

MINUTES OF MEETING OF MAYOR AND CITY COUNCIL HELD
DECEMBER 3, 2018

WORK SESSION

The Mayor and 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 December 3, 2018 with attendance as follows:

Present: Mayor Chuck Allen, Presiding
Mayor Pro Tem David Ham
Councilmember Antonio Williams
Councilmember Bill Broadaway
Councilmember Mark Stevens
Councilmember Bevan Foster
Councilmember Gene Aycock
Ron Lawrence, Attorney
Randy Guthrie, Interim City Manager
Melissa Corser, City Clerk
LaToya Henry, Public Information Officer
Octavius Murphy, Assistant to the City Manager
Jennifer Collins, Planning Director
Kaye Scott, Finance Director
Scott Williams, IT Director
Felicia Brown, Interim P&R Director
Mike Wagner, Deputy Public Works Director – Utilities
Rick Fletcher, Public Works Director
Joe Dixon, Fire Chief
Marty Anderson, City Engineer
Ken Conners, News Director-Curtis Media Group East
Lonnie Casey, Citizen
Bobby Mathis, Citizen
Della Mathis, Citizen
Shirley Edwards, Citizen
Sylvia Barnes, Citizen
Taj Pollack, Citizen
Kimberly Rhodes, Citizen
Yvonnia Moore, Citizen (arrived at 5:28 p.m.)
Tiffany Creech, Wayne County Development Alliance (arrived 5:51 p.m.)

Call to Order. The meeting was called to order by Mayor Allen at 5:00 p.m.

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

Golf Course Irrigation Pump System. Mr. Mike Wagner presented the following information:

Current Irrigation Pump Station

- Installed in 1999
- Designed for potable water use
- Designed to pump 1050 gallons per minutes at 85 PSI
 - 504,000 gallons in 8-hours at night
- Reuse water added in 2002/2003

Pump Station Problems

- Almost 20-years old
- No replacement parts for pump control panel
- Motor #1 is out of service

- New pressure control valve and piping needed
- Only pumping around 30,000 gallons per day

New Irrigation Pump Station

- \$75,000
- New variable frequency drive with 6-year warranty
- 2 – year station warranty
- Pumps 1050 gallons per minute @ 85 PSI
 - 504,111 gallons in 8-hours at night

Council discussed and deferred action at this time. Council asked staff to look at possible grants that might be available to assist with the funding.

Boards and Commissions Discussion. Ms. Melissa Corser reviewed the following information:

Commission on Community Relations and Development

6 Vacancies – all are eligible for reappointment except Comatha Johnson. The Commission recommends Hiawatha Jones to replace Comatha Johnson.

Goldsboro Municipal Golf Course

3 Vacancies – Richard Farfour is eligible for reappointment. The Golf Course committee recommends Kenny Loftin and Chip Spiron for appointment.

Historic District Commission

4 Vacancies (2 Vacancies (Alternate)) – Ravonda Jacobs is eligible for reappointment.

Goldsboro Recreation & Parks Commission

4 Vacancies (which includes 1 student vacancy) - Carl Martin, Theresa Merritt and Linda Farmer are eligible for reappointment.

Mayor’s Committee for Persons with Disabilities

Sarah McCullouch, Bob Diverly, Stephen Taylor, Kelly Merritt, Edna Taylor, Beverly Ham, Janet Baber and Michelle Casarez are all eligible for reappointment. Mayor’s Committee for Persons with Disabilities recommends Pier Protz and Don Willis (GWTA replacement) for appointment.

Goldsboro Planning Commission

1 Vacancy – Pat McArthur is eligible for reappointment.

Travel and Tourism Advisory Council

2 Vacancies – Both Bharat Prajapati and Eddie Edwards are eligible for reappointment.

Council discussed vacancies. Council agreed to recommended reappointments and/or appointments on the Commission on Community Relations and Development, Goldsboro Municipal Golf Course, Mayor’s Committee for Persons with Disabilities and Travel and Tourism Advisory Council. Staff will bring back a Resolution appointing members as discussed. Council deferred action on the Historic District Commission, Goldsboro Parks and Recreation and the Goldsboro Planning Commission until the committees can meet and provide recommendations.

Councilmember Stevens stated he would like to bring T.C. Coley Community Center Board back at the meeting in January. He stated they are getting the bylaws together.

