

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, March 24, 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. Third Ward Vision Plan Status

Resources: Robert May, Mecklenburg County Real Estate
Mark Johnston, Civitas

Time: 20 minutes

Synopsis of Presentation:

Council and the County Commission are jointly funding the services of Civitas to undertake a vision plan for the Third Ward. The plan is intended to provide a framework for future decision-making on the Multi-Modal Station, the Trade Street Transit Corridor, Johnson and Wales campus integration into Third Ward, and the old Federal Courthouse. The public participation process and plan development is expected to extend to the end of June 2003. This presentation is to update Council on the status of public meetings and planning work done to date.

Future Action:

Council is asked to refer the vision plan to the Economic Development and Planning Committee before full Council action scheduled in July 2003.

2. Police Services to Unincorporated Areas

Resource: Chief Darrel Stephens, Charlotte-Mecklenburg Police

Time: 45 minutes

Synopsis of Presentation:

The objective of the presentation will be to familiarize Council with the issues associated with the County's proposal to dissolve the police functional consolidation agreement. The topics to be covered include:

- Background on the proposal
- Major issues including service delivery, service delivery boundaries, and annexation

Future Action:

This presentation is for information only. The same presentation will be made to the County Commission on March 25, 2003. The budget implications of the County's proposal will be presented to Council at the March 26, 2003 Budget Retreat.

3. Catawba River Floodplain Re-mapping

Resource: Tim Richards, Engineering & Property Management

Time: 15 minutes

Synopsis of Presentation:

City and County staff have re-mapped the Catawba River floodplain in the reach downstream from Mountain Island Lake and upstream from Lake Wylie. The results of the re-mapping effort indicate that the new 100-year floodplain elevations will increase approximately two feet. In addition, the safety factor will be increased from one foot to two feet, giving an overall average increase for the protection of properties of three feet.

Council will be asked to adopt the new floodplain maps on May 12, 2003, after hearing citizen comments during a public hearing on April 28, 2003. Some of the community representatives do not agree with the floodplain re-mapping results and process and will express their concerns at the public hearing.

The dinner presentation will provide an overview of the floodplain re-mapping process, citizen concerns, and staff's recommendations.

Future Action:

Set public hearing date – March 24, 2003.

Hold public hearing to adopt new floodplain maps and ordinance revisions – April 28, 2003.

Approve new floodplain maps and ordinance revisions – May 12, 2003.

4. Committee Reports by Exception

Charlotte Legislative Advocacy Committee: 2003 Initiatives

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

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

CONSENT

- 5. Consent agenda items 21 through 48 may be considered in one motion except those items removed by a Councilmember. Items are removed by notifying the City Clerk before the meeting.**

PUBLIC HEARING

6. Draft Dixie Berryhill Strategic Plan

Action: Receive citizen comments on the draft Dixie Berryhill Strategic Plan, Concept Plan Volume I.

Committee Chair: Lynn Wheeler

Staff Resource: Debra Campbell, Planning Commission

Explanation:

The Draft Dixie Berryhill Strategic Plan was developed to implement a recommendation in the Westside Strategic Plan. The recommendations called for a more detailed economic development, land use, and design plan to be developed for the area west of the Charlotte-Douglas International Airport (between the Catawba River and I-485) to encourage high quality mixed-use development and support transit.

The goals guiding development of this land use and urban design plan are:

- To provide a land use and urban design plan that promotes a mixture of compatible land uses at varying densities, creates a highly livable, sustainable community, is supportive of public transit, pedestrian oriented, and sensitive to the natural features of the land.
- To provide a land use pattern that is responsive to the opportunities generated by increased accessibility and visibility.

The Planning Commission utilized a consultant team of planners and urban designers, commission staff, other City and County staff, and community stakeholders to develop an urban design and land use for the study area. The plan is built upon five distinct communities that each contain mixed land uses that transition from higher-intensity, employment-dominated uses on the eastern side of the study area closest to I-485 to lower-intensity, residential-dominated uses on the western side. The plan addresses the following:

- Land Use and Urban Design
- Transportation System
- Environment
- Open Space and Recreation

Recommendations of the plan include:

- Higher intensity employment and mixed-used development along the area's major transportation corridors: Wilkinson Boulevard, I-485, Sam Wilson Road, a portion of Old Dowd Road, and generally east of a proposed new north-south thoroughfare (relocated Wallace Neal Road).

- Lower intensity development along a network of interconnected secondary roads, generally west of the major transportation corridors and extending to the river.
- Establishing Multi-family/retail mixed use in certain areas as a buffer between employment uses and lower intensity residential areas.
- Development of a 140-acre Gateway Park on the river south of Wilkinson Boulevard; redevelopment of the 100-acre existing Berryhill Park site; a new 200-acre park south of Berryhill Elementary School; and a 150-acre park as part of a development at the southern end of the study area.

Committee Discussion:

Staff provided an overview of the plan for the Planning Committee on December 17, 2002 and the Committee received public comment on the plan on January 21, 2003. Citizen comments included:

- Need for water and sewer to make property developable.
- Watershed Overlay too restricted on development potential.
- Preference for I-1 zoning to allow for immediate marketability.
- Concern over timing and funding of the roadway connections.
- Need for extraordinary measures to protect the area's fragile environment during road construction.

On February 18, 2003 the Planning Committee voted 7-0 to approve the Draft Plan, with the following modifications:

- Recommend that the new north-south road (Wallace Neal relocation) be four lanes rather than two lanes.
- Encourage the connection of the proposed parks with greenways and some type of trail system along the Catawba River.
- Accelerate CMU's service provision to the area.
- Clarify the inclusion of residential use in the Employment Mixed Use land use category.

Council's Economic Development and Planning Committee discussed the draft plan at their February 19, 2003 meeting. Staff provided background information and highlighted key recommendations. Committee members asked for information on 1) airport plans to reduce noise and oil drip problems; 2) more detail on the type of industrial development proposed; and 3) the schedule of extension of utilities and construction of the proposed road to the area and impact on the plan if infrastructure funding is not readily available. The Committee unanimously voted to send the plan to full Council for public comment on March 24, 2003. Council members Wheeler, Carter, Cannon and Lochman were present.

At the March 19, 2003 meeting, additional information was presented to the committee. The ED & P Committee is tentatively scheduled to take action on the plan on April 2, 2003 and Council action is tentatively scheduled for April 14, 2003.

Community Input:

In preparation of the plan, staff and the consultant team conducted five stakeholder meetings, held three community workshops, and hosted a four-day community planning/design work session to obtain maximum participation in the process as well as to modify plan recommendations based on public input. The principal issues identified included:

- Inadequate water and sewer services
- Need more park land
- Need more access to the lake
- Fear of nonresidential development expanding into the area
- Possible expansion of the Airport and related uses
- Potential pollution of the river, streams and other waterways
- Need more roads that connect north and south
- Need to preserve historic and rural character of the area
- Preservation of existing communities
- Need to upgrade quality of current development
- Fear of any change to the area
- Need more retail
- Lack of zoning enforcement
- Roads need to be upgraded
- Prevent further development of mobile home parks in the area

Notices of this public hearing have been mailed to property owners in the study area, as well as to the stakeholder group and to those who have attended past community meetings on the plan.

Attachment 1

Draft Dixie Berryhill Strategic Plan, Concept Plan Volume I

7. Public Hearing on Voluntary Annexation of Property Located Near Peachtree Road (Peachtree Hills II Subdivision)

Action: A. Hold a public hearing for the voluntary annexation of the Peachtree Hills II subdivision, and

B. Consider adoption of an ordinance with an effective date of March 24, 2003 to extend the corporate limits to include this property.

Staff Resources: Jonathan Wells, Planning Commission
Mike Boyd, City Attorney's Office

Policy:

City Annexation Policy and State Annexation Statutes

Explanation:

The purpose of the public hearing is to obtain community input on the proposed voluntary annexation.

The property in this annexation petition area is owned by Barber Builders. The property contains approximately 6.9 acres and is located at the end of Beam Lake Drive off Peachtree Road in northwest Mecklenburg County. This property is known as the "Peachtree Hills II Subdivision", as the petitioner has submitted a subdivision application to develop a 25-lot single family subdivision on the property. The property shares a boundary with the current City limits, and remains largely undeveloped.

The petitioners request this action to be allowed to 1) proceed with the subdivision platting using City roadway standards, 2) offer City services to prospective homebuyers, and 3) relieve these home buyers of the uncertainties of a future annexation.

No additional City personnel or equipment is expected to be required for this annexation.

The City Clerk has certified the petition as to its sufficiency, and a resolution was adopted by Council establishing March 24, 2003 as the date for the public hearing. The notice has been published in the *Charlotte Observer*. The 60-day notice requirement has been given to the six Mecklenburg Towns and to the other municipalities with which Charlotte has annexation agreements.

Attachment 2

Certificate of Sufficiency
Annexation Ordinance
Map of proposed annexation area

8. Public Hearing and Resolution to Close a Portion of Ella Street

Action: A. Conduct a public hearing to close a portion of Ella Street, and

B. Adopt a Resolution to Close.

Staff Resource: Scott Putnam, Transportation

Policy:

To abandon right-of-way that is no longer needed for public use

Explanation:

North Carolina General Statute 160A-299 outlines the procedures for permanently closing streets and alleys. The Charlotte Department of Transportation (CDOT) has received a petition to abandon public right-of-way and requests this Council action in accordance with the statute.

Petitioner:

Insurance Auto Auctions, Inc./Craig M. Kouris

Right-of-Way to be abandoned:

A portion of Ella Street

Location:

Located within the Derita Neighborhood Association beginning at the intersection of Starita Road continuing north approximately 756 feet to its terminus at the property line of Shufords Salvage.

Reason:

To incorporate the right-of-way into adjacent property owned by abutting/adjacent property owners for future building/parking lot expansions.

Notification:

In accordance with City policy, CDOT has sent abandonment petitions to adjoining property owners, neighborhood associations, private utility companies and City departments for review.

