

Mayor Patrick McCrory

Nancy Carter
Harold Cogdell, Jr.
Malcolm Graham
Don Lochman
James E. Mitchell, Jr.

Mayor Pro Tem Patrick De'Angelo Cannon

Patrick Mumford
Sara S. Spencer
John Tabor
Lynn Wheeler
Joe White

CITY COUNCIL MEETING

Monday, January 27, 2003

5:00 p.m.

Conference Center

**Dinner Briefing
(See Table of Contents)**

6:30 p.m.

Meeting Chamber

- **Invocation**
- **Pledge of Allegiance**
- **Citizens Forum**

7:00 p.m.

- **Awards and Recognitions**
- **Formal Business Meeting**

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5:00 P.M. DINNER BRIEFING CONFERENCE CENTER

1. Utility Line Relocation Study

Resources: Michael Bruno, Planning Commission Subcommittee
Chair
Kent Main, Planning

Time: 40 minutes

Synopsis of Presentation:

Background:

- This briefing on Planning Commission's inquiries into Utility Line Relocation is provided as requested by Council, and as a result of the ice storm.
- Members of the Planning Commission have had an interest in utility line undergrounding or relocation for some time. Planning Staff has supported their interest through general investigation of issues.
- A subcommittee of the Planning Commission was formed in November 2002 to pursue the topic further. They met with Duke Power representatives in December, and Bell South and Time Warner in January. While the group's initial focus was on aesthetics and economic development, the December ice storm shifted the issue toward storm susceptibility.
- Quantitative matters, such as length of lines and costs, have relied on information available from literature, the press, or from Duke Power. More detailed or independent quantification will require funding for engineering studies.

Highlights:

The presentation will focus on general issues rather than the specifics of storm damage. It will provide an overview of the following topics:

- Defining the Issues
- Current Line Status and Existing Mandates
- The Main Problem: Money
- Possible Approaches for Incremental Progress
- Next steps

Future Action:

This presentation is intended to provide information and to gauge direction from Council on further study and analysis of the issue.

2. University City Municipal Service District Proposal

Resources: Edna Chirico, University City Area Council
Tom Flynn, Economic Development Office
Matt Bronson, Budget and Evaluation

Time: 20 minutes

Synopsis of Presentation:

The Chamber's University City Area Council will present its proposal to create a municipal service district (MSD) in the University City area to enhance the economic vitality of the area. The creation of an MSD is one of the action steps from the University City Strategic Plan implementation plan approved by Council on December 9, 2002.

State law allows cities to create municipal service districts (MSDs) to promote economic development and/or provide services at a higher level in the district than provided for the entire city. MSDs are funded through an assessment on all property owners within the district boundaries. All of the money raised by the MSD assessment must be spent on district enhancement programs, with the City either providing the services or contracting with another entity to provide them. The City currently has four MSDs: three in Center City and one in South End.

The proposed boundaries of the University City MSD would be Interstate 85, University City Boulevard, and Mallard Creek Church Road. By state law, residential parcels farther than 150 feet from major transportation corridors or nonresidential parcels farther than 1,500 feet from major transportation corridors are excluded from the proposed district. The proposed district also excludes vacant undeveloped land near Mallard Creek Church Road and North Tryon Street.

The proposed MSD tax rate would be 3 cents, which would generate an estimated \$150,000 annually. This funding would be used for marketing and promotion efforts, developing a vision and streetscape plan for the Highway 29/Harris Boulevard area, creating University area signage, and other initiatives.

Future Action

- At the February 10, 2003 business meeting, Council will be asked to
- approve process for considering creation of MSD to be effective July 1, 2003 and
 - direct staff to prepare a report documenting the boundaries and plan for providing services in the MSD.

Attachment 1

Map

3. Eastland Mall Redevelopment

Resource: John Palmieri, Economic Development Office
Tom Flynn, Economic Development Office

Time: 25 minutes

Synopsis of Presentation:

The Eastland Area Plan focuses on revitalizing the Eastland area through a variety of public and private initiatives. A centerpiece of the Plan's strategy is Eastland Mall and its potential to serve as a Town Center for the area. Once a regional mall, in recent years, Eastland's sales have been affected by changing demographics and retail centers built further out Independence Boulevard and Albemarle Road.

The mall ownership team has been working with City staff to respond to existing market forces as well as the neighborhood's support for a more neighborhood-oriented shopping center.

A draft Redevelopment Master Plan has been prepared in collaboration with Little & Associates that identifies opportunities for physical improvements to the mall, new commercial tenants, a transit facility and civic uses.

Such a plan, if implemented, will call for significant private investment as well as public investment in the form of grant and or loan funds to help underwrite a portion of the expense associated with a town center development program.

Mall owners plan to petition the Council for rezoning to advance the Town Center development initiative.

Action Requested: Authorize staff to continue working with the Eastland Mall ownership group to determine the feasibility of Mall revitalization plan and in assembling the City's financial assistance package for Council consideration.

4. Retreat Planning Committee Report: Mayor/Council Annual Retreat Agenda

Resource: Vi Lyles, Assistant City Manager

Time: 5 minutes

Synopsis of Presentation:

The Retreat Planning Committee has outlined an agenda for the Mayor/Council Annual Retreat that will be held February 12 – 14, 2003 in Tryon, NC. The Retreat will focus on reviewing budget and

financial projections, Council Focus Area Plans, Smart Growth action items and Council priority areas. Members of the Retreat Planning Committee include: Mayor Patrick McCrory, Malcolm Graham, Pat Mumford, Sara Spencer and Joe White.

5. Committee Reports by Exception

Restructuring Government Committee: Small Business Opportunity Program

Economic Development & Planning Committee: Third Ward Vision Plan

**6:30 P.M. CITIZENS FORUM
MEETING CHAMBER**

**7:00 P.M. AWARDS AND RECOGNITIONS
MEETING CHAMBER**

CONSENT

- 6. Consent agenda items 16 through 36 may be considered in one motion except those items removed by a Council member. Items are removed by notifying the City Clerk before the meeting.**

POLICY

7. City Manager's Report

8. Small Business Opportunity Program



- Action:**
- A. Approve the Restructuring Government Committee recommendation to establish the Small Business Opportunity Program to increase market access for small businesses in City contracts and procurement,**
 - B. Approve the Restructuring Government Committee recommendation to establish the Small Business Development Program staffing as a Division of the City Manager's Office, and**
 - C. Adopt a budget ordinance transferring \$133,232 from the Neighborhood Development Fund to the General Fund to fund staff transferred to the new division.**

Committee Chair: Joe White

Staff Resource: Vi Lyles, City Manager's Office

Explanation:

In January 2002, City Council ended the race and gender components of the City's Minority and Woman Business Development (MWBD) Program due to a legal challenge of the program's constitutionality. Immediately after terminating these program components, Council appointed a Stakeholders Committee of local citizens to study alternatives to the MWBD program. The Stakeholders Committee's charge was to:

- Determine community needs to promote equal opportunity for City contracting
- Research other municipal programs
- Recommend legal program options
- Review organizational structure and required resources

In June 2002, the Stakeholders Committee made a number of recommendations to Council. These recommendations included:

- to develop a goal based, good faith effort small business utilization program, and
- to conduct small business outreach

On July 22, 2002, Council directed the City Manager to begin the process of implementing the Stakeholder Committee's recommendations.

