



# City of Greensboro

Melvin Municipal Building  
300 W. Washington Street  
Greensboro, NC 27401

## Meeting Minutes - Final Infrastructure Committee

Tuesday, February 9, 2016

4:30 PM

Council Chamber

### Call to Order

This Infrastructure Committee meeting of the City of Greensboro was called to order at 4:30 p.m. on the above date in the Council Chamber of the Melvin Municipal Office Building with the following members present:

Present: 4 - Chairperson Nancy Hoffmann, Vice Chair Justin Outling, Councilmember Marikay Abuzuaiter and Councilmember Jamal T. Fox

Also present were Assistant City Manager David Parrish, City Attorney Tom Carruthers, and Deputy City Clerk Angela R. Lord.

### Council Procedure for Conduct of the Meeting

Councilmember Hoffmann explained the Council procedure for conduct of the meeting.

### I. CONSENT AGENDA (One Vote)

Councilmember Hoffmann voiced excitement for items #3 and #8; and spoke to the need for the project improvements.

**Moved by Councilmember Abuzuaiter, seconded by Councilmember Fox, to refer the consent agenda to Council. The motion carried by voice vote.**

1. [ID 16-0001](#) Resolution Authorizing Contract Award in the Estimated Amount of Up to \$243,875 for Mowing and Landscape Maintenance at the Greensboro Coliseum
2. [ID 16-0081](#) Resolution Approving Change Order in the Amount of \$181,250.05 on the General Stormwater Improvements Contract 2014-19 with Yates Construction Company, Inc.
3. [ID 16-0089](#) Resolution Approving Contract Amount of \$441,215 and Authorizing Contract with Otis Elevator Company for the Modernization of the Bellemeade Street Parking Deck North Elevators
4. [ID 16-0142](#) Resolution Authorizing Contract with RP Murray in the Amount of \$395,000 for the NBA Development League Franchise Parking Lot
5. [ID 16-0055](#) Resolution Authorizing the Purchase of Property Located at 4801 A Bladen Road
6. [ID 16-0065](#) Resolution Authorizing the Purchase of Property Located at 3313 Horse Pen Creek Road for the Horse Pen Creek Road Widening Project
7. [ID 16-0084](#) Resolution Authorizing Purchase of Property Located at 2760 Horse Pen Creek Road for the Horse Pen Creek Road Widening Project

8. [ID 16-0076](#) Resolution Approving Appraisal in the Amount of \$17,000 and Authorizing Purchase of Property Located at 3223 Battleground Avenue for the Battleground/Westridge Intersection Improvement Project
9. [ID 16-0101](#) Resolution Authorizing the Dedication of Surplus City Property Located at 401 Cumberland Street in Exchange for Dedication of Land to the City at 301-321 and 323-335 Cumberland Street
10. [ID 16-0092](#) Resolution Authorizing GTA to Purchase Six Paratransit Vehicles from Trans Dev
11. [ID 16-0086](#) Ordinance in the Amount of \$430,000 Amending the FY 2015-2016 GTA Fund Budget for the Purchase of Six Paratransit Vehicles From Trans Dev
12. [ID 16-0077](#) Resolution to Accept Matching Funding from NC Department of Transportation to Reduce Local Match for Federal Fiscal Year 2013 FTA Section 5339 Bus and Bus Facility Grant
13. [ID 16-0078](#) Resolution to Accept Matching Funds from NC Department of Transportation to Reduce Local Match for Federal Fiscal Year 2014 FTA Section 5339 Bus and Bus Facility Grant
14. [ID 16-0079](#) Resolution to Accept Matching Funds from NC Department of Transportation to Reduce Local Match for Federal Fiscal Year 2013 FTA Congestion Mitigation Air Quality Grant
15. [ID 16-0080](#) Resolution to Accept Matching Funds from NC Department of Transportation to Reduce Local Match for Federal Fiscal Year 2014 FTA Congestion Mitigation Air Quality Grant
16. [ID 16-0039](#) Resolution Authorizing Execution of Contract with Carolina Management Team (CMT) in the Amount of \$216,453 for On-Call Protective Coatings Services
17. [ID 16-0130](#) Motion to Approve the Minutes of the Infrastructure Committee Meeting of January 12, 2016

Motion to approve the minutes of the Infrastructure Committee meeting of January 12, 2016 was adopted.

