmental Consultants, Inc. for the Water Treatment Plant Plate Settler Project. We have reviewed this change order with the Finance Director and determined that funds are available from SRF loan reimbursement.

It is recommended the City Council adopt the following entitled Resolution authorizing the City Manager to execute a change order for \$4,812.50 with AH Environmental Consultants, Inc., contingent upon DWI approval. Consent Agenda Approval. Ham/Broadaway (5 Ayes: 1 Nay)

RESOLUTION NO. 2021-10 "RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CHANGE ORDER WITH AH ENVIRONMENTAL CONSULTANTS, INC. FOR WATER TREATMENT PLANT PLATE SETTLER PROJECT: WIF 1942 CONSULTANT SERVICES"

**42**<sup>nd</sup> **Annual Greater Goldsboro Road Run** – **Temporary Street Closing**. **Approved.** An application was received from the Sunrise Kiwanis of Goldsboro, requesting permission to hold their 42<sup>nd</sup> Annual Greater Goldsboro Road Run on Saturday, April 17, 2021 from 7:00 a.m. to 11:00 a.m.

The race is scheduled to begin at Spruce Street on Center Street and end between Chestnut Street and Spruce Street on Center Street and runs through the downtown area of Walnut Street, Evergreen Street, and Andrews Street, Berry Street, Claiborne Street, Mulberry Street, and Pine Street. The Police, Fire, Public Works and Downtown Goldsboro offices have been notified of this request.

The race has three race routes they will be using for the 10K, 5K, and 1-mile runs. All three routes will start and finish in the same area and will have staggered start times. The time requested for the closing is from 7:00 a.m. to 11:00 a.m.

Staff recommends approval of this request subject to the following conditions:

- 1. All intersections remain open for Police Department traffic control.
- 2. A 14-foot fire lane is maintained in the center of the street to provide access for fire and emergency vehicles.
- 3. All activities, changes in plans, etc. will be coordinated with the Police Department.
- 4. The Police, Fire, Public Works and Downtown Goldsboro offices are to be involved in the logistical aspects of this event.

It is recommended Council approve the street closing of sections of Center Street at Pine Street, Spruce Street, Chestnut Street, Walnut Street, and Mulberry Street for the 42<sup>nd</sup> Annual Greater Goldsboro Road Run event 7:00 a.m. to 11:00 a.m. on Saturday, April 17, 2021. Consent Agenda Approval. Ham/Broadaway (5 Ayes: 1 Nay)

Adoption of the Revised City of Goldsboro Emergency Operations Plan. Resolution Adopted. The City of Goldsboro activates the Emergency Operations Plan (EOP) to assist with the management of incidents/events that threaten to overwhelm the day-to-day functions and/or capabilities of local government. Through effective leadership, the emergency management function maintains a state of readiness in preparation for the potential threat and/or occurrence of any natural or man-made incident/event that could adversely impact the City of Goldsboro

The EOP reflects local operations and the manner in which coordination with County and other outside resources will take place. Through adoption, the City becomes better prepared to respond to any emergency. The plan identifies key roles and responsibilities, defines primary and support roles of departments, outlines the steps for coordination, and establishes an incident management system consistent with the National Incident Management System.

It is recommended Council adopt the following entitled Resolution for the adoption of the revised Emergency Operations Plan be approved. Consent Agenda Approval. Ham/Broadaway (5 Ayes: 1 Nay)

RESOLUTION NO. 2021-11 "RESOLUTION TO ADOPT THE REVISED CITY OF GOLDSBORO EMERGENCY OPERATIONS PLAN"

#### Contract Award for Consulting Services – Annual Action Plan. Resolution

**Adopted.** The City of Goldsboro seeks consultant services to produce an Annual Action Plan (AAP) describing the planned use of local, state and federal funds for housing and community development purposes throughout the city. This AAP will be closely aligned with the current five-year Consolidated Plan, as well as the Analysis of Impediments currently contracted with another consulting firm.

Two Rivers Development Partners proposes an engagement of up to four months to manage the process of soliciting resident and stakeholder engagement, producing an AAP, and working with City staff to create a final plan suitable for City Council approval and submission to HUD.

The engagement includes:

- Initial meeting with client to determine expectations, roles, process, and schedule
- Review of Consolidated Plan and previous AAPs
- Develop compliance and meeting calendar in coordination with City staff
- Ensure compliance with local and HUD requirements
- Conduct up to 12 stakeholder/partner interviews
- Coordinate with consultants creating the Analysis of Impediments to ensure that the documents relate to each other and the Consolidated Plan
- Conduct at least two virtual public hearings
- Present AAP at City Council meetings (up to 3 times)

The engagement begins February 15, 2021 and ends May 31, 2021.

It is recommended City Council adopt the following entitled Resolution authorizing the Mayor and City Clerk to execute a contract not to exceed \$20,000 with Two Rivers Development Partners, LLC, for the Annual Action Plan. Consent Agenda Approval. Ham/Broadaway (5 Ayes: 1 Nay)

RESOLUTION NO. 2021-12 "RESOLUTION AWARDING AND AUTHORIZING THE EXECUTION OF A CONTRACT FOR THE ANNUAL ACTION PLAN"

**Revised Council Meeting Dates for 2021. Approved.** The City Council Meeting dates for 2021 were adopted on November 16, 2020.

Proposed retreat dates were listed as:

- February 8 and 9 (Monday and Tuesday)
- February 24 and 25 (Wednesday and Thursday)

The Council has confirmed retreat dates for February 24 and 25, 2021.

It is recommended Council adopt the revised Council Meeting schedule to list retreat dates as February 24 and February 25, 2021. Consent Agenda Approval. Ham/Broadaway (5 Ayes: 1 Nay)

**Departmental Monthly Reports. Accepted as Information.** The various departmental reports for January 2021 were submitted for the Council's approval. It was recommended Council accept the reports as information. Consent Agenda Approval. Ham/Broadaway (5 Ayes: 1 Nay)

#### **End of Consent Agenda.**

Resolution to Approve New Insurance Broker for the Upcoming FY21-22 Budget Year. Resolution Adopted. The City last conducted a search for insurance brokerage services in April, 2017, at which time Crawford Henderson was selected to represent the City for all insurance coverage except for liquor liability and excess worker's compensation. The process was assisted with the help of Esses Consulting. In the agreement entered into at that time the commission to the insurance broker was paid by the insurance company, and included in the cost of premiums paid by the City.

The proposal period was through the end of fiscal year 2020, however due to staffing and workload, we extended the period to the end of fiscal year 2021.

The City carries multiple types of insurance to hedge against peril and risk such as general liability, auto, property, crime, inland marine, professional, umbrella, cyber threats, liquor, flood, drone and excess worker's comp. For FY21, the cost totaled approximately \$690,000 for insurance coverage, so the process of selecting a broker is an important financial decision.

The Finance staff has worked our insurance consultant, Riskversity, for the past nine months to develop a Request for Proposal to address the needs and issues of the City. We were concerned about risk management services, training, and technology. We moved away from the model of commissions that were inclusive of the premium, and requested a fee based approach.

The recommendation letter from the insurance consultant summarizing the results.

Councilmember Aycock made a motion to adopt the following entitled resolution to approve the selection of Arthur J. Gallagher Risk Management Services to act as the insurance broker for the City of Goldsboro beginning FY21-22. The motion was seconded by Councilmember Broadaway. Mayor Allen, Mayor Pro Tem Ham, Councilmembers Broadaway and Aycock voted in favor of the motion. Councilmembers Polack and Matthews voted against the motion. Motion passed 4:2.

RESOLUTION NO. 2021-13 "A RESOLUTION TO AUTHORIZE THE MAYOR TO EXECUTE A CONTRACT FOR INSURANCE BROKERAGE SERVICES BETWEEN THE CITY OF GOLDSBORO AND ARTHUR J. GALLAGHER RISK MANAGEMENT SERVICES FOR THE FISCAL YEAR ENDING JUNE 30, 2022"

Amending a Grant Project Fund Ordinance – Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) Special Revenue Fund (C2101). Ordinance Adopted. On August 21, 2019, City Council authorized the acceptance of an Urgent Repair Program (URP1909) grant from the North Carolina Housing Finance Agency in the amount of \$100,000 to assist with repair of twelve eligible low income homeowners for an amount up to \$10,000 per home to prevent displacement. The grant period is from July 12, 2019 and has an extended date of June 30, 2021. There is no match required for the grant. This grant will be managed by the Community Relations department.

This fund has been established as a grant project (G.S. § 159-13.2) fund to satisfy the federal grant requirements which call for the City to establish a means of tracking the expenditures for Single Audit purposes so that external auditors can verify compliance with the various Federal and State grant guidelines in the compliance supplements. Staff requests that the Council appropriate expenditures in the amount of \$100,000. This will be funded with State grant revenue.

Upon motion of Mayor Pro Tem Ham, seconded by Councilmember Polack and unanimously carried, Council adopted the following entitled Grant Project Ordinance amendment for the Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) Special Revenue Fund (C2101) in the amount of \$100,000.

ORDINANCE NO. 2021-2 "AN ORDINANCE AMENDING THE GRANT PROJECT FUND FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) AND HOME INVESTMENT PARTNERSHIP PROGRAM SPECIAL REVENUE FUND (C2101)"

**City Manager's Report.** Mr. Salmon stated staff is working on the agenda and presentations for Council's Retreat on the 24<sup>th</sup> and 25<sup>th</sup>. Registration is open for youth spring sports through the end of February. I'd also like to highlight Goldsboro's Fire Department's Annual Report for 2020 is complete and on the website.

Mayor and Councilmembers' Reports and Recommendations. Resolution Expressing Appreciation for Services Rendered by Stanley Smith as an Employee of the City Of Goldsboro for More Than 39 Years. Resolution Adopted. Stanley "Stan" Smith retires on March 1, 2021 as an Engineering Technician with the Engineering Department of the City of Goldsboro with more than 39 years of service. Stan began his career on July 29, 1981 as an Engineering Aide 1 with the Public Utilities Department. On October 14, 1981, Stan was promoted to Engineering Aide II with the Public Utilities Department. On July 15, 1998, Stan was promoted to Engineering Technician II with the Engineering Department. On August 1, 2007, Stan's position was reclassified to Engineering Technician where he has served until his retirement. Stan has proven himself to be a dedicated and efficient public servant who has gained the admiration and respect of his fellow workers and the citizens of the City of Goldsboro. The Mayor and City Council of the City of Goldsboro are desirous, on behalf of themselves, City employees and the citizens of the City of Goldsboro, of expressing to Stan Smith their deep appreciation and gratitude for the service rendered by him to the City over the years. The Mayor and City Council of the City of Goldsboro, North Carolina, express to Stan our very best wishes for success, happiness, prosperity and good health in his future endeavors.

Upon motion of Councilmember Aycock, seconded by Councilmember Broadaway and unanimously carried, Council adopted the following entitled Resolution.

RESOLUTION NO. 2021-7 "RESOLUTION EXPRESSING APPRECIATION FOR SERVICES RENDERED BY STANLEY SMITH AS AN EMPLOYEE OF THE CITY OF GOLDSBORO FOR MORE THAN 39 YEARS"

Resolution Expressing Appreciation for Services Rendered by James Boyd as an Employee of the City of Goldsboro for More than 11 Years. Resolution Adopted. James Boyd retires on March 1, 2021 as an Operator IV at the Water Reclamation Facility with the Public Utilities Department of the City of Goldsboro with 11 years of service. James began his career on February 10, 2010 as an Operator I at the Water Reclamation Facility with the Public Utilities Department. On February 10, 2012, James' position was reclassified to an Operator II with the Public Utilities Department. On January 8, 2014, James' position was reclassified to an Operator III with the Public Utilities Department. On July 1, 2016, James' position was reclassified to an Operator IV with the Public Utilities Department where he has served until his retirement. James has proven himself to be a dedicated and efficient public servant who has gained the admiration and respect of his fellow workers and the citizens of the City of Goldsboro. The Mayor and City Council of the City of Goldsboro are desirous, on behalf of themselves, City employees and the citizens of the City of Goldsboro, of expressing to James Boyd their deep appreciation and gratitude for the service rendered by him to the City over the years. The Mayor and City Council of the City of Goldsboro, North Carolina, express to James our very best wishes for success, happiness, prosperity and good health in his future endeavors.

Upon motion of Mayor Allen, seconded by Councilmember Broadaway and unanimously carried, Council adopted the following entitled Resolution.

RESOLUTION NO. 2021-8 "RESOLUTION EXPRESSING APPRECIATION FOR SERVICES RENDERED BY JAMES BOYD AS AN EMPLOYEE OF THE CITY OF GOLDSBORO FOR MORE THAN 11 YEARS"

Councilmember Aycock stated no comment.

Councilmember Matthews stated I would like to take a second to apologize to those people who thought it was necessary to send emails to the Council, apologize to the people who signed the petition, to Commissioner Williams for taking time out to write this letter. I do not want you for one second to feel like your voice does not matter because it still does. What that says to you now is we have more work to do. It was clear that the best candidate was not chosen. Unfortunately, hate won again. We heard a councilmember ask the candidates, if they were having to make a choice that was best for the city and their friends didn't agree, would they stand on truth and stand with their decision. You saw that councilmember do the exact opposite of that, he did not make the best decision for the City of Goldsboro. Publically, told the people, certain people do not matter. If anyone comes in opposition in the majority of this board, they do not stand a fair chance in being heard. We had a councilmember make accusatory comments but he could not produce evidence for so it is my assumption he is not being honest in his claims. Let's think about it for a second, let's look at the decisions made that benefit them, changed the public comment period to once a month, in a way to stifle voices, tried to ban a city resident from entering city property, and they also decided to put the power in their own hands to choose the person who will ultimately fill the seat. I watched the February 1st meeting, the energy shifted when Ms. Moore walked in the room, some of your mannerism changed and your obvious decline in interest. One councilmember, Councilmember Ham could not look her in the eyes until he thought he had a dagger that would pierce her skin. Our Mayor could not greet her when she walked in the room. I am disappointed. We have a lot of work to do. You missed an opportunity to do the right thing. You failed again. I am going to be updating my Councilwoman page with contact information, COVID and community events that I do not want you to miss out on. I also have an event planned March 20th, so be on the look out for that information.

Community Mural Project Art brings people together. It inspires. It gives hope. LOVE and CommUnity is the centerpiece of a public art project the Arts Council of Wayne County is undertaking with local artist Max Mozingo, thanks to a grant from the North Carolina Arts Council. Max is creating the design on three large panels, and we're inviting the public to come downtown, grab a brush, have fun and take ownership in the project! All ages are welcome to participate in this free public art event at 102 N. John St. in downtown Goldsboro! The event will take place Feb. 19-21 at the following times: Friday - Noon to 3 p.m. and 5 p.m.-7 p.m; Saturday - 10 a.m.-4 p.m.; Sunday - 1 p.m.-4 p.m. I would also like to thank Chief Dixon for the amazing work he has done in the city as Fire Chief in the short amount of time. In closing, I felt it would be fitting during Black History Month to acknowledge the history of the City of Goldsboro by recognizing the first African American Female to serve on the Council. Councilmember Polack presented Councilmember Matthews with a plaque.

Councilmember Broadaway stated Councilmember Matthews I appreciate where you are coming from but I take some exceptions to your remarks. Your remarks show a basic lack of respect for experience, time and the things members of this Council has done. It is also making generalization remarks and pointing out different people. We want to work together, this constant divisiveness is getting old to me. Because we don't do what you want to do, there is no reason we are being divisive, we are being old, bias or anything else. We are doing the best job we can.

Mayor Pro Tem Ham stated no comment.

Mayor Allen thanked everyone for coming.

The meeting adjourned at 7:58 p.m.	
	Chuck Allen Mayor
	Melissa Capps, MMC/NCCMC City Clerk

## MINUTES OF THE ANNUAL RETREAT OF MAYOR AND CITY COUNCIL HELD FEBRUARY 24-25, 2021

#### **FEBRUARY 24, 2021**

The Mayor and Council of the City of Goldsboro, North Carolina, for their Annual Retreat beginning February 24, 2021 at 9:00 a.m. in the Large Conference Room, City Hall Addition, 200 North Center Street, Goldsboro, North Carolina with attendance as follows:

Present: Mayor Chuck Allen, Presiding

Mayor Pro Tem David Ham Councilmember Hiawatha Jones Councilmember Bill Broadaway Councilmember Taj Polack Councilmember Brandi Matthews Councilmember David Ham Councilmember Gene Aycock Tim Salmon, City Manager Melissa Capps, City Clerk Ron Lawrence, City Attorney

**Call to Order.** The meeting was called to order by Mayor Allen at 9:00 a.m.

**Adoption of the Agenda.** Upon motion of Councilmember Aycock, seconded by Councilmember Broadaway and unanimously carried, Council adopted the agenda.

**Swearing In New Councilmember.** The Honorable Senator Don Davis administered the oath of office to Ms. Hiawatha Jones.

**Strategic Plan Update.** Mr. Salmon shared the City's Strategic Plan identifies the most significant measures to accomplish, the vision, mission, values and goals established by the elected officials.

The City's Strategic Plan is an organizational plan intended to help the City make the most efficient use of our resources in becoming the standard for public service in North Carolina. The City Council created the goals based on survey input from citizens and city employees. The Strategic Plan incorporates departmental metrics that are tracked and measured for accuracy. The values of being customer-focused, having transparency and accountability are critical success factors for achieving the city's target goals.

Mr. Octavius Murphy reviewed each measure associated with the following goals:

- Safe and Secure Community Strong
- Diverse Economy
- Exceptional Quality of Life
- Racial and Cultural Harmony
- Model for Excellence in Government

Councilmember Polack requested information on diversity in promotions.

Additional information regarding the City's Strategic Plan can be found on the city's website at <a href="www.goldsboronc.gov">www.goldsboronc.gov</a>.

Public Utilities Rate Update. Mr. Mike Wagner provided the following information:

- Study Approach/Overview
- Last Year Projections
- Addressing Revenue Shortfalls
  - o A 50% rate increase was needed to fund all debt service, operations and maintenance costs, and the capital improvement plan.

