

Salisbury, North Carolina
March 5, 2013

REGULAR MEETING

PRESENT: Mayor Pro Tem Maggie A. Blackwell, Presiding; Council Members Karen Kirks Alexander, William (Pete) Kennedy, and, William Brian Miller; City Manager Doug Paris; City Clerk Myra B. Heard; and City Attorney F. Rivers Lawther, Jr.

ABSENT: Mayor Paul B. Woodson Jr.

Salisbury City Council met in Council Chambers in City Hall located at 217 South Main Street. The meeting was called to order by Mayor Pro Tem Blackwell at 4:00 p.m. The invocation was given by Councilmember Miller.

PLEDGE OF ALLEGIANCE

Livingstone College Students Mr. Darius Johnson and Ms. Georgina Williams led those present in the Pledge of Allegiance to the United States flag.

RECOGNITION OF VISITORS

Mayor Pro Tem Blackwell welcomed all visitors present. She recognized students from the Livingstone College Criminal Justice and Social Work Programs who were in attendance. She acknowledged Livingstone College President Dr. Jimmy R. Jenkins; Chairman of the Social Work Department, Dr. Timothy Okeke; Professors in the Social Work Department, Dr. Walter Ellis and Ms. Kathy M. Shelton-Riek; and members of the Social Work Action Group, President Sharquetta Wiggins, Vice-President Darius Johnson, Javon Williams, Lynette Artis, Jaylessa Bynum, and Janice McLendon.

ADDITIONS/DELETIONS TO THE AGENDA

Mayor Pro Tem Blackwell noted the following changes to the Agenda:

Postpone – Item 10 – Council to discuss meeting times.

Add – City Managers Comments

PROCLAMATION

Mayor Pro Tem to proclaim the following observance:

PROFESSIONAL SOCIAL WORK MONTH

March 2013

CONSENT AGENDA

(a) Approval of Minutes

Approve Minutes of the Regular Meeting of February 5, 2013, the Recessed Meeting of February 11, 2013, and the Regular Meeting of February 19, 2013.

(b) Community Development Block Grant Property

Adopt a Budget **ORDINANCE** amendment to the FY2012-2013 budget in the amount of \$108,403 to appropriate proceeds from the sale of Community Development Block Grant (CDBG) property.

ORDINANCE AMENDING THE 2012-2013 BUDGET ORDINANCE OF THE CITY OF SALISBURY, NORTH CAROLINA TO APPROPRIATE PROCEEDS FROM SALE OF HOUSES.

(The above Ordinance is recorded in full in Ordinance Book No. 24 at Page No. 5, and is known as Ordinance 2013-05)

Thereupon, Mr. Kennedy made a **motion** to adopt the Consent Agenda as presented. Ms. Alexander seconded the motion. Messrs. Kennedy, and Miller, and Meses. Alexander and Blackwell voted AYE. (4-0)

ECONOMIC INCENTIVE GRANT – INTEGRO TECHNOLOGIES

Executive Director of Salisbury-Rowan Economic Development Commission (EDC) Robert Van Geons, and Vice-President of Integro Technologies Shawn Campion, addressed Council regarding an Economic Incentive Grant for Integro Technologies. Mr. Van Geons explained the prospective project has:

- Potential \$4 million+ total investment in the City by Integro Technologies
- An estimated \$120,564+/- of new tax revenue for the City over the next 10 years
 - Based on \$0.6374 tax rate
- An opportunity to further diversify the City's tax base
- Rapid creation of eight high-tech jobs
- An opportunity to revitalize a highly visible area in downtown Salisbury

Mr. Van Geons stated Integro Technologies:

- Established in 2001
- Developed into a full service machine vision and ID integrator providing turnkey solutions, consulting and support services for a wide range of industries
- Has over 130 accumulative years of machine vision experience and has successfully completed over 2,000 installations
- Has three company-owned sales offices in Pennsylvania, Ohio, South Carolina and Tennessee
- Corporate office and manufacturing facility located at 305 North Lee Street in Salisbury
- Has 18 full-time employees at its Salisbury location
 - Up from 5 employees in 2010

Mr. Van Geons reviewed the potential project:

- Integro Technologies leases its current facility and needs additional space
- After an exhaustive search, was unable to find an existing building in Salisbury or Rowan County to meet their needs
- The Company expressed an interest in purchasing approximately 0.9 acres of City-owned property at the corner of South Main and East Bank Streets
- The site is currently home to the Farmers Market and the former GX Fitness
- Integro Technologies is offering \$250,000 for the site
- Based on recent discussions, the City would demolish the existing buildings
- If approved, Integro will build a 41,800 square foot headquarters on the site

Mr. Van Goens displayed a map and an architectural rendering of the proposed building. He noted:

- The new building would include approximately 10,800 square feet of office condos/ 'key man' offices, designed to accommodate technology businesses and new startups
- The project would involve approximately \$4 million dollars of investment in the City
- Integro Technologies would create 8 new positions by December 31, 2015

Mr. Van Goens stated the newly created positions would pay an average wage of \$72,500, with full benefits.

