



KNIGHTDALE PLANNING AND ENGINEERING COMMITTEE MINUTES

950 Steeple Square Court, Knightdale, North Carolina 27545

December 14, 2015

The Knightdale Planning and Engineering Committee met at 6:00 p.m. in the Town Hall Conference Room.

TOWN COUNCIL MEMBERS PRESENT: Councilor Tripp

LURB MEMBER LIAISON PRESENT: Michael Blake

ABSENT: Councilor Chalk

Staff Members Present: Chris Hills, Development Services Director; Jason Brown, Senior Planner Long Range; Donna Tierney, Planning Technician; Bryn Terry, Development Services Intern

Meeting called to order by Councilor Tripp at 6:04 p.m.

ITEM I. APPROVAL OF MINUTES

...Motion by Councilor Tripp to approve the minutes of November 9, 2015. Motion seconded by Michael Blake and carried unanimously.

ITEM II. OLD BUSINESS

A. Front Yard Parking Ordinance

Senior Planner Long Range Jason Brown updated members on the potential front yard parking ordinance. Mr. Brown provided a handout illustrating potential language and definitions if placed in the miscellaneous section of the Town Code based on comments from Town Attorney Clyde Holt. If the general consensus is that the ordinance should not apply in the ETJ, then it should be placed in the Town Code, not the UDO.

Development Services Director Chris Hills discussed that placing the ordinance in the UDO would require the creation of an overly district. Placing the ordinance in the Town Code is favorable because of enforcement. The focus should mostly be on Old Town, but some other subdivisions such as Carrington Woods may need enforcement as well.

Councilor Tripp inquired if front yard parking violations would be addressed by complaints or if the Town would actively look for violations. Mr. Hills explained the Town would be proactive with violations.

Councilor Tripp indicated that PR would be necessary pending Town Council's approval.

...Motion by Mr. Blake to refer this item to Town Council. Motion seconded by Councilor Tripp and carried unanimously.

B. Pedestrian LOS for TIAs

Development Services Intern Bryn Terry presented research regarding pedestrian and bicycle levels of service (LOS) that can be used in Traffic Impact Analyses. The Town of Morrisville's UDO contains the language and requirement for TIAs to include pedestrian counts and assess the impact on pedestrian and bicycle modes. However, they have not had any development in areas with heavy pedestrian or bike traffic.

Ms. Terry explained that the Town's first step would be placing language in the UDO. If developers consider LOS for pedestrians and bicycles, they could receive incentives and bonus points towards the Water Allocation Policy.

...Motion by Mr. Blake to refer this item to Town Council. Motion seconded by Councilor Tripp and carried unanimously.

C. Caboose Museum Discussion

Senior Planner Long Range Jason Brown summarized the P&E Committee's previous request for OTAC to provide additional information on the number of artifacts. OTAC reported there are 50-100 artifacts and pictures. OTAC also reported that they believe HVAC would be necessary to preserve the condition of artifacts.

The proposed budget of \$16,000 was discussed along with the possible requirement to bring the caboose into ADA compliance. A ramp may be necessary and this would add to the proposed budget.

If the committee is not ready to pursue the caboose museum idea, Mr. Hills suggested an alternative of keeping current with the caboose maintenance. If the caboose is converted to a museum, there will be the initial cost in addition to the yearly cost of maintaining it.

If the caboose does not provide enough space for all the artifacts mentioned, the overflow could be placed in the empty trophy cases in Town Hall.

Councilor Tripp stated he will bring this item to Town Council in the Committee Reports.

ITEM III. NEW BUSINESS

A. Mingo Creek Greenway Trailhead

Development Services Director Chris Hills provided a brief history of the greenway that runs through the Mingo Creek area. The original building plan included constructing a trailhead parking lot on a parcel owned by Duke Energy. Duke Energy had not built their planned substation on the parcel yet, so they were hesitant with letting the Town build the parking lot.

About a year ago, Princeton Manor residents voiced concerns that greenway users were parking on the side of the road in the subdivision. This led the Town to request a purchase order to survey the parcel which involved bush hogging.

Several Princeton Manor residents attended Monday's Town Council meeting and spoke against the planned parking lot.

Mr. Hills explained that most site ideas for this project have already been vetted. Since the residents do not want the parking lot, it may be best to withdraw the proposed parking lot plans and see if the street parking issue resolves itself.

Options for Churchill and Mingo Creek railroad crossing access, connecting Knightdale Station Park to the greenway, and finishing Widewaters Parkway were discussed.

Upon Councilor Tripp's request, Development Services will follow up with both Duke Energy regarding the substation and the railroad regarding crossing options.

Councilor Tripp will bring this issue to Town Council in the Committee Reports. He also suggested having a general discussion on transportation and connectivity at the retreat.

B. Quarterly ZTA

Senior Planner Long Range Jason Brown provided an update on the upcoming quarterly text amendments. The affected sections are as follows:

The requirement for content neutrality in non-commercial sign ordinances. This finding was based on a Supreme Court ruling in the case Reed v. Town of Gilbert.

Chapters 11 and 17 as applicable to lighting on NCDOT streets.

House Bill 71 regarding sureties. The Town currently requires a minimum surety of 125% the cost of installation. The General Assembly has ruled that 125% is the maximum amount that can be required.

House Bill 201 eliminating protest petitions. The new legislation allows for a written comment period. Comments are provided to the Town Clerk and are then presented to Town Council. This allows citizens to voice their opinions without having to be present

Chapter 17 Advisory Signs. Language will be added allowing staff to approve placement of certain advisory signs.

...Motion by Mr. Blake to refer this item to Town Council. Motion seconded by Councilor Tripp and carried unanimously.

C. Safe Routes to School Discussion

Senior Planner Long Range Jason Brown announced that Hodge Road Elementary School was accepted into the Safe Routes to School pilot program which is funded by the John Rex Endowment. Mr. Brown attended a kickoff meeting on November 19, 2015.

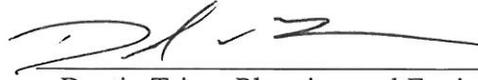
Mr. Brown explained there has been interest from other elementary schools in the area. It was suggested that he reach out to those schools so that a coordinated effort can be made.

The practicality of funding this process was discussed. While schools were once hesitant due to the liability of kids walking, many schools now seem more open to the idea.

ITEM IV. OTHER BUSINESS
None at this time.

ITEM V. ADJOURNMENT

...Motion by Michael Blake to adjourn at 6:58 p.m. Motion seconded by Councilor Tripp and carried unanimously.



Dustin Tripp, Planning and Engineering Chairman



Donna Tierney, Planning Technician