

# NOTES

TO: Honorable Mayor and City Council Members

FROM: Chris Padgett, Interim Assistant City Manager *C.N.P.*

DATE: February 6, 2013

SUBJECT: Materials for Your Information

Please find attached the following material for your information:

1. A memo from Dave Holec, City Attorney, regarding preclearance of annexations
2. A copy of the minutes from the January 8, 2013, Redevelopment Commission meeting
3. A memo from Les Everett, Chief Building Inspector, regarding permits issued in January for new residential and commercial construction and the January report from the Inspections Division

als

## Attachments

cc: Dave Holec, City Attorney  
Carol Barwick, City Clerk

**TO:** Mayor and City Council Members

**FROM:** David A. Holec, City Attorney



**DATE:** February 4, 2013

**SUBJECT:** Preclearance of Annexations

---

The United States Department of Justice has precleared one (1) annexation. This annexation was approved by City Council on December 13, 2012. Attached is a copy of the preclearance letter.

Preclearance means that these changes affecting voting may be implemented. For this annexation, those persons residing in the annexed area are eligible voters for municipal elections as of the effective date of annexation.

For your information, the one (1) annexation precleared is as follows:

<b>Ordinance No.</b>	<b>Description</b>	<b>Date Annexed</b>
12-064	Manning Square, Lot 1	12/13/12

attachment



U.S. Department of Justice  
Civil Rights Division

TCH:RSB:RPL:SHH:tst  
DJ 166-012-3  
2013-0045

*Voting Section - NWB  
950 Pennsylvania Avenue, NW  
Washington, DC 20530*

January 22, 2013

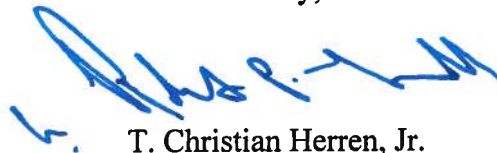
David A. Holec, Esq.  
City Attorney  
P.O. Box 7207  
Greenville, North Carolina 27835-7207

Dear Mr. Holec:

This refers to the annexation (Ordinance No. 12-064 (2012)) and its designation to District 2 of the City of Greenville in Pitt County, North Carolina, submitted to the Attorney General pursuant to Section 5 of the Voting Rights Act of 1965, 42 U.S.C. 1973c. We received your submission on January 8, 2013.

The Attorney General does not interpose any objection to the specified changes. However, we note that Section 5 expressly provides that the failure of the Attorney General to object does not bar subsequent litigation to enjoin the enforcement of the changes. In addition, as authorized by Section 5, we reserve the right to reexamine this submission if additional information that would otherwise require an objection comes to our attention during the remainder of the sixty-day review period. Procedures for the Administration of Section 5 of the Voting Rights Act of 1965, 28 C.F.R. 51.41 and 51.43.

Sincerely,



T. Christian Herren, Jr.  
Chief, Voting Section

## **GREENVILLE REDEVELOPMENT COMMISSION MINUTES**

January 8, 2013  
Greenville, NC

The Greenville Redevelopment Commission met on the above date for a meeting at 5:30 p.m. in the City Council Chambers of the City Hall Building located at 200 West Fifth Street.

### **COMMISSION MEMBERS PRESENT:**

Dana Johnson	Don Mills	Mark Woodson
Jeremy King	Richard Patterson	
Chris Mansfield, Vice Chair	Judy Siguaw	

**STAFF MEMBERS PRESENT:** Scott Eaton, Economic Development Project Coordinator; Sandy Gale Edmundson, Secretary; Jonathan Edwards, Audio; Niki Jones, Community Development; and Carl Rees, Economic Development Manager

### **APPROVAL OF MINUTES OF DECEMBER 4, 2012**

Motion was made by Mr. Don Mills and seconded by Mr. Mark Woodson to approve the December 4, 2012 minutes. Motion carried unanimously.

### **INTRODUCTION OF RECENTLY APPOINTED COMMISSION MEMBERS**

Mr. Jeremy King: I am an attorney. I grew up in Pitt County and went to Rose High School.

Mr. Richard Patterson: I have been in law enforcement for 23 years in Ayden, NC. I am a Captain with the Police Department

### **PUBLIC COMMENT**

There was no public comment.

### **REVIEW OF REDEVELOPMENT COMMISSION (RDC) CHARGE**

Mr. Rees: The Mission Statement:

To assure that Greenville, North Carolina is a better place to live, raise a family and do business, while improving the safety, security, image and economic vitality of the urban core and the neighborhoods of West Greenville.

The Commission is authorized by NCGS 160A-504. City Council makes appointments of Commission members to five (5) year terms. RDC functions under the budgetary

authority of the City of Greenville. RDC work based on mission and goals outlined in the Center City – West Greenville Revitalization Plan. The program of work is approved by RDC and City Council each year. A winter work plan meeting will need to be scheduled. The annual meeting of the RDC is January at which time a chair and vice chair are elected.