Mr. Van Goens noted the proposed site is in compliance with existing zoning regulations and should not require regulatory approvals beyond standard building permits. He explained the total investment will register as new tax base since the property is currently City-owned and:

- Would add eight new employees with an average wage substantially higher than the current average wage in Rowan County
- It is estimated that new investment by the Company will increase each of the first ten years reaching approximately \$4.9 million by 2023
- All of this new investment will register as an increase to the City's tax base
- The project will redevelop a highly visible area

Mr. Van Goens explained for the City to sell the property to Integro Technologies it must be a part of an Economic Development Project. He reviewed the requested incentive:

- Due to the unique nature of the project, the Company is asking for assistance in addition to the option to purchase City-owned property at market value
- The Company is requesting seven years of grant assistance at a rate of 85 percent of the real and personal property tax revenue to be generated by the project

Mr. Van Goens noted Incentive Grants are:

- Cash Flow Positive
- Require an increase of the existing tax base
- Performance Based
- Designed to limit risk to the City
 - Contain specific provisions regarding discovery of personal business property and undocumented workers

Mr. Van Goens noted to provide adequate information regarding the incentive grant request, the EDC has conducted a Fiscal and Economic Impact Analysis of the proposed project:

- The City tax rate is fixed at the current rate of .6374
- \$4 million of new equipment and construction occurs prior to December 31, 2014
- The project is complete by December 31, 2014

Mr. Van Geons stated during each year of the proposed seven-year incentive agreement, the amount of new revenue collected and incentives disbursed will vary, depending on the capital investment. He explained:

- In the first year of the proposed incentive agreement, the facility would generate \$25,496 of new revenue for the City
 - The City would provide an incentive grant of approximately \$21,672 and retain \$3,824
- In year seven, the facility would generate \$29,320 of new revenue for the City
 - The City would provide an incentive grant of approximately \$24,922 and retain \$4,398
- During the seven incentivized years, the City would collect \$191,858 in revenue and provide incentive grants totaling \$163,079
 - The City would retain \$28,779 of revenue during the incentive term
- Modeled with a 10-year horizon, the City would collect an estimated \$283,643, disburse an estimated \$163,079 in grants and retain an estimated \$120,564 of new revenue

Mr. Van Geons reviewed the Economic Impact Analysis of the project. He explained the 26 jobs at Integro Technologies will create an additional seven jobs in the local economy and will stimulate additional investment. He pointed out the construction of the facility will create 47 temporary jobs.

Mr. Van Geons noted the prominent location will showcase the City to the dozens of customers and clients that visit the Company's offices each year, opening the door to potential economic development projects. He asked Council to consider approving the Economic Incentive Grant for Integro Technologies.

(b) Mayor Pro Tem Blackwell convened a public hearing, after due notice thereof, to receive comments regarding an Economic Incentive Grant for Integro Technologies.

Mr. Dick Huffman, 228 West Bank Street, stated he has an office in downtown Salisbury and a great love of the downtown area. He explained he recently completed six years of service to Downtown Salisbury Incorporated (DSI), serving two years as President. He noted there were many great projects in the downtown area during that time, but none as exciting as this. He indicated the impact it will have on the City is incalculable. He pointed out the City has spent a significant amount of money on Fibrant in hopes of attracting new and high-tech businesses. He added Integro Technologies is very high-tech and brings visitors from Fortune 500 companies to the City. He stated he strongly supports the Economic Incentive Grant for Integro Technologies.

There being no one else to address Council, Mayor Pro Tem Blackwell closed the public hearing.

Councilmember Alexander stated she is in favor of the project, and she pointed out Mr. Campion lives downtown, and the location is a great fit for his family. She noted it is a great project for the downtown area and will attract other high-tech companies.

