



City of Greensboro

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

Meeting Minutes - Draft Community Services Committee

Tuesday, June 14, 2016

5:00 PM

Council Chamber

Call to Order

This Community Services Committee meeting of the City of Greensboro was called to order at 5:14 p.m. on the above date in the Council Chamber of the Melvin Municipal Office Building with the following members present:

Present: 3 - Chairperson Jamal T. Fox, Vice Chair Sharon M. Hightower and Councilmember Justin Outling

Absent: 1 - Councilmember Nancy Hoffmann

Also present were Interim Assistant City Manager Barbara Harris, City Attorney Tom Carruthers, and Deputy City Clerk Angela R. Lord.

Council Procedure for Conduct of the Meeting

Councilmember Fox explained the Committee procedure for conduct of the meeting; and asked for a motion to excuse Councilmember Hoffmann from the meeting.

Moved by Councilmember Outling, seconded by Councilmember Hightower to excuse Councilmember Hoffmann from attendance at the meeting. The motion carried by voice vote.

I. CONSENT AGENDA (One Vote)

Councilmember Fox asked if anyone wished to remove any items from the Consent Agenda. Councilmember Hightower requested Items #1 and #5 be removed for discussion.

Moved by Councilmember Outling, seconded by Councilmember Hightower, to refer the consent agenda as amended to Council. The motion carried by voice vote.

2. [ID 16-0476](#) Resolution Approving Contract Extension in the Amount of \$129,800 with CLH Design PA for the Hester Park Master Plan Phase I Project
3. [ID 16-0467](#) Ordinance in the Amount of \$9,817 Amending the FY 2015-16 Workforce Innovation and Opportunity Act Fund Budgets
4. [ID 16-0485](#) Resolution Authorizing Match Grant Application for 2016 Lead Based Paint Hazard Control Grant Application to the US Department of Housing and Urban Development
6. [ID 16-0447](#) Motion to Approve the Minutes of the Community Services Committee Meeting of May 10, 2016

Motion to approve the minutes of the Community Services Committee meeting of May 10, 2016 was adopted.

1. [ID 16-0516](#) Resolution to Modify Loan Agreement and Accept Deed in Lieu of Foreclosure for 1004-1028 John Dimrey Drive

Councilmember Hightower requested confirmation on the foreclosure; on rental stipulations; voiced concerns with stipulations for maintenance; and inquired about financing and rehabilitation opportunities.

Interim Assistant City Manager Barbara Harris provided a brief history of the City's investment; spoke to outstanding loans; modification of loan restrictions; tax credit projects; additional investment properties; referenced the structure of the loans in the 1990's; and stated staff recommended the sale of the property to the open market.

Community Planning Manager Cynthia Blue spoke to income limitations; and provided the appraised value of the units.

Councilmember Hightower asked if the City continued to following the same structure method.

Interim Assistant City Manager Harris clarified the structure system was used in new constructions.

Moved by Councilmember Hightower, seconded by Councilmember Outling, to refer the resolution to Council. The motion carried on the following roll call vote:

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

5. [ID 16-0460](#) Resolution Listing Loans and Grant for City Council Approval

Councilmember Hightower inquired about housing reclamation opportunities; voiced concerns with investing in the property at 406 East Whittington Street; and spoke to the purpose of the reclamation program.

Ms. Blue confirmed the City did not own the property; outlined the purchase of the property for the Neighborhood Stabilization program; spoke to the transfer of the property to Unity Builders, Inc.; and to the rehabilitation of the Ole Asheboro Neighborhood.

Interim Assistant City Manager Harris clarified the purpose of the reclamation project was to save homes from demolition.

Discussion took place regarding other properties on East Whittington Street; homes that were boarded up; and purchase activity of homes on the street.

Councilmember Hightower requested staff to research revitalization of the area as a whole.

Moved by Councilmember Hightower, seconded by Councilmember Outling, to refer the resolution to Council. The motion carried on the following roll call vote:

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

II. GENERAL BUSINESS AGENDA

7. [ID 16-0444](#) Ordinance Amending Chapter 19 of the Greensboro Code of Ordinances with Respect to Parks and Recreation - To Enact Section 19-2 Parks, Botanical Gardens And Greenways Operations

Interim Assistant City Manager Harris recognized Parks and Recreation Director Wade Walcutt to speak to the item.

Mr. Walcutt spoke to the allowance for alcohol sales at events on an on-going basis; special event permits; stated alcohol sales were currently allowed in other parks; spoke to food vendors; a regulated and permitted process;

clarified the City would have more control; spoke to risk management; and being more efficient.

