



KNIGHTDALE TOWN COUNCIL MINUTES

950 Steeple Square Court, Knightdale, North Carolina 27545

November 4, 2013

The Knightdale Town Council met at 7:00 p.m. at Knightdale Town Hall, 950 Steeple Square Court, Knightdale, North Carolina.

PRESENT: Mayor Russell Killen, Mayor Pro Tem Mike Chalk;
Councilors Jeff Eddins, Tim Poirier, James Roberson, and
Dustin Tripp.

ABSENT: No one.

Staff Members Present: Clyde Holt, Town Attorney; Seth Lawless, Town Manager;
Suzanne Yeatts, HR Director/Town Clerk; Chris Hills,
Planning Director; Fred Boone, Town Engineer/Public
Works Director; Brian Bowman, Communications Director;
Jimmy Overton, Finance Director; Jennifer Currin, Senior
Planner; Jeff Triezenberg, Senior Planner; Keith
Archambault, IT Administrator; Jason Godwin, Police Chief.

Meeting called to order by Mayor Killen at 7:00 p.m.

WELCOME

Welcome by Mayor Killen.

INVOCATION

Invocation by Councilor Tripp.

ITEM I. ADOPTION OF AGENDA

**...Motion by Councilor Roberson to adopt the agenda. Motion
seconded by Councilor Poirier and carried unanimously.**

ITEM II. APPROVAL OF MINUTES

October 16, 2013

...Motion by Mayor Pro Tem Chalk to approve the minutes of October 16, 2013. Motion seconded by Councilor Eddins and carried unanimously.

ITEM III. PRESENTATIONS, RECOGNITIONS, AWARDS

Long-Term Care Awareness Proclamation

Mayor Killen proclaimed November 2013 as Long-Term Care Awareness Month.

ITEM IV. PUBLIC

Anyone may speak on an issue not included on tonight's agenda. If you anticipate speaking during tonight's meeting, please print your name and address on the form at the entry table. You must speak from the podium to assure accurate record. Before speaking, please state your name and address.

A. Open to the Public

No one approached.

B. Report on Citizen Inquiries

Councilor Eddins reported that Nathan Ray of World Karate Do would like Council's direction on changing the name of Tae Kwon Do Drive.

Councilor Tripp responded that the Planning and Engineering Committee would discuss.

Nathan Ray of World Karate Do recommended changing the street name of Tae Kwon Do Drive to a more universal name.

Mayor Killen noted that the Planning and Engineering Committee would address a street name change and encouraged Mr. Ray to submit any suggestions to staff.

ITEM V. CONSENT AGENDA

A. Special Event Permit Policy Amendment

Approve Special Events Policy as proposed.

B. Knightdale Station Subdivision Name

RES #13-11-04-001

Adopt Resolution #13-11-04-001.

...Motion by Mayor Pro Tem Chalk to adopt the Consent Agenda. Motion seconded by Councilor Tripp and carried unanimously.

ITEM VI. ACTIONS REQUIRING PUBLIC HEARINGS

If you anticipate speaking during a public hearing at tonight's meeting, please print your name and address on the form at the entry table. You must speak from the podium to assure accurate record of testimony. Large groups are asked to designate a spokesperson. If the Mayor announces that the hearing is a quasi-judicial public hearing, all speakers must be administered an oath by the Town Attorney.

A. Knightdale Station UAA Amendment
Public hearing opened at 7:05 p.m.

Jennifer Currin, Senior Planner, noted a request from Knightdale Investors, LLC to amend the Knightdale Station Utility Allocation and Infrastructure Agreement updating the phasing schedule and proposing monument sign locations within the property.

Ms. Currin recommended continuing the public hearing to the November 20, 2013 Town Council meeting to allow the Town Attorney, developer's attorney and staff to review the terms of the agreement.

No one else approached.

...Motion by Councilor Tripp at 7:07 p.m. to continue the public hearing to the November 20, 2013 Town Council meeting. Motion seconded by Councilor Eddins and carried unanimously.

B. TCA-1-13 Town Code Section 81.40 Livestock
ORD #13-11-04-001
Public hearing opened at 7:07 p.m.

Jeff Triezenberg, Senior Planner, presented a Town Code Amendment for Section 81.40 regarding Livestock in order to make the Town Code agree with a Unified Development Ordinance amendment that is under consideration for approval.

No one else approached.

...Motion by Councilor Tripp at 7:11 p.m. to close the public hearing and adopt Ordinance #13-11-04-001. Motion seconded by Mayor Pro Tem Chalk and carried unanimously.

C. ZTA-6-13 RVs in Mobile Home Parks
Public hearing opened at 7:16 p.m.

Planner Jeff Triezenberg presented a Zoning Text Amendment to amend Section 2.13A(3)b (Mobile Home Parks) of the Unified Development Ordinance by adding a new provision for the allowance of a certain number of qualifying Recreational Vehicles (RVs) in a Mobile Home Park

that is located within a Manufactured Home Overlay District (MHD). Mr. Triezenberg explained that this amendment includes amendments to all other chapters of the Unified Development Ordinance affected by this proposed change.

Council discussed allowing a larger percentage of RVs within parks.

No one else approached.

...Motion by Councilor Roberson at 7:26 p.m. to close the public hearing and refer ZTA-6-13 to the November 12, 2013 Land Use Review Board meeting. Motion seconded by Mayor Pro Tem Chalk and carried unanimously.