Adjoining property owners -

Robinson Properties, Inc. - No objections
E.C. Griffith Company, Inc. - No objections
Shufords Salvage - No objections

Neighborhood/Business Associations -

Derita Woods/Tanglewood Association - No objections
Tryon N. Business Corridor Coalition - No objections
Farmcrest Community Association - No objections
Craighead Community Outreach - No objections
J. T. Williams Neighborhood Association - No objections
Greenlefe Village HOA, Inc. - No objections
Cardinal Glen Neighborhood Association - No objections

Private Utility Companies - No objections. Easements are provided to utility companies to maintain their existing facilities as requested.

City Departments -

Review by City departments has identified no apparent reason this closing would:

- Be contrary to the public interest; or
- Deprive any individual(s) owning property in the vicinity of reasonable means of ingress and egress to his property as outlined in the statutes.

Attachment 3

Map

9. Public Hearing Concerning Airport Equipment Financing

Action: Hold a public hearing concerning equipment financing related to the Airport.

Staff Resource: Greg Gaskins, Finance

Explanation:

On February 10, 2003 Council set a public hearing concerning Airport equipment financing for the March 24, 2003 business meeting.

The airport will issue a total of \$16,000,000 in capital equipment financing for 2003.

The subject of the public hearing is \$1,300,000 of this total amount that will be used to purchase equipment to service airplanes

IRS tax guidelines require a public hearing before financing equipment that will primarily benefit private companies.

Funding:

Airport Debt Service Fund

ZONING

10. Rezoning Petition 2002-116

Action: Consider a decision on Petition 2002-116 by David Mullaney, Paul Sires and Ruth Lyons for a change in zoning for approximately 1.03 acres located at the northwest corner of the intersection of East 35th Street and Yadkin Avenue from R-5 and O-2 to MUDD-O.

Staff Resource: Keith MacVean, Planning

Explanation:

A protest petition has been filed and is sufficient to invoke the 20% rule requiring affirmative votes of $\frac{3}{4}$ of the Major and Council, not excused from voting, in order to rezone the property.

This item was deferred from the March 17, 2003 Zoning Meeting due to the fact that the full council was not present.

The Zoning Committee voted unanimously to recommend Denial of this petition.

Attachment 4

Zoning Committee Recommendation on Petition No. 2002-116

11. Rezoning Petition 2003-002

Action: Consider a decision on Petition 2003-002 by Ray Lewis Wilson for a change in zoning from R-4 to R-4(CD), R-5(CD), R-6(CD) and R-8(CD) on approximately 4.6 acres located on the south side of Polk and White Road, west of Mallard Creek Road.

Staff Resource: Keith MacVean, Planning

Explanation:

A protest petition has been filed and is sufficient to invoke the 20% rule requiring affirmative votes of $\frac{3}{4}$ of the Major and Council, not excused from voting, in order to rezone the property.

This item was deferred from the March 17, 2003 Zoning Meeting due to the fact that the full council was not present.

The Zoning Committee voted 5-1 to recommend approval of this petition

Attachment 5

Zoning Committee Recommendation on Petition No. 2003-002

12. Rezoning Petition 2003-006

Action: Consider a decision on Petition 2003-006 by Asele A. Carlisle for a change in zoning from R-8 and R-22MF to R-5 on the north side of Central Avenue between Hawthorne Lane and The Plaza.

Staff Resource: Keith MacVean, Planning

Explanation:

This item was deferred from the March 17, 2003 Zoning Meeting due to the fact that the full council was not present.

The Zoning Committee vote resulted in a 3-3 tie. The Zoning Committee wanted the City Council to be aware that the tie vote was strictly over the seven parcels whose owners oppose the rezoning. All Committee members supported the rezoning of the other 76 (estimated) parcels.

Attachment 6

Zoning Committee Recommendation on Petition No. 2003-006

Map of petitioned area

POLICY

13. City Manager's Report

Results of Communications Effectiveness Study (information report)

Staff Resource: Julie Hill, Corporate Communications

Attachment 7

Presentation slides

14. Charlotte Legislative Advocacy Committee

Action: Approve the Charlotte Legislative Advocacy Committee's (CLAC) revised set of initiatives for 2003, as recommended by the CLAC at their March 3, 2003 meeting.

Committee Chair: Malcolm Graham

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

Explanation:

At their meeting on January 13, 2003, Council approved the establishment of a new Charlotte Legislative Advocacy Committee (CLAC) with the parameters outlined in the attached matrix. At their January 27, 2003 meeting, Council approved the process for appointments and start up of the CLAC. On February 24, 2003 reviewed a draft list of CLAC initiatives broken down into categories of State legislative initiatives, Federal legislative initiatives, and other intergovernmental relations opportunities. After considerable discussion, the CLAC was asked to review its draft initiatives in the context of Article 26 of the City Council Rules of Procedure. Article 26 addresses Council's policy for interaction with citizen committees and other parties.

Committee Discussion:

On March 3, 2003, the CLAC met and recommended a revised set of initiatives which a) eliminated Section 1d related to the economic development condemnation authority item, and b) added language that clarifies the CLAC's intent to confine its State and Federal legislative activities to those items specifically approved by Council on January 13, 2003. The CLAC's recommended list of initiatives, reviewed in light of Article 26, is as follows:

In cooperation and partnership with the Mayor and all eleven members of Council proposed initiatives are as follows:

1. **2003 City of Charlotte State Legislative Requests (the six Statewide requests and the five Local Bill requests approved by City Council on January 13, 2003)**
 - a. Work with City staff to follow-up on additional information that may be needed from the January 27, 2003 meeting with State legislators and subsequent opportunities to advance successful passage of our legislation (the eleven requests approved by City Council on January 13, 2003).
 - b. Coordinate strategy and information flow with League of Municipalities, Association of County Commissioners, Mecklenburg County, the Mayor's Metropolitan Coalition, the Chamber of Commerce and the Hospitality Industry for Statewide bills for crime prevention and economic and tourism development (the six Statewide requests approved by City Council on January 13, 2003).
 - c. Help to schedule and coordinate activities for Town Hall Day on May 21, 2003.

2. **2003 City of Charlotte Federal Legislative Agenda**
 - a. Review, become familiar with, and lobby for the Ferguson Group list of Federal Funding Requests (list approved by City Council on January 13, 2003).
 - b. Work with NC League of Municipalities and National League of Cities staffs to lobby for new Federal legislation contained within their respective legislative agendas (that supports Ferguson Group list).
 - c. Coordinate strategy and information flow on reaction to Federal legislation introduced throughout this Congressional Session (that supports Ferguson Group list).
 - d. Help to schedule and coordinate face-to-face opportunities with the NC Congressional Delegation and Federal staff officials during the National League of Cities meeting in Washington, DC on March 7-11, and when they are in North Carolina between sessions.

3. **Other Intergovernmental Relations Opportunities**
 - a. Work with League of Municipalities and National League of Cities to advocate appointment of Charlotte elected officials and staff to various boards and committees (for example, the League of Municipalities currently may have vacancies on its policy committees).

- b. Help to arrange one or two meetings throughout the year to foster improved relations between and among elected officials in Mecklenburg County.
- c. Review and become familiar with the legislative agendas of other cities, towns, councils of government, and counties in North Carolina so that coordination, alliances and linkages can occur.

Attachment 8

CLAC Matrix Approved by Council on January 13, 2003

CLAC Minutes of March 3, 2003

Article 26 of Council Rules of Procedure

15. Redistricting Committee Charge and Rules

Action: A. Approve charge for current and future Redistricting Committees, and

B. Approve Rules of Operation for current and future Redistricting Committees.

Committee Chair: Patrick Cannon

Staff Resource: Mike Boyd, City Attorney's Office

Explanation:

The Redistricting Committee requests that the Council adopt a Charge and Rules of Operation that would apply to the current and future Redistricting Committees. The Committee recommends that the Council approve the same Charge and Rules of Operation that were approved by the Council for the 2001 Redistricting Committee. A copy of the recommended Charge and Rules of Operation are attached. Under the Charge, the Redistricting Committee is responsible for recommending a redistricting plan that complies with applicable legal standards. The Redistricting Rules of Operation provide direction to the staff, Committee members and Council members on the preparation of redistricting plans, when plans become public records and refer questions on the legality of any redistricting plan to the City Attorney's Office. If adopted, the Charge and Rules would also apply to future Redistricting Committees, subject to any changes approved by Council.

Committee Discussion:

The Committee met on March 18, 2003 and agreed that it would be helpful for this Committee and future Redistricting Committees to have a Charge and Rules of Operation in place to guide Committee members and staff in approaching and handling the development and consideration of redistricting plans. The Committee voted 3-0 (Council member Wheeler was absent) to adopt the attached Charge and Rules of Operation.

Attachment 9

Charge of Redistricting Committee
Redistricting Committee Rules of Operation

16. Voluntary Annexation Policies

Action: Approve a set of policies to guide the evaluation and consideration of voluntary annexation petitions.

Staff Resources: Jonathan Wells, Planning Commission
Mike Boyd, City Attorney's Office

Policy:

City Annexation Policy and State Annexation Statutes

Explanation:

The proposed policies were reviewed with Council at their March 3, 2003 workshop. The policies would provide an evaluation framework that can be used to evaluate future voluntary annexation petitions, in order to avoid annexation of property that could create negative impact on the City.

Specifically the policies would:

- help maintain sufficient residential densities outside the City which could be used to qualify future annexations
- allow for determination of the ability of the City to provide services to the area without impacting finances or services
- avoid situations where unincorporated areas could be entirely surrounded by City boundaries.

Once adopted, the policies would be shared with prospective petitioners as part of initial discussions, used by staff while evaluating the merits of the petitions to develop recommendations, and used by Council in their decision-making.

Background:

The significant increase in the number and type of voluntary annexation petitions the City has received during the past year suggests the need for the development of a set of policies to be used in considering the merits of future voluntary annexations.

Historically, voluntary annexation petitions approved by Council have not created unintended consequences to the City. These approved annexations have not created significant challenges in the delivery of City services to these areas, nor have they created situations wherein the annexations have made it more difficult to undertake subsequent annexations in the area.

