



College Town. Lake Town. *Your Town.*

August 9, 2016

**PRE-MEETING  
TOWN OF DAVIDSON BOARD OF COMMISSIONERS**

The Town of Davidson Board of Commissioners held its pre-meeting on Tuesday, August 9, 2016 in the Town Hall Board Room at 4:00 p.m. Mayor Woods called the meeting to order at 4:06 p.m. Present were Mayor John Woods and Commissioners Anderson, Cashion, Fuller and Graham. Commissioner Jenest called in by phone. Town Manager Jamie Justice, Town Attorney Cindy Reid, Assistant Town Manager Dawn Blobaum, Economic Development Manager Kim Fleming, Public Information Officer Cristina Shaul, Public Works Director Doug Wright and Town Clerk & Human Resources Manager Heather James.

The following items were included under other discussion:

- **Transportation Priorities**

Executive Director of Lake Norman Transportation Commission (LNTC) Bill Thunberg discussed the regional issue of the North/South Parkway. The Metropolitan Planning Organization (MPO) will oversee the project because it is multijurisdictional. Additionally the group briefly reviewed the draft transportation priorities with Mr. Thunberg and asked staff to give a rough completion timeline of the projects listed.

- **Rural Area Plan**

Planning Director Jason Burdette asked for feedback from the board about several outstanding issues regarding the rural area plan. The items for consideration included: adding a SW corner of Neighborhood Services node at East Rocky River/Shearer Road, change Ballard parcel to Neighborhood Edge Planning Area, diversification of lot size/building type in the Neighborhood Edge Planning Area and the adding a Scenic Overlay greenway contribution fund. The board would like further information on the buffer and transition area at the East Rocky / node before moving forward with change. Staff suggested adding minimum/maximum lot size language and incentivizing affordable housing through lot size and building types. The board was in support of scenic byway overlay district including multiuse paths.

- **Closed Session**

Due to the lack of time, no closed session was held.

The meeting ended at 5:40 p.m.

**REGULAR MEETING  
TOWN OF DAVIDSON BOARD OF COMMISSIONERS**

The Town of Davidson Board of Commissioners held its regularly scheduled meeting on Tuesday, August 9, 2016. Present were Mayor John Woods and Commissioners Anderson, Cashion, Graham and Fuller. Commissioner Jenest was absent. Town Manager Jamie Justice, Town Attorney Cindy Reid, Assistant Town Manager Dawn Blobaum, Finance Director Pieter Swart, Planning Director Jason Burdette, Public Information Officer Cristina Shaul, Public Works Director Doug Wright, Parks and Recreation Director Kathryn Spatz, Police Chief Jeanne Miller and Town Clerk & Human Resources Manager Heather James were also present.

Mayor Woods called the meeting to order at 6:12 p.m.

- **Announcements**

Public Information Officer Cristina Shaul announced that the Public Works Department will be trimming tree branches and other natural growth in and over the rights-of-way in the coming weeks, the rescheduled concert featuring Da Throwback Band is Sunday, August 14 at 6:00 p.m., a shredding truck will be available in the Jackson Street parking lot on Friday, August 26 from 9:00 a.m. to 12:00 p.m. and Christmas in Davidson vendor applications will be available September 1<sup>st</sup>.

- **Changes to the Agenda**

No changes will be made to the agenda.

- **Public Comments**

One resident from Cornelius spoke about traffic on South Street (in Davidson) spilling into Antiquity neighborhood and asked for additional safety measures to be taken on South Street. A resident of River Run spoke in opposition of the location of the greenway proposed by the Narrow Passage neighborhood.

- **Presentations**

The first presentation was given by

- **Public Hearing**

Finance Director Piet Swart reviewed the process for filing an application with the Local Government Commission (LGC) for the financing of Fire Station No. 2.

The public hearing was opened at 7:00 p.m.

One citizen asked a questions pertaining to filing an application.

The public hearing was closed at 7:01 p.m.

The following items were on the consent agenda:

- **Approve Regular Meeting Minutes July 11, 2016**
- **Approve Special Meeting Minutes July 12, 2016**
- **Approve Street Maintenance for James Alexander Way**
- **Approve Livability Board Appointment: Cheri Foreman**

**Term: August 9, 2016 – December 31, 2017**

- **Approve Fire Station No. 2 Specifications**
- **Approve Tax Levy Adjustments**
- **Approve Ad Valorem Tax Settlement Statements**

Commissioner Graham disclosed that he is the developer of homes located on James Alexander Way and constructed the street in agreement with the town requirements

Commissioner Graham made the motion to approve the consent agenda. The motion passed unanimously (3-1). Commissioner Anderson voted in the negative.

The following items were included under New Business:

- **Consider Approving Resolution 2016-17: Filing of Local Government Commission Application for Fire Station No. 2**

Commissioner Anderson made the motion to approve Resolution 2016-17. The motion passed (4-0).

- **Consider Approving Recommendations for Non-Profit Funding Allocations**

Commissioner Anderson made the motion to approve the non-profit funding allocations (4-0).

- **Consider Amending Town Manager Employment Agreement**

Commissioner Fuller made the motion to approve the town manager's employment agreement. The motion passed (4-0).

- **Closed Session**

Commissioner Cashion made the motion to enter closed session at 7:25 p.m. to discuss matters as outlined in NCGS § 143-318.11 (4) - Economic Development and NCGS § 143-318.11 (3) - Attorney-Client Privilege. The motion passed (4-0).

Commissioner Cashion made the motion to exit closed session at 9:22 p.m. The motion passed (4-0).

- **Adjourn**

The meeting adjourned at 9:23 p.m.

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John M. Woods,  
Mayor

**Attest:**

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Heather B. James  
Town Clerk