Councilmember Foster stated we removed Councilmember Williams from the GWTA Board and due to the court findings, he should be replaced back on the board to represent Council. Mayor Allen stated he felt we should ask the board. Council discussed and will discuss at the next meeting with other appointments. Mayor Pro Tem Ham stated we should ask the board their opinion about putting Councilmember Williams back on the board. Councilmember Foster stated we should look at replacing the city employee at that time as well.

Mayor Pro Tem Discussion. Councilmember Williams made a motion to appoint Councilmember Stevens as Mayor Pro Tem. Councilmember Foster seconded the motion. Councilmembers Williams, Stevens (abstention) and Foster voted in favor of the motion. Mayor Allen, Mayor Pro Tem Ham, Councilmember Broadway and Aycock voted against the motion. Mayor Allen stated the motion failed 3:4.

Councilmember Aycock made a motion to appoint Councilmember Broadway as Mayor Pro Tem. Mayor Pro Tem Ham seconded the motion. Mayor Allen, Mayor Pro Tem Ham, Councilmembers Broadway (abstention), Stevens (abstention) and Aycock voted in favor of the motion. Councilmembers Williams and Foster voted against the motion. Mayor Allen stated the motion passed 5:2.

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

Item K. CU-12-18 Dale Bevell – East and West sides of North Carolina Street between A Street and Hooks River Road. Ms. Jennifer Collins shared staff received a letter from the applicant requesting Council to defer action on this item for two weeks. Upon motion of Councilmember Aycock, seconded by Councilmember Stevens and unanimously carried, Council deferred action for two weeks.

Teacher Stipend. Councilmember Foster stated I feel like teacher stipends should fall under old business, it is something we said we would put off until we spoke with the school superintendent, we spoke with him and I think we should put it under old business and decide on. Mayor Allen stated I do not mind putting it under old business, I thought we talked about waiting until the next budget cycle and we were hoping for a plan.

Mayor Allen stated it could go under old business on the next agenda.

Closed Session Held. Upon motion of Councilmember Aycock, seconded by Councilmember Stevens and unanimously carried, Council convened into Closed Session to discuss an economic development and property acquisition matter.

Council came out of Closed Session.

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

CITY COUNCIL MEETING

The Mayor and Council of the City of Goldsboro, North Carolina, met in regular session in Council Chambers, City Hall, 214 North Center Street, at 7:00 p.m. on December 3, 2018 with attendance as follows:

Present: Mayor Chuck Allen, Presiding
Mayor Pro Tem David Ham
Councilmember Antonio Williams
Councilmember Bill Broadway
Councilmember Mark Stevens
Councilmember Bevan Foster
Councilmember Gene Aycock

The meeting was called to order by Mayor Allen at 7:00 p.m.

Mayor Allen shared we received a letter from the applicant requesting Council to defer action on CU-12-18 Dale Bevell – East and West sides of North Carolina Street between A Street and Hooks River Road for two weeks. Council voted during the Work

Session to defer for two weeks. Council will vote on this item at the next Council Meeting. Councilmember Williams thanked those who came out.

Rev. Jim Harry with St. Paul United Methodist Church provided the invocation. The Pledge to the Flag followed.

Approval of Minutes. Councilmember Broadaway made a motion to approve the Special Meeting Minutes of November 14, 2018 as submitted. Councilmember Aycock seconded the motion. Mayor Allen, Mayor Pro Tem Ham, Councilmembers Williams, Broadaway, Stevens and Aycock voted in favor of the motion. Councilmember Foster voted against the motion. Mayor Allen stated the motion carried 6:1.

Public Comment Period. Mayor Allen opened the public comment period. The following people spoke:

1. Charles Wright requested Council to schedule a Joint Town Hall & City Council Meeting to discuss the status of Hurricane Matthew Disaster Relief Programs and Homeowners Repair Programs and to include the City's reasons for refusing a \$100,000 2018 Housing Grant. Mr. Wright also requested Council consider doing a forensic audit, impose a two year – moratorium on planning, designing and building new parks and recreation facilities and appoint a Disaster Relief Oversight Committee. A copy of the handout Mr. Wright provided is on file in the City Clerk's Office.

Councilmember Williams asked Mr. Wright how he found out the information regarding the \$100,000 that we refused, that particular grant.

