



Agenda

Greenville City Council

June 11, 2015
7:00 PM
City Council Chambers
200 West Fifth Street

Assistive listening devices are available upon request for meetings held in the Council Chambers. If an interpreter is needed for deaf or hearing impaired citizens, please call 252-329-4422 (voice) or 252-329-4060 (TDD) no later than two business days prior to the meeting.

I. Call Meeting To Order

II. Invocation - Council Member Croskery

III. Pledge of Allegiance

IV. Roll Call

V. Approval of Agenda

VI. Special Recognitions

- Maxton Faircloth, Public Works Department Retiree
- Sixth Annual Fair Housing Poster Contest Winners

VII. Appointments

1. Appointments to Boards and Commissions

VIII. New Business

Public Hearings

2. Ordinance requested by Ward Holdings, LLC to rezone 2.0361 acres located along the southern right-of-way of East 10th Street and 270+/- feet west of Elm Street from R9 (Residential [Medium Density Multi-family]) to R6 (Residential [High Density Multi-family])

Ordinance requested by Robert D. Parrott to rezone 43.3084 acres located east of Corey Road and

3. north of Rosewood and Tulls Cove Subdivisions from RR (Rural Residential – Pitt County’s Jurisdiction) to R9S (Residential-Single-family [Medium Density])
4. Ordinance to annex Blackwood Ridge Subdivision involving 43.3084 acres located along the eastern right-of-way of Corey Road and north of Rosewood and Tulls Cove Subdivisions
5. Ordinance to annex 3810 Charles, LLC involving 1.6729 acres located along the western right-of-way of Charles Boulevard and 156+/- feet south of the centerline of Bells Fork Road
6. Ordinance to annex Covengton Downe, Lot 6, Block F involving 4.147 acres located along the southern right-of-way of East Fire Tower Road and 550+/- feet west of County Home Road
7. Ordinance requested by the North Carolina Department of Transportation to amend the Future Land Use Plan Map from an office/institutional/multi-family (OIMF) category to a commercial (C) category containing 22 acres and to amend the Horizons: Greenville's Community Plan Focus Area (or commercial node) Map designation for the property located at the intersection of North Memorial Drive and West Belvoir Road from a "Neighborhood Focus Area" to a "Regional Focus Area"
8. Ordinance to amend the Zoning Ordinance by adding schools as an allowed use within the IU (Unoffensive Industry) zoning district, subject to an approved special use permit and establishing specific criteria
9. Resolution to adopt the Neuse River Basin Regional Hazard Mitigation Plan

Public Comment Period

- The Public Comment Period is a period reserved for comments by the public. Items that were or are scheduled to be the subject of public hearings conducted at the same meeting or another meeting during the same week shall not be discussed. A total of 30 minutes is allocated with each individual being allowed no more than 3 minutes. Individuals who registered with the City Clerk to speak will speak in the order registered until the allocated 30 minutes expires. If time remains after all persons who registered have spoken, individuals who did not register will have an opportunity to speak until the allocated 30 minutes expires.

Other Items of Business

10. Ordinances adopting budgets for the 2015-2016 Fiscal Year:
 - a. City of Greenville including Sheppard Memorial Library and Pitt-Greenville Convention and Visitors Authority
 - b. Greenville Utilities Commission
11. Introduction of Order authorizing \$15,850,000 Street and Pedestrian Transportation Bonds; Resolution designating the Director of Financial Services to file the sworn statement of debt and estimated interest amount; and Resolution calling a public hearing upon an Order authorizing an amount not exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville, North Carolina

12. Reimbursement resolution for financing Greenville Utilities Commission's Capital Projects
13. Sanitary sewer connection request from Bill Clark Homes of Greenville, LLC, Ivan V. Dixon, and Jeffrey Grabowski
14. Operational updates on the Bradford Creek Public Golf Course and the Greenville Aquatics and Fitness Center
15. Start Time of Thursday City Council Meetings

IX. Comments from Mayor and City Council

X. City Manager's Report

XI. Adjournment



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Appointments to Boards and Commissions

Explanation: **Abstract:** The City Council fills vacancies and makes reappointments to the City's boards and commissions. Appointments are scheduled to be made to 14 of the boards and commissions.

Explanation: City Council appointments need to be made to the Affordable Housing Loan Committee, Board of Adjustment, Community Appearance Commission, Environmental Advisory Commission, Firefighters' Relief Fund Committee, Greenville Utilities Commission, Housing Authority, Human Relations Council, Pitt-Greenville Airport Authority, Pitt-Greenville Convention & Visitors Authority, Planning & Zoning Commission, Public Transportation and Parking Commission, Recreation & Parks Commission, and Youth Council.

The City's Board and Commission Policy on the Greenville Utilities Commission states:

Two County candidates shall be nominated by the County Commissioners, at which time the County Clerk shall submit to the City Clerk a letter of recommendation. (The two candidates shall be bonafide residents of Pitt County but residing outside the city limits, whoshall be customers of Greenville Utilities.) The City Clerk's Office shall then obtain background information on the nominee and provide it along with the letter to the City Council liaison. The information shall be provided to City Council for consideration at a regular City Council meeting.

Additionally, whenever a commissioner has completed a first three year term, the commissioner will be automatically appointed to a second three year term, without a nomination, unless City Council initiates the replacement process for the commissioner.

The County has nominated V. Parker Overton for the City Council's consideration.

Commissioner Chip Little's seat is up for automatic reappointment to a second term.

The City's Board and Commission Policy on the Housing Authority states: City Council shall confirm the appointment of the person who is elected by other persons directly assisted by the authority after receipt of written notice of the election of this person from the authority whenever the authority's rules require that the person appointed as the person directly assisted by the authority is elected by other persons directly assisted by the authority. City Council shall make the confirmation of the appointment by a motion of appointment. The Housing Authority has accepted the Resident Council's nomination for Jumail Blount to serve another term as the Resident Commissioner.

Fiscal Note: No direct fiscal impact

Recommendation: Make appointments to the to the Affordable Housing Loan Committee, Board of Adjustment, Community Appearance Commission, Environmental Advisory Commission, Firefighters' Relief Fund Committee, Greenville Utilities Commission, Housing Authority, Human Relations Council, Pitt-Greenville Airport Authority, Pitt-Greenville Convention & Visitors Authority, Planning & Zoning Commission, Public Transportation and Parking Commission, Recreation & Parks Commission, and Youth Council.

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

 [V Parker Overton](#)

 [Muni_Report_2015_Appointments_to_Boards_and_Commissions_998631](#)

Appointments to Boards and Commissions

June/July 2015

Affordable Housing Loan Committee

Council Liaison: Council Member Marion Blackburn

Name	District #	Current Term	Reappointment Status	Expiration Date
Melissa Grimes	1	Second term	Resigned	January 2016

Board of Adjustment

Council Liaison: Mayor Pro-Tem Calvin Mercer

Name	District #	Current Term	Reappointment Status	Expiration Date
Kevin Faison <i>(Council Member Kandie Smith)</i>	3	First term	Eligible	June 2015
Thomas Taft <i>(Council Member Richard Croskery)</i>	1	First term	Eligible	June 2015
Hershel Watts <i>(Council Member Kandie Smith)</i>	5	Filling unexpired term	Eligible	June 2015
Richard Winkler <i>(Mayor Allen Thomas)</i>	4	Filling unexpired term	Eligible	June 2015

Community Appearance Commission

Council Liaison: Council Member Rick Smiley

Name	District #	Current Term	Reappointment Status	Expiration Date
Brenda Diggs	5	Second term	Ineligible	July 2017
Danielle Greene	5	Filling unexpired term	Resigned	April 2017
Joanne Robertson	4	First term	Not seeking an additional term	April 2015

Environmental Advisory Commission

Council Liaison: Council Member Marion Blackburn

Name	District #	Current Term	Reappointment Status	Expiration Date
Scott Anderson <i>(Professional Engineer)</i>	5	First term	Not seeking an additional term	April 2015
Owen Burney <i>(Building contractor, land developer, or someone familiar with construction techniques)</i>	1	Second term	Ineligible	April 2015

Firefighters' Relief Fund Committee

Council Liaison: Not Applicable

Name	District #	Current Term	Reappointment Status	Expiration Date
William Franklin	4	Third term	Ineligible	January 2015

Greenville Utilities Commission

Council Liaison: Council Member Richard Croskery

Name	District #	Current Term	Reappointment Status	Expiration Date
Virginia Hardy <i>(County nominates, City appoints)</i>	County	Second term	Ineligible	June 2015
Chip Little <i>(Automatic reappointment)</i>	5	First term	Eligible	June 2015

Housing Authority

Council Liaison: Council Member Marion Blackburn

Name	District #	Current Term	Reappointment Status	Expiration Date
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Jumail Blount 5 Filling unexpired term Eligible May 2015
(Resident Commissioner)

Human Relations Council

Council Liaison: Council Member Rose Glover

Name	District #	Current Term	Reappointment Status	Expiration Date
Robert Hudak	4	Second term	Ineligible	Sept. 2014
Shaterica Lee (Shaw University)	2	Second term	Did not meet attendance requirement	Oct. 2015
Maurice Whitehurst (Pitt Community College)	2	Second term	Did not meet attendance Requirement	Oct. 2015

Pitt-Greenville Airport Authority

Council Liaison: Mayor Allen Thomas

Name	District #	Current Term	Reappointment Status	Expiration Date
Julia Carlson (Mayor Allen Thomas)	3	First term	Eligible	June 2015

Pitt Greenville Convention & Visitors Authority

Council Liaison: Council Member Rose Glover

Name	District #	Current Term	Reappointment Status	Expiration Date
JJ McLamb (2 – Member of Tourist or Convention-related business)	City	Filling unexpired term	Eligible	June 2015
Robert Sheck	County	Second term	Ineligible	July 2015

- (1) Owners/operators of hotels/motels
- (2) Members of tourist or convention-related business
- (3) Residents not involved in tourist or convention-related business

Planning & Zoning Commission

Council Liaison: Council Member Rick Smiley

Name	District #	Current Term	Reappointment Status	Expiration Date
Torico Griffin <i>(Mayor Pro-Tem Calvin Mercer)</i>	3	First term	Eligible	May 2015
Margaret Reid <i>(Council Member Kandie Smith)</i>	1	Filling unexpired term	Eligible	May 2015
Jerry Weitz <i>(Council Member Rick Smiley)</i>	4	Second term	Resigned	May 2017

Public Transportation and Parking Commission

Council Liaison: Council Member Richard Croskery

Name	District #	Current Term	Reappointment Status	Expiration Date
Marsha Wyly	4	Second term	Ineligible	January 2015

Recreation & Parks Commission

Council Liaison: Council Member Kandie Smith

Name	District #	Current Term	Reappointment Status	Expiration Date
Audrey Nealy <i>(Council Member Kandie Smith)</i>	2	First term	Eligible	May 31, 2015

Youth Council

Council Liaison: Mayor Pro-Tem Calvin Mercer

Name	District #	Current Term	Reappointment Status	Expiration Date
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7 Available Spots

Applicants for Affordable Housing Loan Committee

Godfrey G. Bell
PO Box 91 - 300 Memorial Drive
Greenville, NC 27835

District #: 1

Sharon D. Gray
3402 Governors Lane
Greenville, NC 27858

District #: 3

Crystal M Kuegel
1200 B Glen Arthur Avenue
Greenville, NC 28540

District #: 4

Terri Williams
PO Box 3109
Greenville, NC 27836

District #: 4

Application Date: 6/20/2013

Home Phone: (252) 916-6381

Business Phone:

Email: gbellsrl@earthlink.net

Application Date: 5/29/2014

Home Phone: (252) 565-5757

Business Phone:

Email: graysdg@hotmail.com

Application Date: 2/23/2015

Home Phone: (252) 885-9245

Business Phone: (252) 885-9245

Email: crystal.kuegel@gmail.com

Application Date: 11/20/2013

Home Phone: (252) 756-9346

Business Phone: (252) 756-3500

Email: twilliams110@suddenlink

Applicants for Board of Adjustment

Sharon D. Gray
3402 Governors Lane
Greenville, NC 27858

Application Date: 5/29/2014

District #: 3

Home Phone: (252) 565-5757

Business Phone:

Email: graysdg@hotmail.com

Robert Kevin Howard
2745 North Chatham Court
Winterville, NC 28590

Application Date: 5/29/2014

District #: 2

Home Phone: (252) 258-7900

Business Phone: (252) 227-4313

Email: gvegasmagazine@hotmail.com

Dustin Mills
504 Daventry Drive
Greenville, NC 27858

Application Date: 3/25/2015

District #: 5

Home Phone: (252) 916-2691

Business Phone: (252) 752-7101

Email: dustin@tdgnc.com

Tyrone O. Walston
2706 Webb Street
Greenville, NC 27834

Application Date: 6/6/2014

District #: 2

Home Phone: (252) 412-7351

Business Phone: (252) 355-8736

Email: walston.tyrone@gmail.com

Uriah Ward
106 Osceola Drive
Greenville, NC 27858

Application Date: 5/7/2013

District #: 3

Home Phone: (252) 565-2038

Business Phone:

Email: uriahward@yahoo.com

Applicants for Community Appearance Commission

None.

Applicants for Environmental Advisory Commission

Orrin Allen Beasley
925 Spring Forest Road #7
Greenville, NC 27858

District #: 1

Elaine U. Brestel
106 Christenbury Drive
Greenville, NC 27858

District #: 4

Sherryl Gregory
1303 E. 10th Street Apt N
Greenville, NC 27858

District #:

Wendy Klein
318 Rutledge Road
Greenville, NC 27858

District #: 4

Matthew Mellis
529 Spring Forest Road Apt. H
Greenville, NC

District #: 1

Application Date: 2/3/2014

Home Phone: (252) 216-6099

Business Phone: (252) 216-6099

Email: oab0119@gmail.com

Application Date: 1/21/2014

Home Phone: (252) 752-2255

Business Phone:

Email: ebrestel@suddenlink.net

Application Date: 2/3/2014

Home Phone: (252) 559-9049

Business Phone:

Email:

Application Date: 2/10/2014

Home Phone: (252) 329-7005

Business Phone: (252) 902-9005

Email: wakspg1@suddenlink.net

Application Date: 3/6/2014

Home Phone: (252) 702-3429

Business Phone: (252) 752-5938

Email: mellism@pitt.k12.nc.us

Applicants for Firefighters' Relief Fund Committee

Crystal M Kuegel
1200 B Glen Arthur Avenue
Greenville, NC 28540

Application Date: 2/23/2015

District #: 4

Home Phone: (252) 885-9245

Business Phone: (252) 885-9245

Email: crystal.kuegel@gmail.com

Applicants for Greenville Utilities Commission

David M. White
410 Crestline Blvd.
Greenville, NC 27834

Application Date: 5/12/2014

Home Phone: (252) 413-8120

Business Phone: (252) 328-9604

Email: whited@ecu.edu

District #: 5

Applicants for Housing Authority

Jamitress Bowden
111 Brownlea Drive Apt. O
Greenville, NC 27858

Application Date: 8/8/2014

District #: 3

Home Phone:
Business Phone:
Email: jamitressbowden@gmail.com

Sharon D. Gray
3402 Governors Lane
Greenville, NC 27858

Application Date: 5/29/2014

District #: 3

Home Phone: (252) 565-5757
Business Phone:
Email: graysdgd@hotmail.com

Sharon Mallette
517 Crestline Blvd.
Greenville, NC 27834

Application Date: 4/23/2015

District #: 3

Home Phone: (252) 321-1478
Business Phone:
Email: mallettes.tea_rose@yahoo.com

Bridget Moore
4128A Bridge Court
Winterville, NC 28590

Application Date: 8/28/2014

District #: 5

Home Phone: (252) 355-7377
Business Phone: (252) 355-0000
Email: bmoore2004@netzero.com

Applicants for Human Relations Council

Warren Daniels
1206A Van Dyke Street
Greenville, NC 27834

District #: 1

Crystal M Kuegel
1200 B Glen Arthur Avenue
Greenville, NC 28540

District #: 4

Deborah J. Monroe
1308 Old Village Road
Greenville, NC 27834

District #: 1

Bridget Moore
4128A Bridge Court
Winterville, NC 28590

District #: 5

Travis Williams
3408 Evans Street Apt. E
Greenville, NC 27834

District #: 5

Application Date: 4/20/2015

Home Phone: (252) 364-2570

Business Phone:

Email: wdaniels@suddenlink.net

Application Date: 2/23/2015

Home Phone: (252) 885-9245

Business Phone: (252) 885-9245

Email: crystal.kuegel@gmail.com

Application Date: 1/15/2015

Home Phone: (252) 714-0969

Business Phone:

Email: debj.monroe@gmail.com

Application Date: 8/28/2014

Home Phone: (252) 355-7377

Business Phone: (252) 355-0000

Email: bmoore2004@netzero.com

Application Date:

Home Phone: (252) 412-4584

Business Phone:

Email:

Applicants for Pitt-Greenville Airport Authority

None.

Applicants for Pitt-Greenville Convention & Visitors Authority (City)

Ann Eleanor
102 Lindenwood Drive
Greenville, NC 27834

District #: 5

Robert Kevin Howard
2745 North Chatham Court
Winterville, NC 28590

District #: 2

Sharon Mallette
517 Crestline Blvd.
Greenville, NC 27834

District #: 3

Terri Williams
PO Box 3109
Greenville, NC 27836

District #: 4

Application Date: 4/15/2013

Home Phone: (252) 227-4240

Business Phone:

Email: aeleonor@suddenlink.net

Application Date: 5/29/2014

Home Phone: (252) 258-7900

Business Phone: (252) 227-4313

Email: gvegasmagazine@hotmail.com

Application Date: 4/23/2015

Home Phone: (252) 321-1478

Business Phone:

Email: mallettes.tea_rose@yahoo.com

Application Date: 11/20/2013

Home Phone: (252) 756-9346

Business Phone: (252) 756-3500

Email: twilliams110@suddenlink.net

Applicants for Pitt-Greenville Convention & Visitors Authority (County)

Applicant Interest Listing

Convention & Visitors Authority

Debbie Avery
3010 Sapphire Lane
Winterville NC 28590

Day Phone: (252) 531-4590
Evening Phone: (252) 756-9832
Fax:
E-mail: davery60@hotmail.com

Gender: F
Race: White
District: 4
Priority:

Applied for this board on: 1/16/2009

Application received/updated: 01/20/2011

Applicant's Attributes: County Planning Jurisdiction
District 4

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	East Carolina	BS - Education	
Education	Ayden Grifton High		
Experience	First State Bank		1978-1984
Experience	ECU School of Medicine	Standardized Patient	2007-present
Experience	Pitt County Schools	Middle School Science Teacher	30 years
Experience	Winterville Chamber of Commer	Executive Director	
Volunteer/Prof. Associations	Winterville Kiwanis Club		
Volunteer/Prof. Associations	Winterville Watermelon Festival		

<u>Boards Assigned To</u>	
Development Commission	12/31/2013 to 12/31/2016

Thomas Gould
4803 Rountree Road
Winterville NC 28590

Day Phone: (252) 493-7406
Evening Phone: (336) 504-3567
Fax:
E-mail: tgould@email.pittcc.edu

Gender: M
Race: White
District: 6
Priority:

Applied for this board on: 4/25/2014

Application received/updated: 04/25/2014

Applicant Interest Listing

Applicant's Attributes: County Planning Jurisdiction
South of the River

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	Organization	Description	Date(s)
Education	UNC-Greensboro	Ph.D, English	
Education	NCSC	MA, English	
Education	Ramapo College	BA, Potential Science	
Education	Indian Hills High		
Experience	Durham Technical Community C		
Experience	Pitt Community College	Vice President, Academic Affairs	

<u>Boards Assigned To</u>			
	Development Commission		8/4/2014 to 12/31/2014
	P.C. Nursing Home/Adult Care Community Advisory		10/20/2014 to 10/20/2015

Ralph Hall Jr
111 Hardee Street
Greenville NC 27858

Day Phone:
Evening Phone: (252) 756-0262
Fax:
E-mail: bajhall@aol.com

Gender: M
Race: White
District: 6
Priority: 0

Applied for this board on: 2/26/2003

Application received/updated: 02/26/2003

Applicant's Attributes: District 6
Greenville ETJ

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	Organization	Description	Date(s)
Education	University of South Carolina	Civil Engineering	1955-1957
Education	Edenton High		

Applicant Interest Listing

Experience	Phillippines Construction	Project Manager	1962-1966
Experience	Foreign Service Staff Officer	Civil Engineer	1966-1969
Experience	Odell Associates	Hospital Construction Engineer	1969-1973
Experience	PCMH	Vice-President of Facilities	1973-2001
Volunteer/Prof. Associations	N.C. Bio-Medical Association		
Volunteer/Prof. Associations	N.C. Association of Health Care		
Volunteer/Prof. Associations	American Society of Health Care		
Volunteer/Prof. Associations	American Cancer Society		
Volunteer/Prof. Associations	State Board of Directors		

<u>Boards Assigned To</u>	
Industrial Revenue & Pollution Control Authority	3/15/2004 to 3/15/2007

Russell Hemby
270 River Crest Drive
Greenville NC 27858

Day Phone: (252) 916-0395
Evening Phone: (252) 830-3609
Fax:
E-mail: business4rj@gmail.com

Gender: M
Race: African
District: 3
Priority:

Applied for this board on: 12/11/2014

Application received/updated: 12/11/2014

Applicant's Attributes: Simpson ETJ
South of the River

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	J.H. Rose High		
Experience	Birds Media Group		
Volunteer/Prof. Associations	Greenville Citizen Academy Gra		
Volunteer/Prof. Associations	West Greenville Regional After S		
Volunteer/Prof. Associations	City of Greenville		

Applicant Interest Listing

Boards Assigned To

P.C. Nursing Home/Adult Care Community Advisory

3/16/2015 to 3/17/2016

Anthony Herring

1245 Lewis Dudley Rd

PO Box 931

Greenville NC 27835

Day Phone: (252) 481-1614

Evening Phone: (252) 481-1614

Fax:

E-mail: Herringfour@yahoo.com

Gender: M

Race: African

District: 2

Priority:

Applied for this board on: 3/26/2015

Application received/updated: 03/26/2015

Applicant's Attributes: Greenville ETJ

North of the River

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	Elizabeth City State University	BA Political Science	
Education	Ahoskie High School		
Experience	NC RCCC Tech Prep Advisor		
Experience	Military - NC Dept of Pub Safety		
Experience	Mid-East Comm Reg Governmen		
Experience	2nd Chance		
Experience	Roanoke Chowan Comm College		
Experience	Roanoke Chowan Industries Sup		
Experience	NC Dept of Corr & NC Dept Pub		
Experience	NC Comm Coll Job Train Partner		
Volunteer/Prof. Associations	Cleanup 90yr-100yr old citizen's		
Volunteer/Prof. Associations	Southern Christian Leadership C		
Volunteer/Prof. Associations	Little Willie Center		12-2014
Volunteer/Prof. Associations	Golden Living		

Applicant Interest Listing

Volunteer/Prof. Associations	Soup Kitchen
Volunteer/Prof. Associations	Greenville Homeless Shelter

Michelle Joyner
 264 Cooper Street
 Winterville NC 28590

Day Phone: (252) 341-0634
 Evening Phone: (252) 756-5546
 Fax:
 E-mail: michellejoyner28590@gma

Gender: F
 Race: Other
 District: 6
 Priority:

