

CHAMBER OF COMMERCE MEETING

Alderman Kage noted that the Mayor, the Manager and Planner had put on the program at the recent annual Chamber of Commerce meeting and commended them on the program and suggested that they use a similar program for other groups.

CROSSWALKS

Alderman Giduz reported that the Street Committee recommended that two parking places be eliminated near the crosswalks on East Franklin Street to provide improved visibility for pedestrians. Alderman Prothro moved, seconded by Alderman Smith, that such an ordinance be prepared.

LAUREL HILL ROAD

Alderman Giduz noted that the Street Committee had inspected the complaint of Mr. Radford on Laurel Hill Road and had come to the conclusion on the advice of the Town Engineer that the situation was not as serious as Mr. Radford seemed to believe it was.

The meeting adjourned at 10:05 P. M.



Mayor



Town Clerk

MINUTES

BOARD OF ALDERMEN

TOWN OF CHAPEL HILL

The Board of Aldermen and the Planning Board met at a regular quarterly hearing on Monday November 27, 1967 at 7:30 p.m. with the following members present: Mayor McClamroch; Aldermen Smith, Giduz, Prothro, Kage, Varley, and Ethridge; Planning Board members Umstead, Welsh, Wilson, Kyle, Wallace and Scroggs. Also present were Town Manager Peck, Town Clerk Roberts, Town Attorney Denny and Town Planner DeMaine.

Mayor McClamroch told the citizens in attendance that this hearing was for the purpose of discussing the zoning requests as advertized, that citizens wishing to be heard would be provided an opportunity at this time afterwhich each matter would be referred to the Planning Board for study and recommendation, and that future consideration of these matters would not be conducted as a public hearing.

COMMERCIAL RESIDENCE HALLS

Mr. Scroggs explained a recommendation from the Planning Board to amend the Special Use Requirements for a Commercial Residence Hall to require a minimum of 10% of the property to be allocated for outdoor recreation or planted areas. There was no comment or objection to this proposal. Alderman Prothro moved, seconded by Alderman Giduz, that the matter be referred to the Planning Board for study and recommendation. This was unanimously carried.

CENTRAL BUSINESS DISTRICT REVISION

Mr. DeMaine explained a proposal by the Planning Board to make a series of minor amendments to the Central Business District, in most cases adjusting the district line to fit property lines, but in a few cases adding whole lots to the district. William Tolliver, 412 Yates Court, said that he opposed the rezoning of his lot to Central Business District as it might increase the taxes and might force him to lose his house. Mr. DeMaine said that the lot owned by Mr. Tolliver and one other was included in the recommendation because the lots on either side of it were deeper lots extending from Franklin Street to Yates Court and that the Board had felt that it would be unfair to Mr. Tolliver not to include these lots in their rezoning. Mr. Manley asked who had requested this rezoning? It was recommended by the Planning Board based on a study of the Central Business District and had not been requested by anyone. Mr. Manley then said that the Board had already made up their mind to do this and he thought he would be wasting his time opposing it. This charge was denied by the Aldermen and the Planning Board. Mr. Manley asked other members of the audience who felt threatened by this rezoning to stand. About twelve persons responded. Mr. Manley then said that he felt that the threat of encroaching business was hurting the residents of an area south of Franklin Street and the worst type of business would move in and indicated that he felt that the rezoning proposal might be based on racism. He stated that he opposed any change in this district between Kenan Street and Merritt Mill Road. Alderman Giduz took strong exception to the remark concerning racism and indicated on the map showing the proposed zoning that there was absolutely nothing to support this charge. Mr. Manley defined racism as "any official action affecting negroes". Mr. Bennett then asked how far this proposal would increase the Central Business District on Kenan Street? It would add about fifty feet, one lot beyond the Bus Station.

Mr. Wallace asked if there was any opposition to the proposed changes on the north side of Rosemary Street? There was none. Alderman Varley moved, seconded by Alderman Smith, that this matter be referred to the Planning Board for study and recommendation. Alderman Ethridge said that he would oppose the rezoning of the property on Yates Court. Mr. Scroggs said that this should be studied as a whole not considered in the light of only one or two lots. Mr. DeMaine said, in answer to a question, that the additional depth south of Franklin Street would probably result in better types of businesses facing on Franklin Street and reduce the pressure for business properties on the side streets. The motion to refer was unanimously carried.