### **ELECTION OF OFFICERS**

Mr. Rees: The Commission should accept nominations and conduct a separate vote for position of Chair and Vice Chair.

Ms. Judy Siguaw: I nominate Mr. Chris Mansfield to serve as Chair.

Motion was made by Ms. Judy Siguaw and seconded by Mr. Jeremy King to elect Mr. Chris Mansfield as the Chair to the Redevelopment Commission. Motion carried unanimously.

Mr. Woodson: I nominate Mr. Don Mills to serve as Vice Chair.

Motion was made by Mr. Mark Woodson and seconded by Ms. Judy Siguaw to elect Mr. Don Mills as the Vice Chair to the Redevelopment Commission. Motion carried unanimously.

### **CONSIDERATION OF CONTRACT AMENDMENT FOR THE WEST FIFTH STREETSCAPE, PHASE II WITH RIVERS AND ASSOCIATES**

Mr. Jones: The West Fifth Streetscape, Phase II is from Cadillac to Tyson/14<sup>th</sup> Street. The First Street corridor is bounded by Reade Street and Pitt Street. At the Leslie Bass Day Event, the roundabout idea was introduced and no complaints were made. The roundabout is a revision to the plan, so proposing amendment to the contract.

Mr. Mills: What is the business on the corner that does not belong to the City?

Mr. Jones: A car wash is located there.

Mr. King: Is the Commission being asked to study the roundabout? What are the alternatives?

Mr. Jones: The Department of Transportation (DOT) is recommending the roundabout. There are two roundabout options being proposed.

Ms. Siguaw: Which roundabout is being suggested?

Mr. Jones: That would need further study.

Mr. Mansfield: Roundabouts should be done correctly.

Mr. Mills: Is this a hazard without a stoplight?

Mr. Jones: Roundabouts are safe for pedestrians and will take some education.

Mr. Mills: Are there any bike lanes to this?

Mr. Jones: There will be further input.

Mr. Mills: What was initial fee?

Mr. Jones: The initial fee is \$120,000.00.

Mr. Jones: Staff recommends approval of a contract amendment with Rivers and Associates in the amount of \$13,500 for completion of design work associated with the West Fifth Streetscape Phase II project.

Motion was made by Ms. Dana Johnson and seconded by Mr. Richard Patterson to approve the \$13,500 amendment for completion of design work associated with the West Fifth Streetscape Phase II project. Motion carried unanimously.

**REVIEW OF CONVENTION AND VISITORS BUREAU (CVB) AND PARKING DECK PROJECT SCHEDULE**

Mr. Rees: The location of the CVB is 423 Evans Street, and the location of the parking deck by City Council is Fourth and Cotanche Streets.

Project Released on 1/14/2013  
Submittal Deadline on 3/8/2013  
Submittal Review Complete (shortlist) on 3/22/2013  
Presentations to RDC (#1 and #2 firms) on 4/2/2013  
Selections and Approvals by City Council on 4/8/2013  
Start of Project on 5/15/2013

Mr. Rees: No action is required.

Mr. King: Would the office building be constructed before parking deck?

Mr. Rees: Yes, site work would be 3 – 4 months and four to six weeks for completion of deck.

Mr. Mansfield: By putting these two together, I hope there will be consistency in aesthetics and architecture.

## **REVIEW OF DICKINSON AVENUE STREETScape SCHEDULE**

Mr. Eaton: Request for Qualifications has been sent out to seek a qualified firm or team to develop design and construction documents for the Dickinson Avenue Corridor extending from the Dickinson Avenue and 14<sup>th</sup> Street intersection to the intersection of Reade Circle and Dickinson Avenue. Current North Carolina Department of Transportation (NCDOT) plans call for resurfacing Dickinson Avenue from Reade Circle to Memorial Drive and replacing/repairing sidewalks, pedestrian amenities and utility infrastructure along the corridor. The selected firm or team will be required to develop a detailed set of streetscape plans and construction documents for the project. Such work will include, but not be limited to project surveying, evaluation of conceptual parking and traffic alternatives, development of utility relocation alternatives, assisting City staff with public presentations, preparation of plans and specifications for the installation of vegetation, lighting, street furniture and civic art, assisting the city with construction bidding as well as construction administration.

### **The Project Schedule**

1/14/2013	Project Released
2/11/2013	Proposals Due
2/25/2013	Submittal Review Complete (shortlist)
3/5/2013	Interviews
4/2/2013	Contract award by RDC
1/6/2014	Design completed

Mr. Woodson: The Transit Center is in the same area. What impact is it going to have?

Mr. Rees: It will be a part of this process.