Applied for this board on: 3/27/2015
Application received/updated: 03/27/2015

Applicant's Attributes: Winterville City Limits
 South of the River

Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)			
	Organization	Description	Date(s)
Education	Everest University	Criminal Justice	
Education	Farmville Central HS		
Experience	NC Education System		
Experience	Philanthropist & Civil Activist		
Experience	Asso Minister in PC & Eastern N		
Volunteer/Prof. Associations	Parks & Recreations		
Volunteer/Prof. Associations	The Civitan Club		
Volunteer/Prof. Associations	Chamber of Commerce		
Volunteer/Prof. Associations	Ruritian Club		
Volunteer/Prof. Associations	WHR Library Sci Program		
Volunteer/Prof. Associations	WH Robinson Ele School BED P		

Ernis Lee
 834 Aspen Lane
 Greenville NC 27834

Day Phone: (252) 341-5696
 Evening Phone: (252) 689-2381
 Fax: (252) 321-4626

Gender: M
 Race: African
 District: 2

Convention & Visitors Authority
 Tuesday, April 21, 2015

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Applicant Interest Listing

E-mail: elee@email.pittec.edu Priority:

Applied for this board on: 2/10/2015 Application received/updated: 02/06/2015

Applicant's Attributes: District 2
County Planning Jurisdiction

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	Organization	Description	Date(s)
Education	Elizabeth City State University	B. A.	
Education	Roanoke High		
Experience	PCC Putreach w/ Emis Lee	Radio Broadcaster	
Experience	Pitt Community College	Director of College Outreach	
Experience	United States Army	2nd Lieutenant	
Volunteer/Prof. Associations	Mentor		
Volunteer/Prof. Associations	West Greenville Community Dev	Board Member	
Volunteer/Prof. Associations	Eastern Carolina Counseling Cen	Former Board Member	

<u>Boards Assigned To</u>	
P.C. Nursing Home/Adult Care Community Advisory	3/16/2015 to 3/17/2016

Steve Little
3314 NC 33 W
Greenville NC 27834

Day Phone: (252) 714-3559 Gender: M
Evening Phone: (252) 758-2040 Race: White
Fax: District: 2
E-mail: steve.little@nashfinch.com Priority:

Applied for this board on: 1/5/2007 Application received/updated: 02/28/2012

Applicant's Attributes: District 2
County Planning Jurisdiction
North of the River

Applicant Interest Listing

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	East Carolina University		
Education	Belvoir Elementary		
Experience		NC Real Estate Broker License	
Experience	Nash Finch	Division Manager	
Volunteer/Prof. Associations	Pitt County Planning Board		6 years

<u>Boards Assigned To</u>			
	Pitt County Board of Adjustment		12/3/2012 to 1/1/2016
	North of the River		

Earnest Lubiani
4036 West Avenue
Ayden nc 28513

Day Phone: (252) 714-0581
Evening Phone: (252) 318-0019
Fax:
E-mail: esluby80@yahoo.com

Gender: M
Race: White
District: 6
Priority:

Applied for this board on: 5/20/2013

Application received/updated: 05/20/2013

Applicant's Attributes: Ayden City Limits
South of the River

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>			
	<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	University of Memphis	Bs of Professional Studies - Tourism	
Education	Catholic High School	High School Diploma	
Experience	East Caroline Village of Yesterye	Director	
Experience	ACATS Productions	Owner/CEO	
Volunteer/Prof. Associations	Pitt County United Way		3 years
Volunteer/Prof. Associations	March of Dimes		3 years
Volunteer/Prof. Associations	Ayden Collard Festival		5 years

Applicant Interest Listing

Volunteer/Prof. Associations	Ayden Chamber of Commerce	5 years
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Danny Smith 5725 Whichard Road Stokes NC 27884	Day Phone: (252) 758-6958 Evening Phone: (252) 758-8787 Fax: (252) 758-6960 E-mail: danny@theseahorserestaura	Gender: M Race: White District: 2 Priority:
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Applied for this board on: 1/24/2014 Application received/updated: 01/24/2014

Applicant's Attributes: County Planning Jurisdiction
 North of the River

Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)			
	Organization	Description	Date(s)
Education	East Carolina University	BA Economics, MBA	
Education	North Pitt High School	High School Diploma	
Volunteer/Prof. Associations	Pitt County United Way	Volunteer	

Boards Assigned To	
Board of Equalization & Review	4/21/2014 to 2/28/2016
P.C. Nursing Home/Adult Care Community Advisory	10/20/2014 to 10/20/2015
Pitt County Planning Board	10/1/2014 to 10/1/2017
District 1	
District 2	

Michael Weimar 671 Grasmere Street	Day Phone: (252) 378-5461 Evening Phone:	Gender: M Race: White
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Applicant Interest Listing

Winterville NC 28590

Fax:
E-mail: mpweimar@gmail.com

District: 4
Priority:

Applied for this board on: 11/18/2014

Application received/updated: 11/18/2014

Applicant's Attributes: Winterville City Limits
South of the River

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>		
<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	State University of NY at Brockp	B.S. Business Admin. /Marketing
Education	Spencerport High	
Experience	Sherwin-Williams Company	Sales Rep
Volunteer/Prof. Associations	Pitt County Republican Party	
Volunteer/Prof. Associations	Covenant Church	

<u>Boards Assigned To</u>	
P.C. Nursing Home/Adult Care Community Advisory	3/16/2015 to 3/17/2018

Eric Williams
527 Rachel Lane
Grimesland NC 27858

Day Phone: (252) 258-5002
Evening Phone:
Fax:
E-mail: logetw423@gmail.com

Gender: M
Race: African
District: 3
Priority:

Applied for this board on: 12/11/2014

Application received/updated: 12/11/2014

Applicant's Attributes: County Planning Jurisdiction
South of the River

<u>Experience (Educ./Vol./Prof. Assoc./Military/Other Appointed Positions, etc.)</u>		
<u>Organization</u>	<u>Description</u>	<u>Date(s)</u>
Education	East Carolina University	
Education	J.H. Rose High	

Applicant Interest Listing

Experience	East Carolina University	Helpdesk Tech. Spec.
Experience	NC National Guard Army	
<u>Boards Assigned To</u>		
P.C. Nursing Home/Adult Care Community Advisory		3/16/2015 to 3/17/2016

Applicants for Planning and Zoning Commission

Sharon D. Gray
3402 Governors Lane
Greenville, NC 27858

District #: 3

Dustin Mills
504 Daventry Drive
Greenville, NC 27858

District #: 5

Tyler James Russell
3856 Forsyth Park Ct.
Winterville, NC 28590

District #:

Renee Safford-White
340 Beasley Drive, A3
Greenville, NC 27834

District #: 1

Uriah Ward
106 Osceola Drive
Greenville, NC 27858

District #: 3

Application Date: 5/29/2014

Home Phone: (252) 565-5757

Business Phone:

Email: graysdg@hotmail.com

Application Date: 3/25/2015

Home Phone: (252) 916-2691

Business Phone: (252) 752-7101

Email: dustin@tdgnc.com

Application Date:

Home Phone: (910) 840-0337

Business Phone: (252) 215-4000

Email: tjr@wardandsmith.com

Application Date: 11/1/2011

Home Phone: (252) 752-1029

Business Phone: (252) 744-3070

Email: saffordwhiter@ecu.edu

Application Date: 5/7/2013

Home Phone: (252) 565-2038

Business Phone:

Email: uriahward@yahoo.com

Wednesday, April 29, 2015 Page 2

Applicants for Public Transportation and Parking Commission

Warren Daniels
1206A Van Dyke Street
Greenville, NC 27834

District #: 1

Application Date: 4/20/2015

Home Phone: (252) 364-2570

Business Phone:

Email: wdaniels@suddenlink.net

Richard Malloy Barnes
206 South Elm Street, Apt. N
Greenville, NC 27858

District #: 3

Application Date: 12/10/2014

Home Phone: (252) 752-5278

Business Phone:

Email: kiltedmile@aol.com

Kellie Gonzalez
3936 Dunhagen Rd.
Greenville, NC

District #:

Application Date: 9/12/2014

Home Phone: (919) 791-5841

Business Phone:

Email:

Sharon D. Gray
3402 Governors Lane
Greenville, NC 27858

District #: 3

Application Date: 5/29/2014

Home Phone: (252) 565-5757

Business Phone:

Email: graysdg@hotmail.com

Applicants for Recreation and Parks Commission

Warren Daniels
1206A Van Dyke Street
Greenville, NC 27834

Application Date: 4/20/2015

District #: 1

Home Phone: (252) 364-2570

Business Phone:

Email: wdaniels@suddenlink.net

Henry Harvey
2043 A Quail Ridge Road
Greenville, NC 27858

Application Date: 5/12/2014

District #: 4

Home Phone: (252) 321-1080

Business Phone:

Email: hankandk@suddenlink.net

Bridget Moore
4128A Bridge Court
Winterville, NC 28590

Application Date: 8/28/2014

District #: 5

Home Phone: (252) 355-7377

Business Phone: (252) 355-0000

Email: bmoore2004@netzero.com

Applicants for Youth Council

Tatiana Staton
PO Box 534
Bethel, NC

Application Date: 6/2/2015

Home Phone: (252) 825-6211

Business Phone:

School: North Pitt High School

Email: statontal@students.pittschools.org

STATEMENT OF INTEREST TO SERVE

If you are a Pitt County resident and would like to volunteer your time and expertise to your community, please complete and return to:

Pitt County Board of Commissioners
c/o Clerk to the Board
1717 W. 5th Street
Greenville, NC 27834
Or

Email: comgr.clerk@pittcountync.gov

Please list in order of preference the Boards and Commissions for which you would be willing to serve:

- 1. Greenville Utilities Commission 3. _____
- 2. _____ Any/All Boards/Committees (check if applicable)

Note: By applying for the above listed Boards and Commissions, I have no known apparent or potential conflict of interest.

**If you are responding to a specific criteria for a position, please explain further:*

Full name: Vance Parker Overton Date of Birth: 4/17/44

Residence Address: 3933 Mobley's Bridge Road Sex: M

City and Zip Code: Grimesland, NC 27837 Race: W

Mailing Address (if different): _____
City and Zip Code: _____

Home Phone No.: 252-756-0669

Work Phone No.: 252-714-8700

Fax No.: _____

Employer: Self employeed

Job Title: Real estate matters

Email Address: vpoverton@embarqmail.com

Do you live within the extraterritorial jurisdiction of a municipality? Yes or No
(The extraterritorial jurisdiction is the area just outside the city limits of a municipality)

Please list your County Commissioner District: 3/Charles Farley
(This information can be obtained from the Board of Elections at 252-902-3300)

Educational Background:

Name and Address of High School Attended: Rose High School

Name and Address of College Attended: ECU and NCSU

Degree(s) Received: Honorary Degree

Please list any military experience: 6 years National Guard

If you are presently serving as an elected or appointed official, please explain:
no

Please list all past employers and volunteer experience you have had which may be beneficial in evaluating your qualifications.

Work Experience: Former founder and owner of Overton's; real estate matters

Volunteer Experience: Chairman of Board of Select Bank and Trust 2004-2014; Board of North Carolina State Vet School Foundation 20 years and still serving; Chairman of Board of Vidant Medical Foundation, 12 years on Board and serving as Chairman 2015

Pitt County Citizen Academy Graduate? Yes or No

How did you become aware of Pitt County volunteer opportunities:
(Please check the appropriate response)

Newspaper, Current Pitt County Volunteer, Radio, TV or Other

If other, please explain: word of mouth

If I am appointed to serve on one or more boards, I will agree by signing an Affirmation of Understanding, to attend the required number of meetings each calendar year and not to exceed unexcused absences by more than 25%, or three (3) meetings in any calendar years.

Signature: 

Date: 4/29/2015

(Please feel free to attach a resume if so desired)

****Note:** When applying for a Pitt County Board or Commission, your application is considered a public record. The Board Appointment policy requires that applications be on file in the Clerk's Office 15 days prior to consideration for appointment.

*****Interest to Serve forms remain current for two full years. Following that, the applicant may wish to contact the Clerk to the Board's Office for an updated form.**

Pitt County Board of Commissioners
1717 West 5th Street
Greenville, NC 27834
(252) 902-2950

Board appointment Policy
Revised and Adopted August 5, 2002
Amended on December 8, 2006
Amended on February 4, 2013
#8086



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinance requested by Ward Holdings, LLC to rezone 2.0361 acres located along the southern right-of-way of East 10th Street and 270+/- feet west of Elm Street from R9 (Residential [Medium Density Multi-family]) to R6 (Residential [High Density Multi-family])

Explanation: **Abstract:** The City has received a request from Ward Holdings, LLC to rezone 2.0361 acres located along the southern right-of-way of East 10th Street and 270+/- feet west of Elm Street from R9 (Residential [Medium Density Multi-family]) to R6 (Residential [High Density Multi-family]).

This item was continued from the April 9, 2015 and May 14, 2015 meetings.

Required Notices:

Planning and Zoning meeting notice (property owner and adjoining property owner letter) mailed on March 3, 2015.

On-site sign(s) posted on March 3, 2015.

City Council public hearing notice (property owner and adjoining property owner letter) mailed on May 26, 2015.

Public hearing legal advertisement published on June 1 and 8, 2015.

Comprehensive Plan:

The subject site is located in Vision Area I.

East 10th Street, between Evans Street and Greenville Boulevard, is considered a "connector" corridor. Connector corridors are anticipated to contain a variety of higher intensive activities and uses whereas residential corridors are preferred to accommodate lower intensity residential uses.

The Future Land Use Plan Map recommends high density residential (HDR) at the southwest corner of the intersection of East 10th Street and Elm Street transitioning to office/ institutional/multi-family (OIMF) to the west and

conservation/open space to the south along Green Mill Run.

Thoroughfare/Traffic Report Summary (PWD- Engineering Division):

Based on possible uses permitted by the requested rezoning, the proposed rezoning classification could generate 200 trips to and from the site on East 10th Street, which is a net increase of 94 additional trips per day.

During the review process, measures to mitigate the traffic will be determined.

History/Background:

In 1969, the subject property was zoned R9.

Present Land Use:

One single-family residence

Water/Sewer:

Water and sanitary sewer are available at the property.

Historic Sites:

There are no known effects on designated sites.

Environmental Conditions/Constraints:

The property is impacted by the 500 and 100-year floodplains and floodway associated with Green Mill Run.

Surrounding Land Uses and Zoning:

North: R9S - One single-family residence and Roman Catholic Campus Ministry

South: OR - Elm Street Park and ECU parking lot

East: R9 - One single-family residence

West: R9 - Alpha Phi Sorority

Density Estimates:

Under the current zoning (R9), the site could yield 10+/- duplex units (5 buildings).

Under the proposed zoning (R6), the site could yield 28-30 multi-family units (1, 2 and 3 bedrooms).

The anticipated build-out is within one year.

Fiscal Note: No cost to the City.

Recommendation: In staff's opinion, the request is in compliance with Horizons: Greenville's Community Plan and the Future Land Use Plan Map.

"In compliance with the comprehensive plan" should be construed as meaning the requested zoning is (i) either specifically recommended in the text of the Horizons Plan (or addendum to the plan) or is predominantly or completely surrounded by the same or compatible and desirable zoning and (ii) promotes the desired urban form. The requested district is considered desirable and in the public interest, and staff recommends approval of the requested rezoning.

The Planning and Zoning Commission voted to deny the request at its March 17, 2015 meeting.

If the City Council determines to approve the zoning map amendment, a motion to adopt the attached zoning map amendment ordinance will accomplish this. The ordinance includes the statutorily required statement describing whether the action taken is consistent with the comprehensive plan and explaining why Council considers the action taken to be reasonable and in the public interest.

If City Council determines to deny the zoning map amendment, in order to comply with this statutory requirement, it is recommended that the motion be as follows:

Motion to deny the request to rezone and to make a finding and determination that the rezoning request is inconsistent with the adopted comprehensive plan including, but not limited to, Objective UF 4 to discourage development in flood hazard areas, and further that the denial of the rezoning request is reasonable and in the public interest due to the rezoning request does not promote, in addition to the furtherance of other goals and objectives, the safety and general welfare of the community by protecting water resources.

Note: In addition to the other criteria, the Planning and Zoning Commission and City Council shall consider the entire range of permitted and special uses for the existing and proposed zoning districts as listed under Title 9, Chapter 4, Article D of the Greenville City Code.

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

- [Combined maps, survey, traffic and buffer charts](#)
- [Ordinance Ward Holdings LLC 15 05 1000152](#)
- [Minutes Ward Holdings 1000148](#)

ORDINANCE NO. 15-
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENVILLE
REZONING TERRITORY LOCATED WITHIN THE PLANNING AND ZONING
JURISDICTION OF THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, the City Council of the City of Greenville, North Carolina, in accordance with Article 19, Chapter 160A, of the General Statutes of North Carolina, caused a public notice to be given and published once a week for two successive weeks in The Daily Reflector setting forth that the City Council would, on the 11th day of June, 2015, at 7:00 p.m., in the Council Chambers of City Hall in the City of Greenville, NC, conduct a public hearing on the adoption of an ordinance rezoning the following described territory;

WHEREAS, the City Council has been informed of and has considered all of the permitted and special uses of the districts under consideration;

WHEREAS, in accordance with the provisions of North Carolina General Statute 160A-383, the City Council does hereby find and determine that the adoption of the ordinance zoning the following described property is consistent with the adopted comprehensive plan and other officially adopted plans that are applicable and that the adoption of the ordinance zoning the following described property is reasonable and in the public interest due to its consistency with the comprehensive plan and other officially adopted plans that are applicable and, as a result, its furtherance of the goals and objectives of the comprehensive plan and other officially adopted plans that are applicable;

WHEREAS, as a further description as to why the action taken is consistent with the comprehensive plan and other officially adopted plans that are applicable in compliance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of this ordinance is consistent with provisions of the comprehensive plan including, but not limited to, Objective M5 to provide safe, convenient and efficient opportunities for pedestrian and bicycle movement and Objective UF3 to encourage a diversity of housing options; and

WHEREAS, as a further explanation as to why the action taken is reasonable and in the public interest in compliance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of this ordinance will, in addition to the furtherance of other goals and objectives, promote the safety and general welfare of the community by creating walkable communities/neighborhoods.

THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES HEREBY ORDAIN:

Section 1. That the following described territory is rezoned from R9 (Residential) to R6 (Residential).

TO WIT: Delta Alpha East, LLC Property

LOCATION: Located along the southern right-of-way of East 10th Street and 270+/- feet west of Elm Street.

DESCRIPTION: Being that certain tract or parcel of land lying and being situated in the City of Greenville, Greenville Township, Pitt County, North Carolina, being bounded on the north by NCSR 1598 (Tenth Street), on the east by the property of Paul P. Cook and wife Fiona Cook, on the south by Green Mill Run, the property of the City of Greenville and of East Carolina University, on the west by Delta Alpha Chapter of Alpha Phi, Inc. and being more particularly described as follows:

Commencing at a concrete monument located on the south right of way of NCSR 1598 (Tenth Street) at the northwest end of the sight distance right of way which connects to the western right of way of Elm Street; thence with the southern right of way of NCSR 1598 (Tenth Street) N 80°40'11"W 114.34 feet to a concrete monument at the northeast corner of the aforementioned Cook property; thence continuing with the southern right of way of NCSR 1598 (Tenth Street) and the north line of said Cook property as recorded in Deed Book 742, Page 484 of the Pitt County Registry N 80°34'02"W 134.84 feet to a point at the northeast corner of the property herein described and being the POINT OF BEGINNING; said beginning point being further located S 09°20'13"W 0.36 feet from an existing iron pipe; thence from beginning point so established and with the western line of the aforementioned Cook property S 09°20'13"W 444.06 feet to a point in the center of Green Mill Run; thence with the center of Green Mill Run and along the north line of the properties of the City Of Greenville and East Carolina University the following courses and distances: N 75°10'21"W 23.34 feet, N 63°53'26"W 22.48 feet, N 50°45'16"W 64.11 feet, N 68°09'34"W 35.19 feet, N 42°13'10"W 26.54 feet, N 36°35'41"W 39.35 feet, N 27°27'53"W 37.76 feet and N 38°31'39"W 25.59 feet to a point at the southeast corner of the property of Delta Alpha Chapter of Alpha Phi, Inc. as recorded in Deed Book J-34, Page 110 of the Pitt County Registry, said point being located N 45°59'28"E 1436.70 feet from NC Geodetic Survey Monument "HALL" having NC grid coordinates of N(Y)=206450.883 meters and E(X)=757821.820 meters (NAD 83/2001); thence leaving the center of Green Mill Run and with the eastern line of said Delta Alpha Chapter of Alpha Phi, Inc. property N 09°23'09"E 304.67 feet to an existing iron pipe on the southern right of way of NCSR 1598 (Tenth Street), having NC grid coordinates of N(Y)=206846.708 meters and E(X)=758151.887 meters (NAD 83/2001); thence along the southern right of way of NCSR 1598 (Tenth Street) S 80°36'51"E 225.08 feet to the POINT OF BEGINNING, containing 2.0361 acres and being further known as Pitt County Tax Parcel Number 03379. All distances are horizontal field distances, no grid factor applied. The combined NC grid factor used for grid coordinate calculations is 0.99989571.

Section 2. That the Director of Community Development is directed to amend the zoning map of the City of Greenville in accordance with this ordinance.

Section 3. That all ordinances and clauses of ordinances in conflict with this ordinance are hereby repealed.

Section 4. That this ordinance shall become effective upon its adoption.

ADOPTED this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

Doc. # 1000152

Excerpt from the DRAFT Planning & Zoning Commission Minutes (03/17/2015)

ORDINANCE REQUESTED BY WARD HOLDINGS, LLC TO REZONE 2.0361 ACRES LOCATED ALONG THE SOUTHERN RIGHT-OF-WAY OF EAST 10TH STREET AND 270+/- FEET WEST OF ELM STREET FROM R9 (RESIDENTIAL [MEDIUM DENSITY MULTI-FAMILY]) TO R6 (RESIDENTIAL [HIGH DENSITY MULTI-FAMILY]) - DENIED

Ms. Gooby delineated the property. She stated the property is located in the central section of the City, south of 10th Street, across from ECU Main Campus, and west of Elm Street. To the south is Elm Street Park. There are single-family residences to the east and north and Green Mill Run to the south. The property is impacted by the 500 and 100-year floodplains and the floodway associated with Green Mill Run. There are developmental standards in the ordinance for new development. The proposed could generate about 94 trips per day and it does stay within the design capacity of the street. Under the current zoning, the property could accommodate about 10 duplex units or 5 buildings. Under the requested zoning, it could accommodate 28-30 multi-family units of new development. The Future Land Use Map recommends high density residential (HDR) at the southwest and southeast corners of the intersection of East 10th Street and Elm Street and then transitions to conservation/open space (COS) to the south along Green Mill Run. In staff's opinion, the request is in compliance with Horizons: Greenville's Community Plan and the Future Land Use Plan Map.

Mr. Weitz asked if staff considered the policies in the Hazard Mitigation Plan or the Horizons Plan which refers to not having high density in the flood plain.

Ms. Gooby stated that the adopted Land Use Plan Map takes policies into consideration. There is a damage prevention ordinance in place which sets standards for new development in the floodplain.

Mr. Weitz asked if Ms. Gooby and staff believe it is in the best interest of the public to put additional density in the flood plain.

Mr. Parker stated he did not agree with the comments from Mr. Weitz and that it appears he was trying to put words in staffs' mouths.

Mr. Weitz stated he did not see any rezoning signs posted in the area for the request.