REZONING-RA-6 TO CBD - CAMERON AVENUE

Mr. Hitchings, of Allen & O'Hara, Inc., explained the proposal to increase the University Square complex by the addition of a residence hall on the north end of the Eubanks' property. He told the Board that the building would have to be in Central Business District property to meet the height regulations and to meet the side line restrictions it would require zoning of part of the property to Limited Business District. He said that they wanted to construct a building similar to the present two with one story less in height because the general ground elevation was higher. He said that they would prefer to set the building back about 150 feet from Cameron Avenue but that to do this it would be necessary to rezone at least a portion of Anne Queen's lot from RA-6 to Limited Business. This lot faces Dawson's Alley. Town Attorney Denny said that it would be necessary to advertize then have another hearing before the Queen property could be rezoned. Mr. Umstead asked if he had talked to Miss Queen about that? They had several times. Mr. Ethridge asked about the timing of the action? Mr. Hitchings

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said that they would like to have the zoning and special use approved at the same time as this would give more protection to the adjacent property owners than just the rezoning. He said that it would be used as a dormitory similar to the other two, and not be apartments. He said that the building would be 52 1/2 feet from the nearest corner of the Queen lot and assumed that it would be screened. Dr. Wiley opposed the proposal saying it would ruin Cameron Avenue and that he was opposed to tall buildings as such. Mrs. F. T. Cloak read a statement in opposition of this use calling it poor planning and requesting the continuation of Cameron Avenue and accusing Allen & O'Hara of being absentee owners with no interest at all in the appearance of Chapel Hill. About fifty persons present indicated by raising their hands that they were in opposition to this rezoning. Alderman Smith moved, seconded by Alderman Giduz, that this be referred to the Planning Board for study and recommendation. This was unanimously carried.

REZONING-MULTI FAMILY-EAST FRANKLIN STREET

Mr. DeMaine said the location of the rezoning requested by Mr. Kutz is on the west side of East Franklin Street just north of Louise Street. This is an eight acre tract including Mr. Kutz's home. Mrs. Bowers generally opposed the project for traffic reasons. Alderman Giduz moved, seconded by Alderman Prothro, to refer this matter to the Planning Board for study and recommendation. This was unanimously carried.

REZONING-MULTI FAMILY & REGIONAL COMMERCIAL-DUBOSE PROPERTY

Jerry Smith explained generally the request to rezone about 40 acres south of Ephesus Church Road near the Durham County line for Multi-Family use and about 7 acres also near the county line about midway between Ephesus Church Road and the Raleigh Road for Regional Commercial. He told the Board that Chapel Hill needed more luxury type apartments and needed a golf course and that they needed some high quality lots such as could be offered on this property surrounding the golf course. He stated that the DuBose property was ideal for this purpose and that the design would do much to protect the entrance along NC 54 into Chapel Hill. He said that Mr. DuBose was willing to sell this land only for a very high quality development and that this rezoning was necessary to make the project feasible. Joe Hakan, who had done some design for Mr. Smith and the project, explained that Mr. DuBose had required that the Multi-family be at least 400 feet from the property line as a protection to outside property. He said that the seven acres of commercial land would include a club house, Inn, Lodge, etc. He pointed out that the 500 acres involved if developed at RA-15 density will allow 1,120 single family residences but that their proposal called for a maximum of 850 units including the apartments with large open space areas provided by the golf course. Alderman Ethridge pointed out that this would have to be re-submitted as a subdivision and again for special use for the apartments before any could be built and that the thoroughfare plan would indicate additional access roads to this area. Mayor McClamroch asked if they had consulted the Corps of Engineers concerning purchase of land for the New Hope Dam in this area? Mr. Hakan indicated that he did not feel that this would be a problem. Several people, most of them residents of Colony Woods or Ephesus Church Road, opposed the project primarily on grounds of additional traffic on Ephesus Church Road or possibly going through Briarcliff and Ridgefield Park to reach the Bypass. They indicated they would not be opposed if the apartments were located near Raleigh Road instead of near Ephesus Church Road. Several persons indicated that they felt there was a lack of sufficient planning to know just what could or would be done with the area. Mr. DuBose told the Board

that he had lived on NC 54 for nearly forty years and had protected this entrance to Chapel Hill and it was now the only really attractive highway leading into town. He told the Board that he thought a development of this type was needed and that he certainly would not go along with anything that he thought would be detrimental to the town. Several letters for and against this project were submitted for the record. Alderman Varley moved, seconded by Alderman Ethridge, that these two requests for rezoning be submitted to the Planning Board for study and recommendation. This was unanimously carried.

