

Road may be widened. The Board agreed that the Town should proceed to tear down the garage.

Town Manager stated that Dr. L. L. Vine has requested the Board of Aldermen to examine the site on Durham Road, where they have erroneously dug into a State Highway storm sewer and have been advised that it must be remedied. The Board does not think it is the Town's problem.

There being no further business to be considered at this time, the meeting was adjourned at 4:00 P.M. o'clock.

Mayor Protem

Town Clerk

December 28, 1960

MINUTES

Board of Aldermen

Town of Chapel Hill, N.C.

The Board of Aldermen met at a Regular Meeting in the Town Hall on December 9, 1960, at 7:30 P.M. o'clock with the following present: Mayor Pro-tem Strowd; Aldermen Robinson, McClamroch, Walters, Giduz, and Wager; Town Attorney LeGrand and Town Manager Rose. Absent: Mayor Cornwell.

Re: Employees Job Classification

Mr. Bates from the Employment Security Commission came before the Aldermen and discussed the value to employers in having the classification of employees made. Alderman Wager moved that the Town engage the services; that costs to the Town are for printing only, seconded by Alderman Giduz, and passed.

Minutes of December 12, 1960, meeting were approved on a motion by Alderman Wager, seconded by Alderman Robinson, and passed.

Minutes of December 28, 1960, Special Meeting were approved as read on a motion, by Alderman Robinson, seconded by Alderman Wager, and passed.

Old Baptist Church Building

Town Manager read a letter from Mrs. George Welsh, who is interested in finding a means of saving the Old Baptist Church building at the corner of W. Franklin and Church Streets. Mrs. Welsh came before the Board to discuss the matter. The Board took no action but expressed the opinion that perhaps the newspaper article in the Chapel Hill Weekly would create enough local interest that something may be worked out.

A. C. Rogers - Streets Lights

The Board discussed the request for a street light at 305 W. University Drive. The Street Committee will inspect the area.

Requests - Negro Community Center

Town Manager read a letter in which top soil and grading on the front lawn was requested. The Board instructed Town Manager to take care of the request.

MONTHLY REPORTS:

Report of Auditor Mr. E. E. Peacock reported that he has examined the December vouchers and found them to be in order and properly supported; that 1960 tax collections are 50.5% collected as against 57.7% collected last year in the same period.

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Report of Planning Board - None at this time.

Report of Health Department was examined.

Report of Recorder's Court was examined.

Report of Police Department - None at this time.

Report of Fire Department was examined.

Fire Hydrants

The Board discussed the matter of hydrant locations in cases which meet the 1,000 feet measurement of houses to the closest fire hydrant, but require from 1,250 to 1,500 feet of hose must be laid in order to use the hydrant; that Fire Chief Boone and Town Manager were requested to discuss the matter of estimated costs with Mr. J. S. Bennett of the University.

TOWN ATTORNEY:

Alderman McClamroch moved the adoption of the following:

AN ORDINANCE TO AMEND THE TABLE OF DISTRICT REGULATIONS AS SET FORTH UNDER SECTION 3 OF THE "ORDINANCE PROVIDING FOR THE ZONING OF CHAPEL HILL AND SURROUNDING AREAS", as adopted March 14, 1955, and as subsequently amended, so as to eliminate "TOURIST CAMPS, TRAILER CAMPS OR PARKS" FROM THE USES PERMITTED IN SUBURBAN COMMERCIAL DISTRICTS.

WHEREAS, after due advertisement as provided by law, a joint public hearing was duly called and held by the Board of Aldermen and the Planning Board of the Town of Chapel Hill on December 12, 1960, to consider amendment of the Table of District Regulations as set forth under Section 3 of the "Ordinance Providing for the Zoning of Chapel Hill and Surrounding Areas", as adopted March 14, 1955, and as subsequently amended, so as to eliminate "TOURIST CAMPS, TRAILER CAMPS OR PARKS" from the Uses Permitted in SUBURBAN COMMERCIAL Districts; and,

WHEREAS, following said public hearing the Planning Board of the Town of Chapel Hill recommended to the Board of Aldermen the adoption of said amendment; and,

WHEREAS, thereafter, the Board of Aldermen unanimously adopted the recommendation of the Planning Board with respect to such proposed amendment to the said zoning ordinance,

NOW, THEREFORE, BE IT ORDAINED by the Board of Aldermen of the Town of Chapel Hill:

SECTION I.