Ms. Gooby showed the Commission a picture of the property from her presentation with the rezoning sign and stated it was taken on March 3rd. Once the sign has been posted, then the statue has been met.

Mr. Smith stated she posted the sign but she can't be out there watching the sign.

Ms. Bellis asked if the proposed property was contiguous with the parking lot at the foot of College Hill. She stated that parking lot floods often.

Ms. Gooby stated that Green Mill Run is between this property and the parking lot.

Mr. Tim Corley, Civil Engineer II, showed another map that indicated the floodway/floodplain. He stated the parking lot is in the floodway. Any development on this request will need to comply with the flood damage prevention ordinance. Nothing can be built in the floodway. Development is allowed in the 100-year floodplain but requirements must be met. There are no restrictions in the 500-year floodplain. If there is significant change to the existing property, then the requirement for the floodplain would need to be met.

Mr. Schrade asked how much of the property was in the 500-year flood plain.

Mr. Corley estimated about 3/4 of an acre.

Ms. Bellis asked if there was a cumulative effect considered.

Mr. Corley stated they can try to put certain restrictions on certain watersheds in the City.

Ms. Bellis stated that ultimately a dam is being built.

Mr. Corley stated it is displacement of water to other places but there are safety factors involved.

Ms. Bellis stated that if everything north of Greenville Boulevard drains into the Green Mill Run, then building in the 100-floodplain could cause more flood damage.

Mr. Corley stated that it was something to be considered in another forum regarding floodplain regulations. He stated he was not sure when the watershed plan would be complete but it is in the works. Policy changes are something that could start once problem areas are indentified.

Chairwoman Basnight opened the public hearing.

Mr. Jim Ward, applicant, spoke in favor of the request. He stated he wanted to bring the property into compliance with the Future Land Use Plan Map. There are no immediate plans for the site. He is aware that the property has significant limitations for further development outside the existing footprint at both a cost and utilization standpoint. He stated he would stay within the current boundaries as the property currently exists.

Mr. Ward stated he has done significant development in the area. He stated his "for rent" signs are constantly missing. For any development that he would consider for this site, he would include the neighborhood and it would be a team effort.

Mr. Paul Cook spoke in opposition of the request. He and his wife live in the house directly east of the property. They moved in the home in 1998 and the property has flooded 3 times to date. The 100-year floodplain is a myth. This area floods frequently. Increased residents in the area would make it worse. When Hurricane Floyd passed, 10th Street turned into a river. They were displaced.

Mr. Mike Barnum, 614 Maple Street, spoke in opposition. He stated he agrees with Mr. Cook. A lot of the flooding from Hurricane Floyd was due to all the building in that area. Green Mill Run has dammed up causing more flooding. He stated that building in this area would cause flooding to be worse and cause more problems.

Ms. Elizabeth Knott, 1908 E. 6th Street, spoke in opposition. She frequents 10th and Elm Streets daily. Traffic might be within the design capacity but in reality there is a lot of traffic. Logistically pulling into this property would cause more traffic congestion. The area does not only flood during hurricanes. Green Mill Run floods often and causes Elm Street to close. She opposes anything that will increase flooding and traffic.

Mr. Hap Maxwell, 1506 E. 5th Street, spoke in opposition. He saw the flooding from Hurricane Floyd. The flooding is caused by the huge volume of impervious surfaces that runs water to the river. If the river is high, then it flows back into Green Mill Run and the City. The bridge at Greenville Boulevard acts as a dam causing more flooding.

Mr. Andrew Morehead, president of TRUNA, spoke in opposition. He stated higher densities mean more impervious surfaces and additional houses in floodplains which causes the displacement of water to continue. This is a very big concern. Decisions need to be made in a city-wide context and not by individual lots.

Ms. Ann Maxwell, member of the Neighborhood Advisory Board (NAB), spoke in opposition. Last month the NAB heard comments from a neighborhood in District 1 about flooding and trees in their area being cut down. This area is near the airport. There were no homes in that area when the airport was developed. Homes should not be in that area but it had been approved some time ago by a Planning Board, and now the people are suffering. The decisions made by the Commission affect everyone. More development and impervious surface in the College Hill area will cause more flooding. Any new developments that run off into the waterways will ultimately cause more flooding.

Mr. Ward spoke in rebuttal. With the existing building, it would be cost prohibitive to extend an additional footprint. The only plan he has is to enhance the existing structure. Any new plans would need to have a site plan submittal and need to be approved by the City before proceeding.

Attorney Holec stated there is opportunity for opposition rebuttal to respond to what has already been said and not present new information.

Ms. Fiona Cook spoke in opposition rebuttal. She lives next door to the proposed rezoning property. She stated the existing structure on that property has completely flooded twice.

Chairwoman Basnight closed the public hearing and opened for board discussion.

Mr. Weitz stated the Land Use Plan Map does indicate multi-family residential use but disagrees with staff that it is consistent with policies for the floodplains and the Comprehensive Plan. He stated that the policies indicate that floodplain development is not the responsible thing to do.

Ms. Reid stated she agrees with Mr. Weitz. When considering change in an area, you have to look at more than statistics. It needs to be taken into consideration peoples' lives and how they are affected.

Mr. Parker stated he sees the concerns and knows the area. We talk about a walkable sustainable community and bringing students to the area so they can walk to campus. We want to go away from building outside the perimeter. There are beautiful developments in the Uptown area and this request seems to fit well with that. There are other developments in the area. This property is not going to cause a flood or be haphazardly built. He stated that he would approve the request.

Ms. Bellis stated she feels strongly that just because something is permitted doesn't mean it's a good idea. It would be irresponsible to continue to approve something that puts people in harm's way. The cumulative effect is not considered and dams are continually being built in the flood plain which exasperates the flooding. It is irresponsible to approve anything in the floodplain.

Motion made by Mr. Weitz , seconded by Mr. King , to recommend denial of the proposed amendment, to advise that it is inconsistent with the Comprehensive Plan and other applicable plans and not to adopt the staff report which addresses plan consistency and other matters due to floodplain development is not the responsible thing to do . In favor: Mr. Weitz, Mr. King, Ms. Bellis, and Ms. Darden. Oppose: Mr. Smith, Mr. Griffin, Mr. Parker, and Mr. Schrade. Chairman Basnight broke the tie to vote in favor of the motion. Motion carried.

EXISTING ZONING

R9 (Residential)

Permitted Uses

(1) General:

- a. Accessory use or building
- c. On premise signs per Article N

(2) Residential:

- a. Single-family dwelling
- b. Two-family attached dwelling (duplex)
- f. Residential cluster development per Article M
- k. Family care home (see also section 9-4-103)
- q. Room renting

*(3) Home Occupations (see all categories):*None*

(4) Governmental:

- b. City of Greenville municipal government building or use (see also section 9-4-103)

(5) Agricultural/ Mining:

- a. Farming; agriculture, horticulture, forestry (see also section 9-4-103)

(6) Recreational/ Entertainment:

- f. Public park or recreational facility
- g. Private noncommercial park or recreational facility

(7) Office/ Financial/ Medical: None*

(8) Services:

- o. Church or place of worship (see also section 9-4-103)

(9) Repair: None*

(10) Retail Trade: None*

(11) Wholesale/ Rental/ Vehicle- Mobile Home Trade: None*

(12) Construction:

- a. Construction office; temporary, including modular office (see also section 9-4-103)

(13) Transportation: None*

*(14) Manufacturing/ Warehousing: * None*

(15) Other Activities (not otherwise listed - all categories): None*

R9 (Residential)

Special Uses

(1) *General*:* None

(2) *Residential*:

o.(1). Nursing, convalescent center or maternity home; minor care facility

(3) *Home Occupations (see all categories)*:

b. Home occupation; excluding barber and beauty shops

c. Home occupation; including manicure, pedicure or facial salon

(4) *Governmental*:

a. Public utility building or use

(5) *Agricultural/ Mining*:* None

(6) *Recreational/ Entertainment*:

a. Golf course; regulation

c.(1). Tennis club; indoor and outdoor facilities

(7) *Office/ Financial/ Medical*:* None

(8) *Services*:

a. Child day care facilities

b. Adult day care facilities

d. Cemetery

g. School; junior and senior high (see also section 9-4-103)

h. School; elementary (see also section 9-4-103)

i. School; kindergarten or nursery (see also section 9-4-103)

(9) *Repair*:* None

(10) *Retail Trade*:* None

(11) *Wholesale/ Rental/ Vehicle- Mobile Home Trade*:* None

(12) *Construction*:* None

(13) *Transportation*:* None

(14) *Manufacturing/ Warehousing*: * None

(15) *Other Activities (not otherwise listed - all categories)*:* None

PROPOSED ZONING

R6 (Residential)

Permitted Uses

(1) General:

- a. Accessory use or building
- c. On-premise signs per Article N

(2) Residential:

- a. Single-family dwelling
- b. Two-family attached dwelling (duplex)
- c. Multi-family development per Article 1
- f. Residential cluster development per Article M
- k. Family care home (see also section 9-4-103)
- q. Room renting

*(3) Home Occupations (see all categories):*None*

(4) Governmental:

- b. City of Greenville municipal government building or use (see also section 9-4-103)

(5) Agricultural/ Mining:

- a. Farming; agriculture, horticulture, forestry (see also section 9-4-103)

(6) Recreational/ Entertainment:

- f. Public park or recreational facility
- g. Private noncommercial park or recreational facility

(7) Office/ Financial/ Medical: None*

(8) Services:

- o. Church or place of worship (see also section 9-4-103)

(9) Repair: None*

(10) Retail Trade: None*

(11) Wholesale/ Rental/ Vehicle- Mobile Home Trade: None*

(12) Construction:

- a. Construction office; temporary, including modular office (see also section 9-4-103)

(13) Transportation: None*

*(14) Manufacturing/ Warehousing: * None*

(15) Other Activities (not otherwise listed - all categories): None*

R6 (Residential)
Special Uses

(1) *General*:* None

(2) *Residential*:

- d. Land use intensity multifamily (LUI) development rating 50 per Article K
- e. Land use intensity dormitory (LUI) development rating 67 per Article K
- l. Group care facility
- n. Retirement center or home
- p. Board or rooming house
- r. Fraternity or sorority house
- o.(1). Nursing, convalescent center or maternity home; minor care facility

(3) *Home Occupations (see all categories)*:

- a. Home occupation; including barber and beauty shops
- c. Home occupation; including manicure, pedicure or facial salon

(4) *Governmental*:

- a. Public utility building or use

(5) *Agricultural/ Mining*:* None

(6) *Recreational/ Entertainment*:

- a. Golf course; regulation
- c.(1). Tennis club; indoor and outdoor facilities

(7) *Office/ Financial/ Medical*:* None

(8) *Services*:

- a. Child day care facilities
- b. Adult day care facilities
- d. Cemetery
- g. School; junior and senior high (see also section 9-4-103)
- h. School; elementary (see also section 9-4-103)
- i. School; kindergarten or nursery (see also section 9-4-103)
- m. Multi-purpose center
- t. Guest house for a college and other institutions of higher learning

(9) *Repair*:* None

(10) *Retail Trade*:* None

(11) *Wholesale/ Rental/ Vehicle- Mobile Home Trade*:* None

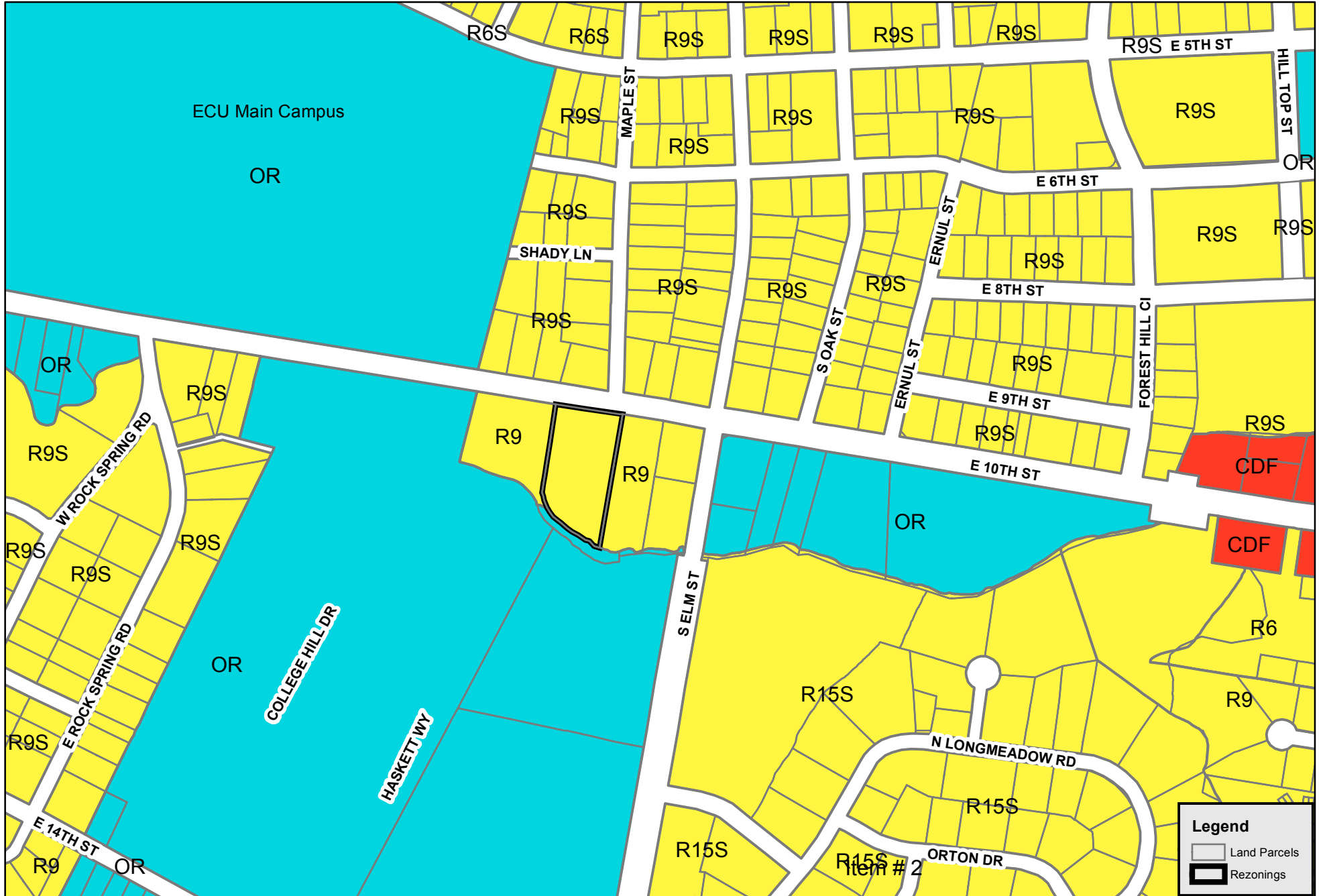
(12) *Construction*:* None

(13) *Transportation*:* None

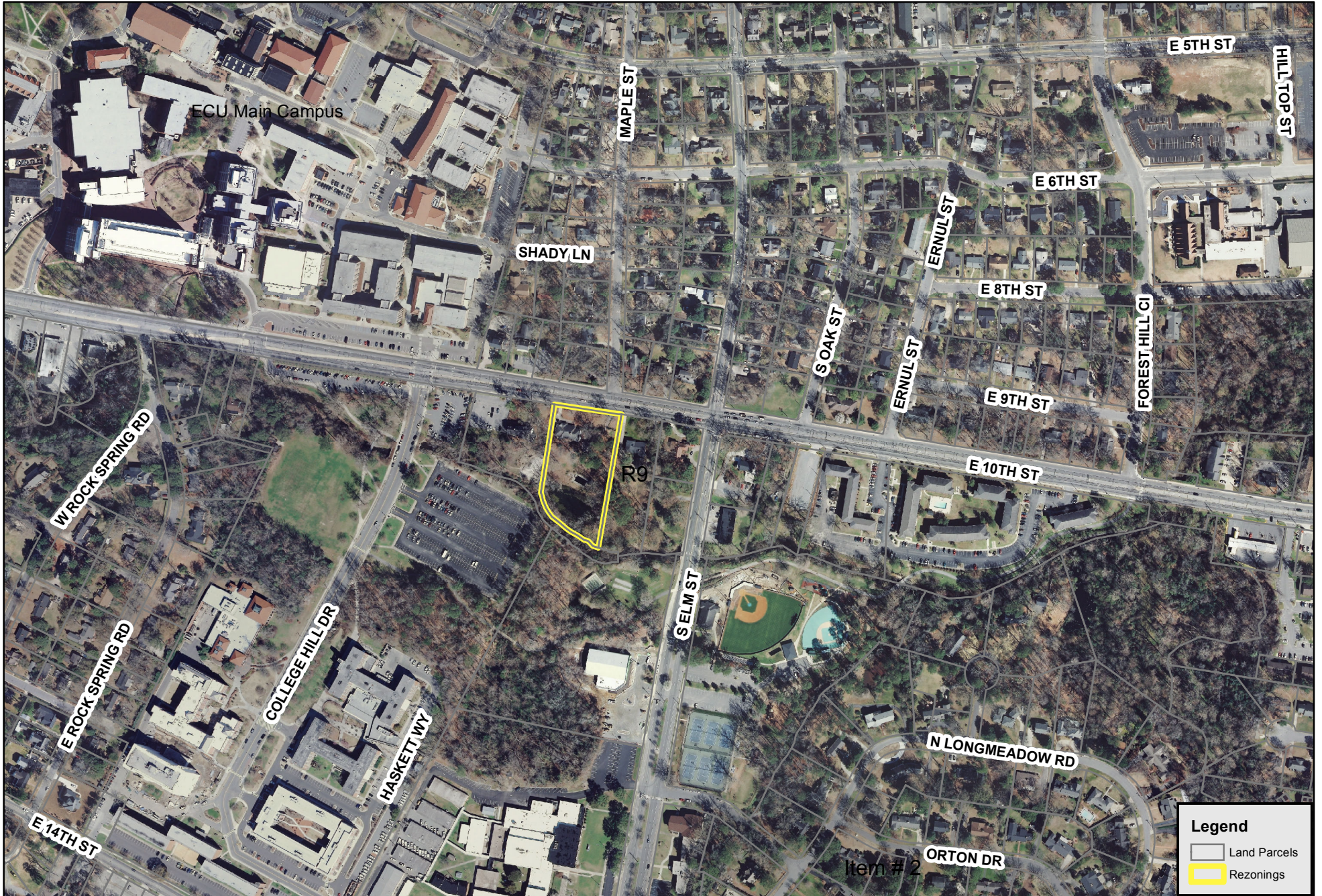
(14) *Manufacturing/ Warehousing*: * None

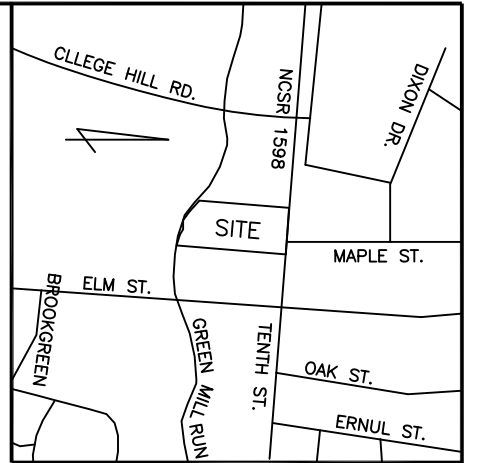
(15) *Other Activities (not otherwise listed - all categories)*:* None

Ward Holdings, LLC (15-04)
2.0361 acres
February 3, 2015



Ward Holdings, LLC (15-04)
2.0361 acres
February 3, 2015





NOTES

- THIS IS A REZONING SURVEY FOR PITT COUNTY TAX PARCEL 03379
- AS PER FEMA FLOOD INSURANCE RATE MAP 5720468700K, DATED JULY 7, 2014, A PORTION OF THIS TRACT IS LOCATED IN A SPECIAL FLOOD HAZARD AREA, ZONE AE
- ALL DISTANCES SHOWN ARE HORIZONTAL FIELD DISTANCES; NO GRID FACTOR APPLIED
- THE COMBINED NC GRID FACTOR USED FOR GRID COORDINATE CALCULATIONS IS 0.998989571
- SEE MAP BOOK 76, PAGE 182 FOR THE RECORDED SUBDIVISION PLAT OF THIS PROPERTY WHICH SUBDIVIDES THE PROPERTY INTO 2 LOTS

OWNER

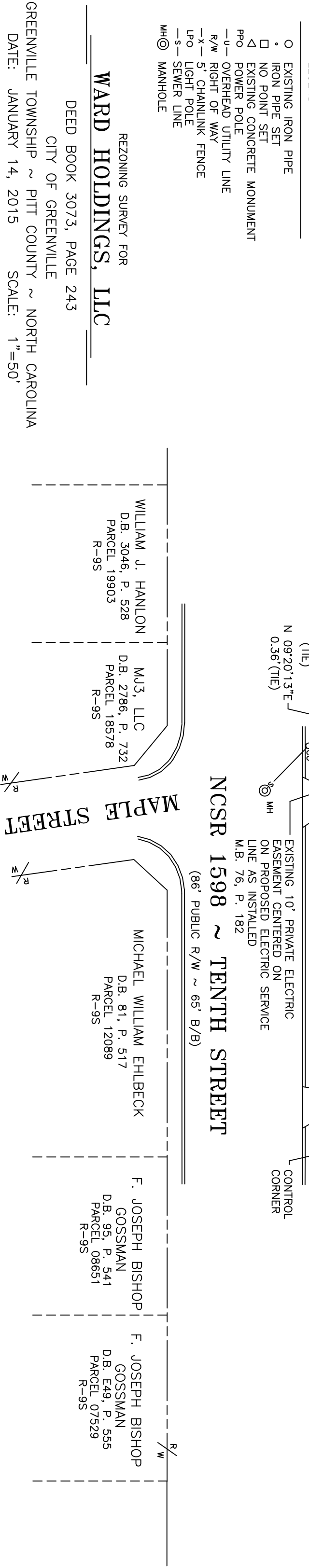
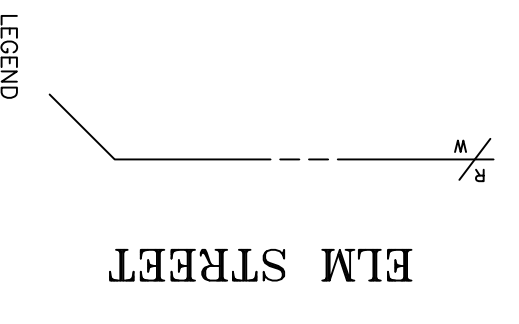
DELTA ALPHA EAST, LLC
 P.O. BOX 2685,
 GREENVILLE, NC 27836
 252-412-5583

REZONING APPLICANT

WARD HOLDINGS, LLC
 503 CHESAPEAKE PLACE
 GREENVILLE, NC 27858

SITE DATA

ACREAGE IN TOTAL TRACT: 2.0361 AC.
 CURRENT ZONING: R-9
 PROPOSED ZONING: R-6

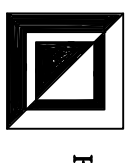


REZONING SURVEY FOR
WARD HOLDINGS, LLC
 DEED BOOK 3073, PAGE 243
 CITY OF GREENVILLE
 GREENVILLE TOWNSHIP ~ PITT COUNTY ~ NORTH CAROLINA
 DATE: JANUARY 14, 2015 SCALE: 1"=50'
 REVISED TITLE BLOCK: FEBRUARY 3, 2015
 REVISED MARCH 4, 2015: REMOVE PROPOSED DUPLICATES



Sprull & Associates Inc.

