

SUMMARY OF MINUTES

PUBLIC WORKS COMMITTEE

5:55 P.M., TUESDAY, MARCH 10, 2009

COMMITTEE ROOM

ROOM 239, CITY HALL

MEMBERS PRESENT: *Council Member Joycelyn V. Johnson, Chair*
Council Member Evelyn A. Terry, Vice Chair
Council Member Dan Besse
Council Member Robert C. Clark

Chair Johnson stated that the Committee Members, with the exception of Council Member Terry, heard the Utility Commission Review Committee Report yesterday and that Council Member Terry would get her questions to staff. Therefore, she indicated there was no need to consider Item G-1. Without objection, the Committee would now consider the Consent Agenda. She requested to pull Item C-1 and Council Member Clark requested to pull Items C-2 and C-5. No other items were removed for discussion.

Council Member Besse made a motion to approve the balance of the Consent Agenda. The motion was duly seconded by Council Member Terry and carried unanimously.

CONSENT AGENDA

- C-3. RESOLUTION AUTHORIZING THE ABANDONMENT OF UNNEEDED EASEMENTS TO VIRGINIA NELL DODSON AND PETER AND JOYCE SAN FILIPPO.
- C-4. RESOLUTION APPROVING CHANGES IN THE STATE HIGHWAY SECONDARY ROAD SYSTEM WITHIN THE EXISTING CORPORATE LIMITS OF THE CITY OF WINSTON-SALEM, NORTH CAROLINA.
- C-6. REPORT ON PEDESTRIAN LIGHTING ON FOURTH STREET.
- C-7. CITY/COUNTY UTILITY COMMISSION EXECUTIVE SUMMARY.
- C-8. APPROVAL OF PUBLIC WORKS COMMITTEE SUMMARY OF MINUTES - *February 10, 2009.*

Mr. Gregory M. Turner, Assistant City Manager/Public Works, noted that he would be updating the Committee on Item C-1, so it may want to consider the other items first.

- C-2. PETITION FOR THE ANNEXATION OF APPROXIMATELY 8.50 ACRES LOCATED EAST OFF OF SOUTH MAIN STREET, BEING PART OF MOUNT HOPE, PHASE 1A (SOUTHEAST WARD) - *Petition of Shugart Enterprises, LLC, Donald Jones, Frank & Elizabeth J. Evans, Michelle F. Leonard, Judith Couick, Michael & Emily Osborne, and Julius Wittenberg. Public Hearing: April 20, 2009.*

In response to Council Member Clark's question regarding the properties exempt from the annexation, Mr. Turner stated that Sanitation Department will have a listing of which homes are currently being served by the City and there will be a mutual aid agreement with the Fire Department to assume the homes all receive fire suppression service.

Council Member Clark noted that a similar situation occurred with a recent annexation and the City may want to consider some involuntary annexation to alleviate this type of confusion.

Council Member Clark made a motion to approve the annexation petition. The motion was duly seconded by Council Member Terry and carried unanimously.

ADDITIONAL ITEM

At this time, Mr. Lee Garrity, City Manager, stated that preliminary information indicates that Dell will announce major job reductions tomorrow, with a possible impact of 300 jobs lost in Winston-Salem and that more information will be provided as it is received. He also stated that the City's incentive agreement with Dell states that it must meet two thresholds for the number of jobs retained and a certain property tax base. With the elimination of jobs, Dell will not get the full incentive from the City, but the City will still receive full property taxes from Dell.

C-5. REPORT ON UNIVERSITY PARKWAY BRIDGE REPLACEMENT.

In response to Council Member Clark's question, Mr. Turner stated that the North Carolina Department of Transportation will evaluate the area to determine the most viable form of road closure, whether by closing the entire road for ten to twelve weeks or to close a portion of the road for 18 to 24 months.

Chair Johnson questioned whether or not the same public involvement process would be utilized as was used in the Interstate-40 closure. She also requested that neighborhood assessment surveys be completed to see what option would be most viable to the surrounding properties and to possibly use the same company that solicited surveys for the Interstate-40 closure.

Mr. Turner noted that there will be public outreach and neighborhood involvement.

C-1. RESOLUTION ACCEPTING PRIORITIZED LISTING OF PROJECTS OF THE AMERICAN RECOVERY AND REINVESTMENT ACT OF 2009 AND AUTHORIZING CITY MANAGER TO EXECUTE GRANT APPLICATIONS.

Mr. Turner noted that most of the Committee members were in attendance at yesterday's Finance Committee meeting when this item was discussed and he presented a revised prioritization list, reviewing changes that were made. He also noted that the item will grant authority to the City Manager to act on behalf of the City of Winston-Salem.

Chair Johnson noted that the rationale for the movement of items on the lists was to attain the overall goal of stimulating job growth.

Council Member Terry expressed concern that the Highway 311 connector project between Business Interstate-40 and Interstate-40 was not included. She stated that in 20 years, the project has received no funding but there is a technical need as the inner core has no possible chance for investment or economic

activity within the eastern and southeastern portions of the city.

Mr. Turner noted that the Highway 311 connector project is not eligible for funding under any of the stimulus categories, but staff will provide information on possible funding sources.

In response to Council Member Besse's question, Council Member Terry stated that no economic benefit analysis has been completed on the Highway 311 connector project but access or lack thereof from major transportation routes hinders development in that area.

Council Member Besse noted that Council Member Terry has referenced the Highway 311 connector project several times, but as he has not seen an economic benefit analysis or its reference with highway construction projects in general, he is skeptical.

Council Member Terry requested that any studies completed on the Highway 311 connector project be provided to Council Member Besse.

Chair Johnson requested that Council Members review their individual wards for potential transportation infrastructure projects and provide that information to staff.

Council Member Terry noted that a review of her ward will demonstrate that certain areas are cut off from goods and services within the city.

Council Member Besse noted that the second to last page of Mr. Turner's revised information under "Energy Efficiency and Conservation Grants" should state "*renewable* energy reduction program."

Council Member Clark made a motion to accept the Council's recommended prioritized lists with the amendments as noted. The motion was duly seconded by Council Member Besse and carried unanimously.

ADDITIONAL ITEMS

Council Member Clark stated that there is a car repair business located in the South Ward in a GI zone, where the owner would like to sell used cars and is unable. He suggested that the owner request a text change to the zoning ordinance to allow for repair shops, on a limited basis, to sell repaired used vehicles, should the opportunity present itself. He also stated that the business is located near the sewer plant and Mr. Paul Norby, City/County Planning Director is reviewing the situation.

Council Member Terry would like for staff to consider modifying zoning districts in general as landscape and regulatory policies change. She also referenced the book "A Better Way to Zone: Ten Principles to Create More Livable Cities," by Donald L. Elliott, and suggested that staff use it as a guide to develop new procedures.

ADJOURNMENT: 6:14 p.m.