Mr. Wright replied I called the North Carolina Housing Authority and talked with two individuals up there. Mr. Wright stated I called to see if they offer assistance because you have a lot of towns that are stumbling. They shared Goldsboro has been moving at a terrible pace. They have reached out to offer assistance but they cannot force assistance on a particular city or county. So that tells me they have reached out to say, hey do you need some help, they did not get an affirmative so they did not come down here. They also shared with me there was \$218,000 called urgent repair grant, we get that every year, it is \$8,000 to do repairs on people's houses for leaky roofs, leaky pipes, and will only serve 12 low income homeowners and that grant was turned down. Let me rephrase that it was not turned down, it was not applied for.

Councilmember Williams asked whose job is that.

Mr. Wright stated he would let the city manager, since there has been some changes, but they do have a contact point for these grants and I was told Ms. Shycole. It was questioned if she has enough manpower.

Councilmember Aycock asked for the name of the person he spoke with. Mr. Wright stated he did write down his name, it is the guy in charge and Randy spoke with him.

Councilmember Foster asked Mr. Wright to break down his reasons as to why he was requesting an audit.

Mr. Wright stated any time a company, whether it is a city or a major corporation, when it's chief operations officer, chief financial officer then that company usually does what is called an exit audit. The city manager recently retired and the chief financial officer is retiring and assistant chief financial officer retired. I do have concerns with federal grants. The city's budget says we got \$5.8 million for community development block grant but the county's budget says it gave the City of Goldsboro \$5.4 million. I'm just saying it

would be prudent with people leaving, with grants, so the new people coming in and the citizens will know where the money is.

Councilmember Stevens asked Mr. Wright what the county commissioners are doing or what they have done, from what I know, the county has more money than the city. Mr. Wright shared information about the community block grant the county received.

Mayor Allen stated some of your facts are wrong. After the last meeting, we have done and disbursed, the whole Council got a report, the emergency money, we have done several of \$8000 grants up to about \$100,000. It is on record, I do not know if the names are public but I know we have done that. As far as the audit, we get audited all the time, we compliance audits with HUD, and I feel very confident that our stuff is correct. As far as the county, we are a sub-grantee to the county, the county has not released the money to us nor have we gotten any money from the state.

Discussion continued.

Councilmember Williams made a motion to perform a forensic audit. Councilmember Foster seconded the motion. Councilmembers Williams and Foster voted in favor of the motion. Mayor Allen, Mayor Pro Tem Ham, Councilmembers Broadaway, Stevens and Aycock voted against the motion. The motion failed 2:5.

2. Ravonda Jacobs stated she would like to remind everyone of the vote in two weeks regarding the junkyard. Ms. Jacobs spoke in opposition of the junkyard and shared they have a petition. A copy of the petition is on file in the Clerk's Office.

No one else spoke and the Public Comment Period was closed.

Consent Agenda - Approved as Recommended. Interim City Manager, Randy Guthrie, 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. In that event, the remaining item(s) on the Consent Agenda would be acted on with one motion and roll call vote. Councilmember Aycock moved the items on the Consent Agenda, Items B, C, D, E, F, G, H, I and J be approved as recommended by the Interim City Manager and staff. The motion was seconded by Councilmember Broadaway and a roll call vote resulted in Mayor Allen, Mayor Pro Tem Ham, Councilmembers Broadaway, Stevens and Aycock voting in the affirmative. Councilmembers Williams and Foster voted against the motion. Mayor Allen declared the Consent Agenda approved as recommended with a 5:2 vote. The items on the Consent Agenda were as follows:

Consider the Authorization of an Installment Financing Contract for the Purchase of City Vehicles. Resolution Adopted. The following vehicles were listed to be purchased by an installment financing agreement pursuant to N.C.G.S. 160A-20:

| Description | Department | Quantity | Amount |
|----------------------------------------------|----------------------------|----------|--------|
| 2019 Bucket Truck (Terex Hi-Ranger) LT40 | Building Maintenance | 1 | \$ |
| 2019 Crew Cab Pick Up (Chevrolet Colorado) | Solid Waste | 1 | 31,35 |
| 2019 Dump Truck (Freightliner) | Solid Waste | 1 | 77,88 |
| 2019 Ford Transit T-350 | Police | 1 | 33,00 |
| 2019 Ford F-150 | Police | 1 | 26,05 |
| 2019 Ford F-250 | Police | 1 | 22,63 |
| 2018 Utility Truck (Dodge Ram 3500) | Parks & Recreation | 1 | 50,92 |
| Utility Club Carts | Golf Course | 2 | 18,16 |
| Golf Carts (E-Z-Go) (Gas) | Golf Course | 50 | 182,50 |
| Air Compressor | Fire Department | 1 | 52,23 |
| Tandem Dump Truck #070R | Distribution & Collections | 1 | 138,25 |
| Hyundai HL 955 Wheel Loader and 96" Stacking | Compost | 1 | 152,73 |

