



C O U N C I L M I N U T E S F E B R U A R Y 1 6 , 2 0 1 7 , 6 : 3 0 P M

S U M M E R F I E L D F I R S T B A P T I S T C H U R C H C H R I S T I A N L I F E C E N T E R (2 3 0 0 S C A L E S V I L L E R O A D) *

* The town's regular monthly meeting was rescheduled for Thursday, February 16, due to Valentine's Day. The location was changed in order to accommodate an expected large turn-out.

The meeting was called to order at 6:30pm by Mark Brown. The invocation was given by Linda Southard, followed by the Pledge of Allegiance. The following were present:

Council

Mark Brown, Mayor
Dena Barnes, Mayor Pro-tem
Mike Adams
Dianne Laughlin
John O'Day
Reece Walker

Staff

Scott Whitaker, Town Manager
Valarie Halvorsen, Town Clerk
Carrie Spencer, Planning Director
William Hill, Town Attorney
Dee Hall, Finance Officer

CONSENT AGENDA

On advice of counsel, Whitaker recommended the following change to the agenda: move item 6 *Public comments* to below item 9 *Public hearing/action regarding text amendment case TA-01-16*, delete the words *Public hearing/action regarding* in item 9, and renumber topics accordingly.

Barnes motioned to approve the consent agenda, including the agenda as amended, open session minutes for 1/10, and the financial report. The motion was seconded by O'Day and carried 4 to 1, Walker opposed.

COMMITTEE / EVENT REPORTS

- A. **Finance:** Dee Hall said the 2/20 meeting was canceled; next scheduled meeting would be 3/20.
- B. **Historical:** Linda Southard said the next meeting would be 2/23.
- C. **Trails and Open Space:** Jane Doggett said the next meeting would be 2/22.
- D. **Founders Day:** Whitaker said the next meeting would be 3/21; event planning was going well.
- E. **ABC Board:** *no report*

EMERGENCY SERVICES REPORTS

- A. **Summerfield Fire District:** Chief Chris Johnson reported January calls (102 total: 20 fire, 66 EMS, 16 "other"); 17 child safety seats were installed. He stated approximately 400 children were reached through public education and community outreach in January and reminded all of the 4/1 Stop, Drop & Roll 5k and the importance of testing and replacing home smoke alarms.
- B. **Guilford Co. Sheriff's Dept.:** Captain Robert Elliott reported there were approximately 600 calls in February with 300 self-initiated. He reminded all to lock car doors.

Council: Mayor Mark Brown, Mayor Pro-tem Dena Barnes, Mike Adams, Dianne Laughlin, John O'Day, Reece Walker Manager: Scott Whitaker

Staff: Jeff Goard (P&R Mgr.), Cheryl Gore (Mgr. Asst./Events Coord.), Dee Hall (Finance Ofc.), Valarie Halvorsen (Clerk), Carrie Spencer (Planning Dir.)



C. Guilford Co. Emergency Services: *no report.*

DISCUSSION OF TEXT AMENDMENT CASE TA-01-16

Hill recommended remanding the text amendment back to the Zoning Board for further editing to address concerns raised by citizens. Whitaker concurred and noted that while the planned public hearing would not occur, speakers would have a chance to provide Planned Development input during the *Public Comments* portion of the meeting, as well as to speak during the two future public hearings on this issue after editing and resubmitting to the Zoning Board. Adams motioned that staff and the town attorney make revisions to Text Amendment Case TA-01-16 based on issues raised by the public, and in conjunction, rewrite Article 4 of the Development Ordinance and remand all back to the Zoning Board for a recommendation prior to council consideration of the matter. The motion was seconded by O'Day and carried unanimously.

PUBLIC COMMENTS

Speakers (listed below) asked questions and made statements that centered on the following: expressions of appreciation to Council for giving the citizens opportunity to speak and be heard on the topic; negative impacts of higher density on schools, roads, water/sewer, home values, and taxes; inevitability of growth and that PD zoning may allow for greater control of growth; more housing options for young professionals and retirees and those employed locally who currently cannot afford to live in the area where they work; the current availability of "affordable" homes in Summerfield; greater sustainability of natural resources; more open space walkability; more diversity among residents; the relationship between the proposed PD and the Comprehensive Plan; and the need to consider existing infrastructure needs before considering PD.