That the "Ordinance Providing for the Zoning of Chapel Hill and Surrounding Areas", as adopted March 14, 1955, and as subsequently amended, be and the same is hereby further amended by striking out the words, "tourist camps, trailer camps or parks", from the column entitled "Uses Permitted" in the "Table of District Regulations" relating to the District entitled, "Suburban Commercial", as incorporated in Section 3 of said Ordinance, as amended.

SECTION II.

All ordinances, laws and clauses of laws in conflict herewith are hereby repealed.

This the 9th day of January, 1961.

seconded by Alderman Walters, and unanimously adopted.

Alderman Walters moved the adoption of the following:

AN ORDINANCE TO AMEND THE "ORDINANCE PROVIDING FOR THE ZONING OF CHAPEL HILL AND SURROUNDING AREAS", as adopted March 14, 1955, and as subsequently amended, so as to ADD A NEW SECTION UNDER SECTION 5, relating to "Non-Conforming Uses".

WHEREAS, after due advertisement as provided by law, a joint public hearing was duly called and held by the Board of Aldermen and the Planning Board of the Town of Chapel Hill on December 12, 1960, to consider amendment of the "Ordinance Providing for the Zoning of Chapel Hill and Surrounding Areas, as adopted March 14, 1955, and as subsequently amended, so as to ADD A NEW SECTION UNDER SECTION 5, relating to "Non-Conforming Uses"; and,

WHEREAS, following said public hearing the Planning Board of the Town of Chapel Hill recommended to the Board of Aldermen the adoption of said amendment; and,

WHEREAS, thereafter, the Board of Aldermen unanimously adopted the recommendation of the Planning Board with respect to such proposed amendment to the said zoning ordinance,

NOW, THEREFORE, BE IT ORDAINED by the Board of Aldermen of the Town of Chapel Hill:

SECTION I.

That the "Ordinance Providing for the Zoning of Chapel Hill and Surrounding Areas", as adopted March 14, 1955, and as subsequently amended, be and the same is hereby further amended by ADDING A NEW SECTION UNDER SECTION 5, entitled, "Non-Conforming Uses", said section to be designated as Section 5, E, and to read as follows:

Any mobile homes court or trailer park existing in any district as of January 9, 1961, shall be permitted to continue its operations even though such use was not permitted in that district by the terms of this ordinance. However, the owner or operator of every park shall, within one year after such date, submit an application for a Special Use Permit indicating compliance with all the requirements for a mobile homes court or trailer park set forth in the "Table of Regulations for Special Use Permits". The Board of Aldermen shall be empowered to issue such permits regardless of the district in which the mobile homes court or trailer park is located.

It is the intent of this subsection that, while a non-conforming mobile homes court or trailer park will be permitted to continue in the location which it occupies as of January 9, 1961, it must comply within the time stated with all other requirements pertaining to such courts or parks.

SECTION II

All ordinances, laws and clauses of laws in conflict herewith are hereby repealed.

This the 9th day of January, 1961.
seconded by Alderman Wager, and unanimously adopted.

Sale of Bonds

Town Manager stated that in order to pay the costs of street improvement and sanitary sewer contracts for month of February, bonds must be sold. Mr. Easterling of the Local Government Commission has suggested that the Town sell \$30,000 Storm Sewer bonds and \$210,000 Sanitary Sewer bonds and \$100,000 notes for street work; that the Resolution should be ready by the next Board Meeting.

Letters - State Highway Commission

Town Manager read the letter received in answer to Town's request that the Highway Commission consider the need for a traffic light at Merritt Mill Road and West Franklin Street, near the traffic island. The State reported no need at this time.

1961

Widening N.C. 54 (Raleigh Road)

The Town Manager read a letter from W. F. Babcock, Director, State Highway Commission, concerning proposed improvement to N.C. 54 (Raleigh Road) stating that the Commission saw no need for a cross-over at Oakwood Drive and had made no promise to widen a section of the Country Club Road. It was agreed that Mayor Cornwell and other members of the Board confer with Mr. Babcock in Raleigh.

