

MINUTES

BOARD OF ALDERMEN

TOWN OF CHAPEL HILL

The Board of Aldermen met a regular meeting on Monday July 8, 1968 at 7:30 p.m. with the following members present: Mayor McClamroch: Aldermen Giduz, Ethridge, Varley, Prothro, Smith and Kage. Also present were Town Manager Peck, Town Clerk Robert and Town Attorney Denny.

MINUTES

Alderman Smith moved, seconded by Alderman Prothro, that the minutes of the meeting of June 24, 1968 be approved as corrected. This was unanimously carried.

C.A.C. AWARD

Mrs. Fitch, representing the Community Appearance Commission, presented an award for service to Radio Station WCHL for their efforts in the anti-litter campaign. This award was accepted by Sandy McClamroch.

SUBDIVISION-COLONY WOODS

Alderman Prothro moved, seconded by Alderman Giduz, that a two-lot subdivision on the north side of Ephesus Church Road at the western edge of Colony Woods Subdivision be approved with the stipulations recommended by the Planning Board. A substitute motion was made by Alderman Smith, seconded by Alderman Ethridge, to table this consideration until a copy of the deed restrictions governing these lots had been presented to the Town as requested by the Planning Board in their first stipulation. This was unanimously approved.

SUBDIVISION-COLONY WOODS

Alderman Prothro moved, seconded by Alderman Smith, that a portion of Sections 3 & 4 of Colony Woods covering lots on the east side of Knobb Court be approved subject to the acceptance of the sewer line serving this area by the Town. This was unanimously carried.

SUBDIVISION-LAUREL HILLS-SECTION II

Alderman Ethridge moved, seconded by Alderman Smith, that a revision of the final plat of Laurel Hills, Section II involving two lots on Arboretum Drive just north of Poinsett Drive be approved. This was unanimously carried.

SUBDIVISION-FARRINGTON HILL-SECTION II

Alderman Prothro moved, seconded by Alderman Ethridge, that the final plat of a portion of Section II of Farrington Hills covering the lots 17-23 be approved subject to the stipulation what the street in front of Lot 23 be properly graded. This was unanimously carried.

SUBDIVISION-MOODY AIRPORT ROAD

Alderman Prothro moved, seconded by Alderman Giduz, that the preliminary and final plat of the subdivison of land on the east side of Airport Road belonging to Mrs. V. I. Moody be approved. This was unanimously carried.

SPECIAL USE-BOLIN MEADOWS

Mayor McClamroch read a recommendation from the Planning Board for approval of the special use permit for unified housing development on the Nathan property with the following stiputations:

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1. that the property owner dedicate approximately 3.5 acres of land, in varying widths adjacent to the south side of Bolin Creek said dedication to be as follows:
 - a. a ninety foot right-of-way for thoroughfare, and
 - b. the remainder of the area for open space
2. that the approximate 3.5 acres minus the ninety foot right-of-way, be credited to the owner for purposes of density credit, but that no more than 108 units be allowed
3. that the proposed access road be curbed and guttered, and that the road be paved to a 32 foot width
4. that a 60 foot wide public street-right-of-way be provided for item #3 above

Mr. DeMaine explained the proposal. Alderman Prothro said that this area was involved in the Town's open space plan and that it should be reserved for such use, that the apartments and streets would ruin the plan. Alderman Giduz noted that the Thoroughfare Plan proceeded the open space plan and that the streets as shown were necessary. Mayor McClamroch pointed out that the proposal should provide the necessary right of way for thoroughfare plan and some open space. Alderman Giduz told the Board that they should insist on a 60-foot public street to the property, not a private drive. Mr. Denny said that if this requirement were challenged it could be ruled improper if it was found to be an unreasonable requirement. The Town Manager spoke for the requirement of the 60-foot street and told the Board that it would be public in nature serving several properties and that the Town would probably eventually have it as part of its system and it should be built to Town standards with an adequate right of way. Mr. DeMaine told the Board that there was no simple solution to the Thoroughfare Plan in this area and that it was impossible to say exactly where it would go. Alderman Giduz moved, seconded by Alderman Kage, that this special use be approved with all of the stipulations recommended by the Planning Board with an additional stipulation that all street grading be within 60-foot right of way to protect the adjacent land. Alderman Giduz told the Board that the requirements might make the project impractical but that he thought the owner should be given the opportunity to develop if they could do it meeting the Town's standards. Alderman Prothro pointed out that the Planning Board vote was 4-3 with two of the favorable votes being new members who were not familiar with the background of this project. Alderman Ethridge said that in his opinion that this was an unsuitable area for a multi-family in his opinion that this was an unsuitable area for a multi-family development. Alderman Kage said that it was not particularly suitable for single family dwellings, that he felt this was a reasonable use and that the owner should be allowed to develop it. Voting for the motion were Aldermen Varley, Giduz and Kage. Voting against the motion were Alderman Prothro, Ethridge and Smith. Mayor McClamroch voted for the motion and declared it passes.