| | | | |
|---------------------------------------|-----------------|---|--------------|
| Power Screen Trommel (Chieftain 1400) | Compost | 1 | 231,81 |
| 2019 Tahoe | Fire Department | 1 | 38,50 |
| Total | | | \$ 1,172,590 |

Since these vehicles were needed before financing could be finalized, reimbursement resolutions were adopted by Council at previous meetings.

Request for Proposals (RFP's) was mailed on November 7, 2018 with 16 different financial institutions responding on November 27, 2018. A listing of the proposals is available for Council's information. The bids submitted by all responding institutions comply with the City's RFP. The bid proposed by Bank of America Public Capital Corp. presents the most attractive proposal based on the lower Non-Bank Qualified total cost to the City with an interest rate of 2.9779% over the 57 month term.

Staff recommended Council adopt the following entitled resolution authorizing the City Manager, City Clerk and Finance Director to enter into the installment financing contract with Bank of America Public Capital Corp. in the amount not to exceed \$1,188,500. Consent Agenda Approval. Aycok/Broadaway (5 Ayes / 2 Nays)

RESOLUTION NO. 2018-77 "RESOLUTION TO APPROVE AN INSTALLMENT PURCHASE CONTRACT"

Fire Department Vehicle Purchase. Resolution and Ordinance Adopted. The Goldsboro Fire Department Reorganization initiative approved by City Council at the November 5, 2018 session included the addition of personnel and a staff vehicle to support the plan. The cost was presented as a capitalized expense. This vehicle will be financed over 5 years and included in the FY 2018-19 vehicle financing.

The vehicle and items needed for the complete emergency up-fit have been identified as:

| | |
|----------------|--------------|
| Staff SUV- | \$38,500 |
| Computer Mount | 500 |
| Lighting | <u>3,000</u> |
| Total | \$42,000 |

Staff recommended Council adopt the following entitled reimbursement resolution and budget ordinance amendment for the purchase of the Fire Department's staff vehicle. Consent Agenda Approval. Aycok/Broadaway (5 Ayes / 2 Nays)

RESOLUTION NO. 2018-78 "RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GOLDSBORO, NORTH CAROLINA DECLARING ITS INTENTION TO REIMBURSE THE CITY OF GOLDSBORO, NORTH CAROLINA FROM THE PROCEEDS OF THE INSTALLMENT FINANCING FOR VEHICLES AND EQUIPMENT"

ORDINANCE NO. 2018-65 "AN ORDINANCE AMENDING THE BUDGET ORDINANCE FOR THE CITY OF GOLDSBORO FOR THE 2018-19 FISCAL YEAR"

Contract Award- 2018 Wastewater Collection System Rehabilitation Project- Formal Bid No. 2018-007. Ordinance and Resolution Adopted. On Tuesday, November 20, 2018, three (3) sealed bids were received for the 2018 Wastewater Collection System Rehabilitation Project.

The proposed work consists of removal and replacement of approximately 1,635 linear feet of existing sanitary sewer mains by pipe bursting associated with the completion and restoration work detailed in the contract specifications for sections of Jefferson Street, Beech Street, and Audubon Avenue.

Herring-Rivenbark, Inc. of Kinston, NC submitted the low bid for this project for a total cost of \$603,224.00. The bids received for this project are tabulated as follows:

| <u>Name of Bidder</u> | <u>Amount of Bid</u> |
|-----------------------------------------|----------------------|
| Herring-Rivenbark, Inc. Kinston, NC | \$603,224.00 |
| KRG Utility, Inc. Lenoir, NC | \$942,650.00 |
| BridgePoint Civil, LLC Goldsboro, NC | \$975,150.00 |

The bids for this project have been reviewed by the Engineering Department, checked for accuracy, and found to be in order. We have reviewed the financing of this project with the Finance Director and determined that since the City anticipates to receive funding from FEMA for these repairs caused by Hurricane Florence, it is necessary to adopt a budget amendment for these expenditures and revenues.

