

Minutes
Work Session
Aberdeen Town Board

June 8, 2020
Monday, 6:00 p.m.
(immediately following conclusion of Special Called Meeting)

Aberdeen Recreation Center
301 Lake Park Crossing, Aberdeen, NC

The Aberdeen Town Board met on Monday, June 8, 2020 for the Work Session. Members present were Mayor Robert A. Farrell, Mayor Pro-tem Joe Dannelley and Commissioners Wilma Laney, Elease Goodwin, Teressa Beavers, and Bryan Bowles. Staff members in attendance were Planning Director Justin Westbrook, Finance Director Butch Watson, Town Manager Paul Sabiston, Interim Public Works Director Joe Wood, IT Support Specialist Dean Wrightson, Fire Chief Phillip Richardson, Police Chief Carl Colasacco, Parks and Recreation Director Adam Crocker, and Town Clerk Regina Rosy. Others in attendance included Reporter for The Pilot Laura Douglass and Tim Marcham.

Mayor Farrell called the Work Session to order at 7:42 p.m.

1. 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. Direct staff to execute an Instrument of Combination to combine five (5) parcels. These parcels include the existing Aberdeen Police Department facility and the Aberdeen Fire Department - Station #41.
- b. Update and Revision to the Town's State of Emergency Declaration.

A motion was made by Commissioner Bowles, seconded by Commissioner Goodwin, to approve the consent agenda as presented. Motion unanimously carried 5-0.

2. Consider scheduling a Public Hearing on June 22, 2020 for a requested Special Use Permit (SU-20-01) requested by SBT Real Estate Holdings, LLC for property located at 1580 N. Sandhills Blvd. The request looks to establish a "Vehicle Establishment, Minor" use on a parcel zoned Conditional Zoning - Office & Institutional (CZ-OI). (Planning Director Justin Westbrook)

Director Westbrook stated the Planning Board heard this item in May and recommended for approval. Director Westbrook stated this item has been scheduled for public hearing for June 22, 2020.

3. Consider scheduling a Public Hearing on June 22, 2020 for a staff requested Text Amendment (TA-20-01) to amend various sections and chapters of the Unified Development Ordinance to add clarity, fix typos and strengthen language. (Planning Director Justin Westbrook)

Director Westbrook stated this is Update 1 for the UDO which fixes a lot of typographical errors - 98 pages of small typos. Director Westbrook stated the Planning Board recommended approval and now this item is scheduled for public hearing on June 22, 2020.

4. Consider scheduling a Public Hearing on June 22, 2020 for a Text Amendment (TA-20-02) requested by Neal Smith Engineering. The request looks to add "Flea Market/Antique Mall, Indoor" and "Retail Sales, Large" as a permissible use to the Light Industrial (LI) zoning district with additional use specific standards. (Planning Director Justin Westbrook)

Director Westbrook stated the Planning Board heard this item at the May meeting and recommended denial 6-0. Director Westbrook stated this item is scheduled for public hearing on June 22, 2020.

5. Consider action on Well 28 Radium Removal Filter Design & Installation. (Interim Public Works Director Joe Wood)

Director Wood stated Well 28 is currently shut down. Director Wood stated this radium removal filter design system has been used before for Well 12 in 2012 and it worked well. This system is specifically designed to remove radium from the well. Mayor Pro-tem Dannelley asked what would the impact be if the well was just abandoned rather than remediated. Director Wood stated it would mean having to start all over again with building a new well. Director Wood stated it would take approximately 2 months to move this project forward if approved. Director Wood stated there should be sufficient money available in the budget to get the well fixed.

Commissioner Laney stated it would seem wrong to abandon the well – she feels it needs to be fixed. Director Wood stated there is a possibility that two vessels would be needed, which would greatly increase the price. Commissioner Bowles asked if this item would come back before the Board if 2 vessels are needed. Manager Sabiston stated yes, this item would come back before the Board if more than 1 vessel is needed.

A motion was made by Commissioner Bowles, seconded by Commissioner Goodwin, to approve spending \$35,515 with Spencer Bush with the Water Engineering Group for radium removal filter design and installation for Well 28. Motion unanimously carried 5-0.

A motion was made by Commissioner Laney, seconded by Commissioner Goodwin, to approve the cost of the engineering services for LKC for the radium removal project for Well 28. Motion unanimously carried 5-0.

6. Other Business.

Manager Sabiston stated a letter of response was received from the Board of Elections – Manager Sabiston stated they indicated they want the use of both rooms 104 and 107, and they are not allowed by law to pay for space. Manager Sabiston stated Attorney Morphis is planning to speak with the attorney for the Board of Elections and he has been unable to reach them at this time. Manager Sabiston stated this item could be reviewed on June 22nd once more information is received. Manager Sabiston stated if the room is not being used, then it can be made available. But if the room is being used, then it's another issue. Manager Sabiston stated he feels like adequate space has been offered. Mayor Farrell asked for an update as soon as new information is received.

Manager Sabiston stated the dog park hearing will be held on June 22nd to receive input from the public. Manager Sabiston stated there seems to be more receptiveness to the dog park if it were placed in a different location.

Commissioner Beavers stated the banners and flowers downtown look really good.

The Board members signed up to participate in a field trip on Wednesday at 2:00 p.m. to the park on Hwy 15-501 to see the new park space.

7. Adjournment.

A motion was made by Commissioner Laney, seconded by Commissioner Goodwin, to adjourn the Work Session. Motion unanimously carried 5-0.

Regina M. Rosy

Regina M. Rosy, Town Clerk

Minutes were completed in
Draft form on June 8, 2020

Robert A. Farrell

Robert A. Farrell, Mayor

Minutes were approved
on June 22, 2020