- O Stantec initially recommended a plan that included an upfront rate increase of 25% in fiscal year (FY) 2021, followed by additional significant rate increases, in order to fully fund all capital and expenditure requirements and build targeted reserve balances in each year of the forecast.
- The adopted financial management plan includes a rate revenue adjustment for FY 2021 of 17.5%, requested by City staff, to address near-term revenue shortfalls. Given the level of the increase, additional rate adjustments will be required after the current fiscal year and should incorporate a cost-of-service and rate structure analysis to help the Utility meet its financial requirements in the near-term as well as in the future.
- Last Year Predictions
- What did 17.5% get?
  - o Covered current Operations & Maintenance and Debt Service Expenses
  - o WTP & Water Distribution System
  - Rehabilitated and Repainted New Hope Elevated Tank (Repairs to other 3-tanks)
  - New debt service for the Plate Settlers
  - o "New" WTP Operator and Part-time Administrative Assistant, 2-Valve Maintenance Operators
  - Valve Maintenance Truck
  - WRF & Collection System
  - o Replaced Loader with >15,000-hours & 1998 golf cart
  - o Phase I of Asset Management in CityWorks for Public Utilities
  - o Still cut around \$5.5-million in capital requests.
  - Updating the Utility Master Plan (includes capital), Barscreen from 1960's, Barscreen from 1970's, Master Pump Station Generator from 1994, 20-year old U.V. Disinfection system, obsolete radios for telemetry, chemical tank replacement, lab distillation equipment, Automatic Transfer Switch for Neuse River generator, etc...
- Water and Sewer Rates vs. Grant Opportunities
- Public Utilities: Most Important Asset

#### Risk and Resilience Assessment 2021 Our most vulnerable risk is employees

- The threats with the highest projected impacts to Goldsboro's water system included several malevolent acts (human-based threats) such as key employees being unavailable for work, a cyberattack on the SCADA or billing system, and an active shooter situation, and natural hazards including ice storms and floods.
- Study Approach/Overview
- Overall CPI and Water/Sewer CPI
- Rate History
  - o Minimal usage rate adjustments over the past decade
  - Goldsboro water and sewer rates remain low compared to national and local utilities
- Financial Planning Assumptions Revenues
  - Projecting no future growth in accounts or changes in volume
  - FY 2021 Year-end rate revenue based off YTD revenue collected through December 2020
  - Non-rate revenues forecasted based on FY 21 budget (no inflation applied)
- Financial Planning Assumptions Expenditures
  - Fund balance as of 7/1/2020 (estimated)
  - FY21 budget used as starting point for modeling
    - Expenditures inflated on a line-item level by expenditure type (average annual 3%)
  - Significant projected capital spending: \$236.5M (FY 21 FY 31)
    - Includes a 3.0% annual inflation factor for increases in construction costs
- Financial Planning Targets
  - Sufficient Reserve Levels
    - Gradual increase of operating reserve target from 2 to 6 months by FY 31

- Structural Balance of Revenues to Expenditures
- Ratio of net income to debt payments
  - Minimum = 1.00 times annual payment requirements
  - Goal = 1.25 times annual payment requirements
- Moving Forward
  - O As you are well aware, the City has not raised rates for a number of years (until last year). This effectively resulted in revenues falling behind basic operational needs of the systems (i.e. ten-years of 3% inflation in costs results in falling behind 30% or more).
  - As a result, the increase last year and the 20% recommended for next year
    effectively get rates up to where they should be to fund the basic needs of
    the systems (they also bring the City's rates more in line with those in the
    area and NC).
  - o After these needs are addressed, the City needs to start addressing \$200+ million of capital identified over the next ten years, thus the reason for the ongoing 7.5% increases year over year.
- Financial Plan No Rate Adjustments
- Financial Plan Just in Time Rate Adjustments
- Recommended Financial Plan
- \$210 million in Capital
- Update Utility Master Plan
  - Addressing Capital Professionally
  - Prepares for future
- Move Big Cherry/Little Cherry Pump Stations
  - Relocates out of flood plain
  - Relocates forcemain under river
- Address several pieces of equipment over 20-years old
  - U.V. System
  - 117, New Hope & Cherry Barscreens
  - Generators
  - ETC....
- Important Considerations
  - Even with recommended rate adjustments cash balances will be drawn down to only 2 months of O&M by FY22.
  - o Adopted rate increase below the recommended level in first year (effective 7/1/2021) will result in future year adjustments higher than recommended (all else equal).
  - o 1% Increase is estimated to generate \$162,000
- Regional Monthly Residential Bill Comparison @ 5,000 gallons
- Findings and Recommendations
  - Current water and sewer rates are not sufficient to meet the needs of the utility systems
  - o A 20% rate increase is recommended for FY 2022 to address the near-term shortfalls
  - o Additional rate increases will likely be required in subsequent years to address the long-term needs of the utility system
  - o Will you consider a multi year rate increase vs year to year?
  - o Example: FY 21-22 20%, FY 22-23 7.5%, FY- 23-24 7.5%
  - The recommended adjustments to water and sewer rates will result in utility bills that are still below the average utility bills in surrounding communities in North Carolina

Council took at a break at 10:41 a.m. and resumed at 10:50 a.m.

**Public Works Equipment & Vehicle CIP Update.** Mr. Rick Fletcher provided the following information:

- General Overview
  - o Illustrate Ongoing Concerns with the Age and Reliability of Equipment
    - Impacts our level and quality of service we provide to our customers

- Effects moral and employee retention
- Increased maintenance costs
- Only Considered PW Heavy Equipment (113) & Vehicles (33)
  - o Included Equipment for all funding sources GF, SW & UF
- Average Age of Equipment
  - o Industry Standard for Useful Life of Most Equipment is 10 Years
  - o Public Works Department Overall 146 Total
    - Average age department wide 11.7 years
    - Percentage over 15 years old 38.5% (56)
    - Percentage over 10 years old 55% (80)
  - o Equipment Purchased through the General Fund 106 Total
    - Average age 13.3 years
    - Percentage over 15 years old 49%
    - Percentage over 10 years old 66%
- Solid Waste Division
  - o Have the Most and Overall Oldest Equipment 47 Total
    - Average age 15.5 years
    - Percentage over 20 years old 40% (19)
    - Percentage over 15 years old 51% (24)
    - Percentage over 10 years old 68% (32)
  - o Most Heavily Used
    - Rigid Schedule must run routes every day!
    - 14,000 customers serviced multiple times daily
- Solid Waste CIP First 5-Years
- Solid Waste CIP Second 5-Years
- Public Works 10-Year CIP Projections
- Considerations
  - o Do Nothing Status Quo
  - o Reduce level of Service Leaf & Limb, White goods, etc.
  - o Reduce Costs/Overhead invest savings into equipment
  - o Increase Rates Currently \$22/Mth
  - o Every \$1 equates to ~ \$160K
  - o Set up a Capital Reserve for Equipment Replacement

## **Engineering Projects Update**. Mr. Marty Anderson reviewed the following information:

• Recent Organizational Changes

#### **Engineering Department Hires within the last 6 months:**

Bobby Croom, PE – Assistant City Engineer

Matthew Lassiter, PE - Civil Engineer

#### **Reclassification of 2 positions:**

One Construction Inspector position upgraded to a Project Manager and currently in the hiring process

Engineering Technician position will be reclassified to a City Surveyor upon execution of retirement

#### **Organizational Restructuring:**

Assistant City Engineer position assumed a portion of the City Engineer's supervisory responsibility.

The Signs and Markings Shop (one employee) was relocated from Public Works to Engineering. Additional Sign Technician to be requested in budget.

- Recently Completed Projects
  - Wastewater Collection System Rehabilitation Project
    - FEMA funded project \$1.3 Million
  - o Holly Street Elevated Water Storage Tank Repainting
    - Project cost \$1.1 Million
- Current Projects
  - o Phase IV Sewer Collection Rehabilitation Project
    - Clean Water State Revolving Fund (CWSRF) \$9 Million 95% Complete
  - o Wastewater System Improvements
    - CWSRF Funded \$503,000 10% Complete
  - o Water System Improvements

- CWSRF Funded \$3.6 Million In Design and expected Bid Date is April 2021
- Infrastructure Recovery Project Sewer Rehab and Storm Drainage Improvements
  - Golden Leaf Foundation \$900,000 95% Complete
- Street Improvements Dirt Road Paving
  - Street Bonds \$642,000 60% Complete
- Street Resurfacing
  - Street Bonds \$1.5 Million To be advertised
- SJAFB Sewer Outfall Improvements
  - Initial site setup and base access gained \$371,000
- Ash Street and Alabama Street Sidewalk Project
  - Joint effort between NCDOT, COG Planning, and COG Engineering – In Design – COG Sidewalk Fee-In-Lieu funds and Housing Authority participation
- o Stoney Creek Greenway
  - NCDOT Locally administered project with State and Federal funds of \$187,500 – Currently in Design Review
- Upcoming Major Projects
  - o Realignment of Central Heights Road at Berkeley Boulevard
    - NCDOT project U-5724 Engineering to participate due to utility involvement – Construction projected to begin near the end of 2021
  - Wayne Memorial Drive Widening
    - NCDOT project U-4753 Engineering to participate due to utility involvement – Construction projected to begin 2025
  - o Berkeley Boulevard Widening
    - NCDOT project U-3609 Engineering to participate due to utility involvement – Construction projected to begin 2023
  - East Ash Street Widening
    - NCDOT project U-4407 Engineering to participate due to utility involvement – Construction has been pushed to the 'Unfunded' category.

Council took a lunch break at 11:35 a.m.

Council returned from lunch at 12:45 p.m.

#### Code Enforcement Update. Ms. Jennifer Collins reviewed the following information:

- Public Nuisances 96.01 Existence of Certain Conditions to constitute public nuisance
  - Any condition which may be declared in this chapter to be noxious, detrimental or prejudicial to public health or public safety or to otherwise constitute a public nuisance. The following 3 items are covered by Code Enforcement:
    - Overgrown Lots
    - Unsightly Lots
    - Junked and/or Abandoned Vehicles
- Overgrown Lots
  - O Any uncontrolled growth of noxious weeds, grasses to a height in excess of ten (10) inches and/or the uncontrolled growth of bushes causing or threatening to cause infestation by rats, mice, snakes or vermin of any kind or constituting a fire hazard or which in any other way is detrimental to the public health, morals, safety or general welfare; provided, however, that this subsection shall not apply to planted and cultivated flowers, shrubbery, vegetables or crops, properties not reasonably accessible to power mowing equipment, and undeveloped parcels greater than five acres in size.
    - A violation of this provision shall subject the offender to a civil penalty in the amount of Fifty (\$50.00) Dollars for the first offense, plus the cost of abating the nuisance. No penalty for the

- first offense shall be imposed if the offender abates the nuisance within ten (10) days of notice of violation.
- A second or subsequent violation of this provision shall subject the offender to a civil penalty in the amount up to Two Hundred and Fifty (\$250.00) Dollars plus cost of abatement.
- Repeated Violations within a 24 month period will not be notified of the violation but will be fined immediately

#### • Unsightly Lots

- O Any litter consisting of man-made and used materials which is scattered, cast, thrown, blown, placed, swept, or deposited anywhere on a persistent, continuous or ongoing basis so as to accumulate on any property in open places such that is dangerous or prejudicial to the public health or otherwise constitutes a public nuisance.
  - A violation of this provision shall subject the offender to a civil penalty in the amount of Fifty (\$50.00) Dollars for the first offense, plus the cost of abating the nuisance. No penalty for the first offense shall be imposed if the offender abates the nuisance within ten (10) days of notice of violation.
  - A second or subsequent violation of this provision shall subject the offender to a civil penalty in the amount up to Two Hundred and Fifty (\$250.00) Dollars plus cost of abatement.
  - Repeated Violations within a 24 month period will not be notified of the violation but will be fined immediately

#### • Junked and/or Abandoned Vehicles

- o ABANDONED VEHICLE. A motor vehicle shall be deemed to have been abandoned in the following circumstances:
  - (1) It is left unattended upon a street or highway for longer than 12 hours in violation of a law or ordinance prohibiting parking;
  - (2) It is left unaccompanied on property owned or operated by the city for a period longer than 24 hours;
  - (3) It is left unaccompanied on any public street or highway for a period longer than seven days; or
  - (4) It is left on private property without the consent of the owner, occupant or lessee thereof for longer than two hours.
- JUNKED MOTOR VEHICLE. A vehicle that does not display a current license plate and:
  - (1) Is partially dismantled or wrecked;
  - (2) Cannot be self-propelled or moved in the manner in which it originally was intended to move; or
  - (3) Is more than five years old and appears to be worth less than \$100 as determined by the Director of Planning or his designee.
  - (4) Except that one vehicle which is located in the rear yard on private property and is fully covered by a manufactured car cover and is not surrounded by overgrown weeds or grass shall not be considered a junked motor vehicle.
- O Within ten (10) days of this notice, this violation is to be corrected by one of the following methods:
  - Enclosure of the vehicle(s) within a fully enclosed structure; or
  - One (1) vehicle placed in the rear yard on private property and is fully covered by a manufactured car cover and is not surrounded by overgrown weeds or grass shall not be considered a junked motor vehicle
  - Vehicle removed from the property
  - Appeal filed with the Zoning Administrator
- o Failure to correct this violation by one of the previous methods within ten (10) days of notification will result in the vehicle being removed by the City and taken to a storage facility.
- o Charges for towing and storage are required to be repaid prior to the vehicle being reclaimed.
- o If the vehicle remains unclaimed for thirty (30) days after it has been towed, it will be sold at public auction as allowed under State Law.
- o Recommendations:

- Amend Code of Ordinances to include "and/or" to cite more junk vehicles (City wide).
- 2) Raise worth of vehicles from \$100 to \$500
- - Currently under JUNKED MOTOR VEHICLE it states the following:
- JUNKED MOTOR VEHICLE. A vehicle that does not display a current license plate and:
- (1) Is partially dismantled or wrecked;
- (2) Cannot be self-propelled or moved in the manner in which it originally was intended to move; or
- (3) Is more than five years old and appears to be worth less than \$100 as determined by the Director of Planning or his designee.
- (4) Except that one vehicle which is located in the rear yard on private property and is fully covered by a manufactured car cover and is not surrounded by overgrown weeds or grass shall not be considered a junked motor vehicle.
- o Recommendations Downtown:
  - Parking Signage and/or Parking Pavement Markings
    - No signs/markings to indicate what type of parking is allowed. This vehicle has been cited numerous times for long term parking
    - Curb is marked no parking (Yellow) but no signage to tell people what yellow means. Cars/motorcycles park in this area repeatedly.
- Order to Repair
  - City of Goldsboro Unified Development Ordinance Chapter 5.11
    - The exterior features of any building or structure located within the corporate limits of the City of Goldsboro shall be preserved by the owner and/or parties in interest against decay, deterioration and structural defects. The owner and/or parties in interest shall upon written request of the City repair such exterior features if they are found to be deteriorating, or if their condition is contributing to deterioration, including but not limited to, any of the following defects:
    - Deterioration of exterior walls, foundations, flooring, parapet walls, roofs, beams, chimneys and either horizontal or vertical load bearing supports that causes leaning, sagging, splitting, listing or buckling;
    - Ineffective waterproofing of exterior walls, roofs and foundations, including broken windows/doors, failed paint, leaking roofing, decayed brickwork or failed siding materials;
    - Rotting, holes and other forms of decay;
    - Damages caused by fire or other calamity;
    - Deterioration of exterior stairs, porches, handrails, window/door frames, cornices, entablatures, wall facings or other architectural details that causes delaminating, instability, loss of shape or crumbling;
    - Boarded up windows unless otherwise approved by the Chief Building Inspector or the Hardship Review Committee
    - Correction or repairs will be required under the following procedures:
    - Whenever a petition is filed with the Planning Director or Chief Building Inspector that a building or structure is undergoing Order to Repair, the Director, Inspector, or a designated agent shall, if his or her preliminary investigation discovers a basis for such charges, within fifteen days issue and cause to be served upon the owner and/or such other person who may have legal possession, custody, and control thereof, as the same by be determined by reasonable diligence a complaint stating:
    - The charges in that respect and containing a notice that a hearing will be held before the Planning Director or Chief Building

- Inspector in City Hall, not less than ten nor more than thirty days after the serving of such complaint;
- That the owner and/or parties of interest shall be given a right to answer and give testimony;
- That the Hardship Review Committee, as defined in this Ordinance, shall also be given notice of the hearing; and
- That the rules of evidence prevailing in courts of law or equity shall not be controlling in hearing before the Director or Inspector.
- Correction or repairs will be required under the following procedures:
- Whenever a petition is filed with the Planning Director or Chief Building Inspector that a building or structure is undergoing Order to Repair, the Director, Inspector, or a designated agent shall, if his or her preliminary investigation discovers a basis for such charges, within fifteen days issue and cause to be served upon the owner and/or such other person who may have legal possession, custody, and control thereof, as the same by be determined by reasonable diligence a complaint stating:
- The charges in that respect and containing a notice that a hearing will be held before the Planning Director or Chief Building Inspector in City Hall, not less than ten nor more than thirty days after the serving of such complaint;
- That the owner and/or parties of interest shall be given a right to answer and give testimony;
- That the Hardship Review Committee, as defined in this Ordinance, shall also be given notice of the hearing; and
- That the rules of evidence prevailing in courts of law or equity shall not be controlling in hearing before the Director or Inspector.
- Penalties and Remedies
  - o Equitable Remedy
  - o Order to Abatement Court order
  - o Civil Penalty \$100 per day of continuing violation
  - o If penalties, fines and/or fees total \$3000.00 other legal remedies available to the City of Goldsboro may be implemented/pursued.
- Code Enforcement Statistics (2020)
  - o Code Violations (Unsightly Lots/Overgrown Lot) = 893
  - o Junk Vehicles = 41
  - Order to Repair = 290

Council asked staff to bring back recommended changes for consideration. Council also requested staff develop a public relations campaign and action plan for litter pickup.

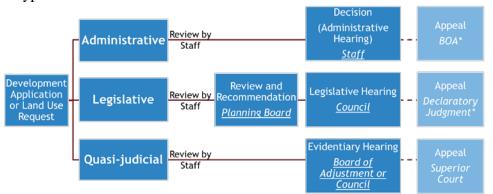
**Employees' First Amendment Rights.** Mr. Chris McLaughlin with the UNC School of Government reviewed the following information:

- Traditional View: No 1<sup>st</sup> Amendment Protection for Public Employees
- Current View: Government Employees Do Not (Entirely) Waive Their FA Rights
- Connick & Garcetti
- The Big Three Questions
- The Balancing Test
- Matters of Public Concern
- What is not a "public concern?"
- Made as a part of job duties?
- Speaking as a citizen or a public employee?
- What speech is considered part of an employee's job duties?
- Adverse Employment Action
- Recent Federal Case Highlights Different Protections for "Work" Speech and Social Media Speech

#### Unified Development Ordinance Update. The following information was reviewed:

• Project Team – Stewart

- NCGS Chapter 160D
  - o State legislature has updated the statewide zoning enabling legislation
  - o This is a mandatory update for all counties, towns, and cities
  - o Chapter 160D consolidates and clarifies local land use regulation
  - o State deadline for compliance is 07/01/2021
- Project Schedule
  - o Chapter 160D Council Update: Feb. 24
  - o First Draft (internal): est. March/April
  - o Final Draft (public review): est. April
  - o Planning Board Review: April 26
  - o Council Review/Adoption: May 3 or 17
- What is Chapter 10D?
  - o Consolidates county and municipal regulations
  - o Uniform terminology and procedures across jurisdictions
  - o Clarifies all development review into one of three distinct decision types
  - o Restrictions on imposing unlawful conditions
- Decision Types for Development Review
  - Administrative An objective decision in the regulation or enforcement of development regulations. Includes most permits and administrative decisions.
  - Legislative A general policy decision to adopt, amend, or repeal a law or ordinance. Includes rezonings and ordinance amendments.
  - Quasi-judicial A subjective, discretionary decision based on evidence presented regarding a specific application of a development regulation. Includes legal-style hearings where decisions are based on expert testimony.
- Decision Types



- Subdivision is a "By-Right" Process
  - o Emphasis in 160D is putting more weight on rezonings and ordinance amendments as the point of action/decision by Council
  - O Zoning district determines subdivision standards this is established at the legislative rezoning
  - o 160D specifies: may not condition anything not otherwise legally enabled by the ordinances
- Site Plan Review
  - o Administrative standards for by-right development □ increased predictability, etc.
  - o 160D specifies: may not condition anything not otherwise legally enabled by the ordinances
- Conditional Rezoning in G.S. 160D
  - Conditional Use District Rezoning (legislative/quasi-judicial zoning) is no longer allowed
  - o Conditional Rezoning (CZ) is now exclusively a legislative process
  - o Functions like a combined rezoning and ordinance amendment
  - Conditional Rezoning creates unique zoning standards for a specific tract of land
  - o Regulates uses
  - o Establishes dimensional and design standards
  - Recommendation: Tie CZ to underlying zoning district with conceptual master plan.
- Conditional Use Permits in G.S. 160D

- o CUPs (currently Council) no longer allowed
- Special Use Permits (SUPs) (currently BOA) still allowed as quasijudicial process
- o Recommendation: Old CUPs still go to Council as major SUPs; remainder go to BOA.
- o Recommendation: Variances for primary structure and new development to Council; remainder to BOA.