Recreation Commission Funds

Alderman Walters discussed the matter of the Town handling the funds for the Recreation Commission as established by Ordinance. Town Manager, Town Attorney and the Auditor were requested to check into the matter and report back at next meeting.

Parking on Roosevelt Drive

Alderman McClamroch moved that parking be prohibited on Roosevelt from Hillcrest Drive to Hillview. Alderman Giduz moved that the Town Attorney be authorized to draw up the Ordinance prohibiting parking on either side, seconded by Alderman McClamroch, and passed.

Alderman McClamroch moved that parking be prohibited on the North side of McCauley Street from Ransom Street west to the end of McCauley Street, seconded by Alderman Robinson, and passed.

Financial Statement

Town Manager supplied a statement of Revenue, Expenditures and Tax Collections through November 30, 1960, which were examined by the Board Members.

Re: Basnight Apartments - 202 E. Rosemary St.

Town Attorney stated that Attorney L. J. Phipps, who represents the prospective purchaser of the Basnight Apartments has requested that the Town of Chapel Hill be made a party to the friendly legal action in Superior Court which starts January 23rd, so that a Continuing Non-Conforming Use under the zoning requirements may be recorded; that interested parties are anxious to consummate the sale of this property and eager to clear up any possible litigation. The Board requested Mayor Cornwell, Town Manager and Town Attorney to decide what and if, any action should be taken by the Town.

Committee on Widening W. Rosemary St.

The Board discussed the proposed widening. The Street Committee and Town Manager were requested to arrange with property owners for right-of-way for an 8 foot sidewalk.

New Business:

Alderman McClamroch stated that he would like to see the Town pay the bill from Dr. Vine, for service rendered in treatment of a cat bite. Town Attorney agreed to look into the legality of the charge and report to the Board at next meeting.

Alderman Walters inquired if shrubs have been purchased to beautify the new fire station at Glen Lennox. Town Manager stated that shrubs have been purchased for the purpose and that they have been set out in a nursery established at the Mason Farm Sewer Plant.

Re: Codification of Ordinances

The Board and Town Attorney set the date of January 11 at 4 P.M. to study the amended Charter with Milton Heath of the Institute of Government.

Alderman Robinson inquired as to progress in condemnation of old houses. Town Attorney stated that he will report at next meeting in connection with this matter.

Alderman Giduz inquired about a better method of marking Yield to Pedestrians, particularly in front of Bank of Chapel Hill. The Street Committee were requested to study this.

Sidewalk Assessment Estes Drive

Alderman Giduz moved the Confirmation of the Assessment Roll on the sidewalk on Estes Drive, a copy of which is attached hereto, seconded

1-9-61/
1-24-61

by Alderman Robinson, and unanimously adopted. The confirmation was recorded as being adopted at 8:45 P.M. o'clock, January 9, 1961.

There being no further business to be considered at this time the meeting was adjourned at 9:45 P.M.

Oliver *Mary L. Gregory*
Mayor Town Clerk

January 9, 1961.

MINUTES

Board of Aldermen

Town of Chapel Hill, N.C.

The Board of Aldermen met at a Regular Meeting in the Town Hall on January 24, 1961, at 7:30 P.M. o'clock with the following present: Mayor Cornwell; Aldermen McClamroch, Walters, Wager, Strowd, Giduz, and Robinson; Town Attorney LeGrand and Town Manager Rose.

Minutes of January 9 meeting were approved on a motion by Alderman Walters subject to deleting the word "required" on page 196, line 9, and deleting line 14 and 1/2 of line 15, page 198, seconded by Alderman Wager, and passed.

Oral Petitions

Northside PTA - Hilliard Caldwell, chairman of the Building & Grounds Committee came before the Board requesting action on the following: Widen Church Street and McMasters Street; School Lane paved; Sidewalks. A petition signed by many persons was offered in support of these requests. He further requested that the September 26th letter be reviewed and consideration given to: a flasher light or police guard at Rosemary & Graham Streets. Town Manager stated that a flasher signal has been ordered. The Board stated that the matters will receive consideration.

