

**FAYETTEVILLE CITY COUNCIL
REGULAR MEETING MINUTES
CITY HALL COUNCIL CHAMBER
SEPTEMBER 23, 2013
7:00 P.M.**

Present: Mayor Anthony G. Chavonne
Council Members Keith Bates, Sr. (District 1); Kady-Ann Davy (District 2); Robert A. Massey, Jr. (District 3); Darrell J. Haire (District 4); Bobby Hurst (District 5); William J. L. Crisp (District 6); Valencia A. Applewhite (District 7); Wade Fowler (District 8); James W. Arp, Jr. (District 9)

Others Present:

Kristoff Bauer, Deputy City Manager
Karen McDonald, City Attorney
Lisa Smith, Chief Financial Officer
Scott Shuford, Development Services Director
Michael Gibson, Parks, Recreation and Maintenance Director
Karen Hilton, Planning and Zoning Manager
Craig Harmon, Planner II
David Nash, Planner II
Brian Meyer, Assistant City Attorney
Steven K. Blanchard, PWC General Manager/CEO
Russ Rogerson, The Alliance CEO
Pamela Megill, City Clerk
Members of the Press

1.0 CALL TO ORDER

Mayor Chavonne called the meeting to order.

2.0 INVOCATION

The invocation was offered by Minister Tiffany Thompson, Integrity Ministries, 108 Hay Street, Fayetteville, NC.

3.0 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance to the American Flag was led by Mayor Chavonne and City Council.

4.0 APPROVAL OF AGENDA

MOTION: Council Member Hurst moved to approve the agenda.

SECOND: Mayor Pro Tem Arp

VOTE: UNANIMOUS (10-0)

5.0 CONSENT

MOTION: Council Member Crisp moved to approve the consent agenda.

SECOND: Council Member Bates

VOTE: UNANIMOUS (10-0)

5.1 Adopt Resolution Authorizing the Sale of Personal Property by Public Auction

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FAYETTEVILLE AUTHORIZING THE SALE OF PERSONAL PROPERTY BY PUBLIC AUCTION. RESOLUTION NO. R2013-048

5.2 P13-20F. The rezoning of a portion of a property from SF-6 Single Family Residential to CC – Community Commercial or to a more restrictive district located at 6243 & 6113 Yadkin Road and 663 Horseshoe Road and being the property of Moore Enterprises. (Applicant withdrew the rezoning affecting the remainder of the residential property.)

5.3 P13-25F. The initial zoning of property to HI – Heavy Industrial or to a more restrictive district, located at the Cedar Creek Industrial Park on Cedar Creek Road and being the property of Cumberland County.

5.4 Case No. 13-27F. Request for rezoning from SF-10 Single Family Residential to O&I Office and Institutional or to a more restrictive district, located at parcel contiguous to 8030 Raeford Road to the rear of the Alpha Academy containing 9.54 acres more or less of 27.52 and being the property of Broadwell Land Company.

5.5 P13-28F. The conditional rezoning of property from SF-6 Single Family Residential to MR-5/CZ Mixed Residential Conditional District or to a more restrictive district located at 5204 Patton Street between Bragg Boulevard and Old Shaw Road and being the property of N. Earl Jones, Jr. and wife, Diane B. Jones.

5.6 Approve Meeting Minutes:

August 21, 2013, Agenda Briefing

August 26, 2013, Regular Meeting

September 3, 2013, Work Session

September 9, 2013, Discussion of Agenda Items

September 9, 2013, Regular Meeting

**5.7 Phase 5 Annexation Area 11-WS - Resolution Declaring Cost, Ordering Preparation of Preliminary Assessment Roll and Setting Time and Place for Public Hearing
RESOLUTION DECLARING COST AND ORDERING PREPARATION OF PRELIMINARY ASSESSMENT ROLL AND SETTING TIME AND PLACE FOR PUBLIC HEARING ON PRELIMINARY ASSESSMENT ROLL. RESOLUTION NO. R2013-049**