#### • Chapter 160D Updates

- o The rules are set legislatively by Council
- o Ordinance (the UDO): permitted uses, dimensional standards, design standards, setbacks, landscaping, etc.
- o Rezoning: traditional, conditional
- o Requests to vary the rules are quasi-judicial
- o (within the boundaries established in the ordinance)
- o All other procedures follow the rules (administratively)
- o Subdivision, site plans, permits (except SUP), etc.
- Review Authority After the Update
- Council Guidance and Direction

Mayor Pro Tem Ham requested staff provide specific examples related to changes at an upcoming work session.

Council took a break at 10 minute break.

#### **Staggered Terms.** Mr. Randy Guthrie reviewed the following information:

- N.C.G.S. 160A-101(4) establishes terms of office for members of council: Members of the council shall serve terms of office of either two or four years. All of the terms need not be of the same length, and all of the terms need not to expire in the same year.
- Process to Switch to Staggered Terms
  - Adopt a Resolution of Intent to consider an ordinance amending the charter
  - o At the same time the Resolution of Intent is adopted, the council shall also call a public hearing on the proposed charter amendments.

#### Public Hearing

- The date of the hearing to be not more than 45 days after adoption of the resolution.
- o The notice of hearing must be published at least once, not less than 10 days prior to the date fixed for the public hearing.

#### Ordinance Adoption

o Following the public hearing, but no earlier than the next regular meeting of the Council and not later than 60 days from the public hearing, the Council may adopt an ordinance amending the charter to implement the amendments proposed in the resolution of intent.

#### Notice of Adoption

- o Ordinance to change Charter is not effective until 30 days after the publication of Notice of Adoption of Charter Amendments.
- o Notice must summarize the contents and effect of the Charter change.
- o Must be published within 10 days of Council vote to amend Charter.
- o Citizens may request a Special Election if a valid Referendum Petition is submitted.

#### • Referendum

- The people may initiate a referendum on proposed charter amendments.
- O An initiative petition shall bear the signatures and resident addresses of a number of qualified voters of the city equal to at least ten percent (10%) of the whole number of voters who are registered to vote in city elections.
- A referendum petition must be filed with the City Clerk not later than 30 days after publication of the notice of adoption of the ordinance.
- Special Election Referendum

- o If a valid Referendum Petition is received, the Council shall call a special election on the question of adopting the Charter Amendments.
- o The special election shall be scheduled in accordance with G.S. 163-287.
- o If majority of votes are in favor of Charter Amendments, then Council would adopt another ordinance to make them effective.

#### • Special Election Option

- o If a valid Referendum Petition is received, the Council shall call a special election on the question of adopting the Charter Amendments.
- o The special election shall be scheduled in accordance with G.S. 163-287.
- o If majority of votes are in favor of Charter Amendments, then Council would adopt another ordinance to make them effective.

#### • Sample Schedule

- o If a valid Referendum Petition is received, the Council shall call a special election on the question of adopting the Charter Amendments.
- o The special election shall be scheduled in accordance with G.S. 163-287.
- o If majority of votes are in favor of Charter Amendments, then Council would adopt another ordinance to make them effective.

Council discussed the process by which staggered terms would be established, i.e. random lot. Pros and cons of staggered terms was also discussed.

**State of the Fire Department.** Deputy Fire Chief James Farfour reviewed the following information:

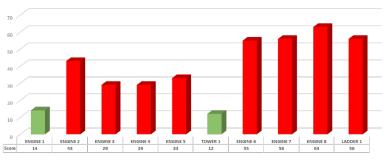
#### Staffing

- o Personnel related costs account for consistently over 89% of the total GFD budget annually. GFD personnel operate primarily out of 5 stations. The department provides around the clock "all hazards" response in and around the City of Goldsboro. The average annual response to emergency calls is approximately 2600.
- Full Response
- State of the Department

	Low Risk		Moderate Risk		Significant Risk		Maximum Risk	
GFD	1E	4	4E, 1L, 1BC	17	4E, 1L, 1BC, 2CO	18	5E, 1L, 1BC, 2CO	22
Mutual Aid			1E, 1R		3E, 1R, 1CO		4E, 1L,2R, 1CO	
	IC/Safety	1	IC/Safety	1	IC	1	IC	1
	Pump Op.	1	Pump Op.	1	Pump Op.	1	Pump Op.	1
	Attack Line	2	Prim. Line	2	Prim. Line	2	Prim. Line	3
			B/U Line	2	B/U Line	2	B/U Line	3
			Salv./OH	2	Salv./OH	2	Salv./OH	2
			Search/Res	2	Search/Res	2	Search/Res	4
			Vent.	2	Vent.	2	Vent.	4
			RIC	2	RIC	2	RIC	4
			H2O Sup.	1	H2O Sup.	1	H2O Sup.	2
					Assess. Team	2	Assess. Team	2
					Safety	1	Safety	1
					Aerial Op	1	Aerial Op	2
					Acct. Officer	1	Acct. Officer	1
					Exposures	2	Exposures	4
					Rehab		Rehab	
							Ops. Officer	

It is recommended that apparatus more than 15 years old that have been properly maintained and that are still in serviceable condition be placed in reserve status; be upgraded in accordance with NFPA 1912; and incorporate as many features as possible of the current fire apparatus standard (see Section D.3). This will ensure that, while the apparatus might not totally comply with the current editions of the automotive fire apparatus standards, many of the improvements and upgrades required by the current editions of the standards are available to the fire fighters who use the apparatus.

#### Life Cycle Analysis Using a lifecycle cost analysis and score card based on American Public Works Association (APWA)



- <18 Excellent
- •18-22 Good
- •23-27 Qualifies for Replacement
- •28> Immediate Replacement
- Code Violations
  - o The GFD conducted 1,480 inspections in 2020.
  - o 63% of fire code violations are cleared within 90 days.
- Fire Cause Determination
- Training & Safety
  - o GFD personnel completed 30,250 hours of training in 2020.
  - o Average of 369 hours per each uniformed position.

#### Police Department Update. Chief West reviewed the following information:

Seniority List

Years of Service	Number of Officers/Percentage
Over 20 years	17 – 16%
Over 10 but less than 20 years	32 - 29%
Over 5 but less than 10 years	17 - 16%
Less than 5 years	28 - 25%
Vacant	<u>15 – 14%</u>
	109

- Crime Stats
  - o Part I Crimes
  - o Part I Crimes Comparison
  - o Part I 5 Year Trend
  - o Homicides
- Criminal Investigations Division
  - Case Load
    - 121 Cases assigned to 3 Persons Crimes Investigators
    - 158 Cases assigned to 3 Property Crimes Investigators
    - 114 Cases assigned to 2 Financial Crimes Investigators
    - 80 Cases assigned to 1 Juvenile/Missing Person/Sex Crimes Investigator
    - 34 DSS Cases assigned to (4) Investigators
    - A total of 439 Felony cases were assigned in 2020 (Average of 43.9 cases per Investigator)
    - 3.6% decrease from 2019
    - \*The case load is consistent with other departments\*
- Training Hours
  - Officers of the Goldsboro Police Department received 7,739 hours of training in 2020. This training included 24 hours of training mandated by the NC Criminal Justice Education and Training Standards Commission for each sworn officer, along with other specialized training courses to enhance officer's skills and knowledge as they continue to effectively serve the citizens of Goldsboro:
    - \* Long-Term Effects of Childhood Adversity
    - \* Rescue Task Force, (Follow on to Rapid Deployment)
    - \* The Signs Within: Suicide Prevention and Awareness
    - \* Communication Strategies When Encountering Persons Who are Deaf or Hard of Hearing

#### Patrol Vehicles

- o 64 Total Vehicles
  - **2008 3**
  - **2009 1**
  - **2**010 1
  - **2011 1**
  - **2013 9**
  - **■** 2014 8
  - **2**015 1
  - **2**016 19
  - **2**018 10
  - **■** 2019 4
  - **■** 2020 7

#### o Mileage

- 44 Vehicles have under 80,000 miles.
- 7 Vehicles have 80,001 to 100,000 miles.
- 3 Vehicles have 100,001 to 120,000 miles.
- 10 Vehicles have over 120,000 miles.
- NOTE:
- The service life of a take-home car is approximately 8-10 years
- Service-life is based on 80,000 to 100,000 miles and the average cost to maintain the vehicle
- The decision to deadline a car is based on model-year, mileage, parts availability, maintenance cost and overall safety of the car
- Take home cars are averaging 11,000 miles per year.

#### o Summary

- 6 vehicles are ten years old or older.
- 14 vehicles currently have over 100,000 miles on them and that number could increase to 23 by the end of 2021.
- 50% of the total yearly maintenance cost on the fleet is for vehicles that comprise 23% of the fleet.
- High mileage vehicles are less reliable, use more fuel, require more oil between servicing and due to the poor appearance of the cars, reflect negatively upon the Police Department and the City of Goldsboro.

#### • Fleet Vehicle Replacement Plan

- o 10 Patrol/2 Admin per year
- o Increase the size of the fleet to allow for additional take home cars for officers living outside of the city limits and to replace older cars
- o More vehicles under warranty; reduces maintenance cost
- o Enhance public image of Police Department
- o Improve officer morale and aid in retention

#### Admin Vehicles

- o 44 Total Vehicles
  - **2001 2**
  - **2002 1**
  - **2**005 1
  - **2**006 2
  - **2007 2**
  - **2**009 3
  - 2010 62001 2
  - **2002 1**
  - **2**005 1
  - **2**006 2
  - **2**007 2
  - **2**009 3
  - **2**010 6

#### • CALEA Certification

- o August 22, 2017 Enrolled in CALEA
- o June 2020 Successfully Completed Web-Based Assessment

- o July 2020 Successfully Completed Site-Based Assessment
- November 2020 Appeared before a panel of CALEA Commissioners for a formal review of our assessment and received our Advanced Law Enforcement Accreditation Award
- o Currently six months into our first year of a 4-year accreditation cycle
- o Completing end of year evaluations and analyses
- o Revisions and updates to General Orders
- o Collecting proofs of continued compliance
- o Updating Strategic Plan and Recruitment Plan for FY 2021-2022

There being no further business, the meeting recessed at 3:46 p.m. until 9:00 a.m. tomorrow.

#### **FEBRUARY 25, 2021**

The Mayor and Council of the City of Goldsboro, North Carolina, for their Annual Retreat beginning February 25, 2021 at 9:00 a.m. . in the Large Conference Room, City Hall Addition, 200 North Center Street, Goldsboro, North Carolina with attendance as follows:

Present: Mayor Chuck Allen, Presiding

Mayor Pro Tem David Ham
Councilmember Hiawatha Jones
Councilmember Bill Broadaway
Councilmember Taj Polack
Councilmember Brandi Matthews
Councilmember David Ham
Councilmember Gene Aycock
Tim Salmon, City Manager
Melissa Capps, City Clerk

**Call to Order.** The meeting was called to order by Mayor Allen at 9:00 a.m.

**Granicus Agenda Software.** Ms. Laura Getz and Ms. Melissa Capps provided Council with an overview of the new Granicus agenda management software. Granicus is an agenda management software. It will streamline the meeting process, by saving time and paper by automating agenda approval and meeting minutes.

Clerks and council members can access meeting materials on any device to view, and also offer citizens and interested parties digital access to meeting agendas, live webcasting, video recording, and minutes in a central, searchable portal.

ILegislate which is a component of the Granicus software, enables Council and staff to review meeting agendas and supporting documents, bookmark items for easy retrieval and make notes on agendas. During the meetings, it will also serve as a way for council to vote on the items, and votes will be displayed for the public to see.

We thank you for supporting us with this Agenda Management Software.

**Wayne County Development Alliance – Economic Development.** The following information was reviewed:

- Impact Wayne Campaign Background
  - o Feasibility study October 2020
  - o Interviewed 34
  - o Great support for the work of the WCDA and the new 5-year plan
  - o 3rd Impact Wayne Campaign with Convergent
- Five Year Accomplishment 2015-2020
  - o Announced 543 new jobs
  - o Announced \$110,096,000 in new capital investment
  - o Completed a 50,000 SF shell building on Lot 8 in the ParkEast Industrial Park

- o Advanced progress/sent bids for new Goldsboro Business Campus (first incubator building)
- o Assisted Mount Olive to pursue and receive critical funds for improving water/sewer through State agencies and legislators Assisted Case Farms with their VRT freezer and wastewater treatment facility expansion
- Successfully recruited Michael Aram, Inc. from the NE US to the former EXCELL facility Assisted Electropin with relocation to the Rosewood area from the NE United States Successfully located Stromberg Foods in the former Sunburst site and facility
- Assisted Atlantic Casualty Insurance Company with Park East expansion and announcement
- Responded to 68 RFls from North Carolinas Southeast (NCSE) or Economic Development Partnership of North Carolina (EDPNC) since August 2018
- o Assisted ALTA Foods with their facility upfit and expansion
- Assisted Tactical Scorpion Gear relocation into the former Sportsman World facility
- Partnered with Lenoir & Craven Counties to develop/market the Hwy. 70 Aerospace Corridor
- Joined the Southeast Region for Wayne County regional promotion, marketing, and leads

#### ROI City of Goldsboro

- o Michael Aram, 116 new jobs, \$5.7 million capital investment. Has expanded into an additional building and purchased a building in downtown Goldsboro.
- o Atlantic Casualty expansion in Park East, 83 jobs and more than \$11.8 million capita l investment.
- Maxwell Center Impact Wayne raised \$1.3 million in 2015 for the Center.
   It attracted 800 events in its first 18 months. The new Convention Center
   Hotel will expand its potential as a significant destination venue.
- o 27 active buildings and/or sites listed on WCDA website are in city limits including:
  - Park East
  - Goldsboro Business Campus
  - Graves Drive
  - Gold Triangle
- o Economic development staff working on behalf of the City through:
- o Marketing available buildings/sites to prospective industry
- o Working with prospects
- o Fundraising and grant writing support
- Impact Wayne Plan
  - o Initiative I Product Development
  - o Initiative II Business Development & Marketing
  - o Initiative III Business Retention & Expansion
  - o Initiative IV Investor Relations & Development
- Impact Wayne Projected Outcomes
  - o Create 700 new jobs by 2025
  - o Attract \$150 million in capita 1 investment by 2025
- Projected Return on Investment
  - o By the end of 2025
    - 700 new jobs
    - 370 secondary jobs
    - \$22.6 million in annual consumer expenditures
    - \$45.9 million in deposit potential for area financial institutions
- Five Year Budget
- Leadership
  - o Campaign Chair David Perry, Goldsboro Builders Supply
    - PLATINUM DIVISION CO-CHAIRS
      - Neal Benton, Truist Bank
      - Bobby Frye, Mt. Olive Pickle
  - o HONORARY CABINET

- Chuck Allen, City of Goldsboro
- Joe Daughtery, Wayne County Commissioner
- Kenny Talton, Town of Mount Olive
- Dr. Thomas Walker, Wayne Community College
- Jack Best, Best & Sons
- Bill Bryan, Mt. Olive Pickle
- Sam Hunter, TA Loving
- Grey Morgan, Southern Bank

Council discussed. Councilmember Polack asked how many of the jobs went to Wayne County residents. Mr. Kornegay stated they would get that information.

## **NC Department of Commerce – Rural Economic Development.** The following information was reviewed:

- Mission
  - o Engage
  - o Enhance
  - o Transform
- Programs
  - o Community Development Block Grants
  - o State Rural Grants
  - o Appalachian Regional Commission
  - o The Utility Account
  - o Main Street & Rural Planning Center
- Strategic Priorities
  - o Build a strong ecosystem for prosperity
  - o Foster job growth and capital investment
  - o Enhance local capacity
  - o Prioritize engagement and collaboration
- Rural Projects
  - o \$119.4 million in grants awarded.
  - o 183 grant projects.
  - o 83 strategic plans, 58 market studies.
  - o More than 300 communities served.
- Rural NC
  - o Vibrant Downtowns
  - o Connected Government and Business Community
  - o Resilient
  - o Connected Communities
  - o Strengthened & Revitalized Neighborhoods
  - o Strong Infrastructure
  - Focused Forward
  - o Engaged and Inclusive

Mayor Allen requested information on grants received in Goldsboro.

## **Six Month Financial Update.** Ms. Catherine Gwynn reviewed the following information:

- Revenue Collections FY21 Operating Funds
  - o General Fund Collections
  - Utility Fund CollectionsStormwater Fund Collections
  - o Downtown District Collections
  - o Occupancy Tax Collections
  - Actual Collections
- Expenditures FY21 Operating Funds
- Operating Funds Revenue & Expenditure Summary
- Project Funds
  - o Capital Project Funds
  - o Special Revenue Funds
- Fund Balance Appropriations

Mayor Allen requested the list of purchase order rollovers.

#### **Retreat Decisions.** Mr. Tim Salmon reviewed the following:

- Councilmember Polack asked staff to look at a metric for diversity in promotions. Councilmember Polack clarified that he would like statistics of diversity of promotions. Councilmember Jones would like to look at other ways to recruit a diverse population. Mr. Salmon stated he would ask the HR Director to talk about those
- Code Enforcement staff to bring back recommended changes for council's consideration.
- Trash Pickup and Keeping Goldsboro Clean staff will develop a public relations campaign and action plan working with the county and non-profits.
- Council requested staff provide specific examples of the UDO changes at an upcoming work session.
- Wayne County Development Alliance how many jobs went to Wayne County residents.
- NC Department of Commerce Rural Economic Development requested information on local grants in Goldsboro.
- Budget Update Focus on CD money
- Mayor Pro Tem Ham requested staff bring back staggered terms in March for further discussion.

There being no further business, the meeting adjourned at 12:48 p.m.

Chuck Aller		
Mayor		
<b>,</b> .		
Maliaga Can		ICCMC
wenssa car	ps, MMC/N	NCCIVIC
menssa cap	•	

# Child Abuse Prevention Month Proclamation

Whereas, children are vital to our state's future success, prosperity and quality of life as well as being our most vulnerable assets; and

Whereas, all children deserve to have the safe, stable, nurturing homes and communities they need to foster their healthy growth and development; and

Whereas, child abuse and neglect is a community responsibility affecting both the current and future quality of life of a community; and

Whereas, communities that provide parents with the social support, knowledge of parenting and child development and concrete resources they need to cope with stress and nurture their children ensure all children grow to their full potential; and

Whereas, effective child abuse prevention strategies succeed because of partnerships created among citizens, human service agencies, schools, faith communities, health care providers, civic organizations, law enforcement agencies, and the business community.

Therefore, I do hereby proclaim April as Child Abuse

Prevention Month and call upon all citizens, community agencies, faith groups, medical facilities, elected leaders and businesses to increase their participation in our efforts to support families, thereby preventing child abuse and strengthening the communities in which we live.

David Ham, Mayor Pro Tem The 5th day of April, 2021



200 North Center Street, 27530 **P** 919.580.4362

## WEEK OF THE YOUNG CHILD PROCLAMATION

WHEREAS, The City of Goldsboro values the importance of children's positive experiences in shaping their learning and developing during their earliest years; and

WHEREAS, The City of Goldsboro supports high quality accessible, and affordable child care and early childhood education; and

WHEREAS, Quality education from the start and health of the child from birth are vital to building a strong community, state, and country; and

WHEREAS, Partnership for Children of Wayne County and North Carolina Partnership for Children, along with North Carolina Association for the Education of Young Children, North Carolina Child Care Coalition and all child care centers and preschools in the City of Goldsboro, join together in recognizing and supporting the people and programs that are committed to providing high quality early childhood education and services; and

WHEREAS, The Week of the Young Child is a time to thank and recognize our early childhood educators that care for and educate our youngest children; and

WHEREAS, The Week of the Young Child is a time to recognize that children's opportunities are our responsibilities and to commit ourselves to ensuring that every child experiences the type of environment that will promote their early learning.