2747 East Tenth Street
 Greenville, North Carolina 27858
 (252) 757-1200
 sprull@coastalnet.com



Firm No.
 C-978

THIS DOCUMENT ORIGINALLY ISSUED AND SEALED BY STEPHEN N. SPRULL, P.L.S. NC L-2723 ON MARCH 4, 2015. THIS MEDIA SHALL NOT BE CONSIDERED A CERTIFIED DOCUMENT.

I, STEPHEN N. SPRULL, CERTIFY THAT THIS IS A SURVEY OF AN EXISTING PARCEL OF LAND, AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

STEPHEN N. SPRULL, P.L.S. L-2723

STATE OF NORTH CAROLINA, PITT COUNTY
 I, STEPHEN N. SPRULL, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE AND CALCULATED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY HAND AND SEAL THIS DAY OF _____ 2015

PROFESSIONAL LAND SURVEYOR N.C. L-2723

REZONING THOROUGHFARE/TRAFFIC VOLUME REPORT

Case No: 15-04

Applicant: Ward Holdings, LLC

Property Information

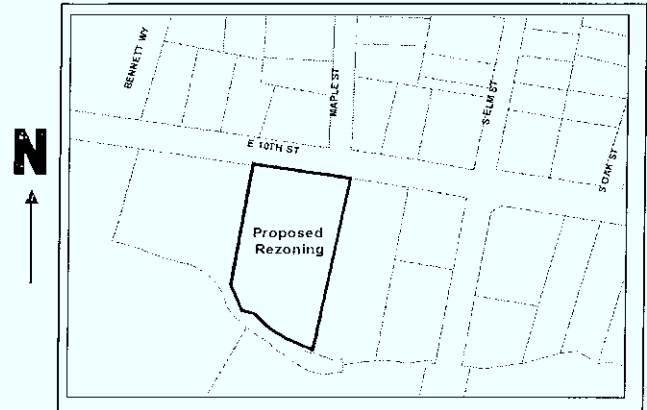
Current Zoning: R9 (Medium Density Residential)

Proposed Zoning: R6 (High Density Residential)

Current Acreage: 2.0361 acres

Location: E. 10th St, west of Elm Street

Points of Access: E. 10th St



Location Map

Transportation Background Information

1.) E. 10th St- State maintained

	<u>Existing Street Section</u>	<u>Ultimate Thoroughfare Street Section</u>
Description/cross section	5-lane - curb & gutter	no change
Right of way width (ft)	100	no change
Speed Limit (mph)	35	no change
Current ADT:	23,345 (*)	Ultimate Design ADT: 27,200 vehicles/day (**)
Design ADT:	27,200 vehicles/day (**)	
Controlled Access	No	
Thoroughfare Plan Status:	Major Thoroughfare	

Other Information: There are sidewalks along E. 10th St that service this property.

Notes: (*) 2012 NCDOT count adjusted for a 2% annual growth rate
(**) Traffic volume based on an operating Level of Service D for existing geometric conditions
ADT – Average Daily Traffic volume

Transportation Improvement Program Status: No planned improvements.

Trips generated by proposed use/change

Current Zoning: 106 -vehicle trips/day (*) **Proposed Zoning: 200** -vehicle trips/day (*)

Estimated Net Change: increase of 94 vehicle trips/day (assumes full-build out)

(* - These volumes are estimated and based on an average of the possible uses permitted by the current and proposed zoning.)

Impact on Existing Roads

The overall estimated trips presented above are distributed based on current traffic patterns. The estimated ADTs on E. 10th St are as follows:

1.) E. 10th St , West of Site (60%): “No build” ADT of 23,345

Estimated ADT with Proposed Zoning (full build) – 23,465
Estimated ADT with Current Zoning (full build) – 23,409
Net ADT change = 56 (<1% increase)

2.) E. 10th St , East of Site (40%): "No build" ADT of 23,345

Estimated ADT with Proposed Zoning (full build) – 23,425

Estimated ADT with Current Zoning (full build) – 23,387

Net ADT change = 38 (<1% increase)

Staff Findings/Recommendations

Based on possible uses permitted by the requested rezoning, the proposed rezoning classification could generate 200 trips to and from the site on E. 10th St, which is a net increase of 94 additional trips per day.

During the review process, measures to mitigate the traffic will be determined.

04/30/07

BUFFERYARD SETBACK AND VEGETATION SCREENING CHART

For Illustrative Purposes Only

Bufferyard Requirements: Match proposed land use with adjacent permitted land use or adjacent vacant zone/nonconforming use to determine applicable bufferyard.

PROPOSED LAND USE CLASS (#)	ADJACENT PERMITTED LAND USE CLASS (#)					ADJACENT VACANT ZONE OR NONCONFORMING USE		PUBLIC/PRIVATE STREETS OR R.R.
	Single-Family Residential (1)	Multi-Family Residential (2)	Office/Institutional, light Commercial, Service (3)	Heavy Commercial, Light Industry (4)	Heavy Industrial (5)	Residential (1) - (2)	Non-Residential (3) - (5)	
Multi-Family Development (2)	C	B	B	B	B	C	B	A
Office/Institutional, Light Commercial, Service (3)	D	D	B	B	B	D	B	A
Heavy Commercial, Light Industry (4)	E	E	B	B	B	E	B	A
Heavy Industrial (5)	F	F	B	B	B	F	B	A

Bufferyard A (street yard)		
Lot Size	Width	For every 100 linear feet
Less than 25,000 sq.ft.	4'	2 large street trees
25,000 to 175,000 sq.ft.	6'	2 large street trees
Over 175,000 sq.ft.	10'	2 large street trees

Street trees may count toward the minimum acreage.

Bufferyard B (no screen required)	
Lot Size	Width
Less than 25,000 sq.ft.	4'
25,000 to 175,000 sq.ft.	6'
Over 175,000 sq.ft.	10'

Bufferyard C (screen required)	
Width	For every 100 linear feet
10'	3 large evergreen trees 4 small evergreens 16 evergreen shrubs

Where a fence or evergreen hedge (additional materials) is provided, the bufferyard width may be reduced to eight (8) feet.

Bufferyard D (screen required)	
Width	For every 100 linear feet
20'	4 large evergreen trees 6 small evergreens 16 evergreen shrubs

Bufferyard width may be reduced by fifty (50%) percent if a fence, evergreen hedge (additional material) or earth berm is provided.

Bufferyard E (screen required)	
Width	For every 100 linear feet
30'	6 large evergreen trees 8 small evergreens 26 evergreen shrubs

Bufferyard width may be reduced by fifty (50%) percent if a fence, evergreen hedge (additional material) or earth berm is provided.

Bufferyard F (screen required)	
Width	For every 100 linear feet
50'	8 large evergreen trees 10 small evergreens 36 evergreen shrubs

Bufferyard width may be reduced by fifty (50%) percent if a fence, evergreen hedge (additional material) or earth berm is provided.

Parking Area: Thirty (30) inch high screen required for all parking areas located within fifty (50) feet of a street right-of-way.

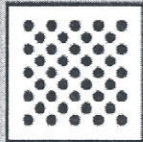
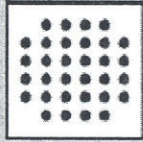
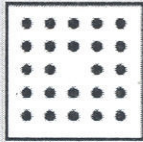
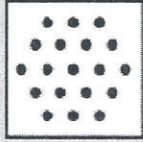

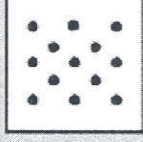
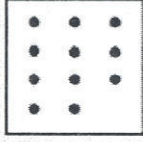
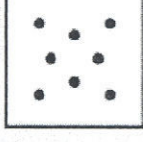
Residential Density		
Maximum density allowed by Zoning District based on average of 2.67 persons per dwelling unit		
High Density		
R6 R6-N R6-MH OR CDF	17 units per acre yields 45 persons per acre	
PUD	12 units per acre yields 32 persons per acre	
Medium Density		
R6-A	9 units per acre yields 24 persons per acre	
R6-S	7 units per acre yields 19 persons per acre	
R9	6 units per acre yields 16 persons per acre	
R9-S	5 units per acre yields 13 persons per acre	
Low Density		
RA-20 MRS	4 units per acre yields 11 persons per acre	
R15-S	3 units per acre yields 8 persons per acre	

Illustration: Maximum allowable density in Residential Zoning Districts



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinance requested by Robert D. Parrott to rezone 43.3084 acres located east of Corey Road and north of Rosewood and Tulls Cove Subdivisions from RR (Rural Residential – Pitt County’s Jurisdiction) to R9S (Residential-Single-family [Medium Density])

Explanation: **Abstract:** The City has received a request from Robert D. Parrott to rezone 43.3084 acres located east of Corey Road and north of Rosewood and Tulls Cove Subdivisions from RR (Rural Residential – Pitt County’s Jurisdiction) to R9S (Residential-Single-family [Medium Density]).

** There is a voluntary annexation (Blackwood Ridge Subdivision) request in conjunction with this rezoning.

Required Notices:

Planning and Zoning meeting notice (property owner and adjoining property owner letter) mailed on May 5, 2015.

On-site sign(s) posted on May 5, 2015.

City Council public hearing notice (property owner and adjoining property owner letter) mailed on May 26, 2015.

Public hearing legal advertisement published on June 1 and June 8, 2015.

Comprehensive Plan:

The subject site is located in Vision Area D.

Management Actions

D8. Restrict development north and south of Fire Tower Road to residential uses, outside of focus areas.

The comprehensive plan states: discourage leapfrog development and encourage infill development and development adjacent to the existing city limits.

Urban Form

UF 7. To encourage infill development and discourage "leap frog" development.

Other than at its intersections with Fire Tower Road and Worthington Road, the Future Land Use Plan Map recommends medium-density residential (MDR) along Corey Road.

Corey Road is designated as a residential corridor. Along residential corridors, office, service and retail activities should be specifically restricted to the associated focus area, and linear expansion outside of the focus area should be prohibited.

Thoroughfare/Traffic Report Summary (PWD- Engineering Division):

Based on possible uses permitted by the requested rezoning, the proposed rezoning classification could generate 1,148 trips to and from the site on Corey Road, which is a net increase of 526 additional trips per day.

During the review process, measures to mitigate the traffic will be determined.

History/Background:

This property is currently located in Pitt County's Jurisdiction and zoned RR (Rural Residential). There is a voluntary annexation request associated with this rezoning to incorporate this property into the City of Greenville's Jurisdiction and apply City zoning.

Present Land Use:

Farmland and wooded

Water/Sewer:

Water and sanitary sewer are located in the right-of-way of Corey Road.

Historic Sites:

There are no known effects on historic sites.

Environmental Conditions/Constraints:

There are no known environmental conditions/constraints.

Surrounding Land Uses and Zoning:

North: RA20 - First Assembly Church of God, Farrington Subdivision, and Farmland

South: R6S - Tulls Cove Subdivision; RR - Rosewood Subdivision

East: RR - Wooded/farmland
West: RA20 - Corey Ridge Subdivision

Density Estimates:

Under the current zoning (RR), the site could accommodate 60-65 single-family lots.

Under the proposed zoning (R9S), the site could accommodate 100-120 single-family lots.

The anticipated build-out time is 2-5 years.

Fiscal Note:

No cost to the City.

Recommendation:

In staff's opinion, the request is in compliance with Horizons: Greenville's Community Plan and the Future Land Use Plan Map.

"In compliance with the comprehensive plan" should be construed as meaning the requested zoning is (i) either specifically recommended in the text of the Horizons Plan (or addendum to the plan) or is predominantly or completely surrounded by the same or compatible and desirable zoning and (ii) promotes the desired urban form. The requested district is considered desirable and in the public interest, and staff recommends approval of the requested rezoning.

The Planning and Zoning Commission voted to approve the request at its May 19, 2015 meeting.

If the City Council determines to approve the zoning map amendment, a motion to adopt the attached zoning map amendment ordinance will accomplish this. The ordinance includes the statutorily required statement describing whether the action taken is consistent with the comprehensive plan and explaining why Council considers the action taken to be reasonable and in the public interest.

If City Council determines to deny the zoning map amendment, in order to comply with this statutory requirement, it is recommended that the motion be as follows:


Motion to deny the request to rezone and to make a finding and determination that the rezoning request is inconsistent with the adopted comprehensive plan including, but not limited to, Objective UF 20 to concentrate higher intensity uses in employment and focus areas, and further that the denial of the rezoning request is reasonable and in the public interest due to the rezoning request does not promote, in addition to the furtherance of other goals and objectives, the safety and general welfare of the community by concentrating higher intensive uses in focus areas which helps to preserve the carrying capacity of streets.

Note: In addition to the other criteria, the Planning and Zoning Commission and

City Council shall consider the entire range of permitted and special uses for the existing and proposed zoning districts as listed under Title 9, Chapter 4, Article D of the Greenville City Code.

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

 [Combined maps, survey, traffic and buffer charts](#)

 [Ordinance_Robert_Parrott_1004655](#)

 [Minutes_Robert_Parrott_1004657](#)

 [List_of_Uses_RR_to_R9S_743314](#)

ORDINANCE NO. 15-
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENVILLE
REZONING TERRITORY LOCATED WITHIN THE PLANNING AND ZONING
JURISDICTION OF THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, the City Council of the City of Greenville, North Carolina, in accordance with Article 19, Chapter 160A, of the General Statutes of North Carolina, caused a public notice to be given and published once a week for two successive weeks in The Daily Reflector setting forth that the City Council would, on the 11th day of June, 2015, at 7:00 p.m., in the Council Chambers of City Hall in the City of Greenville, NC, conduct a public hearing on the adoption of an ordinance rezoning the following described territory;

WHEREAS, the City Council has been informed of and has considered all of the permitted and special uses of the districts under consideration;

WHEREAS, in accordance with the provisions of North Carolina General Statute 160A-383, the City Council does hereby find and determine that the adoption of the ordinance zoning the following described property is consistent with the adopted comprehensive plan and other officially adopted plans that are applicable and that the adoption of the ordinance zoning the following described property is reasonable and in the public interest due to its consistency with the comprehensive plan and other officially adopted plans that are applicable and, as a result, its furtherance of the goals and objectives of the comprehensive plan and other officially adopted plans that are applicable;

WHEREAS, as a further description as to why the action taken is consistent with the comprehensive plan and other officially adopted plans that are applicable in compliance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of this ordinance is consistent with provisions of the comprehensive plan including, but not limited to, Objective UF 7 to encourage infill development and discourage "leap frog" development and Objective D8 to restrict development north and south of Fire Tower Road to residential uses, outside of focus areas; and

WHEREAS, as a further explanation as to why the action taken is reasonable and in the public interest in compliance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of this ordinance will, in addition to the furtherance of other goals and objectives, promote the safety and general welfare of the community by encouraging infill development in areas where infrastructure, such as roads, schools, and sewer and/or water service, is available, planned, or can be provided easily.

THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES HEREBY ORDAIN:

Section 1. That the following described territory is rezoned from RR (Rural Residential - Pitt County's Jurisdiction) to R9S (Residential).

TO WIT: Robert D. Parrott and Carl Blackwood Etal Property

LOCATION: Located along the eastern right-of-way of Corey Road and north of Rosewood and Tulls Cove Subdivisions.

DESCRIPTION: Lying and being situate in Winterville Township, Pitt County, North Carolina and being more particularly described as follows:

Beginning at a point in the eastern right of way of NCSR 1709 (Corey Road) said point being the northwest corner of Lot 1 Block "A" Rosewood Subdivision as recorded in map book 25 page 161 of the Pitt County Registry and being further located N 05-10-00 E – 160.68' from the intersection of the eastern right of way of NCSR 1709 and the northern right of way of Pine Drive, thence from said point of beginning with the eastern right of way of NCSR 1709 **N 05-10-00 E 296.57'** to southern line of the Faith Assembly Church of God, Inc. property as recorded in deed book 828 page 816, thence with the southern line of the Faith Assembly Church of God, Inc. property **S 82-02-35 E – 407.10'**, thence **N 24-40-50 E – 129.70'**, thence **N 19-00-47 E – 452.49'**, thence **N 73-26-23 E – 661.38'** to the southern line of the Lila W. Moye property as recorded in deed book 665 page 283, thence with the southern line of the Lila W. Moye property **S 46-23-18 E – 437.89'**, thence **S 45-53-30 E – 251.22'**, thence **S 60-55-30 E – 256.17'**, thence **S 73-32-10 E – 142.90'**, thence **S 68-34-50 E – 192.66'**, thence **S 87-24-50 E – 97.16'** to the western line of the Johnny B. Worthington, Jr. Estate as recorded in estate file 1990 page 369, thence with the western line of the Johnny B. Worthington, Jr. Estate **S 14-50-19 W – 763.96'** to the northern line of Tull's Cove Subdivision Section 1 as recorded in map book 69 page 127, thence with the northern line of Tull's Cove Subdivision Section 1 **N 81-36-44 W – 417.77'**, thence **N 76-09-15 W – 262.62'** to the northeast corner of Rosewood Subdivision, thence with the northern line of Rosewood Subdivision **N 73-24-19 W – 1155.87'**, thence **N 86-15-32 W – 429.43'** to the point of beginning containing **43.3084 acres**.

Section 2. That the Director of Community Development is directed to amend the zoning map of the City of Greenville in accordance with this ordinance.

Section 3. That all ordinances and clauses of ordinances in conflict with this ordinance are hereby repealed.

Section 4. That this ordinance shall become effective upon its adoption.

ADOPTED this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

Doc. # 1004655

Excerpt from the DRAFT Planning & Zoning Commission Minutes (05/19/2015)

ORDINANCE REQUESTED BY ROBERT D. PARROTT TO REZONE 43.3084 ACRES LOCATED EAST OF COREY ROAD AND NORTH OF ROSEWOOD AND TULLS COVE SUBDIVISIONS FROM RR (RURAL RESIDENTIAL – PITT COUNTY’S JURISDICTION) TO R9S (RESIDENTIAL-SINGLE-FAMILY [MEDIUM DENSITY]) - APPROVED

Ms. Chantae Gooby, Planner II, delineated the property. There is a voluntary annexation in conjunction with this rezoning. The property is located in Pitt County’s Jurisdiction and has Pitt County zoning. The request is to bring the property into the City and give it city zoning. It is located in the southern section of the City between Fire Tower Road and Worthington Road and near Boyd Lee Park. The property is currently vacant. First Assembly Church of God, farmland and Farrington Subdivision to the north. Tulls Cove and Rosewood Subdivisions are to the south. Corey Ridge Subdivision is to the west and wooded/farmland area to the east. The property is not impacted by the floodplain. This request could generate a net increase of about 526 trips a day. Corey Road will stay within its current design ADT. This property is currently zoned RR (Rural Residential). Under the current zoning (RR), the site could accommodate 60-65 single-family lots. Under the proposed zoning (R9S), the site could accommodate about 100-120 single-family lots. The Future Land Use Plan recommends medium density residential on both sides of Corey Road. In staff’s opinion, the request is in compliance with Horizon’s Greenville Community Plan and the Future Land Use Plan Map.

Chairman Parker opened the public hearing.

Mr. Ken Malpass, representing the applicant, spoke in favor of the request. He stated the preliminary plat and the annexation have already been submitted. It will be a 64-lot subdivision.

No one spoke in opposition of the request.

Chairman Parker closed the public hearing and opened for board discussion.

Motion made by Mr. Schrade, seconded by Mr. Griffin, to recommend approval of the proposed amendment to advise that it is consistent with the Comprehensive Plan and other applicable plans and to adopt the staff report which addresses plan consistency and other matters. Motion passed unanimously.

EXISTING ZONING

RR DISTRICT (County's Jurisdiction)

(Per zoning permit and by-right - subject to standards)

SELECT USES

Bed and breakfast inn

Mobile home on individual lot

Mobile home park (5 or less units per park)

Multi-family dwelling (less than 5 units per lot) – (62,500 sq ft for 4 attached units)

Single-family dwelling – (25,000 sq ft lot per each detached unit)

Duplex dwelling (37,500 sq ft lot for 2 attached units)

Communication towers (60 feet in height or less)

Emergency shelter

Athletic fields

Civic, social, and fraternal associations

Private campground and RV Park

Private club or recreational center

Swim and tennis club

Church

Day care center

Nursing home

Retreat or conference center

Farming

PROPOSED ZONING

R9S (Residential-Single-Family)

Permitted Uses

(1) General:

- a. Accessory use or building
- c. On-premise signs per Article N

(2) Residential:

- a. Single-family dwelling
- f. Residential cluster development per Article M
- k. Family care home (see also section 9-4-103)
- q. Room renting

*(3) Home Occupations (see all categories):*None*

(4) Governmental:

- b. City of Greenville municipal government building or use (see also section 9-4-103)

(5) Agricultural/ Mining:

- a. Farming; agriculture, horticulture, forestry (see also section 9-4-103)

(6) Recreational/ Entertainment:

- f. Public park or recreational facility
- g. Private noncommercial park or recreational facility

(7) *Office/ Financial/ Medical:** None

(8) *Services:*

o. Church or place of worship (see also section 9-4-103)

(9) *Repair:** None

(10) *Retail Trade:** None

(11) *Wholesale/ Rental/ Vehicle- Mobile Home Trade:** None

(12) *Construction:*

c. Construction office; temporary, including modular office (see also section 9-4-103)

(13) *Transportation:** None

(14) *Manufacturing/ Warehousing:* * None

(15) *Other Activities (not otherwise listed - all categories):** None

R9S (Residential-Single-Family)

Special Uses

(1) *General:** None

(2) *Residential:** None

(3) *Home Occupations (see all categories):*

b. Home occupation; excluding barber and beauty shops

c. Home occupation; excluding manicure, pedicure or facial salon

(4) *Governmental:*

a. Public utility building or use

(5) *Agricultural/ Mining:** None

(6) *Recreational/ Entertainment:*

a. Golf course; regulation

c.(1). Tennis club; indoor and outdoor facilities

(7) *Office/ Financial/ Medical:** None

(8) *Services:*

d. Cemetery

g. School; junior and senior high (see also section 9-4-103)

h. School; elementary (see also section 9-4-103)

i. School; kindergarten or nursery (see also section 9-4-103)

