

Minutes
Regular Board Meeting
Aberdeen Town Board

January 9, 2012
Monday, 6:00 p.m.

Robert N. Page Municipal Building
Aberdeen, North Carolina

The Aberdeen Town Board met Monday, January 9, 2012 at 6:00 p.m. for the Regular Board Meeting. Members present were Mayor Elizabeth B. Mofield, Mayor Pro-tem Robbie Farrell, and Commissioners Pat Ann McMurray, Alan Parker, Jim Thomas, and Walter Wright. Staff members in attendance were Senior Planner Pam Graham, Planning Intern Jae Kim, Town Manager Bill Zell, and Town Clerk Regina Rosy. Billy Marts, Mike Ratkowski, Ariel Kowalick, Elease Goodwin, Bob Martin, Bryan Morris, Parker Martin, and Aaron Dannenberg were also in attendance for the meeting.

1. Call to Order

Mayor Mofield called the meeting to order at 6:00 p.m.

a. Pledge of Allegiance.

Mayor Mofield asked everyone to please stand for the Pledge of Allegiance.

2. Public Hearing

a. Submittal of 2011 CDBG Applications.

Planning Intern Jae Kim stated there are four opportunities for the 2011 cycle for the CDBG applications which are infrastructure, infrastructure hook-up, small business entrepreneurial assistance, and NC catalyst.

Planning Intern Kim stated the purpose of the infrastructure grant is to improve the quality of life in a residential area or local government's jurisdiction. Planning Intern Kim stated the activities related to the grant could include new installation of public water or sewer lines, replacement of public water and sewer lines, improvements to water and sewer treatment plants with special problems, or priority given to drought related activities. Planning Intern Kim stated one possibility for this grant would be with the Berkeley Community with water and sewer hookup. Planning Intern Kim stated there is a tight timeframe for this application, and this grant has the earliest application window of February 1, 2012 to February 29, 2012.

Planning Intern Kim stated the second grant opportunity is for infrastructure hookup. Planning Intern Kim stated the purpose of the infrastructure hookup grant is to enable local governments with existing public water and/or sewer lines to connect or “hookup” low and moderate-income households to non-CDBG funded lines. Activities for the hookup infrastructure grant are tap or assessment fees to connect lines, service connections for the private property, use of grinder pumps or vacuum pits to transport wastewater to existing sewer lines, and repair of LMI HH leaking water pipes. Grant award maximum is \$75,000 with no minimum.

Planning Intern Kim stated the third grant opportunity is the small business and entrepreneurial assistance. Planning Intern Kim stated the purpose of this grant is to provide funding to local governments to jumpstart growth of existing small businesses. The objective is to provide new jobs or retain existing jobs, and create and nurture an entrepreneurial environment within the community. Planning Intern Kim stated the new jobs must be permanent, full time jobs with at least 1,600 hours per year and 70% of the jobs must be filled by low to moderate income persons. Planning Intern Kim stated the individual grants will be in amounts of \$150,000 to \$250,000, with 12-20 awards being made across the State of NC.

Planning Intern Kim stated the fourth grant opportunity is the NC Catalyst grant. Planning Intern Kim stated this program’s purpose is to provide grants to local governments to develop viable communities by providing decent housing, suitable living environment, and expanding economic opportunities. Two national objectives are to benefit low to moderate income persons, and elimination of slum and blighting conditions. The maximum grant award is \$500,000 and there is no minimum amount. Planning Intern Kim stated there would be 30 months to complete the project, and eligible activities include rehab, acquisition, demolition, clearance, relocation, replacement housing, and emergency repairs. The NC Catalyst grant has to include at least one of the six livability principles: provide more transportation choices, promote equitable affordable housing, enhance economic competitiveness, support existing communities, coordinate and leverage investment, and value communities and neighborhoods.

Mayor Mofield stated she was thinking this should read 2012 applications, rather than 2011. Planning Intern Kim stated no, it is in fact 2011. Mayor Mofield asked if the small business grant opportunity can be more than just one business. Planning Intern Kim stated yes. Mayor Mofield asked if the infrastructure grant could be used for the Broadway area.

Manager Zell stated he thinks most folks from Broadway are already connected to sewer. Mayor Mofield asked if the Town will apply for all four of these grants. Planning Intern Kim stated the plan is to apply for all four grants.

Manager Zell stated this public hearing is a generic public hearing, and the second public hearing will be specific to whatever specific grant we are going to apply for.

Planning Intern Kim stated the 2012 grants will be rolling out in 3-5 months.

3. Setting of the Agenda

A motion was made by Commissioner Wright, seconded by Commissioner Thomas, to approve the setting of the agenda as presented. Motion unanimously carried.

4. Approval of the Consent Agenda

All items listed below are considered routine or have been discussed at length in previous meetings and will be enacted by one motion. No separate discussion will be held except on request by a member of the Board of Commissioners.

- a. Minutes of Regular Board Meeting on December 12, 2011, Closed Session on December 12, 2011, and Work Session on January 3, 2012.

A motion was made by Commissioner Wright, seconded by Commissioner Parker, to approve the consent agenda as presented. Motion unanimously carried.

5. Informal Discussion and Public Comment

Mayor Mofield thanked everyone for coming.

Billy Marts stated he normally does not speak at meetings, but tonight he feels the need. Mr. Marts read his post from Facebook regarding the issue of live entertainment in downtown Aberdeen. Mr. Marts stated he visited downtown Southern Pines and Pinehurst this past Saturday night at 11:30 p.m. Mr. Marts stated these live entertainment facilities are a part of these other towns and he would like to see it be a part of downtown Aberdeen too.