Written Petitions

Town Manager stated that a petition from Messrs. Cathey, Couch & McCall (Rocky Ridge area), has been received wherein they request that they be connected to the Town's Sanitary Sewer line. Town Manager stated that it will be difficult on account of the terrain. The matter will be considered.

Tree - Re: Widening Buttons Road

The Board discussed a petition from the Laurel Hill Road Garden Club wherein they ask that the Town reconsider leaving the large tree standing which will necessitate curving the road when widening on the South. Town Manager was requested to discuss the matter with Messrs. Conner and Harkness.

Carrboro Chamber of Commerce

Town Manager read a letter of thanks from Town of Carrboro for the Town of Chapel Hill's participation in establishing a unit of the National Guard in Carrboro.

Report of Police Department was examined.

TOWN ATTORNEY:

Alderman Giduz moved the adoption of the following:

AN ORDINANCE RELATING TO PARKING ON MCCAULEY STREET

BE IT ORDAINED by the Board of Aldermen of the Town of Chapel Hill:

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LEGAL NOTICE OF ORDINANCE ADOPTING ASSESSMENT ROLL FOR LOCAL IMPROVEMENTS IN THE FORM OF CONCRETE SIDEWALK ON ESTES DRIVE:

WHEREAS, on the 10th day of October¹⁹⁶⁰ the Board of Aldermen of the Town of Chapel Hill, N. C., authorized the construction of the local improvement, namely concrete sidewalk based on petitions duly received from a majority of the property owners owning a majority of the street frontage on the East Side of Estes Drive from its intersection with Caswell Road to its intersection with Burlage Drive:

AND WHEREAS, the said improvements have now been completed and the Board of Aldermen has ascertained the total cost thereof and the amount that should be assessed against each lot abutting on said improvements on account of said improvements, and the said Board of Aldermen has caused to be prepared an assessment roll on which is entered a brief description of each lot or parcel of land assessed, the amount assessed against each such lot, and the names of the owner or owners thereof of each such lots, as far as the same can be ascertained; now therefore,

BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE TOWN OF CHAPEL HILL, N. C.:

Section 1. That the total cost of the improvements specially assessable against abutting lots and parcels of land is hereby determined to be the amount shown therefor on the assessment roll filed with this body.

Section 2. That pursuant to the provisions of the General Statutes of North Carolina, Chapter 160, sections 78 to 105, and other applicable provisions thereof, the Board of Aldermen has caused and does hereby cause an assessment to be made against the lots and parcels of land shown on the assessment roll.

Section 3. That the assessment roll filed with the Board of Aldermen is hereby adopted as the assessment roll for said improvement.

Section 4. That said assessment roll be, and the same is hereby ordered filed in the office of the Town Clerk for inspection by all parties interested.

Section 5. That January 9, 1961, at 7:30 o'clock p.m. in the Aldermen's Room of the Town Hall be and the same is hereby fixed as the time and place when and where the Board of Aldermen will hear objections to the assessments shown on the assessment roll and to the confirmation of the assessment roll.

Section 6. That this ordinance be published one time in the Chapel Hill Weekly at least ten days prior to the date herein fixed in Section 5 for the public hearing, as notice of the matters herein set out.

Section 7. That the assessments on said assessment roll are as follows:

SIDEWALK ASSESSMENT ROLL
ESTES DRIVE
Cost per foot - 60% of \$2.15 = \$1.29

<u>Name</u>	<u>Lot No.</u>	<u>Front Foot</u>	<u>Price</u>	<u>Amount</u>	<u>Driveway</u>	<u>Total Amount</u>
Myron J. Becker	C-6, A-6&7	308.7	1.29	398.22	-	\$398.22
Kenneth R. Byerly	C-6, A-5	157.0	"	202.53	-	202.53
Collier Cobb, Jr.	C-6, A-4	157.5	"	203.18	-	203.18
Andrew C. Shearer	C-6, A-3	155.0	"	199.95	-	199.95
Ransom T. Tayler	C-6, A-2	138.0	"	178.02	-	178.02
Isaac N. Reynolds	C-6, A-1	150.0	"	193.50	25.00	218.50
Robert L. Glass	C-5, G-2	141.6	"	182.66	-	182.66
John P. Rogers	C-5, G-1	145.1	"	187.17	-	187.17
M. M. Johnson	B-5, B-6	143.0	"	184.47	25.00	209.47
Collier Cobb, Jr.	B-5, B-5	90.0	"	116.10	-	116.10
C. E. Hornaday	B-5, B-4	87.0	"	112.23	-	112.23
Ralph T. Marshall	B-5, B-3	90.0	"	116.10	-	116.10
Albert I. Suskin	B-5, B-2	175.1	"	225.87	25.00	250.87
Richard A. Hocks	B-5, B-1	150.00	"	193.50	25.00	218.50
				<u>\$ 2,693.50</u>	<u>\$ 100.00</u>	<u>2,793.50</u>