(9) *Repair:** None

(10) *Retail Trade:** None

(11) *Wholesale/ Rental/ Vehicle- Mobile Home Trade*:* None

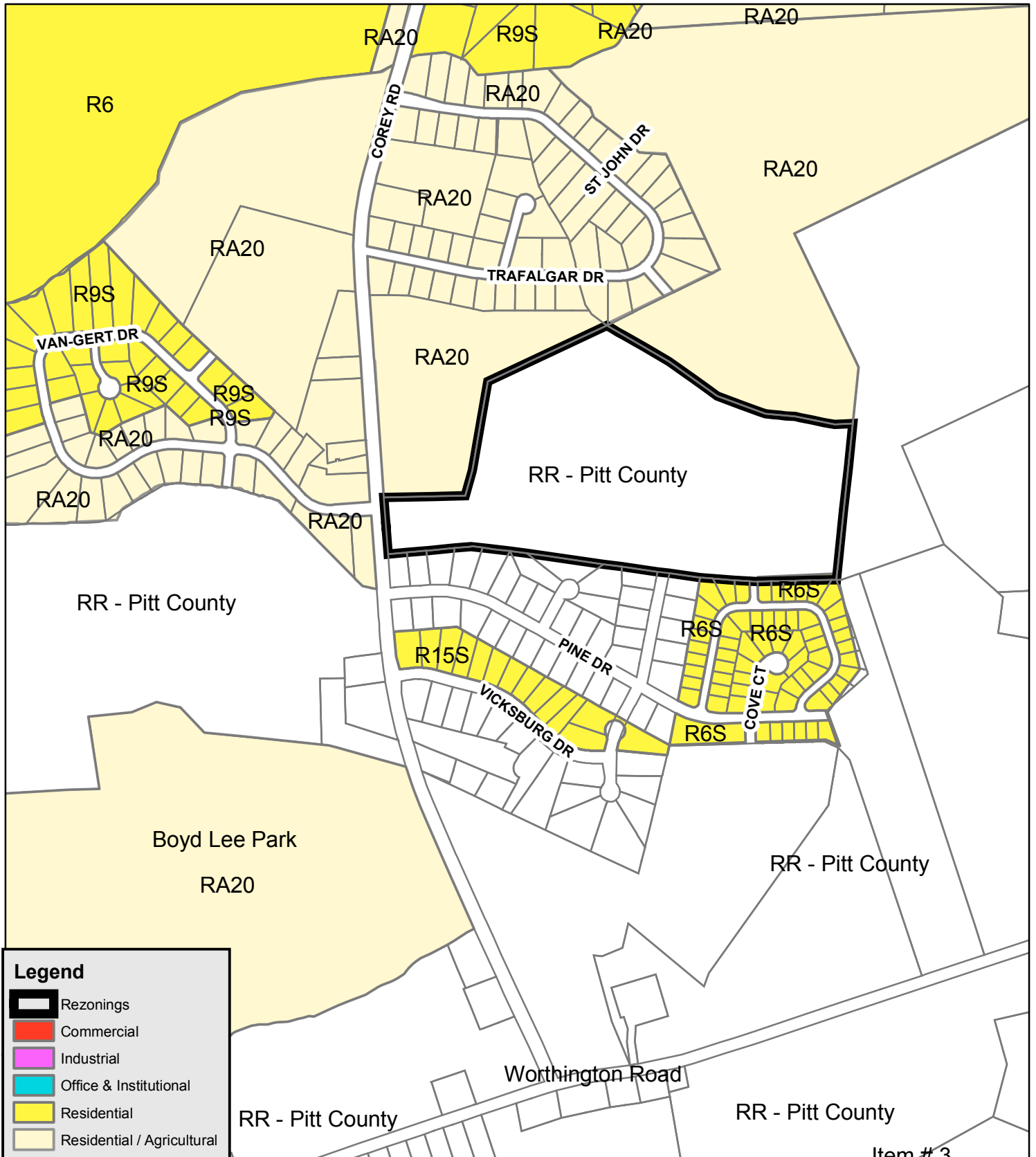
(12) *Construction*:* None

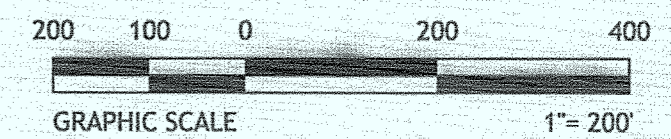
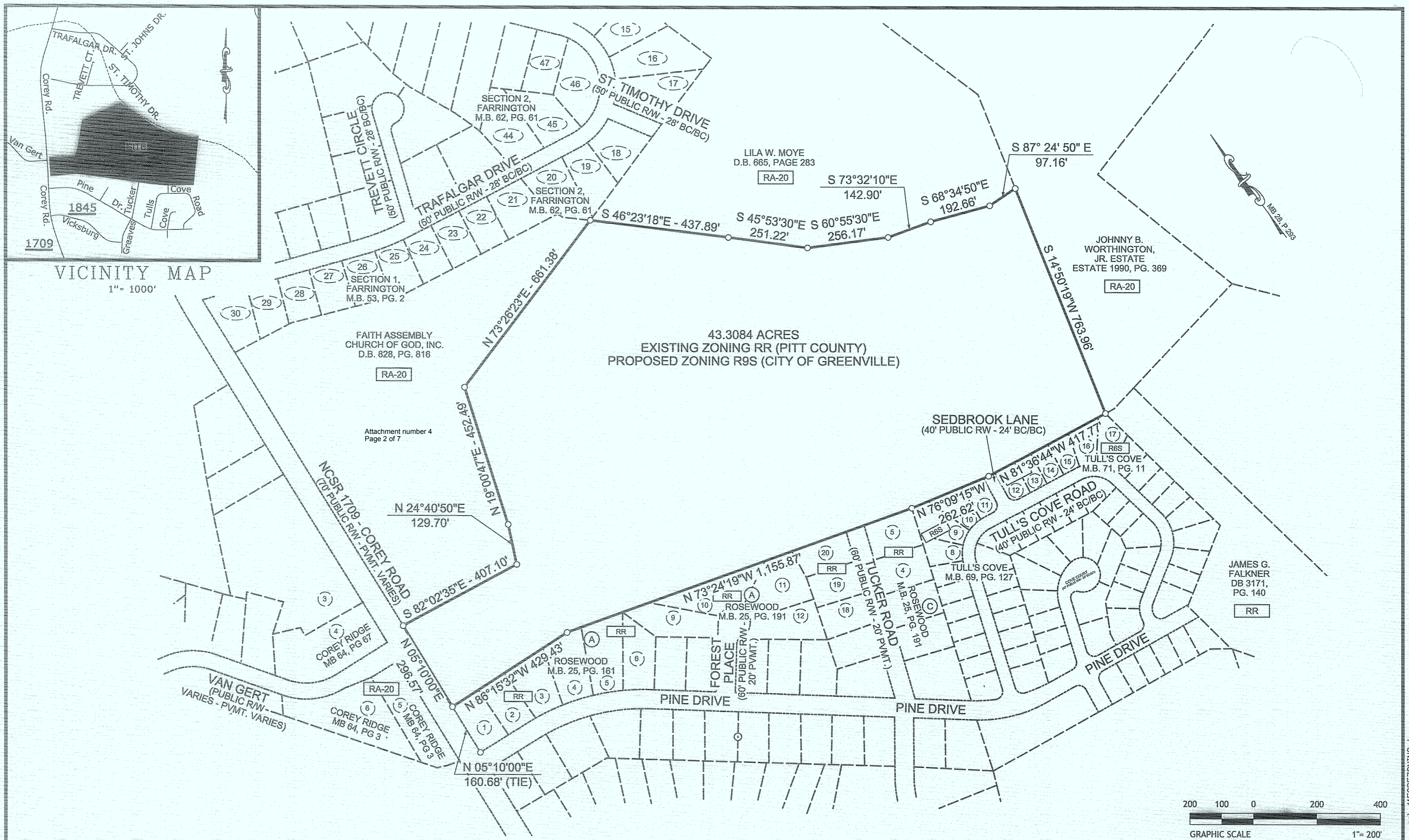
(13) *Transportation*:* None

(14) *Manufacturing/ Warehousing*: * None

(15) *Other Activities (not otherwise listed - all categories)*:* None

Robert D. Parrott (15-07)
From: RR (Pitt County)
To: R9S
43.3084 acres
May 5, 2015





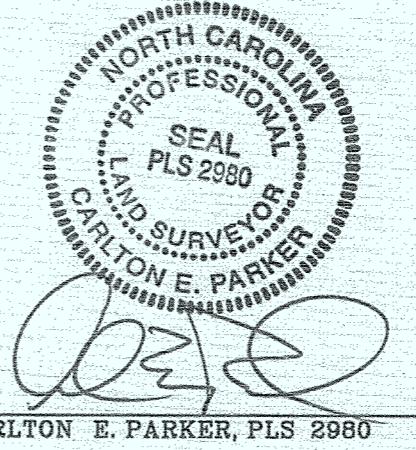
ADJACENT PROPERTY OWNERS

ROSEWOOD SUBDIVISION	
LOT NUMBER	OWNER
BLOCK A LOT 1	ROBERT L. & JUDY V. PILGREEN
BLOCK A LOT 2	ROBERT L. & JUDY V. PILGREEN
BLOCK A LOT 3	JOYL HARPER
BLOCK A LOT 4	WALTER S. POLLARD, JR. ESTATE
BLOCK A LOT 5	RONALD P. & CARRIE C. GASTAFSON
BLOCK A LOT 6	CAREY & DOLAD D. FOREHAND
BLOCK A LOT 9	ELAINE D. HARRINGTON
BLOCK A LOT 10	ROBERT W. & CATHERINE RICKS
BLOCK A LOT 11	CARLY J. THROWER
BLOCK A LOT 19	MICHAEL S. & ROSA WILKINS
BLOCK A LOT 20	DEANNA A JONES
BLOCK C LOT 4	ANDRO C. & ELVERT BROWN
BLOCK C LOT 5	FRANKIE R. & LISA D. ATKINSON

TULLS COVE SUBDIVISION	
LOT NUMBER	OWNER
LOT 8	AARON J. MIKO
LOT 9	CASEY S. BLAND
LOT 10	ERIK J. & LEAN q. LOVETT
LOT 11	TRACY W. & KATHY MUSE
LOT 12	JAMES L. & MIRIAM B. GORDON
LOT 13	KEVIN S. & SAMANTHA F. LANCASTER
LOT 14	MARTHA D. HUGGINS
LOT 15	WILLIAM C. SARGENT, JR.
LOT 16	DERYL C. & CARLA E. BASS
LOT 17	KENNETH M. SR. & CHRISTINE LLOYD

FARRINGTON SUBDIVISION	
LOT NUMBER	OWNER
LOT 19	RALPH & VOLANDA SONEY
LOT 20	CHARLES M. AND ANGELA A MCCOY
LOT 21	ARTHUR P. & ANADI A. NAVA

COREY RIDGE SUBDIVISION	
LOT NUMBER	OWNER
LOT 3	TANGOPAT LLC
LOT 4	LEGACY 12 LLC
LOT 5	CURTIS L. MILLS
LOT 6	LINDA A. HARVEY

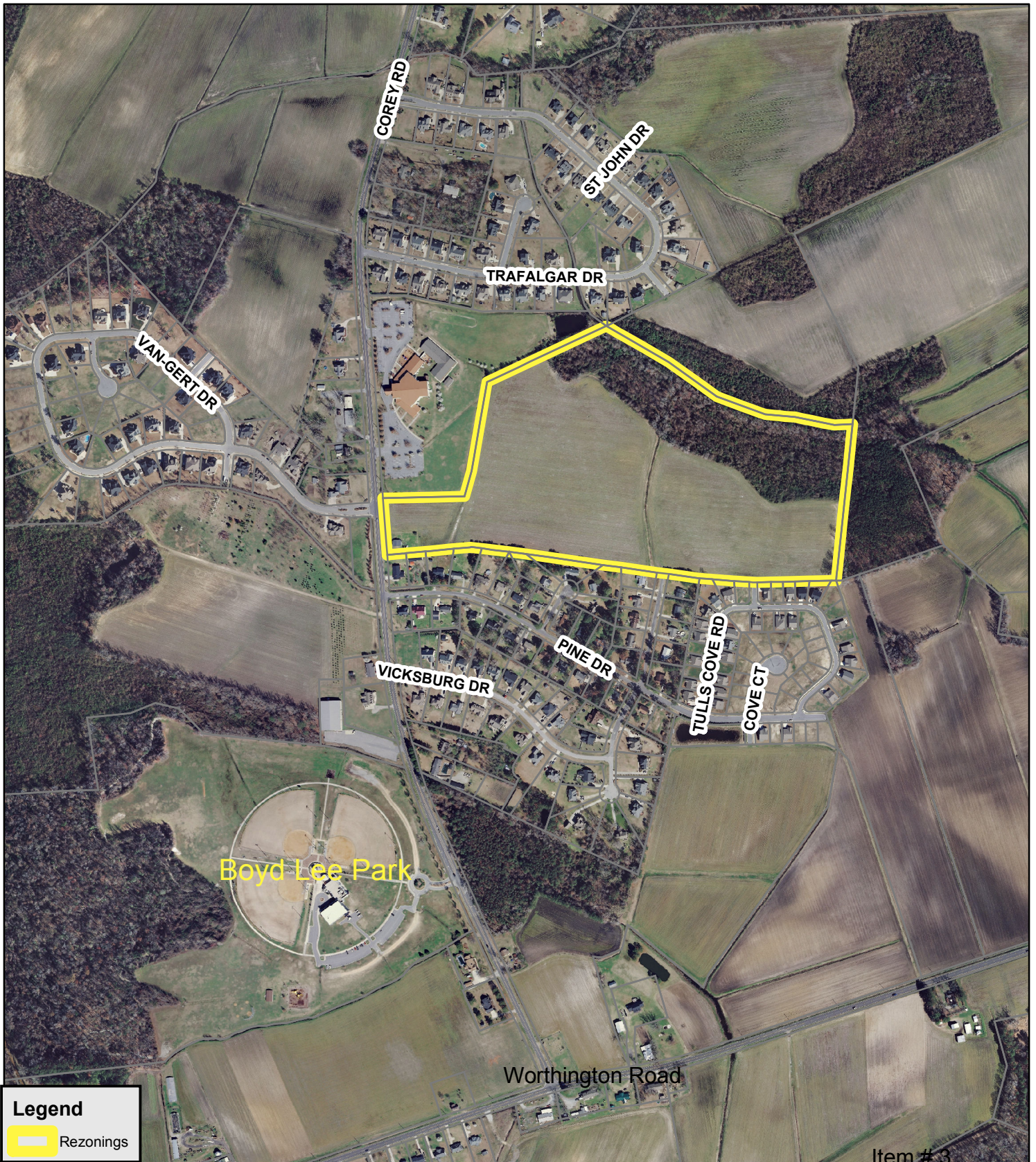


REZONING MAP FOR
ROBERT D. PARROTT
 REFERENCE DEED BOOK 3287 PAGE 762 OF THE PITT COUNTY REGISTRY
 WINTERVILLE TOWNSHIP PITT COUNTY NORTH CAROLINA
 OWNER: ROBERT D. PARROTT ETAL
 ADDRESS: PO BOX 20157
 GREENVILLE, NC 27858
 PHONE: (252) 531-5824

SURVEYED: CEP
DRAWN: WKM
APPROVED: CEP
DATE: 4/20/15
SCALE: 1" = 200'
SHEET 1 OF 1

MALPASS & ASSOCIATES
 NC LICENSE NO. C-1289
 1645 EAST ARLINGTON BLVD., SUITE D
 GREENVILLE, N.C. 27858
 (252) 756-1780

Robert D. Parrott (15-07)
From: RR (Pitt County)
To: R9S
43.3084 acres
May 5, 2015



Legend

 Rezoning

Case No: 15-07

Applicant: Robert D. Parrott

Property Information

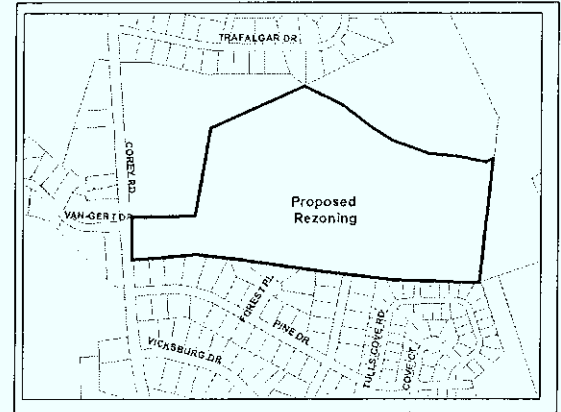
Current Zoning: RR (Rural Residential-County's Jurisdiction)

Proposed Zoning: R9S (Residential [Medium Density-Single Family])

Current Acreage: 43.3084 acres

Location: Corey Rd, between Trafalgar Dr & Pine Dr

Points of Access: Corey Road



Location Map

Transportation Background Information

1.) Corey Rd- State maintained

	<u>Existing Street Section</u>	<u>Ultimate Thoroughfare Street Section</u>
Description/cross section	2-lanes paved shoulder	2-lanes wide shoulders
Right of way width (ft)	70	no change
Speed Limit (mph)	50	no change
Current ADT:	3,900 (*)	Ultimate Design ADT: 16,350 vehicles/day (**)
Design ADT:	16,350 vehicles/day (**)	
Controlled Access	No	
Thoroughfare Plan Status:	Minor Thoroughfare	

Other Information: There are no sidewalks along Corey Rd that service this property.

Notes: (*) 2012 NCDOT count adjusted for a 2% annual growth rate
 (**) Traffic volume based on operating Level of Service D for existing geometric conditions
 ADT – Average Daily Traffic volume

Transportation Improvement Program Status: No planned improvements.

Trips generated by proposed use/change

Current Zoning: 622 -vehicle trips/day (*) **Proposed Zoning: 1,148** -vehicle trips/day (*)

Estimated Net Change: increase of 526 vehicle trips/day (assumes full-build out)

(* - These volumes are estimated and based on an average of the possible uses permitted by the current and proposed zoning.)

Impact on Existing Roads

The overall estimated trips presented above are distributed based on current traffic patterns. The estimated ADTs on Corey Rd are as follows:

1.) Corey Rd , North of Site (60%): **“No build” ADT of 3,900**

Estimated ADT with Proposed Zoning (full build) – 4,589
 Estimated ADT with Current Zoning (full build) – 4,273
Net ADT change = 316 (7% increase)

2.) Corey Rd , South of Site (40%):

“No build” ADT of 3,900

Estimated ADT with Proposed Zoning (full build) – 4,359

Estimated ADT with Current Zoning (full build) – 4,149

Net ADT change = 210 (5% increase)

Staff Findings/Recommendations

Based on possible uses permitted by the requested rezoning, the proposed rezoning classification could generate 1148 trips to and from the site on Corey Rd, which is a net increase of 526 additional trips per day.

During the review process, measures to mitigate the traffic will be determined.

04/30/07

BUFFERYARD SETBACK AND VEGETATION SCREENING CHART

For Illustrative Purposes Only

Bufferyard Requirements: Match proposed land use with adjacent permitted land use or adjacent vacant zone/nonconforming use to determine applicable bufferyard.

PROPOSED LAND USE CLASS (#)	ADJACENT PERMITTED LAND USE CLASS (#)					ADJACENT VACANT ZONE OR NONCONFORMING USE		PUBLIC/PRIVATE STREETS OR R.R.
	Single-Family Residential (1)	Multi-Family Residential (2)	Office/Institutional, light Commercial, Service (3)	Heavy Commercial, Light Industry (4)	Heavy Industrial (5)	Residential (1) - (2)	Non-Residential (3) - (5)	
Multi-Family Development (2)	C	B	B	B	B	C	B	A
Office/Institutional, Light Commercial, Service (3)	D	D	B	B	B	D	B	A
Heavy Commercial, Light Industry (4)	E	E	B	B	B	E	B	A
Heavy Industrial (5)	F	F	B	B	B	F	B	A

Bufferyard A (street yard)		
Lot Size	Width	For every 100 linear feet
Less than 25,000 sq.ft.	4'	2 large street trees
25,000 to 175,000 sq.ft.	6'	2 large street trees
Over 175,000 sq.ft.	10'	2 large street trees

Street trees may count toward the minimum acreage.

Bufferyard B (no screen required)	
Lot Size	Width
Less than 25,000 sq.ft.	4'
25,000 to 175,000 sq.ft.	6'
Over 175,000 sq.ft.	10'

Bufferyard C (screen required)	
Width	For every 100 linear feet
10'	3 large evergreen trees 4 small evergreens 16 evergreen shrubs

Where a fence or evergreen hedge (additional materials) is provided, the bufferyard width may be reduced to eight (8) feet.

Bufferyard D (screen required)	
Width	For every 100 linear feet
20'	4 large evergreen trees 6 small evergreens 16 evergreen shrubs

Bufferyard width may be reduced by fifty (50%) percent if a fence, evergreen hedge (additional material) or earth berm is provided.

Bufferyard E (screen required)	
Width	For every 100 linear feet
30'	6 large evergreen trees 8 small evergreens 26 evergreen shrubs

Bufferyard width may be reduced by fifty (50%) percent if a fence, evergreen hedge (additional material) or earth berm is provided.

Bufferyard F (screen required)	
Width	For every 100 linear feet
50'	8 large evergreen trees 10 small evergreens 36 evergreen shrubs

Bufferyard width may be reduced by fifty (50%) percent if a fence, evergreen hedge (additional material) or earth berm is provided.

Parking Area: Thirty (30) inch high screen required for all parking areas located within fifty (50) feet of a street right-of-way.

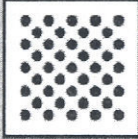
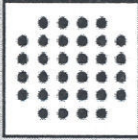
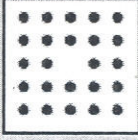
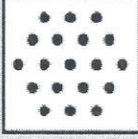

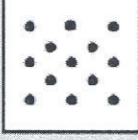
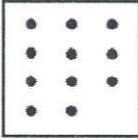
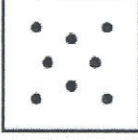
Residential Density		
Maximum density allowed by Zoning District based on average of 2.67 persons per dwelling unit		
High Density		
R6 R6-N R6-MH OR CDF	17 units per acre yields 45 persons per acre	
PUD	12 units per acre yields 32 persons per acre	
Medium Density		
R6-A	9 units per acre yields 24 persons per acre	
R6-S	7 units per acre yields 19 persons per acre	
R9	6 units per acre yields 16 persons per acre	
R9-S	5 units per acre yields 13 persons per acre	
Low Density		
RA-20 MRS	4 units per acre yields 11 persons per acre	
R15-S	3 units per acre yields 8 persons per acre	

Illustration: Maximum allowable density in Residential Zoning Districts



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinance to annex Blackwood Ridge Subdivision involving 43.3084 acres located along the eastern right-of-way of Corey Road and north of Rosewood and Tulls Cove Subdivisions

Explanation: **Abstract:** The City received a voluntary annexation petition to annex Blackwood Ridge Subdivision involving 43.3084 acres located along the eastern right-of-way of Corey Road and north of Rosewood and Tulls Cove Subdivisions. The subject area is currently undeveloped and is anticipated to accommodate 64 single-family lots.

ANNEXATION PROFILE

A. SCHEDULE

1. Advertising date: June 1, 2015
2. City Council public hearing date: June 11, 2015
3. Effective date: June 30, 2015

B. CHARACTERISTICS

1. Relation to Primary City Limits: Contiguous
2. Relation to Recognized Industrial Area: Outside
3. Acreage: 43.3084
4. Voting District: 5
5. Township: Winterville
6. Vision Area: D

- 7. Zoning: R9S (Residential - Single-family only)
- 8. Land Use: Existing: Vacant
Anticipated: 64 single-family lots
- 9. Population:

	Formula	Number of People
Total Current	-----	0
Estimated at full development	64 x 2.2	141
Current Minority	-----	0
Estimated Minority at full development	141 x 45.2%	64
Current White	-----	0
Estimated White at full development	141 - 64	77

* - 2.2 people per household in Greenville

- 10. Rural Fire Tax District: Rural Winterville
- 11. Greenville Fire District: Station #3 (Distance of 3.9 miles)
- 12. Present Tax Value: \$561,549
Estimated Future Tax Value: \$13,364,788

Fiscal Note: The total estimated tax value at full development is \$13,364,788.

