

MEBANE CITY COUNCIL
REGULAR MEETING
SEPTEMBER 1, 2008

Member Present: Tim Bradley
Ed Hooks
Everette Greene

Bob Hupman
Patty Philipps

Mayor Stephenson called the Regular Monthly meeting to order at 6:00 p.m. in the Civic Room of the Mebane Arts & Community Center. Mayor Stephenson gave the invocation.

Police Chief Terry Caldwell announced the retirement of Major Kenneth D. Edmonds and thanked him for his 24 plus years of service with the City of Mebane Police Department.

The Council received a request from Dean Ray, Parks and Recreation Director, for a budget amendment in the amount of \$66,216.00 for the purchase of 4-new pedal boats, 2-new playground units and 3-new piers to be utilized at Lake Michael Park. Mr. Ray's memo to the Council stated that Orange County has appropriated \$75,000.00 for Lake Michael Park and they will reimburse the City of Mebane for the \$66,216.00. Councilmember Hooks made a motion, seconded by Councilmember Philipps, to approve the budget amendment in the amount of \$66,216.00. The motion carried unanimously.

A budget amendment was requested for unperformed contracts for the budget year 2007/2008. As of June 30, 2008, the unperformed contracts needing to be re-appropriated into the new years budget are as follows: APAC-Atlantic, Inc.- Street Resurfacing- \$28,134.71, APAC-Atlantic, Inc.- Paving- \$21,994.23, Mace Grading Co., Inc.- Construction New Cemetery- \$333,468.95, Siemens Water Tech.- Rehab- Davco Traveling Bridge- \$161,499.00, S.T. Wooten Corporation- Lake Michael Park Improvements- \$184,414.80. Councilmember Bradley made a motion, seconded by Councilmember Philipps, to approve the request. The motion carried unanimously.

Dennis Williams, Executive Director of Alamance County Transportation Authority (ACTA), gave an update to the Council on public transit in Alamance County. Mr. Williams stated that there is a growing demand on transit in Alamance County. He stated that the current method of ridership is on a demand response basis, which is not very economical. He encouraged the Council to look at the effect transit issues are having on individuals with the increase in the cost of fuel. He said ACTA saw an increase of \$75,000 in fuel this year which increased their fee from \$6.00 to \$7.00 and they saw a 21% increase in ridership. Mr. Williams said that they continue to receive request for transit external to the county, which at this point they can not provide. He said they are looking at park and rides along with connective fixed routes within the county as possible options to provide more services to people in the community.

Dr. Patrick Harmon, Executive Director of Hayden-Harmon Foundation and Chair of Community Council Public Transit Task Force, spoke of various benefits associated with public transit, particularly park and ride services and local fixed routes. Mr. Harmon gave an example to the Council, sharing the concept of public transit and its effects. Mr. Harman stated that it cost about .37cents to operate a car and that each household would need to ride about 65 miles a year to get its money back from a transit tax.

Councilmember Hooks stated that it's imperative for the City of Burlington to come on board with the Alamance County transit plan in order for surrounding municipalities and citizens to receive the greatest benefit.

Kurt Neufang, Senior Transportation Planner-URS Corporation, spoke briefly concerning public transit in Alamance County. He stated that the promotion of public transit, such as a park and ride scenario, within the county would be very effective.

Councilmember Philipps spoke in favor of public transit and the benefits reaped from such services. No formal action was taken.

The Council received a request from City Engineer Darrell Russell of Alley, Williams, Carmen and King, Inc., for an amendment to the contract between the City of Mebane and Alley, Williams, Carmen & King (AWCK). Mr. Russell explained based on currently approved projects, the projected flow at the wastewater treatment plant will be approximately 2.0 MGB, or 80% of the design capacity of 2.5 MGD, when built out using state flow criteria. State rules require permittees to initiate plans to provide additional capacity when actual flows reach 80% of capacity; therefore the City needs to finalize plans for this event.

Mr. Russell further explained there are also unresolved issues concerning the Jordan Lake Rules. He stated it is likely that increased treatment levels will still need to be provided in the future and the existing treatment plant will also be faced with major equipment replacement costs due to the age of the facilities. Due to extensive evaluation of options and permitting issues required, Mr. Russell made a recommendation to the Council that the City start to finalize their expansion plans and approve a team of AWCK and Hazen and Sawyer to move forward with the option evaluation phase to determine which direction the City should follow. The amended agreement would include the options review and final environmental reviews of the selected plan. The total estimated cost for engineering and related services under Amendment No.1 are estimated as follows: Preliminary Engineering Report-\$90,000, Environmental Assessment-\$60,000 and NPDES Permit Application-\$15,000 for a total cost of \$165,000.

Councilmember Hooks questioned why start now and not wait until May for budget session.

Mr. Russell answered because of the time it takes to complete the study; staff felt it necessary to begin now.

After considerable discussion, Councilmember Hooks made a motion, seconded by Councilmember Bradley, to approve the request for Amendment No. 1 to the contract for Phase 1-Preliminary Engineering Report at the cost of \$90,000. The motion carried unanimously.

The Council received a request from Robert Wright, President of Mebane 8540, LLC. Mr. Wright requested that the bonding for the balance of the construction of Arrowhead Boulevard through to Oakwood Street be tied to the closing of the Tanger Outlet Center property. City Attorney Charles Bateman explained circumstances surrounding the request.

Councilmember Bradley questioned whether or not Council, during initial approval of this project, agreed to set as a condition for commercial to be built out before any residential could be started.

Mr. Bateman stated it was discussed but not insisted upon as a condition. Mr. Wright briefly addressed Council's concern in regards to the request. After further discussion, Councilmember Hooks made a motion, seconded by Councilmember Philipps, to approve the request. The motion carried unanimously.

No one spoke during the Public Comment period.

Councilmember Hooks made a motion, seconded by Councilmember Greene, to approve the tax releases. The motion carried unanimously.

City Manager Robert Wilson gave a report on past additional items. Mr. Wilson stated that the staff is still working with D.O.T. on the speed limit study for S. Fifth Street that was requested by Councilmember Bradley.

Mr. Wilson also stated at the September Planning Board meeting, the board will address the request from Councilmember Bradley concerning a proposed amendment to the Unified Development Ordinance (UDO) to allow churches in the downtown business district (B-1).

As an additional item, Councilmember Hupman requested Council's consideration in addressing re-occurring violations of the sign ordinance. No formal action was taken.

Also as an additional item, Councilmember Hupman requested Council's consideration to have City Attorney Charles Bateman to investigate options in prohibiting chemical spraying of right-of-ways. No formal action was taken.

As an additional item, Councilmember Philipps gave a short report on issues discussed at the Council of Governments (COG) meeting.

The minutes from the August 11, 2008 Regular meeting were approved as presented.

Mayor Stephenson stated that a detailed change order memo was placed in Council's packet for their review in regards to the renovations taking place at the Old Recreation Center. No formal action was taken.

There being no further business, the meeting was adjourned.

Glendel Stephenson, Mayor

ATTEST:

Stephanie W. Shaw, City Clerk