

Alderman Page seconded this which was unanimously carried.

Section D. Memorial Cemetery

Alderman Walters moved the adoption of the following ordinance:

Ordinance to Provide for the Opening and Maintenance of Section D of Chapel Hill Memorial Cemetery.

Be it ordained by the Board of Aldermen of the Town of Chapel Hill:

SECTION I.

That Section D of the Chapel Hill Memorial Cemetery be staked out as soon as possible in accordance with the general plan prepared by R. D. Tilson dated 1954.

SECTION II.

That the area designated as Section D on the detail map of Chapel Hill Memorial Cemetery shall be used for interment of members of all races.

SECTION III.

All ordinances in conflict herewith are hereby repealed.

This the 24th day of March, 1964.

Alderman Robinson seconded this which was unanimously carried.

Adjourned: 8:50 P.M.

Robert M. McClamroch Mayor
David B. Roberts Town Clerk

Minutes--Special Joint Meeting

Board of Aldermen & Planning Board

Town of Chapel Hill, N. C.

The Board of Aldermen met jointly with the Planning Board on April 13, 1964 at 7:30 p.m. with the following members present: Mayor McClamroch; Aldermen Strowd, Giduz, Robinson, Wager and Walters; Town Manager Peck; Town Attorney LeGrand; Town Clerk Roberts. Absent: Alderman Page. Members of the Planning Board present were: Scroggs, Martin, Smith, Slater, Burns, Fitch and Lasley.

Mayor McClamroch announced that there were a number of zoning changes and one special use request to be heard, all of which had been properly advertized.

East Franklin Street

Mr. Martindale and Mr. Weaver have asked for rezoning from RA-10 to Regional Commercial for about six acres on the east side of East Franklin Street between Brady's Frozen Custard and Connor Road.

Dr. Chapin stated that he was not in favor of strip zoning along the highways coming into Town; that it would be a traffic hazard.

Mr. W. E. Haisley presented a petition to the Board of Aldermen with 104 signatures asking that they deny extension of the commercial zoning classification to that section of East Franklin Street between the Bolin Creek Bridge and Eastgate Shopping Center.

Mr. Tillman, who lives in Coker Hills, stated that the people in Coker Hills agreed with the petition and felt that this would reduce the value of property in that area.

At the request of Mayor McClamroch, planner Lucien Faust presented an explanation of the Chapel Hill land use plan, illustrating it with maps and slides. He pointed out that the Town had adopted a policy of island zoning for commercial development rather than strip zoning along highways.

Alderman Robinson moved that the request be referred to the Planning Board for recommendation. Seconded by Alderman Wager and unanimously carried.

BBH924

East Franklin Street

Mr. Upchurch has asked for rezoning from RA-10 to Regional Commercial for a lot of about 20,000 square feet on the west side of East Franklin Street across from the Martindale property. Alderman Giduz moved that this request be referred to the Planning Board for recommendation. Seconded by Alderman Strowd and unanimously carried.

Durham Boulevard

Mr. Mayse has asked for rezoning from RA-20 to Regional Commercial for a lot of about one acre on the south side of the Durham Blvd., immediately east of Memorial Cemetery. Alderman Walters moved that this request be referred to the Planning Board for recommendation. Seconded by Alderman Wager and unanimously carried.

Rezoning Airport Road

Mr. Sam Sparrow requested rezoning from RA-10 to Regional Commercial for about 1.3 acres on the east side of Airport Road just north of Bolin Creek.

Mr. Bowerman, resident of Mount Bolus, objected to increasing the commercial zoning in this area because of the traffic hazards existing on this road which would be increased by more commercial development.

Mr. Philip H. Sanders presented a signed petition of about 169 residents of Mount Bolus, Colonial Heights and surrounding areas opposing the rezoning. The people who signed this petition are ~~exceedingly~~ concerned with the future development of highway 86 (Airport Road). This thoroughfare is one of the main entrances to Chapel Hill from Hillsboro and Interstate Route 85. Mr. Sanders also read a letter from the president of the Garden Club Council, indicating that they are interested in making the approaches to Chapel Hill more attractive.

Mr. Jolly stated that he could not see where this would lower or hurt property valuation to extend the existing commercial zone. Alderman Strowd moved that the request be referred to the Planning Board for recommendation. Seconded by Alderman Robinson and unanimously carried.