Councilmember Miller noted Integro Technologies is a wonderful company, and he is pleased to find a solution that will keep them in the community. He pointed out the project will pay dividends over time and will be a good fit for the streetscape. He explained Integro Technologies was Fibrant's first customer and saw the benefit of the extra bandwidth Fibrant provides. He stated he is excited to work with the company, and he supports the project.

Councilmember Kennedy indicated he also supports the project. He noted Mr. Campion has agreed to partner with the Rowan-Salisbury School System for internships and to provide an incubator for upstart businesses. He stated the project will increase the tax base, and he is excited about the growth on South Main Street.

Thereupon, Mr. Miller made a **motion** to approve an Economic Incentive Grant consisting of an option to purchase approximately nine-tenths of an acre at the corner of South Main Street and East Bank Street and an Economic Development Incentive Grant for 85 percent of the relocation and construction of the new facility. Mr. Kennedy seconded the motion. Messrs. Kennedy, and Miller, and Mses. Alexander and Blackwell voted AYE. (4-0)

Mayor Pro Tem Blackwell wished Mr. Campion and Integro Technologies the best, and she thanked him for doing business in the City.

LAND DEVELOPMENT ORDINANCE TEXT AMENDMENT TA-01-2013 - POLITICAL SIGNS, ELECTRONIC SIGNS, AND BANNERS

Planning and Development Services Manager Preston Mitchell addressed Council regarding text amendments to the Sign Ordinance. He referenced a Resolution of Legislative Intent adopted by Council September 4, 2012.

Mr. Mitchell explained Council created a special committee composed of members from various Boards and Commissions to address three areas of the Sign Code: political signs, electronic signs, and banners.

Mr. Mitchell reviewed existing Land Development Ordinance (LDO) provisions and State law regarding political signs:

	<u>Existing LDO Provisions</u>	<u>State Law</u>
Maximum Sign Area	5 square feet	6 square feet
In Right-of-Way	No (City streets)	Yes (State roads)
First Date to Place	4 weeks before election date October 9, 2012	30 days before early voting September 18, 2012
Date to be Removed	10 days after election	10 days after election
Permitted Height (above road)		42 inches
On Private Property	Yes, only	
Distance to Road Edge		3 feet

Mr. Mitchell noted the committee worked to match the City's LDO provisions with State Law. He reviewed the proposed changes to the LDO Provisions:

	<u>Proposed LDO Provisions</u>	<u>State Law</u>
Maximum Sign Area	6, not 5	6 square feet
In Right-of-Way	No (City streets) No Change	Yes (State roads)
First Date to Place	30 days prior, not 4 weeks prior	30 days before early voting
	September 17, 2013	September 18, 2012
Date to be Removed	10 days after election	10 days after election
Permitted Height (above road)	No Change	42 inches
On Private Property	Yes, Except at polling locations on day of election	
Distance to Road Edge	No Change	3 feet

Mr. Mitchell noted electronic signs were:

- Originally drafted for colleges and universities in 2009
- Current proposal includes elementary, middle, and high schools
- Current proposal expands electronic signs to all applicable zoning districts
- Must be ground monument style
- Maximum height 5 feet
- No motion pictures or video
 - Minimum fix of one minute
- No spinning, fluttering, or rotating

Mr. Mitchell explained a request was made to install banners in the East Innes Street Right-of-Way. He stated the committee requests more time before a recommendation can be made.

Mr. Mitchell reviewed the next steps:

- No action requested by Council today
- Technical Review Committee (TRC) March 21, 2013
- Planning Board April 9, 2013
- Back to Council May 7, 2013

Mayor Pro Tem Blackwell thanked Mr. Mitchell for the presentation.

Councilmember Kennedy stated there will be confusion regarding the State right-of-way and private property. He explained the right-of-way should be the same for State and private property.

Mr. Mitchell stated the committee will review this before bringing its recommendations before Council May 7, 2013.