It is recommended that the City Council:

1. Adopt the following entitled budget ordinance appropriating funds for the 2018 Wastewater Collection System Rehab Project.
2. Adopt the following entitled Resolution authorizing the Mayor and City Clerk to execute a contract in the amount of \$603,224.00 with Herring-Rivenbark, Inc. for the 2018 Wastewater Collection Rehab Project. Consent Agenda Approval. Aycock/Broadaway (5 Ayes / 2 Nays)

ORDINANCE NO. 2018-66 AN ORDINANCE AMENDING THE BUDGET ORDINANCE OF THE CITY OF GOLDSBORO FOR THE 2018-19 FISCAL YEAR

RESOLUTION NO. 2018-79 "RESOLUTION AWARDDING AND AUTHORIZING THE EXECUTION OF A CONTRACT FOR 2018 WASTEWATER COLLECTION SYSTEM REHABILITATION PROJECT- FORMAL BID NO. 2018-007"

Approve a Lease Agreement Between the City of Havelock and the City of Goldsboro for Total Nitrogen Allocation. Resolution Adopted. On October 15, 2018, the City of Havelock, NC made a request to Lower Neuse Basin Association members regarding availability to lease 6,000 lbs. of Total Nitrogen (TN) during the end of NPDES permit year 2018.

The Public Utilities Department contacted the City of Havelock to gain an understanding of their terms and conditions of a lease agreement through December 31, 2018.

The City of Goldsboro holds NPDES Permit No. NC0023949 and has a TN End of Pipe (EOP) allocation of 199,822 pounds with an Estuary transport factor of 70% and equal to 139,876 pounds calculated at the Neuse River for its Water Reclamation Facility in Wayne County, North Carolina.

Through November 9, 2018, the Water Reclamation Facility has used 72,888 lbs. of TN and estimate based on current flows and conditions, that there would be no less than 99,000 lbs. EOP allocation and 30,000 lbs. with the estuary transportation factor available to lease before December 31, 2018.

The current lease rate is \$5.00 per pound of TN. The City of Goldsboro is able to meet the entire 6,000 lb. request for the City of Havelock, for a total revenue of \$30,000.

Staff recommended Council approve that the Mayor sign the Lease Agreement between the City of Havelock and City of Goldsboro for the Total Nitrogen Allocation. This Resolution will be in full force and effect from and after the 3rd day of December 2018. Consent Agenda Approval. Aycock/Broadaway (5 Ayes / 2 Nays)

RESOLUTION NO. 2018-80 “RESOLUTION FOR APPROVAL OF LEASE AGREEMENT BETWEEN THE CITY OF HAVELOCK AND THE CITY OF GOLDSBORO FOR TOTAL NITROGEN ALLOCATION”

Chapter 31: Officials and Employees Section 31.19 (A) General Disclosure; City Clerk to Prescribe Form and Fees For Copying – Ordinance Amendment.

Ordinance Adopted. At the City Council’s work session on November 19, 2018, Council discussed disclosure forms as described in Chapter 31; Section 31.19. The current code reads as:

31.19 GENERAL DISCLOSURE; CITY CLERK TO PRESCRIBE FORM AND FEES FOR COPYING.

(A) All city officials, including members of citizen boards or commissions, shall file with the City Clerk on the first day of February of each year, a statement containing the following information:

(1) The identity, by name and address, of any business entity of which he or she or any member of his or her immediate household is an owner (as defined in § 31.16), officer or director. Additionally, the city official and spouse shall give the name of their employer or, if self-employed, state the nature of their work.

(2) The identity, by location and address, of all real property located in the city, including any extraterritorial jurisdiction, owned by the city official or any member of his or her immediate household, other than his or her personal residence.

In this subchapter, City official is defined as “The Mayor, members of the City Council, City Manager, City Attorney, department heads, and citizen members of all boards and commissions of the City of Goldsboro.”

At the work session held on November 19, 2018 Mayor Allen made a motion to remove department heads from the list of those who needed to fill out the disclosure form. The motion was seconded by Councilmember Aycock. The motion passed 4:3 with Mayor Pro Tem Ham and Councilmembers Williams and Foster voting against the motion.