NOW, THEREFORE, I, David Ham, Mayor Pro Tem of the City of Goldsboro, North Carolina, do hereby proclaim April 10-16, 2021, as "WEEK OF THE YOUNG CHILD," and commend its observance to all citizens of the City of Goldsboro.

IN WITNESS, WHEREOF, I have hereunto set my hand and affixed the Seal of the City of Goldsboro, North Carolina, this 5<sup>th</sup> day of April, 2021.

GOLDS BOOK 1881

David Ham Mayor Pro Tem

	D	
ITEM		

#### CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT: Change Order No. 1 for Wastewater System Improvements

Formal Bid No. 2020-002

BACKGROUND: The Wastewater System Improvements project consists of

rehabilitation of approximately 3,215 feet of gravity sewer

line and repair/replacement of manholes.

DISCUSSION: Staff requested the contractor, AM Liner East, Inc., provide

costs for additional work to repair the Carolina Street sewer main and the 36-inch Big Ditch sanitary sewer outfall line. AM-Liner East submitted an estimated cost of \$61,325.00.

This additional work will require the contract completion time to be extended by 90 days. The amended contract completion date for the remaining rehabilitation work is

June 22, 2021.

Staff recommends issuing a change order to the current contract with AM-Liner East, Inc. for the Wastewater System Improvements Project. We have reviewed this change order with the Finance Director and determined that

funds are available from SRP loan reimbursement.

RECOMMENDATION: It is recommended that the City Council, by motion, adopt

the attached resolution authorizing the City Manager to execute a change order for \$61,325.00 with Am-Liner East,

Inc., contingent upon DWI approval.

Date: 29 MAR 21

Guy M. Anderson, P. E., City Engineer

Date: 29 Mar 2/

Timothy M. Salmon, City Manager

#### **RESOLUTION NO. 2021-**

## RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CHANGE ORDER WITH AM-LINER EAST, INC. FOR WASTEWATER SYSTEM IMPROVEMENTS PROJECT FORMAL BID #2020-002

WHEREAS, the City Council of the City of Goldsboro awarded a contract on May 4, 2020 to AM-Liner East, Inc. for the Wastewater System Improvements Project; and

WHEREAS, the City Council of the City of Goldsboro recommends additional work for the rehabilitation project; and

WHEREAS, AM-Liner East, Inc. submitted an estimated cost of \$61,325.00 for the additional work; and

WHEREAS, the City Council deems it in the best interest of the City of Goldsboro to issue a change order to Contract #2020-002 with AM-Liner East, Inc. for \$61,325.00, contingent upon DWI approval;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Goldsboro, North Carolina, that:

	Project, contingent upon DWI approval.
2.	This resolution shall be in full force and effect from and after this day of, 2021.

1. The City Manager is hereby authorized and directed to execute a change order for \$61,325.00 with AM-Liner East, Inc. for Wastewater System Improvements

	Mayor	
Attested by:		
•		
 City Clerk		

ltem	E

#### CITY OF GOLDSBORO AGENDA MEMORANDUM **APRIL 5, 2021**

SUBJECT: Authorization of an agreement with Goldsboro Football Club Youth Academy for

use of Bryan Multi-Sports Complex and other City fields for soccer games and

practices.

**BACKGROUND:** The City of Goldsboro was approached by the Goldsboro Football Club Youth

Academy, a North Carolina nonprofit organization interested in using our fields.

GFCYA would like to make use of City fields for their practices and games,

including the Bryan Multi-Sports Complex.

The City of Goldsboro constructed the Bryan Multi-Sports Complex for local play DISCUSSION:

and as a venue for sports tourism. Goldsboro Football Club Youth Academy proposes to exchange volunteer hours at sports events in lieu of payment for field usage. Allowing Goldsboro Football Club Youth Academy to use the fields

support our commitment to sports tourism.

By motion, authorize the Mayor and City Clerk to enter into an agreement with RECOMMENDATION:

the Goldsboro Football Club Youth Academy for a 6-year term that includes an option for either organization to cancel the agreement with 90 day's written

notice.

Date: 4/1/21

City Manager

# Agreement City of Goldsboro Goldsboro Parks and Recreation And

#### Goldsboro Football Club Youth Academy

This	agreement	is made and	lentered	into this	day of	2021, by a	and between
THE	CITY OF G	OLDSBOR	O NORTH	CAROL	INA (the 'City	'), and The Goldsboro F	ootball Club
Yout	h Academy,	, a North Ca	olina non-	profit or	ganization (the	e "Academy").	

#### WITNESSETH

**WHEREAS**, the City is the owner of certain athletic fields which the Academy wishes to utilize from time to time with the prior written permission from the City and the City wishes to accommodate the Academy's use of the parks on the terms and conditions set forth herein.

**NOW, THEREFORE**, in consideration of the covenants and agreements hereinafter contained, it is mutually agreed by and between the parties hereto as follows:

- 1. **Use of Parks by the Academy**. The City agrees to permit the Academy to utilize certain parks designated by the City at those times that are mutually acceptable to each of the parties for a term commencing *January 1, 2021* and ending *December 31, 2026*. The parties agree that the Academy's use of the parks designated by the City shall be nonexclusive. The Academy's use of the parks designated by the City shall be subject to the City's ordinances, policies and direction of the City's officers and as otherwise hereinafter provided. Block Schedules must be submitted to the City for use of the fields, inclusive of rain dates, seasons beginning/end by June 1 of the preceding year. Preliminary game and practice schedules are due 30 days prior to the season's beginning. Schedules will be approved by the City based on availability.
- 2. The Academy agrees to adhere to all City ordinances, use policies and procedures while in the parks and fields. The Academy shall not assign this lease nor shall it sublease or rent out any property of the City without prior written consent of the City.
- 3. **Fees**. A fee equal to the amount of \$1 per player per game or practice, based on team's roster, that use City owned fields and facilities shall be paid by Academy to the City according to the following payment schedule: 60% by March 1,2021, 10% by April 1, 2021, 10% by May 1, 2021, 10% by June 1, 2021, and 10% by July 1,2021. Academy registration records for each season shall be used to determine the total fee to be paid to the City, with said records being open for City review upon request. The Academy shall furnish to the City office a listing of all registered participants and coaches by domicile zip code. Roster sizes from non Academy opponents will be accepted on the 'honor system'.

Tournaments may be included in the structure.

In lieu of payment, the City would like to exchange volunteer hours at sports events. We anticipate hosting a growing number of events annually and will exchange volunteer hours at a value of \$15/hour for field usage.

The City Parks and Recreation Department agrees to inform the Academy by January 1 annually of the scheduled tournaments and anticipated volunteer demand. For events added after the schedule has been released, the City Parks and Recreation Department agrees to inform the Academy at least ten (10) calendar days prior to those events. In the case of field use overage or excess volunteer hours, the City will roll forward 1 year any uncollected fee/volunteer time. No balance will be carried forward more than one year. The City will provide a biannual report (June 1 and January 1) reporting balance of volunteer hours and field usage.

- **4. Maintenance Standards.** In agreeing to use the City parks, the Academy agrees to participate in completing the routine maintenance items while using the parks.
  - Inspect the fields prior to use daily
  - Litter control through daily collection when scheduled use by the Academy
  - Immediately reporting of any damages and/or maintenance concerns to the City

**FURTHERMORE**, The City agrees to prepare and line the fields/parks **prior and throughout the season** to maintain quality conditions for use.

The City shall maintain the right to add, delete or modify maintenance procedures as deemed necessary. Every effort will be made to flex maintenance around scheduled games and practices.

The responsibility of the common areas and turf will be the responsibility of the City.

#### 5. Insurance

The Academy shall maintain commercial general liability (CGL) and commercial umbrella liability insurance with a limit of not less than \$2,000,000 for each occurrence. If such insurance policy contains a general aggregate limit, it shall apply separately to this Agreement.

- A1. **Occurrence basis coverage.** This CGL and umbrella insurance shall be written on an occurrence basis and shall cover liability arising from premises, operation, independent contractors, products-completed operations, bodily and personal injury, property damage, as well as liability assumed by the Academy under this Agreement.
- Additional insured. The City shall be named as an insured under the CGL and umbrella insurance using an additional endorsement to the City for claims arising out of or as result of this Agreement.
- Waiver of subrogation. The Academy waives all rights against the City for recovery of damages to the extent these damages are covered by the CGL or commercial umbrella liability insurance maintained pursuant to this Agreement.
- **B.** Delivery to City of certificates. Within 10 days from the start date of this Agreement, the Academy shall furnish the City with copies of its current certificates of insurance documenting each such policy along with the additional insured endorsements required in this section.

**C.** Cancellation. All such insurance provided for herein shall be non-cancelable, except upon 30 days' prior written notice to the City, and shall contain the following endorsement (or its equivalent) and shall appear on the policies respective insurance certificates:

It is hereby understood and agreed that this insurance policy may not be canceled by the surety or the intention not to renew be signed by the surety until 30 days after receipt by the City of Goldsboro by registered mail of written notice of such intention to cancel or not to renew.

- **D.** No Limitation on liability. The minimum amounts set forth in this Agreement for such insurance shall not be construed as a limitation or satisfaction of the Academy's liability, including indemnification, to the City under the Agreement as to the amount of such insurance.
- **E. No Waiver.** The failure or delay of the City at any time to require performance by the Academy of any provision of this section, even if known, shall not affect the right of the City to require performance of that provision or to exercise any right, power or remedy under this Agreement, and any waiver by the City of any breach of any provision in this section shall not be construed as a waiver of any continuing or succeeding breach of such provision, a waiver of the provision itself, or a waiver of any right, power or remedy under this Agreement.
- **F. Primary coverage.** The coverage shall apply as primary coverage with respect to any other insurance or self-insurance program afforded to the City. There shall be no endorsement or modification of this coverage to make it excess over other available insurance *l*coverage; alternatively, if the CGL and umbrella, excess of reinsurance states that it is pro rata, it shall be endorsed to be primary with respect to the City.

#### 6. Liability, Indemnification and Waiver

- **A. Assumption of liability.** Except as specifically provided by law or this Agreement, the City assumes no liability or responsibility for any injury to or death of any person or persons including officers and employees of the Academy and participants in the Academy's program and activities or any other person and assumes no liability or responsibility for any damage to property sustained by any person(s). In addition, the Academy will report all injuries on City property to the City within 24 hours.
- **B.** Indemnification. To the fullest extent permitted by law, the Academy will defend, indemnify and hold the City harmless from all claims arising directly or indirectly from or in connection with (i) the conduct or management of the programs and activities of the Academy; (ii) any act, omission or negligence of the Academy or any of its directors, officers, agents, employees, invitees or contractors of the Academy; (iii) any accidents, injury or damage whatsoever occurring on or at the parks arising from, directly or indirectly, the use of the parks by the Academy or any of its directors, officers, agents, employees, invitees or contractors, as well as participants in the Academy's programs and activities except to the extent of any negligent or wrongful act or omission of the City. However, this limitation shall not in any way limit the Academy's duty to defend the City.
- **C. Defense of City.** In the event any claims shall arise, the Academy shall defend and pay any judgment or settlement against the City in such claims. The City shall tender the defense to the Academy. The Academy and the City shall mutually agree to counsel to defend of such claims. The City, in its sole discretion, may participate in the defense of such claims at the

Academy's sole expense, but such participation shall not relieve the Academy from its duty to defend and to pay any judgment or settlement against the City in such claims. Except where a settlement completely and forever releases the City from any and all liabilities without financial contribution by the City or its insurer, the Academy shall not agree to any settlement of the claims without the City's approval.

- **D.** Waiver of defenses. In any and all claims against the City or any of its agents or employees the indemnification obligation under this paragraph shall not be limited by any limitation on the amount or type of damages, compensation or benefits payable by or for the Academy under applicable law. The Academy waives all defenses available to the Academy which limits the amount of the Academy's liability to the City.
- **No Assignment.** The Academy shall not assign its interest in this Agreement without obtaining the written consent and approval of the City.
- **8. Binding upon successors.** This Agreement shall be binding upon the successors and assigns of the parties hereto. The Academy shall submit to the Parks and Recreation Department the names, addresses, and phone numbers of all new officers and board members after election or appointment.
- **9. Reimbursement for increased insurance costs.** Any increase of insurance premium on the parks resulting for such use by the Academy shall be paid for by the Academy.
- **10. No Alteration.** The Academy shall not make structural improvements, changes or alteration to the parks without first obtaining the written consent of the City. Any improvements to the parks will be through a donation to the City, and therefore become the property of the City.
- 11. Integration of all terms into Agreement. This Agreement contains all of the terms, conditions and agreements between the parties hereto and no amendments, additions or changes hereto shall be valid unless attached hereto in writing and signed by the City and the Academy. Failure to abide by the policies and rules set forth in this agreement could result in additional fees assessed to the Academy and/or loss of privileges regarding the use of parks and fields.
- **12. Game and Practice Cancellations.** City reserves the right to cancel at any time for inclement weather, hazardous conditions, maintenance or higher purpose as deemed by City officials. The City will notify the Academy once a decision has been made.
- **13. Concessions.** Sale of concessions, food, gear, scheduling of food trucks or other items sales are not included in this agreement.
- **14. Exclusions.** Concessions stands, picnic shelter and other non-field facilities are not included in this agreement.
- **15. Agreement Cancellation.** With 90 days written notice, either party may cancel this agreement.
- 16. Academy Sponsorship Guidelines

Sponsorships solicited by the Academy must follow the following guidelines:

- 1. The sponsorship level deemed by the Academy to display a sponsorship banner at a City owned athletic field must not be less than \$500 (cash or inkind services).
- 2. Must be approved by the Goldsboro Parks and Recreation Department.
- 3. Will only be allowed to be displayed during game season or permitted activity (camp, clinic, or tournament). Banners may be hung in the week before the first game and removed within a week of the final game. Any banners not removed will be disposed of by the Park and Recreation Department.
- 4. Must be placed on fencing designated by the Goldsboro Parks and Recreation Department.
- 5. Cannot exceed 6' in height x 24' in length.
- 6. Must be made out of vinyl with eyeholes.

**IN WITNESS WHEREOF,** the parties hereto have, the day and year first above written, signed and executed this Agreement by virtue of authority given and granted by the respective corporate authorities of the parties hereto.

THE CITY OF GOLDSBORO
Mayor, City of Goldsboro
Attested by:
City Clerk
Goldsboro Football Club Youth Academy
President or Vice-President

#### CITY OF GOLDSBORO AGENDA MEMORANDUM April 5, 2021 COUNCIL MEETING

SUBJECT: A Drummers World Drumline Video Promo – Temporary Street

Closing

BACKGROUND: An application was received from A Drummers World, requesting

permission to shoot a promotion video on Thursday, April 22, 2021

from 6:00 p.m. to 7:30 p.m.

DISCUSSION: The video shoot is scheduled to begin at Chestnut Street on Center

Street, run north in the north bound section of Center Street to Walnut Street, and circle back in the same north bound section to end at Chestnut Street. The Police, Fire, Public Works and Downtown

Goldsboro offices have been notified of this request.

The time requested for the closing is from 6:00 p.m. to 7:30 p.m.

Staff recommends approval of this request subject to the following conditions:

- 1. All intersections remain open for Police Department traffic control.
- 2. A 14-foot fire lane is maintained in the center of the street to provide access for fire and emergency vehicles.
- 3. All activities, changes in plans, etc. will be coordinated with the Police Department.
- 4. The Police, Fire, Public Works and Downtown Goldsboro offices are to be involved in the logistical aspects of this event.

RECOMMENDATION: It is recommended that the Council approve the street closing of the

north bound section of Center Street at Chestnut Street and Walnut Street for the promotional video shoot of A Drummers World Drumline from 6:00 p.m. to 7:30 p.m. on Thursday, April 22, 2021.

DATE: <u>3-12-21</u>

Mike West, Police Chief

DATE: 3-29-2/

Tim Salmon, City Manager



# CITY OF GOLDSBORO SPECIAL EVENTS/PARADE/STREET CLOSING PERMIT APPLICATION

\*\*In the event of a street closing, an application should be submitted at least 30 days prior to your parade or special event.

I.	General Information						
	Type of Event: (please check all that apply)						
	□ Parade □ Run/Walk □ Festival ☑ Street Closure □ Other (explain):						
	Event Name: A DRUMMERS WORLD PROMO VIDEO SHOOT						
	Event Date(s): 04 - 22-2021 Event Website:						
	Inclement Weather/Rain Date(s): 04-29-2021						
	Description of Event (Please briefly describe the event.)						
	STUDENTS WILL MEET AT! THE HUB ? MARCH FROM BOSGOODE						
	CHESTNUT STREET TO WALLE STREET (DOWN CENTER ST.)						
	PERFORMING FOR A YROMOTTONAL VIDEO SHOOT.						
	Requested Event Location: CENTEL ST BETWEEN CHEST/WINNUT STREETS						
	Event Start Time/End Time: 6:00PM - 7:30PM						
	Set-Up: Date & Time (start/end): 5:30 WEET AT HUB START @ 6:00PM						
	Dismantle (Completion): Date & Time (start/end): 7:50pm END.						
	Estimated Daily Attendance: 70						
	Will this event require street closures? Yes 🗆 No Closure Times 6:00pu - 7:30PM						
	If yes, please list the streets that you are requesting to be closed: CENTER STREET						
	BETWEEN CHESTNUT & WALNUT STREET						
II.	Applicant and Sponsoring Organization Information						
	Sponsoring Organization Name: # DRUWWERS WORLD						
	Are you a non-profit? Yes  No If yes, are you: 501c (3) 501c (6) Place of worship						
	Applicant Name: HUANDO MITCHELL Title: FOUNDER / PRESIDENT						
	Address: 1216 PARKWAY DRIVE B.						
	City: Golds 6000 State: NC Zip: 27534 Phone: 919-344-8329						
	Cell Phone: 919-344-8329 Email: drummesworld adwar a mail.com						

Name: CHRETTEN DUMONO Phone: 919-344-8329

Phone: 919-344-8329

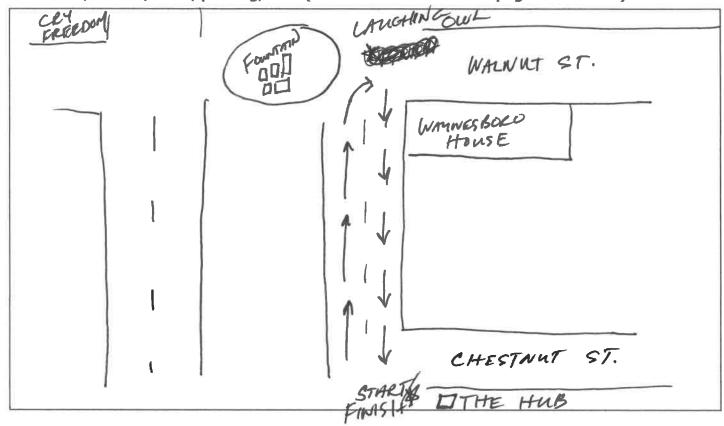
#### III. Event Map

For Run/Walk/Parades - FORMATION AREA LOCATION: THE

For Run/Walk/Parades - STARTING POINT: THE HUB/CHESTNUT

For Run/Walk/Parades - ENDING POINT: TO WALNUT ST. BACK TO HUB.

\*Please provide a detailed map of your event, including race/walk/parade route(s), stage(s), inflatables, booths, tents, parking, etc. (Please attach additional pages as needed)



#### IV. RESTROOMS & SITE CLEANUP (Bathroom facilities are required for events lasting longer than two hours and must be ADA compliant.)

One Port-A-Jon is recommended per 100 people, and is based on event duration instead of number of participants.

How do you plan to handle restroom services? 

Portable Toilets 

Other If portable toilets will be provided, please list the name/contact of the company:

W/A - LESS THAN 2 HOURS

If no portable toilets will be provided, how will these requirements be handled?