## **II. GENERAL BUSINESS AGENDA**

There were no general business items for this agenda.

## **III. INFORMATIONAL ITEMS**

18. [ID 16-0093](#) Ordinance Rezoning Property Located at 4803, 4807 Hardindale Drive & 635 Muirs Chapel Road

Councilmember Hoffmann stated the rezoning item would be presented to Council on February 16th; and stated the item was for informational purposes only.

**19. [ID 16-0099](#) Status Report: Sustainability Action Plan**

Community Planning Manager Hannah Cockburn provided a history of the Sustainability Action Plan; made a PowerPoint Presentation; outlined eight areas; highlighted implementation action items; spoke to the completion of items; continued revisions; successes of the plan; the next steps; new initiatives including Smart Cities Challenges and Solar Road Maps; enhancement of online information; establishing a green practices recognition program; referenced a handout provided to Committee members; and recognized members of the Sustainability Community in attendance.

Discussion took place regarding the Green Team program; energy savings for the City; outreach to neighborhood associations; the Better Buildings program; and previous rebates for green installations.

Councilmember Fox requested staff to research working with North Carolina State A & T University for the Better Buildings program; and to research the use of the Combined Federal Campaign.

Councilmember Hoffmann acknowledged Community Sustainability Council members; spoke to the history of the Committee; referenced a meeting at Ashway and reporting what the City had done; and voiced excitement for the increase in square footage and the decrease in cost.

(A copy of the PowerPoint Presentation and the Handout is filed in Exhibit Drawer Y, Exhibit No. 8 which is hereby referred to and made a part of these minutes)

**20. [ID 16-0122](#) Presentation - Greensboro Zoning Process (Zoning 101)**

Planning Director, Mike Kirkman spoke to Council's request for a zoning process update; stated a presentation had been given to the Neighborhood Congress; made a PowerPoint Presentation; outlined zoning regulations; outlined the three types of zonings; spoke to quasi judicial hearings associated with the special use permit; explained the zoning and application process; and reviews by the Zoning Commission. Mr. Kirkman highlighted the process for staff review and analysis; spoke to site visits; staff reports; impacts on adjacent properties; outlined the public notification process; reviewed state law requirements; spoke to the distribution list used for notices; and stated notices were posted to the website. Mr. Kirkman explained the use of the PeaceMaker for advertising; spoke to zoning hearings; commission and staff recommendations; outlined the appeals process; spoke to engaging the community; and the availability of zoning ordinances online.

Discussion took place regarding citizens contacting Councilmembers; staff limitations due to state regulations; providing earlier notices; and adjusting application deadlines.

Councilmember Outling requested information on procedures used by other municipalities; inquired if staff could send additional notices prior to the 10 - 25 day regulation; requested staff research what would constitute reasonable action; cost to the City; and the use of social media for notifications.

City Attorney Tom Carruthers confirmed the City would have to incur the cost associated with the additional notice; and that staff would research the matter.

Discussion took place regarding the use of the PeaceMaker; and the requirements of the North Carolina General Statutes.

Councilmember Abuzuaiter recognized Triad Real Estate and Building Industry Coalition (TREBIC) President, Marlene Sanford to speak to the item.

Ms. Sanford spoke to contributions to the zoning process by TREBIC; public meetings and deadlines; explained conditional zonings; the quasi judicial process; spoke to a fair process; referenced previous conversations encouraging communications with neighbors; stated the majority of rezonings were not controversial; spoke to the cost associated with the appeals process; and to working together as a community.

Council requested staff to make the presentation at a future City Council meeting.

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(A copy of the PowerPoint Presentation is filed in Exhibit Drawer Y, Exhibit No. 8 which is hereby referred to and made a part of these minutes)

**Matters to be discussed by Committee Members**

There were no items for discussion by the Committee members.

**Matters to be presented by the City Manager**

There were no items for discussion by the City Manager.

**Matters to be presented by the City Attorney**

There were no items for discussion by the City Attorney.

**Adjournment**

Moved by Councilmember Fox, seconded by Councilmember Abuzuaiter, to adjourn the meeting. The motion carried by voice vote.

THE INFRASTRUCTURE COMMITTEE ADJOURNED AT 5:24 P.M.

ANGELA R. LORD  
DEPUTY CITY CLERK

NANCY HOFFMANN  
CHAIRPERSON