SPECIAL USE-APARTMENTS-SMITH LEVEL ROAD

George Tate presented a plan for 126 apartment units located on the east side of Smith Level Road south of Morgan Cree, partly in the Carrboro planning area and partly in the Chapel Hill planning area. He told the Board that a copy of the same plan had been submitted to Carrboro for their approval. Mr. McCallum, resident of Smith Level Road, opposed the project on the grounds that this was essentially a single family area and apartments would be inappropriate. Mr. Tate told the Board that this was about 300 feet from Woodcrest Drive, the nearest residential area, and that 90% of the land in this area is now vacant. Mr. Dansby, Ray Avenue, questioned the possible crowding of the schools in the area. Alderman Smith moved, seconded by Alderman Giduz, that this matter be referred to the Planning Board for study and recommendation. This was unanimously carried.

REZONING-MULTI FAMILY-BOLIN CREEK

Mr. DeMaine indicated on a map the rezoning request submitted by Frank Umstead for about 34 acres of land lying east of the University railroad between the Estes Drive extension and Tanyard Branch. Mr. Peck noted that 10 1/2 acres of this was town-owned property, being part of the West Chapel Hill Cemetery. Mr. Riddle asked about connections between this property and the north side community? There are no connections at the present time and it would depend on the future road development. Alderman Prothro moved, seconded by Alderman Varley, that this matter be referred to the Planning Board for study and recommendation. This was unanimously carried.

REZONING-REGIONAL COMMERCIAL-EAST FRANKLIN STREET

Mr. DeMaine pointed out on the map three contiguous requests for rezoning from RA-10 and Agriculture to Regional Commercial of four lots on the west side of East Franklin Street lying between Elliott Road and Milton Avenue. Mrs. Thrasher opposed the project on the grounds that it might lead to extending commercial zoning up Elliott Road. Mr. Chapin objected on the grounds that it would upset the equilibrium of the area and cause more traffic congestion and decrease the quality of this section of 15-501 leading into Chapel Hill. Mr. Tyler noted that this same request had been made several times previously and had always been turned down by the Planning Board and Board of Aldermen. Alderman Prothro moved, seconded by Alderman Smith, that this matter be referred to the Planning Board for study and recommendation. This was unanimously carried.

The Hearing was adjourned at 10:50 P.M. and the Board went into its regular meeting.

MINUTES

Alderman Smith moved, seconded by Alderman Ethridge, that the minutes of the meeting of November 13, 1967 be approved as corrected. This was unanimously carried.

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JOLLY LANE

Several residents of Jolly Lane (Old Merritt Mill Road) asked for sewer immediately. Alderman Giduz moved, seconded by Alderman Prothro, that these houses be inspected and if found substandard that condemnation be initiated and that such information passed on immediately to the Housing Authority so that these people could be considered with higher priority for applications. All of the people attending the meeting indicated that they had applied for admittance to the housing project. Mr. Riddle stated that he thought all of Jolly Lane should be condemned immediately. The motion was passed unanimously.

FIRE STATION

Mr. Hausler reported to the Board that he had received additional bids for the plumbing and had been able to reduce the general contract by several thousand dollars and that the total bid was now in the neighborhood of \$65,000.00 for the #3 Fire Station. He told the Board that he had not completed a check on the qualifications of the low general contractor. The Board asked that this check be made as soon as possible and indicated they would take action on this contract at a special meeting on Thursday December 7th.

PARKING-EAST FRANKLIN STREET

Alderman Smith moved the adoption of the following ordinance restricting two parking places on East Franklin Street to two-wheeled vehicle parking:

AN ORDINANCE TO AMEND THE "ORDINANCE TO PROVIDE FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PARKING METERS WITHIN THE TOWN OF CHAPEL HILL"

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

SECTION I.

That the Ordinance entitled, "An Ordinance to Provide for the Installation, Maintenance and Operation of Parking Meters within the Town of Chapel Hill", as adopted on July 14, 1958, and as subsequently amended, be and the same is hereby further amended, as follows:

- (1) Under the heading entitled "Metered Parking: E. Franklin Street, North Side" add between the words "eastwardly therefrom" and "for parking only" the words "and from the crosswalk in front of Robbins for a distance of 22 feet eastwardly therefrom".
- (2) Under the heading entitled "Metered Parking" E. Franklin Street, South Side" add between the words "westwardly therefrom" and "for parking only" the words "and from the crosswalks in front of the University Methodist Church for a distance of 22 feet westwardly therefrom."