A - CESS THAN 2 HOURS

How do you plan to remove garbage and/or recycling? (City receptacles must be requested separately no less than 30 days prior to the event. Contact the Public Works Department at 919-750-7450.)

MA-LESS THAN 2 HOURS

<u>Event Detail</u>	Please answer the following questions regarding your event.					
🗆 Yes 🗷 No Do	oes the event involve the sale of food?  oes the event involve the sale of alcohol?  "YES" has the health department been notified?  > For events with food, a letter from the health department must be submitted 30 days prior to the event.  o Health Department: (919) 731-1000  > The ABC Permit, issued by the NC ABC Commission, must be submitted to the Goldsboro Police Department prior to the event. The event permit will not be issued until the ABC Permit is submitted.  o NC ABC Commission: (919) 779-0700					
If N SU Ci	fill there be musical entertainment at your event? "YES", please provide the following information:  > Amplification?  Yes No tote: Any Live or Loud Music cannot begin prior to 10am, must end by 10pm and is subject to all city noise ordinances, unless approved in advance by the Goldsboro ity Council. Please contact the City of Goldsboro Planning Department at 919-580-333 for questions regarding City Ordinances.					
fo N ai	/// will there be any tents or canopies in the proposed event site? If "YES", please provide the following information:  > Approximate Number of tents:  > Approximate Sizes:  > Will any tent exceed 400 sq. feet in area?					
	• City of Goldsboro Inspections Department (919) 580-4385  /ill you require electrical hook-ups for this event? (Please note that electrical availability is					
□ Yes 🖪 No W	mited.) /ill admission fees be charged to attend this event?  "YES", provide the cost(s) of all tickets:					
	/ill fees be charged to vendors to participate in this event?  "YES", please provide the schedule of fees:					
S	pplicant has read, in its entirety, the City of Goldsboro Use of City-Owned Property for pecial Events Policy. The Policy Regarding the Use of City-Owned Property for Special Events available at <a href="http://www.goldsboronc.gov/special-events/">http://www.goldsboronc.gov/special-events/</a> .					
*The temporary of T	closing of a NC Department of Transportation Street would be at the discretion of the NC Transportation.					
Miscellaneo Parking:						
• How will over REQUIRED To	rall patron parking be accommodated for this event?  STUDENTS WILL BE CARPOIL MND USE PUBIC PARKING.					

<u>Note:</u> You may be required to provide a shuttle if the event places undue demands on surrounding parking areas.

VI.

\*\* Submitting this Special Event/Parade Permit Application does not provide permission to conduct your planned event. Please do not send out publicity, flyers, or other media prior to receiving confirmation of approval. Your confirmation will be in the form of a Permit, Issued to the organization and/or person responsible for conducting the event.

\*\*For street closing applications: the Goldsboro Police Department will notify the applicant when the Goldsboro City Council has approved the permit.

#### **Agreement**

I have read and understand this application and the requirements placed upon this applicant and organization. I agree to abide by the City of Goldsboro rules, regulations and ordinances should my permit application be approved. I will fulfill the requirements placed upon this permit application.

Organization: A DRUMWERS WORLD DEUMLINE & PERFORMING HORS SCHOOL

Please return this application and all supporting documentation by email, mail or in person to:

Goldsboro Police Department Community Police Services 204 S. Center Street Goldsboro, NC 27530 jadams@goldsboronc.gov

CANCELLATION POLICY: Written notification of intent to cancel your event must be received in writing a minimum of 21 days prior to the scheduled event date to Sgt. Jason Adams at <a href="mailto:jadams@goldsboronc.gov">jadams@goldsboronc.gov</a>.

For Inner Office Use Only:

| 3/12/2021 |
| Date |
| Tin Fonseca | 3/12/2021 |
| Downtown Goldsboro Representative | 3/2/2021 |
| City Manager's Signature (Use of City Owned Lots and Non-Street Closings)



#### Special Event Release of Liability Waiver

The undersigned person is applying for Use of City-Owned Property for Special Event on behalf of ADRIGITIES WOLD PRIMITE from the City of Goldsboro and hereby agrees to indemnify and hold the City of Goldsboro, its officers, agents and employees harmless from all claims, liabilities, demands, expenses, of any nature or kind, expresses or implied, whether sounding in tort or in contract that may be asserted against the City, its officials, agents and employees by any person, firm, or corporation, that may arise out of any acts or omissions, active or passive, related to operating an event on the city's property.

This the day of	March		
11 6	m Alone		
 ftend	fingeres		(SEAL
(Apr	olicant & Authorized Rep	eresentative of Event)	

This form must be completed, signed and returned with the completed application.



#### CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 03/11/2021

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(les) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER CO				CONTACT KATHLEEN B LUCAS						
WAYNE WALLACE STATE FARM AGENCY			PHONE (A/C, No. Ext): 919-731-2211 FAX (A/C, No.): 919-879-8798							
	221 N HIGHWAY 42 E				E-MAIL.					
CLAYTON NC 27527			ADDRESS: INSURER(S) AFFORDING COVERAGE NAIC			NAIC#				
Outrion Four				INSURER A	Ctoto Fo		Casualty Company		25143	
INSU	RED	-		- California						
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	710 GOLDLEAF DR				INSURER C					
	GOLDSBORO NC 27534-80	19			INSURER D					
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	(*, )							MED EXP (Any one person)	\$ 5,00	
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	ANY PROPRIETOR/PARTNER/EXECUTIVE	N/A						E.L. EACH ACCIDENT	\$	
	OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	1477						E.L. DISEASE - EA EMPLOY	EE \$	
	If yes, describe under DESCRIPTION OF OPERATIONS below							E.L. DISEASE - POLICY LIM	T \$	
									1	
DES	CRIPTION OF OPERATIONS / LOCATIONS / VEHIC	LES (	ACOR	D 101, Additional Remarks Sched	ule, may be a	ttached if mo	re space is requi	ired)	-	
CE	RTIFICATE HOLDER				CANCE	LLATION				
					SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.					
	CITY OF GOLDSBORO				AUTHORI2	FD REPRES	ENTATIVE			
220 N CENTER ST GOLDSBORO NC 27530				Lathleen 5 June						

ACORD 25 (2016/03)

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## CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT:

**Z-1-21 MC Morgan and Associates (Shannon View)** — West side of New Hope Road between Cuyler Best Road and N. Harding Drive.

**BACKGROUND:** 

The applicant requests a change of zone for a portion of the subject property from Residential (R-12) to Residential (R-9CZ) Conditional Zoning limiting the use to an 84-unit senior apartment complex. In conjunction with the request, the applicant is requesting a **Conditional Use permit (CU-4-21)** for the construction of the senior apartment complex in the Residential (R-9) zoning district.

Frontage: +360 ft. (W. New Hope Rd.)

+188 ft. (Cuyler Best Rd.)

Area:

+10.2 Acres

Surrounding Zoning: North:

Neighborhood Business (NB)/Shopping Center (SC)

South:

Residential (R-6CZ)

East:

Residential (R-16/R-12SF)

West:

Office & Institutional (O&I-1)/Residential (R-12)

**Existing Use:** The property is partially wooded and cleared farmland.

On March 3, 2003, Goldsboro City Council approved a change of zone from Residential (R-16) to Residential (R-6CZ) for the construction of 216 apartments upon property directly south of the proposed development and formally known as The Reserve at Bradbury Place.

If the proposed change of zone is approved, the applicant will be required to obtain a Conditional Use Permit approved by City Council for the proposed senior apartment complex.

Land Use Plan Recommendation: The City's Land Use Plan recommends Mixed-Use development. Proposed zoning for the property is compatible with adjacent properties in the area. Since City water and sewer are available to serve the area, higher residential densities are encouraged.

**DISCUSSION:** 

The submitted preliminary site plan (associated with CU-4-21) indicates one three-story senior apartment building containing a total of 84 units.

Access: Access to the site will be directly from W. New Hope Road. W. New Hope Road is a state-maintained road. Officials with NCDOT have been contacted and are recommending that the access drive for the senior apartments align with Shelley Drive to avoid conflicting left turns off of W. New Hope Road.

Parking: Parking for the site requires two spaces per unit plus .5 per bedroom over two. 51 units will be 2-bedroom units and 33 units will be 1-bedroom units. A total of 168 parking spaces are required. 84 parking spaces are shown on the submitted site plan. The applicant is requesting a modification of the City's parking requirement due to the fact that the North Carolina Finance Agency requires only 1 parking space per senior apartment unit.

Sidewalks: External City sidewalks are required for new development, however, the City's Pedestrian Facilities Plan does not recommend sidewalks for the area. Frontage along W. New Hope Road is approximately 360 ft. and approximately 188 ft. along Cuyler Best Road. The developer will be required to install sidewalks or pay a fee in lieu of in the amount of approximately \$9,864 to the City of Goldsboro.

Internal concrete sidewalks are shown providing access to building entrances through sloped ramps and handicap accessible walkways.

<u>Lighting Plan</u>: A commercial lighting plan has not been submitted. Since the subject property is located adjacent to residentially zoned and developed properties, the developer will be required to submit a lighting plan in compliance with the City's Commercial Lighting ordinance.

Interconnectivity: Interconnectivity has not been shown for the site. The applicant is requesting a modification of the interconnectivity requirement. The applicant believes interconnectivity is not practical due to the proposed site layout of the senior adult facility. In addition, traffic from existing single and multi-family developments could cause unnecessary congestion and reduce pedestrian safety for the residents of the facility.

Engineering: City water and sewer are available to serve the subject property. The property is not located within a special flood hazard area. City Engineering will require approval of storm water calculations and drainage plans prior to issuance of any building permits.

Landscaping: Street trees have been provided along W. New Hope Road and vehicular surface area landscape requirements must be met. A Type B 15' landscape buffer is required along all property lines with the exception of a Type C 20' landscape buffer adjacent to single family development along the western property line for approximately 267 feet. Staff is working with the applicant to ensure landscape requirements are met per the requirements of the City's Unified Development Ordinance.

<u>Refuse</u>: Commercial dumpsters will be utilized for garbage collection. Staff will ensure that dumpster corals are properly constructed and appropriately screened from off-site views in accordance with City standards.

<u>Building elevations</u>: Building elevations have been submitted and indicate the proposed buildings will be constructed of brick veneer and fiber-cement shake siding. Roofing materials will be architectural shingles. Staff will ensure all multi-family development design standards, including 20% open space requirement, are met per the requirements of the City's Unified Development Ordinance prior to issuance of any building permits.

Annexation: A majority of the subject property is located outside the City limits. Since City utilities are located within 1,000 ft. of the site, the developer will be required to connect to City water and sewer, as well as, annex into the City limits.

At the public hearing held on March 15, 2021, the applicant came forward in support of the request citing the 84 units would be restricted to 55 years and older population. Five citizens spoke in opposition primarily citing traffic congestion, safety concerns and potential off-site runoff.

The Planning Commission, at their meeting held on March 29, 2021, recommended approval of the change of zone request for a portion of the subject property from Residential (R-12) to Residential (R-9CZ) Conditional Zoning limiting the use to an 84-unit senior apartment complex.

The Planning Commission also recommended approval of the **Conditional Use permit (CU-4-21)** request for construction of an eighty-four (84) unit senior apartment complex in the Residential (R-9) zoning district.

#### **ZONING RECOMMENDATION:**

By motion, accept the recommendation of the Planning Commission and

- 1. Find the proposed zoning amendment <u>consistent</u> with the City's adopted Comprehensive Land Use Plan because multifamily dwellings are permitted as a mixed use-1 land use and;
- Find the proposed zoning amendment is <u>reasonable</u> and in the public interest because it supports the City's adopted Comprehensive Land Use Plan and is compatible with adjoining properties in the area and;
- Adopt an Ordinance changing the zoning for the property from Residential (R-12) to Residential (R-9CZ) Conditional Zoning limiting the use to an 84-unit senior apartment complex.

#### **CONDITIONAL USE PERMIT RECOMMENDATION:**

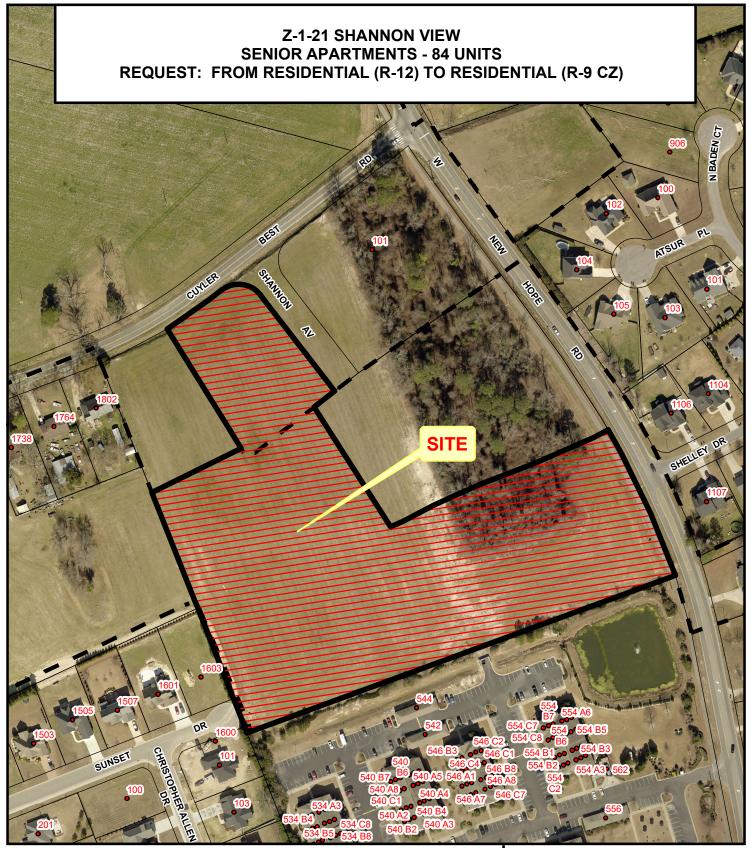
By motion, accept the recommendation of the Planning Commission and

- Adopt an order approving the Conditional Use permit (CU-4-21) for the construction of a senior apartment complex in the Residential (R-9) zoning district to be limited to eight-four (84) senior apartments for residents 55 years of age and older; and
- Modification of the City's parking requirement from 2 parking spaces per apartment to 1 based on NCFA Parking Requirements for Senior Apartments; and
- Modification of interconnectivity due to the proposed site layout not being practical or safe for the residents of the facility.
- 4. Require the developer to install external sidewalks along W. New Hope Road and Cuyler Best Road or pay a fee in lieu of in the amount of \$9,864.00 to the City of Goldsboro.

Date: 3/30/21

Planning Director

Date: City Manager



CASE NO: Z-2-21

62.5 125

**OWNER:** BEST PROPERTIES, INC.

250

■ Feet

APPLICANT: MC MORGAN & ASSOICATES, INC. REQUEST: **SENIOR APARTMENTS - 84 UNITS** 

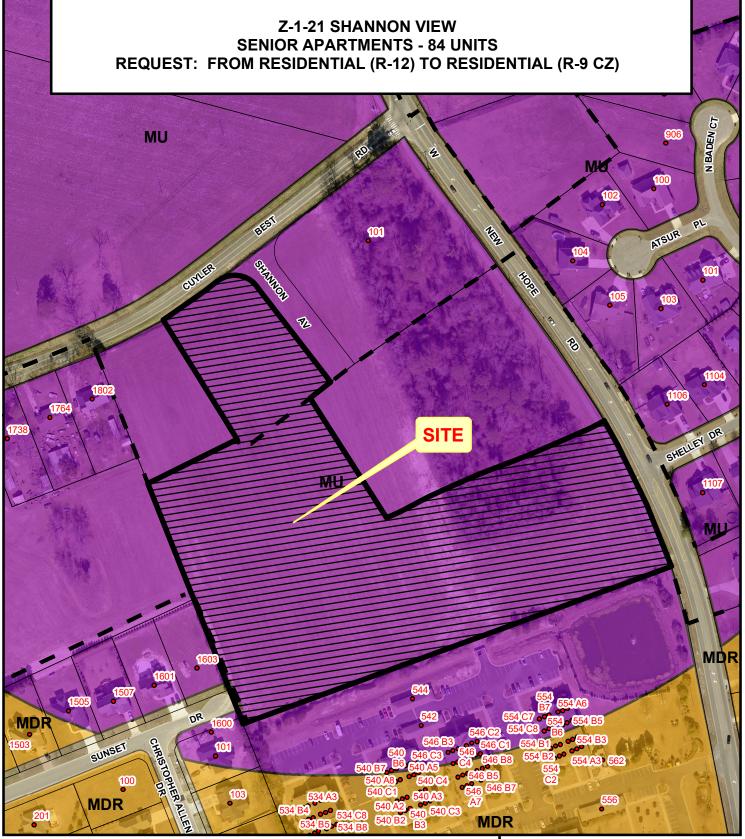
FROM RESIDENTIAL (R-12) TO RESIDENTIAL (R-9 CZ)

LOCATION: CUYLER BEST ROAD & W. NEW HOPE ROAD

PIN #: 3610-81-4065







CASE NO: Z-2-21

62.5 125

**OWNER:** BEST PROPERTIES, INC.

250

Feet

APPLICANT: MC MORGAN & ASSOICATES, INC. **REQUEST: SENIOR APARTMENTS - 84 UNITS** 

FROM RESIDENTIAL (R-12) TO RESIDENTIAL (R-9 CZ)

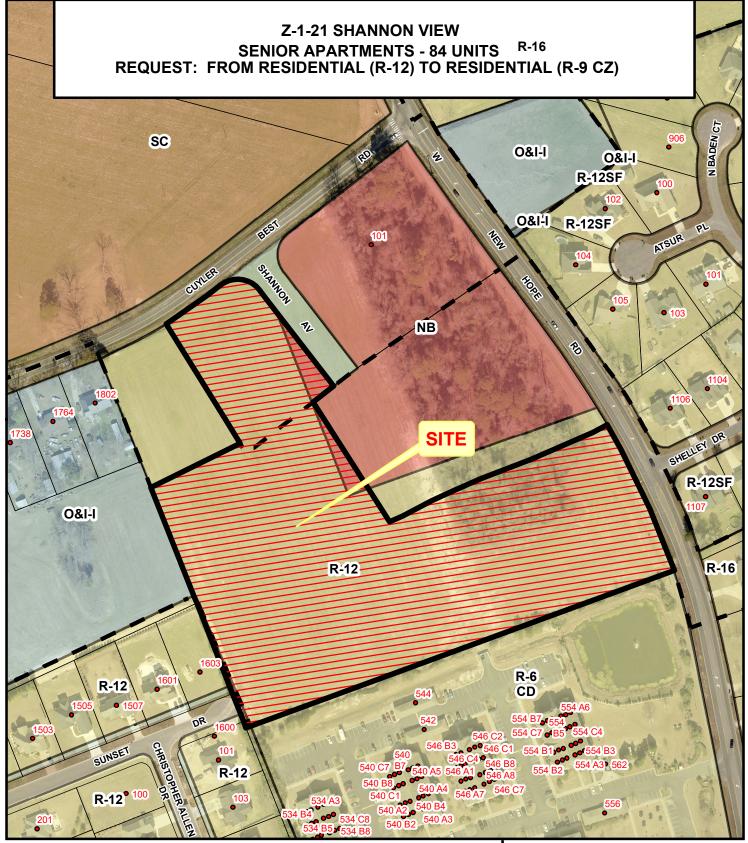
LOCATION: CUYLER BEST ROAD & W. NEW HOPE ROAD

PIN #: 3610-81-4065



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CASE NO: Z-2-21

62.5 125

**OWNER:** BEST PROPERTIES, INC.

250

Feet

APPLICANT: MC MORGAN & ASSOICATES, INC. **REQUEST: SENIOR APARTMENTS - 84 UNITS** 

FROM RESIDENTIAL (R-12) TO RESIDENTIAL (R-9 CZ)

LOCATION: CUYLER BEST ROAD & W. NEW HOPE ROAD

PIN #: 3610-81-4065









MULTI-FAMILY







- ARCHITECTS, P.C. GEORGIA 3000-3229 404-373-2800

#### ORDINANCE NO. 2021 -

## AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF GOLDSBORO, NORTH CAROLINA CODE OF ORDINANCES

WHEREAS, after notice duly given according to law, a public hearing was held before the City Council and the Planning Commission at a regular meeting held in the City Council Chambers, 214 N. Center St. in the Historic City Hall building, on **Monday, March 15, 2021**, at 7:00 p. m., for the purpose of considering and discussing the passing of an ordinance amending the Unified Development Ordinance of the City of Goldsboro, North Carolina; and

WHEREAS, after completion of said public hearing and receipt of the recommendation of the Planning Commission, the City Council of the City of Goldsboro deems it advisable and for the best interest of the City and those residing within its zoning jurisdiction that the Unified Development Ordinance be amended as herein below set forth;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Goldsboro, North Carolina:

1. That the Unified Development Ordinance of the City of Goldsboro, North Carolina Code of Ordinances, be and the same is hereby amended by changing:

From Residential (R-12) to Residential (R-9 CZ) for development of an eightyfour (84) unit senior apartment complex.