The Small Business Opportunity Program meets the Stakeholders Committee recommendation to establish a goal based, good faith opportunity program for small businesses that is race and gender neutral. The program as recommended includes the following elements:

- Establishes project by project participation goals
- Goals established with participation of industry committees of large and small businesses
- Refines good faith efforts
- Sets annual participation goals in each City key business
- Notifies small businesses of procurement and contracting opportunities
- May require certain percentage of work to be subcontracted, using appropriate guidelines

The effective date of the program will be March 10, 2003, in the program implementation schedule.

To support the small business development program, a new division of the City Manager's Office is recommended with the consolidation of existing staff, contract resources and additional staff. The staffing recommendation will allow for the following new or enhanced programs:

- Compliance with the new Small Business Opportunity Program including certification, goal setting and compliance
- Capacity building for small business programs in both access to capital and market
- Technical support for the web based small business center approved by Council on July 22, 2002 and
- Management to keep the small business program current with appropriate legal and policy requirements

The funding provides staffing for four existing positions, two contracted positions and eight new positions. The program division manager will report directly to the City Manager's Office and will be a liaison between the Business Support Services Procurement Division, Economic Development Division, Neighborhood Development and the proposed Loan Consortium, which will be administered by the Self Help Credit Union.

The Small Business Development Division will administer two programs: Small Business Opportunity Program and Small Business Capacity Building.

An organizational chart is included as an attachment. Small Business Opportunity Liaisons will be identified within each key business unit to ensure that the program is adequately resourced and that information and expectations can be effectively communicated throughout the organization.

Committee Discussion:

On November 22, 2002, the proposed Small Business Development Program and the staffing to support the Small Business Development Program was presented to the Restructuring Government Committee.

The Committee recommended and Council conducted a public hearing on the proposed program at its December 9, 2002 meeting. The Restructuring Government Committee has worked with staff to address the issues raised by the public in developing its final recommendation and recommends adoption of the Small Business Opportunity Program.

On January 6, 2002 the Restructuring Government Committee voted unanimously to refer the SBO Program to City Council. Council members White, Cogdell, Graham, Lochman and Spencer were present. The Committee's discussion centered on the recruitment strategy for program staff and the program's proposed implementation schedule.

Community Input:

While no one from the public chose to speak at the December 9, 2002 public hearing, the Metrolina Minority Contractors Association (MMCA) provided Council a document expressing the concerns of the MMCA's membership. The Restructuring Government Committee considered these concerns in developing its final recommendation.

Funding:

The estimated annual operating cost of the Small Business Development Program is \$895,000. Funding for the start up cost is included in this fiscal year's operating budget. Council appropriated \$1.25 million in additional funding for the redesigned programs, the Disparity Study and the additional staffing.

Continued funding for the SBD Program Office will be included in the City Manager's recommended budget for FY2004 and FY2005.

Attachment 2

SBO Program
Implementation Schedule
Organizational Chart
Budget Ordinance

9. Third Ward Vision Plan



Action: A. Approve the Economic Development and Planning Committee's recommendation to approve the attached Memorandum of Understanding and associated City funding of \$50,000 contingent upon County commitment of \$118,080 to do a Vision Plan for a portion of the Third Ward Area, and

B. Adopt a budget ordinance appropriating \$50,000 from Council Contingency.

Committee Chair: Lynn Wheeler

Staff Resource: Dan Thilo, Planning Commission

Explanation:

The Center City 2010 Vision Plan recommends that a vision plan for the Third Ward area be developed. With the City of Charlotte's participation, Mecklenburg County will contract with Civitas, a nationally known landscape architecture and urban design firm, to prepare a vision plan for the Third Ward area. The vision plan will be considered for approval by the City Council and County Commission. In order to establish each party's responsibilities, a Memorandum of Understanding and an associated Agreement (see attachment) will be considered by the City Council and the County Commission.

The Vision Plan will aid City Council in future land use and urban design decisions in the Third Ward area. Recent issues that have arisen in the area that will benefit from the planning include: the new Johnson and Wales Campus, the proposed multi-modal station, West Trade Street Transit Corridor and the future use of the Federal Courthouse, in addition to the County park land currently being considered for development.

Committee Discussion:

On January 15, 2003 the Economic Development & Planning Committee voted unanimously (4-0) to recommend City Council approve a Memorandum of Understanding and associated Agreement with the County to undertake a Vision Plan. The approval for \$50,000 City funding was contingent on the County funding \$118,080 of the total \$168,080 contract with the \$50,000 to come from the City Council Contingency Fund.

Council members Wheeler, Lochman, Carter, and Graham were present.

Next Steps:

If the City Council approves the MOU on January 27th, the MOU will be considered by the County Commission on February 4th.

Funding:

After subtracting \$50,000 from Council Contingency for this plan, there will be a balance of \$200,000 in Council Contingency.

Attachment 3

Memorandum of Understanding / Agreement
 Civitas Proposal (12-18-02)
 Project Schedule
 Map of the Study Area
 Budget Ordinance

10. Charlotte Legislative Advocacy Committee (CLAC)

Action: Approve the process for City Council appointments and start up of the new Charlotte Legislative Advocacy Committee (CLAC) approved by City Council at their January 13 meeting.

Staff Resource: Ron Kimble, City Manager's Office
 Boyd Cauble, City Manager's Office

Explanation:

At their meeting on January 13, the City Council approved the establishment of a new Charlotte Legislative Advocacy Committee (CLAC) with the parameters as outlined in the attached matrix.

The Mayor and City Council asked that a process for moving forward be brought back to them as the next step. The following issues and options are offered for consideration:

A. Committee Makeup

(Mayor and Mayor Pro Tem seats are designated by position, two Council member seats are designated as At-Large and District respectively, the Chair is chosen by the Committee)

Option 1: For continuity purposes, appoint same At-Large and District Council members as previous Intergovernmental Relations Liaison Group

Option 2: Consider appointing new At-Large and District Council members

B. Committee Appointment Process

(If Option 2 chosen above)

Using normal nominations process, nominations would be made on February 10 and appointments made on February 24.