Recommendation: Approve the attached ordinance to annex Blackwood Ridge Subdivision

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

- [Survey](#)
- [Ordinance Blackwood Ridge 1004575](#)

ORDINANCE NO. 15-
AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF
THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, the City Council of the City of Greenville has been petitioned under G.S. 160A-31, as amended, to annex the area described herein; and

WHEREAS, the City Council has directed the City Clerk to investigate the sufficiency of said petition; and

WHEREAS, the City Clerk has certified the sufficiency of said petition and a public hearing on the question of this annexation was held at City Hall at 7:00 p.m. on the 11th day of June, 2015, after due notice by publication in The Daily Reflector on the 1st day of June, 2015; and

WHEREAS, the City Council does hereby find as a fact that said petition meets the requirements of G. S. 160A-31, as amended.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES ORDAIN

1004575

Section 1. That by virtue of the authority vested in the City Council of the City of Greenville, North Carolina, under G. S. 160A-31, as amended, the following described contiguous territory is annexed:

TO WIT: Being all of that certain property as shown on the annexation map entitled "Blackwood Ridge Subdivision", involving 43.3084 acres as prepared by Malpass and Associates.

LOCATION: Lying and being situated in Winterville Township, Pitt County, North Carolina, located along the eastern right-of-way of Corey Road and north of Rosewood and Tulls Cove Subdivisions.

GENERAL DESCRIPTION:

Lying and being situate in Winterville Township, Pitt County, North Carolina and being more particularly described as follows:

Beginning at a point in the eastern right of way of NCSR 1709 (Corey Road) said point being the northwest corner of Lot 1 Block "A" Rosewood Subdivision as recorded in map book 25 page 161 of the Pitt County Registry and being further located N 05-10-00 E – 160.68' from the intersection of the eastern right of way of NCSR 1709 and the northern right of way of Pine Drive, thence from said point of beginning with the eastern right of way of NCSR 1709 **N 05-10-00 E 296.57'** to southern line of the Faith Assembly Church of God, Inc. property as recorded in deed book 828 page 816, thence with the southern line of the Faith Assembly Church of God, Inc. property **S 82-02-35 E – 407.10'**, thence **N 24-40-50 E – 129.70'**, thence **N 19-00-47 E – 452.49'**, thence **N 73-26-23 E – 661.38'** to the southern line of the Lila W. Moye property as recorded in deed book 665 page 283, thence with the southern line of the Lila W. Moye property **S 46-23-18 E – 437.89'**, thence **S 45-53-30 E – 251.22'**, thence **S 60-55-30 E – 256.17'**, thence **S 73-32-10 E – 142.90'**, thence **S 68-34-50 E – 192.66'**, thence **S 87-24-50 E – 97.16'** to the western line of the Johnny B. Worthington, Jr. Estate as recorded in estate file 1990 page 369, thence with the western line of the Johnny B. Worthington, Jr. Estate **S 14-50-19 W – 763.96'** to the northern line of Tulls Cove Subdivision Section 1 as recorded in map book 69 page 127, thence with the northern line of Tulls Cove Subdivision Section 1 **N 81-36-44 W – 417.77'**, thence **N 76-09-15 W – 262.62'** to the northeast corner of Rosewood Subdivision, thence with the northern line of Rosewood Subdivision **N 73-24-19 W – 1155.87'**, thence **N 86-15-32 W – 429.43'** to the point of beginning containing **43.3084 acres**.

Section 2. Territory annexed to the City of Greenville by this ordinance shall, pursuant to the terms of G. S. 160A-23, be annexed into Greenville municipal election district five. The City Clerk, City Engineer, representatives of the Board of Elections, and any other person having responsibility or charge of official maps or documents shall amend those maps or documents to reflect the annexation of this territory into municipal election district five.

Section 3. The territory annexed and its citizens and property shall be subject to all debts, laws, ordinances, and regulations in force in the City of Greenville and shall be entitled to the same privileges and benefits as other territory now within the City of Greenville. Said territory shall be subject to municipal taxes according to G.S. 160A-58.10.

Section 4. The Mayor of the City of Greenville, North Carolina, shall cause a copy of the map of the territory annexed by this ordinance and a certified copy of this ordinance to be recorded in the office of the Register of Deeds of Pitt County and in the Office of the Secretary of State in Raleigh, North Carolina. Such a map shall also be delivered to the Pitt County Board of Elections as required by G.S. 163-288.1.

Section 5. This annexation shall take effect from and after the 30th day of June, 2015.

ADOPTED this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

NORTH CAROLINA
PITT COUNTY

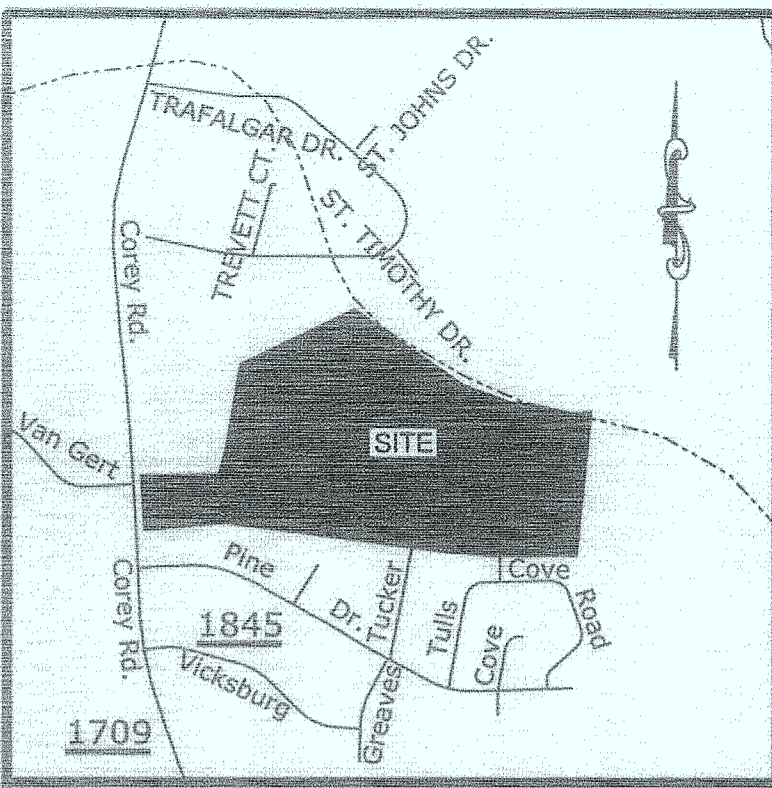
I, _____, a Notary Public for said County and State, certify that Carol L. Barwick personally came before me this day and acknowledged that she is the City Clerk of the City of Greenville, a municipality, and that by authority duly given and as the act of the municipality, the foregoing instrument was signed in its name by its Mayor, sealed with the corporate seal, and attested by herself as its City Clerk.

WITNESS my hand and official seal this ____ day of _____, 2015.

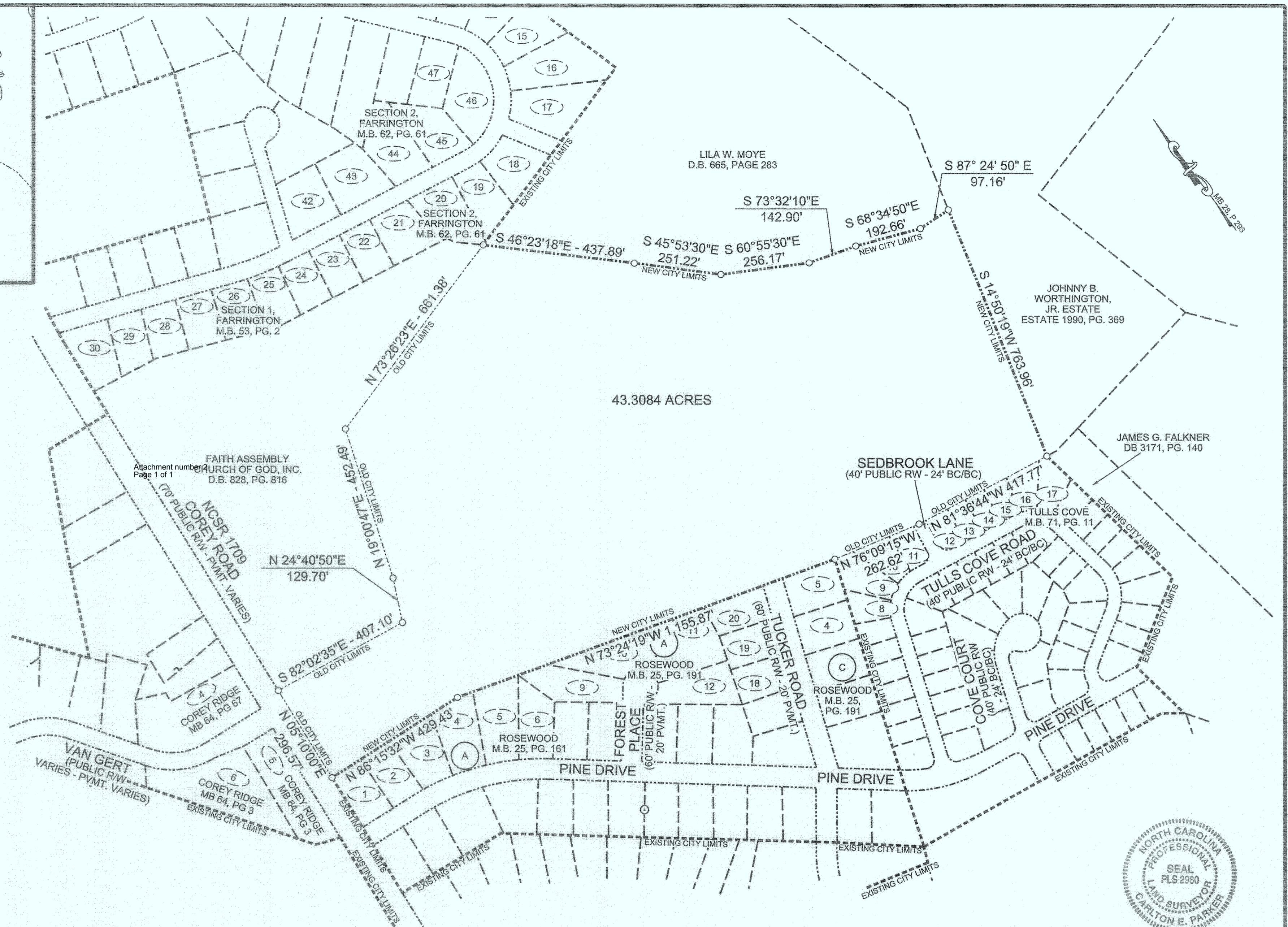
Notary Public

My Commission Expires: _____

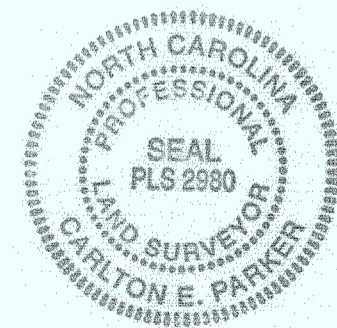
1004575



VICINITY MAP
1" = 2000'



43.3084 ACRES



PARCEL NUMBERS 37500

ANNEXATION MAP FOR
BLACKWOOD RIDGE SUBDIVISION

REFERENCE DEED BOOK 3287, PAGE 762,
OF THE PITT COUNTY REGISTRY

WINTERVILLE TOWNSHIP PITT COUNTY NORTH CAROLINA

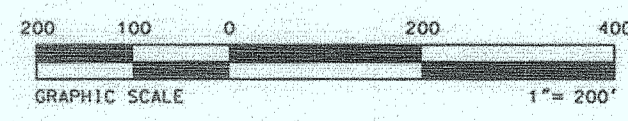
OWNER: ROBERT D. PARROTT ETAL
ADDRESS: PO BOX 20157
GREENVILLE, N.C. 27858
PHONE: (252) 531-5824

MALPASS & ASSOCIATES
1645 E. ARLINGTON BLVD., SUITE D
GREENVILLE, N.C. 27858
(252) 756-1780

SURVEYED:	CEP	APPROVED:	CEP
DRAWN:	WCO	DATE:	04/21/15
CHECKED:	CEP	SCALE:	Item # 4

LEGEND

NEW CITY LIMITS =	-----
EXISTING CITY LIMITS =	-----
OLD CITY LIMITS =	-----



MAP NO.	PLATS RECORDED	BOOK	PAGE

MAP SHOWING AREA ANNEXED BY
THE CITY OF GREENVILLE, N.C.

DATE: _____; ORDINANCE NUMBER: _____; AREA: 43.3084 ACRES
WINTERVILLE TOWNSHIP, PITT COUNTY, NORTH CAROLINA

I, CARLTON E. PARKER, CERTIFY THAT THIS MAP WAS DRAWN BY ME OR UNDER MY SUPERVISION FROM AN ACTUAL SURVEY BY ME OR UNDER MY SUPERVISION, THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK _____, PAGE _____
WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL
THIS 21ST DAY OF MAY A.D., 2015.
Carlton E. Parker
CARLTON E. PARKER L-2980



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinance to annex 3810 Charles, LLC involving 1.6729 acres located along the western right-of-way of Charles Boulevard and 156+/- feet south of the centerline of Bells Fork Road

Explanation: **Abstract:** The City received a voluntary annexation petition to annex 3810 Charles, LLC involving 1.6729 acres located along the western right-of-way of Charles Boulevard and 156+/- feet south of the centerline of Bells Fork Road. There is an existing car dealership with a 2,000 square foot building.

ANNEXATION PROFILE

A. SCHEDULE

1. Advertising date: June 1, 2015
2. City Council public hearing date: June 11, 2015
3. Effective date: June 30, 2015

B. CHARACTERISTICS

1. Relation to Primary City Limits: Contiguous
2. Relation to Recognized Industrial Area: Outside
3. Acreage: 1.6729
4. Voting District: 5
5. Township: Winterville
6. Vision Area: D

- 7. Zoning: CH (Heavy Commercial)
- 8. Land Use: Existing: Car dealership
- 9. Population:

	Formula	Number of People
Total Current	-----	0
Estimated at full development	-----	0
Current Minority	-----	0
Estimated Minority at full development	-----	0
Current White	-----	0
Estimated White at full development	-----	0

* - 2.2 people per household in Greenville

- 10. Rural Fire Tax District: Rural Winterville
- 11. Greenville Fire District: Station #3 (Distance of 1.4 miles)
- 12. Present Tax Value: \$450,373
Estimated Future Tax Value: \$640,602

Fiscal Note: The total estimated tax value at full development is \$640,602.

Recommendation: Approve the attached ordinance to annex 3810 Charles, LLC

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

[Survey](#)

[Ordinance_3810_Charles_1004674](#)

ORDINANCE NO. 15-
AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF
THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, the City Council of the City of Greenville has been petitioned under G.S. 160A-31, as amended, to annex the area described herein; and

WHEREAS, the City Council has directed the City Clerk to investigate the sufficiency of said petition; and

WHEREAS, the City Clerk has certified the sufficiency of said petition and a public hearing on the question of this annexation was held at City Hall at 7:00 p.m. on the 11th day of June, 2015, after due notice by publication in The Daily Reflector on the 1st day of June, 2015; and

WHEREAS, the City Council does hereby find as a fact that said petition meets the requirements of G. S. 160A-31, as amended.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES ORDAIN

1004674

Section 1. That by virtue of the authority vested in the City Council of the City of Greenville, North Carolina, under G. S. 160A-31, as amended, the following described contiguous territory is annexed:

TO WIT: Being all of that certain property as shown on the annexation map entitled "3810 Charles, LLC", involving 1.6729 acres as prepared by Malpass and Associates.

LOCATION: Lying and being situated in Winterville Township, Pitt County, North Carolina, located along the western right-of-way of Charles Boulevard and 156+/- feet south of the centerline of Bells Fork Road.

GENERAL DESCRIPTION:

Lying and being situate in Winterville Township, Pitt County, North Carolina and being more particularly described as follows:

Beginning at a point in the western right of way of NC Hwy 43 said point being located S 27-01-01 E – 156.49', thence S 83-08-34 W – 53.91' from the centerline intersection of NC Hwy 43 – Charles Blvd. and NCSR 1729 – Bells Fork Road thence from said point of beginning with the western right of way of NC Hwy 43 **42.51' along the arc of a curve said curve being to the left having a radius of 2133.48' and a chord bearing S 29-07-00 E – 42.51'**, thence **S 02-15-56 W – 133.78'**, thence **N 57-21-49 E – 36.48'** to the western line of the 3810 Charles, LLC property as recorded in deed book 3311 page 489, thence with the western line of the 3810 Charles, LLC property **S 02-05-34 W – 95.66'** to the northern line of the Sandra F. Morris Heirs property as recorded in estate file 1986 page 181, thence with the northern line of the Sandra F. Morris Heirs property **S 89-01-31 W – 165.81'**, thence **N 03-21-39 W – 122.66'**, thence **S 83-53-15 W – 187.59'** to the southeast corner of the Charlie M. & Delores W. Long property as recorded in deed book L 44 page 558, thence with the eastern line of the Charlie M. & Delores W. Long property **N 03-18-37 W – 167.27'** to the southern line of the Dee Vinson property as recorded in deed book 3150 page 814, thence with the southern line of the Dee Vinson property **N 83-08-34 E – 242.25'**, thence **S 14-59-54 E – 59.35'**, thence **N 83-08-34 E – 71.21'** to the point of beginning containing **1.6729 acres**.

Section 2. Territory annexed to the City of Greenville by this ordinance shall, pursuant to the terms of G. S. 160A-23, be annexed into Greenville municipal election district five. The City Clerk, City Engineer, representatives of the Board of Elections, and any other person having responsibility or charge of official maps or documents shall amend those maps or documents to reflect the annexation of this territory into municipal election district five.

Section 3. The territory annexed and its citizens and property shall be subject to all debts, laws, ordinances, and regulations in force in the City of Greenville and shall be entitled to the same privileges and benefits as other territory now within the City of Greenville. Said territory shall be subject to municipal taxes according to G.S. 160A-58.10.

Section 4. The Mayor of the City of Greenville, North Carolina, shall cause a copy of the map of the territory annexed by this ordinance and a certified copy of this ordinance to be recorded in the office of the Register of Deeds of Pitt County and in the Office of the Secretary of State in Raleigh, North Carolina. Such a map shall also be delivered to the Pitt County Board of Elections as required by G.S. 163-288.1.

Section 5. This annexation shall take effect from and after the 30th day of June, 2015.

ADOPTED this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

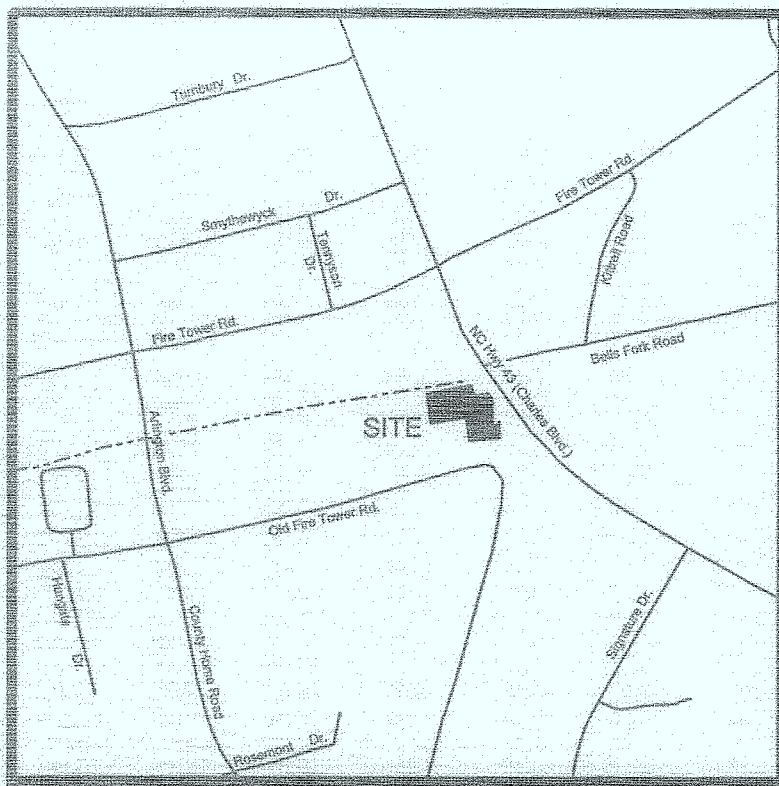
NORTH CAROLINA
PITT COUNTY

I, _____, a Notary Public for said County and State, certify that Carol L. Barwick personally came before me this day and acknowledged that she is the City Clerk of the City of Greenville, a municipality, and that by authority duly given and as the act of the municipality, the foregoing instrument was signed in its name by its Mayor, sealed with the corporate seal, and attested by herself as its City Clerk.

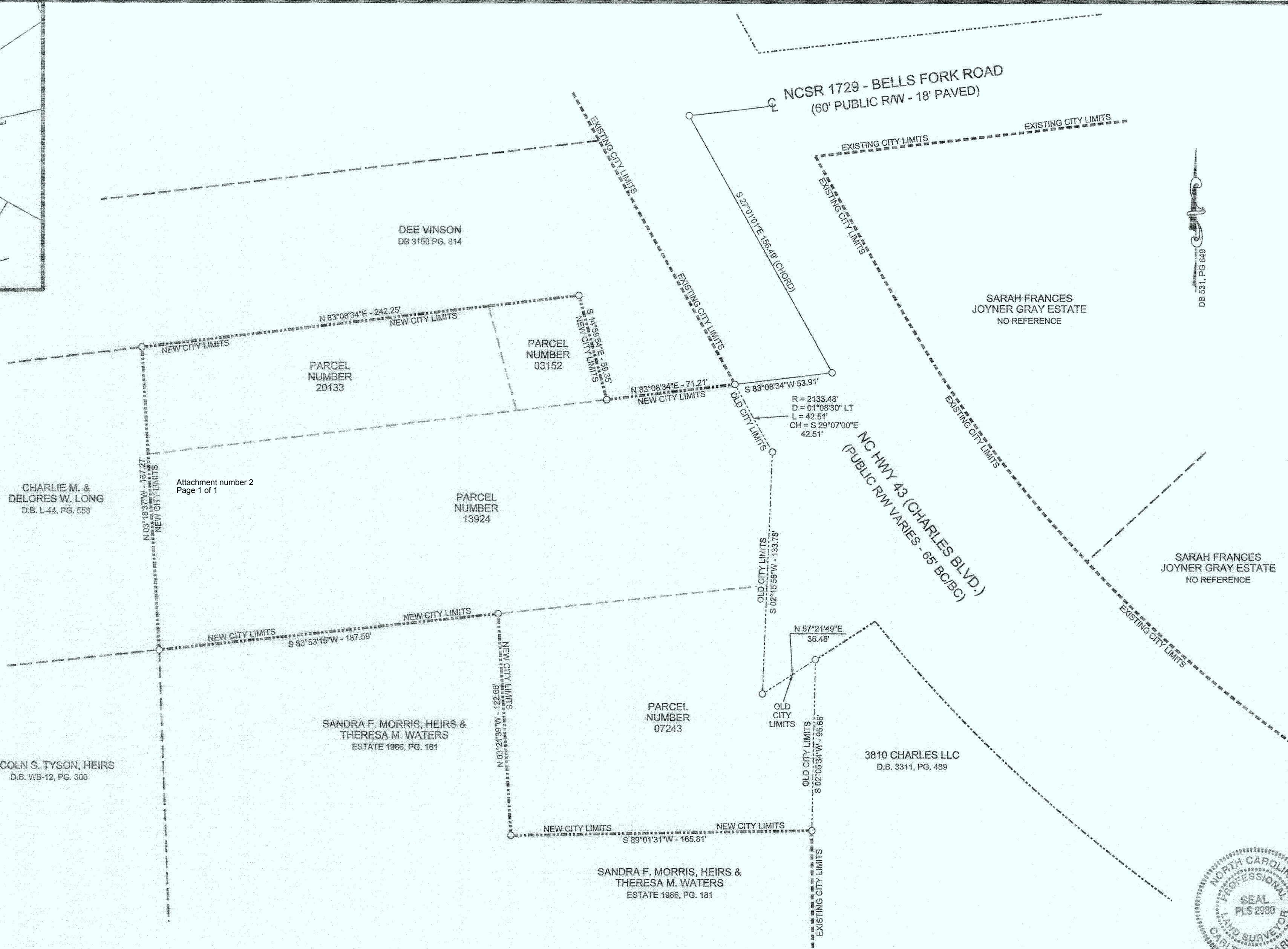
WITNESS my hand and official seal this ____ day of _____, 2015.