Z-1-21 Shannon View – The property is located on the west side of W. New Hope Road between Cuyler Best Road and N. Harding Drive

The Wayne County Tax Identification Number is 3610-81-4065.

- 2. That the Official Zoning Map, Goldsboro, North Carolina, on file in the Office of the Director of Planning and Community Development be promptly changed to reflect this amendment and the appropriate entries in reference thereto be entered in the descriptive record of changes as provided in Section 2 of the Unified Development Ordinance.
- 3. That this Ordinance shall become effective from and after the entry of the changes or amendments herein made on the said Official Zoning Map.

Adopted this day of	, 2021.
Attested by:	Mayor
City Clerk	

### CITY OF GOLDSBORO ORDER APPROVING A CONDITIONAL USE PERMIT

The City Council of the City of Goldsboro, North Carolina, having held a public hearing on **March 15, 2021** to consider the following Conditional Use Permit application number:

**CU-4-21 Shannon View –** The property is located on the West side of New Hope Road between Cuyler Best Road and N. Harding in the Residential (R-9 CZ) zoning district.

To approve the request for a Conditional Use Permit # CU-4-21 Shannon View in the Residential (R-9 CZ) zoning district limiting the use to an 84-unit senior apartment complex; having heard all the evidence and arguments presented and reports from City Officials, and having received recommendation for approval from the Goldsboro Planning Commission pertaining to said application, makes the following findings of fact.

#### **FINDINGS OF FACT**

The City Council makes the CONCLUSION that the proposed use **does** satisfy the general conditions imposed on the Council in its deliberations for issuing a Conditional Use Permit under Sections 5.4 Table of Permitted Uses; and 5.5.4 Special and Conditional Use Specific Regulations regarding multi-family development.

Based upon the foregoing FINDINGS OF FACT, the City Council makes the CONCLUSION that the proposed use **DOES** satisfy the general conditions imposed on the Council in its deliberations for modifications and issuing a Conditional Use Permit under Section 2.2.8 of the City of Goldsboro Zoning Ordinance with the following modifications for **Conditional Use Permit #CU-4-21 Shannon View**:

- 1. Modification of the City's parking requirement from 2 parking spaces per apartment to 1 based on NCFA Parking Requirements for Senior Apartments; and
- 2. Modification of interconnectivity due to the proposed site layout not being practical or safe for the residents of the facility; and
- 3. Modification of the City's sidewalk installation and pay a fee-in-lieu of \$9,864.

In addition to the request, an Annexation petition must be submitted to the City of Goldsboro as the subject property is located outside the City limits. Since City utilities are

located within 1,000 ft. of the site, the devisewer.	eloper will be required to connect to City water and
Upon motion made by Councilmember	and seconded by Councilmember
	pplicant's request for the construction of an 84-unit specifically to an 84-unit senior apartment complex istrict.
Therefore, because the City Council corto the issuance of a CONDITIONAL USE PER	ncludes that all of the general conditions precedent MIT have <b>BEEN</b> satisfied,
IT IS ORDERED that the application for tapproved.	the issuance of a CONDITIONAL USE PERMIT be
Thus ordered this day of _	, 2021.
	Chuck Allen, Mayor

Ronald T. Lawrence, City Attorney

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### CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT:

**Z-2-21 MC Morgan and Associates (Tiffany Gardens Phase II)** — West side of Thoroughfare Road between Central Heights Road and NC Railroad.

**BACKGROUND:** 

The applicant requests a change of zone for a portion of the subject property from Residential (R-16) to Residential (R-6 CZ) Conditional Zoning limiting the use to an 84-unit apartment complex. In conjunction with the request, the applicant is requesting a **Conditional Use permit (CU-5-21)** for the construction of the apartment complex in the Residential (R-6 CZ) zoning district.

Frontage: ±500 ft. (Thoroughfare Road)

Depth:  $\pm 300$  ft.

Area:  $\pm$ 7.7 Acres

#### **SURROUNDING ZONING:**

North: Residential (R-16) RM-NC/Residential (R-12CZ);

Residential (R-9)

South: Residential (R-16/R-12)

East: Residential (R-16/R-9)

West: Residential (R-16/R-12CZ)

On April 1, 2019, Goldsboro City Council accepted the recommendation of the Goldsboro Planning Commission and adopted an Ordinance (Z-14-19) changing the zone for property directly north of subject property from Residential (R-16 and R-12) to Residential (R-12CZ) Conditional Zoning limiting the use of the property to an eighty-four unit apartment complex.

Now, the same developer is proposing a second phase of residential development consisting of another eighty-four (84) unit apartment complex. If the zoning is approved, the applicant will be required to obtain a Conditional Use Permit approved by City Council for the proposed apartment complex.

Existing Use: The property is currently vacant.

<u>Land Use Plan Recommendation</u>: The City's Land Use Plan recommends Medium Density Residential (MDR) development. In addition, the Plan recommends that higher densities should be encouraged since City water and sewer are available to serve the property.

**DISCUSSION:** 

The submitted preliminary site plan (associated with CU-5-21) indicates three (3), three-story apartment buildings containing a total of 84 units. In addition, a community building is also being proposed on site.

<u>Access</u>: Access to the site will be directly from Thoroughfare Road. Since Thoroughfare Road is a state-maintained road, NCDOT officials have been contacted and are requiring driveway permits, as well as, left and right turn lanes along Central Heights Road as a result of Phase I development.

<u>Parking</u>: Parking for the site requires two spaces per unit plus .5 per bedroom over two. 36 of the 84 total units will be 3-bedroom units, 35 units will be 2-bedroom units and the remaining 13 units will be 1-bedroom units. A total of 176 parking spaces are required and 176 spaces have been shown on the preliminary site plan.

<u>Sidewalks:</u> External City sidewalks are required for new development, however, the City's Pedestrian Facilities Plan does not recommend sidewalks for the area. Frontage along Thoroughfare Road is approximately 460 ft. The developer will be required to install sidewalks or pay a fee in lieu of in the amount of \$8,280 to the City of Goldsboro.

Internal concrete sidewalks are shown providing access to building entrances through sloped ramps and handicap accessible walkways.

<u>Lighting Plan</u>: A commercial lighting plan has not been submitted. Since the subject property is located adjacent to residentially-zoned and developed properties, the developer will be required to submit a lighting plan in compliance with the City's Commercial Lighting ordinance.

<u>Interconnectivity</u>: Interconnectivity has been shown west of the site as adjacent property is currently being developed for multifamily use.

<u>Engineering</u>: City water and sewer are available to serve the subject property. The property is not located within a special flood hazard area. City Engineering will require approval of storm water calculations and drainage plans prior to issuance of any building permits.

Landscaping: Street trees have been provided along Thoroughfare Road and vehicular surface area landscape requirements must be met. A Type B 15' landscape buffer is required along the western property line and a portion of the southern property line. A Type C 20' landscape buffer is required adjacent to single family development along a portion of the southern, northern and eastern property lines. Staff is working with the applicant to ensure landscape requirements are met per the requirements of the City's Unified Development Ordinance.

<u>Refuse</u>: Commercial dumpsters will be utilized for garbage collection. Staff will ensure that dumpster corals are properly constructed and appropriately screened from off-site views in accordance with City standards.

<u>Building elevations</u>: Building elevations have been submitted and indicate the proposed buildings will be constructed of brick veneer and fiber-cement shake siding. Roofing materials will be architectural shingles. Staff will ensure all multi-family development design standards, including 20% open space requirement, are met per the requirements of the City's Unified Development Ordinance prior to issuance of any building permits.

Annexation: The subject property is located outside the City limits. Since City utilities are located within 1,000 ft. of the site, the developer will be required to connect to City water and sewer, as well as, annex into the City limits.

At the public hearing held on March 15, 2021, the applicant came forward in support of the request citing the project is a continuation of a previously approved multi-family project known as Tiffany Garden Phase I. Four citizens spoke in opposition primarily citing traffic congestion, safety concerns and drainage issues.

The Planning Commission, at their meeting held on March 29, 2021, recommended approval for the requested change of zone for a portion of the subject property from Residential (R-16) to

Residential (R-6 CZ) Conditional Zoning limiting the use to an 84unit apartment complex.

The Planning Commission also recommended approval for Conditional Use permit (CU-5-21) for the construction of an 84unit apartment complex in the Residential (R-6) zoning district.

#### **ZONING RECOMMENDATION:**

By motion, accept the recommendation of the Planning Commission and

- 1. Find the proposed zoning amendment consistent with the City's adopted Comprehensive Land Use Plan because city water and sewer are available to serve the site and;
- 2. Find the proposed zoning amendment is reasonable and in the public interest because it supports the City's adopted Comprehensive Land Use Plan for higher density residential development and;
- 3. Adopt an Ordinance changing the zoning for the property from Residential (R-16) to Residential (R-6CZ) Conditional Zoning limiting the use to an 84-unit apartment complex.

#### CONDITIONAL USE PERMIT RECOMMENDATION:

By motion, accept the recommendation of the Planning Commission and

- 1. Adopt an order approving the Conditional Use permit (CU-5-21) for the construction of a multi-family development in the Residential (R-6 CZ) Conditional zoning district; and
- 2. Limit the proposed development to an eighty-four (84) unit apartment complex; and
- 3. Require the developer to install external sidewalks along Thoroughfare Road or pay a fee in lieu of in the amount of \$8,280.00 to the City of Goldsboro.

Date:  $\frac{4/1/21}{2}$ 

Planning Dikector

#### ORDINANCE NO. 2021 -

## AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF GOLDSBORO, NORTH CAROLINA CODE OF ORDINANCES

WHEREAS, after notice duly given according to law, a public hearing was held before the City Council and the Planning Commission at a regular meeting held in the City Council Chambers, 214 N. Center St. in the Historic City Hall building, on **Monday, March 15, 2021**, at 7:00 p. m., for the purpose of considering and discussing the passing of an ordinance amending the Unified Development Ordinance of the City of Goldsboro, North Carolina; and

WHEREAS, after completion of said public hearing and receipt of the recommendation of the Planning Commission, the City Council of the City of Goldsboro deems it advisable and for the best interest of the City and those residing within its zoning jurisdiction that the Unified Development Ordinance be amended as herein below set forth;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Goldsboro, North Carolina:

1. That the Unified Development Ordinance of the City of Goldsboro, North Carolina Code of Ordinances, be and the same is hereby amended by changing:

From Residential (R-16) to Residential (R-6 CZ) for development of an eighty-four (84) unit apartment complex.

Z-2-21 Tiffany Garden – Phase II – The property is located on the west side of Thoroughfare Road between Central Heights Road and NC Railroad.

The Wayne County Tax Identification Number is 3529-23-5463 (portion of).

2. That the Official Zoning Map, Goldsboro, North Carolina, on file in the Office of the Director of Planning and Community Development be promptly changed to reflect this amendment and the appropriate entries in reference thereto be entered in the descriptive record of changes as provided in Section 2 of the Unified Development Ordinance.

That this Ordinance shall become effective from and after the entry of the

changes or amendments herein made on the said Official Zoning Map.

Adopted this \_\_\_\_\_\_ day of \_\_\_\_\_\_\_, 2021.

Mayor

Attested by:

City Clerk

### CITY OF GOLDSBORO ORDER APPROVING A CONDITIONAL USE PERMIT

The City Council of the City of Goldsboro, North Carolina, having held a public hearing on **March 15, 2021** to consider the following Conditional Use Permit application number:

**CU-5-21 Tiffany Garden – Phase II –** The property is located on the West side of Thoroughfare Road between Central Heights Road and NC Railroad.

To approve the request for a Conditional Use Permit # CU-5-21 Tiffany Garden – Phase II in the Residential (R-6 CZ) zoning district limiting the use to an 84-unit apartment complex; having heard all the evidence and arguments presented and reports from City Officials, and having received recommendation for approval from the Goldsboro Planning Commission pertaining to said application, makes the following findings of fact.

#### **FINDINGS OF FACT**

The City Council makes the CONCLUSION that the proposed use **does** satisfy the general conditions imposed on the Council in its deliberations for issuing a Conditional Use Permit under Sections 5.4 Table of Permitted Uses; and 5.5.4 Special and Conditional Use Specific Regulations regarding multi-family development.

Based upon the foregoing FINDINGS OF FACT, the City Council makes the CONCLUSION that the proposed use **DOES** satisfy the general conditions imposed on the Council in its deliberations for modifications and issuing a Conditional Use Permit under Section 2.2.8 of the City of Goldsboro Zoning Ordinance with the following modifications apply to **Conditional Use Permit #CU-5-21 Tiffany Garden – Phase II**:

- 1. Modification of the City's sidewalk installation and pay a fee-in-lieu of \$8,280; and
- 2. Allowing multi-family dwelling as a permitted use in the Residential (R-6 CZ) Conditional zoning district; and
- 3. The proposed multi-family development be limited to 84-unit apartment complex.

In addition to the request, an Annexation petition must be submitted to the City of

Goldsboro as the subject property is located outside the City limits. Since City utilities are located within 1,000 ft. of the site, the developer will be required to connect to City water and sewer.

Upon motion made by Councilmember \_\_\_\_\_\_ and seconded by Councilmember \_\_\_\_\_\_, the Council approved the applicant's request for the construction of an 84-unit apartment complex located in the Residential (R-6 CZ) zoning district.

Therefore, because the City Council concludes that all of the general conditions precedent to the issuance of a CONDITIONAL USE PERMIT have BEEN satisfied,

IT IS ORDERED that the application for the issuance of a CONDITIONAL USE PERMIT be APPROVED.

Thus ordered this \_\_\_\_\_ day of \_\_\_\_\_\_, 2021.

Chuck Allen, Mayor

Ronald T. Lawrence, City Attorney



**CASE NO:** Z-2-21

**OWNER:** SOUTHEAST INVESTORS GROUP, LLC. **APPLICANT:** MC MORGAN & ASSOICATES, INC.

**REQUEST:** APARTMENTS - 84 UNITS

FROM RESIDENTIAL (R-16) TO RESIDENTIAL (R-6 CZ)

**LOCATION:** THOROUGHFARE ROAD

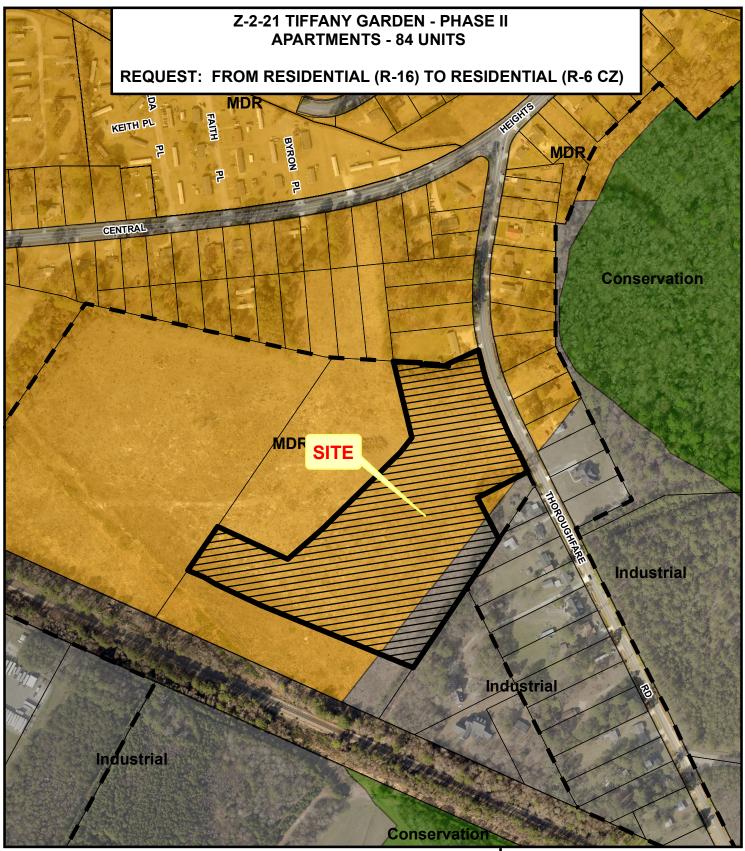
**PIN #:** 3529-23-5463 (portion of)





The data represented on this map has been compiled by the best methods available. Accuracy is contingent upon the source information as compiled by various agencies and departments both internal and external to the City of Goldsboro, Nc. Users of the data represented on this map are hereby notified that the primary information sources should be consulted for verification of the information contained herein. The City of Goldsboro and the companies contracted to develop these data assume no legal responsibilities for the information or accuracy contained on this map. It is strictly forbidden to sell or reproduce these maps or data for any reason without the written consent of the City of Goldsboro.