C. Committee Charge, Duties and Responsibilities

Parameters approved by Council at January 13 meeting (as outlined in the attached matrix)

In addition, several questions requiring confirmation have surfaced since January 13, and the answers are provided below:

Does the Mayor have a vote on the Committee?	Yes
How many Committee members constitute a quorum?	3
Is this Committee subject to open meetings law?	Yes

Attachment 4

Charlotte Legislative Advocacy Committee Matrix
Council Committee Appointments

BUSINESS

11. Business Investment Grant for USA Canoe & Kayak



Action: Approve a business investment grant of \$7,500 to USA Canoe and Kayak, contingent upon an equal grant from Mecklenburg County, to assist with relocation costs of their national headquarters to Charlotte.

Resources: John Palmieri, Economic Development Office
Jeff Beaver, Charlotte Regional Sports Commission

Policy:

Support the development of an economic environment that attracts new businesses, retains existing businesses and offers a diverse economic mix.

Explanation:

USA Canoe and Kayak (USACK) is the national governing body for the Olympic sports of canoeing and kayaking. USACK trains athletes to participate in the Olympic games representing the USA. USACK is relocating its headquarters from Lake Placid, New York to Charlotte. USACK requested from the final two cities under consideration (Charlotte and Raleigh) that they agree to fund the costs of relocation expenses and upfitting of their new offices at an estimated total cost of \$30,000. The Charlotte Regional Sports Commission made this commitment, and USACK chose Charlotte over Raleigh as their new headquarters location. To assist in this relocation the following proposal is made:

1. Charlotte's private sector will provide USACK with free office space for five years.
2. The YMCA has expressed an interest in a canoe race (sprint) program.
3. Charlotte Regional Sports Commission, Charlotte Whitewater Park and Visit Charlotte have each pledged \$5,000 towards relocation costs.
4. The request for the City's contribution of \$7,500, matched by an equal County contribution of \$7,500, would complete the funding of the relocation and upfitting costs.

According to data developed by the Charlotte Regional Sports Commission, Charlotte's economy will benefit from USACK in several ways:

- Economic impact of competitions that will be held in this area
- Economic impact of athletes that will come to Charlotte to train
- National recognition as the home of an Olympic National Governing Body
- National media exposure from events held in Charlotte

This will also give Charlotte's youth the opportunity to train with Olympic caliber athletes and coaches.

Funding:

Funding for this grant is available in the Business Investment Grant Account, which has an available balance of \$17,000.

12. Business Investment Grant for Boston Gear

Action: Approve a business investment grant to Boston Gear to cover the costs, not to exceed \$100,000, for “listing and labeling” of electrical machinery incurred for the expansion of Boston Gear’s Charlotte manufacturing operation.

Staff Resource: Tom Flynn, Economic Development Office

Policy:

Support the development of an economic environment that attracts new businesses, retains existing businesses and offers a diverse economic mix.

Explanation:

Boston Gear, a manufacturer of gears for industrial purposes, currently employs 65 people in Charlotte and plans to consolidate facilities from Louisburg, North Carolina and Florence, Kentucky into their Charlotte facility, adding 107 employees and \$2.3 million of equipment. As part of this Charlotte expansion, Boston Gear would also relocate nine corporate positions to Charlotte, bringing their total employment in Charlotte to 181. Boston Gear would have an annual payroll of approximately \$6.8 million.

Boston Gear is currently located on Westinghouse Boulevard. To accommodate this expansion they would lease a currently vacant manufacturing facility in either the Arrowood/Westinghouse area or within the City Investment Zone. The manufacturing equipment that would be moved into this new facility will need to be “listed and labeled” for electrical safety in order to pass inspection by the Mecklenburg County Land Use and Environmental Services Agency (formerly known as “Building Standards”). These inspections enforce a North Carolina Code requiring all electrical equipment to be “listed and labeled” for electrical safety. (See attached letter from the North Carolina Department of Insurance) The “listing and labeling” of Boston Gear’s equipment is estimated to cost \$100,000.

Boston Gear has requested City and County assistance to pay for the “listing and labeling” costs since they would not incur these costs if Boston Gear moved to South Carolina, which is an option.

Staff recommends a City County Business Investment Grant to cover the “listing and labeling” costs, but not to exceed \$100,000, for the following reasons:

1. This investment grant will retain 65 manufacturing jobs in Charlotte, and add 107 manufacturing jobs in Charlotte.
2. This \$100,000 investment grant will result in a private sector investment of \$2.3 million (excluding building lease) in Charlotte. This is a leverage of \$23 of private sector investment for each \$1 of public sector investment.
3. Boston Gear’s average salary of \$40,000 is 130% of the median salary in Charlotte-Mecklenburg.
4. Boston Gear is a manufacturer, which is one of the growth business clusters identified by Advantage Carolina.
5. Boston Gear will lease either an existing manufacturing building in the Westinghouse area, which is currently experiencing a 15.3% vacancy rate, or within the current City Investment Zone.
6. Boston Gear’s expansion is estimated to have an annual direct and indirect economic impact of \$47 million on Charlotte’s economy.
7. This investment grant fits within the policy adopted by Council in July 2002 to provide discretionary Business Investment grants for projects with significant economic impact, investment and job creation.

If approved, this investment grant would be paid according to the following schedule:

Year 1:	\$23,000
Year 2:	21,850
Year 3:	20,700
Year 4:	19,550
Year 5:	<u>14,900</u>
Total	\$100,000

If the actual cost of “listing and labeling” is less than \$100,000 these payments would be reduced to reflect the actual cost. These payments would be split between the City and County based on the Revised Business Investment Plan that was referred to the Economic Development and Planning Committee. This Revised Plan is expected to come before the full Council in late February or early March.

County Commission has not yet considered this Business Investment Grant. Funding the full amount of the Grant is contingent upon County Commission approval.

Funding:

The first payment would not be made until FY05 and would be included in the recommended FY05 budget.

Attachment 5

Letter from NC Department of Insurance

13. Honeycreek Senior Apartments Loan



Action: Approve a loan in the amount of \$850,000 to Centrum-Honeycreek Limited Partnership for the construction of 78 elderly housing units.

Staff Resources: Stanley Wilson, Neighborhood Development
Jeff Meadows, Neighborhood Development

Policy:

The City's FY2003 Consolidated Action Plan identifies the need for affordable, safe and decent housing for low and moderate-income families. The Plan was approved by Council on May 13, 2002 and reaffirmed the three basic goals of the City's Housing Policy: preserve the existing housing stock, expand the supply of affordable housing and support family self-sufficiency initiatives.

Explanation:

The Centrum-Honeycreek Limited Partnership requests a loan in the amount of \$850,000 to construct 78 senior apartment units in Neighborhood Statistical Area (NSA) 154 near the Chestnut Lakes Neighborhood. The apartments are located at 7204, 7208 and 7212 Lawyers Road. The project property is located on a 7.76 +/- acre site consisting of 3 tax parcels. The parcels are zoned R-17MF (Multi-Family Residential).