REZONING--ELLIOTT ROAD

Mayor McClamroch read a transmittal from the Planning Board stating that it proposes to advertize for the next public hearing rezoning of much of the agricultural land between Elliott Road and Booker Creek to RA-20, RA-15 and RA-10. Mr. DeMaine pointed out the proposal of the Planning Board on his maps. Mayor McClamroch told the Board that this proposal would leave his property part in agriculture and partly in RA-10. Alderman Prothro suggested that it would be better to follow the property line of the single lot on east side of Old Oxford Road rather than stay exactly 150 feet from the road right of way. No action was taken.

THOROUGHFARES

Mayor McClamroch read a transmittal from the Planning Board stating that they disapproved the general location of the thoroughfares across the Umstead property between the airport and Bolin Creek. This makes the requested rezoning in the area subject to considerable question until the matter of the thoroughfares is agreed upon. Alderman Prothro moved, seconded by Alderman Giduz, that the recommendation of the Planning Board be accepted. A substitute motion was made by Alderman Kage, seconded by Alderman Varley to defer action on this rezoning request for three months until the developers presented an acceptable design for the thoroughfares. This was carried by a vote of 5-0 with Alderman Ethridge abstaining because of a financial interest in the area.

STREET SYSTEM

Mayor McClamroch read a letter from the Highway Commission requesting approval of a transfer of certain streets from the State system to the Town system in areas recently annexed. Alderman Prothro moved, seconded by Alderman Varley, that the Town accept the transfer from the State Highway Commission of streets as indicated on the Highway Commission map approved by the Commission on June 28, 1968. This was unanimously carried.

TRAFFIC ORDINANCE

Alderman Varley moved, seconded by Alderman Smith, that the following ordinance establishing through streets and stop streets in the new annexed area be adopted: (See Page

AN ORDINANCE TO AMEND THE ORDINANCE RELATING TO VEHICULAR TRAFFIC ON THROUGH STREETS AND AT STOP STREETS

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

SECTION I."

That the ordinance entitled "An Ordinance relating to vehicular traffic on Through Streets and at Stop Streets", as adopted on June 27, 1966, which ordinance appears in Book 13, Page 179, of the official minutes of the Board of Aldermen of the Town of Chapel Hill, be and the same of hereby amended by adding Section II, thereof street names under the headings "THROUGH STREETS" and "STOP STREETS", respectively, as follows:

"THROUGH STREETS"

- Barclay Rd.
- Bradley Road
- Churchill Drive
- Emory Drive
- Ferrell Rd.
- Fountain Ridge Rd.

"STOP STREETS"

- Branch St.
- Hartig St.
- Justic St.
- Powell St.
- Ward St.
- Weiner St.
- Williams Circle
- Wyrick St.
- Reade Rd.
- (Williams Circle South End)
- LeClair Street
- Longleaf Drive
- Murray Lane
- Wildwood Drive
- Willow Drive
- Thornwood Rd.
- Landerwood Lane
- Thornwood Road

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Justice St.

Landerwood Lane
LeClair Street
Longleaf Drive

Mt. Bolus Rd.
Meade Rd.
Severin St.

Tinkerbelle Rd.

Wesley Dr.

Williams Circle

Landerwood Lane
Thornwood Road
Tinkerbelle Road
Branch Street
Wyrock Street
Ferrell Road
Emory Drive
Emory Drive
Lamont Court
Manley St.
Cedar St.
Wesley Dr. (South End)
Ward St.
Weiner St.
Ferrell Rd.
LeClair St.
Manley St.
Burris Place (North End)
Burris Place (South End)
Bradley Road (North End)

SECTION II.

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

This the 8th day of July 1968.

This was unanimously carried.

TRAFFIC ORDINANCE

Alderman Ethridge moved, seconded by Aldermen Kage, that the following ordinance establishing through streets and yield right of way streets in the new annexed areas be adopted:

AN ORDINANCE TO AMEND THE ORDINANCE RELATING TO VEHICULAR TRAFFIC ON THROUGH STREETS AT YIELD RIGHT OF WAY SIGNS

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

SECTION I.

That the ordinance entitled "An ordinance relating to Vehicular Traffic on Through Streets, and Yield Right of Way Signs", as adopted on June 27, 1966, which appears in Book 13, Page 183, of the official minutes of the Board of Aldermen of the Town of Chapel Hill, be and the same is hereby amended by adding in Section II thereof the street names under the headings of "THROUGH STREETS" and "SERVIENT STREET", respectively, as follows:

"THROUGH STREETS"

Bradley Road
Mt. Bolus Road
Wesley Drive

"SERVIENT STREET"

Severin Street
Sycamore Drive
Reade Road

SECTION II.

All ordinances in conflict herewith are hereby repealed. This the 8th day of July, 1968.

This was unanimously carried.

