

MINUTES
Agenda Meeting of the Southern Pines Town Council
February 5, 2014, 7:00 PM, Community Room, Southern Pines Police Department
450 West Pennsylvania Avenue

Present: Mayor McNeill, Mayor Pro Tem Fields, Councilmember Walden, Councilmember VanCamp, Councilmember Simeon

Absent: None

Call to Order

1. Architectural Reviews

A. AR-01-14 Outback Steakhouse, 100 Southern Rd., Landon Bradshaw, Petitioner

Landon Bradshaw, Callison Architects and Chip Vest, Managing Partner, Outback Steakhouse was present for discussion with Council. Mr. Bradshaw gave an overview of the proposed architectural review and commented the concept is to implement their new nationwide design intent for a new modern look.

Councilmember Simeon inquired if any alternate color schemes are available. Mr. Bradshaw responded in the negative and commented they will address such issues if the project becomes site-specific.

Mayor Pro Tem Fields commented he is ok with the proposed color scheme.

Councilmember VanCamp asked for a renovation timeframe. Mr. Bradshaw responded by commenting that the estimation for completion is approximately 15 weeks with a goal to be finished prior to the U.S. Open.

Discussion ensued regarding signage limitations. Planner Chris Kennedy commented signage will be addressed separately from the architectural review by a sign permit.

Brief discussion ensued regarding the proposed design standards.

Mayor Pro Tem Fields commented he is in favor of the proposal. Councilmember VanCamp commented the proposal is very stylish.

Discussion ensued regarding design standards of the Southern Pines Village. Mayor Pro Tem Fields commented the Outback Steakhouse is on a separate parcel of land and he is not concerned with proposal looking like the rest of the Southern Pines Village.

Mayor Pro Tem Fields spoke regarding the new UDO not requiring applicants to meet with Council regarding small architectural reviews and commented he does not think applicants have to be present for small projects such as presented. Discussion ensued.

2. Consent Agenda

- A. Adopt Agenda Meeting Minutes of January 8, 2014 and Regular Business Meeting Minutes of January 14, 2014 as written.

Corrections to the minutes were noted by the Town Clerk.

B. Budget Amendments

- Fund Balance to Special Appropriations \$10,000

Brief discussion ensued regarding changing the budget amendment amount to \$5,000.

Mayor Pro Tem Fields commented he is in favor of leaving the \$5,000 budget amendment on the Consent Agenda but reserves his right to request its removal at the Regular Business Meeting.

Council agrees to change the requested budget amendment amount to \$5,000.

- Fund Balance to Pool Park Plan \$25,000

Mayor McNeill spoke regarding an email from Town Manager Parsons in regards to a meeting with Dorothy Brower and Oliver Hines regarding Pool Park and commented that Town Manager Parsons suggested removal of the proposed budget amendment to be placed as a Miscellaneous item to allow public comment.

Councilmember VanCamp inquired if the announcement of the item is too 'last-minute' for public comment and if it should be available at a later date. Councilmember VanCamp continued by commenting it seems there is a fissure in the public and it needs to be addressed.

Councilmember Simeon commented he thinks the item needs to be discussed further and Council needs to hear from the community. Councilmember Simeon continued by commenting there is a greater concern in the public and he doesn't think there is a viable alternative available for closing the pool and that a splash pad doesn't equate with a swimming pool.

Mayor Pro Tem Fields commented that Southern Pines is the only community with a public swimming pool and it is in bad shape.

Councilmember Simeon commented he thinks the Town needs a public pool and if the pool is removed, a plan needs to be in place to have a similar facility. Councilmember Simeon continued by inquiring if the pool has been marketed as a multi-faceted area for the community and if any analysis has been conducted regarding public pool entry fees to see if it is not an economic drain.

Councilmember VanCamp commented the problem is that the pool is not marketable in its condition.

Recreation & Parks Director Robert Reeve gave an overview of the Aquatics Task Force and the 2005 Aquatics Study and commented the pool is 51 years old and over the past 9 years, significant time has been spent promoting pool use and cited marketing examples. Director Reeve continued by commenting they have successfully marketed the pool but it is up to the citizens on how they utilize it.

Councilmember Simeon commented he has concerns with eliminating a public swimming pool in the community and not having a swimming alternative.

Councilmember VanCamp inquired if alternative attendance at other pools has been considered. Director Reeve responded by commenting that he has contacted other pool facilities in the area and it seems they are willing to work with the Town.

Mayor Pro Tem Fields commented that municipalities are not building pools due to the liability and maintenance cost and to invest money into a pool where there is not enough usage to justify the expenditure is throwing money away.

Discussion ensued regarding swimming pool alternatives as recommended in the Aquatics Study. Councilmember VanCamp inquired if the public is satisfied with the proposed splash pad. Discussion continued.