Honeycreek Senior Apartments was presented to Council at the April 22, 2002 Dinner Briefing and the May 13, 2002 business meeting as one of the Tax Credit Projects. Council approved a letter of support along with a loan commitment subject to the award of Tax Credits. The North Carolina Housing Finance Agency (NCHFA) awarded Tax Credits to the project on August 26, 2002. The City's Housing Locational Policy does not apply to the construction of elderly housing; therefore this project is exempt from the policy.

The units will be affordable to the elderly earning 50% or less than the area median income (AMI), which is \leq \$22,450 for a household of one. The rents will range from \$360 to \$721 per month. Of the 78 units; seven will serve households earning 30% of AMI, six will serve households earning 40% of AMI and 65 will serve households earning 50% of the AMI.

The development consists of 13 residential buildings containing three to eight apartments each and a separate 3,000 square foot freestanding community building. There will be 16, one-bedroom apartments with 660 square feet of living space and 62, two-bedroom apartments with 875 square feet of living space. The buildings will be of wood-frame construction with brick and vinyl exteriors. Each apartment will include a refrigerator, range and hood, dishwasher, disposal, washer and dryer connections and central air. The apartments will be owned and managed by Centrum-Honeycreek Limited Partnership. The Management team will consist of a full time property

manager and maintenance person as well as a part time social services coordinator. Supportive services for the development include; health-care and life enhancement activities such as health screening, nutrition programs, health awareness and safety programs. Senior related activities include; grocery/pharmacy delivery, barber/hairdresser, monthly newsletters, optional housekeeping and linen services and optional meal programs.

The terms of the City's \$850,000 amortized loan is 30 years at a 3% interest rate. The units will remain affordable for 30 years and the affordability will be secured by a deed restriction. The City's loan will be in a second lien position. The bank loan is with Sun America, which is in first lien position. The loan is a 20-year construction/permanent loan at 8.5% interest. The total development cost per unit is \$83,832. The City investment per unit is \$10,897 for a 1:7.6 leverage ratio.

Sources and Uses of Funds:

Sources

City of Charlotte Loan	850,000
Sun America - Bank Loan	2,272,955
Low Income Housing Tax Credit Equity	3,415,920
Total	\$6,538,875

Uses

Land	515,000
Construction Hard Costs	4,106,406
Construction Soft Costs	1,086,151
Finance Costs	108,747
Permits, Taps, Fees	130,000
Developer Fee	592,571
Total	\$6,538,875

The projected project schedule is shown below:

February 2003	Final Site Plan Approval
February 2003	Building Plan Approval
February 2003	Loan Closing
March 2003	Construction Start
February 2004	Project Substantial Completion
August 2004	Project Lease-Up

Funding:

Federal HOME Funds

Attachment 6

Tax Credit Award Letter

City Council Dinner Briefing Presentation – April 22, 2002

Project Proforma (22 Year)

Honeycreek Seniors Apartment – Summary Report

Site Plan and Elevation

Location Map

14. General Obligation Refunding Bonds

Action:

- A. Approve a resolution making certain statements of fact concerning the proposed bond issue,**
- B. Introduce a bond order for up to \$45,000,000 of General Obligation Refunding Bonds, and**
- C. Approve a resolution calling a public hearing on the bond order and direct publication of notice of the public hearing and filing of a debt statement.**

Staff Resource: Greg Gaskins, Finance

Explanation:

The General Obligation Refunding Bonds may total up to \$45,000,000. The actual amount of bonds to be refunded is \$43,300,000. A preliminary analysis indicates that the City would save in excess of \$3 million. Refunding bonds are issued at a lower interest rate than the existing bonds so that the City realizes a savings. Market conditions determine the savings amount. Refunding is similar to refinancing a mortgage.

Notice of the public hearing will be published on February 3, 2003 and the public hearing will be February 10, 2003.

A sworn statement of debt will be filed with the City Clerk January 31, 2003.

Background:

The primary criterion when refunding debt is savings. The Local Government Commission policy is for net present value savings that will equal 3% of bond principal being refunded. The proposed refunding exceeds net present value savings of 3%. If the market moves against the City before the proposed refunding bonds are sold, the transaction won't take place. We continuously review our outstanding debt for refunding candidates. Since September of 1992, the City has refunded 16 debt issues resulting in net present value savings of \$70 million

In the proposed refunding approximately 69% of the savings (estimated to be in excess of \$3,000,000) will be realized in the Water and Sewer Debt Service Fund and 31% in the Municipal Debt Service Fund over the life of the

refunding bonds. Refunding savings from general government debt will stay in the Municipal Debt Service Fund while savings in the Water and Sewer Debt Service Fund will reduce required annual contributions from the operating fund.

Funding:

Municipal Debt Service Fund
Water and Sewer Debt Service Fund

Attachment 7

Bond Order
Resolutions

15. Appointments to Boards and Commissions

Action: Vote on blue ballots and give to City Clerk at dinner.

A. KEEP CHARLOTTE BEAUTIFUL

Vote for one citizen to begin serving immediately to replace Elizabeth Rosen. Term will end June 2004.

Shannon Alpert by Council member Tabor
Margaret Martin by Council member Wheeler

Attachment 8

Applications

B. MAYOR'S INTERNATIONAL CABINET

One appointment to replace Robert Ett, open category. Will serve three years beginning in March 2003.

Maura Chavez by Council member Cogdell
Max Fritz by Council member Mitchell
Alan Gordon by Council member White

Attachment 9

Applications

C. PARADE PERMIT COMMITTEE

One appointment beginning immediately and serving until March 2004 to replace William Wilson.

Rosa Garvin by Council member Mitchell
Ken Harris by Council member Tabor

Attachment 10

Applications

D. TRANSIT SERVICES ADVISORY COMMITTEE

Two appointments for three years beginning in February 2003. Vote for one in each category to replace James Blank and Laura Blue.

Suburban Employer:

Roderick Bass by Council member White

Neighborhood Organization Leader:

Robert Kimrey by Council member Cogdell

Linda Newton by Council member White

David Williams by Council member Mitchell

Attachment 11

Applications

E. ZONING BOARD OF ADJUSTMENT

Three appointments beginning February 2003 to replace Darrell Bonapart, Lawana McAllister and Bill Sturges.

Matthew Ginsburg by Council members Tabor & Spencer

Crystal Jackson by Council member Mitchell

Christopher Olds by Council member Tabor

Matthew Sadinsky by Council member Lochman

Susan Vercauteren by Council members Tabor & White

Dick Yoder by Council member Wheeler

Attachment 12

Applications

Introduction to CONSENT

The consent portion of the agenda is divided into two sections: Consent I and Consent II.

Consent I consists of routine items that have been approved in the budget and are low bid.

Consent II consists of routine items that have also been approved in the budget, but may require additional explanation.