**5.8 Phase 5 Annexation Area 9 - Resolution Declaring Cost, Ordering Preparation of Preliminary Assessment Roll, and Calling a Public Hearing
RESOLUTION DECLARING COST AND ORDERING PREPARATION OF PRELIMINARY ASSESSMENT ROLL AND SETTING TIME AND PLACE FOR PUBLIC HEARING ON PRELIMINARY ASSESSMENT ROLL. RESOLUTION NO. R2013-050**

5.9 Phase 5 Annexation Areas 10 and 11 - Resolution Declaring Cost, Ordering Preparation of Preliminary Assessment Roll, and Setting Time and Place for Public Hearing

RESOLUTION DECLARING COST AND ORDERING PREPARATION OF PRELIMINARY ASSESSMENT ROLL AND SETTING TIME AND PLACE FOR PUBLIC HEARING ON PRELIMINARY ASSESSMENT ROLL. RESOLUTION NO. R2013-051

5.10 Second Amendment to PCS Site Agreement for Hoffer Drive and Shaw Road Sites

The PCS Contract Amendments were initiated at PCS's request. PCS would like to extend our existing agreement for the lease of 11,000 square feet of space on Fayetteville Public Works Commission's (FPWC) water utility property at the P.O. Hoffer Water Treatment Plant and 11,000 square feet on the FPWC watershed property on Shaw Road. PCS has cellular communication equipment at these locations. FPWC believes that the provision of cellular services to the citizens of the City of Fayetteville and Cumberland County and the associated revenue to FPWC is in the best interest of the citizens of the City of Fayetteville and the customers of FPWC. Our existing agreements are in effect until FY 2018. The amendments extend these agreements for an additional five years until FY 2023.

6.0 PUBLIC HEARINGS

6.1 P13-12F. Initial zoning of property from R6A County Residential to LC – Limited Commercial or to a more restrictive district located at 1030 Palm Springs Drive and Honeycutt Road and being the property of James Sanders, Donna Muraski and Charlotte Strickland. (Tabled item from July 22nd and August 26th)

Mr. Craig Harmon, AICP, CZO - Planner II presented this item. Mr. Harmon showed vicinity maps and gave overviews of the current land uses, current zonings, surrounding land uses and zonings, and 2010 Land Use Plan. He stated the owner of these properties has petitioned for annexation into the City of Fayetteville, in order to connect to public utilities when this property is developed. As part of the petition, the applicant has requested that this property be initially zoned to LC -Limited Commercial. Currently these properties are zoned R6A in Cumberland County's jurisdiction. The Land Use Plan calls for these properties to eventually convert to heavy commercial. It is staff's opinion that development in this area has not progressed enough to warrant the conversion of these properties to commercial. As shown on the aerial photo and photographs of the surrounding properties, there are already several properties in this area zoned for commercial use that are either undeveloped or underdeveloped. Less than a mile to the south of this project on McArthur Road, there will be an interchange built for Interstate 295.

An increase in traffic will be expected in this area. As stated in previous reports to the City Council, Fayetteville has an overabundance of property already zoned for commercial use. The City's staff would encourage this developer to look at infill development instead of expanding the commercial zoning footprint in the City. If annexed, it is staff's opinion that this property should remain residentially zoned at this time. The Zoning Commission held a public hearing on this case on May 14, 2013. There were no speakers in opposition. The Commission voted to recommend approval of this rezoning request. The Zoning Commission recommends approval of the initial zoning to LC based on (1) the City Land Use Plan calls for heavy commercial, (2) the proposed development fits with the character of the neighborhood, and (3) new investment in a blighted area of the City. The staff recommends denial of the initial zoning to LC based on (1) 2030 Plan discourages rezoning property to commercial solely based on it being adjacent to a thoroughfare, (2) undeveloped and underdeveloped commercial property at this intersection should be developed or redeveloped before additional land is zoned for commercial use (3) if annexed this property should remain residentially zoned at this time (4) an intense use such as fast-food encourages more commercial adjacent to this site and begins the strip commercial pattern while leaving larger properties underutilized, and (5) should the proposed use not go forward, other commercial uses could have a destabilizing effect.