Mr. Eaton: No action is required, however, staff requests that two (2) Redevelopment Commission members volunteer to serve on selection committee.

Mr. Mansfield: Two volunteers are needed to serve.

Mr. Jeremy King and Mr. Richard Patterson volunteered to serve.

Mr. Mansfield: What is the timetable?

Mr. Eaton: About a year is the timetable.

## **SMALL BUSINESS PLAN COMPETITION UPDATE**

Mr. Jones: the Small Business Plan Competition is an award winning program for the Commission. An appointment needs to be made for Terri Williams.

Ms. Judy Siguaw volunteered to serve with Mr. Don Mills and Mr. Mark Woodson.

### **REPORT FROM SECRETARY**

#### **Monthly Financial Report**

Mr. Rees: The expenditure reports for West Greenville and the Center City have been submitted for review by the Commission.

Mr. Woodson: The money in West Greenville remains the same.

### **COMMENTS FROM COMMISSION MEMBERS**

Ms. Siguaw: Thank you for agreeing to Chair and Vice Chair.

Mr. Mills: Good show on Center City and West Greenville with Carl Rees and Steve Hawley. Welcome new Commissioners.

### **ADJOURNMENT**

Motion was made by Mr. Richard Patterson and seconded by Mr. Don Mills to adjourn the meeting. Motion carried unanimously.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Carl J. Rees', followed by a horizontal line.

Carl J. Rees, Economic Development Manager  
The City of Greenville Community Development Department



Memorandum

To: Barbara Lipscomb, City Manager

From: Les Everett, Chief Building Inspector *LE*

Date: February 4, 2013

Subject: New Building Permit Report

The following is a list of Building Permits issued for NEW Residential and Commercial construction during the month of January, 2013.

Builder	Address	Type	Cost
Miller, R. R. Const. Inc.	308 W Arlington Bv	Commercial Shell	150,000
Gillam & Associates, Inc.	4420 E 10th St Shops	Commercial/business	1,800,000
Hudson Brothers Const. Co.	4150 Natural Gas Dr	Commercial/business	59,000
Rooker & Assoc.,inc John W	150 Reade Ci	Commercial/business	4,750,703
Aldridge & Southerland Bldrs	3508 Ellsworth Dr B	Duplex Townhome	0
Aldridge & Southerland Bldrs	3508 Ellsworth Dr A	Duplex Townhome	146,500
Elks, A Construction	1917 Leighton Dr B	Duplex Townhome	0
Elks, A Construction	1917 Leighton Dr A	Duplex Townhome	158,000
Caviness & Cates Bldg &	2205 Tiburon Ct	Single Family Residential	87,200
Caviness & Cates Bldg &	1201 Teakwood Dr	Single Family Residential	99,300
Caviness & Cates Bldg &	2200 Tiburon Ct	Single Family Residential	103,650
Caviness & Cates Bldg &	2204 Tiburon Ct	Single Family Residential	97,600
Caviness & Cates Bldg &	4405 Southlea Dr	Single Family Residential	200,350
Caviness & Cates Bldg &	4409 Southlea Dr	Single Family Residential	204,200
Caviness & Cates Bldg &	4401 Southlea Dr	Single Family Residential	189,600
Clark, Bill Homes Of	4200 Leicester Ct	Single Family Residential	184,850
Clark, Bill Homes Of	2004 Wellons Dr	Single Family Residential	100,000
Clark, Bill Homes Of	117 Loudon Ct	Single Family Residential	144,050
Clark, Bill Homes Of	4004 Dunhagan Rd	Single Family Residential	247,250
Clark, Bill Homes Of	424 Rockland Dr	Single Family Residential	79,900
Clark, Bill Homes Of	3125 Noah Ct	Single Family Residential	128,050
Clark, Bill Homes Of	600 Rockland Dr	Single Family Residential	127,950
Clark, Bill Homes Of	321 Becky Anne Dr	Single Family Residential	145,800
Clark, Bill Homes Of	3631 Thornbrook Dr	Single Family Residential	112,800
Clark, Bill Homes Of	3441 Rounding Bend Rd	Single Family Residential	192,400
Clark, Bill Homes Of	3456 Rounding Bend Rd	Single Family Residential	190,850
Clark, Bill Homes Of	516 Mary Lee Ct	Single Family Residential	106,600
Edmonson Construction Company	3832 St Augustine Dr	Single Family Residential	66,600
Edmonson Construction Company	3316 Pacolet Dr	Single Family Residential	69,500
Edmonson Construction Company	1808 Penncross Dr	Single Family Residential	96,700
Elks, A Construction	808 Van-gerst Dr	Single Family Residential	146,100