Notary Public

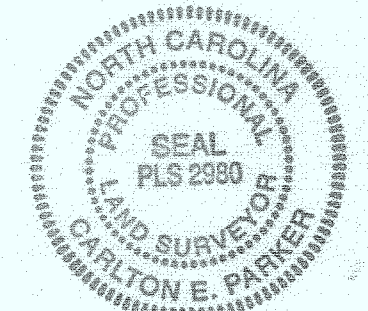
My Commission Expires: _____



VICINITY MAP
1" = 2000'



DB 531, PG 649



PARCEL NUMBERS 20133, 03152, 13924 AND 07243

ANNEXATION MAP FOR
3810 CHARLES, LLC

REFERENCE DEED BOOK 2006, PAGE 384, DEED BOOK 2866, PAGE 298, DEED BOOK 2006 PAGE 389
AND DEED BOOK 3152, PAGE 212 OF THE PITT COUNTY REGISTRY

WINTERVILLE TOWNSHIP PITT COUNTY NORTH CAROLINA

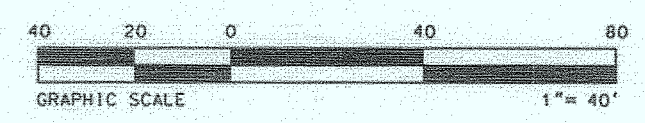
OWNER: 3810 CHARLES, LLC
ADDRESS: 3203 S. MEMORIAL DRIVE
GREENVILLE, NC 27834
PHONE: (252) 756-2585

MALPASS & ASSOCIATES
1645 E. ARLINGTON BLVD., SUITE D
GREENVILLE, N.C. 27858
(252) 756-1780

SURVEYED:	CEP	APPROVED:	CEP
DRAWN:	WCO	DATE:	4/27/15
CHECKED:	CEP	SCALE:	1" = 40'

LEGEND

- NEW CITY LIMITS = - - - - -
- EXISTING CITY LIMITS =
- OLD CITY LIMITS = - . - . - .



MAP NO.	PLATS RECORDED	BOOK	PAGE

MAP SHOWING AREA ANNEXED BY
THE CITY OF GREENVILLE, N.C.

DATE: _____; ORDINANCE NUMBER: _____; AREA: 1.6729 ACRES

WINTERVILLE TOWNSHIP, PITT COUNTY, NORTH CAROLINA

I, CARLTON E. PARKER CERTIFY THAT THIS MAP WAS DRAWN BY ME OR UNDER MY SUPERVISION FROM AN ACTUAL SURVEY BY ME OR UNDER MY SUPERVISION, THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK _____, PAGE _____

WITNESS MY ORIGINAL SIGNATURE,
REGISTRATION NUMBER AND SEAL

THIS 21ST DAY OF MAY A.D., 2015

Carlton E. Parker

CARLTON E. PARKER L-2980



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinance to annex Covington Downe, Lot 6, Block F involving 4.147 acres located along the southern right-of-way of East Fire Tower Road and 550+/- feet west of County Home Road

Explanation: **Abstract:** The City received a voluntary annexation petition to annex Covington Downe, Lot 6, Block F involving 4.147 acres located along the southern right-of-way of East Fire Tower Road and 550+/- feet west of County Home Road. The subject area is currently undeveloped and is anticipated to accommodate 36,200+/- square feet of retail space.

ANNEXATION PROFILE

A. SCHEDULE

1. Advertising date: June 1, 2015
2. City Council public hearing date: June 11, 2015
3. Effective date: June 30, 2015

B. CHARACTERISTICS

1. Relation to Primary City Limits: Contiguous
2. Relation to Recognized Industrial Area: Outside
3. Acreage: 4.147
4. Voting District: 5
5. Township: Winterville
6. Vision Area: D

- 7. Zoning: CG (General Commercial)
- 8. Land Use: Existing: Vacant
Anticipated: 36,200+/- square feet of commercial space
- 9. Population:

	Formula	Number of People
Total Current	-----	0
Estimated at full development	-----	0
Current Minority	-----	0
Estimated Minority at full development	-----	0
Current White	-----	0
Estimated White at full development	-----	0

* - 2.2 people per household in Greenville

- 10. Rural Fire Tax District: Rural Winterville
- 11. Greenville Fire District: Station #3 (Distance of 1.8 miles)
- 12. Present Tax Value: \$724,788
Estimated Future Tax Value: \$4,344,788

Fiscal Note: The total estimated tax value at full development is \$4,344,788.

Recommendation: Approve the attached ordinance to annex Covengton Downe, Lot 6, Block F

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

[Survey](#)

[Ordinance Covengton Downe Lot 6 Block F 1004675](#)

ORDINANCE NO. 15-
AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF
THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, the City Council of the City of Greenville has been petitioned under G.S. 160A-31, as amended, to annex the area described herein; and

WHEREAS, the City Council has directed the City Clerk to investigate the sufficiency of said petition; and

WHEREAS, the City Clerk has certified the sufficiency of said petition and a public hearing on the question of this annexation was held at City Hall at 7:00 p.m. on the 11th day of June, 2015, after due notice by publication in The Daily Reflector on the 1st day of June, 2015; and

WHEREAS, the City Council does hereby find as a fact that said petition meets the requirements of G. S. 160A-31, as amended.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES ORDAIN

1004675

Section 1. That by virtue of the authority vested in the City Council of the City of Greenville, North Carolina, under G. S. 160A-31, as amended, the following described contiguous territory is annexed:

TO WIT: Being all of that certain property as shown on the annexation map entitled "Covengton Downe, Lot 6, Block F", involving 4.147 acres as prepared by The Timmons Group.

LOCATION: Lying and being situated in Winterville Township, Pitt County, North Carolina, located along the southern right-of-way of East Fire Tower Road and 550+/- feet west of County Home Road.

GENERAL DESCRIPTION:

Commencing at a computed point at the northeasterly corner of Proposed Lot 1 and at the northwestern corner of Lot 8, Covengton Downes (MB 52, PG. 137), said point also being along the southern right-of-way of East Firetower Road and having Grid Coordinates N: 664720.15 E: 2488306.27, said point also being the POINT OF BEGINNING: thence S11°58'25"E a distance of 326.77 feet, to a computed point; thence S11°58'25"E a distance of 12.54 feet; said point being on the northern property line of the Graydon Paul Jackson, Jr property (DB 620, PG 841); Thence with said property line the following two courses and distances: Thence S77°17'37"W a distance of 42.45 feet, to an Iron Pipe; thence S77°50'00"W a distance of 83.33 feet, to an Iron Pipe; thence S85°11'00"W a distance of 138.11 feet, to an Iron Pipe; said point also being the northwestern corner of the Kelly Crozer and Betty Ann Dixon property (MB Z48, PG 50); thence S9°07'46"E a distance of 15.00 feet, to an Iron Pipe; thence S89°13'53"W a distance of 155.25 feet, to an Iron Pipe; thence N88°03'18"W a distance of 72.67 feet, to an Iron Pipe; thence S88°41'09"W a distance of 80.62 feet, to an Iron Pipe; thence N11°41'20"W a distance of 270.38 feet, to an Iron Pipe; said point being along the southern right-of-way of East Firetower Road; thence along an arc of a curve of said right-of-way 84.94 feet, said curve having a radius of 771.59 feet, and a chord bearing of N74°51'09"E a distance of 84.90 feet, to an Iron Pipe; thence with said right-of-way N77°59'33"E a distance of 479.50 feet, to a computed point; said point also being the POINT OF BEGINNING; Containing 180,673 SF or 4.147 AC of Land, More or Less.

Section 2. Territory annexed to the City of Greenville by this ordinance shall, pursuant to the terms of G. S. 160A-23, be annexed into Greenville municipal election district five. The City Clerk, City Engineer, representatives of the Board of Elections, and any other person having responsibility or charge of official maps or documents shall amend those maps or documents to reflect the annexation of this territory into municipal election district five.

Section 3. The territory annexed and its citizens and property shall be subject to all debts, laws, ordinances, and regulations in force in the City of Greenville and shall be entitled to the same privileges and benefits as other territory now within the City of Greenville. Said territory shall be subject to municipal taxes according to G.S. 160A-58.10.

1004675

Section 4. The Mayor of the City of Greenville, North Carolina, shall cause a copy of the map of the territory annexed by this ordinance and a certified copy of this ordinance to be recorded in the office of the Register of Deeds of Pitt County and in the Office of the Secretary of State in Raleigh, North Carolina. Such a map shall also be delivered to the Pitt County Board of Elections as required by G.S. 163-288.1.

Section 5. This annexation shall take effect from and after the 30th day of June, 2015.

ADOPTED this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

NORTH CAROLINA
PITT COUNTY

I, _____, a Notary Public for said County and State, certify that Carol L. Barwick personally came before me this day and acknowledged that she is the City Clerk of the City of Greenville, a municipality, and that by authority duly given and as the act of the municipality, the foregoing instrument was signed in its name by its Mayor, sealed with the corporate seal, and attested by herself as its City Clerk.

WITNESS my hand and official seal this ____ day of _____, 2015.

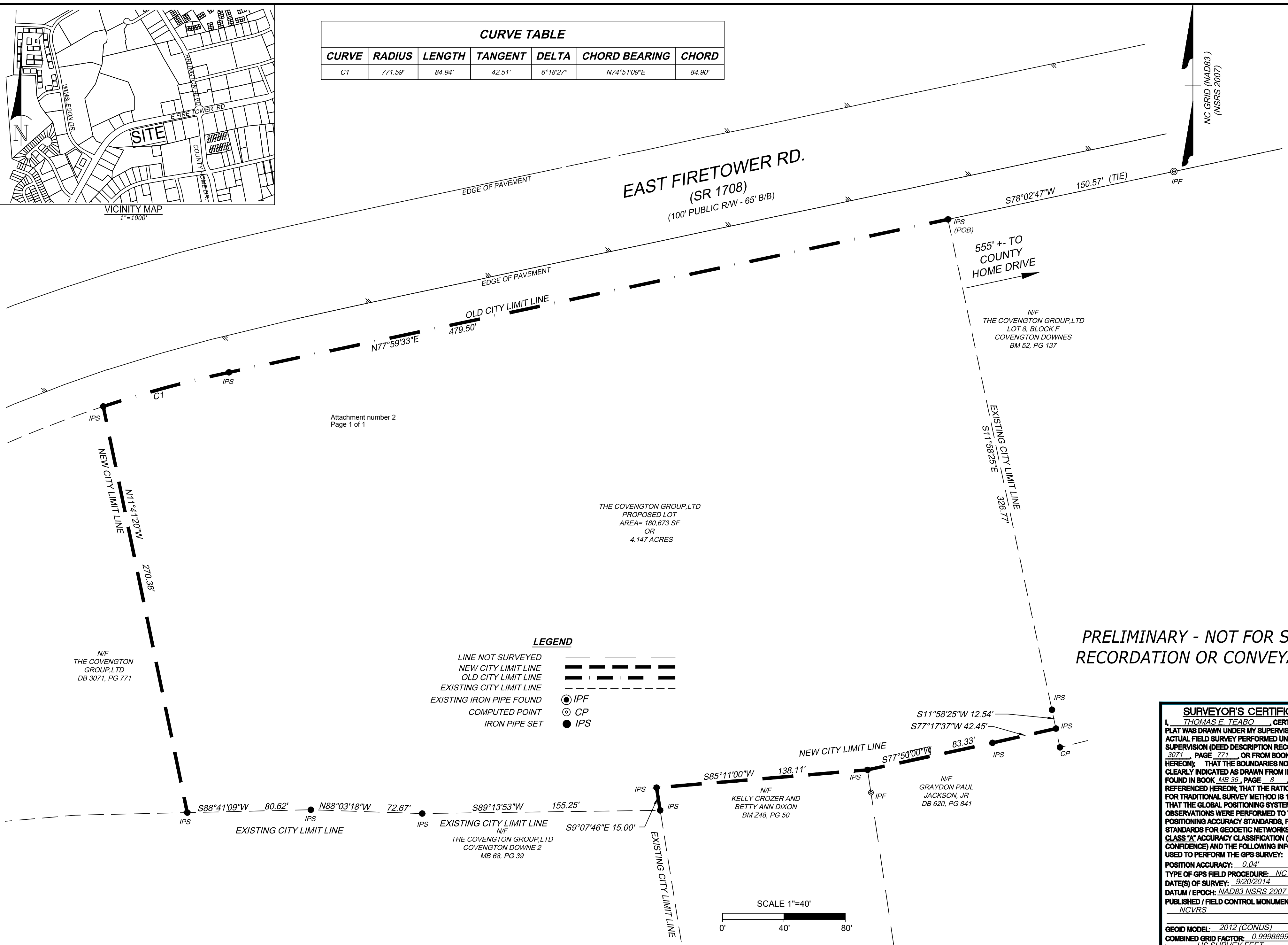
Notary Public

My Commission Expires: _____



VICINITY MAP
1"=1000'

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	DELTA	CHORD BEARING	CHORD
C1	771.59'	84.94'	42.51'	6°18'27"	N74°51'09"E	84.90'



Attachment number 2
Page 1 of 1

THE COVENGTON GROUP, LTD
PROPOSED LOT
AREA= 180,673 SF
OR
4.147 ACRES

LEGEND

LINE NOT SURVEYED	---
NEW CITY LIMIT LINE	— — — — —
OLD CITY LIMIT LINE	— · — · — · —
EXISTING CITY LIMIT LINE	- - - - -
EXISTING IRON PIPE FOUND	⊙ IPF
COMPUTED POINT	⊙ CP
IRON PIPE SET	● IPS

PRELIMINARY - NOT FOR SALES,
RECORDATION OR CONVEYANCES

SURVEYOR'S CERTIFICATION
I, THOMAS E. TEABO, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 3071, PAGE 771, OR FROM BOOKS REFERENCED HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK MB 36, PAGE 8 OR AS REFERENCED HEREON; THAT THE RATIO OF PRECISION FOR TRADITIONAL SURVEY METHOD IS 1:10,000+; THAT THE GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS WERE PERFORMED TO THE GEOSPATIAL POSITIONING ACCURACY STANDARDS, PART 2: STANDARDS FOR GEODETIC NETWORKS AT THE CLASS "A" ACCURACY CLASSIFICATION (95% CONFIDENCE) AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE GPS SURVEY:
POSITION ACCURACY: 0.04'
TYPE OF GPS FIELD PROCEDURE: NCVRS
DATE(S) OF SURVEY: 9/20/2014
DATUM / EPOCH: NAD83 NSRS 2007 - 600 EPOCHS
PUBLISHED / FIELD CONTROL MONUMENTS USED: NCVRS
GEOID MODEL: 2012 (CONUS)
COMBINED GRID FACTOR: 0.999889947
UNITS: US SURVEY FEET
THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.
I FURTHER CERTIFY PURSUANT TO G.S. 47-30 (f) (1) (d) THIS SURVEY IS OF ANOTHER CATEGORY AND IS AN EXCEPTION TO THE DEFINITION OF A SUBDIVISION.
WITNESS MY ORIGINAL SIGNATURE AND SEAL THIS THE _____ DAY OF _____, 20____.
SIGNED _____
PROFESSIONAL LAND SURVEYOR NO. L-3920

R:\902\35148-MGP\Retail\DWG\Greenville Site\35148V-PLSUBD.dwg | Plotted on 5/22/2015 10:54 AM | by Kris Schmidt

ANNEXATION PLAT
COVENGTON DOWNE, LOT 6, BLOCK 'F'
BEING A 4.147 ACRE PORTION OF TAX PARCEL 33117, RECORDED AS F.G FUTURE COVENGTON DOWNE, MAP BOOK 36 PAGE 8

TIMMONS GROUP 5410 TRINITY ROAD, Suite 112 RALEIGH, NC 27607 TEL 919.866.4951 FAX 919.859.5663 www.timmons.com NORTH CAROLINA LICENSE NUMBER C-1652	SURVEYED: JLP DRAWN: KS CHECKED: TET	APPROVED: TET DATE: 05/20/2015 SCALE: 1" = 40'
--	--	--

MAP NO.	MAPS RECORDED	BOOK	PAGE
	COVENGTON DOWNE TRACT	36	8

MAP SHOWING AREA ANNEXED BY
THE CITY OF GREENVILLE

DATE _____ ORDINANCE NO. _____ AREA _____

WINTERVILLE TOWNSHIP, PITT COUNTY, N.C.



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item:

Ordinance requested by the North Carolina Department of Transportation to amend the Future Land Use Plan Map from an office/institutional/multi-family (OIMF) category to a commercial (C) category containing 22 acres and to amend the Horizons: Greenville's Community Plan Focus Area (or commercial node) Map designation for the property located at the intersection of North Memorial Drive and West Belvoir Road from a "Neighborhood Focus Area" to a "Regional Focus Area"

Explanation:

Abstract: The City has received a request by the North Carolina Department of Transportation to amend the Future Land Use Plan Map from an office/institutional/multi-family (OIMF) category to a commercial (C) category containing 22 acres and to amend the Horizons: Greenville's Community Plan Focus Area (or commercial node) Map designation for the property located at the intersection of North Memorial Drive and West Belvoir Road from a "Neighborhood Focus Area" to a "Regional Focus Area".

History/Background:

In 1969, the property was zoned IU (Unoffensive Industry). In 1979, as part of the Belvoir Highway Study, the property was rezoned to OR. In the late 1990's/2000, a section of Belvoir Highway was abandoned and was incorporated into the airport property. This resulted in the current terminus of Belvoir Highway at Haw Drive.

The current Future Land Use Plan Map (FLUPM) was adopted in 2004.

Comprehensive Plan:

The subject property is located in Vision Area A.

The FLUPM recommends office/institutional/multifamily (OIMF) at the northwest corner of the intersection of North Memorial Drive and West Belvoir Road with commercial (C) and conservation/open space (COS) to the

north, industry (I) to the south, and low density residential (LDR) to the west.

North Memorial Drive is designated as a gateway corridor from West Third Street continuing north. Gateway corridors serve as primary entranceways into the city and help define community character. These roads are designed to carry high volumes of traffic through and across the city.

The intersection of North Memorial Drive and West Belvoir Road is a signalized intersection.

Urban Form Objectives

UF 21. To provide transition buffers and/or zoning between incompatible land uses.

Land Use Implementation Strategies

2(i). Office/Institutional/Multi-family development should be used as a buffer between light industrial and commercial development and adjacent lower density residential land uses.

3(c). Commercial development should be encouraged at the intersections of major roads (i.e. in a nodal fashion) consistent with the City's future land use plan map.

Horizons states: "...the location and size of commercial nodes included in this plan are not intended to be static. As the area surrounding the commercial nodes develops, large node definitions and possibly even shifts in location from one intersection to another may be warranted."

A neighborhood focus area is defined as containing less than 40,000 square feet of conditioned floor space. A regional focus area is defined as containing 400,000+ square feet of conditioned floor space.

The comprehensive plan describes regional focus areas as being typically at the crossing of major highways, serve as a major transit destination, provide significant concentration of jobs, and have a higher intensity of land uses. Neighborhood focus areas are only found in neighborhoods and must blend in with the residential surroundings in character and scale.

Under the current land use plan map recommendation, there are 50+/- acres shown as commercial. Staff would anticipate this area to yield 435,000+/- square feet of conditioned floor space. Under this amendment, there would be 72+/- acres shown as commercial. Staff would anticipate this area to yield 627,000+/- square feet of conditioned floor space.

Environmental Conditions/Constraints:

The subject property is impacted by the 500-year floodplain associated with the Tar River.

Surrounding Land Uses and Zoning:

North: CH and R6 - Vacant

South: OR - Pitt-Greenville Airport (runway) and NC Department of Corrections

East: RA20 - NCDOT facility

West: OR - Vacant (under common ownership by the applicant)

Thoroughfare/Traffic Volume (Summary):

Based on the analysis comparing the existing land use (1,862 daily trips) and requested land use, the proposed land use classification could generate 916 trips to and from the site on Memorial Drive, which is a net *decrease* of 946 less trips per day. Since the traffic analysis for the requested land use indicates that the proposal would generate less traffic than the existing land use, a traffic volume report was not generated.

Additional Staff Comments:

Of primary concern is the protection of the abutting residential neighborhood to the west. The current zoning of OR (office-residential [high density multi-family]) provides the intended buffer for the neighborhood.

The subject property is impacted by its proximity to one of the runways for Pitt-Greenville Airport located to the south. Due to the size (20 acres), location, and mitigating factors associated with the subject property, the current zoning of OR could limit any potential development of the property.

Any specific improvements above the minimum bufferyard and street tree requirements, including the additional plantings and the like, which the applicant may voluntarily offer, would be by private agreement. The City cannot participate in the development of, or in the enforcement of, any private agreements associated with any rezoning.

The inclusion of transitional zoning or other private conditions of development that are agreeable to the affected neighborhood may accomplish the intent of the plan to protect the neighborhood.

The Horizons: Greenville's Community Plan 2010 Update provides criteria in determining if a change to the FLUPM is compatible.

The following are excerpts from the 2010 Update.

A FLUPM amendment request will be construed to be "compatible with the comprehensive plan" if:

(i) The proposed amendment is determined by Planning and Zoning Commission and City Council to be necessary as a result of changed conditions in the local development pattern, street pattern, environment or other major

feature or plan, which impacts the site in a manner or to a degree not previously anticipated at the time of adoption of the Current FLUPM; and

(ii) The location of the proposed classification(s) support the intent and objective of the current FLUPM, Focus Area Map, and Transportation Corridor Map and other contextual considerations of the comprehensive plan; and

(iii) The resulting anticipated land use is properly located with respect to existing and future adjoining and area uses and the proposed change is not anticipated to cause undue negative impacts on localized traffic, the natural environment or existing land and future neighborhoods and businesses within and in proximity to the area of proposed amendment; and

(iv) The amendment is anticipated to result in a desirable and sustainable land use pattern to an equal or greater degree than existed under the previous plan recommendation.

Fiscal Note:

No cost to the City.

Recommendation:

Staff recommends approval of the ordinance requested by the North Carolina Department of Transportation to amend the Horizons: Greenville's Community Plan Focus Area (or commercial node) Map from a "Neighborhood Focus Area" to a "Regional Focus Area" in light of the property is located on a major highway at a signalized intersection and provides a buffer to the interior residential area.