Contracts awarded to Minority and Women Business Development (MWBD) certified companies are noted. The MWBD abbreviations are as follows:

ABE – Asian American

BBE – African American

HBE – Hispanic

NBE – Native American

WBE – Non-Minority Women

Disadvantaged Business Enterprise (DBE) is a federal program primarily used for Aviation and Transit. DBE is race neutral.

Contractors and Consultants

All contractors and consultants selections follow the Council approved process unless explained otherwise.

CONSENT I

16. Various Bids

A. 400 Foot 800 MHz Communication Tower

BSS

Recommendation:

The Procurement Services Director recommends award of a contract for a 400 foot 800 MHz Communication Tower to Skytel Contractors, Inc., Cumming, Georgia, in the amount of \$200,200. This communication tower will be located at the CMUD North Mecklenburg Water Treatment Plant and is necessary to complete the upgrade of the 800 MHz Public Safety Radio System.

B. Sharon View Road Sidewalk Improvements

E&PM

Recommendation:

The City Engineer recommends the low bid of \$341,720.50 by United Construction Company of Charlotte, North Carolina. This project includes construction of storm drainage; water/sanitary sewer relocation and installation; curb and gutter, sidewalk, drives and wheelchair ramps; asphalt repair and planting strips along Sharon View Road from Sharon Woods Lane to Mountainbrook Road, and from

Carmel Road to Old Providence Road. The project is scheduled for completion by the third quarter of 2003.

17. Resolution of Intent to Abandon Street and Set Public Hearing for a Portion of Lela Avenue, Heathcliff Street and an Unnamed Street Off of Woodruff Place

Action: A. Adopt the Resolution of Intent to abandon a portion of Lela Avenue, Heathcliff Street and an Unnamed Street off of Woodruff Place, and

B. Set a public hearing for February 24, 2003.

Attachment 13

Map

CONSENT II

18. Police CAD System Software License Contract

Action: Approve the sole source purchase of additional Police CAD System Software Licenses in the amount of \$190,000 from Intergraph Public Safety, Inc.

Staff Resource: Major Kevin Wittman, Charlotte-Mecklenburg
Police Department
John Trunk, Procurement Services Division

Explanation:

The North Carolina bid statute allows sole sourcing when performance or price competition is not available, when a needed product is available from only one source of supply or when standardization or compatibility is the overriding consideration. In this case sole sourcing is appropriate because the software licenses required are only available from Intergraph Public Safety, Inc., the contractor approved by City Council in 2000 for the Police CAD System.

The additional licenses are required to handle the load of system users since implementing the new CAD. Also, the licenses are necessary for the separate 911 Communications Emergency Operations Facility, which was approved by the City Council in 2002, and will be used for the training and testing of 911 operators and police recruits.

Funding:

Police Operating Budget

19. Accelerated 2002 Street Bond Projects

- Action:**
- A. Adopt a budget ordinance appropriating \$3,000,000 from the 2002 Street Bonds, and**
 - B. Approve five contracts totaling \$2,336,653 for engineering services on street projects:**
 - 1. Approve agreement for \$995,413 with The LPA Group for planning and design services for widening Rea Road between Colony Road and NC 51,**
 - 2. Approve agreement for \$292,952 with Barbara H. Mulkey Engineering, Inc. for planning services for widening Idlewild Road between W.T. Harris Boulevard and Drifter Drive,**
 - 3. Approve agreement for \$476,259 with Parsons, Brinckerhoff, Quade & Douglas, Inc. for planning services for widening Sugar Creek Road from Graham Street to Lynn Lee Circle,**
 - 4. Approve agreement for \$191,145 with Dyer, Riddle, Mills & Precourt, Inc. for planning services for connecting two pieces of Nevin Road between Sugar Creek Road and Mallard Creek Road, and**
 - 5. Approve agreement for \$380,884 with Post, Buckley, Schuh & Jernigan for planning services for widening two sections of Beatties Ford Road between Capps Hill-Mine Road and Sunset Road and between Sunset Road and Lakeview Road.**

Staff Resource: Tim Greene, Engineering & Property Management

Explanation:

On February 28, 2000, Council approved the Transportation Committee's recommendation that staff accelerate planning and design of major transportation projects. On November 5, 2002, Charlotte voters approved \$50 million in street bonds. \$1 million of the 2002 street bonds are earmarked for early planning and design of the Rea Road Widening Project proposed for the 2004 Street Bond Referendum. \$2 million is earmarked for advanced planning for selected road projects. The consultants were selected using the Council-approved process. A description of each project follows:

- 1. Rea Road Widening:** Rea Road will be widened to four lanes from Colony Road to NC 51. The volume of traffic overloads the section of Rea

Road between Colony Road and NC 51. Funding for construction of this project is proposed for the 2004 Bond Referendum.

- 2. Idlewild Road Widening:** This project will provide for widening of Idlewild Road from Harris Boulevard to McAlpine Creek from two lanes to four lanes. This project is for planning work only. The funding for construction will be proposed in a future bond referendum.
- 3. Sugar Creek Road Widening:** Sugar Creek Road is a major thoroughfare with four lanes plus turn lanes from Eastway Drive to Graham Street. This project will provide for widening Sugar Creek Road from Graham Street to Lynn Lee Circle. The proposed rail transit for the North Corridor is expected to use the railroad that passes through the Derita Community adjacent to Sugar Creek Road. This project will look at options for traffic going to Derita and accessing land uses associated with the rapid transit facility. This project is for planning work only. The funding for construction will be proposed in a future bond referendum.
- 4. Nevin Road Extension:** This project provides for extending Nevin Road approximately 1500 feet from the existing intersection of Nevin Road at Sugar Creek Road to the intersection at Mallard Creek Road and Nevin Road. This contract is for planning work and some preliminary design. The funding for construction will be proposed in a future bond referendum.
- 5. Beatties Ford Road Widening:** This project provides for the widening of Beatties Ford Road from Capps Hill-Mine Road to Lakeview Road. This contract is for planning work. Design work may proceed as funding allows. The funding for construction will be proposed in a future bond referendum.

Community Input:

Each project will have an individual citizen involvement process, which may include public meetings, newsletters, and a web site.

Funding:

2002 Street Bonds

Attachment 14

Budget Ordinance

20. Regional Air Quality Budget Ordinance

Action: Adopt a budget ordinance amendment in the amount of \$716,698 to assist in funding the air quality regional model.

Staff Resource: Norm Steinman, Transportation

Explanation:

City Council received a presentation on October 7, 2002 explaining that CDOT staff will take the lead in the development of a regional travel model. In order to award contracts for work related to completing the travel model, the City has secured funding from North Carolina, South Carolina, our neighboring Metropolitan Planning Organizations, neighboring municipalities and CATS.

This new travel model, with a Transportation Plan, will be used to demonstrate the region's ability to meet Federal Air Quality Conformity Regulations. If the air quality standards are not met, Federal funds for roads and transit will be withheld as early as April 2005.