Councilmember Hightower spoke to the ordinance change being done to accommodate LeBauer Park; asked if the permits would be effective for a year; voiced concerns for regulations and restrictions; stated she did not want alcohol sales to be permitted in smaller parks; and asked if the permit would be restricted to certain parks.

Councilmember Wilkins inquired about alcohol sales being permitted in certain areas of the parks; spoke to the requirement of an ABC permit; to the need for a long term solution; and voiced the need for a controlled environment.

Mr. Walcutt spoke to the establishment of guidelines; what would initiate a review of permits; confirmed staff was working with the ABC Board and the Police on the item; clarified the process for the permit; and stated existing ordinances would be enforced.

Councilmember Outling spoke to the benefit to businesses; and asked why the ordinance would not be extended to all of the parks.

Councilmember Fox stated there would not be a demand in smaller parks; and requested the ordinance to be fair across the City.

Mr. Walcutt spoke to the intent of the ordinance; to identifying areas to manage risks; and providing edits to Council.

Discussion took place regarding limitations; parks that were not staffed; and the demand for Downtown.

Councilmember Fox requested additional information to be presented at the next Community Services Committee meeting.

Discussion continued in regard to delaying the item; bringing the item before Council at the June 21st meeting; the potential for generated revenues; and the grand opening events for LeBauer Park in early August.

Councilmember Fox requested staff provide additional information to Council by next Monday.

Moved by Councilmember Outling, seconded by Councilmember Hightower, to refer the ordinance to Council. The motion carried on the following roll call vote:

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

8. [ID 16-0474](#) Resolution to Accept Donation of Center City Park

Mr. Walcutt referenced a business model previously discussed; outlined the resolution to accept the donation of the park; outlined the operations of Center City Park and LeBauer Park; the Memorandum of Understanding (MOU) with Downtown Parks Incorporated; spoke to the intent of the private public partnership; the responsibilities of each party; and stated there would not be any additional burden to the taxpayers.

Councilmember Fox inquired about the hours of operations; and to the availability of access to all citizens.

Councilmember Hightower asked for confirmation for the delegation of operations.

Mr. Walcutt clarified the parks would be accessible to everyone; and spoke to the upkeep requirements of the amenities.

Councilmember Outling spoke to the negotiations; stated both parks were City owned assets; and stated this would be a step forward for taxpayers.

Discussion ensued regarding the new Board; ongoing funding by the non-profits; the City's annual contribution;

management by Downtown Greensboro Incorporated (DGI); the potential for unforeseen expenses; and the benefit to the City.

Councilmember Hightower requested confirmation regarding funding.

Mr. Walcutt spoke to the operating model; referenced the \$10 million gift for Lebauer Park; maintaining assets; and spoke to the operating agreement.

Councilmember Fox requested clarification by staff that the MOU would not be burdensome on the taxpayers; research the possibility of a reduction of the annual financial contribution; and requested that the new Executive Director attend an upcoming meeting.

Moved by Councilmember Outling, seconded by Councilmember Hightower, to refer the resolution to Council. The motion carried on the following roll call vote:

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

9. [ID 16-0504](#) Resolution Authorizing Interlocal Agreement on Public Libraries Between the City of Greensboro and Guilford County

Interim Assistant City Manager Harris spoke to the existing agreement; outlined the rate history; spoke to a one year agreement; a review of the agreement in the fall; providing an update in December; and stated it was necessary for Council and the County Commissioners to agree on the amounts for future years.

Councilmember Hightower requested information on how the number of visitors equated to dollars; and stated the City had an excellent library system.

Councilmember Outling inquired about the County's legal obligation to make resources available; and asked about the City's leverage.

City Attorney Carruthers stated he would email the Committee with an update; spoke to City and County functions; and to the long standing interlocal agreement.

Discussion ensued regarding clarity for the citizens; reviewing the agreement annually; Greensboro paying higher rates; other municipalities that did not cover library services; staff review of the services provided; the expiration of the current agreement; negotiations with the County; and penalties for noncompliance.

Councilmember Fox requested City Attorney Carruthers provide Council with all interlocal agreements with the County; asked for Council to be involved in negotiations with the County; and requested revisions to the interlocal agreements to be updated prior to the Council meeting on Tuesday night.

Interim Assistant City Manager Harris spoke to library costs; and confirmed staff would provide information to Council.

City Attorney Carruthers stated the library system was better than if the County had maintained it; and spoke to moving forward with the planned schedule to review agreements.

