

FAYETTEVILLE CITY COUNCIL

**WORK SESSION MINUTES
DECEMBER 1, 2008**

5:00 P.M.

CITY HALL COUNCIL CHAMBERS

Present: Mayor Anthony G. Chavonne

Council Members Keith A. Bates, Sr. (District 1); Charles E. Evans (District 2); Robert A. Massey, Jr. (District 3); Darrell J. Haire (District 4); Bobby Hurst (District 5); William J. L. Crisp (District 6)(attended by telephone); Valencia A. Applewhite (District 7)(departed 8:52 p.m.); Theodore W. Mohn (District 8); Wesley A. Meredith (District 9)

Others Present: Dale E. Iman, City Manager

Doug Hewett, Assistant City Manager

Karen M. McDonald, City Attorney

Stanley Victrum, Chief Information Officer

Jimmy Teal, Planning Director

Karen Hilton, Assistant Planning Director

Jerry Dietzen, Solid Waste Director

Victor Sharpe, Community Development Director

Ron Macaluso, Transit Director

Bobby Teague, Engineering and Infrastructure Director

Jeff Brown, City Engineer

Craig Hampton, Special Projects Manager

Rob Anderson, Chief Development Officer

Rebecca Rogers-Carter, Management Analyst

Jackie Tuckey, Communications Manager/Public Information Officer

Harvey Gantt, GHA Architects

Larry Walters, GHA Project Architect

Michael Crowell, UNC School of Government

Candice H. White, City Clerk

Press

CALL TO ORDER

Mayor Chavonne called the meeting to order at 5:05 p.m.

INVOCATION

Council Member Haire provided the invocation followed by the Pledge of Allegiance to the American Flag.

Dale E. Iman, City Manager, introduced Rob Anderson, the city's new Chief Development Officer, and provided a snapshot of his professional experience.

1. APPROVAL OF AGENDA

MOTION: Council Member Bates moved to approve the agenda.

SECOND: Council Member Meredith

VOTE: UNANIMOUS (10-0)

2. MULTI-MODAL CENTER SITE ANALYSIS UPDATE

Harvey Gantt, GHA Architects, provided an overview of work performed over the past year to include meetings with advisory groups, field surveys, GIS data accumulation, and site selection. Mr. Gantt stated following Council's recent tour of possible sites, they had requested further evaluation of Sites 3 and 6.

Mr. Gantt provided pros and cons for Site 3 and stated it was the most removed from the downtown area and the furthest from the Amtrak station. Mayor Chavonne inquired about moving the Amtrak station functions. Mr. Gantt stated in order to be a multi-modal center, Site 3 would require a relocation of the station. Council Member Applewhite inquired regarding the potential for growth between Site 3 and the downtown area.

Mr. Gantt provided pros and cons for Site 6 and stated of the two sites evaluated, it had an advantage because it was within walking distance of the Amtrak station and had a higher

potential for development. Mr. Gantt noted possible environmental impact at the site. Mayor Chavonne inquired about federal, state, and city funding for the project.

Mr. Gantt provided a panoramic view of the conceptual site plan and stated Site 6 could be developed in such a way that a streetscape could be utilized as a link to the Amtrak station. Mr. Gantt responded to questions and discussion ensued.

Consensus of Council was to hold a public hearing at their December 8, 2008 meeting.

3. PRESENTATION OF REVISED REDISTRICTING MAP

Michael Crowell, UNC School of Government, stated with the annexation of Ft. Bragg it had become necessary for Council to redraw the election districts. Mr. Crowell reviewed major considerations in revising the districts, census population statistics associated with the annexation of Ft. Bragg, and the need to maintain the African-American voting majority in certain districts. Mr. Crowell referenced the chart for Plan 13D and spoke briefly to population percentages inside and outside the Ft. Bragg area and totals for each district. Mr. Crowell also provided a chart with a comparison of population percentages between the current districts and proposed Plans 13A, 13B, 13C, and 13D. Mr. Crowell responded to questions and discussion followed.

MOTION: Council Member Mohn moved to conduct a public hearing on Plan 13D at the December 8, 2008 meeting.

SECOND: Council Member Meredith

VOTE: UNANIMOUS (10-0)

The regular session recessed at 6:20 p.m.

The regular session reconvened at 6:30 p.m.