This requested action will complete the appropriation of 2003 fiscal year funding for the travel model and will transfer funds within existing accounts to maximize the use of federal funds passed through the state for this project.

Funding

The budget ordinance appropriates \$716,698:

- \$122,500 transferred from the Capital Budget to the Operating Budget from funding approved by Council on October 14, 2002 (Source of funding: regional North Carolina MPO's)
- \$244,198 is supplemental funding from the NCDOT
- \$350,000 transferred from CATS Capital Corridors Funds to the Air Quality Capital Funds.

Attachment 15

Budget Ordinance

21. Consolidation of Housing Code Enforcement and Community Improvement Amendment and Budget Ordinance

Action: A. Amend Chapter 10 of the Charlotte City Code “Health and Sanitation” as necessitated by the consolidation of Community Improvement and Housing Inspection within the Neighborhood Development Key Business, and

B. Adopt a budget ordinance to transfer \$1,226,903 from the General Fund to the Neighborhood Development Fund for Code Enforcement Consolidation.

Staff Resource: Stanley Watkins, Neighborhood Development
Walter Abernethy, Neighborhood Development

Explanation:

In June 2002, Solid Waste Services and Neighborhood Development initiated the consolidation of their inspection forces to combine housing, health and safety inspections, engage residents in preventing violations and involve Police in certain aspects of code enforcement. The consolidation became effective January 1, 2003 and includes assigning inspectors to site offices to serve four quadrants in the city. The new Code Enforcement Division will include 25 inspection positions. (No new positions are being added). Major site offices include Belmont Center, Adam Service Area Center and Northwest Service Center. Beginning March 1, 2003, service requests for the new code division will be handled by the Customer Service and Information Center.

The proposed ordinance amendment includes changes necessitated by the consolidation of the Community Improvement Division and the Housing Inspection Division within the Neighborhood Development Key Business and recodification changes to improve ordinance consistency and understanding. The amended ordinance reflects no substantive context or enforcement process changes.

City Council’s approval is required to transfer appropriations from one fund to another. No new appropriations are required.

Funding:

Transfer of \$1,226,903 from General Fund to Neighborhood Development Fund.

Attachment 16

City Code – Chapter 10
Budget Ordinance

22. Charlie Two District Office Lease Amendment

Action: Approve a four-year amendment, in the amount of \$245,940 to a lease between the Charlotte-Mecklenburg Police Department and Morris Investment Company for the Charlie Two District Office.

Staff Resource: Captain Dale Greene, Charlotte-Mecklenburg Police

Explanation:

On June 24, 2002, Council approved a six-year lease between the Charlotte-Mecklenburg Police Department and Morris Investment Company for the Charlie Two District office located at 3024 Eastway Drive. The 7,800 square foot office space combines the original 3,000 square foot space with 4,800 square feet from the office space next door.

The original lease was for a six-year term from July 1, 2002 to June 30, 2008. The Police Department allocated \$250,000 in assets forfeiture funds for the upfit of the space. There is also an additional \$100,000 allocated from the savings in the Old Police and Fire Training Academy Renovations account.

The Department wants to maximize that investment by extending the lease for an additional four-year period from July 1, 2008 until June 30, 2012. The annual rent on the space would have risen to \$57,072 by the end of the original lease. Under the lease extension, it will rise incrementally until it reaches \$64,236 in the final year of the lease. The rates are lower than those paid by other tenants in the shopping center. The total cost of the lease for the ten-year period is now \$612,948.

Funding:

Police Department operating budget

23. Municipal Agreement–Installation of New Traffic Signal, Poles, and Underground Fiber Optic Signal Communication Cable, at the Intersection of US 29 and J.M. Keynes Drive

Action: Approve a resolution to authorize the Key Business Executive for Transportation to execute a Municipal Agreement between the City of Charlotte and the North Carolina Department of Transportation (NCDOT) for installation of traffic signal, steel poles, and fiber optic signal communication cable at the intersection of US 29 and J.M. Keynes Drive.

Staff Resource: Gus Jordi, Transportation

Explanation:

NCDOT plans to install a new signal at the intersection of US 29 (North Tryon Street) and J.M. Keynes Drive. As part of this project the City will install steel strain poles, fiber optic signal communications cable, and a traffic signal at the intersection. A Municipal Agreement between the City and NCDOT is necessary.

The Municipal Agreement provides for the City to perform all work for the project with costs reimbursed by the NCDOT not to exceed \$217,500.

The format and cost sharing philosophy is consistent with past municipal agreements.

Funding:

Transportation Capital Investment Plan

Attachment 17

Resolution

24. Utility Agreement–Replacement of Bridge Over Norfolk-Southern Railroad on Graham Street (US-29/NC49)

Action: Adopt a resolution authorizing the Transportation Key Business Executive to execute a Utility Agreement with the North Carolina Department of Transportation (NCDOT) relating to the replacement of bridge #108 over Norfolk-Southern Railroad on Graham Street (US-29/NC49).

Staff Resource: Gus Jordi, Transportation

Explanation:

Replacement of bridge #108 requires certain utility relocation and modifications. A Utility Agreement between the City and NCDOT is necessary.

The Utility Agreement provides for the NCDOT contractor to perform water line adjustment/relocation work for the project with costs reimbursed by the City.

The estimated cost to the City is \$63,516.

The format and cost sharing philosophy is consistent with past municipal agreements.

Funding:

Water Capital Investment Plan

Attachment 18
Resolution

25. Utility Agreement–Improvement of Providence Road (NC16) from Ballantyne Commons Parkway/McKee Road to Pineville-Matthews Road (NC51)

Action: Adopt a resolution authorizing the Transportation Key Business Executive to execute a Utility Agreement with the North Carolina Department of Transportation (NCDOT) relating to the Improvement of Providence Road (NC 16) from Ballantyne Commons Parkway/McKee Road to Pineville-Matthews Road (NC 51).

Staff Resource: Gus Jordi, Transportation

Explanation:

Improvement of Providence Road (NC16) requires certain utility relocation and modification. A Utility Agreement between the City and NCDOT is necessary.

The Utility Agreement provides for the NCDOT contractor to perform water and sewer line adjustment/relocation work for the project with costs reimbursed by the City. This construction is complete. Executing this agreement authorizes payment to the NCDOT.

The estimated cost to the City is \$207,763.06.

The format and cost sharing philosophy is consistent with past municipal agreements.

Funding:

Water and Sewer Capital Investment Plan

Attachment 19
Resolution

26. Utility Agreement–Construction of Mallard Creek Church Road from North Tryon Street (US29) to University City Boulevard (NC49)

Action: Adopt a resolution authorizing the Transportation Key Business Executive to execute a Utility Agreement with the North Carolina Department of Transportation (NCDOT) relating to the Construction of Mallard Creek Church Road from North Tryon Street (US29) to University City Boulevard (NC49).