Rezoning Bypass From RA-20 to Suburban Commercial

Mr. Williams has asked for rezoning for about 4.55 acres on the east side of the Bypass and the south side of Ephesus Church, from RA-20 to Suburban Commercial.

Mr. Scroggs, Planning Board Chairman, pointed out that the Planning Board had adopted the policy of not extending the suburban commercial zone and that this had been explained to Mr. Williams at the time he had made this application for rezoning.

Alderman Giduz moved that the request be referred to the Planning Board for recommendation. Seconded by Alderman Walters and unanimously carried.

Raleigh Road -- Special Use--Apartment

Mr. Hudson has requested a permit to erect a 15-unit apartment on the north side of Raleigh Road immediately east of the Friends Meeting House.

Mr. Charles M. Shaffer presented a petition with 54 signatures opposing the special use permit.

Dean Carroll objected to this request. He felt it would create a great traffic hazard.

Mr. Harper felt that we should go by a plan and not just spot zoning.

Mrs. Boyd stated that the 54 highway coming into Chapel Hill was well planned and should not be changed.

Dr. Boyd felt that the whole community should stand up and prevent these things from happening. He said that what was happening on Airport Road beyond the planning area was embarrassing and should never be allowed in the planning area.

Alderman Strowd moved that the request be referred to the Planning Board for recommendation. Seconded by Alderman Walters and unanimously carried.

Amendment to Zoning Ordinance

The Planning Board has recommended consideration of amendments to provide: (a) that when land is rezoned to Regional Commercial or Limited Business that setbacks required by these zones for commercial buildings be observed regardless of any setback lines established by existing structures; (b) that the table of District Regulations be amended by deleting from the side yard requirements of Regional Commercial "See Note E" as it has no application, and adding "See Note J" and; (c) adding Note J to the Notes Accompanying Table of District Regulations to explain that Suburban Commercial as a district has been superseded by Regional Commercial or Limited Business and that no more land will be zoned in Suburban Commercial.

Alderman Wager moved that the request be referred to the Planning Board for recommendation. Seconded by Alderman Robinson and unanimously carried.

Mayor McClamroch declared that the joint hearing be adjourned.

Regular Meeting -- Minutes

Alderman Walters moved that the minutes for the meeting of March 24, 1964, be approved as distributed and corrected. Alderman Wager seconded this motion, which was unanimously carried.

Stadium

Mayor McClamroch read a letter from Edwin Tenney asking for support of a drive to raise funds for construction of a stadium for use by the Chapel Hill--Carrboro School District.

Alderman Walters moved that this be sent to the Recreation Commission for study and recommendation.

Oh Boy - Paper

Mayor McClamroch read a letter from the Garden Club objecting to the paper and mess at the Oh Boy Drive-In, and asking legislation to prevent it.

No action was taken at this time. The Town Attorney will look into this matter and report back at the next meeting.

Colony Apartments

Whid Powell has an approved special use permit for 100 apartment units known as Colony Apartments. It was restricted to 50 units until such time as the recreation area shown on the plan was built.

On the basis of a contract for the swimming pool, Mr. Powell would like to be allowed to start the next 50 units.

Action was deferred until Mr. Powell could meet with the board.

Estes Hill Subdivision

Mr. Hornaday presented a preliminary sketch of Phase 6 of Estes Hill. Approval of this subdivision was indicated in a transmittal from the Planning Board.

Alderman Walters moved that the preliminary sketch be approved. Seconded by Alderman Robinson and unanimously carried.

BBH924

Bids on Roller

Town Manager Peck stated that the Town redeived bids for a 4-6 ton roller from E. L. Craven Company -- \$5,168.00; Mitchell Distribution Company -- \$6,329.50; and N. C. Equipment Company -- \$4,996.00. Town Manager Peck recommended that the contract be awarded to the low bidder.

Alderman Strowd moved that the roller be purchased from N. C. Equipment Company, the low bidder. Seconded by Alderman Robinson and unanimously carried.

Tax Sale

A list of delinquent real property taxes, sewer taxes and assessments was reported to the Board by the Tax Collector. Alderman Giduz moved that the Tax Collector be ordered to sell the tax liens of listed delinquents on June 8, 1964, and that the property be advertised as prescribed by law. Alderman Wager seconded the motion which was unanimously adopted.