Council Member Massey stated he did not think many people would want to live in that area if it remains zoned residential as there are already so many commercial ventures in the immediate surrounding areas.

This is the advertised public hearing set for this date and time. The public hearing was opened. Mr. Chris Pusey, 409 Chicago Drive, Suite 112, Fayetteville, NC 28306, appeared in favor and requested Council approve the request for initial zoning to LC Limited Commercial.

There being no one further to speak, the public hearing was closed.

Council Member Bates stated he drives by the area twice a day and listed several of the commercial properties in the immediate area and asked why staff would not want this property zoned commercial. Mr. Harmon responded staff was looking at this case from a standpoint of the overabundance of vacant commercial property in the City.

MOTION: Council Member Bates moved to approve the rezoning to Limited Commercial as requested by the applicant.

SECOND: Council Member Haire

VOTE: UNANIMOUS (10-0)

6.2 P13-24F. The issuing of a Special Use Permit to allow for an automotive wrecker service to be located at Phillips Towing, 314 Alexander Street and being the property of Phillips Leasing Systems LLC.

Mr. Craig Harmon, AICP, CZO - Senior Planner presented this item and stated this project will be part of Phillips Towing & Recovery Operations at 314 Alexander Street. The applicant has several properties and existing towing facilities on Alexander Street. Most of the area along Alexander Street is zoned Heavy Industrial. The use requirements associated with Automotive Wrecker Services (Section 30-4.C.4(j) (5)) require that the use be at least 250 feet from any residential district, school or child care center. This use is immediately adjacent to one remaining residence at 247 S. Cool Spring Street and a residence at 304 Alexander Street. A text amendment was approved recently that allows a reduction in the separation requirements through a special use permit, upon showing of good cause with supporting evidence and mitigation of impacts. The facility will be used to provide maintenance for their existing equipment. Improvements to the site have already been made in order to remove three underground storage and fuel tanks, remove an old modular trailer as well as clean up the existing site and the appearance of the building. Normal business hours will be from 8AM to 5PM, while being available by request for emergency situations. Existing vegetation on either side of the house located at 247 S. Cool Spring Street is enough to satisfy the Type D buffer required in the special use permit conditions. Along the rear of the house, the applicant is requesting to install a block masonry wall in order to screen the facility from the single family residential property. There is not enough room along the backside of the applicant's facility to

add anything other than a block wall due to the need for a safe aisle space width for the larger truck traffic. The applicant will also place a Type D buffer where applicable along the property line adjacent to the home that sits at 304 Alexander Street. Due to the nature of the proposed use and the layout of the current property, the applicant would like to construct a masonry wall along S. Cool Spring Street and along the portion of Raymond Avenue that is currently zoned LC. This will allow for significantly more screening than currently exists. This case was heard by the Zoning Commission on August 13, 2013. The Commission voted 5-0 to recommend approval. There was one speaker in favor and none in opposition. Conditions recommended by the Zoning Commission and staff are (1) removal of barbed wire within 90 days, (2) maintaining the equivalent of a Type D buffer on either side of the residence at 247 S. Cool Spring Street, (3) installation of Type D buffer along the residence at 304 Alexander Street, (4) no storage of vehicles beyond the front facade of the existing building. The Zoning Commission and staff recommend approval of the proposed SUP based on (1) conditions listed above, (2) minimal impact to the surrounding district and existing residences once required landscape buffers and solid walls are in place compared to historic uses on the site, (3) this project is located within the HI zoning district where automotive wrecker services are permitted subject to applicable requirements, (4) minimal visual impact from Alexander Street which contains various other industrial uses, (5) once complete, this project will have significantly less impact than the previous use, and (6) applicant's proposal for screening will mitigate buffer concerns from residential uses.