In contrast to these past voluntary annexations, staff believes that future voluntary annexation petitions could require City services which could not be delivered without negatively impacting City finances or service delivery. It is also possible that a future voluntary annexation petition, if approved, would make it more difficult to complete a subsequent annexation in the vicinity of the petitioned property. The likelihood of this scenario is increased due to the larger quantity of petitions being received, and the fact that the City boundary is reaching the edge of the City's Extraterritorial Jurisdiction. In the future, the advantages of approving such voluntary annexations need to be weighed carefully against the drawbacks of the annexations.

Attachment 10

Policies for Considering Voluntary Annexations

BUSINESS

17. Water Conservation City Code Change

Action: Approve an ordinance amending City Code Chapter 23 and create a new Article VI entitled “Water Conservation”.

Staff Resource: Doug Bean, Utilities

Explanation:

This ordinance amends the existing Water Conservation Ordinance adopted in 1986 and designed primarily to address problems in the water distribution system. The proposed amendment includes phased responses to manage a variety of water shortage situations as well as an increase in fines to strengthen enforcement. Changes include mandatory restrictions with three phases: Phase I for Restricted, Phase II for Banned, and Phase III for Emergency.

Phase I mandatory fines range from \$100 to \$200 based on meter size for first offense, \$200 to \$400 for second offense, and \$300 to \$600 for third offense.

Both Phase II and III fines will double from Phase I levels.

The suggested changes are important because the amendment provides additional tools to effectively manage water shortages, as well as reinforce Utilities’ commitment and ability to ensure essential water services.

At the March 3, 2003 Council Workshop, Utilities staff presented Council members with the proposed changes prioritizing water use, strengthening enforcement, standardizing variance requirements and reinforcing the City’s water conservation philosophy.

Community Input:

Utilities conducted six focus groups, consisting of more than 50 citizens. The groups represented a cross section of citizens from residential, business, government agency, and environmental concerns. The changes to the ordinance reflect the strong approval of the focus groups. Utilities Advisory Committee also supports these changes.

Attachment 11

Ordinance Amending City Code, Chapter 23
March 3, 2003 Workshop presentation slides

18. Declare as Surplus Three City-owned Properties

Action: A. Declare the following three City-owned parcels as surplus:

- 1. Existing Coliseum Land consisting of 154 ± acres located between Tyvola Road and Yorkmont Road (Tax parcel # 143-131-06, 143-141-08 and a portion of 143-131-03),**
- 2. Former Convention Center consisting of 3.24± acres located between East Fourth Street and East Trade Street and between South College Street and City's Rail Corridor (Tax parcel # 125-011-01),**
- 3. Former Bus Garage Site consisting of approximately 4.25-acres located on Brevard Street and bounded by East 11th Street and the City's Rail Corridor. (Tax parcels 080-041-05, 080-041-07 and a portion of 080-041-04), and**

B. Authorize the advertisement for the purpose of receiving bids.

Staff Resources: John Palmieri, Economic Development
Kent Winslow, Engineering and Property Management

Explanation:

The City is developing an uptown arena between East Trade Street and realigning East Fifth Street between South Caldwell Street and the City's Rail Corridor. As part of the arena financing strategy, the City will sell the three parcels of land mentioned above. Declaring the property "surplus" is the first step of the process.

The properties will be marketed prior to the bid processes. Upon completion of the bid processes, staff will present to Council a recommendation to accept the best offer.

A consortium of uptown businesses (Bank of America, Wachovia, and Crescent Resources) has agreed to purchase the three parcels of land at fair market value. Advertisement of these parcels may generate a purchaser willing to increase the bid amounts. The sale of the three parcels is expected to generate approximately \$50 million.

The existing Charlotte Coliseum facility will remain active until the new arena is constructed, but all three parcels will be available to market immediately.

The Coliseum property excludes 22.76 acres of land which is primarily in the flood plain and is used for bike trails adjacent to Renaissance Park. The County currently leases the park site from the City. Staff will work with

Mecklenburg County to pursue adding this additional 22.76 acres to the park.

19. Resolution Authorizing the Sale of General Obligation Refunding Bonds

Action: Approve a resolution authorizing issuance of up to \$45,000,000 of General Obligation Refunding Bonds.

Staff Resource: Greg Gaskins, Finance

Explanation:

On February 10, 2003, Council held a public hearing concerning these Refunding Bonds and approved the bond order for up to \$45,000,000.

The General Obligation Refunding Bonds may total up to \$45,000,000. The actual amount of bonds to be refunded is \$43,300,000. The refunding bonds will not be issued unless the City realizes net present value savings of approximately 3% of the face value of the bonds to be refunded. 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.

Funding:

Municipal Debt Service Fund
Water and Sewer Debt Service Fund

Attachment 12

Resolution

20. Appointments to Boards and Commissions

Action: Vote on the blue ballots for citizens to serve and give to the City Clerk before this point in the meeting so that she may be prepared to announce the results.

A. AUDITORIUM-COLISEUM-CONVENTION CENTER AUTHORITY

One year appointment beginning immediately, serving until April 2003 and then serving next full three-year term.

Eric Kammerer by Council member Lochman

Ruby Odom by Council member Mitchell

Sam Smith by Council member Wheeler

Wayne Shusko by Council members Cannon, Tabor & White

Spencer Thompson by Council member Cogdell

Attachment 13

Applications

B. BUSINESS ADVISORY COMMITTEE

One appointment beginning immediately and ending April 2004.

Dan Bricken by Council member Mumford
Wanda Craig by Council member Spencer
Paul DiPiro by Council member Carter
Brannen Edge by Council member Tabor
Eric Kammerer by Council member Lochman
Lynn Taylor by Council member Wheeler
Terri Williams by Council member Cogdell

Attachment 14

Applications

C. COMMUNITY RELATIONS COMMITTEE

Vote for three citizens to serve terms beginning immediately and ending June 2004.

Road Ammons by Council member Carter
Maura Chavez by Council member Wheeler
Devri Elliott Bennett by Council member Cogdell
Bettie Ann Frye by Council member Mumford
William Garcia by Council member Carter
Thomas Kusan by Council member Cogdell
John Offerdahl by Council members Carter & Tabor

Attachment 15

Applications

D. MAYOR'S INTERNATIONAL CABINET

One appointment beginning immediately and ending February 2005.

Maura Chavez by Council member Cogdell
Hal Markowitz by Council member Spencer

Attachment 16

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.

Consent I and Consent II agenda items for this Council agenda will not include Small Business Enterprise (SBE) utilization goals. The Small Business Opportunity Program policy requires that SBE utilization goals be advertised in the initial bid document or be advertised by addendum at least 15 days before the requesting KBU opens the bid response. Items on this agenda: 1) did not include goals in the original bid document, and 2) did not allow for the issuance of an addendum 15 days prior to bid opening. Bids advertised before February 25, 2003 for 30 days or less, could not have SBE utilization goals. Beginning with the April 14, 2003 Council agenda, Consent I and Consent II agenda items should have either SBE utilization goals or an explanation for their absence.

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

Contractors and Consultants

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

CONSENT I

21. Various Bids

A. Walker Road Sidewalk

E&PM

Recommendation:

The City Engineer recommends the low bid of \$208,608.48 by United Construction, Inc. of Charlotte, North Carolina. This project is part of the City's sidewalk program and will construct sidewalk and related infrastructure along the south side of Walker Road from Linda Lane to Bratham Court.

B. Fairview/Sharon Road Widening

E&PM

Recommendation:

The City Engineer recommends the low bid of \$298,318.91 by Marsh Paving, Inc. of Monroe, North Carolina. This project will add an

eastbound through-lane on Fairview Road from Philips Place to Colony Road and includes the construction of curb and gutter, sidewalk, retaining wall, guardrail and related infrastructure.

This phase of Fairview/Sharon improvement is one of several to widen Fairview and Sharon Roads to six through-lanes in the South Park area. The project is scheduled for completion by the third quarter of 2003. This project was included in the 2000 Transportation Bond and is part of the three-year “vote to drive” program.

C. Video Imaging Vehicle Detection Equipment CDOT

Recommendation:

The Transportation Director recommends award of a contract to provide Video Imaging Vehicle Detection Equipment, to Temple, Inc., of Decatur, Alabama, in the estimated amount of \$407,460, on a unit price basis. This is a one-year contract, with the option to renew for an additional one-year term.

Video vehicle detection systems control the changing of traffic signals by detecting vehicles and bicycles at traffic controlled intersections. Unlike the more traditional vehicle detection systems that require cutting of street surfaces to embed wire sensors, video detection systems are installed above the street on overhead poles and/or mast arms, and are not adversely impacted by utility and street construction activities that destroy the embedded vehicle detection loops.

The primary locations of these cameras will be 25 traffic signal controlled intersections along Park Road. Future installation sites will be at various new traffic signals on the State system and costs will be reimbursed to the City by NCDOT.

D. Plant Mix Asphalt CDOT

Recommendation:

The Transportation Director recommends award of a contract to provide Plant Mix Asphalt to the following companies on a unit price basis and by sections. This is a one-year contract, with the option to renew for two additional one-year terms.

Section	Successful Bidder	Bid Amount
I	Rea Construction Co.	\$300,227.48
II	Crowder Construction Co.	\$581,610.03
III	APAC-Carolina	\$368,858.78
IV	Rea Construction Co.	\$963,606.27
V	Crowder Construction Co.	\$299,850.30

The Street Maintenance Division purchases asphalt from various plants located throughout the City. The number of bid areas (sections)

for this project is five, to save time and lower hauling costs. To determine the lowest bid for each section, the City factored in its cost for hauling the asphalt from each plant, to an established mid-point within each section. This amount was added to each company's bid.

E. Spratt Street Facility Roof Replacement E&PM

Recommendation:

The City Engineer recommends the low bid of \$302,500 by Carolina Roofing, Inc. of Lincolnton, North Carolina. This project replaces the existing roof at the facility with new insulation, two-ply modified bitumen membrane, walk pads and sheet metal flashing.

