

**Town of Garner
Work Session Minutes
February 23, 2016**

The Council met in a Work Session at 6:00 p.m. on Tuesday, February 23, 2016 in the Garner Police Department Training Room located at 912 7th Avenue.

CALL MEETING TO ORDER/ROLL CALL: Mayor Williams called the meeting to order at 6:00 p.m.

Present: Mayor Ronnie Williams, Mayor Pro Tem Kathy Behringer, Council Member Buck Kennedy, Council Member Ken Marshburn, Council Member Gra Singleton. Council Member Jackie Johns had an excused absence.

ADOPTION OF AGENDA

Motion: Marshburn
Second: Behringer
Vote: Unanimous

DISCUSSION

Neighborhood Improvement Update

Presenter: Reginald Buie, Neighborhood Improvement Manager

In FY 2015, the Town partnered with Rebuilding Together of the Triangle to provide home repairs to 8 families in Garner and allocated \$20,000 toward this effort. Mr. Sargent said that these funds partnered with over \$100,000 in cash and in-kind support from the community, needed repairs were made to 6 homes in the Cloverdale subdivision and two homes within the Town. Rebuilding Together of the Triangle is requesting an additional \$20,000 through the current fiscal year. Their plan is to raise an additional \$40,000 from other sources to match these funds two-to one and complete repairs to an additional 8 homes by September 30. They are also requesting an additional \$30,000 for FY 2016/17. With this investment and another \$70,000 in cash and in-kind support from the community, they would be able to serve at least 12 families between October 2016 and July 2017.

Council Member Marshburn said he was impressed with the organization and the work being done as housing is an important part of any community.

Council Member Kennedy asked what some of the common repairs included. Mr. Sargent said repairs were made to roofs, floors and sub-floors, heating and cooling units, porches and porch rails, windows and doors. Accessibility issues were also addressed such as ramps and hand rails. Mr. Kennedy had a question as to where the base funding for their organization comes from and Mr. Sargent said corporate and community partners such as Lowe's, Wells Fargo, Honeywell, The Home Depot, USAA, TREIA, Concord Hospitality Enterprises Company, Capital Coffee, Grasshopper Triathlon, RT Natinal, SteelFab, Citrix, Roger's Builders, roofwerks, Genworth Financial, Rodgers, Paycor and most recently Duke Energy.

Action: Staff to prepare budget amendment for \$20,000. Council will consider additional funding during the FY16-17 budget process.

Central Garner Initiative

Presenter: Reginald Buie, Neighborhood Improvement Manager

Mr. Buie is requesting authorization to conduct a Neighborhood Initiative beginning March 2016 in the downtown area in response to neighborhood concerns expressed by citizens and the business community. Mr. Buie said the initiative should last approximately 60 days and might identify some other issues in the area that may need to be addressed. Council was receptive to the idea and requested this item be placed on the next agenda for approval.

Action: Place on March 7

Main Street Neighborhood Task Force Update

Presenter: John Hodges, Assistant Town Manager-Development Services

Mr. Hodges advised Council that since the last meeting, a multi-departmental approach was used to investigate the problems reported in this area. Chief Zuidema reported the Police Department has performed 70 security checks in January in addition to responding to other issues reported. From February 1 to today, 43 security checks have been performed. Police Officers continue to have a presence in the neighborhood and no significant reports have been made. Mr. Hodges said the February 2 neighborhood/business meeting was well attended. He also reported a recent sale of foreclosed homes in the area to Wake Baptist Grove Church. Chief Zuidema also added that communities who utilize the NextDoor social media app should understand that the Police Department does not see these individual posts and if suspicious behavior is noticed, residents should call 911 directly. If residents should desire to speak with an officer and it is not an emergency, they may utilize the non-emergency contact number of 919-772-8810.

Mr. Berry said he was very pleased with the progress made and was appreciative of the support being provided by the Town.

Action: Information only; no action.

Review Task List from 2016 Council Retreat

Presenter: Rodney Dickerson, Interim Town Manager

Mr. Dickerson advised Council of the Department Head Retreat in March and explained that as part of the Retreat, staff would be performing some strategic planning, and revising the mission and vision statements. Another goal is to consolidate previous action items into one comprehensive document.

Staff reviewed the task list as compiled at the Council's 2016 Planning Retreat and Council was asked to make any additions or corrections and confirm the items to be included in the FY 2016-2017 budget.

Action: Confirmed Task List and Budget Items

UDO Text Amendment Request

Presenter: Brad Bass, Planning Director

Mr. Bass advised that staff is proposing a text amendment to the Unified Development Ordinance (UDO) to modify setback requirements in several single-family zoning districts. Over the past year, staff met with various developers regarding potential residential projects in Garner and one of the recurring themes heard was the need for the Town to consider revising the set-back requirements in the single-family residential zoning districts. Staff performed a survey of other Wake County municipalities and concluded some minor adjustments may be needed.

Action: Place on March 7 Consent Agenda to set Public Hearing for April 4; include modifications to Central Business setbacks.

Update on Sidewalk Projects

Presenter: Tony Chalk, Town Engineer

Mr. Chalk reminded Council that as part of the 2013 Council Retreat a prioritized list of sidewalk projects was developed and approved with the bond package. Sidewalks along Claymore Drive, Buffaloe Road and Benson/Main Street are either completed or in the process of bidding. Due to the construction market, the cost to construct the sidewalk projects has increased approximately 45% from the amount originally estimated. Other sidewalk projects identified in 2013 included Spring Drive (Buckhorn-Timber), Vandora Springs Road (Tiffany Circle-Timber), North Garner Middle School (Avery-Curtis) and Spring Drive (Vandora Springs-Buckhorn).

Council Member Kennedy asked to add sidewalks to the Aversboro Road Extension to a future list.

Action: Proceed with prioritized list of sidewalks.

Google Fiber Update

Presenter: Rodney Dickerson, Interim Town Manager

Mr. Dickerson provided an update on Google Fiber project and recap of initial information on deployment of fiber to homes. This project began with fiber initially deployed in the Morrisville/Cary area. When complete, it will be extended to the Raleigh area. The Town of Garner has secured a location on Spring Road for Google Fiber to place their equipment building. Google Fiber is primarily a non-commercial resource driven by neighborhood interest and residents can sign-up online if interested. At this time, it is unknown when the project will extend to Garner.

Action: No action; information only

REPORTS

Council Member Kennedy

- Reported a directional sign down near the Highway 50 exit off Highway 70, near the Chamber of Commerce. Staff will investigate.

Council Member Singleton

- Mentioned an article in the News & Observer regarding other communities obtaining CAMPO grants for transportation projects and felt this might be something the Town could take advantage of.

Mayor Pro Tem Behringer

- Was pleased to report the opening of Bali Hai Chinese Mongolian Grill in the Lowe's Food Shopping Center.
- She and Reginald Buie, Neighborhood Improvement Manager, met with representatives of Passage Homes, a non-profit to help end homelessness, to determine how the Town could be part of their process. Mr. Dickerson reported the Town is also hoping to include this process as part of future neighborhood improvement initiatives.

Council Member Marshburn

- Encouraged everyone to view the art on display at the Garner Perming Arts Center.

Interim Town Manager Dickerson

- Advised Council that the date posted for the second council meeting in March was incorrect; the correct meeting dates for March are March 7, 22, and 29.

ADJOURN: 7:12 p.m.

Respectfully Submitted,
Stella Gibson