Staff would recommend Council adopt the following amendment:

31.19 GENERAL DISCLOSURE; CITY CLERK TO PRESCRIBE FORM AND FEES FOR COPYING.

(A) The Mayor, City Councilmembers and members of citizen boards or commissions, shall file with the City Clerk on the first day of February of each year, a statement containing the following information:

(1) The identity, by name and address, of any business entity of which he or she or any member of his or her immediate household is an owner (as defined in § 31.16), officer or director. Additionally, the city official and spouse shall give the name of their employer or, if self-employed, state the nature of their work.

(2) The identity, by location and address, of all real property located in the city, including any extraterritorial jurisdiction, owned by the city official or any member of his or her immediate household, other than his or her personal residence.

It is recommended Council adopt the following entitled ordinance amending Chapter 31: Officials and Employees Section 31.19 (A) General Disclosure; City Clerk to Prescribe Form and Fees for Copying as indicated above. Consent Agenda Approval. Aycock/Broadaway (5 Ayes / 2 Nays)

ORDINANCE NO. 2018-67 CHAPTER 31: OFFICIALS AND EMPLOYEES SECTION 31.19 (A) GENERAL DISCLOSURE; CITY CLERK TO PRESCRIBE FORM AND FEES FOR COPYING – ORDINANCE AMENDMENT

Noncontiguous Annexation Petition – J. Isaac Gurley Farms, Inc. (Northeast corner of US 13 Hwy and Hood Swamp Road) 8.84 Acres. Referred to the Clerk.

The applicant is requesting that noncontiguous property described by metes and bounds in Item 2 of the petition be annexed to the City of Goldsboro. Maps showing the property proposed to be annexed are available.

Pursuant to G. S. 160A-31, Council shall fix a date for public hearing on the proposed annexation if the petition is considered sufficient by the City Clerk.

The City Council, at their meeting on December 3, 2018 would request the City Clerk to determine the sufficiency of the petition. If the petition is determined to be sufficient, a public hearing would be scheduled and a report would be prepared by the Planning Department, in conjunction with other City departments, for submission to the Council.

Staff recommended Council request that the City Clerk examine the annexation petition to determine its sufficiency. Consent Agenda Approval. Aycock/Broadway (5 Ayes / 2 Nays)

CU-11-18 Steven Hall – East side of N. William Street between Brogden Street and Raynor Street. Approved. The applicant requests a Conditional Use Permit to allow operation of a used-car lot within the General Business District. The sale of used vehicles is a permitted use within the General Business zoning district after the issuance of a Conditional Use Permit approved by City Council.

Council previously approved the property on September 13, 1993 for the operation of a used-car lot and service center. The property has been vacant for more than six months and now requires a Conditional Use Permit in order to operate as used-car sales.

Frontage: 65 ft.
Depth: 617 ft. (average)
Area: 1,337 sq. ft., or 0.92 acres
Zoning: General Business

The submitted site plan indicates an existing 264 sq. ft. building proposed for use as a sales office located at the front of the property. Another existing 350 sq. ft. building located behind the sales office is proposed for washing and cleaning vehicles. The applicant states there will be no outdoor storage on site.

Hours of Operation: 9:00 a. m. to 5:00 p. m.
(Monday - Saturday)

No. of Employees: 2

A portion of the property is located in a Special Flood Hazard Area identified as the 100-year floodplain. The applicant has been informed the use of this area is prohibited from the display and/or storage of any vehicles, parts or equipment associated with the operation of the business.

Parking is required at one space per employee and five customer spaces. The applicant proposes up to 10 display vehicle spaces and the site plan indicates both customer and employee parking. No loading space will be required since all vehicles will be driven to the site.

Due to existing site conditions, the applicant is requesting the following modifications of the City's landscaping requirements:

1. Type A 5' Buffer requirements along the northern and southern property lines;
2. Street Trees along N. William Street; and
3. Vehicular Surface Area landscaping.

A Type A 5' buffer is required along the eastern property line and existing vegetation fulfills this requirement.

At the public hearing held on November 19, 2018, the property owner appeared to speak in favor of the request. No one appeared in opposition.

The Planning Commission, at their meeting held on November 26, 2018, recommended approval of the Conditional Use Permit and submitted site plan with the requested modifications.