0 112.5 225 450 Feet



CASE NO:

0 112.5 225

**OWNER:** SOUTHEAST INVESTORS GROUP, LLC. APPLICANT: MC MORGAN & ASSOICATES, INC.

REQUEST: **APARTMENTS - 84 UNITS** 

FROM RESIDENTIAL (R-16) TO RESIDENTIAL (R-6 CZ)

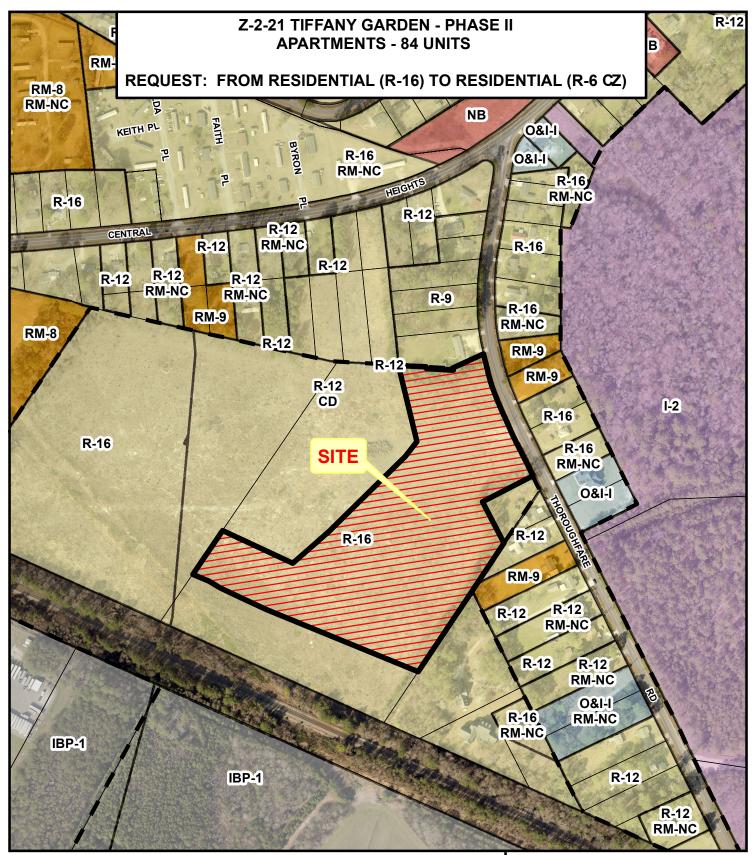
**LOCATION: THOROUGHFARE ROAD** 

PIN #: 3529-23-5463 (portion of) 450

Feet







**CASE NO:** Z-2-21

0 112.5 225

**OWNER:** SOUTHEAST INVESTORS GROUP, LLC. **APPLICANT:** MC MORGAN & ASSOICATES, INC.

**REQUEST:** APARTMENTS - 84 UNITS

FROM RESIDENTIAL (R-16) TO RESIDENTIAL (R-6 CZ)

**LOCATION:** THOROUGHFARE ROAD 3529-23-5463 (portion of)

450

Feet





2021 PRELIMINARY SET

### SITE INFORMATION:

SITE: DENSITY: BUILDINGS:

SPRINKLERS: PARKING SPACES:

13R 147 SPACES REQUIRED @ 1.75 SPACES / UNIT 147 SPACES PROVIDED FRONT = 12'

SETBACKS:

SIDE REAR

Unit Type	Unit Heated Area	Unit Net Area	No. of Units	Heated Total	Net Total
1 BEDROOM "A1"	715	756	12	£,580	9,072
18EDROOM AZ	990	1,026	1	980	1,026
2 BEDROOM "81"	980	1.026	35	34,300	35,910
3 BEDROOM "C1"	1.152	1,203	24	27,648	28,872
3 BEDROOM "C2"	1,152	1,203	12	13,824	14,436
Tr	stal		RA	et 812	W 116

### SITE NOTES:

- NO RETAINING WALLS ANTICIPATED

### REQUIRED SITE AMENITIES:

PLAYGROUND - (W/ MIN. 1 BENCH)

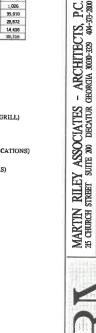
### ADDITIONAL AMENITIES:

COVERED PATIO WITH SEATING - (150 SQ. FT.)

7.7+/- ACRES 10.9 UNITS/ACRES (1) 1 STORY CLUBHOUSE (3) 3-STORY APARTMENT BUILDINGS

### UNIT INFORMATION:

Unit Type	Unit Heated Area	Unit Net Area	No. of Units	Heated Total	Net Total
1 BEDROOM "A1"	715	756	12	£,580	9,072
TREBEDGOM AT	990	1,026	1	980	1,026
2 BEDROOM "B1"	980	1.026	35	34,300	35,910
BEDROOM "C1"	1.152	3,203	24	27,648	28,872
3 BEDROOM "C2"	1,152	1,203	12	13,824	14,436
To	late		84	ES. 532	III. 716



MULTI-PURPOSE ROOM (MIN. 250 SQ. Fr.) COVERED PICNIC AREA - (150 SQ.FT. W/ 2 TABLES & GRILL)

6) OUTDOOR SITTING AREAS W/ BENCHES - (MIN. 3 LOCATIONS)

RESIDENT COMPUTER CENTER - (MIN. 2 COMPUTERS)



TIFFANY GARDEN PHASE II

# CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT: Z-3-21 Barnes Jewelers Building – South side of Eastgate Drive

between Mall Road and Cashwell Drive.

BACKGROUND: The applicant requests a change of zone for the subject property

from Shopping Center (SC) to General Business (GB).

In conjunction with the request, the applicant has submitted a Conditional Use permit application (CU-2-21) for the operation of an internet café (electronic gaming facility) for property addressed as

502, C-2 Eastgate Drive.

Frontage: 215 ft. (Mall Rd.)

193 ft. (Eastgate Dr.)

Area: 39,342 sq. ft. or 0.90 acres

SURROUNDING ZONING:

North: Shopping Center (SC)

South: Shopping Center (SC)

East: Shopping Center (SC)

West: Shopping Center (SC)

<u>Existing Use</u>: The property is occupied by a commercial strip center consisting of three separate buildings totaling approximately 12,000 sq. ft. and containing five tenant spaces currently consisting of a jewelry store, nail salon, hair salon, restaurant and one tenant space currently for rent or lease.

If the change of zone is approved, a Conditional Use Permit approved by City Council will be required for the proposed operation of the internet café (electronic gaming facility).

<u>Land Use Plan Recommendation</u>: The City's Land Use Plan recommends commercial development for the site.

At the public hearing held on March 15, 2021, the property owner was present and indicated he was available for any questions the Council may have however he did not voice support or opposition. No other persons came forward to speak for or against the request.

The Planning Commission, at their meeting held on March 29, 2021, recommended denial of the requested change of zone of the subject property from Shopping Center (SC) to General Business (GB). Even

though consistent with the City's Comprehensive Land Use Plan the Planning Commission found the proposed zoning not compatible with adjacent zoning districts and existing developments.

RECOMMENDATION: By motion, accept the recommendation of the Planning Commission and deny the requested zoning change from Shopping Center (SC) to General Business (GB). Although consistent with the City's Comprehensive Land Use Plan, the proposed zoning request would not be compatible with adjacent zoning districts and existing developments.

Date: 3/30/21 Planning Director

Date: 4/1 City Manager

## **Z-3-21 BARNES JEWELERS BUILDING** REZONING REQUEST: FROM SHOPPING CENTER (SC) TO GENERAL BUSINESS (GB) • 621 B GB 607 SC GB CASHMELL DR EASTGATE BLVD GB GB 514 GB SC GB SC 271 2710 D41 GB **R-6** 2710 F60 GB • 2710 G71 GB

### **REZONING REQUEST:**

**CASE NO:** Z-3-21

OWNER: Mohammed Ewais
APPLICANT: Doyce & Stephen Barnes

REQUEST: From Shopping Center (SC) to General Business (GB)

PIN #: 3519-43-4371 LOCATION: 502 Eastgate Drive





The data represented on this map has been compiled by the best methods available. Accuracy is contingent upon the source information as compiled by various agencies and departments both internal and external to the City of Goldsboro, NC. Users of the data represented on this map are hereby notified that the primary information sources should be consulted for verification of the information contained herein. The City of Goldsboro and the companies contracted to develop these data assume no legal responsibilities for the information or accuracy contained on this map. It is strictly forbidden to sell or reproduce these maps or data for any reason without the written consent of the City of Goldsboro.

# **Z-3-21 BARNES JEWELERS BUILDING** REZONING REQUEST: FROM SHOPPING CENTER (SC) TO GENERAL BUSINESS (GB)

### **REZONING REQUEST:**

**CASE NO:** Z-3-21

OWNER: Mohammed Ewais
APPLICANT: Doyce & Stephen Barnes

REQUEST: From Shopping Center (SC) to General Business (GB)

PIN #: 3519-43-4371 LOCATION: 502 Eastgate Drive





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### Z-3-21 BARNES JEWELERS BUILDING REZONING REQUEST: FROM SHOPPING CENTER (SC) TO GENERAL BUSINESS (GB) 506 B 627 O 627 P 621 G 615 A 507 A 627 F 621 B 615 C 627 M 613 627 N 627 E 621 507 627 J • 627 K D ● 613 E 627 C ● D 621 A 613 A 613 613 G 627 621 E 627/H 627/I 613 C 611 F 627 AG 611 C 613 J 613 I 611 A 611 B 607 Commercial 501 CASHMELL OR EASTGATE 502 B 502 A 2832 502 C2 502 D Commercial 2901 BLVD 516 600 505 5011 G 501J 501 H 514 501 B 512 510 Commercial 2710 C34 2710 C33 27(10 D43 27(10 D41) 2710 C31 508 27/10 E51 27/10 E50 2710 C30 2710 Z 435 506 27/10/E53 27/10/E52 506 A 27,10 F60 HDR 2710 119 506 B 2710 120 2710 2710 F62 2710 122 2710 F64 2710 F65 2710 G70 2710 G71 Commercial M 2710 G72 • 2710 G73 Commercial 432

### **REZONING REQUEST:**

CASE NO: Z-3-21

130

65

OWNER: Mohammed Ewais
APPLICANT: Doyce & Stephen Barnes

260

Feet

REQUEST: From Shopping Center (SC) to General Business (GB)

PIN #: 3519-43-4371 LOCATION: 502 Eastgate Drive





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Item .		

# CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT:

**CU-2-21 A&M Café** – (Electronic Gaming Facility) South side of Eastgate Drive between Mall Road and Cashwell Drive.

BACKGROUND:

The applicant is requesting a Conditional Use Permit for the operation of an internet café (electronic gaming facility). Subject property is located at 502-C2 Eastgate Drive.

In conjunction with the request, the applicant has requested a change of zone for the subject property (Z-3-21) which is part of a larger parcel of privately-owned property from Shopping Center (SC) to General Business (GB) zoning district.

Internet cafés are allowed in the General Business (GB) zoning districts only after the obtainment of a Conditional Use Permit approved by City Council.

On May 8, 2017, City Council amended the City's Electronic Gaming Ordinance. The following requirements were approved as they pertain to new gaming establishments proposed for operation in the City of Goldsboro's planning jurisdiction:

- (1) Electronic gaming operations are permitted only in the General Business (GB) zoning district after the obtainment of a Conditional Use Permit approved by City Council.
- (2) No establishment shall be located within five hundred (500) feet of any residentially zoned or developed property, church, school, day care, playground or public park. Where the proposed establishment is separated from residentially zoned or developed property by a four-lane highway, the five hundred (500) foot separation shall only apply to the properties along the sides and rear of the establishment.
- (3) No such establishment shall be located within one mile (5,280 ft.) of another such establishment.
- (4) The hours of operation for such operations shall be limited to 7:00 a. m. to 2:00 a. m.

City Council made no changes to the existing parking requirement of 1.5 spaces per gaming machine.

DISCUSSION:

The applicant is requesting a Conditional Use Permit for the operation of an internet café consisting of eighteen (18) gaming machines.

Frontage: 16.5 ft. (Mall Rd.)

Area (Tenant Space): 950 sq. ft. or .02 acres

<u>Access</u>: Access to the commercial strip center is provided by two driveways; one 25 ft. wide driveway along Mall Road and one 20 ft. wide driveway along Eastgate Drive.

<u>Parking:</u> Parking is required at 1.5 spaces per gaming machine. Based on 18 proposed computer gaming stations, 27 parking spaces are required for the internet gaming operation.

Currently, there are 49 parking spaces for the commercial shopping center. Staff has conducted a parking evaluation of current businesses, which operate within the existing shopping center. If the internet café is approved, a total of 65 parking spaces will be required for the site. A parking modification will be necessary or applicant would need to obtain a share parking agreement to meet parking requirements. At this time, the applicant has not been successful with obtaining a parking agreement.

At the public hearing held on March 15, 2021, the attorney representing the applicant spoke in favor of the request. No other persons came forward to speak for or against the request.

The Planning Commission, at their meeting held on March 29, 2021, recommended denial of a Conditional Use Permit for the operation of an internet café with 18 game units located within the Shopping Center (SC) zoning district as it does not meet the criteria set forth in the Unified Development Ordinance #2017-23 Internet Café/Sweepstakes Facilities – Electronic Gaming Operations.

RECOMMENDATION: By motion, accept the recommendation of the Planning Commission and

 Adopt an Order <u>denying</u> the Conditional Use Permit #CU-2-21 operation of an internet café with 18 game units located within the Shopping Center (SC) zoning district. Such operations are only permitted in the General Business (GB) zoning districts and the rezoning request **#Z-3-21 Barnes Jewelers** was denied.

Date: 3/30/21

Planning Director

Date:

City Manager



### **CONDTIONAL USE REQUEST;**

CASE NO: CU-2-21

REQUEST: Internet Cafe - 18 game machines

APPLICANT: Mohammed Ewais

Doyce & Stephen Barnes 502 Eastgate Drive - C2

NUMBER OF EMPLOYEES: 3 Employees

DAYS / HOURS OF OPERATION: 7 Days a Week / 12 pm to 12 am

Covid hours: 12 pm to 10 pm





The data represented on this map has been compiled by the best methods available. Accuracy is contingent upon the source information as compiled by various agencies and departments both internal and external to the City of Goldsboro, NC. Users of the data represented on this map are hereby notified that the primary information sources should be consulted for verification of the information contained herein. The City of Goldsboro and the companies contracted to develop these data assume no legal responsibilities for the information or accuracy contained on this map. It is strictly forbidden to sell or reproduce these maps or data for any reason without the written consent of the City of Goldsboro.

OWNER:

LOCATION:

# CITY OF GOLDSBORO ORDER DENYING A CONDITIONAL USE PERMIT

The City Council of the City of Goldsboro, North Carolina, having held a public hearing on **March 15, 2021** to consider the following Conditional Use Permit application number:

CU-2-21 A & M Café - The property is located at 502 Eastgate Drive C2 and currently zoned Shopping Center (SC) this request is subject to the approval of rezoning case #Z-3-21 to change from Shopping Center (SC) to General Business (GB) zoning district.

To <u>deny</u> the request for a Conditional Use Permit # CU-2-21 A & M Café for the operation of an internet café with 18 game units located within the Shopping Center (SC) zoning district, having heard all the evidence and arguments presented and reports from City Officials, and having received recommendation for denial from the Goldsboro Planning Commission pertaining to said application, makes the following findings of fact.

### **FINDINGS OF FACT**

The City Council makes the CONCLUSION that the proposed use <u>does not</u> satisfy the general conditions imposed on the Council in its deliberations for issuing a Conditional Use Permit under Sections 5.4 Table of Permitted Uses; and 5.5.4 Special and Conditional Use Specific Regulations; Internet Café/Sweepstakes Facilities — Electronic Gaming Operations. Based on the evidence and the UDO Ordinance #2017-23 criteria the request failed to meet the following minimum requirements:

1. Such operations are only permitted in the General Business (GB) zoning districts and the rezoning request **#Z-3-21 Barnes Jewelers** was denied.

Based upon the foregoing FINDINGS OF FACT, the City Council makes the CONCLUSION that the proposed use <u>does not</u> satisfy the general conditions of the UDO Ordinance #2017-23 criteria imposed on the Council in its deliberations for issuing a Conditional Use under Sections 5.4 Table of Permitted Uses; and 5.5.4 Special and Conditional Use Specific Regulations; Internet Café/Sweepstakes Facilities – Electronic Gaming Operations.

Upon motion made by Councilmember	and seconded by Councilmember
with 18 game units located within the Shop	plicant's request for the operation of an internet café pping Center (SC) zoning district.
Therefore, because the City Council corto the issuance of a CONDITIONAL USE PER	ncludes that all of the general conditions precedent RMIT have <b>NOT BEEN</b> satisfied,
IT IS ORDERED that the application for <b>DENIED</b> .	the issuance of a CONDITIONAL USE PERMIT be
Thus ordered this day of _	, 2021.
	Chuck Allen, Mayor
	Ronald T. Lawrence, City Attorney

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# CITY OF GOLDSBORO AGENDA MEMORANDUM APRIL 5, 2021 COUNCIL MEETING

SUBJECT:

**CU-3-21 New Hope Place Apartments** (Multi-Family Dwellings) – North side of Cuyler Best Road between Oxford Boulevard and Glendas Drive.

**BACKGROUND:** 

The applicant requests a Conditional Use Permit for the construction of an 80-unit apartment complex located in the R-9 (Residential) zoning district.

According to the City's Unified Development Code, multi-family dwellings are a permitted use in the Residential (R-9) zoning district, however, a Conditional Use Permit approved by City Council is required for the construction of the apartment complex.

Frontage: 460 ft. (Thoroughfare Road)

Area: 13.9 Acres

In November of 2016, Goldsboro City Council approved site and landscape plans for the construction of 50 senior apartments directly west of the subject property and formally known as the Cuyler Springs Senior Living Community.

**Existing Use:** The property consist of woodlands.

**DISCUSSION:** 

The submitted preliminary site plan indicates four (4), three-story apartment buildings containing a total of 80 units. In addition, a community building is also being proposed on site.

<u>Access</u>: Access to the site will be directly from Cuyler Best Road. Since Cuyler Best Road is a state-maintained road, NCDOT officials have been contacted and are requiring driveway permits, as well as, left and right turn lanes along Cuyler Best Road.

<u>Parking</u>: Parking for the site requires two spaces per unit plus .5 per bedroom over two. 18 of the 80 total units will be 3-bedroom units, 62 units will be 1 and 2-bedroom units. A total of 169 parking spaces are required and 169 spaces have been shown on the preliminary site plan.

<u>Sidewalks</u>: The submitted site plan shows 5 ft. wide external sidewalks for the site, however, the developer has requested to pay a fee in lieu of in the amount of \$8,280 since the area is not recommended for sidewalks according to the City's Recommended Pedestrian Plan.

Internal concrete sidewalks are shown providing access to building entrances through sloped ramps and handicap accessible walkways.

<u>Lighting Plan</u>: A commercial lighting plan has not been submitted. Since the subject property is located adjacent to residentially-zoned and developed properties, the developer will be required to submit a lighting plan in compliance with the City's Commercial Lighting ordinance.

<u>Interconnectivity</u>: Interconnectivity has not been shown for the site. The developer is requesting a modification of the City requirement due to the nature of adjacent developments and their existing site conditions.

<u>Engineering:</u> City water and sewer are available to serve the subject property. A portion of the property is located within special flood hazard areas known as the 100, 500-year floodplains, as well as, within the floodway. City Engineering will require approval of storm water calculations and drainage plans prior to issuance of any building permits.

<u>Landscaping:</u> Street trees have been provided along Cuyler Best Road. A Type A 10' wide landscape buffer is required along all property lines and vehicular surface area landscape requirements must be met. Staff is working with the applicant to ensure landscape requirements are met per the requirements of the City's Unified Development Ordinance.

<u>Refuse</u>: Commercial dumpsters will be utilized for garbage collection and have been identified on the submitted site plans. Staff will ensure that dumpster corals are properly constructed and appropriately screened from off-site views in accordance with City standards.

<u>Building elevations</u>: Building elevations have been submitted and indicate the proposed buildings will be constructed of brick veneer and cedar-shake faux-vinyl siding. Roofing materials will be 30-year architectural shingles. Staff will ensure all multi-family

development design standards, including 20% open space requirement, are met per the requirements of the City's Unified Development Ordinance prior to issuance of any building permits.

<u>Annexation</u>: The subject property is located outside the City limits. Since City utilities are located within 1,000 ft. of the site, the developer will be required to connect to City water and sewer, as well as, annex into the City limits.

At the public hearing held on March 15, 2021, the applicant came forward in support of the request and specified a rezoning was not necessary for the proposed use. He indicated 133 units were allowed with the Conditional Use Permit request however, the developer is proposing a maximum of 80 units. Six citizens spoke in opposition primarily citing traffic congestion, safety concerns and potential off-site runoff.

The Planning Commission, at their meeting held on March 29, 2021, recommended approval of a Conditional Use Permit for the construction of an 80-unit apartment complex located in the R-9 (Residential) zoning district.

RECOMMENDATION: By motion, accept the recommendation of the Planning Commission and

- (1) Adopt an Order approving the Conditional Use Permit #CU-3-21 for the construction of an 80-unit apartment complex located in the R-9 (Residential) zoning district. The following modification applies to this request:
  - a. Modification of sidewalk installation and developer will pay fee-in-lieu of \$8,280 to the City of Goldsboro
- (2) In addition to the request, an Annexation petition must be submitted to the City of Goldsboro as the subject property is located outside the City limits.