Director Reeve commented a low bid has been awarded for the splash pad installation and the proposed performance stage is out for bid. Discussion ensued regarding the status of the RFP process.

Assistant Town Manager Adam Lindsay inquired if an agreement has been signed. Director Reeve responded in the negative and commented a purchase order has not yet been issued.

Councilmember Simeon inquired what staffing or supervision is in place if the splash pad is installed. Director Reeve responded by commenting staff is not needed for a splash pad and that it is open to the public but supervision can be available during group functions.

Councilmember Simeon commented the liability with a splash pad seems to be as great as a swimming pool due to the water element. Discussion ensued regarding supervision for the splash pad.

Discussion continued regarding the pool inspection process prior to opening. Councilmember Walden inquired how the underground pipes are determined to be ready for use when inspections are conducted. Director Reeve commented the pipes are unable to be inspected and can't guarantee what will happen underground and that only visual repairs can be done.

Assistant Town Manager Lindsay inquired what is currently budgeted to open the pool and commented that according to the aquatics study, it seems there was an expectation to close the pool when a splash pad was to be installed.

Director Reeve responded by commenting money is available for lifeguards and general operational needs and the typical amount has been spent for the closing of the pool last summer. Director Reeve continued by commenting the splash pad went out for bid first because they want the water element prior to opening the pool.

Councilmember VanCamp commented change is never easy and this topic has been discussed for many years, so the decision is not being made spontaneously and Council needs to be transparent regarding the decision to close the pool.

Mayor McNeill commented the Aquatics Study provided some consideration for a new pool in the future and the plan did call for a splash pad.

Director Reeve commented the Aquatics Study was presented to Council for guidance in the redevelopment of Pool Park. Mayor McNeill inquired if the plan was formally approved by Council. Director Reeve responded by commenting the plan was presented for informational purposes.

Mayor Pro Tem Fields commented the Pool Park Master Plan has been in the works for a while and the question was what year to close the pool and it appears this is the year to do it.

Councilmember Walden commented his concern is investing money into the pool while having issues with the underground system.

Director Reeve commented the Town has been very diligent in moving forward with the process and the information has been available during budgetary processes.

Mayor McNeill commented he wants to make sure the community understands why Council is considering closing the pool and adding a splash pad and he would like for the public to provide input regarding the decision.

Mayor Pro Tem Fields commented he is concerned with the timing of the process although multiple surveys have been conducted and a lot of money has been spent on the Aquatics Study. Mayor Pro Tem Fields continued by commenting that the Town is running out of time and it would be nice to remove the pool prior to the splash pad installation.

Mayor McNeill proposed adding a Miscellaneous item to the agenda for a pool plan presentation, public comments and then the proposed budget amendment. Council was in agreement.

C. Acceptance of Fiscal Year 2012-2013 Annual Audit

No discussion ensued.

D. Camden Villas Performance Bond Renewal: \$54,338

Assistant Town Manager Lindsay gave a brief overview of the proposed bond renewal and commented the bond is for landscaping and street improvements in the subdivision. Assistant Town Manager Lindsay continued by speaking in regards to the Scot's Glen bond renewal and gave an update regarding the bond status.

E. Resolution: Moore County Transportation Committee

Planning Director Bart Nuckols gave an overview of NCDOT Transportation Analysis Zones for employment and population data and commented the resolution is for verification that local governments have performed the analysis and agree that the totals are acceptable. Planning Director Nuckols continued by commenting NCDOT will proceed with the plan upon adoption of the resolution.

Discussion ensued regarding inconsistencies and corrections made in the original NCDOT projections.

3. Public Hearing

A. Community Development Block Grant Applications

Assistant Town Manager Lindsay commented this is the first in a series of public hearings for CDBG funds and is a general public hearing. Assistant Town Manager Lindsay continued by commenting that a public hearing specific to Corporate Park will be held next month.

Additional Discussion Items

Mayor McNeill requested the addition of a Board Appointment to the Consent Agenda for Harry Neely to the Appearance Commission.

Assistant Town Manager Lindsay spoke regarding discussions between Police Chief Bob Temme and the State Bureau of Investigation regarding reward money for information in the recent murder investigations. Assistant Town Manager Lindsay continued by commenting that the City of Rocky Mount recently had a similar situation where Federal Forfeiture Funds were used as reward money, which helped solve their investigation.

No further discussion ensued.

As so incorporated to these minutes of February 5, 2014 are exact copies as so recorded in the ordinance and resolution books of the Town of Southern Pines as fully set out in the minutes.

There being no further business the meeting adjourned at 8:20p.m.

Phillip Britt
Town Clerk