D. ZTA-9-13 Lighting Ordinance Amendment
Public hearing opened at 7:27 p.m.

Planner Jeff Triezenberg presented a Zoning Text Amendment to amend Chapter 11 (Lighting) of the Unified Development Ordinance with revised regulations that define practical and effective measures by which the obtrusive aspects of outdoor light usage may be reduced while preserving safety, security, and the nighttime use and enjoyment of property; new standards for LED lighting; technical edits for consistency of language and referencing; clarifications of intent and interpretation; further definition of broad terms; addition of exemplary graphics and photos; and the removal of redundant text. Mr. Triezenberg explained that this amendment includes amendments to all other chapters of the Unified Development Ordinance affected by this proposed change.

No one else approached.

...Motion by Councilor Poirier at 7:44 p.m. to close the public hearing and refer ZTA-9-13 to the November 12, 2013 Land Use Review Board meeting. Motion seconded by Councilor Eddins and carried unanimously.

E. Comprehensive Plan Amendment – Chapter 3
Public hearing opened at 7:44 p.m.

Planner Jeff Triezenberg presented amendments to Chapter 3 of the Town's Comprehensive Plan based on new data from the U.S. Census Bureau, N.C. State Demographer's office, Wake County Revenue Department and Town of Knightdale Planning Department.

No one else approached.

...Motion by Mayor Pro Tem Chalk at 7:54 p.m. to close the public hearing and refer Chapter 3 – 2027 Comprehensive Plan Update to the Land Use Review Board. Motion seconded by Councilor Eddins and carried unanimously.

ITEM VII. SET PUBLIC HEARINGS

None at this time.

ITEM VIII. TOWN ATTORNEY

Nothing at this time.

ITEM IX. OLD BUSINESS

A. ZMA-1-13 Knightdale Investors, LLC
ORD #13-11-04-002

Planner Jeff Triezenberg reviewed a zoning map amendment to rezone several parcels adjacent to the Knightdale Station park property.

...Motion by Councilor Tripp to adopt statement of plan consistency and reasonableness of action, approve ZMA-1-13 and adopt Ordinance #13-11-04-002. Motion seconded by Councilor Eddins and carried unanimously.

B. ZTA-7-13 Suburban Chickens
ORD #13-11-04-003

Planner Jeff Triezenberg reviewed a zoning text amendment to amend Section 4.6 (Accessory Buildings) of the Unified Development Ordinance by adding regulations for the keeping of chicken (hens only) in residential yards as recently enabled by an amendment of the Town Code.

...Motion by Mayor Pro Tem Chalk to adopt statement of plan consistency and reasonableness of action, approve ZTA-7-13 and adopt Ordinance #13-11-04-003. Motion seconded by Councilor Eddins and carried unanimously.

C. ZTA-8-13 Board of Adjustment Amendments
ORD #13-11-04-004

Planner Jeff Triezenberg reviewed a zoning text amendment to amend Section 14.3A (Land Use Review Board) and Chapter 15 (Development Process) of the Unified Development Ordinance by making the changes necessary to bring the UDO in compliance with Session Law 2013-126, also known as House Bill 276.

...Motion by Councilor Tripp to adopt statement of plan consistency and reasonableness of action, approve ZTA-8-13 and adopt Ordinance #13-11-04-004. Motion seconded by Councilor Eddins and carried unanimously.

D. Knightdale Park Phase I Settlement Agreement

Town Engineer Fred Boone presented a settlement agreement between the Town and PLT Construction Company regarding two claims filed against the Town during the park project, addressing remaining outstanding issues, and scheduling and performance expectations for work items which were deferred from the original contract.

...Motion by Councilor Tripp to approve the settlement agreement and authorize the Town Manager to forward to PLT Construction Company. Motion seconded by Councilor Poirier and carried unanimously.

ITEM X. NEW BUSINESS

Property Donation Offer – Southern Developers

Planning Director Chris Hills informed Council that the developers of the Princeton Manor subdivision have offered to donate an assemblage of land along the Neuse River and Mingo Creek to the Town. Mr. Hills noted that the Town Attorney is currently reviewing the offer and asked Council for a preliminary response.

...Motion by Councilor Poirier to authorize the Town Manager to proceed with accepting the land donation by Southern Developers. Motion seconded by Councilor Eddins and carried unanimously.

ITEM XI. OTHER BUSINESS

Mayor Killen reminded everyone to vote tomorrow.

ITEM XII. COMMITTEE REPORTS

A. Planning and Engineering

Councilor Tripp noted the next meeting will be November 12, 2013.

B. Finance

No report.

C. Public Safety

Councilor Eddins reported tonight's meeting has been postponed until November 20, 2013.

D. Nominating

No report.

E. Liaison Reports

No report.

Councilor Tripp thanked staff for their assistance with the 5K event last weekend.

ITEM XIII. CLOSED SESSION FOR LEGAL OR PERSONNEL MATTERS

None at this time.

ITEM XIV. ADJOURNMENT

...Motion by Councilor Eddins to adjourn at 8:16 p.m. Motion seconded by Councilor Tripp and carried unanimously.



Mayor Russell B. Killen



Town Clerk Suzanne M. Yeatts