F. Charlotte-Mecklenburg Police Department (CMPD) Charlie 2 Office Space Renovations E&PM

Recommendation:

The City Engineer recommends the low bid of \$157,446.90 by D. E. Brown Construction, Inc. of Charlotte, North Carolina. This project renovates 4,518 square feet of currently occupied space and adds 2,810 square feet of adjacent space to the facility located at 3024 Eastway Drive in the Wal-Mart Shopping Center. Renovations include the addition of walls, new interior finishes (paint, carpet, new lockers, and items for ADA compliance) and voice/data cabling.

G. Huntersville Gateway Park and Ride Construction CATS

Recommendation:

The CATS Chief Executive Officer recommends that the low bid of \$427,819.23 by T.K. Browne Construction, Inc. of Charlotte, North Carolina be accepted. The Huntersville Gateway park and ride project is the first CATS-owned park and ride project to reach the construction phase. The 209-space facility will include passenger-waiting areas, covered and secure bicycle parking, and a comfort station for bus drivers.

22. Auctions for Disposal of Equipment

Action: Declare specific vehicles, equipment, various parts and supplies and other miscellaneous items as surplus and approve a resolution authorizing them for sale by electronic auction April 3 - 11, 2003, and by public auction on Saturday, April 26, 2003, Friday, May 2, 2003, and Saturday, May 3, 2003.

Staff Resource: Susan Johnson, Business Support Services

Explanation:

Pursuant to North Carolina G.S. 160A-270(b) and (c), Business Support Services (BSS) requests approval to conduct an electronic auction and three additional public auctions.

The electronic auction will dispose of selected City owned rolling stock declared as surplus (Exhibit A) and begin on April 3 at 8:00 a.m. through April 11, 2003 at 5:00 p.m. This is the City's first electronic auction and results will be used to determine the cost effectiveness of auctioning City owned goods using the Internet. To protect the City's investment, a minimum of 80% of the average price like units have sold for at public auction will be set for each unit auctioned electronically. Any units that are not sold electronically will be placed in the April 26, 2003 public auction.

The electronic auction will be directed by Rogers Realty and Auction Company on their website through an amendment to their current contract. In addition to the current percentage of gross sales, the auction company will receive \$400.00 per electronic auction for use of their website plus an administrative fee based on the number of units being sold.

Following the electronic auction, the public auctions will be conducted on April 26, 2003, May 2, 2003, and May 3, 2003 to dispose of designated City-owned property at the City-County Surplus Property Facility located at 3301 North I-85 Service Road, Charlotte, North Carolina.

The City selected an auction service chosen through competitive bids. The process was developed in the interest of fairness and is economical in its cost and time savings.

Funding:

FY03 Business Support Services operating budget

Attachment 17

Resolution

List of property to be declared as surplus

List of surplus property to be sold electronically

23. Resolution of Intent to Abandon Street and Set Public Hearing for a Portion of Kirkpatrick Road

Action: A. Adopt the Resolution of Intent to abandon a portion of Kirkpatrick Road, and
B. Set a public hearing for April 28, 2003.

Attachment 18
Map

24. Refund of Property Taxes

Action: Adopt a resolution authorizing the refund of property taxes assessed through clerical or assessor error in the amount of \$33,804.20.

Resolution and list of refunds will be sent in the Friday, March 21, 2003 Council-Manager Memorandum.

25. In Rems

For In Rem Remedy #A-I, the public purpose and policy are outlined here.

Public Purpose:

- Eliminate a blighting influence in a Communities Within A City neighborhood.
- Reduce the proportion of substandard housing.
- Increase tax value of property by making land available for potential infill housing development.

Policy:

- Communities Within A City
- Community Safety Plan

The In Rem Remedy items were initiated from 3 categories:

1. Public Safety – Police and/or Fire Dept.
2. Complaint – petition by citizens, tenant complaint or public agency referral
3. Field Observation – concentrated code enforcement program

The In Rem Remedy items are listed below by category identifying the street address and neighborhood.

Public Safety

- A. 13731-5A, 5B, 5C, 5D River Shore Dr. (Neighborhood Statistical Area 105)
- B. 13731-1 River Shore Dr. (Neighborhood Statistical Area 105)
- C. 13731-2 River Shore Dr. (Neighborhood Statistical Area 105)
- D. 13731-3 River Shore Dr. (Neighborhood Statistical Area 105)
- E. 13731-4 River Shore Dr. (Neighborhood Statistical Area 105)
- F. 237 Nance Rd. (Neighborhood Statistical Area 110)
- G. 621 Bradford Dr. (Neighborhood Statistical Area 19)

Complaint

- H. 2736-38 Capital Dr. (Neighborhood Statistical Area 4)

Field Observation

- I. 3234 Grant St. (Neighborhood Statistical Area 21)

Public Safety:

- A. 13731-5A, 5B, 5C, 5D River Shore Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structures at 13731-5A, 5B, 5C, 5D River Shore Dr. (Neighborhood Statistical Area 105) located in the City's Extra Territorial Jurisdiction.

Attachment 19

B. 13731-1 River Shore Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structures at 13731-1 River Shore Dr. (Neighborhood Statistical Area 105) located in the City's Extra Territorial Jurisdiction.

Attachment 20

C. 13731-2 River Shore Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structures at 13731-2 River Shore Dr. (Neighborhood Statistical Area 105) located in the City's Extra Territorial Jurisdiction.

Attachment 21

D. 13731-3 River Shore Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structures at 13731-3 River Shore Dr. (Neighborhood Statistical Area 105) located in the City's Extra Territorial Jurisdiction.

Attachment 22

E. 13731-4 River Shore Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structures at 13731-4 River Shore Dr. (Neighborhood Statistical Area 105) located in the City's Extra Territorial Jurisdiction.

Attachment 23

F. 237 Nance Rd.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 237 Nance Rd. (Neighborhood Statistical Area 110).

Attachment 24

G. 621 Bradford Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 621 Bradford Dr. (Neighborhood Statistical Area 19).

Attachment 25

Complaint:

H. 2736-38 Capitol Dr.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 2736-38 Capitol Dr. (Neighborhood Statistical Area 4).

Attachment 26

Field Observation

I. 3234 Grant St.

Action: Adopt an Ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 3234 Grant St. (Neighborhood Statistical Area 21).

Attachment 27

CONSENT II

26. Pence Road Streetscape and Sidewalks

Action: A. Adopt a budget ordinance totaling \$1,027,245 for construction of bicycle lanes as part of the Pence Road project, and

B. Award a low bid contract for the Pence Road Streetscape and Sidewalks to Ferebee Corporation in the amount of \$1,848,689.25.

Staff Resource: David Meachum, Engineering and Property Management

Explanation:

This project will provide roadway widening, curb and gutter, planting strips and sidewalks along Pence Road from Highland Avenue to Harrisburg Road as part of the Eastside Strategy Plan and the Sidewalk Improvement Program. Bike lanes will also be provided on both sides of Pence Road from Hickory Grove Elementary School to Bandy Drive.

Funding:

The budget ordinance transfers \$15,000 from the Sidewalk Program and \$150,000 from the Bicycle Facilities capital project to the Pence Road Capital project. Remaining funds for the contract award are included in the Eastside Strategy Plan-Pence Road capital project.

Attachment 28

Budget ordinance

27. Rockwell Park Neighborhood Improvements

Action: Approve change order #1 to the contract with Crowder Construction of Charlotte, North Carolina for \$149,843.40.

Staff Resource: David Meachum, Engineering and Property Management

Explanation:

Council awarded the original contract on April 8, 2002 for \$1,062,082.14.

The Rockwell Park neighborhood is one of the 22 neighborhoods identified for improvements under the 2000 Neighborhood Improvement bond referendum. The project consists of infrastructure improvements on Rockwell Boulevard

and the adjoining streets east of West Sugar Creek Road in the Derita Township.

This change order provides funding for overruns in existing contract items necessary to complete the project. During construction, the proposed storm drain system was redesigned due to unexpected conflicts with existing utilities. The redesign required the contractor to shift the road approximately four feet which requires additional grading; pipe culverts; catch basins; concrete driveways and asphalt paving.

All change order prices were derived from existing contract prices.

The new contract amount is \$1,220,475.54.

Funding:

Neighborhood Capital Investment Plan

28. Weed and Seed Initiative Grant

Action: Appropriate \$175,000 in federal funds for Charlotte Weed and Seed Initiative.

Staff Resource: Toni Tupponce, Neighborhood Development

Explanation:

The U.S. Department of Justice has approved the FY03 Weed and Seed Grant application. The program year is retroactive to November 1, 2002. This federal funding is needed to carry out the implementation strategies for programs primarily in the neighborhoods along the West Boulevard Corridor. The four elements of the City's Weed & Seed strategy are:

- Law Enforcement
- Community Policing
- Prevention/Intervention/Treatment
- Neighborhood Restoration

The Weed and Seed stakeholders (U.S. Justice Department - U.S. Attorney, WEC Board, Weed and Seed staff and Neighborhood Development) agreed that Neighborhood Development would be responsible for the oversight responsibilities.

The Weed and Seed Program will continue to operate with three full time/temporary staff persons (with benefits) that will be paid from the federal grant. These staff persons will be housed at the City's Amay James Neighborhood Center. Major projects that the Weed and Seed staff is continuing to focus on include: the truancy reduction program, the Safe Haven Program and work with police and area businesses to reduce crime

in the Weed and Seed neighborhoods. The Weed and Seed Steering Committee and City staff are working with the Weed and Seed staff to develop a work plan and program goals for the new program year.

Background:

The Charlotte Weed and Seed Strategy was initiated in nine neighborhoods along the West Boulevard Corridor in 1998. The initiative represents a collaborative effort among the U. S. Justice Department, the City of Charlotte and the Charlotte Mecklenburg Police Department. The Weed and Seed initiative targets West Boulevard and adjacent neighborhoods including Dalton Village, Pinecrest, Ponderosa/Wilmont, Reid Park, Revolution Park, Westover Hills, and Wilmore.