He further advised that the Zoning Commission and staff recommended approval as presented by staff and based on the request being able to meet the following findings:

- 1.The special use will comply with all applicable standards in Section 30-4.C, Use-Specific Standards;
- 2.The special use is compatible with the character of surrounding lands and the uses permitted in the zoning district(s) of surrounding lands;
- 3.The special use avoids significant adverse impact on surrounding lands regarding service delivery, parking, loading, odors, noise, glare, and vibration;
- 4.The special use is configured to minimize adverse effects, including visual impacts of the proposed use on adjacent lands;
- 5.The special use avoids significant deterioration of water and air resources, wildlife habitat, scenic resources, and other natural resources;
- 6.The special use maintains safe ingress and egress onto the site and safe road conditions around the site;
- 7.The special use allows for the protection of property values and the ability of neighboring lands to develop the uses permitted in the zoning district; and
- 8.The special use complies with all other relevant City, State, and Federal laws and regulations.

This is the advertised public hearing set for this date and time. The public hearing was opened. Mr. Phillip McCorquodole, 3814 Alexander Street, Fayetteville, NC 28305, appeared in favor and requested Council approve the issuance of a Special Use Permit to allow for an automotive wrecker service to be located at Phillips Towing, 314 Alexander Street, Fayetteville, NC. There being no one further to speak, the public hearing was closed. There were no comments from Council Members.

MOTION: Council Member Davy moved to approve the Special Use Permit with the four conditions as presented by staff upon a finding that all of the eight standards as listed by staff are met.

SECOND: Council Member Fowler

VOTE: UNANIMOUS (10-0)

6.3 Moses Mathis "The Bicycle Man" Trail Head Naming Public Hearing

Mr. Michael Gibson, Parks, Recreation and Building Maintenance Director presented this item with the aid of a PowerPoint presentation and stated the department will accept bids for Phase II construction of the Cape Fear River Trail in the near future and an opportunity is available to name the Trail Head in honor of Moses Mathis, a community volunteer and leader who gave

away bicycles each year to disadvantaged children. According to the "Naming of City Properties in Honor of Individuals" policy, any City facility or property may be named in honor of deceased individuals only and organizations who have made significant contributions to the quality of life and the community through their achievements, leadership, service and civic or financial donations. Based on the policy, the requirements would be met to name the Trail Head after Mr. Mathis. Mr. Gibson thanked Mrs. Moses Mathis for her attendance at the public hearing and also for continuing on with the efforts set forth by her late husband.

The Public Hearing was opened. There were no speakers. The Public Hearing was closed.

Council Member Haire acknowledged Mrs. Mathis and stated this was a good thing.

Council Member Fowler stated Mr. Moses Mathis is well worth this form of respect.

Council Member Crisp thanked Mrs. Mathis for carrying on the good work, and appealed to the City residents to contribute time and money to this worthy cause.

MOTION: Council Member Massey moved to approve the naming of a Cape Fear River Trail trail head for Moses Mathis in honor of the good work he performed during his life.

SECOND: Mayor Pro Tem Arp

VOTE: UNANIMOUS (10-0)

6.4 Public Hearing to Consider a Petition Requesting Annexation of a Non-Contiguous Area Known as the Honeycutt Road at Palm Springs Drive Property (Tabled from July 22 and August 26.)