SECTION II.

All ordinances or portions of ordinances in conflict herewith are hereby repealed.

This the 27th day of November, 1967

This was seconded by Alderman Ethridge and unanimously carried.

PERSONNEL ORDINANCE

Alderman Varley moved adoption of an ordinance to set up a position for a "Dispatcher" for the Police Department. This was seconded by Alderman Kage and unanimously carried.

AN ORDINANCE TO AMEND THE ORDINANCE OF THE TOWN OF CHAPEL HILL PROVIDING FOR THE PERSONNEL POLICIES, POSITION CLASSIFICATIONS PLAN, AND THE PAY PLAN COVERING EMPLOYMENT BY THE TOWN OF CHAPEL HILL

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

SECTION I.

That the Ordinance entitled "An Ordinance of the Town of Chapel Hill Providing for Personnel Policies, Position Classifications, and a Pay Plan Covering Employment by the Town of Chapel Hill" as adopted on June 27, 1961 and as subsequently amended be and the same is hereby further amended by adding to the Table entitled "Classes Grouped by Salary Range" under the appropriate headings, the following:

<u>Salary Range No.</u>	<u>Classes of Positions</u>	<u>Hours in Work Week</u>
15	Dispatcher	48

SECTION II.

All ordinances or portions of ordinances in conflict herewith are hereby repealed.

This the 27th day of November, 1967.

PARKING FACILITIES BUDGET

Alderman EThridge moved adoption of the following Budget Ordinance for the Off Street Parking Facilities:

AN ORDINANCE TO APPROPRIATE FUNDS AND TO RAISE REVENUE FOR THE FISCAL YEAR BEGINNING DECEMBER 1, 1967 AND ENDING NOVEMBER 30, 1968 FOR THE OFF STREET PARKING FACILITIES

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

SECTION I.

In accordance with the following **schedule No. 1, which is** attached hereto, incorporated herein, and made a part hereof, the amounts shown, or so much of each item thereof as may be necessary, are hereby appropriated for the operation of the Town of Chapel Hill Parking Facilities for the fiscal year beginning December 1, 1967 and ending November 30, 1968.

It is estimated that revenue will be available during the fiscal year beginning December 1, 1967 and ending November 30, 1968 to meet the foregoing appropriations in accordance with the following **chedule No. 2, which is** attached hereto, incorporated herein, and made a part hereof.

SECTION II.

It is estimated that the revenue from Lot #3 and Lot #4 will be available during the fiscal year as shown on **schedule No. 3, and appropriations are hereby made for No. 3 in accordance with schedule No. 3, which is** attached hereto, incorporated herein, and made a part hereof.

SECTION III.

All ordinances or portions of ordinances in conflict herewith are hereby repealed.

This the 27th day of November, 1967.

This was seconded by Alderman Prothro and unanimously carried.

RELEASES

Alderman Ethridge moved that the following taxes be released as erroneously charged. This was seconded by Alderman Smith and unanimously carried.

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<u>NAME</u>	<u>REC. #</u>	<u>AMOUNT</u>	<u>REASON</u>
Bill T. Walker	4795	\$ 75.00	Double Listed
Wesley Fowler	4562-A	33.75	Double Listed
Evelyn R. Hinnant	1692	106.95	Had two tax bills with same number
Walton Lloyd	2236	142.07	Property not in Town
William Hobbs	1709	35.88	County reduced valuation from 27,500 to 24,630
Marvin Morgan	2599	12.00	Charged for Duplex only 1 unit
Lizzie Whitted	3866	12.00	House was damaged by fire - not in use

REFUNDS

Alderman Prothro moved, seconded by Alderman Giduz, that the sewer charge against C. B. Griffin for property on McCauley Street be refunded. The property has been vacant since November 1965. This was unanimously carried.

SUBSTANDARD HOUSING

Alderman Smith moved that all houses with sewer problems be condemned as soon as possible unless adequate corrections are immediately made. This was seconded by Alderman Prothro and unanimously carried.

The Meeting adjourned at 11:59 P.M.