The strategy entails both a “weeding out” of negative community influences such as crime, unemployment and truancy as well as “seeding” the community with restorative programs including employment training and referral, drug intervention and treatment programs, nuisance abatement and youth enrichment opportunities.

Initiative highlights for the past Fiscal Year include:

- Expansion of the area’s police bike patrol
- Initiation of GIFT (Girls In it For Themselves) – twelve community young women are involved with this non-traditional Girls Scout Troop.
- College Open House Tours – 25 high school students (sophomores through seniors) participated in college tours; 10 have applied for college admission.
- Partnered with Carolinas HealthCare Systems and other neighborhood stakeholders to sponsor the second annual Community Investment Day at the Amay James Center.

Cumulative funding over the first three years totaled \$525,000. Funding over the next year will total approximately \$175,000. A progress report highlighting the program’s accomplishments through December 2002 is attached. An updated progress report will be available at the end of the fiscal year.

Funding:

Federal grant

Attachment 29

Progress Report

FY03 Budget

Budget ordinance

29. Urgent Repair Program Grant

Action: Adopt a budget ordinance appropriating \$75,000 in state funding for an Urgent Repair Program Grant.

Staff Resources: Stan Wilson, Neighborhood Development
Diane Adams, Neighborhood Development

Explanation:

On January 22, 2003, the North Carolina Housing Finance Agency (NCHFA) awarded the City a \$75,000 Urgent Repair Program Grant. The Urgent Repair Program will address emergency home repairs, provide accessibility modifications for elderly homeowners and other repairs necessary to prevent displacement of very low and low-income homeowners. The program will focus on the City's targeted action plan neighborhoods and provide grants up to \$3,500 to eligible homeowners.

Under the grant requirements, the City will provide urgent repair funds to rehabilitate 25 units of low and very low-income housing. The program will be eligible to approximately 7 households earning less than 50% of the area median income (AMI) (\$32,050 for a household of four), and approximately 18 households earning less than 30% of the AMI (\$19,230 for a household of four).

The City will provide a match of \$50,000, which is budgeted through local Innovative Housing Funds. The Urgent Repair Program will be used in conjunction with the City's Selective Rehabilitation and Code Repair Programs. Current budget funds through these programs shall serve as the match. The City was one of 22 housing providers in the State of North Carolina to receive a grant. The grant funds are to be expended over a period of 18 months.

Background:

The North Carolina Housing Finance Agency issues grant applications on an annual basis. The Urgent Repair Program provides grants for emergency home repairs and modifications to homes of elderly homeowners and other homeowners with special needs whose household incomes do not exceed 50% of area median. Eligible organizations may request up to \$75,000.

Funding:

State grant

Attachment 30

Letter from State of North Carolina
Map of Target Area (indicated as census block groups)
Budget ordinance

30. Arena Infrastructure Improvements

Action: Approve amendment #1 to the agreement for engineering services with Barbara H. Mulkey Engineering (BHM) for \$329,400.

Staff Resource: Jim Keenan, Engineering and Property Management

Explanation:

The Arena Infrastructure Improvement Project will realign Fifth Street and widen Caldwell Street to establish the necessary site for the new Charlotte Arena. On November 11, 2002, Council authorized the City Manager to negotiate an interim contract with BHM up to \$400,000. The negotiated contract was \$379,000 and covered planning and design services.

This planned amendment will provide the remainder of services necessary to complete the roadway construction, including surveying, utility coordination, and utility duct bank inspection. An unusual level of utility coordination and inspection is required because of the accelerated schedule. The utility companies are reimbursing the City for costs associated with their facilities.

Funding:

Economic Development Capital Investment Plan

31. Transit Assistance Budget Ordinance

Action:

A. Adopt a budget ordinance appropriating \$ 36,886,578 from the Transit Fund to the Transit Capital Fund for Land Acquisition and the first phase of Final Design for the South Corridor Light Rail Project,

B. Adopt a budget ordinance to appropriate State Grant funds in the amount of \$1,250,000 and the City's local match of \$1,250,000 for a total appropriation of \$2,500,000 as reimbursement for final costs of the Major Investment Studies in the four other Transit Corridors, and

C. Adopt a budget ordinance appropriating \$2,686,738 from the Transit Fund to the Transit Capital Fund for the additional Federal Transit Administration FY2003 5307 Urbanized Area Formula Grant and the State and Local Match.

Staff Resource: Dee Pereira, Charlotte Area Transit System

Explanation:

The City's Transit Program receives several types of Federal and State grant revenues, which fund a portion of the Charlotte Area Transit System's (CATS) approved capital program. The City estimates Federal and State grant participation levels and advances funding from the Transit Fund balance to cover estimated grant revenues. Upon receipt of the grant revenues, funds advanced to the program revert back to the Transit Fund balance.

Council is requested to adopt a budget ordinance authorizing the acceptance of Federal and State funds for the following programs:

A). South Corridor Light Rail Project applications will be submitted to the Federal Transit Administration and the North Carolina Department of Transportation (NCDOT) for land acquisition and the first phase of Final Design to cover contract/s for design and project management services, and costs of the program.

A summary of the two grant applications are as follows:

Federal	\$18,443,289
State	9,221,645
<u>Local</u>	<u>9,221,644</u>
 TOTAL	 \$36,886,578

B). Reimbursement of final costs associated with the Major Investment Studies in the four other Transit Corridors through March 31, 2003. Funds will be received from NCDOT State Grant in the amount of \$1,250,000 to match the local amount of \$1,250,000.

C). The FY2003 Federal 5307 Urbanized Area Formula Allocation was originally anticipated to be \$8,000,000 with the corresponding State and Local matching for a total appropriation of \$ 9,904,956. The FY2003 Federal Register was finalized on March 12, 2003. The Federal Register allocates \$10,221,747 versus the excepted \$8,000,000. Therefore, staff requests the additional amount be appropriated.

A summary of the additional appropriation is as follows:

Federal	\$2,221,747
State	220,436
<u>Local</u>	<u>244,555</u>
 TOTAL	 \$2,686,738

Total appropriation requested is \$43,073,316.

Funding:

Federal and State grant revenues and the City’s local funding

Attachment 31

Budget ordinance

32. Paratransit Scheduling Software Agreement

Action: Authorize the Chief Executive Officer of CATS to execute an agreement with StrataGen Systems, Inc. to provide an automated Paratransit Trip Scheduling Software program for CATS Special Transportation Service for an amount not to exceed \$370,000.

Staff Resource: Keith Parker, Charlotte Area Transit System

Explanation:

CATS Capital Investment Plan approved the procurement of an automated paratransit trip scheduling software system for its ADA paratransit service provider, Special Transportation Services (STS). StrataGen Systems, Inc. will provide STS with the automated trip scheduling system. The \$370,000 price includes complete installation, software, support equipment and training. The proposed technology is designed to handle the demands of ADA

paratransit operations, including scheduling trips with different classifications.

StrataGen Systems, Inc. meets all of the requirements of the request for proposals. Features that are included in the StrataGen system that are not available in the current Trapeze system include:

- A state-of-the-art scheduling feature that allows for varying vehicle speeds during rush hour traffic
- Travel histories of each customer
- Fixed route interface to provide a ¾ mile ADA check on all requested rides
- Module that will allow reservation staff to present customers with various travel options
- Ability to handle unlimited future growth

Background:

CATS provides ADA complementary paratransit service through STS. The door-to-door service is provided throughout Charlotte, Matthews, and Pineville. Approximately 900 people use the service, which operates seven days a week. STS operations have grown from 83,318 rides during FY1993 to a projected 193,000 rides in FY2003. STS is currently experiencing a 17.5 percent ridership growth during FY2003.

STS has used the current Trapeze system to reserve, schedule and route its trips since 1993. Over time, the system has become extremely fragile. This is partially due to Trapeze ending their support of the current system, but is also due to the increased level of scheduling that the system is now required to provide.

Summary of Proposals:

Pursuant to the transit competitive proposal procurement process in the City Charter, CATS issued a Request For Proposal (RFP) and advertised in the *Charlotte Observer* and *Passenger Transport* on October 09, 2002 to purchase an automated paratransit trip scheduling software.

On November 6, 2002 proposals were received from StrataGen Systems, Inc. and Trapeze Software Group, Inc. A technical evaluation committee comprised of CATS Information Technology, STS, Operations Administration and the Procurement and Contract Management Section staff evaluated the proposals against the following criteria:

- Work Plan for providing, implementing and supporting the proposed system
- Capability for implementing and supporting the system in order to achieve the best possible results
- Experience and qualifications of the firms
- References

The technical proposals accounted for 70% of the total evaluation and the proposed price accounted for the remaining 30% of the evaluation.

Pursuant to the guidelines established by the FTA, competitive negotiations were conducted with StrataGen System, Inc. and Trapeze Software Group, Inc. At the conclusion of the negotiations, CATS staff requested best and final offers from the firms. After evaluating the final offers, the proposal submitted by StrataGen was determined to be the most responsive proposal to the RFP.

Funding:

Transit Capital Investment Plan

33. Bus Stop Sign Fabrication and Installation Extension

Action: Approve an option to extend the contract with Eaglewood, Inc. for Year 2 of installation and maintenance for bus stop signs locations throughout Mecklenburg County and surrounding counties for an amount not to exceed \$400,000.

Staff Resource: Brad Miller, Charlotte Area Transit System

Explanation:

This option extends the contract for year 2 of an existing three-year, Installation and Maintenance Agreement with Eaglewood, Inc. to implement modifications and repairs as needed to approximately 4000 bus stop signs, schedule holders, and other non-shelter amenities (waiting pads, displays) at CATS bus stop locations throughout the region. Council previously authorized funds covering year 1 in October, 2002.

Background:

CATS completed a bus stop sign replacement project in 2002 that was competitively bid in August 2001 and awarded to the low bidder, Eaglewood, Inc. That procurement was structured to include the original installation of the 4,000 signs, followed by three years of ongoing maintenance to the signs, poles, schedules and surrounding area at each bus stop. The three-year maintenance agreement began in March 2002 when the installation of the signs was completed and will be completed in March 2005. Eaglewood performs repairs and adjustments based on individual request for service due to damage of stops and poles or changes as a result of bus route adjustments or citizen request.