Police Expense

Town Manager Peck stated that monthly expense allowances for the police department will be continued through April and a recommendation would come later as to continuing this.

Meeting with Board of Realty

The Board of Realty would like to have a joint meeting with the Board of Aldermen and Planning Board. This meeting is set up for the first Wednesday night in May, the 6th.

Planning Board -- Arthur Tuttle

Alderman Walters made the motion that Mr. Arthur Tuttle be appointed to complete Mr. Frederic N. Cleaveland's unexpired term on the Planning Board.

Political Candidate

A political candidate wanted to know if he could set up a booth on East Franklin Street to give out literature. This was left to the Town Manager's decision.

Auditor's Report

Mr. E. E. Peacock stated that he had examined the disbursement vouchers for the month of March, 1964 and found them in order. The collection of 1963 taxes through the month of February, 1964 amounted to approximately 79.20 % of the charges, whereas the collection of current taxes (1962) for the same time last year amounted to 80.22%.

Releases

Alderman Giduz moved that the taxes and sewer rent as follows be released as erroneously charged:

<u>Name</u>	<u>Bill #</u>	<u>Amt.</u>	<u>Reason</u>
Massey Bros. Const. Co.	3731	34.80	County reduced valuation from 18,990 to 16,090
Raymond G. Knight	1800	3.46	Not in town
Gertrude Horrell	1539	1.50	Not in town
Mrs. Katherine B. Nuckells	3986	30.00	Duplicate listing
Elwood V. Henderson	1413	113.60	Property in Carrboro
James H. Pickard	2581	136.54	Not in town, Durham line
Pearl Taylor	3128	20.28	Not in town, Durham line
Alexander Shanks	2888	54.72	Not in town, University Heights
Dean D. Knudson	1803	14.14	Not in town, Victory Village

John J. Wright	3520	29.40	Not in town, across 15-501
Charles Stancell	3022	30.00	Not connected to sewer

Alderman Walters seconded this, which was unanimously carried.

New Business

Alderman Robinson asked if something could be done at West Rosemary and North Roberson Street to improve traffic safety.

Alderman Robinson asked if the trash behind the Varsity Theater could be removed or cleaned up.

Town Manager Peck stated that he would check on the two above items.

Cemetery

Alderman Strowd stated that he was glad to see the shrubbery planted at the cemetery.

Alderman Strowd asked if anything had been done about the entrance to the cemetery.

Town Manager Peck stated that he had talked to Don Stewart in regard to this, but did not have anything to report at this time.

Adjourned: 10:00 p.m.

Robert M. Clamond Mayor
David B. Roberts Town Clerk

Minutes

Board of Aldermen Town of Chapel Hill, N. C.

The Board of Aldermen met at a regular meeting on April 28, 1964 at 7:30 P.M. with the following present: Mayor McClamroch; Aldermen Walters, Page, Robinson, Giduz and Strowd; Town Manager Peck; Town Attorney LeGrand; and Town Clerk Roberts. Absent: Alderman Wager.

Minutes

Alderman Walters moved that the minutes for April 13, 1964 be approved as distributed. Alderman Strowd seconded this motion, which was unanimously carried.

Colony Apartments

Mr. Whid Powell requested permission to complete the Colony apartment project. On January 29, 1962 the Board had approved a special use permit for construction of 86 apartment units. This approval restricted construction to 50 units until the recreation facilities shown on the plans had been completed. Mr. Powell explained that a contract had been let for the swimming pool shown on the plan but that the other facilities would be in the way of construction of the additional 36 units.

Alderman Giduz moved that Mr. Powell be allowed to proceed with the balance of the project. Alderman Page seconded this motion which was unanimously approved.

Bids on Janitorial Service

Town Manager Peck stated that he had received three bids for Janitorial Services for the Town Hall. The bids were as follows:

White House Janitorial Service, Inc.	\$350.00	Per Month
Purchase of Supplies on Hand	\$272.00	

Carolina Maintenance Company	\$330.00	Per Month
Purchase of Supplies on Hand	\$200.00	

Advance Painting & Home Improvement Co.	\$494.00	Per Month
Purchase of Supplies on Hand	\$365.00	

Alderman Walters moved that the low bid be accepted and the contract be awarded to Carolina Maintenance Company. Alderman Giduz seconded this motion, which was unanimously carried.