(continuation of Parking Facilities Budget)

APPROPRIATIONS (Schedule No. 1)

<u>OFF STREET PARKING FACILITIES FUNDS</u>		<u>APPROPRIATION</u>	
<u>Code</u>	<u>Appropriations</u>	<u>Budget Estimate</u>	<u>Estimate for 12/1/67 -- 11-30-67 11/30/68</u>

REVENUE FUND 4200

4243	To Operation Fund	2,250	1,990	3,650
4244	To Interest & Sinking Fund	14,118	15,441	19,250
4245	To R.E. & I. Fund	<u>3,282</u>	<u>3,345</u>	<u>-</u>
	TOTAL	19,650	20,776	22,900

OPERATION FUND 4300

4334	Operating Cost	2,250	2,370	800
4336	Audit	-	-	750
4338	Meters	<u>-</u>	<u>-</u>	<u>2,100</u>
	TOTAL	2,250	2,370	3,650

INTEREST & SINKING FUND 4400

4410.81	Bond Service (Interest)	7,800	7,800	7,638
4410.82	Bond Redemption	8,750	10,000	16,000

4410.83	Reserve	<u>2,662</u>	<u>7,063</u>	<u>3,225</u>
	TOTAL	19,212	24,863	26,863

Repair Equipment & Improvement Fund 4500

4580	Reserve	5,000	-	5,000
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REVENUE
(Schedule No. 2)

<u>OFF STREET PARKING FACILITIES FUNDS</u>		<u>Appropriation</u>	
Code	Source	Budget Estimate	Estimate for 12/11/67 -- 11/30/67 11/30/68

Revenue Fund 3200

3210.1	Meters Lot #1	10,350	10,770	11,000
3210.2	Meters Lot #2	9,300	9,870	10,000
3210.3	Meters Lot #3	-	-	950
3210.4	Meters Lot #4	-	-	950
3280	Prior Balance	<u>-</u>	<u>-</u>	<u>0</u>
	TOTAL	19,650	20,776	22,900

Operation Fund 3300

3332	From Revenue Fund	2,250	1,990	3,650
3380	Prior Balance	120	380	-
	TOTAL	<u>2,370</u>	<u>2,370</u>	<u>3,650</u>

Interest & Sinking Fund 3400

3432	From Revenue Fund	14,118	15,441	19,250
3440	Interest	500	267	550
3480	Prior Balance	<u>4,594</u>	<u>9,415</u>	<u>7,063</u>
	TOTAL	19,212	25,123	26,863

REPAIR EQUIPMENT & IMPROVEMENT FUND 3500

3525	From Revenue Fund	3,282	3,345	-
3540	Interest	150	107	-
3580	Prior Balance	<u>1,568</u>	<u>1,548</u>	<u>5,000</u>
	TOTAL	5,000	5,000	5,000

(Schedule No. 3)

Parking Lot No. 3

OFF STREET PARKING FACILITIES FUNDS

Code	Revenue: Source	Budget Estimate	Estimate 11/30/67	Appropriation For 12/1/67 -- 11/30/68
3210.3	Meters Lot #3	12,600	12,365	12,405
	Appropriations:			
4246	To Rental Payments	9,450	9,273	9,300
4248	To General Fund	3,150	3,092	2,155
4250	To Revenue Fund			950
	TOTAL	12,600	12,365	12,405

Parking Lot No. 4

	Revenue:			
3210.4	Meters Lot #4	-	-	3,800
	Appropriations:			
4252	To Rental Payments	-	-	2,850
4254	To Revenue Fund	-	-	950
	TOTAL			3,800

EXPLANATIONOperations Fund

Code	
4334	Operating Cost:
	\$400 To put a top on wall at Lot No. 1
	300 For additional planting.
	100 For painting and miscellaneous Costs
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	\$800
4336	Audit: It is estimated that it will cost \$750 to audit the accounts; however, this figure may be a little high since it is based upon last year's cost when the accounts were not as well established as they are now.
4338	Meters: It is estimated that 27 new meters will be needed at a cost of approximately \$75 per meter for the new lot; thus, a total cost of \$2,100.

Appropriations

Interest & Sinking Fund

- 4410.81 \$3,900 of interest will be due on December 1, 1967 and \$3,738 of interest will be due on June 1, 1967
- 4410.82 It is hoped that approximately \$16,000 of bonds will be redeemed in the forthcoming year. Some of this will be paid June 1, 1968.
- 4410.83 The bond (indenture) requires that this fund maintain 1/5 of the Principle Bond and Interest requirements of the forthcoming year. \$3,225 has been placed here to meet this requirement.