PROPOSED AMENDMENT TO CITY CODE CHAPTER 10 – BOARDED-UP RESIDENTIAL PROPERTIES

Code Services Manager Chris Branham addressed Council regarding proposed amendments to City Code Chapter 10 – Boarded-up residential properties. He reviewed the background for the proposed amendments to Chapter 10:

- Housing Advocacy Commission (HAC) formed in 2012 and was commissioned to:
 - Review and recommend changes to City Ordinances to create strengthened, common-sense minimum housing standards
 - Formulate and recommend to Council adoption or amendment of Ordinances that will, in the opinion of the commission, serve to improve the condition of housing and neighborhoods within the City and its surrounding areas
- The Code Enforcement standing committee conducted a four-hour workshop to determine the best approach
- Results-Address the code one area at a time
 - Boarded-up properties
 - Abandoned/vacant properties
 - Unsafe conditions
 - Minimum standards
- Based on a 2011 internal study data of all properties within the City there were:
 - 753 vacant properties
 - 118 Boarded-up properties

Mr. Branham noted the:

- HAC voted unanimously in favor of the amendments to City Code February 7, 2013
- Presented to Historic Preservation Commission (HPC) February 21, 2013 and received approval from the members present

Mr. Branham reviewed the update to the existing Ordinance:

- Section 10-61 Abandoned Dwellings
 - Add text to sub-section (a)
 - “In addition the exercise of police power authorized herein with respect to dwellings, the city shall cause to be repaired, closed, boarded-up and removed or demolished any abandoned dwelling....”
 - Add text to sub-section (d)
 - “...and if the owner has vacated and closed such dwelling and kept such dwelling vacated and closed for a period of one (1) year six (6) months pursuant to the Ordinance or Order....”

Mr. Branham reviewed the proposed Amendment to Section 10-62:

- Section 10-62 Regulation of Boarded-Up Residential Structures
 - a) Purpose and Authority
 - b) Definitions
 - c) Requirements; Time Limit
 - d) Grace Period
 - e) Registration
 - f) Violations
 - g) Guidelines for Boarding up a Structure
 - h) Notice of Violation; Penalties
 - i) Notices
 - j) Appeal and Hearing

- Section 10-62 (highlights)
 - (a) Purpose and authority
 - It is the purpose of this article to promote the health, safety and welfare of the citizens of the City of Salisbury by establishing reasonable regulations for boarded-up residential structures in order to prevent their detrimental effects in the City's neighborhoods
 - (b) Definitions
 - (1) Board-Up means the boarding-up of any means of egress and ingress, including, without limitation, windows and doors, to an abandoned residential structure. The accepted method to board up a property is listed in this section of the code
 - (c) Requirements: Time Limit
 - (2) An owner's registration of a boarded-up residential structure shall expire six (6) months from the date of registration with the Code Services Division and may not be renewed
 - (d) Grace Period
 - Any owner who has boarded-up a residential structure prior to the effective date of this Ordinance shall comply with the regulations contained herein within 90 days after the effective date of this ordinance. If after 90 days, an owner has failed to register the structure, the owner shall be in violation of this article

- (e) Registration
 - No owner shall board-up a residential structure without registering the structure with the Code Services Division no later than 48 hours after boarding it up
 - (2) An application for registration must be made by the owner of the boarded-up residential structure on a form prescribed by the Code Services Division, and submitted to the Code Services Division. The completed registration form shall contain at a minimum the following information:
 - (i) The full true name and mailing address of the owner;
 - (ii) The full true address and tax parcel number of the residential structure to be boarded;
 - (iii) An accurate telephone number at which the owner may be reached;
 - (iv) If the owner is a partnership or corporation, the owner shall designate one of its general partners or officers to act as its agent and provide the present residence and business addresses and telephone numbers for the agent;
 - (v) The owner's plan for the occupancy, repair or demolition of the residential structure;
 - (vi) The owner's plan for regular maintenance during the period the residential structure is boarded-up; and
 - (vii) Such other information as the Code Services Division shall from time to time deem necessary

Councilmember Miller asked Mr. Branham if citizens can register their property online. Mr. Branham stated he will work with Public Information Officer Elaney Hasselmann to put the application online.

- (f) Violations
 - (1) It shall be unlawful for the owner of a boarded-up residential structure to fail to register such structure with the Code Services Division as required by Sec. (e) of this article, except as otherwise provided in this article
 - (2) It shall be unlawful for an owner who has registered a boarded-up residential structure to leave the structure boarded-up after the expiration of the registration as set forth in Sec. (c) of this article
 - (3) It shall be unlawful for an owner to board-up a residential structure in a manner that does not comply with the Code Services Division's guidelines as noted in Section (g) unless the owner has obtained the Code Services Division Manager's prior written approval for an alternative method of boarding up a residential structure

- (g) Guidelines for Boarding up a Structure
 - (1) Cut plywood, or approved substitute, to fit over the window and door openings, flush with outside of the molding
 - (2) Place the plywood over the exterior opening and use a minimum two ½” exterior screw to secure to the frame of the opening. Screws should be placed every 12” around the perimeter of the board. If the frame is unable to be used to secure plywood to the opening, the method of using 2x4s and carriage bolts may be a substituted process
 - (3) Paint the plywood as specified for each specific opening:
 - a. For doors, paint the plywood white
 - b. For windows, paint the plywood black then, paint a white cross hair in the middle of the plywood to resemble a 4 pane window

Mr. Branham displayed photographs of boarded-up structures, and he pointed out painting the plywood makes boarded-up structures harder to recognize.