Based on Option Year 1's experience, an amount of \$400,000 (an average of \$100 per bus stop) has been estimated for Option Year 2's maintenance (through March, 2004).

Funding:
FY2003 Transit Operating Budget

34. Solid Waste Services Residential Solid Waste Collection Service Contracts Unit Price Increases

Action: Authorize the City Manager to execute:

- A. A .80% unit price increase to Solid Waste Services, North Quadrant Residential Solid Waste Collection Services Contract. The unit price increase is five cents, for a total monthly unit price of \$5.97, effective July 1, 2002,**
- B. A .80% unit price increase to Solid Waste Services, South Quadrant Residential Solid Waste Collection Services Contract. The unit price increase is six cents, for a total monthly unit price of \$8.13, effective July 1, 2002,**
- C. A 1.78% unit price increase to Solid Waste Services, West Quadrant Residential Solid Waste Collection Services Contract. The unit price increase is eleven cents, for a total monthly unit price of \$6.20, effective January 1, 2003, and**
- D. A 1.78% unit price increase to Solid Waste Services, East Quadrant Residential Solid Waste Collection Services Contract. The unit price increase is twelve cents, for a total monthly unit price of \$6.74, effective January 1, 2003.**

Staff Resource: Gregory McDowell, Internal Audit

Explanation:

The City currently contracts with Solid Waste Services to provide residential solid waste collection services in the City's four Collection Quadrants. The contracts provide that each year, 90 days prior to the contract anniversary date, the Contractor may request that the unit prices be increased up to a ceiling of 75 percent of any increase during the preceding months in the United States Department of Labor, Bureau of Statistics, Washington, D.C. Consumer Price Index (CPI). The following table summarizes the impact on each of the contracts:

Collection Quadrant	Beginning Contract Date	75% CPI	Additional Cents to Unit Cost	New Unit Cost	Additional Cost per Year
North	7/1/00	.80%	.05	\$5.97	\$32,311
South	7/1/01	.80%	.06	\$8.13	\$26,105
West	1/19/98	1.78%	.11	\$6.20	\$23,268*
East	1/1/00	1.78%	.12	\$6.74	\$70,880

* This additional cost is for one-half year. The West Contract was extended six months beyond the original 5-year contract. Beginning July 1, 2003, Inland Services, winner of a recent competition, will perform services for the West Quadrant.

For each requested action, Solid Waste Services submitted a letter documenting increases in compensation, employees' insurance premiums, and fuel. Internal audit reviewed the documentation and found that it substantiates the requested increases.

Also, under a gain-sharing provision, if actual operating costs are less than the approved contract rate for services, Solid Waste Services will retain one-half of the savings and the other half will be distributed to the employees.

Funding:

Solid Waste Services FY03 Operating Budget

Attachment 32

Letter from Solid Waste Services requesting increases

35. Charlie One Lease Extension

Action: Approve a two-year extension, in the amount of \$121,156.86, of a lease with Wachovia Bank for the Charlie One District Office.

Staff Resource:

Captain Roz Maglione, Charlotte-Mecklenburg Police

Explanation:

The Charlie One District office is located at 8740 Research Drive in office space leased from Wachovia Bank. The space includes offices for the Northeast Service Area Major and detectives for the department's Burglary North Investigations Unit as well as the Charlie One District.

The original lease was approved March 21, 1996. In December 2000, the lease was amended through June 30, 2003. The proposed amendment extends the lease through June 30, 2005. The cost of the two-year extension is \$121,156.86. The rent is \$1 per year; the remainder of the cost is for common area maintenance and related expenses.

Funding:
Police Department Operating Budget

36. Fire Step Vans, Cargo Vans and Brush Trucks Contract

Action: Approve the award of a unit price contract with Piedmont Ford Sterling and Parks Chevrolet for the provision of Fire Step Vans, Cargo Vans and Brush Trucks for the amounts underlined below. This is a one-year contract with the possibility of two, one-year consecutive renewals.

Staff Resources: Buddy Caldwell, Charlotte Fire Department
Mehl Renner, Business Support Services

Explanation:
On January 31, 2003 the City notified 18 vendors of the opportunity to respond to the Invitation To Bid (ITB) for Step & Cargo Vans and Brush. Bids were received on February 20, 2003 with three vendors responding. The amounts underlined are the recommended contract prices.

Bid Summary:

	Item A. Step Van	Item B. Cargo Van	Item C. Brush Truck
Piedmont Ford Sterling Truck Sales – Greensboro, NC	\$27,451.00	<u>\$22,626.25</u>	\$24,631.25
Parks Chevrolet Charlotte, NC	<u>\$42,985.00</u>	No Bid	<u>\$24,794.00</u>
Freightliner of Charlotte Charlotte, NC	\$50,827.00	No Bid	No Bid

Piedmont Ford Sterling is the lowest quote for Item A (Step Van), but the bid is incomplete because it did not include the truck body. They are also the lowest quote on Item C (Brush Truck), but this bid did not meet the required engine specifications. The low quotes on Items A and C are therefore not responsive.

Piedmont Ford Sterling’s single bid for Item B (Cargo Van) has been determined as a fair and reasonable price meeting specifications. Parks Chevrolet’s bids for Items A and C were determined as the lowest responsive bids for these items.

Funding:
Capital Investment Plan

37. Designation for University City Municipal Service District Public Hearing Notices

Action: Designate Matt Bronson in the Budget and Evaluation Office to mail public hearing notices for the proposed University City Municipal Service District.

Staff Resource: Matt Bronson, Budget and Evaluation

Explanation:

A public hearing on the proposed University City Municipal Service District (MSD) will be held on April 28, 2003. Notices of the public hearing will be sent in late March 2003 to all property owners and key stakeholders within the district. Prior to the mailing of the notices, the state statutes that authorize MSDs require Council to designate a person to mail these notices and certify to Council that the mailing has been completed.

38. Public Hearing Date for Floodplain Ordinance Revisions and Adoption of Floodplain Maps

Action: Authorize publication of notice and set public hearing for April 29, 2003 on proposed Floodplain Ordinance Revisions and adoption of Floodplain Maps.

Staff Resource: Tim Richards, Engineering and Property Management

Explanation:

City and County staff have re-mapped the Catawba River floodplain in the reach downstream from Mountain Island Lake and upstream from Lake Wylie. The results of the remapping effort indicate that the new 100-year floodplain elevations will increase approximately two feet. In addition, the safety factor will be increased from one foot to two feet, giving an overall average increase for the protection of properties of three feet.

Council will be asked to adopt the new floodplain maps on May 12, 2003 after hearing citizen comments during a public hearing on April 28, 2003. Staff will also be requesting approval of revisions to the floodplain ordinance referencing Federal Emergency Management Association (FEMA) revisions and new maps.

39. Storm Water Engineering Services Amendment

Action: Approve amendment #1 to the agreement for engineering services with US Infrastructure of Carolina, Inc. (USI) for \$300,000.

Staff Resource: Tim Richards, Engineering and Property Management

Explanation:

On July 23, 2001, Council approved the original agreement for \$300,000 with USI to provide “on-call” services for storm water improvement projects, including but not limited to surveying, planning, design, bid phase, and construction administration. This amendment will provide additional funding to continue those services as well as unspecified project management services.

USI will provide project management services for four new storm water improvements project. The four projects and the planning consultants are:

- Eastburn/Sunnybrook - bounded by Fairview Road to the north, Archdale Drive to the south, Sharon Road to the east, and Little Sugar Creek to the west including South Park, Fairmeadows/Beverly Woods and Spring Valley/Brandon neighborhoods (Camp Dresser & McKee)
- Cherokee/Scotland - bounded by Cherokee Road to the north, Providence Road to the west, Cherokee Road to the east and Scotland Road to the south including Eastover and Myers Park neighborhoods (Concord Engineering & Surveying)
- Shillington/Greencastle - bounded by Park Road to the east, Sharon Road to the south, and Sharon Acres Road to the west including Olde Georgetown, Gleneagles/Quail Hollow and Seven Eagles neighborhoods (Post, Buckley, Schuh and Jernigan), and
- Nightingale/Blue Heron bounded by Highway 51 to the north, Interstate 485 to the west, and Blue Heron Drive to the south and east including Spring Valley/Brandon and Fairmeadows/Beverly Woods neighborhoods (Jordon, Jones and Goulding)

Agreements with the planning consultants are in the negotiation phase and should come before Council within the next three months.

Funding:

Storm Water Capital Investment Plan

40. Irrigation Backflow Prevention City Code Change

Action: Approve an ordinance amending City Code Chapter 23, Waters, Sewers and Sewage Disposal to specify backflow prevention devices acceptable to the City of Charlotte.

Staff Resource: Doug Bean, Utilities

Explanation:

The State Building Code regulates installation of irrigation systems. The code was amended and became effective January 1, 2003. The City Code is now in conflict with the Building Code relative to the types of backflow prevention devices that are acceptable to the City. The state code change includes different backflow protection requirements relating to protecting the private potable water system from contaminants in irrigation systems.

Charlotte-Mecklenburg Utilities use the plumbing and city code in establishing backflow prevention requirements on residential irrigation systems. On residential service connections, the city code excludes the water service connection from backflow requirements, unless it has an irrigation system. Charlotte's backflow program currently allows residential customers to branch off plumbing and accepts the building code-required assembly in lieu of requiring an additional backflow assembly at the meter.

This amendment to the City Code will make it consistent with the Building Code by specifying the same type of backflow assemblies. These changes will become effective upon adoption.

Mostly commercial customers or those who get irrigation-only connections to the City's water system will be impacted. This represents 30% of current irrigation activity. Residential customers connecting irrigation systems to their own plumbing already have to comply with the building code. This represents about 70% of the irrigation activity.

The installation cost difference will be proportional to existing requirements. The assembly cost difference is related to size. The ¾" backflow prevention device, which is the typical size, is roughly \$30 to \$40 more than what is currently required.