Staff recommended Council accept the recommendation of the Planning Commission and:

1. Adopt an Order approving the Conditional Use Permit to allow the operation of a used-car lot within the General Business District zone; and
2. Approve the submitted site plan with the following modifications:
 - a. Type A 5' Buffer requirements along the northern and southern property lines;
 - b. Street Trees along N. William Street; and
 - c. Vehicular Surface Area landscaping. Consent Agenda Approval. Aycock/Broadaway (5 Ayes / 2 Nays)

Z-17-18 Wayne County Historical Association – South side of East Mulberry Street between North William Street and Patrick Street. Ordinance Adopted. The applicant requests a rezoning from R-9 (Residential) to CBD (Central Business District) in conjunction with site plan approval for the addition of a new parking lot.

Currently, the site consists of three lots. Two of the three lots are zoned Central Business District and are occupied by a museum and parking lot which front N. William Street. The third lot is zoned R-9 (Residential) along E. Mulberry Street.

The applicant intends to develop property into a parking lot for customers of the museum.

Frontage: 140.32 ft. (N. William St.)
234.35 ft. (E. Mulberry St.)

Area: 37,169 sq. ft., or 0.853 acres

Surrounding Zoning: North: Central Business District;
South: Central Business District;
East: Residential-9; and
West: Central Business District

The City's Comprehensive Land Use Plan recommends Mixed Use Downtown development for the property.

As previously stated, the applicant is requesting a zoning change from R-9 (Residential) to Central Business District (CBD) in order to construct a new parking lot for customers of the museum. Since parking lots are not a permitted use in the R-9 (Residential) zoning district, a zoning change is necessary.

The site plan indicates an existing 8,839 sq. ft., two-story building of masonry construction operated as the Wayne County Museum.

Hours of operation: 11:00 a. m. to 4:00 p. m. Tuesday - Friday
10:00 a. m. to 6:00 p. m. Saturday

No. of Employees: 2

The site is currently served by a 24 ft. wide access drive along N. William Street. An additional 24 ft. wide access drive is proposed along E. Mulberry Street to replace an existing 10 ft. asphalt drive surrounding the site.

Based on one space per 300 sq. ft. of gross floor area, 29 parking spaces are required for the site. The site plan shows a total of 43 paved and striped parking spaces to include 2 handicap accessible spaces.

Interior sidewalks have been provided for pedestrian access into the museum. Exterior City sidewalks along E. Mulberry Street will be modified to include new concrete curb and gutter and handicap accessible ramps.

Stormwater calculations, grading and drainage plans will be required and subject to approval by City Engineering before construction permits are released.

Commercial lighting plans have not been submitted, however, staff will work with the applicant to ensure that proposed lighting is compliant with the City's commercial lighting ordinance.

Interconnectivity to adjacent properties along N. William Street and E. Mulberry Street have not been identified on the site plan. The applicant is requesting a modification of this requirement since existing site conditions would make connections impractical.

The submitted site plan indicates an 8 ft. street yard for the planting of 2 Snow Goose Flowering Cherry trees and 10 Carissa Hollies along E. Mulberry Street.

A Type C, 20 ft. wide landscape buffer is required along the eastern property line and along a portion of the southern property line adjacent to residentially zoned and developed property. The applicant intends to install a 6 ft. wide privacy fence approximately 150 ft. from E. Mulberry Street to the rear of the property allowing for a 10 ft. reduction in the required Type C buffer. In order to meet the required parking spaces for the site, the applicant is requesting an additional 5 ft. reduction in the Type C buffer reducing the overall required width of 20 ft. to 5 ft.

A Type A, 5 ft. wide landscape buffer yard is required along the southern property line adjacent to commercial property. Plantings consists of Autumn Fantasy Maple, Flowering Cherry, Chinese Loropetalum and Carissa Holly.

At the public hearing held on November 19, 2018, one person appeared to speak for this request. No appeared in opposition.

The Planning Commission, at their meeting held on November 26, 2018, recommended approval of the zoning change and development plans with requested modifications.