Staff Resource: Gus Jordi, Transportation

Explanation:

Construction of Mallard Creek Church Road requires certain utility relocation and modification. A Utility Agreement between the City and NCDOT is necessary.

The Utility Agreement provides for the NCDOT contractor to perform water and sewer line adjustment/relocation work for the project with costs reimbursed by the City.

The estimated cost to the City is \$770,883.54.

The format and cost sharing philosophy is consistent with past municipal agreements.

Funding:

Water and Sewer Capital Investment Plan

Attachment 20

Resolution

27. Utility Agreement–Improvement of Independence Boulevard (US74) from Brookshire Freeway to Albemarle Road (NC24/27)

Action: Adopt a resolution authorizing the Transportation Key Business Executive to execute a Utility Agreement with the North Carolina Department of Transportation (NCDOT) relating to the Improvement of Independence Boulevard (US74) from Brookshire Freeway to Albemarle Road (NC24/27).

Staff Resource: Gus Jordi, Transportation

Explanation:

Improvement of Independence Boulevard (US74) requires certain utility relocation and modifications. A Utility Agreement between the City and NCDOT is necessary.

The Utility Agreement provides for the NCDOT contractor to perform water and sewer line adjustment/relocation work for the project with costs reimbursed by the City.

The estimated cost to the City is \$747,393.50.

The format and cost sharing philosophy is consistent with past municipal agreements.

Funding:

Water and Sewer Capital Investment Plan

Attachment 21

Resolution

28. Utility Agreement–Construction of Charlotte Outer Loop (I-485) from Brown Grier Road to Wilkinson Boulevard (US29/74)

Action: Adopt a resolution authorizing the Transportation Key Business Executive to execute a Utility Agreement with the North Carolina Department of Transportation (NCDOT) relating to the Construction of Charlotte Outer Loop (I-485) from Brown Grier Road to Wilkinson Boulevard (US29/74).

Staff Resource: Gus Jordi, Transportation

Explanation:

Construction of Charlotte Outer Loop (I-485) requires certain utility relocation and modifications. A Utility Agreement between the City and NCDOT is necessary.

The Utility Agreement provides for the NCDOT contractor to perform water and sewer line adjustment/relocation work for the project with costs reimbursed by the City.

The estimated cost to the City is \$1,931,243.

The format and cost sharing philosophy is consistent with past municipal agreements.

Funding:

Water and Sewer Capital Investment Plan

Attachment 22

Resolution

29. Central Avenue Streetscape

Action: Approve amendment #1 with Presnell Associates for \$247,861 to the Central Avenue agreement for engineering and streetscape services.

Staff Resource:

Keith Carpenter, Engineering & Property Management

Explanation:

The Central Avenue Streetscape project is part of the Eastside Strategy Plan to improve the environment for pedestrians, automotive traffic and to stimulate economic growth along the Central Avenue corridor. The Central Avenue Streetscape Project limits are from Morningside Drive to Sharon Amity Road. On May 8, 2000, Council approved the original agreement with Presnell for \$657,317 for design services to provide a center turn lane on Central Avenue between Eastway Drive and Sharon Amity; and streetscape design services on Central Avenue from Briar Creek to Sharon Amity. This amendment will provide funds to extend the project from Briar Creek to Morningside Drive.

Work on this project is currently underway and is in three different phases.

- Phase I (Eastway Drive to Kilborne Drive) is currently in construction with completion scheduled for March 2003.
- Phase II (Kilborne Drive to Sharon Amity Road) is complete, awaiting landscaping.
- Phase III (Morningside Drive to Eastway Drive) is scheduled to begin construction April 2003 and complete construction before NCDOT closes the intersection at Independence/Albemarle in August 2003.

Funding:

Transportation Capital Investment Plan

30. Geotechnical and Materials Testing Services

Action: Approve amendment #1 with Froehling & Roberston (F&R) for \$150,000 to the agreement for geotechnical and materials testing services.

Staff Resource:

Bong Vang, Engineering & Property Management

Explanation:

On March 27, 2000 the City approved the original agreement with F&R for \$150,000 to provide geotechnical and materials testing services for various City projects on an as needed basis. This amendment will provide funds to continue those services.

Funding:

Transportation Capital Investment Plan

31. Water and Sewer Street Main Extensions, Water Main Replacement, and Water and Sewer Improvements and Relocations on City Engineering Projects–Professional Service Contracts

Action: Approve contracts, totaling \$1,300,000, for design services for water and sewer street main extensions, water main replacements, and water and sewer improvements and relocations on City Engineering projects:

- 1. Approve a contract with W. K. Dickson & Company, Incorporated for \$200,000 to provide engineering services for water and sanitary sewer street main extensions,**
- 2. Approve a contract with Armstrong Glen, P.C. for \$350,000 to provide engineering services for water and sewer street main extensions and water and sewer system improvements and relocations associated with City Engineering projects,**
- 3. Approve a contract with Kimley-Horn and Associates, Incorporated for \$275,000 to provide engineering services for water and sewer street main extensions and water and sewer system improvements and relocations associated with City Engineering projects,**
- 4. Approve a contract with US Infrastructure of Carolina, Incorporated for \$175,000 to provide engineering services for water and sewer street main extensions and water main replacement projects, and**
- 5. Approve a contract with Mahnaz, Incorporated, P.C. for \$300,000 to provide engineering services for water and sewer street main extensions and water main replacement projects.**

Staff Resource: Doug Bean, Utilities

Explanation:

The consultants will be assigned projects throughout the City and Mecklenburg County as requests and/or service improvements are received and to facilitate water and sewer improvements/relocations in other City projects. In order to meet Utilities goal on a consistent basis, these contracts will provide design services for:

- water and sewer extensions to provide applicants water and/or sewer service within six to twelve months after application,
- as needs are identified, water main replacement projects to improve service delivery to existing customers.
- water and sewer improvements and relocations that arise due to the construction of various City projects. Projects affected include storm water, neighborhood improvements, CDOT and Engineering and Property Management.

Twenty-seven proposals were received from consultants. W. K. Dickson, Armstrong Glen, Kimley Horn, US Infrastructure, and Mahnaz were selected by a competitive process selection based on:

- their commitment to expedite the work
- past experience on similar projects, and
- thorough knowledge of CMU design and construction standards

MWBD:

USI is a certified Asian Business Enterprise (ABE) firm. They will subcontract 70,000, or 40%, to a non-MWBE firm. Mahnaz is a certified Woman Business Enterprise (WBE) firm who will perform 90% of this contract. She will subcontract \$10,000 to a non-MWBE firm and \$20,000 to a Black Business Enterprise (BBE) firm.

Funding:

Water and Sewer Capital Investment Plan

32. Historic Landmark Designation Ordinance Amendment

Action: Adopt an ordinance amending Ordinance 1653-X approved by the City Council of the City of Charlotte on January 21, 1985 approving the Ratcliffe Florist Shop as a historic landmark.