Speakers (approx. 58): these names and addresses were gathered from the notecards distributed before the meeting, but not all who turned in a card spoke:

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| Robert Rau, 3205 Annry Dr. | Sarah Wimbish, 3700 Oak Ridge Rd. |
| Priscilla Olinick, 3100 Pleasant Ridge Rd. | David Couch, 6791 Meadow View Dr. |
| Church Brown, 6204 Morris Creek Dr. | Paul Milam, 22 Loch Ridge Dr. |
| Gary Brown, 6902 Wooden Rail Ln. | Daniel Johnson, 3203 Pleasant Ridge Rd. |
| Denise Hagan, Kernersville | Martha Pfiffer, 814 James Doak Pkwy. |
| Sue Beeson, 5112 Medearis St. | Elizabeth Ingram, 3301 Tanner Ct. |
| Danny Nelson, 2500 Pleasant Ridge Rd. | Teresa Pegram, 7401 Greenlawn Dr. |
| Gail Dunham, 5805 Snow Hill Dr. | Elizabeth McClellan, 7103 Lentz Ct. |
| Shirley Jennings, 5800 Francis Marie Ct. | Betty Smith, 16 Hines Park Ln. |
| Carla Bluitt, 7807 Toscana Trc. | Kathryn Mittelstadt, 4321 Harvard Ave. |
| Noah Nadeau, Summerfield | Greg Loflin, 6809 Polo Farms Dr. |
| Tom Lane, 7716 Penns Grove Rd. | Norman Klick, 5 Owls Roost Ct. |
| Lucy Smith, 6004 Morganshire Dr. | Wade Key, 6264 Lake Brandt Rd. |
| Jill Key, 6264 Lake Brandt Rd. | Cheri Pikett, 7804 Robinson Rd. |
| Greg Gorsuch, 4304 Agliano Ter. | John Terrell, 6904 Equestrian Trl. |
| Jan Cook 5902 Henson Farm Rd. | Art Gilbert, 7112 Horseman Ct. |
| Fred Brown, 2913 Pleasant Ridge Rd. | Vince Graham, Charleston, SC |

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Mark Ruffin, 3220 Pleasant Ridge Rd.
 Flora White, 7008 Cross Hook Ct.
 Frank Ficca, 6300 Wescott Dr.
 Stafford Moser, 6795 Meadow View Dr.
 Connie Cook, Greensboro
 Debra Napper, 7505 Greenlawn Dr.
 Shawn Dywer 5902 Mary Hall Ct.
 Ken Miller, 6367 Lake Brandt Rd.
 Doug Stanley, 6009 Morganshire Dr.
 Todd Rotruck, 7437 Strawberry Rd.
 Amber Best, 7990 Witty Rd.
 Renee Weidel, 7000 Belford Rd.

Jenny Luckhardt, 5301 Timber Pegg Dr.
 Dwayne Crawford, 1106 NC 150 W.
 Geoff Gregg, 6108 Percheron Trl.
 Barbara Gilbert 7112 Horseman Ct.
 Mark Wheelihan, 7303 Hepatica Ln.
 JoLinda Babcock, 5802 Henson Farm Rd.
 Valli Vechlekar, Lunsford Pl.
 Jason Webster, 7006 Cross Hook Ct.
 Beth Kaplan 7979 Highfill Rd.
 JoAndra Prioa 3306 Squirrel Chase Dr.
 Mark York, 7803 Winterbourne Dr.
 Deborah Proehl-Moser, 6795 Meadow View Dr.

BUSINESS FROM TOWN MANAGER

- A. FY2017-18 budget calendar:** Adams motioned to approve FY2017-18 budget calendar as presented. The motion was seconded by Barnes and carried unanimously.
- B: Reports, updates, or comments:** On behalf of the town, Whitaker thanked Summerfield First Baptist Church and staff who had worked tirelessly to accommodate the community for such a large meeting two weeks in a row. Whitaker also reported the following: the archaeological survey needed for the A&Y Greenway project was to completed by New South Associates and the contract was for \$5605.87; the RFQ for the feasibility study concerning the development of a regional public water system was advertised and 2/22 would be the deadline for submittals; work was continuing on the Martin House improvements; construction of SCP amphitheater cover was progressing; landscaping for the SAP second entrance was complete; and History Committee writing contest winners had been selected and checks would be presented during the March council meeting.

With no further business, a motion was made at 11:00pm by Barnes to adjourn. The motion was seconded by Adams and carried unanimously.

Mark Brown, Mayor

Valarie R. Halvorsen, Town Clerk