Community Input:

A meeting was held with the following organizations to review and discuss the changes to be implemented:

- Charlotte-Mecklenburg Utilities (CMU) Advisory Committee,
- CMU Developer Liaison,
- Executive board member of the Carolinas Irrigation Association,
- Charlotte Chapter Plumbing Heating and Cooling Contractors Association
- Irrigation supply company customers

Each group was supportive of the change and agreed that the change lessened inconsistencies by providing and inspecting the same assemblies.

Attachment 33

Ordinance amending City Code, Chapter 23

41. Water and Sewer Main Design Services- Amendment #1

Action: Approve Amendment #1 with Barbara H. Mulkey Engineering, Incorporated for \$200,000 to provide design services of water and sewer system improvements and relocations associated with North Carolina Department of Transportation projects.

Staff Resource: Doug Bean, Utilities

Explanation:

The original \$400,000 contract with Barbara H. Mulkey was approved by Council on December 10, 2001. This contract will facilitate design of all water and sewer improvements and relocations for future CMU needs as it pertains to North Carolina Department of Transportation (NCDOT) projects. These improvements and/or relocations involve designing future sewer service lines for all major basins that will be impacted due to highway construction and will include designing water lines to provide future service in NCDOT project limits. This work will insure that future service will be provided in a cost effective manner and will help ensure that we minimize impacts to NCDOT's new highway construction.

Amendment #1 will provide for additional design services as it relates to the additional work associated with the new I-77 and I-85 design-build projects.

With this amendment, the contract with Barbara H. Mulkey will increase from \$400,000 to \$600,000.

Funding:

Water and Sewer Capital Investment Plan

42. Irwin Creek Relief Sewer Phase II – Amendment #3

Action: Approve amendment #3 for \$269,295 to the contract with Camp Dresser and McKee for additional engineering services for the Irwin Creek Relief Sewer, Phase II Project.

Staff Resource: Doug Bean, Utilities

Explanation:

On June 23, 1997, Council approved a contract with Camp Dresser and McKee in the amount of \$2,029,725. This contract consists of planning, design, bid phase assistance, and construction administration services for installation of a relief sewer along Irwin and Stewart Creeks and a 30 million gallon flow equalization facility with a new pump station to handle the relief sewer flow at the Irwin Creek Wastewater Treatment Plant.

The flow equalization facility and Phase I of the relief sewer from West Boulevard to the Irwin WWTP have been constructed and are in service. Phase II of the relief sewer will continue the line along Irwin Creek from West Boulevard to Sycamore Street near Irwin Creek Elementary School.

In November 2000, upon completion of design of the upper portion of the relief sewer, the project was put on hold temporarily for other projects, which were a higher priority. Since completing the design, several changes in land uses have resulted in the need to amend the contract for additional work to accommodate the changed conditions. These additions include:

- Update aerial and ground surveys
- Design revisions to accommodate County greenway and parks activities that affect the construction areas
- Update design due to significant construction activities by others within the construction limits
- Provide additional site sampling and testing on environmentally hazardous sites
- Adjust bidding and construction phase services to cover a longer period of construction phase activities

On February 22, 1999, Council approved Amendment #1 in the amount of \$953,438 to add flood protection of the existing Irwin Creek influent pump station, extend the relief sewer limits, enlarge the relief sewer and flow equalization facilities, relocate the flow equalization basins, provide an environmental audit for a Superfund site along the relief sewer route, and numerous other design phase services.

On January 8, 2001, Council approved Amendment #2 in the amount of \$498,350 to provide on-site construction inspection services for the Irwin Relief Sewer Phase 2 Project, which had been originally planned for City staff inspection. The relief sewer was also further extended along Irwin Creek. With this amendment, the Camp Dresser and McKee contract will increase from \$3,481,513 to \$3,750,808.

Funding:

Water and Sewer Capital Investment Plan

43. **Disinfection Systems at Irwin and Sugar Creek Wastewater Treatment Plants – Amendment #2**

Action: Approve amendment #2 for \$122,050 to the contract with Camp Dresser and McKee for additional engineering services at the Irwin and Sugar Creek Wastewater Treatment Plants.

Staff Resource: Doug Bean, Utilities

Explanation:

On April 8, 2002, Council approved a contract with Camp Dresser and McKee in the amount of \$943,000. This contract consists of planning, design, bid phase assistance, and construction inspection services for installation of an ultraviolet (UV) disinfection system at two wastewater treatment plants and decommissioning of the existing gaseous chlorine systems. This work is needed to meet the City's commitments to the Environmental Protection Agency (EPA).

On October 31, 2002, the City Manager's Office approved amendment #1 in the amount of \$90,280 to add equipment procurement services to the contract. The specialized UV equipment has now been procured.

Amendment #2 will provide for the following services:

- Coordination of the Sugar and Irwin Creek filter rehabilitation project, to be designed by others but bid in conjunction with the UV project
- Upgrade in inspection services to cover a longer period of construction phase activities and greater scope of work. By combining the projects at both sites, maximum economic benefits should be achieved for inspection services

With this amendment, the Camp Dresser and McKee contract will increase from \$1,033,280 to \$1,155,330.

Funding:

Water and Sewer Capital Investment Plan

44. **Irwin and Sugar Creek Wastewater Treatment Plants Filter Rehabilitation – Professional Service Contract**

Action: Approve a contract with Arcadis G & M of North Carolina, Inc. for \$165,800 to provide engineering services at the Irwin and Sugar Creek Wastewater Treatment Plants.

Staff Resource: Doug Bean, Utilities

Explanation:

In the summer of 2002, Arcadis G & M of North Carolina was selected to prepare a planning study to research and determine the probable causes of the chronic problems experienced by the filters at the Irwin and Sugar Creek wastewater treatment plants. Arcadis was also requested to provide design plans suitable for maintenance crews to implement the recommendations.

The study concluded that major repairs are needed, primarily mechanical in nature. Extensive inspections have shown that many valves have completely failed, and most of the remaining valves are likely to fail in the next year or two. The nature and scope of the work far exceeds the capabilities of the plants' maintenance crews. As more of the filter cells become completely inoperable, the plants will have greater difficulty in meeting discharge permit limits.

The engineering contract with Arcadis will provide the following services:

- Fast tracking of design plans suitable for formal bidding
- Coordination with the ultraviolet disinfection project, which will be constructed approximately ten feet away and will be tied to the filters
- Bid phase assistance
- Limited construction phase inspection and support

Funding:

Water and Sewer Capital Investment Plan

45. Construction Inspection Services – Water and Sewer Mains in NCDOT Projects

Action: Approve a contract with DiCon for \$200,000 to provide construction inspection services for the water and sewer main relocations and improvements within NCDOT projects.

Staff Resource:

Doug Bean, Utilities

Explanation:

DiCon will be directed to inspect all water and sewer improvements and relocations for future Charlotte-Mecklenburg Utility needs as it pertains to large North Carolina Department of Transportation (NCDOT) interstate projects. These projects have large diameter water and sewer lines that require an expertise in coatings, linings, and welding. These improvements and/or relocations involve inspecting future sewer service lines for all major basins that will be cut off due to highway construction and will include inspecting water lines to provide future service in the NCDOT project limits.

Utilities received five responses to the request for qualifications. The selection committee recommends DiCon because of the company's qualifications, certifications, and experience with similar projects.

Funding:

Water and Sewer Capital Investment Plan

46. Passenger Loading Bridges Change Order

Action: A. Award a change order to Dew Bridge of Ontario, Canada in the amount of \$56,846.63 for electrical modifications to three loading bridges, and

B. Adopt a budget ordinance appropriating \$56,846.63 from the Discretionary Fund Balance to be repaid from the proceeds of future General Airport Revenue Bonds.

Staff Resource: Jerry Orr, Aviation

Explanation:

This change order will modify the electrical power units to accommodate both types of aircraft used by US Airways on Concourse E. The Airport will recover its costs through user fees paid by the airlines.

Background:

In May 2002, Council awarded a contract to the low bidder, Dew Bridge of Ontario, Canada to furnish and install two passenger-loading bridges on the new Concourse E.

In August 2002, Council approved a change order to the contract to install three additional bridges.

In February 2003, Council approved a change order to the contract to install three additional bridges and ground power units.

Funding:

Aviation Capital Investment Plan

Attachment 34

Budget ordinance

47. Property Transactions

Action: Approve the following property acquisitions (A-I) and adopt the condemnation resolutions (J-S).

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

Acquisitions:

- A. Project:** Billy Graham/Wilkinson Boulevard Interchange, Parcel # 1,
Owner(s): Heirs of Callie Styers Pruette, by Frances P. Falls; Debbie Mishak, Executrix, Estate of William Pruette; Albert Falls, Jr., Executor, Estate of Dorothy Howie; Kenneth J. Norkett and Wife, Pamela J. Norkett; Christopher Lee Norkett and Wife
Property Address: 4700 and 4800 Wilkinson Boulevard
Property to be acquired: 114,174 sq.ft. (2.621 ac.) of Fee Simple plus 24,993 sq.ft. (0.574 ac.) Permanent Slope Easement, 5,840 sq. ft. (6.134 ac.) Permanent Storm Drainage Easement and 2,565 sq. ft. (0.059 ac.) Permanent Utility Easement.
Improvements: None
Purchase Price: \$121,400
Remarks: This acquisition is required for the Billy Graham/Wilkinson Boulevard Interchange Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: B-2
Use: Office
Tax Code: 061-201-31 and 061-201-32
Total Parcel Tax Value: \$540,450
- B. Project:** Central Avenue Streetscape-Phase III, Parcel # 317,
Owner(s): George Koucouliotes and Wife, Elfie Koucouliotes
Property Address: 3019 Central Avenue
Property to be acquired: 2,001 sq.ft. (0.046 ac.) of Permanent Easement plus 4,360 sq.ft. (0.100 ac.) of Temporary Construction Easement
Improvements: Parking
Purchase Price: \$20,125
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: B-1
Use: Commercial
Tax Code: 095-123-22
Total Parcel Tax Value: \$419,710
- C. Project:** Central Avenue Streetscape-Phase III, Parcel # 344,
Owner(s): James Boyce Black, Jr.