- (h) Notice of Violation; Penalties
 - Except as otherwise provided in this article, the Code Enforcement Official or designee(s) shall notify the owner of a boarded-up residential structure of a violation of any provision of this article and the owner shall have fifteen (15) days from the date of the Notice of Violation to correct the violation. Any owner who fails to correct the violation within the time specified shall be subject to a civil penalty in the amount of \$500.00 for the first day of noncompliance and \$50.00 for each day thereafter until the owner complies. The civil penalty may be recovered in the nature of a debt if the owner does not pay the penalty within 30 days of assessment of the civil penalty. If the property has not met the guidelines in section (g) of this article, the Code Services Division shall also cause the property to meet the guidelines by way of abatement. The cost of such abatement and fees associated with the same shall constitute a lien against the premises
- (i) Notices
 - Any notice required or permitted to be given by the Code Services Division under this article to the owner may be given either by personal delivery or by first class United States mail, postage prepaid, to the most current address as specified in the registration which has been received by the Code Services Division or to the address listed for the responsible person in the county property tax records if an owner has not registered with the Code Services Division. Notices mailed as above shall be deemed given upon their deposit in the United States mail and shall be deemed to have been received on the third regular postal delivery day thereafter

- (j) Appeal and Hearing
 - (a) Within the time period stated in the Notice of Violation, the owner or the occupant of the property where the violation exists may appeal the findings of the Code Services Division to the Zoning Board of Adjustment by giving written notice of appeal to the Code Services Division Manager who will forward it to the Zoning Board of Adjustment. Such appeal will stay the abatement by the Code Services Division until a final determination by the Zoning Board of Adjustment. If no appeal is taken, the Code Services Division may proceed to abate the issue
 - (b) If an appeal is taken as provided in this section, the Zoning Board of Adjustment may, after hearing all interested persons and reviewing the findings of the Code Services Division, reverse or affirm the finding that the condition sited is a violation. If the Zoning Board of Adjustment determines that the findings of the Code Services Division are correct and proper, the Code Services Division may proceed with the abatement process unless the property owner obtains a stay from the Superior Court

Mr. Branham stated staff recommends Council consider setting a public hearing for March 19, 2013 to receive public comment regarding amendments to Chapter 10 of the City Code regarding regulation of boarded-up residential property.

Mayor Pro Tem Blackwell asked Mr. Branham if he had information regarding how long properties have been boarded-up. Mr. Branham stated some of the properties have been boarded-up for 5 to 10 years.

Councilmember Miller asked Mr. Branham if other communities have this type of Ordinance. Mr. Branham noted Durham and Charlotte have implemented similar Ordinances. He stated he will provide additional information at the March 19, 2013 public hearing.

Mr. Miller asked about boarded-up properties that are not repaired.

Mr. Branham explained if a boarded-up structure is reported to Code Enforcement, an inspection will be done. He indicated if the house is compliant in all other areas it will enter the proposed process. He added in most cases other violations are involved and the minimum housing and the boarded-up processes will begin at the same time. He pointed out the new Code will allow Code Enforcement to board-up a structure making it more secure. Mr. Branham stated the property owner would receive a notice of hearing letter, and a hearing would be conducted at the Code Enforcement Office, within 30-days, to discuss plans for the structure. He stated at the hearing a time-frame would be established to bring the structure into compliance, and if the structure is not brought up to minimum housing standards it will be brought before Council for repair or demolition. He indicated any abatement cost will be tied to the property as a tax lien.

Mayor Pro Tem Blackwell asked Mr. Branham about property owners who are working on their property but do not finish in the allotted time. Mr. Branham stated if the property owner is showing an interest in the property, the time-frame can be extended. He emphasized Code Enforcement will work with any property owner who is making an effort to comply.