Kingsmill Construction, Inc.	3188 Chesswood Ln	Single Family Residential	74,950
Kingsmill Construction, Inc.	3128 Chesswood Ln	Single Family Residential	69,700
Kingsmill Construction, Inc.	3193 Chesswood Ln	Single Family Residential	77,400
Lindeau Properties, llc	4201 Davencroft Village Dr	Single Family Residential	156,300
Russell, Rocky Builders, Inc.	4001 Hidden Laurel Ct	Single Family Residential	108,000
Russell, Rocky Builders, Inc.	4321 Lagan Ci	Single Family Residential	164,150
	Total		10,836,003

## (Previous year and month comparison of new construction)

2012-2013July

Residence: 17 Permits 2,338,350  
Duplex T: 10 Permits 721,400  
(5 Bldgs/10 Units)  
Total: 27 Permits 3,059,750

August

Residence: 11 Permits 1,606,170  
Business: 1 Permit 621,070  
Shell: 1 Permit 150,000  
Total: 13 Permits 2,377,240

September

Residence: 10 Permits 1,528,900  
Duplex T: 18 Permits 1,261,300  
(9 Bldgs/18 Units)  
Business: 1 Permit 175,000  
Total: 29 Permits 2,965,200

October

Residence: 16 Permits 2,220,010  
Duplex T: 8 Permits 625,500  
(4 Bldgs/8 Units)  
MF Townhomes: 4 Permits 274,160  
(1 Bldg/4 Units)  
Total: 28 Permits 3,119,670

November

Residence: 9 Permits 1,357,200  
Business: 1 Permit 9,922,185  
Total: 10 Permits 11,279,385

2011-2012July

Residence: 11 Permits 1,568,100  
Business: 1 Permit 416,000  
Total: 12 Permits 1,984,100

August

Residence: 13 Permits 1,954,900  
Total: 13 Permits 1,954,900

September

Residence: 12 Permits 1,352,600  
Duplex T: 6 Permits 378,200  
(3 Bldgs/6 Units)  
Business: 2 Permits 556,899  
Shell: 1 Permit 450,000  
Total: 21 Permits 2,737,699

October

Residence: 7 Permits 1,086,750  
Duplex T: 4 Permits 280,000  
(2 Bldgs/4 Units)  
Business: 1 Permit 1,000,000  
Total: 12 Permits 2,366,750

November

Residence: 11 Permits 1,077,350  
Duplex T: 2 Permits 180,000  
(1 Bldg/2 Units)  
Business: 1 Permit 1,000,000  
Hotel/Motel: 1 Permit 4,000,000  
Total: 15 Permits 6,257,350

December

Residence:	15 Permits	2,200,050
Duplex T:	10 Permits	868,100
(5 Bldgs/10 Units)		
Business:	1 Permit	822,200
Total:	26 Permits	3,890,350

January

Residence:	29 Permits	3,771,800
Duplex T:	4 Permits	304,500
(2 Bldgs/4 Units)		
Business:	3 Permits	6,609,703
Shell:	1 Permit	150,000
Total:	37 Permits	10,836,003

F/Y Total:	170 Permits	37,527,598
------------	-------------	------------

December

Residence:	16 Permits	1,917,300
Duplex T:	2 Permits	145,000
(1 Bldg/2 Units)		
Business:	3 Permits	2,223,000
Shell:	1 Permit	298,950
Total:	22 Permits	4,584,250

January

Residence:	10 Permits	1,435,350
Duplex T:	2 Permits	180,000
(2 Bldgs/4 Units)		
Business:	2 Permits	32,399,000
Shell:	1 Permit	78,500
Total:	15 Permits	34,092,850

F/Y Total:	110 Permits	53,977,899
------------	-------------	------------

Cc: Merrill Flood, Director of Community Development

Doc: 946858

## Jan-13

The following is a monthly breakdown of activities of this Division as related to construction within our jurisdiction

[illegible]

	For Month	To Date
Building Permits	231	1168
Mechanical Permits	126	1089
Plumbing Permits	59	333
Electrical Permits	158	1084
Total Permits	574	3674
Building Inspections	333	2618
Plumbing Inspections	164	1312
Mech. Inspections	256	2040
Elect. Inspections	326	2046
Privilege License Inspections	30	79
Fire Inspections	0	9
Stop Work Orders	1	10
Condemnations	0	4
ABC Lic. Insp	2	22
Non- Residential Min. Code Insp.	2	8
Total Inspections	1114	8148
Commercial Plan Reviews	26	146
Residential Plan Reviews	44	199
Sign Plan Reviews	9	101
Site Plan Reviews	4	38
BOA Reviews	1	24
Turnover	\$ 79,926.66	\$ 400,581.28

doc #933636

Respectfully Submitted,

Les Everett

Les Everett  
Chief Building Inspector

cc: Merrill Flood, Director of Community Development