(Form of Interest Coupon)

No. _____

\$ _____

On the 1st day of March September, 19____, the
TOWN OF CHAPEL HILL, a municipal corporation of the State
of North Carolina, will pay to bearer

_____ DOLLARS (\$ _____)

at the principal office of The First National City Bank of
New York, in the Borough of Manhattan, City and State of New
York, in any coin or currency of the United States of
America which at the time of payment is legal tender for
the payment of public and private debts, being the sem-
annual interest then due on its _____
Bond, dated March 1, 1961, No. _____.

Town Clerk

(Endorsements on Bonds)

The within bond has been registered as to
principal only, as follows:

Date of Registration	:	Name of Registered Holder	:	Signature of Bond Registrar
	:		:	
	:		:	
	:		:	
	:		:	
	:		:	

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The issue hereof has been approved
under the provisions of the local
Government Act.

W. E. EASTERLING
Secretary of the Local Government
Commission

By _____
Designated Assistant

(9) The Town Clerk is hereby authorized and directed to provide a suitable register for the registration of said bonds and to act as Bond Registrar in registering said bonds and to carry out the provisions set forth in said bonds for the conversion of said bonds into registered bonds and for the transfer thereof.

(10) The Local Government Commission of North Carolina is hereby requested to sell said bonds in the manner prescribed by the Local Government Act of North Carolina, and to state in the notice of the sale of said bonds given pursuant to Section 17 of said Act, that bidders may name one rate of interest for part of said bonds and another rate or rates for the balance of said bonds. Said bonds shall bear interest at such rate or rates as may be named in the proposal to purchase said bonds which shall be accepted by said Local Government Commission in accordance with said Act.

(11) The Mayor and the Town Clerk are hereby authorized and directed to cause said bonds to be prepared and, when they shall have been duly sold by said Local Government Commission, to execute said bonds and to turn said bonds over to the State Treasurer of North Carolina, for delivery to the purchaser or purchasers to whom they may be sold by said Commission .

Alderman Strowd seconded the motion, and the motion was adopted. Those voting for the resolution were Messrs. McClamroch, Wager, Walters, Strowd, Giduz, and Robinson. No one voted against it.

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Refund - Raymond Kaighn

Alderman Robinson moved that Mr. Kaighn be reimbursed in the amount of \$12.00 for sewer rental erroneously charged on 1960 Tax Bill, seconded by Alderman McClamroch, and passed.

Fire Alarm

Town Manager discussed a telephone type fire alarm system that would cost the Town about \$75.70 per month; that the Fire Chief has requested it. Alderman Wager moved that Town Manager be instructed to proceed with the installation of the proposed system, seconded by Alderman McClamroch, and passed.

Radio Sets for Police Department

Alderman Giduz moved that Town Manager be authorized to buy new radio sets for the police cars as required by ruling of the Federal Communication Commission, and that payment be made from the Contingency Fund in the amount of \$2,042.50, seconded by Alderman Robinson, and passed.

Building Construction Report

The Board examined comparative figures contained in the report supplied by the Building Inspector.

Committee Reports - None at this time.

New Business:

Alderman McClamroch - none
Alderman Walters - none

Alderman Robinson - none
Alderman Giduz - none

Alderman Wager stated there are two or three holes in Cameron Avenue that should be repaired.

Alderman Strowd inquired as to the status of sewer line progress in Greenwood.

There being no further business to be considered at this time, the meeting was adjourned at 9:15 P.M. o'clock.

Oliver H. Cornwall Mayor

Mary Dorey Town Clerk

January 24, 1961

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