4. NORTH CAROLINA VETERANS PARK

A. PRESENTATION OF RECOMMENDATION OF A/E FIRMS FOR SERVICES TO ENGINEER, DESIGN AND PREPARE CONSTRUCTION DOCUMENTS FOR NC STATE VETERANS PARK

Craig Hampton, Special Projects Manager, provided a brief history of the park project and the architect/engineer (A/E) selection process. Mr. Hampton stated the next steps would be to authorize the City Manager to negotiate and execute contracts necessary to secure the A/E and master planning work and appoint members to several key committees to assist in the development of the park.

Mr. Hampton and Mr. Iman responded to questions regarding the A/E group and their partners, the master planner, and estimated costs for the same. Discussion ensued regarding the selection process for the A/E firm. The master planner role and concept recommendations were also discussed.

Consensus was to forward to the December 8, 2008 meeting for further discussion and action.

B. REQUEST FOR COUNCIL SUBMISSION OF NAMES FOR VARIOUS COMMITTEES FOR THE NORTH CAROLINA STATE VETERANS PARK

Mr. Iman submitted names of individuals already participating in the park project for consideration of appointment to the Project Management Team, Content Committee, Design Committee, and Executive Committee. Mr. Iman briefly outlined the functions of each committee. A brief discussion ensued regarding the knowledge and skill sets required to serve on the committees. Consensus was for Council to submit recommendations and for the City Manager to provide additional details regarding the committees for further consideration and discussion at the December 8, 2008 meeting.

5. Overview of the 2030 Growth Vision Plan and direction on adopting the plan

Jimmy Teal, Planning Director, called attention to the 2030 Growth Vision Plan and stated recommendation of the 2030 Taskforce was for adoption of the plan as presented. Mr. Teal requested direction from Council regarding adoption of the plan.

Mr. Teal responded to questions regarding the presentation of the plan to the Board of County Commissioners, joint planning review, and adoption of the plan relative to Council's strategic planning retreat and the Unified Development Ordinance (UDO). Mr. Teal stated there were no deadlines for adoption of the plan, which could occur in March or April 2009 in line with adoption

of the UDO.

6. CONSIDERATION OF SUPPORT FOR AN APPLICATION TO THE RURAL CENTER FOR THE BUILDING REUSE AND RESTORATION GRANTS PROGRAM FOR THE KIDSVILLE BOUNCEHOUSE AT CAMPBELLTON LANDING

Victor Sharpe, Community Development Director, provided an overview of the Building Reuse and Restoration Grants program and stated the city had received a request from the developer of Campbellton Landing to apply for funding reuse for a Kidsville Bouncehouse at Campbellton Landing. Mr. Sharpe further stated the funding reuse program required a 50% match from the developer and the creation of one full-time job for every \$10,000 awarded. Mr. Sharpe advised the developer would receive a forgivable loan from the city based on the creation of fifteen jobs within a specified timeframe. Mr. Sharpe stated there would be no liability to the city and job creation was key to the grant.

Mr. Sharpe responded to questions. At the request of Council, the developer explained his concept for the bouncehouse and spoke to renovation and project costs. Mr. Sharpe stated the project would be monitored after six months to ensure the jobs still existed.

Consensus was to forward to the December 8, 2008 meeting for further consideration and action.

7. CONSIDER RESOLUTION TO ADOPT THE 2009 CITY COUNCIL MEETING DATES CALENDAR

Doug Hewett, Assistant City Manager, provided a brief overview of the 2009 City Council Meeting Dates and stated the schedule included all City Council regular meetings, work sessions, planning retreats, and conferences that staff could identify at the time. Mr. Hewett further stated approval of the schedule would allow staff to better plan and coordinate the timing of issues to bring before the City Council in the upcoming year. Mr. Hewett responded to questions regarding Council's strategic planning retreat and received input from Council.

Consensus was to take forward to the December 8, 2008 meeting consistent with discussion. Mayor Chavonne requested that the facilitator bid process be placed on the March 2009 work session agenda for discussion.

8. COUNCIL MEMBER REQUESTS

A. PRESENTATION OF COUNCIL CHAMBERS TIMING DEVICE BY CITY CLERK

Candice H. White, City Clerk, provided an overview of the new Council Chambers timing device and received input from Council as to its use.

9. CLOSED SESSION

MOTION: Council Member Meredith moved to go into closed session to discuss litigation in the matter of Lamar v. City of Fayetteville.

SECOND: Council Member Bates

VOTE: UNANIMOUS (10-0)

The regular session recessed at 8:12 p.m.

The regular session reconvened at 8:55 p.m.

MOTION: Council Member Massey moved to go into open session.

SECOND: Council Member Meredith

VOTE: UNANIMOUS (9-0)

There being no further business, the meeting adjourned at 8:56 p.m.