Mr. David Nash, AICP, Planner II, presented this item and stated this annexation item was originally scheduled for the City Council meeting on July 22, 2013. However, due to problems with the legal description of the boundaries of the site, the item was tabled until August 26. On August 26, 2013, the item was again tabled until September 23, 2013. The information below has been updated to reflect several recent changes. For example, the site originally consisted of three tax parcels; these three parcels have now been combined into one parcel. The site originally consisted of 1.32 acres; the site is now assumed to have 1.16 acres. Mr. Eric Nelson proposes new commercial development on a site located on Honeycutt Road at Palm Springs Drive in the Eureka Springs community. This site is not contiguous to the City. There are currently two vacant houses on the site. If the site is annexed and initially zoned as commercial, Mr. Nelson plans to buy the land in the site. He then plans to remove the two vacant houses and develop the site commercially. Mr. Nelson has said that he intends to build a Subway Restaurant on the site. However, commercial zoning would allow a range of commercial uses. The site is in the Fayetteville Municipal Influence Area (MIA). Mr. Nelson has not yet purchased the site. Therefore, he has asked the current owners to submit an annexation petition. The City staff received the petition on March 5, 2013. The petition was signed by James Steven Sanders, Donna Lynn Muraski, and Charlotte A. Strickland. On April 9, 2013, the Zoning Commission held its public hearing on the initial zoning of this area. On July 22, 2013, the City Council was to hold public hearings on the initial zoning and annexation. Prior to this meeting, the City staff attempted to write a legal description for the ordinance, and the staff discovered that there was a gap problem and an overlap problem along the boundaries of this area. On July 22, 2013, the public hearings were tabled until the City Council meeting of August 26. By August 26, 2013, the problems had not been resolved, and the public hearings were tabled until September 23, 2013. City staff believes the overlap area boundary problem has been resolved and has been able to prepare a legal description for the proposed annexation ordinance. City staff has also been able to prepare a legal description map. Both the legal description and the legal description map show that the area consists of 1.16 acres, rather than 1.32 acres. Both the legal description and legal description map also show that the area consists of one parcel, rather than three. Mr. Nash concluded by stating City staff recommends City Council move to adopt the proposed ordinance annexing the area effective September 23, 2013, and establish the initial zoning consistent with the prior action on the zoning case.

This is the advertised public hearing set for this date and time. There was no one present to speak and the public hearing was opened and closed.

AN ANNEXATION ORDINANCE TO EXTEND THE CORPORATE LIMITS OF THE CITY OF FAYETTEVILLE, NORTH CAROLINA [Honeycutt Road at Palm Springs Drive Property – Located in the Eureka Springs Community Tax Parcel – (0521-50-7016)(Previously Included 3 Tax Parcels: 0521-50-7080, 0521-50-6080, 0521-50-7104). ANNEXATION ORDINANCE NO. 2013-09-545

MOTION: Council Member Bates moved to adopt the proposed ordinance annexing the area effective September 23, 2013, and establish the initial zoning consistent with the prior action on the zoning case.

SECOND: Council Member Crisp

VOTE: UNANIMOUS (10-0)

6.5 Public Hearing to Consider a Request from Cumberland County to Annex the Cedar Creek Industrial Park as a Non-Contiguous Area

Mr. David Nash, Planner II, presented this item and stated around 1999, Cumberland County began developing the Cedar Creek Industrial Park that comprises over 470 acres. It is located along Cedar Creek Road, about 1.5 miles east of I-95 and about 1.2 miles beyond the existing Fayetteville city limits. The County developed the park for the purpose of providing sites for the location of new industries and businesses. The County hoped that new industries and businesses would locate in the park, which would lead to the creation of new jobs and the enhancement of the tax base. The County has made a major investment in planning/design, land, and infrastructure. For example, two sections of a road (Clark-West Road) have been built, and PWC water and sewer lines have been installed. Development sites are now available in the park. However, no industries or businesses have located in the park since it was developed. Development officials believe that the lack of three-phase electrical power service might be hindering effective marketing of the park. Both PWC and the South River Electric Membership Corporation are able to extend three-phase electrical power to the park. City and County staffs have negotiated an interlocal agreement that would establish an economic development incentive program for the park. The interlocal agreement would bring the park into the City through annexation, and it would establish a specific package of development incentives designed to mitigate the tax consequences of annexation. Both the City Council and the County Commissioners have approved the interlocal agreement. Section 9 of the agreement says that the agreement will become effective upon the effective date of the annexation. On July 3, 2013, the City received the final signed copy of the interlocal agreement, along with a legal description. Since Section 1 of the agreement says that the agreement shall be construed to constitute a petition by the County for the annexation of the entire park into the City, the City staff has treated this request as a satellite annexation petition. On August 13, 2013, the Fayetteville Zoning Commission held an initial zoning public hearing on this annexation request. This evening City Council has approved the initial zoning of the park as part of the consent agenda. This is the advertised public hearing set for this date and time. There was no one present to speak and the public hearing was opened and closed.

