

Ordinance 2024-09 Amending the UDO of the Town Flex Industrial
Ordinance 2024-10 Amending the UDO of the Town General Changes
Ordinance 2024-11 Amending the UDO of the Town-Appendix A Schedule of Uses

PITTSBORO TOWN COUNCIL MEETING
33 EAST MAIN STREET, PITTSBORO
TUESDAY, APRIL 2, 2024 @ 7:00 PM

QUORUM:

Jarod Baker - ZOOM
Terry Northern
William Majeske
Larry Compton
Randy Price

Jim Buddenbaum, Attorney - ZOOM
Shari L. Ping, Clerk Treasurer
Jason Love, Town Manager
Scott King, Police Chief

OTHERS: Steve Maple, Building Commissioner; Kent Elliott, Banning Engineering; Kevin Scheiwe, 122 Lakeside Drive; John Adelsperger, 509 Lakeside Drive; Lynn Love, Dirt Terminator; Jay & Linda Thompson, 7722 Quail Creek Trace; Josh Adair, 4851 Myrtle Drive

PLEDGE OF ALLEGIANCE & MOMENT OF SILENCE:

Vice President Bill Majeske welcomed everyone and brought the Council Meeting to order by establishing a quorum. All five (5) members are present. Four (4) in person, one (1) via ZOOM. Bill then asked the Council, staff, and audience to stand for the Pledge of Allegiance and to follow with a Moment of Silence.

PUBLIC COMMENT:

None

OLD BUSINESS:

NEW BUSINESS:

North Regional Lift Station Project – Bid Award – Vice President Bill Majeske turned the meeting over to Kent Elliott from Banning Engineering. Kent went over the bids received on March 19th. The lowest bidder was Brackney Inc. and they issued a letter of recommendation to accept their bid. Their bid is \$1,957,607.50 which came in under the engineer’s bid of \$2,275,090. The letter of award requests the President’s signature, Jarod has no problem authorizing Bill Majeske to sign. Terry Northern made a motion to allow Bill Majeske to sign, Randy Price seconded. All ayes, motion carries 5-0. Terry asked Kent about the size of capacity and Kent gave an explanation. Terry asked about the funding source. Jason Love explained we will be using our cash in the bank and grants. Discussion followed. Vice President Bill Majeske asked for a motion to approve the award letter for Brackney Inc. Larry Compton made the motion, Randy Price seconded. All ayes, motion carries 5-0.

Various UDO Amendments – Ordinances:

- 1) Resolution 2024-APC-06 of the Pittsboro Advisory Plan Commission to create the “FI” Flex Industrial District that would provide a district that provides flexibility in uses and standards for industrial mixed use. Terry Northern thanked the APC for listening to the public for adding the new category not designated zoning. No other Council comments. Vice President Bill Majeske asked for a motion to approve **Ordinance 2024-09 Amending the UDO of the Town-Flex Industrial**, Larry Compton made the motion, Randy Price seconded the motion. All ayes, motion carries 5-0.
- 2) Resolution 2024-APC-13 of the Pittsboro Advisory Plan Commission to make general changes to the UDO including fixing page numbering, adding uses, adding definitions for new uses, establish parking standards for new uses, and updating the buffer standards table. Vice President Bill Majeske asked for a motion to approve **Ordinance 2024-10 Amending the UDO of the Town-General Changes**, Jarod Baker made the motion, Larry Compton seconded. All ayes, motion carries 5-0.

- 3) Resolution 2024-APC-20 of the Pittsboro Advisory Plan Commission to amend Appendix A Schedule of Uses to add a new zoning district and add new uses to the schedule of uses. Terry Northern had several recommendations for changes under the Residential Uses, Category FI. Discussion followed. Terry Northern made a motion to approve **Ordinance 2024-11 Amending the UDO of the Town-Appendix A Schedule of Uses** with the exception of Residential Uses being changed to “S”, Larry Compton seconded the motion. 4 ayes, 1 nay. Motion carries 4-1. More discussion followed regarding Dwelling, Residential Conversion and Dwelling, Multi -Family. Jarod Baker made a motion to rescind Ordinance 2024-11, Randy Price seconded the motion. 4 ayes, 1 nay. Jarod Baker made the motion to change Residential Conversion and Multi-Family to “S”, leave Accessory Apartment as “A, P”. Terry Northern seconded the motion. All ayes, motion carries 5-0. Jim Buddenbaum reminded the Council that this goes back to the APC to make the changes.

ATTORNEY ITEMS:

Jim Buddenbaum

APPROVAL OF DRAFTS & CLAIMS:

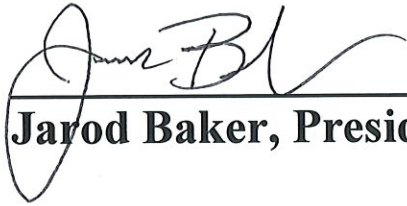
Vice President Bill Majeske asked Shari Ping to present the drafts and claims for April 2, 2024, which includes all payments made since our March 19th meeting. Shari gave the totals for Town, Sewer and GO Bond APVs. Terry Northern made a motion to approve drafts and claims as presented by Shari, Larry Compton seconded. All ayes, motion carries 5-0.

ADJOURNMENT

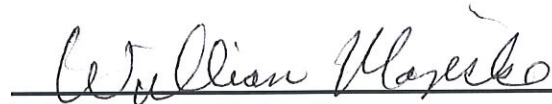
Larry Compton made a motion to adjourn, Terry Northern seconded. All ayes, motion carries 5-0.

Respectfully submitted,

Shari L. Ping, Clerk Treasurer



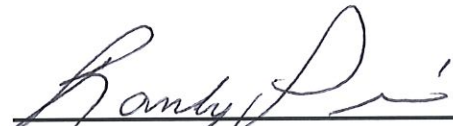
Jarod Baker, President



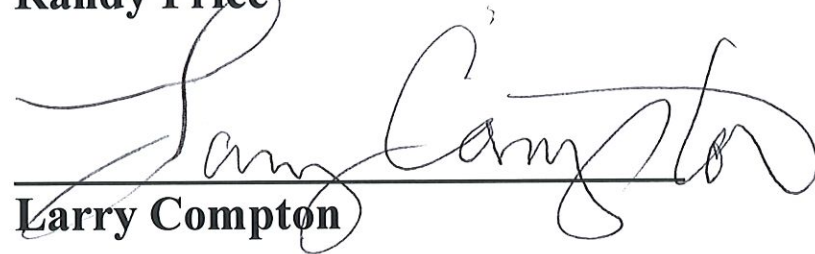
William Majeske



Terry Northern



Randy Price



Larry Compton

Attest: 
Shari L. Ping, Clerk Treasurer