Repair Equipment and Improvement Fund

- 4580 Again the bond indenture requires that \$5,000 be maintained in this fund.

REVENUE

- 3210.1 It is estimated, based on last year's figures, that Lot #1 will average \$.52 per day per meter. On this basis, the 69 meters in this lot should yield \$11,000 based upon 300 meters days in the coming year.
- 3210.2 Lot #2 is expected to average \$.53 per meter per day, based upon 300 meter days and 62 meters this lot will yield \$10,000 during the year.
- 3210.3 Lot #3 with 86 meters is expected to average \$.48 per meter per day. At this rate, this lot will yield approximately \$12,400 in the coming year. This lot owes the General Fund \$2,155 and rental payments (9,300) amount to 75% of total revenue. Total revenue (\$12,405) less that which is owed to General Fund (\$2,155) less rental payments (\$9,300) equals \$950.



 Mayor



 Town Clerk
MINUTESBOARD OF ALDERMENTOWN OF CHAPEL HILL

The Board of Aldermen met at a Special Meeting on December 7, 1967 at 11:15 A.M. with the following members present: Mayor McClamroch; Aldermen Prothro, Giduz, Smith, Kage and Varley. Alderman Ethridge was absent. Also present were Town Manager Peck, Town Clerk Roberts and Town Attorney Denny.

FIRE STATION BIDS

Mr. Werner Hausler, Architect for Cogswell-Hausler Associates, stated he had checked five clients that Delta Construction Co. had done work for in 1967 and all were satisfied with Delta's work. Alderman Giduz moved, seconded by Alderman Prothro, that the low bids be accepted and the contracts be awarded, and that the Mayor and Town Clerk be authorized to sign the contracts. This was unanimously carried.

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RESIGNATION-SOLICITOR

Mayor McClamroch read a letter from Barry Winston advising the Board of Aldermen of his resignation from the position of Solicitor of the Chapel Hill Recorder's Court effective December 31, 1967. Town Manager Peck was asked to check on persons interested in this appointment and report to the Board of Aldermen on December 11th.

SIGN CHANGES

Alderman Varley suggested the Yield to Pedestrians sign be changed to Stop for Pedestrians at the crosswalks.

LIBRARY

Alderman Giduz stated the Library was to have its Ninth Birthday on December 15, 1967 and thought it would be appropriate if the Town would recognize their achievements and some of the former members of the Town at a ceremony in the new library.

The Meeting adjourned at 11:28 A.M.



Mayor



Town Clerk

MINUTESBOARD OF ALDERMENTOWN OF CHAPEL HILL

The Board of Aldermen met at a regular meeting on Monday December 11, 1967 at 7:30 p.m. with the following members present: Mayor McClamroch; Aldermen Prothro, Kage, Giduz, Ethridge, Smith and Varley. Also present were Town Manager Peck, Town Clerk Roberts and Town Attorney Denny.

MINUTES

Alderman Varley moved, seconded by Alderman Smith, that the minutes of November 27, 1967 be approved as submitted and the minutes of the Special Meeting of December 7, 1967 be approved as corrected. This was unanimously carried.

SUBDIVISION-COLONY WOODS-SECTIONS 3 & 4

Mayor McClamroch read a transmittal from the Planning Board recommending approval of Colony Woods, Sections 3 & 4, Phase I, Final Plat subject to (1) a change in the lot lines of Lot 71, located on Knob Court, to make it comply with the proposed December 1967 plat and (2) the sidewalk areas adjacent to the curbs at Fountain Ridge, Knob Court and Ephesus Church Road, be filled and graded to serve as usable sidewalks, and (3) that the paving be completed and acceptable to the Town on Fountain Ridge Road and Knob Court and (4) that the sewer line on Fountain Ridge Road be approved for use by the Town. Alderman Prothro moved, seconded by Alderman Giduz, that the final plat of Phase I, Section 3 & 4 of Colony Woods be approved with the stipulations recommended by the Planning Board. This was unanimously carried.

ZONING REVISION-COMMERCIAL RESIDENCE HALLS

Mayor McClamroch read a recommendation by the Planning Board to amend the Zoning Ordinance to require that 10% of the total