Staff recommended Council accept the recommendation of the Planning Commission and:

1. Adopt an ordinance changing the zoning for the property from R-9 (Residential) to CBD (Central Business District). The change to Central Business District would be consistent with the recommendations contained within the City's adopted Comprehensive Land Use Plan; and
2. Approve the submitted site plan and landscape plans with the following modifications:
 - a. Modification of interconnectivity to adjacent properties;
 - b. Modification of Type C buffer width from 20 ft. to 5 ft. Consent Agenda Approval. Aycock/Broadaway (5 Ayes / 2 Nays)

ORDINANCE NO. 2018-68 "AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF GOLDSBORO, NORTH CAROLINA CODE OF ORDINANCES"

Z-18-18 Leonard and Doris Jones – North side of Vann Street between Bruce Street and Vann Street Terminus (R-6 to RM-9CD). Ordinance Adopted. The applicant requests rezoning from R-6 Residential to RM-9 Residential Manufactured Home to limit the use of the property to the placement of one manufactured (mobile) home on the property.

Frontage: 65 ft.
Depth: 130 ft.
Area: 8,450 sq. ft. or 0.19 Acres

Surrounding Zoning:

North: R-6 Residential
South: R-6 Residential
East: RM-9 Manufactured Residential
West: R-6 Residential

The property is currently vacant.

The applicant proposes placement of one manufactured home on the site.

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

The City's adopted Land Use Plan designates this property for high-density residential development.

There are a number of manufactured homes within this area. Most recently, Council approved rezoning requests for placement of mobile homes to the east and west of the subject property on June 4, 2018 and on October 15, 2018 (Z-7-18 and Z-16-18).

The RM-9 zoning district would require masonry underpinning, pitched roof and horizontal siding. It will be required to have working windows and no rust and have the appearance of a site-built home.

The City's Unified Development Ordinance also requires that manufactured homes be placed parallel to the front property line. In 2017, City Council closed a portion of Bruce Street extending from Vann Street to Colonial Terrace Drive. Applicant is requesting a modification that the home be placed parallel to what once was considered a public road since parallel placement along Vann Street would not be an option due to the lot width.

At the public hearing held on November 19, 2018, no one appeared to speak either for or against this request.

The Planning Commission, at their meeting held on November 26, 2018, recommended approval of the zoning change and development plans with the requested modification.

Staff recommended Council accept the recommendation of the Planning Commission and:

1. Adopt an ordinance change the zoning for the property from Residential 6 to Residential Manufactured Home (RM-9). The rezoning to RM-9 Residential is consistent with the City's adopted Comprehensive Lane Use Plan which recommends high-density residential development; and
2. Approve a site plan with a modification of the requirement that the manufactured home be placed parallel to what once was considered a public road due to the deficient lot width. Consent Agenda Approval.
Aycock/Broadaway (5 Ayes / 2 Nays)

ORDINANCE NO. 2018-69 “AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF GOLDSBORO, NORTH CAROLINA CODE OF ORDINANCES”

End of Consent Agenda.

Item K. CU-12-18 Dale Bevell – East and West sides of North Carolina Street between A Street and Hooks River Road. Item K. was deferred for two weeks.

City Manager’s Report. Mr. Randy Guthrie shared information regarding Jingle in the Park to be held on Friday and Saturday at Herman Park from 4:00 pm to 8:00 pm and free trolley rides every Tuesday through December 18th from 6:00 pm – 8:00 pm. Mr. Guthrie also shared staff is looking at the sound system and have replaced the main mic.

Mayor and Councilmembers’ Reports and Recommendations.

Councilmember Aycock reminded everyone a lot of people are out shopping, look out for one another and drive safe.

Councilmember Foster stated no comment.

Mayor Pro Tem Ham stated no comment.

Councilmember Stevens stated I hope everyone had a happy thanksgiving and over the coming weeks everyone has a wonderful Christmas holiday. He stated I also want to interject, there are a lot of things we know about and a lot of things we do not know about. We need to take a look at how we conduct ourselves. I believe in the true heart and nature of people we can evolve and look at a better way of life.

Councilmember Broadway stated he would like to thank the planners, Chamber, Police, Seymour Johnson Air Force Base and all those who participated in the parade.

Councilmember Williams stated no comment.

Mayor Allen stated I would also like to thank everyone involved in the parade and all those who stuck in through the rain. Mayor Allen reminded everyone to shop local. Mayor Allen asked that everyone be aware of their surroundings. He stated this is a time of giving and asked that we help those less fortunate.

There being no further business, the meeting adjourned at 7:30 p.m.

Chuck Allen
Mayor

Melissa Corser, MMC/NCCMC
City Clerk