Property Address: 3534 Central Avenue
Property to be acquired: 2,595 sq.ft. (0.060 ac.) of Temporary Construction Easement
Improvements: Parking
Purchase Price: \$11,655
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III Project. Compensation was established by independent, certified appraisals in the area.
Zoned: R-22MF
Use: Office
Tax Code: 129-061-34
Total Parcel Tax Value: \$167,920

D. Project: Graham Street at Norris Avenue Intersection Improvements, Parcel # 12,
Owner(s): Duke Power Company
Property Address: 923 Norris Avenue
Property to be acquired:
Improvements: None
Purchase Price: \$18,745
Remarks: This acquisition is required for the Graham Street at Norris Avenue Intersection Improvements Project. Compensation was established by an independent, certified appraisals in the area.
Zoned: Gov/Utility
Use: Utility
Tax Code: 079-073-01
Total Parcel Tax Value: \$114,400

E. Project: Freedom Drive Road Widening, Parcel # 346,
Owner(s): Jimmie R. Eckard and Nancy Jane Eckard, as Tenants in Common with Right of Survivorship, and Nellie G. Eckard
Property Address: 3924 Freedom Drive
Property to be acquired: 23,087 sq.ft. (0.530 ac.) of Fee Simple - Total Take
Improvements: All Buildings - Total Take
Purchase Price: \$69,190
Remarks: This acquisition is required for the Freedom Drive Road Widening Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: R-22MF
Use: Single Family Residential
Tax Code: 063-052-95
Total Parcel Tax Value: \$45,650

F. Project: Central Avenue Streetscape-Phase III, Parcel # 300,
Owner(s): Ailene S. Harris Properties, Ltd. Partnership, a Delaware Limited Partnership
Property Address: 1608 Morningside Drive

Property to be acquired: 1,611 sq.ft. (0.037 ac.) of Permanent Easement plus 1,271 sq.ft. (0.029 ac.) of Temporary Construction Easement

Improvements: Trees, Pavement

Purchase Price: \$12,082

Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III Project. Compensation was established by an independent, certified appraisal and an appraisal review.

Zoned: B-1

Use: Single Family Residential

Tax Code: 095-092-21

Total Parcel Tax Value: \$39,050

- G. Project:** Central Avenue Streetscape-Phase III, Parcel # 369,
Owner(s): Alexander Romenski and Wife, Ana Romenski
Property Address: 2620 Central Avenue
Property to be acquired: 933 sq.ft. (0.021 ac.) of Permanent Easement plus 1,316 sq.ft. (0.030 ac.) of Temporary Construction Easement
Improvements: Tree, Sign
Purchase Price: \$13,000
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: B-1
Use: Commercial
Tax Code: 129-042-26
Total Parcel Tax Value: \$106,850
- H. Project:** Fairview/Sharon Roads Intersection Improvements, Parcel # 3,
Owner(s): Housing Authority of The City of Charlotte, North Carolina
Property Address: 6701 Oakengate Lane
Property to be acquired: 3,353 sq.ft. (0.077 ac.) of Fee Simple plus 1,076 sq.ft. (0.025 ac.) of Permanent Sidewalk Utility Easement, plus 34 sq.ft. (0.001 ac.) of Permanent Easement, plus 2,484 sq.ft. (0.057 ac.) of Temporary Construction Easement
Improvements: None
Purchase Price: \$54,000
Remarks: This acquisition is required for the Fairview/Sharon Roads Intersection Improvements Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: R-15MFC
Use: Multi Family
Tax Code: 183-133-07
Total Parcel Tax Value: \$2,011,630

- I. Project:** Third Street and Baldwin Avenue Intersection Improvements, Parcel # 3,
Owner(s): FWPHQ, LLC
Property Address: 1518 East Third Street
Property to be acquired: 307 sq.ft. (0.007 ac.) of Permanent Easement plus 1,712 sq.ft. (0.039 ac.) of Temporary Construction Easement
Improvements: Shrubs, Relocate Sign
Purchase Price: \$10,000
Remarks: This acquisition is required for the Third Street and Baldwin Avenue Intersection Improvements Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: O-2
Use: Office
Tax Code: 125-113-18
Total Parcel Tax Value: \$219,670

Condemnations:

- J. Project:** Arrowood Road Widening, Parcel # 24,
Owner(s): S.C. Hondros & Associates, Inc. and any other Parties of Interest
Property Address: 9101 Nations Ford Road
Property to be acquired: 8,858 sq.ft. (0.203 ac.) of Fee Simple plus Permanent Drainage Easement and Temporary Construction Easement
Improvements: None
Purchase Price: \$4,300
Remarks: This acquisition is required for the Arrowood Road Widening 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: B-1
Use: Vacant
Tax Code: 205-171-20
Total Parcel Tax Value: \$715,530
- K. Project:** Central Avenue Streetscape-Phase III, Parcel # 367,
Owner(s): Auto Zone, Inc. and any other Parties of Interest
Property Address: 2714 Central Avenue
Property to be acquired: 6,774 sq.ft. (0.156 ac.) of Permanent Easement plus Temporary Construction Easement
Improvements: Landscaping, Pavement
Purchase Price: \$26,161
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III 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: B-2

Use: Vacant

Tax Code: 129-041-31

Total Parcel Tax Value: \$77,490

- L. Project:** Arrowood Road Widening, Parcel # 23,
Owner(s): S.C. Hondros & Associates, Inc. and any other Parties of Interest
Property Address: Nations Ford Road
Property to be acquired: 10,559 sq.ft. (0.242 ac.) of Permanent Drainage Easement plus Temporary Construction Easement
Improvements: None
Purchase Price: \$1,740
Remarks: This acquisition is required for the Arrowood Road Widening 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-17MF
Use: Vacant
Tax Code: 205-171-08
Total Parcel Tax Value: \$174,720
- M. Project:** Arrowood Road Widening, Parcel # 19,
Owner(s): WXI/MCN Multifamily Real Estate Limited Partnership and any other Parties of Interest
Property Address: 8512 Lodge South Circle
Property to be acquired: 29,042 sq.ft. (0.667 ac.) of Fee Simple plus Permanent Drainage Easement and Temporary Construction Easement
Improvements: None
Purchase Price: \$5,100
Remarks: This acquisition is required for the Arrowood Road Widening 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-12MF
Use: Apartment Complex
Tax Code: 169-241-05
Total Parcel Tax Value: \$8,552,930
- N. Project:** Arrowood Road Widening, Parcel # 17,
Owner(s): Arrowood Company Limited Partnership and any other Parties of Interest
Property Address: 89830 East Arrowood Road

Property to be acquired: 1,024 sq.ft. (0.024 ac.) of Fee Simple.

Improvements: None

Purchase Price: \$860

Remarks: This acquisition is required for the Arrowood Road Widening 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-12MF

Use: Apartment Complex

Tax Code: 169-241-083

Total Parcel Tax Value: \$6,068,040

- O. Project:** Arrowood Road Widening, Parcel # 15 and #16,
Owner(s): South Belt Properties, LLC and any other Parties of Interest
Property Address: 8925 Nations Ford Road and 115 East Arrowood Road
Property to be acquired: 5,009 sq.ft. (0.115 ac.) of Fee Simple Right of Way plus Temporary Construction Easement
Improvements: None
Purchase Price: \$11,000
Remarks: This acquisition is required for the Arrowood 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: B-1
Use: Gas Station/Convenience Store
Tax Code: 169-241-06 and 169-241-08
Total Parcel Tax Value: \$626,280
- P. Project:** Third Street and Baldwin Avenue Intersection Improvements, Parcel # 6,
Owner(s): Southern/DMI, LLC and any other Parties of Interest
Property Address: 1701 East Third Street
Property to be acquired: 5,650 sq.ft. (0.130 ac.) of Permanent Easement plus Temporary Construction Easement
Improvements: Lights, Irrigation
Purchase Price: \$23,400
Remarks: This acquisition is required for the Third Street and Baldwin Avenue Intersection 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: O-2
Use: Office
Tax Code: 125-118-02

Total Parcel Tax Value: \$1,747,220

- Q. Project:** Central Avenue Streetscape-Phase III, Parcel # 354,
Owner(s): Ray J. Plummer and Wife, Nancy K. Plummer and any other Parties of Interest
Property Address: 3222 Central Avenue
Property to be acquired: 4,399 sq.ft. (0.101 ac.) of Permanent Easement plus Temporary Construction Easement
Improvements: None
Purchase Price: \$3,300
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: R-22MF
Use: Single Family Residential
Tax Code: 129-064-23
Total Parcel Tax Value: \$163,640
- R. Project:** Central Avenue Streetscape-Phase III, Parcel # 360,
Owner(s): Central Woods, Spiros Tsiaras and Ilias Kalopitas, Partners and any other Parties of Interest
Property Address: 3100 Central Avenue
Property to be acquired: 4,157 sq.ft. (0.096 ac.) of Permanent Easement plus Temporary Construction Easement
Improvements: Landscaping, Pavement
Purchase Price: \$12,675
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III 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: B-1
Use: Commercial
Tax Code: 129-051-05
Total Parcel Tax Value: \$464,980
- S. Project:** Central Avenue Streetscape-Phase II, Parcel # 366,
Owner(s): H.D. Purser and Wife, Ruth Y. Purser and any other Parties of Interest
Property Address: 2326 Central Avenue
Property to be acquired: 5,054 sq.ft. (0.116 ac.) of Permanent Easement plus Temporary Construction Easement
Improvements: None
Purchase Price: \$9,500
Remarks: This acquisition is required for the Central Avenue Streetscape-Phase III Project. Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: B-2
Use: Warehouse/Industrial

Tax Code: 129-041-38

Total Parcel Tax Value: \$137,990

48. Meeting Minutes

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

- **February 10, 2003-Business Meeting**
- **February 12-14, 2003-Council Retreat**
- **February 17, 2003-Arena Briefing**
- **February 17, 2003-Zoning Meeting**
- **February 24, 2003-Business Meeting/Citizen's Forum**