Councilmember Alexander asked what help is offered if a person does not have the funds to make repairs to their property. Mr. Branham noted Code Enforcement will get to know family and neighbors, who in most cases will advocate for the owner. Ms. Alexander asked if the City has a program to refer property owners to the Salisbury Community Development Corporation (CDC) or the Community Development Block Grant (CDBG) for funding to help with repairs. Mr. Branham stated Code Enforcement communicates with these organizations and others that may be able to offer assistance.

City Manager Doug Paris stated he will ask Mr. Branham to work with CDC Executive Director Chanaka Yatawara as the process moves forward.

Councilmember Kennedy explained in the past the City has encouraged home owners to board-up vacant properties to protect them, and there are over 700 vacant properties and 118 boarded-up properties within the City limits. He stated something must be done, but in the current economy many property owners cannot afford to remodel. He noted a concession must be established to help owners who are boarding-up their property to protect it.

Mr. Branham stated staff is addressing boarded-up properties first, he added vacant properties will be addressed. He emphasized the Ordinance is not to encourage property owners to board-up their properties but to make the needed repairs.

Ms. Alexander asked how the penalties were determined. Mr. Branham noted the penalties were created using information from other municipalities.

Mayor Pro Tem Blackwell noted Mr. Branham is involved with the State and National Society of Code Enforcement which allows him to have discussions with other officials regarding best practices.

Mayor Pro Tem Blackwell recognized Mr. Rodney Queen, Co-Chair of the HAC and Chair of the committee that developed the amendments.

Mr. Queen stated the amendments are aimed at balance, concentrating on structures that have been neglected over time. He noted the Committee recognized without a reasonable fine, some property owners will pay the fine and ignore the problem. He indicated there are options to help property owners and offer guidance. He indicated the Committee does not want to create a hardship for property owners.

Mr. Kennedy stated he would like to know how many boarded-up properties are owned by people who live outside the City limits.

Thereupon, Mr. Miller made a **motion** to set a public hearing for March 19, 2013 to receive comments regarding a proposed amendment to Chapter 10 of the City Code regarding regulation of boarded-up residential property. Mr. Kennedy seconded the motion. Messrs. Kennedy, and Miller, and Meses. Alexander and Blackwell voted AYE. (4-0)

Mr. Miller thanked Mr. Queen, Mr. Branham, and the committee for their work on the amendments.

COUNCIL MEETING TIMES

This Item was postponed.

APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS

Community Appearance Commission

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointments were made to the Community Appearance Commission:

Mr. Nathan Coyle	Term Expires 3/31/16
Ms. Deborah Harris	Term Expires 3/31/16

Upon a motion by Ms. Blackwell, seconded by Mr. Kennedy, and with Mr. Miller and Ms. Blackwell voting AYE, the following appointment was made to the Community Appearance Commission:

Ms. Ciji Graham	Term Expires 3/31/16
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Greenway Committee

Upon a motion by Ms. Alexander, seconded by Mr. Kennedy, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointments were made to the Greenway Committee:

Mr. Greg Greene	Term Expires 3/31/16
Ms. Carole Massey	Term Expires 3/31/16
Dr. Sashi Sabaratnam	Term Expires 3/31/16

Historic Preservation Commission

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointments were made to the Historic Preservation Commission:

Mr. James C. Carli	Term Expires 3/31/16
Mr. Jon Planovsky	Term Expires 3/31/16

Housing Advocacy Commission

Upon a motion by Mr. Kennedy, seconded by Mr. Miller, and with Mses. Alexander and Blackwell voting AYE, the following re-appointments were made to the Housing Advocacy Commission:

Mr. Rodney Queen	Term Expires 03/31/16
Mr. Calvin Turner	Term Expires 03/31/16
Ms. Catherine Wilson	Term Expires 03/31/16
Mr. George Wilson	Term Expires 03/31/16

Human Relations Council

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointment was made to the Human Relations Council:

Rev. Carolyn Bratton	Term Expires 03/31/16
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Hurley Park Advisory Board

Upon a motion by Mr. Miller, seconded by Mr. Kennedy, and with Mses. Alexander and Blackwell voting AYE, the following re-appointments were made to the Hurley Park Advisory Board:

Mr. James Donaldson	Term Expires 03/31/16
Ms. Gerry Hurley	Term Expires 03/31/16

Parks and Recreation Advisory Board

Upon a motion by Mr. Kennedy, seconded by Mr. Miller, and with Mses. Alexander and Blackwell voting AYE, the following re-appointment was made to the Parks and Recreation Advisory Board:

Ms. Johnnie Leach

Term Expires 03/31/16

Upon a motion by Ms. Alexander, seconded by Mr. Miller, and with Mr. Kennedy and Ms. Blackwell voting AYE, the following appointment was made to the Parks and Recreation Advisory Board:

Mr. Patrick Pearson

Term Expires 03/31/16

Upon a motion by Mr. Kennedy, seconded by Ms. Blackwell, and with Mr. Miller and Ms. Alexander voting AYE, the following appointment was made to the Parks and Recreation Advisory Board:

Col. John Bruton, Jr.