WORKABLE PROGRAM

Alderman Smith moved, seconded by Alderman Varley, that a workable program as presented to the Board be approved and that the Mayor be authorized to sign where necessary. This was unanimously carried.

APPOINTMENTS

The following appointments were made by the Board:

Library Board - Mr. W. E. Thompson and Mrs. Samuel S. Hill for six year terms.

Community Appearance Commission - Mr. Sidney Cohn, Mrs. Kay Kyser, and Mrs. Pearson Stewart for three year terms ending July 1, 1967, Mr. Ed Kaiser to complete the term of Robert Stipe ending July 1, 1969 and Dr. Charles Bowerman to complete the term of Mrs. Walters ending July 1, 1970.

Board of Adjustment - Robert Byrd for three year term ending July 1, 1971.

Planning Board - Mrs. Alice Welsh for a three year term ending July 1, 1971.

APPOINTMENT-TAX COLLECTOR

Alderman Prothro moved, seconded by Alderman Kage that David Roberts be re-appointed as Tax Collector. This was unanimously carried.

BUDGET

A recommended Budget was presented by the Town Manager. The Finance Committee meeting was called for Thursday July 11, 1968 at 4:30 P.M.

RESOLUTION-GUNS

Alderman Prothro read the following resolution and moved its adoption.

WHEREAS, the United States suffers a greater rate of death by firearms than any other country:

WHEREAS, the possession of unnecessary firearms is a source of danger:

WHEREA, the emphasis on weapons creates a climate of violence for our children:

BE IT, THEREFORE, RESOLVED, that the Board of Aldermen of Chapel Hill call on its citizens voluntarily to relinquish unnecessary firearms to the Chief of Police:

AND BE IT FURTHER RESOLVED, that this resolution include an invitation to non-adult citizens similary to relinquish toy firearms as a way of demonstrating their rejection of violence as a way of life. This was seconded by Alderman Ethridge. Alderman Giduz objected to the inclusion of toy guns. May McClamroch said that he disapproved, that he had a number of guns and intended to keep them. Alderman Kage said that he could not support the resolution in its present form. Alderman Varley supported Alderman Kage and said that he thought a resolution of this type should not be brought before the Board without prior warning and vote expected. The resolution was adopted by a vote of 4-2 with Alderman Kage and Varley voting against the motion.

CREST DRIVE

Mayor McClamroch read a letter from Mr. Muirhead saying that the screening on Crest Drive should be in sometime during the fall of 1968. Alderman Ethridge pointed out that this had been some fourteen months since it was promised, and he felt that it should be in before that time..

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MAYOR'S COMMITTEE ON HOUSING SITES

Mayor McClamroch read a brief report on his ad hoc committee stating that they had met and were moving on this matter. The committee members are: Mayor McClamroch, Alderman Giduz, E. J. Owens, Mrs. Beebe Danziger, Gordon Battle, Roy Brock, Michael Brooks (temporarily substituting for Mrs. Walters).

The Meeting was adjourned at 9:45 P.M.

Robert M. McClamroch

Mayor

David B. Roberts

Town Clerk

MINUTESBOARD OF ALDERMENTOWN OF CHAPEL HILL

The Board of Aldermen met at a regular meeting on Monday July 22, 1968 at 7:30 p.m. with the following members present: Mayor McClamroch; Aldermen Smith, Prothro, Kage, Ethridge and Varley. Also present were Town Manager Peck, Town Clerk Roberts and Town Attorney Denny. Alderman Giduz was absent.

MINUTES

Alderman Prothro moved that the minutes of the meeting of July 8, 1968 be approved as corrected. This was seconded by Alderman Smith and unanimously carried.

REHABILITATION

Mr. Cleveland Talmadge, representing UHD in Atlanta, met with the Board to discuss the concentrated code enforcement program and the rehabilitation program as offered by HUD. Under the code enforcement program he made the following points: the area must be at least 20% substandard; the federal government would pay three-fourths of the total cost; the public works improvement was limited to 300% of the administrative cost; that some site clearance was permissible; and that home improvement grants were available that its primary purpose was the strict enforcement of all existing codes; that it should be completed in three years; and that Durham has recently had a code enforcement program approved for one section of the city. Under the rehabilitation program he noted; that this was a stronger program than the code enforcement; that standards beyond the general code could be set and improvements made to those standards; that the area involved must be at least 20% substandard and the same 3-1 Federal-Town ratio existed; that there was no limit in the ratio of public works to administration; carry-over and "non cash" credits would be used in this program, that it was designed, more than the code enforcement program, to eliminate environmental deficiencies; that some clearance was expected as was the acquisition of property to widen streets; that the authority could purchase dwellings rehabilitate them and then re-sell them; that it was operated not by the city but by the Redevelopment Commission and that Durham has an existing program for rehabilitation that was considered a good example. In answer to question he made the following statements; that retroactive credits could be given for public works for 3 or 5 years (he wasn't sure); that demolition was not necessary but allowable;