Moved by Councilmember Outling, seconded by Councilmember Hightower, to refer the resolution to Council. The motion carried on the following roll call vote:

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

10. [ID 16-0466](#) Resolution Authorizing Extension of Workforce Development Adult/Dislocated Worker Services with Arbor E&T, LLC, d/b/a ResCare

Workforce Services Corporation in an Amount Not To Exceed
\$2,000,000 for Fiscal Year 2016-17

Interim Assistant City Manager Harris recognized Workforce Development Director Lillian Plummer to speak to the item.

Ms. Plummer provided a brief history of the item; outlined the proposed extension of the contract with Rescare; spoke to upcoming proposals in the spring of 2017; services provided to dislocated workers and adults; referenced an upcoming contract for youth services; spoke to the value of the contract; stated State funding had been cut; spoke to current negotiations; requested Council approval; and stated the item would be presented to the Workforce Development Board on June 24th based on Council approval.

Discussion ensued regarding negotiations of the contract; a performance review of Rescare; costs associated with the program; and North Carolina contractors monopolizing contracts in the state.

Councilmember Fox requested staff expedite the youth services contract for the July City Council meeting; inquired about the restoration academy; requested Workforce Development staff work with the City Manager's office for funding for the program; and spoke to the benefits of the program.

Ms. Plummer spoke to available resources for Rescare; the loss of positions due to state cuts; reallocation of funding; staff working with the community agencies; and to volunteer positions.

Assistant City Manager Chris Wilson added that staff currently provided services daily; spoke to campaigning for the program; and stated staff would provide an update on success stories of the program.

Ms. Plummer highlighted a summer youth program; spoke to positions that required drug testing; to offenses that could be expunged; stated the program had served approximately 5000 people; spoke to the request for job fairs; and to the expansion of hours of operation.

Councilmember Fox commended Ms. Plummer and staff for the work done on the item.

**Moved by Councilmember Hightower, seconded by Councilmember Outling, to
refer the resolution to Council. The motion carried on the following roll call vote:**

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

**11. [ID 16-0464](#) Authorization to contract with Partners Ending Homelessness and the
Interactive Resource Center**

Interim Assistant City Manager Harris provided a history of the item; and stated the contract amount was consistent with the previous year.

The Committee requested the update on program service activity at this time.

Councilmember Outling referenced a speaker from the floor in regards to funding for the Interactive Resource Center (IRC); spoke to the designation of the funding for the winter shelter; and asked if the issue had been resolved.

Interim Assistant City Manager Harris confirmed the matter had been resolved; referenced conversations with the IRC and Partners Ending Homelessness (PEH); and recognized PEH Executive Director Darryl Kosciak to provide an update.

Mr. Kosciak provided handouts to the Committee; recognized other partners in attendance; stated PEH was the lead agency for care in Guilford County; outlined mandated responsibilities; spoke to training and funding; outlined data included in the handout; referenced five years of data in system; highlighted the total number of homeless served; the focus and goals of the program; the number of people housed; spoke to emergency shelters; and to

transitional housing. Mr. Kosciak provided a list of City funded agencies; outlined various services provided; highlighted data for individual agencies; and provided an overview of the utilization summary.

Councilmember Hightower spoke to additional funding received from the Phillips Foundation; voiced concerns that the Committee could not review the amount of information that had been provided in the handout; and asked if the item was for the upcoming budget year.

Interim Assistant City Manager Harris confirmed that portions of the item were for the upcoming fiscal year; and stated that staff would schedule a work session for an update.

Discussion took place regarding allocation of funding; the types of supportive services provided; being competitive with other states; the success of the program; a decrease in the number of people sleeping outdoors; the number of homeless that slept in vehicles or friends homes; and holding a work session to review plans, goals and strategies of the program.

Councilmember Fox requested a work session be scheduled before the end of the month to review the PEH item; and the interlocal agreements with Guilford County.

Moved by Councilmember Outling, seconded by Councilmember Hightower, to refer the resolution to Council. The motion carried on the following roll call vote:

Ayes, 3 - Jamal T. Fox, Sharon M. Hightower and Justin Outling

Absent, 1 - Nancy Hoffmann

III. INFORMATIONAL ITEMS

12. [ID 16-0528](#) Update from Partners Ending Homelessness on Homelessness Prevention Programs

This item was included with Item #11.

Matters to be discussed by the Committee Members of the Council

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 Hightower, seconded by Councilmember Outling, to adjourn the meeting. The motion carried by voice vote.

THE COMMUNITY SERVICES COMMITTEE MEETING ADJOURNED AT 7:06 P.M.

ANGELA R. LORD
DEPUTY CITY CLERK

JAMAL FOX
CHAIR