MOTION: Council Member Massey moved to adopt the proposed ordinance annexing the area effective September 23, 2013, and establish the initial zoning consistent with the prior action on the zoning case. Annexing the area effective September 23, 2013, means that the interlocal agreement (with the economic development incentives) will become effective on September 23, 2013.

SECOND: Council Member Fowler

VOTE: UNANIMOUS (10-0)

7.0 OTHER ITEMS OF BUSINESS

7.1 Economic Development Task Force

Mr. Russ Rogerson, Executive Vice President, Economic Development Alliance presented this item and stated this is further discussion on what Deputy City Manager, Ms. Small-Toney, presented a month ago regarding the creation of an Economic Development Task Force. The discussion was surrounding The Alliance serving as the umbrella organization for this task force while we may also create subcommittees and try to reduce duplication of effort and city

resources. There is unknown budget impact at this time and primarily because it does not cost anything to get people together to talk and share ideas. It is with the implementation of those ideas where budget issues may come into play. We have before you two options:

1. Request The Alliance to provide oversight to the Economic Development Task Force and establish the following four subcommittees: Corridor Redevelopment, Governmental Regulations, Workforce Development and New and Existing Industries.
2. Direct staff to establish a stand-alone Economic Development Task Force to address the stated economic development issues.

Council Member Crisp stated that he would like the Task Force to report back to the Council on a regular and frequent basis. Mr. Rogerson responded the Task Force would report back at whatever frequency the Council desires.

MOTION: Council Member Davy moved to approve The Alliance to provide oversight to the City of Fayetteville's Economic Development Task Force and its subcommittees, and to provide progress reports to City Council throughout the year.

SECOND: Council Member Crisp

VOTE: PASSED by a vote of 9 in favor and 1 in opposition (Council Member Bates)

7.2 NC League of Municipalities (NCLM) Annual League Business Meeting Voting Delegates

MOTION: Council Member Bates moved to delegate Pamela Megill, City Clerk, as voting delegate to represent the City at the NCLM Annual Business Meeting.

SECOND: Mayor Pro Tem Arp

VOTE: UNANIMOUS (10-0).

7.3 Resolution Strengthening City Council Oversight Regarding the Public Works Commission

Mr. Kristoff Bauer, Deputy City Manager, presented this item and stated Council adopted the FY13 Strategic Plan on May 14, 2012. A proposal was received from DavenportLawrence (DL) consultant services in December 2012. The Council authorized the contract with DL on February 11, 2013. DL presented key findings and recommendations on August 5, 2013, and the City Council directed the City Manager to recommend specific follow-up actions in response to that study. The City Manager proposed specific actions in response to the DL study during the September 3, 2013, Work Session and Council directed the City Manager to bring forward an action item for consideration at the next Council regular meeting. The City Council voted on September 9, 2013 to table this item until September 23, 2013. The stated purpose of this delay was to provide an opportunity for the preparation of a revised resolution based on Council feedback.

MOTION: Council Member Fowler moved to approve the resolution as presented.

SECOND: Council Member Crisp

Council Member Applewhite stated over the last six years I have been in office I have been perhaps the most vocal about strengthening our oversight of PWC specifically during budget deliberations, so I am glad that we are moving forward. I believe we were told the cost of the complete study would be around \$400,000, that is a lot of money. I think staff, elected officials and PWC staff should work together to complete the study instead of spending \$400,000. Council Member Applewhite also stated the item was moving very fast. I do support more oversight of the PWC but this item is moving too fast and the cost is unnecessary.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FAYETTEVILLE REGARDING THE PUBLIC WORKS COMMISSION. RESOLUTION NO. R2013-052

SUBSTITUTE MOTION

MOTION: Council Member Davy moved to approve the resolution with an amendment to line 50; replace the word "shall" with the word "may".