Aaron Dannenberg, 110 West Maple Street, stated he has lived in NC for almost 4 years, with two years in Vass and two years in Aberdeen. Mr. Dannenberg stated Mike Ratkowski let his band play at the Railhouse Brewery and open mike night became huge. Mr. Dannenberg stated there are no other venues around the area, and lots of people are going to Southern Pines now for night entertainment, which is a place that invites them. Mr. Dannenberg stated he would like to keep the business local, and get music back in the ordinance. Mr. Dannenberg stated not having the Railhouse Brewery open as a music venue, is hurting the downtown Aberdeen area.

Mayor Mofield stated it is not a music ordinance issue, but rather a noise ordinance issue.

Bryan Morris, 104 West Main Street, stated he is here for the same issue. Mr. Morris stated he just opened Blues Crossing Barber Shop. Mr. Morris stated he has been playing music since his early 20s. A lot of military people come in his business and ask where they can go to get a beer and listen to some music, and he sends them to the Railhouse Brewery.

Parker Martin, 450 Midland Road, stated he is from Pinehurst originally, but has been here his whole life. Mr. Martin stated he believes the ordinance might be altered to better serve the community. Mr. Martin stated he would like to get a disc golf area set up in Aberdeen. Mayor Mofield referred him to speak with Leigh Baggs at Parks & Recreation regarding the disc golf concept.

Ariel Kowalick, 110 W. South Street, stated she is Mike Ratkowski's neighbor at Set in Stone. She stated there is a problem here, and she would like to solve it. Ms. Kowalick stated she would like to know what steps the Aberdeen Business Guild needs to take to fix this issue, and what steps does Mike need to take to fix this issue as a business owner.

Mayor Mofield stated it would seem to her that there needs to be a scale, in which there was a range you must stay within to comply with the noise ordinance.

Manager Zell stated he and Planning Director Liles will get with Attorney Morphis and see what can be done to help with this situation. Billy Marts stated all of the residents in Aberdeen he has talked to are supportive of this business. Mayor Mofield stated she has had phone calls about this issue too.

Bryan Morris stated he has a concern with other business owners parking in front of his store. Mayor Mofield suggested having Planning staff go around and ask

business owners to please start parking behind their business and see if that works. Mayor Mofield suggested talking to owners of the businesses, not employees.

Mike Ratwowski thanked those who spoke up for his business. Mr. Ratkowski stated he has been trying to resolve this issue for some time now, and he went through mediation with the neighbor. Mr. Ratkowski stated he came into the mediation open minded but it did not pan out, since his neighbor did not hold up their end of the bargain. Charges were continued until April. Mr. Ratkowski stated his wholesale business is doing well, but the revenues at the brewery itself are only 1/3 of where they were when he had live entertainment. Mr. Ratkowski stated he has been working with planning staff on other possible locations for his business. Mr. Ratkowski stated he would like to figure something out, and any help would be welcome. Mayor Mofield stated the Town Board will definitely work on this issue.

6. Financial Report

Manager Zell stated December was a very good month, with \$150,000 in revenue over expenses for the General Fund. Manager Zell stated the Water & Sewer Fund also looked good for December with \$233,000 in revenue over expenses.

7. Old Business

None

8. New Business

- a. A Resolution Authorizing the Acquisition by Eminent Domain of Land for a Public Well Site and an Access and Utility Easement.

Manager Zell stated this is the resolution Attorney Morphis told the Board about previously.

Billy Marts asked where the land is located. Manager Zell stated it is across the Hoke County Line, owned by the Nature Conservancy, and it corners up to Fort Bragg property.

A motion was made by Commissioner Thomas, seconded by Commissioner McMurray, to approve the Resolution Authorizing the Acquisition by Eminent Domain of Land for a Public Well Site and an Access and Utility Easement. Motion unanimously carried.

9. Other Business

- a. Moore County Chamber of Commerce Annual Banquet on Feb. 2, 2012.

Manager Zell stated we need to know who wants to attend the Annual Banquet. Those who RSVP'd are Betsy and Gary Mofield, Pat Ann McMurray, Jim and Julia Thomas (Julia is a maybe), and Robbie and Laura Farrell.

- b. Manager Zell stated there is one other item. Manager Zell stated Stephen Later, representing the Walthour-Moss Foundation is seeking letters of support to help with their application submitted earlier this week to be listed on the NC Study List for the National Register of Historic Places.

Commissioner Parker stated he thinks we should contact Mr. Later and tell him we are not comfortable with sending a letter on behalf of the Town of Aberdeen, but Aberdeen thinks the foundation would on its own merits make it onto the national register.

After further discussion, a motion was made by Commissioner Thomas to approve the letter to the National Register and Survey Specialists concerning endorsement of the Walthour-Moss Foundation. Motion failed for a lack of a second. Mayor Pro-tem Farrell stated he suggests we tell Mr. Later we support the Walthour-Moss Foundation, without a letter of support.

Mayor Mofield stated obviously this letter is a good idea, but it's a matter of who you represent. Manager Zell stated he will contact Mr. Later and tell him that Aberdeen is not comfortable with sending a letter on behalf of the Town, but Aberdeen thinks the foundation would on its own merits make it onto the national register.

10. Adjournment

A motion was made by Commissioner Wright, seconded by Mayor Pro-tem Farrell, to adjourn the regular meeting. Motion unanimously carried.

Regina M. Rosy, Town Clerk

Minutes were completed in
Draft form on January 9, 2012

Elizabeth B. Mofield, Mayor

Minutes were approved
on February 13, 2012