Resources:

Dr. Dan Morrill, Landmarks Commission
Consulting Director
Keith McVean, Planning

Explanation:

The Historic Landmarks Commission recommends that the City Council amend the ordinance that designated the Ratcliffe Florist Shop as a historic landmark to clarify the legal description of the location and to exclude from the designation the non-historic elements of the building and the ground and air rights of the building. Radcliffe Florist Ship is located at 425 South Tryon Street.

On June 10, 2002, the Historic Landmarks Commission voted to recommend to the City Council that the ordinance designating the Ratcliffe Florist Shop as a historic landmark be amended.

Funding:

The amended ordinance would clarify what part of the property is eligible for a deferral of 50% of the Ad Valorem taxes as a designated "historic landmark."

Attachment 23

Proposed Amended Ordinance designating the property as a Historic Landmark

33. Engineering Services for Runway Rehabilitation

Action: Award a \$96,630 contract to WK Dickson of Charlotte for engineering services for runway renovations.

Staff Resource: Jerry Orr, Aviation

Explanation:

Runway 18R/36L was constructed approximately 25 years ago and is approaching its design life. This contract will provide a pavement condition assessment, plans and specifications, and construction administration to evaluate the runway and develop a rehabilitation program.

In 2000, WK Dickson and Company, Inc. and seven other engineering firms were identified to perform various airfield engineering design services.

The design fee is broken down as follows:

Pavement Condition Assessment	\$45,420
Design	43,680
Construction Administration	<u>7,530</u>
Total	\$96,630

DBE:

\$9,000 or 9.3% of this contract will be performed by a DBE firm.

Funding:

The Airport will advance funding to the project to be repaid from the proceeds of a future General Airport Revenue Bond (25%) and a Federal Aviation Administration (FAA) grant (75%). The debt service on the bonds will be repaid through landing fees, paid by the airlines.

34. Planning and Design for Relocation of West Boulevard

Action: **A. Adopt a budget ordinance in the amount of \$759,000 from the Airport’s Included Center Discretionary Fund to be repaid from future bonds, and**

B. Award a contract in the amount of \$520,000 to Ralph Whitehead Associates of Charlotte for planning and design of the relocation of West Boulevard.

Staff Resource: Jerry Orr, Aviation

Explanation:

The relocation of West Boulevard is necessary for a future 2,000 foot extension of the west runway (Runway 18R-36L) and to connect West Boulevard to the new relocated Wallace Neel Road, required by construction of the new runway. This project will also extend West Boulevard to an interchange on the new I-485. This contract will provide for the planning and design of the road’s relocation.

Requests for Qualifications were received on December 10, 2002. Ten companies submitted qualifications and a selection committee comprised of Airport Advisory Committee members, airport staff and CDOT staff selected Ralph Whitehead Associates, Inc. for this project.

The Airport Advisory Committee recommends this action.

Funding:

Funding for the road will come from a combination of proceeds of the 1998 Street Bonds, NCDOT funds and Aviation grants and funds.

The budget ordinance will fund the following items.

Design:	\$520,000
Surveying:	\$104,000
Geotechnical Services:	\$ 75,000
Contingency	<u>\$ 60,000</u>
Total	\$759,000

Attachment 24

Budget Ordinance

35. Property Transactions

Action: Approve the following property acquisition (A-B) and adopt the condemnation resolutions (C-E).

NOTE: Condemnation Resolutions are on file in the City Clerk's Office.

Acquisitions:

- A. Project:** Highland Avenue Bridge Replacement, Parcel # 3
Owner(s): Robert D. Davis
Property Address: 6403 Highland Avenue
Property to be acquired: 1,948 sq.ft. (0.04 ac.) of Fee Simple plus 598 sq.ft. (0.01 ac.) of Slope Easement, plus 2,520 sq.ft. (0.06 ac.) of Temporary Construction Easement
Improvements: Large Oak Trees
Purchase Price: \$17,500
Remarks: This acquisition is required for the Highland Avenue Bridge Replacement Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: R-3
Use: Residential
Tax Code: 107-311-11
Total Parcel Tax Value: \$68,250
- B. Project:** Highland Avenue Bridge Replacement, Parcel # 16
Owner(s): Joe R. Taylor and Wife, Ellen C. Taylor and any other Parties of Interest
Property Address: 6412 Highland Avenue
Property to be acquired: 20,874 sq.ft. (0.480 ac.) of Fee Simple, Permanent Slope Easement plus Temporary Construction Easement
Improvements: Mature Landscaping
Purchase Price: \$26,350
Remarks: This acquisition is required for the Highland Avenue Bridge Replacement Project. Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-3
Use: Residential
Tax Code: 108-013-26
Total Parcel Tax Value: \$123,720

Condemnations:

- C. Project:** Highland Avenue Bridge Replacement, Parcel # 3A
Owner(s): Julie M. Sintz and any other Parties of Interest
Property Address: 6407 Highland Avenue
Property to be acquired: 3,119 sq.ft. (0.072 ac.) of Fee Simple, Permanent Slope Easement plus Temporary Construction Easement
Improvements: N/A
Purchase Price: \$3,050
Remarks: This acquisition is required for the Highland Avenue Bridge Replacement Project. Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-3
Use: Residential
Tax Code: 107-311-10
Total Parcel Tax Value: \$69,510
- D. Project:** Brevard Street Widening, Parcel # N/A
Owner(s): Southland Oil Company and any other parties of interest.
Property Address: Southeast Corner of Brevard and East Sixth Streets
Property to be acquired: 3,956.46 sq.ft. in Fee plus 1,455.84 sq.ft. in Temporary Construction Easement
Improvements: Small Commercial Building
Purchase Price: \$200,000
Remarks: This acquisition is required for the Brevard Street Widening Project. Compensation was established by independent, certified appraisals in the area. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: UMUD
Use: Surface Parking
Tax Code: 080-052-08
Total Parcel Tax Value: \$551,590
- E. Project:** Marsh Road Area Storm Water Improvements, Parcel # 39
Owner(s): John H. Norwood and Wife, Kristine D. Norwood and Any Other Parties of Interest
Property Address: 620 Melbourne Court
Property to be acquired: 3,107 sq.ft. (0.071 ac.) of Permanent Drainage Easement and Temporary Construction Easement
Improvements: None
Purchase Price: \$5,400
Remarks: This acquisition is required for the Marsh Road Area Storm Water Improvements Project. Compensation was

established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.

Zoned: R-4

Use: Single Family Residential

Tax Code: 147-063-13

Total Parcel Tax Value: \$59,380

36. Meeting Minutes

Action: Approve the titles, motions and votes reflected in the Clerk's record as the minutes of:

- **December 9, 2002 Business Meeting**
- **December 16, 2002 Zoning Meeting**
- **December 19, 2002 Council Retreat**
- **January 6, 2002 Council Workshop**