SECOND: NONE – motion died for lack of second.

ORIGINAL MOTION RE-STATED

MOTION: Council Member Fowler moved to approve the resolution as presented.

SECOND: Council Member Crisp

VOTE: PASSED by a vote of 7 in favor and 3 in opposition (Council Members Haire, Applewhite and Bates).

7.4 Uninhabitable Structures Demolition Recommendations

225 S. Eastern Boulevard

540 Frink Street

516 Lamon Street

520 Lamon Street

217 Old Wilmington Road

Mr. Scott Shuford, Development Services Director, presented this item with the aid of a PowerPoint presentation and multiple photographs of the properties. He stated staff recommended adoption of the ordinances authorizing demolition of the structures. He reviewed the following demolition recommendations:

225 S. Eastern Boulevard

Mr. Shuford stated the structure is a vacant commercial structure that was involved in a fire in December 2012. As a result of the fire the structure was inspected and condemned as a dangerous structure on December 18, 2012. A hearing on the condition of the structure was conducted on January 9, 2013, which the owner attended. A subsequent Hearing Order to repair or demolish the structure within 120 days was issued and mailed to the owner on January 10, 2013. To date there have been no permitted repairs to the structure. The utilities to the structure have been disconnected since December 2012. In the past 24 months there have been 142 calls for 911 service to the property. There have been 6 code violation cases with no pending assessments. The low bid for demolition is \$1,489.00.

540 Frink Street

Mr. Shuford stated the structure is a vacant residential home that was inspected and condemned as a dangerous structure on November 13, 2012. A hearing on the condition of the structure was conducted on January 9, 2013, which the owner responded but did not attend. A notice of the hearing was published in the Fayetteville Observer newspaper. A subsequent Hearing Order to repair or demolish the property within 90 days was issued and mailed to the owner on January 10, 2013. To date there has been little repair done to the structure. The utilities to the structure have been disconnected since June 2010. In the past 24 months there have been 5 calls for 911 service to the property. There have been 5 code violation cases with no pending assessments. The low bid for demolition is \$1,900.00.

516 Lamon Street

Mr. Shuford stated the structure is a vacant residential home that was inspected and condemned as a blighted structure on November 21, 2012. A hearing on the condition of the property was conducted on December 5, 2012, which the owner did not attend. A subsequent Hearing Order to repair or demolish the structure within 60 days was issued and mailed to the owner on December 6, 2012. To date there have been no repairs to the structure. The utilities to this structure have been disconnected since September 2008. In the past 24 months there have been 7 calls for 911 service to the property. There have been 9 code violation cases with a pending assessment of \$1,261.50. The low bid for demolition is \$2,500.00.

520 Lamon Street

Mr. Shuford stated the structure is a vacant residential home that was inspected and condemned as a blighted structure on November 21, 2012. A hearing on the condition of the property was conducted on December 5, 2012, which the owner did not attend. A subsequent Hearing Order to repair or demolish the structure within 90 days was issued and mailed to the owner on December 6, 2012. To date there have been no repairs to the structure. The utilities to this structure have been disconnected since June 2011. In the past 24 months there have been 53 calls for 911 service to the property. There have been 6 code violation cases with a pending assessment of \$656.30. The low bid for demolition is \$2,500.00.

217 Old Wilmington Road

Mr. Shuford stated the structure is a vacant residential home that was inspected and condemned as a blighted structure on June 13, 2012. A hearing on the condition of the property was conducted on September 5, 2012, which the owner did not attend. A notice of the hearing was published in the Fayetteville Observer newspaper. A subsequent Hearing Order to repair or demolish the structure within 60 days was issued and mailed to the owner on September 6, 2012. To date there have been no repairs to the structure. In the past 24 months there have been 5 calls for 911 service to the property. There have been 9 code violation cases with a pending assessment of \$1,029.21. The low bid for demolition is \$1,900.00.

