



College Town. Lake Town. *Your Town.*

August 25, 2015

**PRE-MEETING MEETING
THE TOWN OF DAVIDSON BOARD OF COMMISSIONERS**

The Town of Davidson Board of Commissioners held its regularly scheduled meeting on Tuesday, August 25, 2015 at 4:06 p.m. Present were Mayor John Woods and Commissioners Anderson, Cashion, Fuller and Graham. Commissioner Jenest was absent. Town Manager Leamon Brice, Town Attorney Richard Kline, Assistant Town Manager Dawn Blobaum, Public Works Manager Doug Wright, Public Information Officer Cristina Shaul and Town Clerk/Human Resources Coordinator Heather James were also present.

- **Moratorium Options**

Town Attorney Richard Kline explained the current moratorium general statute. The town has not placed moratorium on development since the amended legislation in 2011. The legislation notes that moratoriums cannot be placed on solely on residential development. The board has the capability to deny all water and sewer easement requests in the rural area as an alternative approach to a moratorium. The board agreed the moratorium is not necessary.

- **Summary of Upcoming Priorities for the Planning Department**

Planning Director Jason Burdette announced that Request for Proposals (RFP) for designing a rural area plan have been sent to nine firms. The Planning Ordinance Committee (POC) will again convene on regularly weekly basis to address recent legislation and other planning ordinance updates. Additionally, Mr. Burdette is working on a streamlined process for permitting and site plan review.

- **Discussion Regarding the Potential of Future Joint Work Session with Planning Board**

The board recommended meeting with each advisory board each January to discuss goals and objectives for the advisory boards.

- **Advisory Board Process**

The board recommended term limits be placed on each advisory board. All advisory board members will be limited to two consecutive three year terms. Advisory board members will be required to reapply each term if seeking reappointment. This is be effective January, 2016.

The meeting adjourned at 5:35 p.m.

**REGULAR MEETING
THE TOWN OF DAVIDSON BOARD OF COMMISSIONERS**

The Town of Davidson Board of Commissioners held its regularly scheduled meeting on Tuesday, August 25, 2015. Present were Mayor John Woods and Commissioners Anderson, Cashion, Fuller, Graham and Jenest. Town Manager Leamon Brice, Assistant Town Manager Dawn Blobaum, Finance Director Pieter Swart, Planning Director Jason Burdette, Public Information Officer Cristina Shaul, Economic Development Manager Kim Fleming, Public Works Director Doug Wright, Parks and Recreation Director Katheryn Spatz and Town Clerk & Human Resources Coordinator Heather James were also present.

- **Announcements**

Public Information Officer Cristina Shaul announced the next Davidson Connections meeting will be held on Thursday, Sept. 3 at 9:00 a.m. at Our Town Cinemas. The next concert on the Green is Sunday, Sept. 6 at 6:00 p.m. The Town of Davidson offices will be closed for Labor Day on Monday, Sept. 7. A public information session Roosevelt Wilson Park on Saturday, September 12 from 9:30 to 11:00 a.m. Citizens can learn about the improvements we've already made and plans for future improvements and also to provide input on a new play feature for the park. Davidson board of commissioners will host Coffee Chats the third Monday of the month from 9:00 to 10:00 a.m. at The Egg at Davidson at 231 Griffith Street in Sadler Square. The first Davidson Coffee Chat will be Monday, September 21 from 9:00 a.m. and several Davidson commissioners will attend.

- **Commissioner Reports**

Commissioner Anderson reported that ASC is changing its governance structure. There will be an advisory council in addition to the elected official appointment. Commissioner Cashion was reported that CCOG presented information on managing millennials and diversity in the workplace. Graham said the VLN hosted the largest tennis event to date (900 attendees). Commissioner Jenest reported that additional projects will be added to the upcoming transportation plan and HWY 73 is scheduled to be widened in the next 10 years. At the CRTPO meeting Commission Jenest noted he voted against the managed lanes project. Commissioner Fuller reported that Ada Jenkins is planning exciting programs for the future and is in the mist of repairing the roof and appliances at the Ada Jenkins facility. Mayor Woods noted that MTC is continuing construction on the Blue Line. Additionally, the City of Charlotte is working towards a "grand station" that will serve as a hub for the street car, rail and buses to emanate.

The next item on the agenda under Discussion included:

- **Catalyst Project Update**

Rory Dowling Project Manager for the UNC School of Government Finance Initiative presented an update on the project. He addressed the town's existing needs, public interest and guiding principles. The board was concerned about traffic during the construction of the project, sensitivity to "Knox" building and requested more detailed financials. Mr. Dowling also presented several development

options and explain next steps such as leasing versus owning, parking analysis and traffic impact analysis.

- **Affordable Housing Steering Committee**

The Board of Commissioners invited the Affordable Housing Steering Committee to discuss goals for the future of the program. Several ideas were discussed such as: public financing options, best mix of inclusionary housing, rentals, end-user benefits and types of incentives.

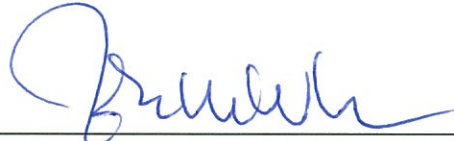
- **Summary of Action Items**

- (1) Inclusionary housing
- (2) NC 73 Overlay
- (3) Floor Area Ratio
- (4) Local historic district expansion
- (5) Public vs. Private Streets
- (6) Tree Canopy Requirements


- **Closed Session**

Commissioner Anderson made the motion to go into Closed Session at 8:10 p.m. and the motion passed unanimously (5-0). Commissioner Jenest made the motion to come out of closed session at 9:01 p.m. and the motion passed unanimously (5-0).

The meeting adjourned at 8:10 p.m.



John M. Woods,
Mayor

Attest: 

Heather B. James
Town Clerk