Term Expires 03/31/16

Planning Board

Upon a motion by Mr. Kennedy, seconded by Mr. Miller, and with Mses. Alexander and Blackwell voting AYE, the following re-appointments were made to the Planning Board:

Mr. Carl Repsher

Term Expires 03/31/16

Ms. Thomasina Paige

Term Expires 03/31/16

Upon a motion by Mr. Kennedy, seconded by Mr. Miller, and with Mses. Alexander and Blackwell voting AYE, the following appointment was made to the Planning Board:

Mr. Troy Russell*

Term Expires 03/31/16

*Council requested Mr. Russell resign his current seat on the Parks and Recreation Advisory Board.

Upon a motion by Ms. Alexander, seconded by Mr. Kennedy, and with Mr. Miller and Ms. Blackwell voting AYE, the following appointment was made to the Planning Board:

Ms. JoAnn Marie Hoty

Term Expires 03/31/16

Tourism and Cultural Development Commission

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointments were made to the Tourism and Cultural Development Commission:

Mr. Bill Burgin	Term Expires 06/30/16
Mr. Boris Bunich	Term Expires 06/30/16
Mr. Randy Hemann	Term Expires 06/30/16
Ms. Kelly Alexander	Term Expires 06/30/16

Transportation Advisory Board

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointments were made to the Transportation Advisory Board:

Ms Barbara Mallett	Term Expires 03/31/16
Mr. Archie Reid	Term Expires 03/31/16
Ms. Betty Tomlin	Term Expires 03/31/16

Tree Board

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointment was made to the Tree Board:

Ms. Suzette Davis	Term Expires 03/31/16
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Upon a motion by Mr. Kennedy, seconded by Ms. Blackwell, and with Mr. Miller and Ms. Alexander voting AYE, Council agreed to waive the term limit and re-appointment Mr. Queen to the Tree Board:

Mr. Rodney Queen	Term Expires 03/31/16
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Zoning Board of Adjustment

Upon a motion by Ms. Alexander, seconded by Mr. Kennedy, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointment was made to the Zoning Board of Adjustment:

Mr. Reid Acree	Term Expires 03/31/16
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ETJ Alternate Member

Upon a motion by Mr. Kennedy, seconded by Ms. Alexander, and with Mr. Miller and Ms. Blackwell voting AYE, the following re-appointment was made as an ETJ Alternate Member:

Mr. Herbert Chambers

Term Expires 03/31/16

CITY MANAGER'S COMMENTS

(a) Bridge Repairs

City Manager Doug Paris asked Street Division Manager Craig Powers to update Council regarding repairs to the Fisher and Ellis (Shober) Street Bridges. Mr. Powers explained staff received approval today from the North Carolina Railroad for the Fisher Street Bridge. He indicated Norfolk Southern Railroad has given a verbal approval and should send the written approval later in the week. Mr. Powers noted staff has received all approvals for the Ellis Street Bridge. He stated North Carolina Bridge Maintenance Division will act as the contractor for the project and will begin work in approximately two weeks. He estimated the project to take six weeks to complete.

(b) Airport Update

City Manager Doug Paris noted at its last meeting Council requested a meeting with its local delegation from the General Assembly regarding deannexation of the Airport.

City Clerk Myra Heard stated letters were mailed and hand delivered to the local delegation by City Manager Doug Paris. She noted Senator Andrew Brock, Representatives Carl Ford and Harry Warren were invited to discuss local bills affecting the City, specifically any bills regarding deannexation. She indicated all three member of the local delegation have agreed to attend the meeting. She added Senator Gene McLaurin has also been invited and plans to attend. She explained his district does not include Salisbury, but he will be in the City to participate in the Rowan County Chamber of Commerce's Legislative Breakfast.