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA, REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY (225 S. Eastern Boulevard, PIN 0447-01-3000). ORDINANCE NO. NS2013-031.

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA, REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY (540 Fink Street, PIN 0437-58-1081). ORDINANCE NO. NS2013-032.

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA, REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY (516 Lamon Street, PIN 0447-05-2072). ORDINANCE NO. NS2013-033.

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA, REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY (520 Lamon Street, PIN 0447-04-3949). ORDINANCE NO. NS2013-034.

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA, REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY (217 Old Wilmington Road, PIN 0437-81-6874). ORDINANCE NO. NS2013-035.

MOTION: Council Member Davy moved to adopt the ordinances authorizing demolition of the structures; the property located at 225 S. Eastern Boulevard is granted an additional 30 days to submit appropriate renovation plans to the City.

SECOND: Mayor Pro Tem Arp

VOTE: PASSED by a vote of 9 in favor and 1 in opposition (Council Member Bates).

8.0 ADMINISTRATIVE REPORTS

8.1 Monthly Statement of Taxes for August 2013

2013 Taxes.....	\$2,611,592.79
2013 Vehicle.....	307,353.83
2013 Taxes Revit.....	2,801.27
2013 Vehicle Revit.....	507.04
2013 FVT.....	33,856.99
2013 FTT.....	33,856.99
2013 Storm Water.....	128,375.13
2013 Fay Storm Water.....	256,375.13
2013 Fay Solid Waste Fee.....	114,507.10
2013 Annex.....	0.00
2012 Taxes.....	43,879.64
2012 Vehicle.....	106,319.84
2012 Taxes Revit.....	208.15

2012 Vehicle Revit.....	20.13
2012 FVT.....	13,513.07
2012 FTT.....	13,513.05
2012 Storm Water.....	1,380.49
2012 Fay Storm Water.....	2,761.00
2012 Fay Recycle Fee.....	3,042.47
2012 Annex.....	0.00
2011 Taxes.....	4,629.02
2011 Vehicle.....	3,628.04
2011 Taxes Revit.....	0.00
2011 Vehicle Revit.....	0.00
2011 FVT.....	830.70
2011 FTT.....	830.70
2011 Storm Water.....	274.50
2011 Fay Storm Water.....	549.02
2011 Fay Recycle Fee.....	212.08
2011 Annex.....	0.00
2010 Taxes.....	2,322.53
2010 Vehicle.....	807.83
2010 Taxes Revit.....	0.00
2010 Vehicle Revit.....	0.00
2010 FVT.....	219.35
2010 FTT.....	219.31
2010 Storm Water.....	96.00
2010 Fay Storm Water.....	192.00
2010 Fay Recycle.....	114.00
2010 Annex.....	0.00
2009 and Prior Taxes.....	3,267.78
2009 and Prior Vehicle.....	2,104.10
2009 and Prior Taxes Revit.....	0.33
2009 and Prior Vehicle Revit.....	0.00
2009 and Prior FVT.....	533.85
2009 and Prior Transit.....	233.29
2009 and Prior Storm Water.....	240.00
2009 and Prior Fay Storm Water.....	192.00
2009 and Prior Fay Recycle Fee.....	80.00
2009 and Prior Annex.....	41.82
Interest.....	18,520.02
Revit Interest.....	15.78
Storm Water Interest.....	280.16
Fay Storm Water Interest.....	365.84
Annex Interest.....	3.64
Fay Recycle Interest.....	316.47
Fay Transit Interest.....	1,414.00
Total Tax and Interest.....	\$3,716,776.33

9.0 ADJOURNMENT

There being no further business, the meeting adjourned at 8:05 p.m.