Date: 3/30/21

Planning Director

Date:

City Manager



### **CONDTIONAL USE REQUEST;**

CASE NO: CU-3-21

**REQUEST: 80 unit Apartment Complex** 

APPLICANT: Surber Development & Consulting, LLC.

**OWNER: Robert Gambella** 

LOCATION: North side of Cuyler Best Rd. between

Oxford Dr.& Glendas Dr.

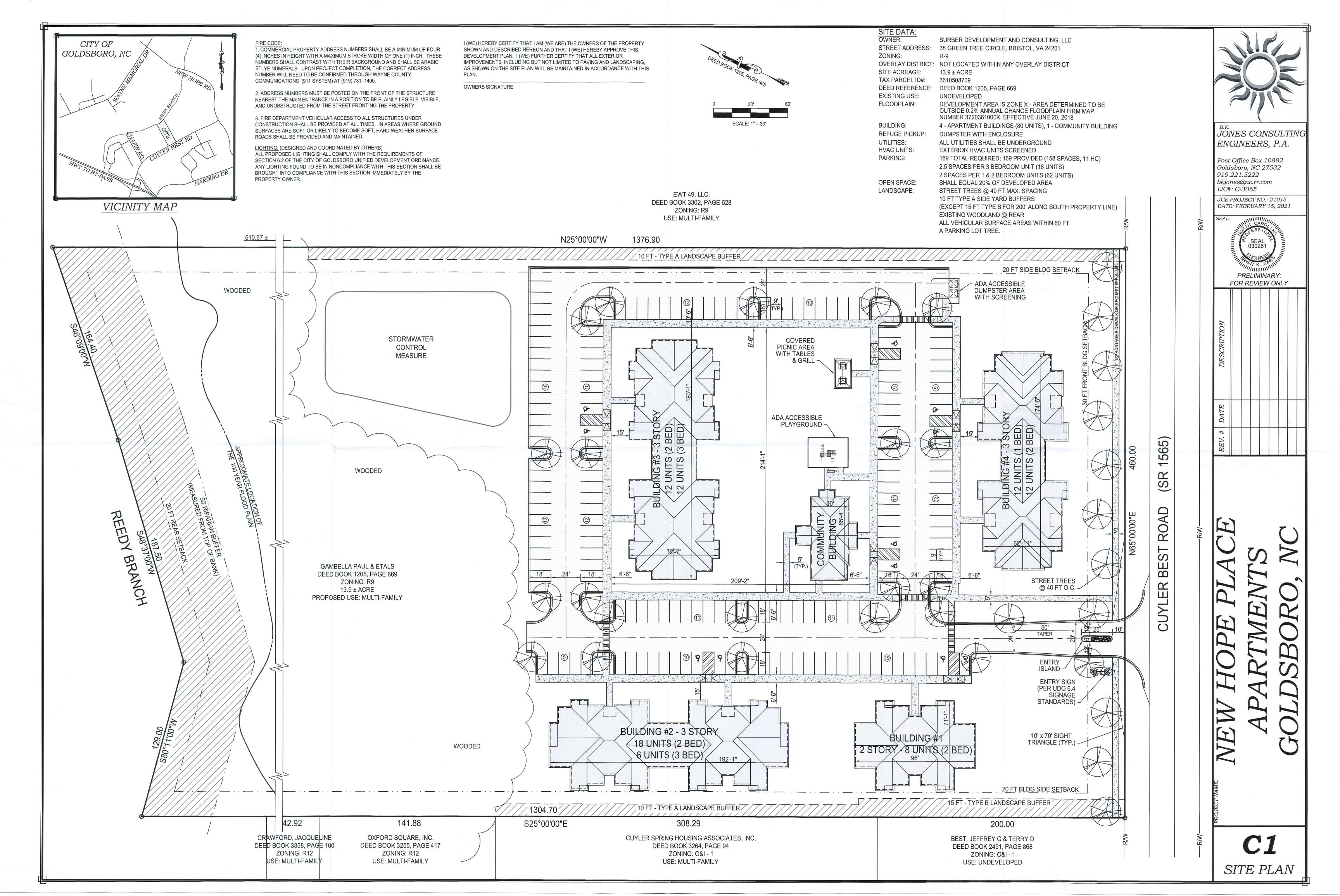
NUMBER OF EMPLOYEES: 1 Full-time / 1 Part-time





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# VICINITY MAP



# DRAWING INDEX

DRAWING NUMBER		DRAWING DESCRIPTION	ORIGINAL ISSUE DATE	LATEST REVISION DATE
ARCHIT	ECTURA	A L	•	•
CS 1	01	COVER SHEET, DRAWING INDEX	01/22/21	
SITE 1	02	SITE PLAN	01/22/21	
A 1.1	03	BUILDING PLAN — CLUBHOUSE	01/22/21	
A 1.2	04	BUILDING PLAN — BLDG 1	01/22/21	
A 1.3A	05	BUILDING PLAN - BLDG 2 - 1ST AND 2ND FLOORS	01/22/21	
A 1.3B	06	BUILDING PLAN - BLDG 2 - 3RD FLOOR AND ROOF PLAN	01/22/21	
A 1.4A	07	BUILDING PLAN — BLDG 3 — 1ST AND 2ND FLOORS	01/22/21	
A 1.4B	08	BUILDING PLAN - BLDG 3 - 3RD FLOOR AND ROOF PLAN	01/22/21	
A 1.5A	09	BUILDING PLAN — BLDG 4 — 1ST AND 2ND FLOORS	01/22/21	
A 1.5B	10	BUILDING PLAN - BLDG 4 - 3RD FLOOR AND ROOF PLAN	01/22/21	
A 3.1	11	EXTERIOR ELEVATIONS — CLUBHOUSE	01/22/21	
A 3.2	12	EXTERIOR ELEVATIONS — BLDG 1	01/22/21	
A 3.3	13	EXTERIOR ELEVATIONS — BLDG 2	01/22/21	
A 3.4	14	EXTERIOR ELEVATIONS — BLDG 3	01/22/21	
A 3.5	15	EXTERIOR ELEVATIONS — BLDG 4	01/22/21	
A 4.1	16	UNIT FLOOR PLANS	01/22/21	

PROJECT NAME	NEW HOPE PLACE
SITE INFORMATION	
ACRES	13.9
PARKING PROVIDED	164
INCLUDING H/C SPACES	11
BUILDING SUMMARY	
APARTMENT BUILDINGS	4
CLUBHOUSE BUILDING	1
CLODIIO 03E DOILDIIIO	
ACCESSIBILITY SUMMARY	

DEVELOPMENT SUMMARY

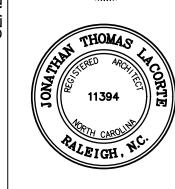
ACCESSIBILITY SOMMANY				
	1 BEDROOM	2 BEDROOM	3 BEDROOM	TOTAL
STANDARD UNITS	8	38	12	58
ANSI TYPE A UNITS	1	2	1	4
ANSI TYPE B UNITS	2	8	4	14
NCHFA MOBILITY *	1	2	1	4
TOTAL	12	50	18	80

\* NCHFA MOBILITY UNITS CONSIST OF A TYPE A UNIT WITH ROLL-IN SHOWER AND DEVICES FOR THE AUDIO AND VISUALY IMPAIRED

UNIT AREA SUMMARY				
	1 BEDROOM	2 BEDROOM	3 BEDROOM	4 BEDROON
HEATED SF	802	1,037	1,169	
NET HEATED SF	847	1,088	1,220	
GROSS SF	919	1,161	1,293	

ROJECT AREA SUN BUILDING	TYPE	COUNT	HEATED SF	NET HEATED SF	GROSS SF
					GRUSS SF
1	1 BR	0	0	0 704	0.200
	2 BR	8	8,296	8,704	9,288
	3 BR	0	0	0	007
	BREEZEWAY	1	0.200	0.704	907
	SUBTOTAL	_	8,296	8,704	10,195
2	1 BR	0	0	0	0
	2 BR	18	18,666	19,584	20,898
	3 BR	6	7,014	7,320	7,758
	BREEZEWAY	2			2,662
	SUBTOTAL		25,680	26,904	31,318
3	1 BR	0	0	0	O
	2 BR	12	12,444	13,056	13,932
	3 BR	12	14,028	14,640	15,516
	BREEZEWAY	2			2,662
	SUBTOTAL		26,472	27,696	32,110
4	1 BR	12	9,624	10,164	11,028
	2 BR	12	12,444	13,056	13,932
	3 BR	0	0	0	O
	BREEZEWAY	2			2,662
	SUBTOTAL		22,068	23,220	27,622
CLUBHOUSE		1	1,599	1,664	2,295
COVERED PICNIC		1			264
		1		-	
<b>GRAND TOTAL</b>			84,115	88,188	103,804



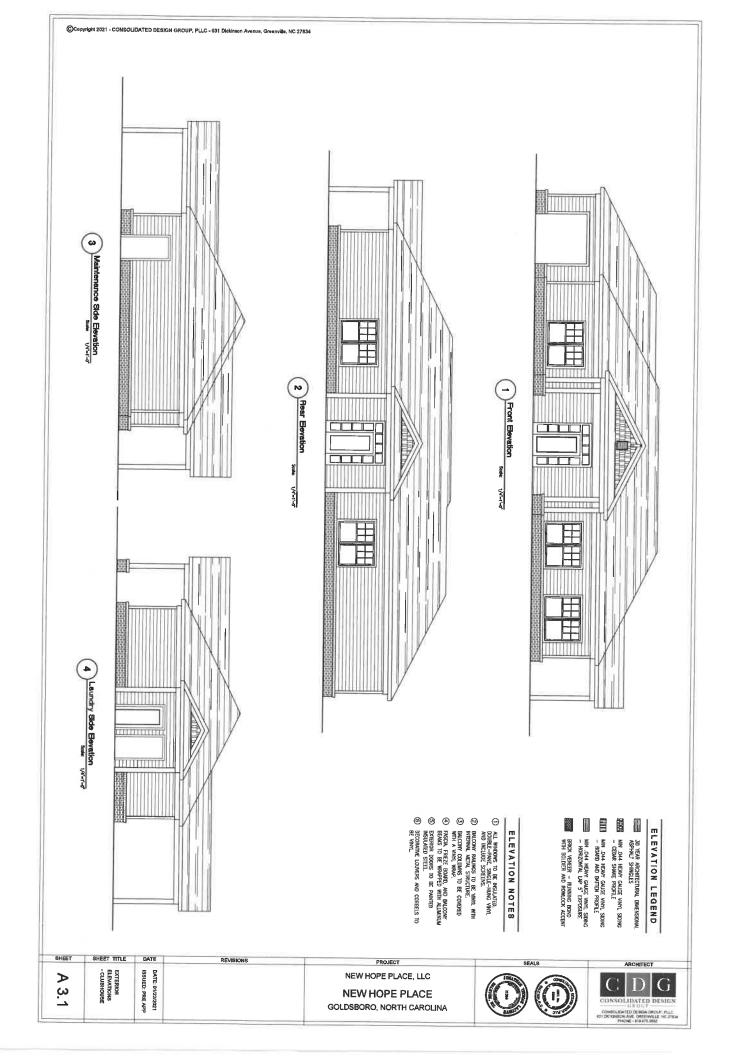


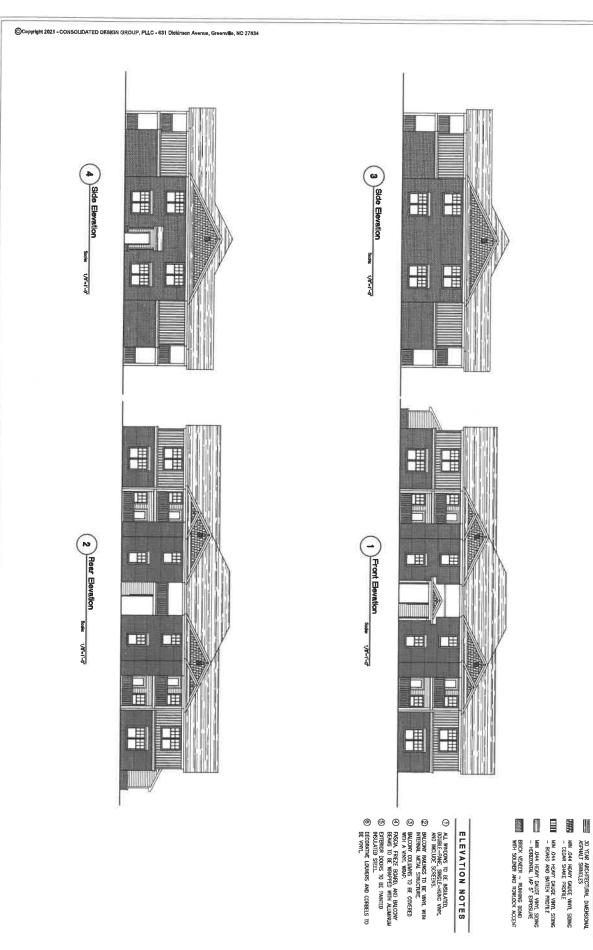
NEW HOPE PLACE, LL

COVER SHEET

DRAWING INDEX

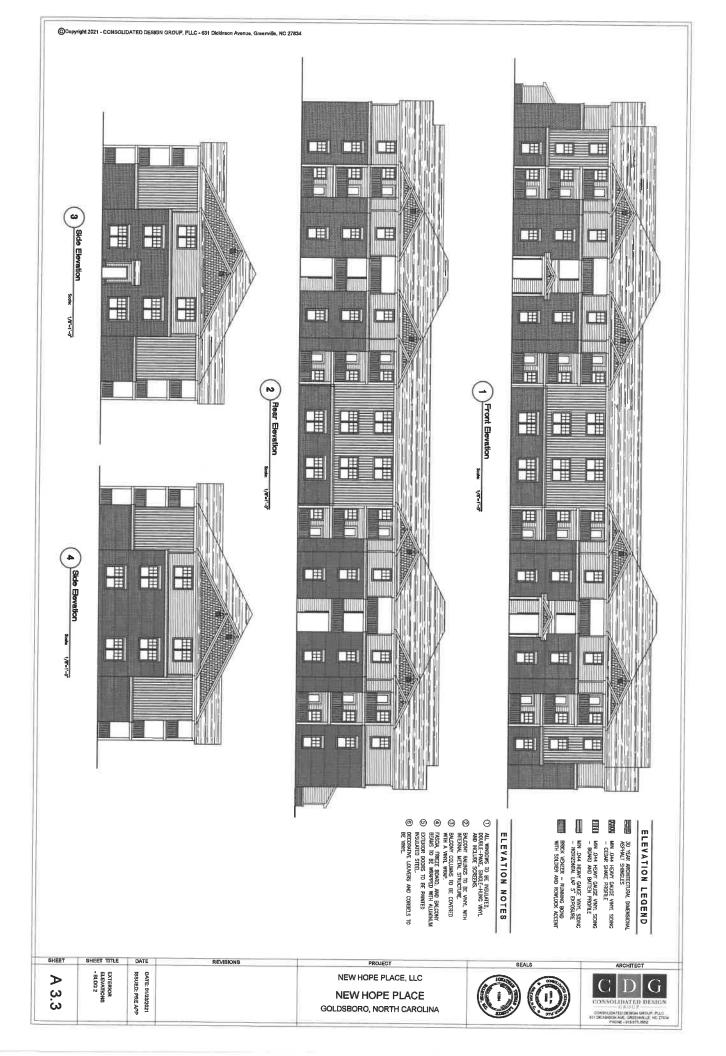
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SHEET	SHEET TITLE	DATE	REVISIONS	PROJECT	SEALS	ARCHITECT
$\triangleright$	- BLDX BTEAN EXACTE	DATE		NEW HOPE PLACE, LLC		CDG
ယ	THOM	D: PRI		NEW HOPE PLACE		CONSCIEDATED DESIG
<b>N</b>		2021 E APP		GOLDSBORO, NORTH CAROLINA		CONSCUDATED DESIGN GROUP FU

ELEVATION LEGEND



# CITY OF GOLDSBORO ORDER APPROVING A CONDITIONAL USE PERMIT

The City Council of the City of Goldsboro, North Carolina, having held a public hearing on **March 15, 2021** to consider the following Conditional Use Permit application number:

**CU-3-21 New Hope Place Apartments** – The property is located on the north side of Cuyler Best Road between Oxford Blvd. and Glenda's Dr. and currently zoned Residential (R-9) zoning district.

To approve the request for a Conditional Use Permit # CU-3-21 New Hope Place

Apartments for the construction of an 80 unit apartment complex having heard all the evidence and arguments presented and reports from City Officials, and having received recommendation for approval from the Goldsboro Planning Commission pertaining to said application, makes the following findings of fact.

### **FINDINGS OF FACT**

The City Council makes the CONCLUSION that the proposed use **does** satisfy the general conditions imposed on the Council in its deliberations for issuing a Conditional Use Permit under Sections 5.4 Table of Permitted Uses; and 5.5.4 Special and Conditional Use Specific Regulations regarding multi-family development.

Based upon the foregoing FINDINGS OF FACT, the City Council makes the CONCLUSION that the proposed use **DOES** satisfy the general conditions imposed on the Council in its deliberations for modifications and issuing a Conditional Use Permit under Section 2.2.8 of the City of Goldsboro Zoning Ordinance with the following modifications for **Conditional Use**Permit #CU-3-21 New Hope Place Apartments:

(1) Modification of sidewalk installation and developer will pay fee-in-lieu of \$8,280 to the City of Goldsboro.

In addition to the request, an Annexation petition must be submitted to the City of

Goldsboro as the subject property is located outside the City limits. Since City utilities are located within 1,000 ft. of the site, the developer will be required to connect to City water and sewer.

Upon motion made by Councilmember \_\_\_\_\_\_ and seconded by Councilmember \_\_\_\_\_\_ the Council approved the applicant's request for the construction of an 80 unit apartment complex located in the Residential (R-9) zoning district.

Therefore, because the City Council concludes that all of the general conditions precedent to the issuance of a CONDITIONAL USE PERMIT have BEEN satisfied,

IT IS ORDERED that the application for the issuance of a CONDITIONAL USE PERMIT be APPROVED.

Thus ordered this \_\_\_\_\_ day of \_\_\_\_\_\_, 2021.

Ronald T. Lawrence, City Attorney



### WOMEN'S HISTORY MONTH

WHEREAS, women of every race, class, and ethnic background have made historic contributions to the growth and strength of our Nation in countless recorded and unrecorded ways; and

WHEREAS, women have played and continue to play critical economic, cultural, and social role in every sphere of the life of the Nation by constituting a significant portion of the labor force working inside and outside of the home; and

WHEREAS, women have played a unique role throughout the history of the Nation by providing the majority of the volunteer labor force of the Nation; and

WHEREAS, women were particularly important in the establishment of early charitable, philanthropic, and cultural institutions in our Nation; and

WHEREAS, women of every race, class, and ethnic background served as early leaders in the forefront of every major progressive social change movement; and

WHEREAS, women have served our country courageously in the military; and

WHEREAS, women have been leaders, not only in securing their own rights of suffrage and equal opportunity, but also in the abolitionist movement, the emancipation movement, the industrial labor movement, the civil rights movement, and other movements — especially the peace movement — which create a more fair and just society for all; and

WHEREAS, despite these contributions, the role of women has been consistently overlooked and undervalued in the literature, teaching and study of history.

NOW, THEREFORE, I, David Ham, Mayor Pro Tem of the City of Goldsboro, North Carolina, do hereby proclaim the month of March 2021 as

### Women's History Month

in the City of Goldsboro and encourage all citizens to observe this month by participating in and supporting all festivities celebrating the proud history and many accomplishments of women.

WITNESS MY HAND and the corporate seal of the City of Goldsboro, North Carolina, this 5<sup>th</sup> day of April, 2021.

David Ham Mayor Pro Tem

www.goldsboronc.gov