Ms. Heard explained a letter was sent to Rowan County Clerk Carolyn Barger inviting the Rowan County Commissioners to attend and participate in the meeting. She stated the letter asked for a response by March 12, 2013, and she noted a response has not been given at this time.

Mr. Paris stated at its meeting the Rowan County Commission voted four-to-one to seek a local bill for deannexation of the airport. He asked for direction from Council.

Councilmember Alexander stated staff should continue to encourage the County Commission to partner with the City. She noted the runway extension will cost approximately

\$22.4 million and partnerships will be critical. She indicated if the County assumes the debt property taxes will increase.

Councilmember Miller explained deannexation of the airport will decrease the tax base for the citizens of Salisbury. He pointed out Council offered 100 percent of the proceeds from the airport to be used for development of the site. He stated Rowan County Commissioners have indicated deannexation of the airport is not about power and control, but economic development. He pointed out if it was about economic development the Commission would work with the City on the proposal. Mr. Miller stated he is looking forward to Council's meeting with the local delegation. He indicated if the County delegation chooses not to attend the meeting it will confirm the County has no interest in both governing bodies having an opportunity to benefit from the Airport.

Councilmember Kennedy indicated he would like to know the amount airplane owners will pay in additional insurance premiums if their Class 2 Insurance Services Organization (ISO) rating increases. Mr. Paris stated staff will prepare a report to bring back to Council.

Mayor Pro Tem Blackwell stated she spoke to a group recently and deannexation of the airport was mentioned. She indicated the group was shocked to learn the airport was established in 1928 by the City. She explained the City built the airport and in 1955 Rowan County stated its intent to start a Rowan County Airport. She noted the City felt it would be wise to share the airport and worked with the State in 1955 to cede the airport to the County. She thanked State Representatives Carl Ford and Harry Warren, and Senator Andrew Brock for agreeing to attend the meeting. She proactively thanked the Rowan County Commissioners for attending the meeting and for their courtesy and spirit of compromise so everyone can come to the table and discuss the issue.

MAYOR'S ANNOUNCEMENTS

(a) Boards and Commissions

Mayor Pro Tem Blackwell announced the City of Salisbury is seeking citizens who have an interest in serving on one of the City's Boards and Commissions. Applications are being accepted for openings in the Historic Preservation Commission (HPC), Community Appearance Commission (CAC), and an alternated for the Zoning Board of Adjustment (ZBA). All applications will be forwarded to Council as it considers its Board and Commissions appointments beginning March 2013. Information regarding the Boards and Commissions and applications are available online at www.salisburync.gov under the Boards and Commissions tab. Applications are also available at the City Clerk's Office located at 217 South Main Street, or by calling 704-638-5224.

(b) Memorial Service – Fallen Firefighters Victor Isler and Justin Monroe

Mayor Pro Tem Blackwell announced a Memorial Service honoring fallen Firefighters Victor Isler and Justin Monroe will be held Thursday, March 7, 2013 at 8:30 a.m. The Memorial

will take place at the Salisbury Firefighters Memorial located in the 1400 block of South Main Street. The public is invited to attend.

(c) 2nd Annual Photography Expo

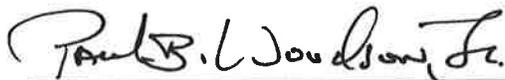
Mayor Pro Tem Blackwell announced Salisbury Parks and Recreation, in partnership with the Carolina Artists, will host the 2nd annual Photography Expo Thursday, March 7, 2013 from 10:00 a.m. until 8:00 p.m. and Friday, March 8, 2013 from 10:00 a.m. until 4:00 p.m., at the Civic Center, 315 Martin Luther King Jr. Avenue. The event is free and open to the public. Artists who would like to display their artwork should contact the Civic Center at (704) 638-5275.

(d) Special Meeting

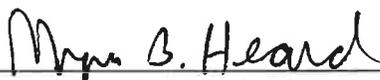
Mayor Pro Tem Blackwell announced City Council will hold a special meeting Friday, March 15, 2013 at 10:30 a.m. in Council Chambers at City Hall to meet with the City's local delegation and Rowan County Commissioners.

ADJOURNMENT

Motion to adjourn the meeting was made by Mr. Kennedy seconded by Ms. Alexander. All council members in attendance agreed unanimously to adjourn. The meeting was adjourned at 5:24 p.m.



Paul B. Woodson, Jr., Mayor



Myra B. Heard, City Clerk