

Mayor Jim Butler presided.

Council Members Present:

Mayor Jim Butler
Mayor Pro Tem Harold Owen
Council Member Kathy Hykes
Council Member Ronnie Wall

Council Members Absent: Council Member Robert Ward

Staff Present:

Interim City Manager, David Cheek
City Attorney, David Huffman
City Clerk, Beverly Smith

Peter Bishop, Craig Honeycutt, Nolan Kirkman, Tony Laws, Jamie Lawson, Todd Lambert, Morgan Lasater, Mike Nunn, Conrad Olmedo, Bob Patterson, Peggy Reece, Paige Shepard, and Gary Smith.

Media: Alamance News, Tomas Murawski

Mayor Butler called the meeting to order at 5:01pm.

A) Recreation and Parks Improvements

Interim City Manager, David Cheek reported on the feasibility of several Recreation & Parks projects including an entertainment venue at the Burlington Athletic Stadium, installation of synthetic soccer fields, installation of air conditioning at Fairchild and North Park community center gymnasium areas, and pickleball courts.

Burlington Sock Puppets, General Manager, Anderson Rathbun, shared the importance of enhancements and improvements with an event venue, the importance of drawing business to the area and the ability to activate this area so that more people are spending time in east Burlington. He shared the vision of bringing more events to the ballpark year-round. He shared upcoming events in the fall as well as potential winter events to make use of the stadium for much more than seasonal baseball.

Mayor Butler commented on the need for projects for youth, programming for youth, and stronger economic pull to elevate the community and ballpark.

Mr. Cheek shared conceptual designs of all proposed projects, estimated budgetary needs, and explained other factors involved with the design and construction of each proposed project. He asked City Council to provide guidance and consensus on how they would like city staff to proceed with the next steps to facilitate the design, bid, and construction of the proposed projects.

City Council members discussed the proposed location of synthetic soccer fields, Springwood Park or Joe Davidson Park and costs associated with these improvements to include installation, maintenance, and durability of the materials used to create the playing field.

Mr. Cheek briefed Council on pickleball court research, area complexes that have installed these courts, cost estimates, and options for placement of pickleball courts on current park property. He shared budgetary estimates and recommendation for installment purchase financing and proposed general fund balance purchases. He shared proposed schedules for the proposed projects delivery with a goal to complete in late summer of 2023. He asked for City Council consensus to proceed with all projects using funding sources outlined, Design/Build RFP for entertainment venue, guidance for soccer fields, and guidance on pickleball courts.

Council members and staff briefly discussed bringing back specifics for each project as these develop. They noted the importance of each of the proposed projects and how they spread investment throughout the entire community.

Following discussion, Council consensus was for city staff to proceed with all proposed projects including the installation of air conditioning at Fairchild and North Park, an entertainment venue utilizing Design Build at the Burlington Athletic Stadium, placement of new synthetic soccer fields at Springwood Park, and installation of eight pickleball courts with lighting and shade structures, including tennis court shade structures.

B) Boards and Commissions Reports

Planning & Zoning Commission: 4 Rezoning Applications:

Planning Director Jamie Lawson provided a staff report on the following rezoning applications and provided a report on the Planning and Zoning Commission recommendations:

Planning Director Jamie Lawson reported on the following items heard by the Planning & Zoning Commission at their July 25, 2022 meeting to be scheduled for public hearings at the September 20, 2022, City Council Meeting.

ITEM 1: REZONING-22-014: Mr. Nathan Burton, applicant, to present a request to rezone property zoned Medium Industrial (MI) to be rezoned Light Industrial (LI). The property is located northerly from the intersection of Whites Kennel Rd., Old Trail Rd., and Anthony Rd., addressed as 1601 Anthony Rd. and consisting of Alamance County Tax Identification Number 120395.

At its July 25, 2022 meeting, the Planning & Zoning Commission voted to recommend *approval* of this request (4 votes in favor, one recusal).

ITEM 2: REZONING-22-009: Mr. Jerry McGinnis, applicant, to present a request to rezone property zoned Medium Density Residential (MDR) and General Business (GB) to be rezoned to General Business – Limited Use (GB-LU). The property is located on the northeast corner of Cameron St. and E. Davis St., addressed as 606 E. Davis St. and consisting of Alamance County Tax Identification Number 136462.

At its July 25, 2022 meeting, the Planning & Zoning Commission voted to recommend *approval* of this request (4 votes in favor and 1 vote against).

ITEM 3: REZONING-22-010: Mr. Juhann Waller, applicant, to present a request to rezone property zoned Medium Density Residential (MDR) to be rezoned to Office Institutional (OI). The property is located on the northeast corner of Cardwell Dr. and S. Mebane St., addressed as 3549 S. Mebane St. and consisting of Alamance County Tax Identification Number 114046.

At its July 25, 2022 meeting, the Planning & Zoning Commission voted to recommend *approval* of this request (5 votes in favor).

ITEM 4: REZONING-22-011: Ms. Mandi Clift, applicant, to present a request to rezone property zoned Office Institutional (OI) to be rezoned to General Business – Limited Use (GB-LU). The property is located westerly from the intersection of Meadowood Dr. and S. Church St., addressed as 3158 S. Church St. and consisting of Alamance County Tax Identification Number 112884.

At its July 25, 2022 meeting, the Planning & Zoning Commission voted to recommend *approval* of this request (3 votes in favor and 1 vote against, one recusal).

ACM, Nolan Kirkman reminded City Council another request on Bonnar Bridge will be coming for consideration on September 20, 2022.

C) City Manager Report

Interim City Manager David Cheek had no additional items to report.

Council Member Hykes inquired about the status of a culvert project on McKinney Street and the status of the renovation of the carousel.

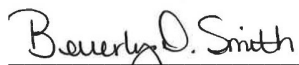
Mr. Lambert responded construction crews anticipate replacement of the culvert by the end of September/October 2022. The construction crew is awaiting a pipe for the replacement which is not a typical size that is in stock. City staff have been in communication with ABSS to assist with routing schedules to address any traffic concerns related to the culvert construction.

Mr. Kirkman provided an update on the carousel renovation. He reported the carousel house doors and stonework are next to be installed and should be completed in early September with an anticipation of project completion by mid to late October 2022. The renovated animals and other components of the carousel house will be scheduled for installation promptly when the construction is completed.

Mayor Butler commented on discussion on proposed updates to economic development incentive policies and asked for a presentation at a future work session to seek options for the existing policy.

D) Adjourn

The meeting adjourned at 6:26pm.



Beverly D. Smith, CMC, NCCMC, City Clerk

August 15, 2022, Work Session