In consideration of the criteria listed in the 2010 Update regarding requests to amend the Future Land Use Plan Map and mitigating factors as previously mentioned, staff's opinion is that the request is **compatible** with the comprehensive plan based on the following criteria listed in the 2010 Update. The proposed C category:

- supports the intent and objective of the current FLUPM, Focus Area Map, and Transportation Corridor Map and other contextual considerations of the comprehensive plan; and
- is properly located with respect to existing and future adjoining and area uses and the proposed change is not anticipated to cause undue negative impacts on localized traffic, the natural environment or existing land and future neighborhoods and businesses within and in proximity to the area of proposed amendment; and
- is anticipated to result in a desirable and sustainable land use pattern to an equal or greater degree than existed under the previous plan recommendation.

The Planning and Zoning Commission voted to approve the request at its May 19, 2015 meeting.

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

 [Maps](#)

 [Ordinance_NCDOT_Ordinance_1004650](#)

 [Minutes_NCDOT_for_June_1004652](#)

 [Minutes_NCDOT_1002173](#)

ORDINANCE NO. 15-
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENVILLE
AMENDING HORIZONS: GREENVILLE'S COMMUNITY PLAN

WHEREAS, the City Council of the City of Greenville, North Carolina, in accordance with Article 19, Chapter 160A, of the General Statutes of North Carolina, caused a public notice to be given and published once a week for two successive weeks in The Daily Reflector setting forth that the City Council would, on June 11, 2015, at 7:00 p.m. in the City Council Chambers of City Hall in the City of Greenville, NC, conduct a public hearing on the adoption of an ordinance amending the Future Land Use Plan Map for the following described territory;

WHEREAS, the Horizons: Greenville's Community Plan was adopted on January 9, 1992 by the Greenville City Council per Ordinance 2412; and

WHEREAS, the Horizons: Greenville's Community Plan will from time to time be amended and portions of its text clarified by the City Council; and

WHEREAS, Future Land Use Plans are to be prepared to expand and clarify portions of the Horizons: Greenville's Community Plan; and

WHEREAS, the City Council of the City of Greenville has per Ordinance No. 97-73 adopted the Greenville Future Land Use Plan Map and associated text dated June 4, 1997 as an amendment to the Horizons: Greenville's Community Plan; and

WHEREAS, the City Council of the City of Greenville has per Ordinance No. 04-10 amended the Horizons: Greenville's Community Plan and Future Land Use Plan Map pursuant to the 2004 Update; and

WHEREAS, the Planning and Zoning Commission and the City Council have reviewed the Future Land Use Plan Map and a public hearing has been held to solicit public comment.

THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES HEREBY ORDAIN:

Section 1. The Future Land Use Plan Map is hereby amended by re-designating from a "Office/institutional/multi-family" category to a "Commercial" category for the area described as being located at the northwest corner of the intersection of North Memorial Drive and West Belvoir Road, beginning at a known point, said point being the intersection of the western right-of-way of North Memorial Drive and the northern right-of-way of West Belvoir Road then running in a northwesterly direction along the southern property line of tax parcel 29073 as identified at the Pitt County Tax Assessor's Office for 1,040+/- feet; thence cornering and running in a northerly direction for 820+/- feet; thence cornering and running along the northern property line of tax parcel 29073 as identified at the Pitt County Tax Assessor's Office in an easterly direction for 975+/- feet; thence cornering and running in a southerly direction for

1,000+/- feet along the western right-of-way of North Memorial Drive and returning to the point of beginning and containing 22 acres.

Section 2. The Focus Area Designation is hereby amended by re-designating from a “Neighborhood Focus Area” to a “Regional Focus Area” for the area described as being located north of the intersection of North Memorial Drive and West Belvoir Road.

Section 3. That the Director of Community Development is directed to amend the Future Land Use Plan Map of the City of Greenville in accordance with this ordinance.

Section 4. That all ordinances and clauses of ordinances in conflict with this ordinance are hereby repealed.

Section 5. That this ordinance shall become effective upon its adoption.

ADOPTED this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

Excerpt from the DRAFT Planning & Zoning Commission Minutes (05/19/2015)

ORDINANCE REQUESTED BY THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION TO AMEND THE FUTURE LAND USE PLAN MAP FROM AN OFFICE/INSTITUTIONAL/MULTI-FAMILY (OIMF) CATEGORY TO A COMMERCIAL (C) CATEGORY CONTAINING 22+/- ACRES AND TO AMEND THE HORIZONS: GREENVILLE'S COMMUNITY PLAN FOCUS AREA (OR COMMERCIAL NODE) MAP DESIGNATION FOR THE PROPERTY LOCATED AT THE INTERSECTION OF NORTH MEMORIAL DRIVE AND WEST BELVOIR ROAD FROM A "NEIGHBORHOOD FOCUS AREA" TO A "REGIONAL FOCUS AREA" - APPROVED

Ms. Chantae Gooby, Planner II, delineated the property. She stated the request had been amended from last month's request. The property is located in the northern section of the city, north of Pitt Greenville Airport and along North Memorial Drive. This is a two-part request. The first part is to change the Future Land Use Plan Map to commercial and the second part is to change the designation of the current Neighborhood Focus Area to a Regional Focus Area. The property is currently vacant. The airport and the NC Department of Corrections are to the south. NCDOT owns property to the west of the requested area. Commercial and residential are to the north and NC DOT is to the east. The subject property is impacted by the 500-year floodplain associated with the Tar River. Memorial Drive is a gateway corridor. The intersection of West Belvoir Road and North Memorial Drive is a signalized intersection. In the late 1990's/early 2000, there was a section of West Belvoir Highway that was abandoned and was incorporated into the airport property. This resulted in the dead end at Belvoir Highway and Haw Drive. The second part of the request is to upsize the focus area from "neighborhood" designation to "regional" designation. A "regional" focus area is defined as containing 400,000+ square feet of conditioned floor space. The property is currently zoned office and multi-family. The current Land Use Plan recommendation for OIMF (office/institutional/multi-family) acts as a buffer to the interior residential zoned area from the industrial and commercial that surrounds the property. The Land Use Plan recommends commercial at the intersection of major roads. The Plan states that from time to time the location and sizes of commercial nodes can be changed and are not intended to be static. The Comprehensive Plan describes a regional focus area as being typically at the crossing of major highways, serve as a major transit destination, provide a significant concentration of jobs, and have higher intensity of land uses. It also states that any kind of residential should be buffered with either a conservation/open space (COS) or OIMF. Under the current land use plan map recommendation, there are 50+/- acres shown as commercial. Staff would anticipate this area to yield 435,000+/- square feet of conditioned floor space. Under this amendment, there would be an additional 22 acres shown as commercial. Staff would anticipate the total amended area to yield 625,000+/- square feet of conditioned floor space. A FLUPM amendment request will be construed to be "compatible with the comprehensive plan" if:

- there has been an impact or changed conditions in the development pattern, street pattern, or other major feature or plan;
- the location supports the intent and objective of the current FLUPM, Focus Area Map, and Transportation Corridor Map and other contextual considerations of the comprehensive plan;
- existing and future adjoining and area uses and the proposed change are not anticipated to cause undue negative impacts; and
- the anticipated land use will result in a desirable and sustainable land use pattern.

Staff recommends approval of the request. The request still maintains the recommended OIMF buffer to the interior residential area, it increases the size the focus area designation to make it the appropriate size

for the current and the proposed commercial. North Memorial Drive and West Belvoir Road is a signalized intersection.

Chairman Parker opened the public hearing.

Mr. Dan Withers, with Rivers and Associates, spoke in favor of the request. He stated the revised request protects the adjacent residential neighborhood and is in compliance with the plan goals and objectives.

Mr. Preston Hunter, NC DOT Highway Division, spoke in favor of the request. He requests a favorable recommendation and will be happy to answer any questions.

Ms. Bellis asked if the NCDOT owned the property adjacent to the west of the request.

Mr. Hunter stated yes.

No one spoke in opposition of the request.

Chairman Parker closed the public hearing and opened for board discussion.

Motion made by Mr. King, seconded by Mr. Griffin, to approve the changes as requested. Motion carried unanimously.

Excerpt from the ADOPTED Planning & Zoning Commission Minutes (04/21/2015)

ORDINANCE REQUESTED BY THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION TO AMEND THE FUTURE LAND USE PLAN MAP FROM AN OFFICE/INSTITUTIONAL/MULTI-FAMILY (OIMF) CATEGORY TO AN INDUSTRY (I) CATEGORY FOR THE PROPERTY LOCATED AT THE NORTHWEST CORNER OF THE INTERSECTION OF NORTH MEMORIAL DRIVE AND WEST BELVOIR ROAD CONTAINING 30 ACRES – CONTINUED TO MAY 19, 2015

Ms. Gooby delineated the property. She stated the property is located in the northern section of the City, along North Memorial Drive and north of Pitt-Greenville Airport. The property is currently vacant with residential to the west. It is located outside of the recognized industrial area. The property is impacted by the 500-year floodplain associated with the Tar River. North Memorial Drive is considered a gateway corridor which is where high volumes of traffic travel in and out of the city. The intersection of North Memorial Drive and West Belvoir Highway is signalized. In the late 1990's/early 2000, a section of West Belvoir Highway was abandoned and incorporated into the airport and it is now a dead end street. Currently, the property is zoned office-multi-family with commercial to the north and industrial to the east. The intent of the Future Land Use Map is for industrial and commercial east of North Memorial Drive, industrial to the south of West Belvoir Highway and residential in the interior with office/institutional/multi-family (OIMF) and/or conservation/open space (COS) as a buffer to the non-residential uses. The comprehensive plan supports industrial north of the Tar River in the recognized industrial area, and industrial uses should be located with direct access to major thoroughfares. The request is to change OIMF to I. The comprehensive plan gives us criteria on how to decide if an amendment to map is considered compatible: has there been an unanticipated change in street pattern, development pattern..., does the request support the intents and objectives of the plan, will existing and future adjoining properties be negatively impacted, and will the change result in a desirable and sustainable land use? In this case, the request does not offer OIMF and/or COS as a buffer to the adjoining residential neighborhood that is afforded under the current plan recommendations. Without such buffering the residential area to the west could be negatively impacted from industrial uses such as, noise and sounds. Therefore, staff recommends denial of the request since the request does not offer the same protection to neighboring properties as shown at other locations on the Future Land Use Plan Map.

Ms. Bellis: Is the biggest concern the lack of a buffer?

Ms. Gooby: Yes, that is a concern.

Dan Withers, P.E., Rivers and Associates, spoke on behalf of the applicant in favor of the request. This is a request for NCDOT, Division II in preparation of a rezoning request. The subject property is a portion of a property that is owned by the State. This particular corner is the only corner of the intersection of North Memorial Drive and West Belvoir Highway that is not recommend for I (Industry). It is our opinion that the current standards in the City's ordinance will protect the neighborhood. The State has owned this property for many years. It is our opinion that the intended use is not incompatible with the Future Land Use Plan Map and that the

proposed use would not have adverse effects on the adjoining property. This site has limited potential due to its proximity to the airport.

Ms. Bellis: My reservation is the lack of a dedicated buffer.

Mr. King: Has there been any discussion with the neighborhood?

Mr. Withers: No

Ms. Bellis: This neighborhood has been severely impacted over the years.

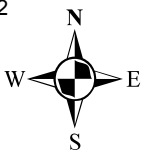
Mary L. Williams, spoke on behalf of an adjoining property owner, in opposition to the request due to lack of a buffer between the subject property and his property.

Mr. Withers: It is our intention to leave a significant portion of open space, however there is time to amend this request.

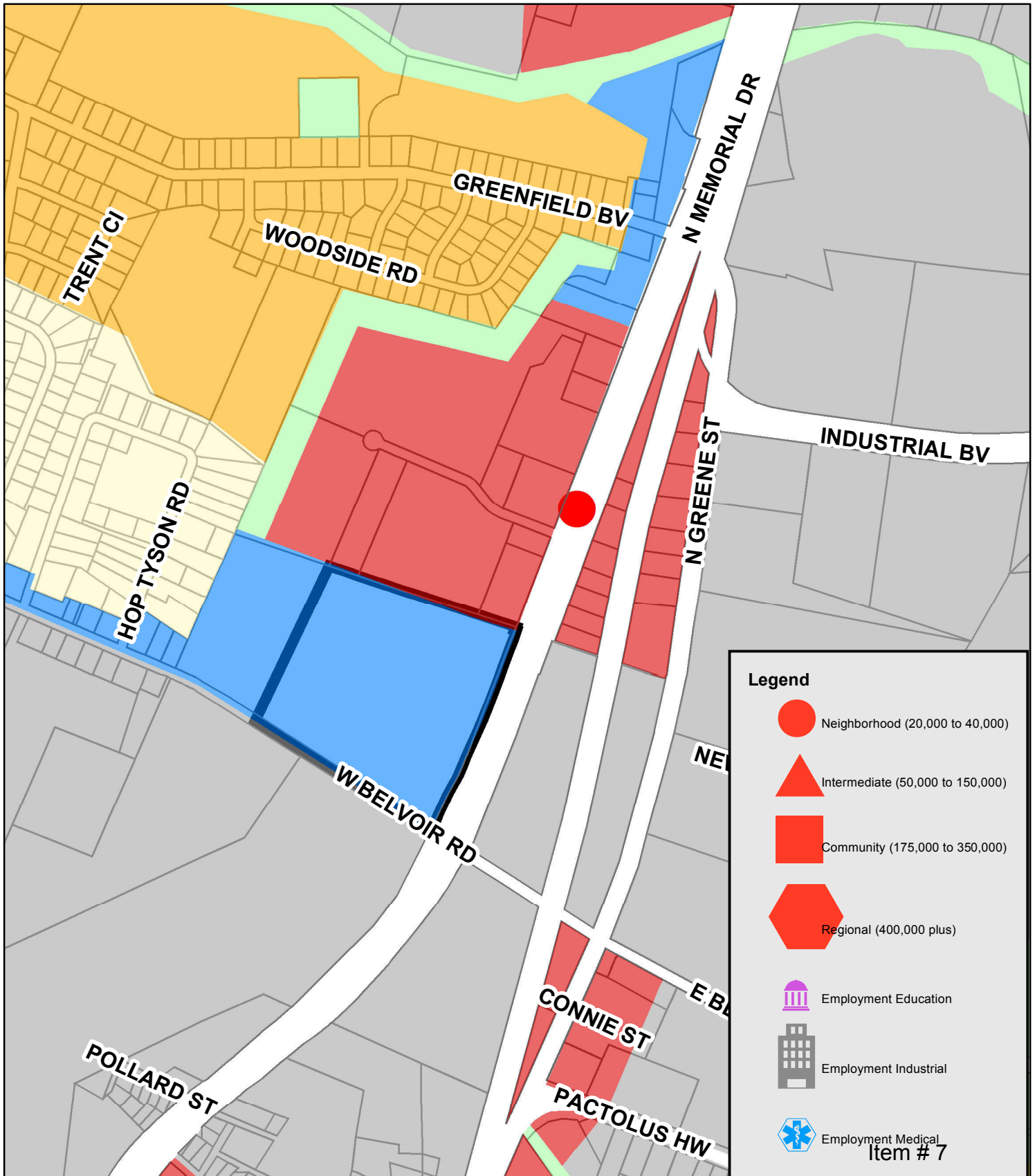
Mr. Flood: We request that if the request is amended that staff has time to review it.

Motion made by Mr. Parker, seconded by Ms. Darden, to continue this item to the May 19, 2015 Planning and Zoning Commission meeting. Motion passed unanimously.

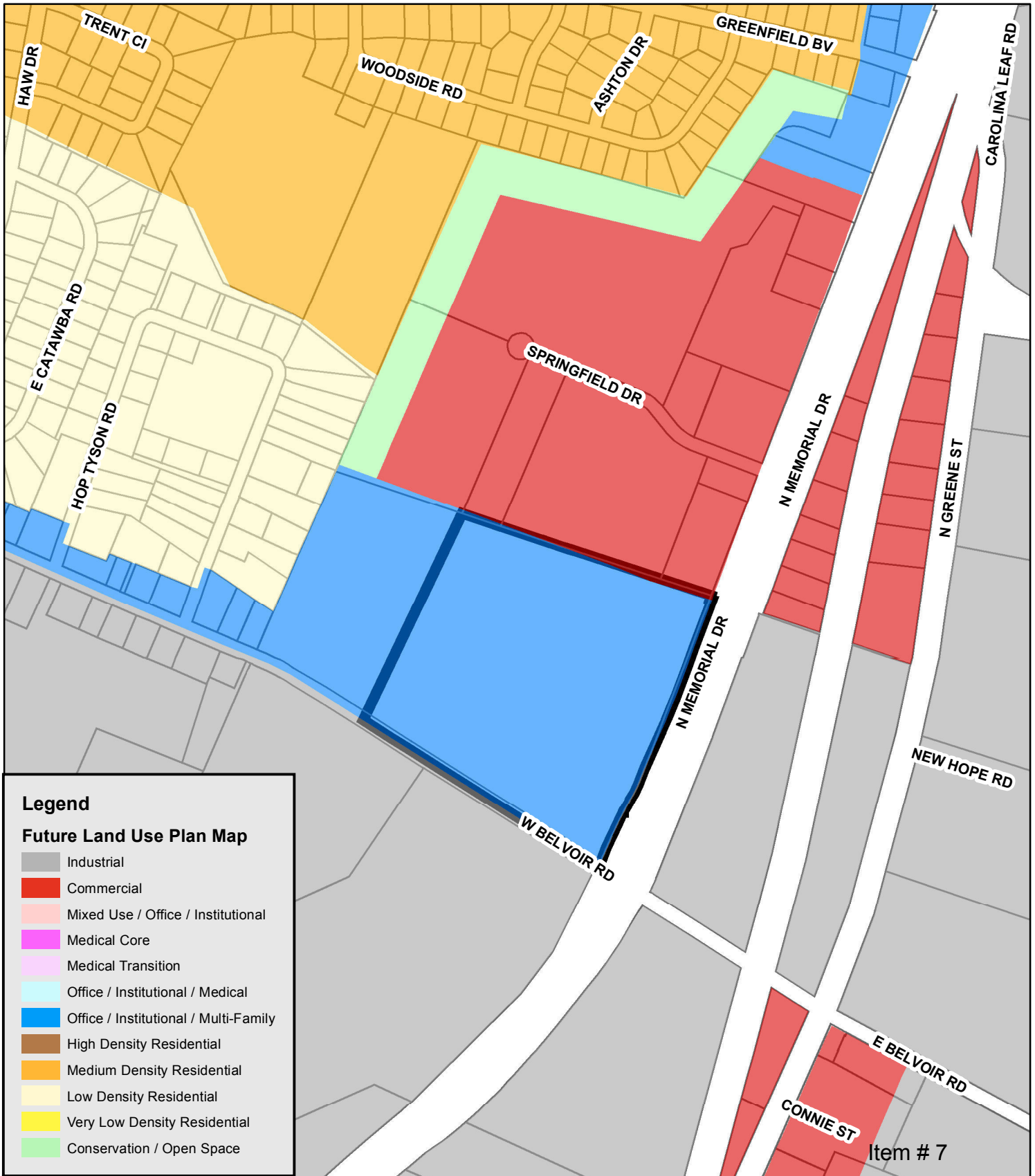
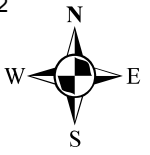
North Carolina Department of Transportation
From Neighborhood Focus Area
To: Regional Focus Area
May 5, 2015



FOCUS AREA DESIGNATION



North Carolina Department of Transportation
From: Office/institutional/multi-family (OIMF)
To: Commercial (C)
22 acres
May 5, 2015





City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinance to amend the Zoning Ordinance by adding schools as an allowed use within the IU (Unoffensive Industry) zoning district, subject to an approved special use permit and establishing specific criteria

Explanation: **Abstract:** The City of Greenville received an application from Mr. Fred T. Mattox on behalf of the Eastern Carolina Vocational Center, Inc., (ECVC) for a text amendment to add schools as an allowed use within the IU (Unoffensive Industry) zoning district, subject to an approved special use permit and establishing specific criteria.

Explanation: Greenville's Zoning Ordinance does not allow schools in the IU (Unoffensive Industry) zoning district. This text amendment proposes to amend the zoning ordinance to permit schools within the IU (Unoffensive Industry) zoning district, through special use permits and compliance with the following criteria proposed by ECVC (and edited by City staff with the applicant's permission).

The text amendment proposes to add a new subsection to Section 9-4-86(W) as indicated with underlined text as follows.

(W) School. All structures shall maintain side and rear setbacks of 50 feet and a front yard setback at least 25 feet greater than that required for single-family residences within the district, except as provided in subsection (1) (g) through (j) herein.

(1) Schools may be allowed as a special use in the IU (Unoffensive Industry) zoning district provided the school complies with the following additional criteria:

a. The property shall have a minimum of eight acres.

b. The maximum allowed building coverage shall be 40% of the property.

- c. The property shall have a minimum public road frontage of 450 feet.*
- d. All loading and unloading of students shall be off-street.*
- e. All parking areas shall be off-street in accordance with Article O, Parking.*
- f. The school must be authorized by the State of North Carolina.*
- g. All new structures shall maintain setbacks of 50 feet from property and public street right-of-way lines.*
- h. Schools that occupy structures that existed upon the effective date of this section (June 11, 2015) shall maintain setbacks of 50 feet from public street right-of-way lines, but are exempt from setbacks from property lines.*
- i. The setback exemption in section (h) is not applicable to parcels created after the effective date of this section (June 11, 2015).*
- j. Buildings that existed upon the effective date of this section (June 11, 2015) shall not be expanded within a 50 foot setback from property and public street right-of-way lines.*

The text amendment, if adopted, would also amend Title 9, Chapter 4, Article D, Section 9-4-78 (Appendix A: Table of Uses) 8 to add "S"s in rows (g)(h) and (i) to align under the IU(Unoffensive Industry) zoning district column heading to indicate Junior, Senior, Elementary, Kindergarten and Nursery Schools are allowed uses pending approval of special use permits within the IU district. This text amendment would also add a cross reference in the Table of Uses to review criteria in Section 9-4-86(W). (Exhibit A)

This item is a proposed text amendment that if adopted, would apply in all IU zoning districts within the city and the City's extraterritorial jurisdiction (ETJ), pending an approved special use permit and compliance with criteria the applicant is proposing in the text amendment application.

Attached Maps 1 through 3 show the location of the IU zoning district as well as the recognized industrial zoning district. Map 4 shows the location of zoning districts where schools are currently allowed by right and where schools are allowed with approved special use permits. (Exhibit B)

The applicant's original application is attached (Exhibit C). After submittal of the application, ECVC revised the figure in letter C regarding frontage, from 500 feet to 450 feet. After the Planning and Zoning Commission meeting on April 21, 2015, ECVC further revised the application to add criteria (g) through (j) as recommended by Community Development staff. Criteria (g) through (j) are intended to address a concern that the existing setback requirement of 50 feet would require ECVC to demolish a significant portion of the ECVC facility to comply with the 50 foot setback requirement for schools.

Staff advises the City Council that this item is not an evaluation of whether the ECVC facility has a legal nonconforming grandfathered land use as a school. ECVC wants to lease a portion of their building located at 901 Staton Road to a charter school. The charter school application indicates the school projects student enrollment for grades K-5 for 216 students in the first year and projects to enroll 468 students in grades K-8 in the tenth year of operation.

Upon receiving ECVC's text amendment application, staff was curious whether the property could be considered to accommodate a school use in light of the numerous and commendable activities that have taken place in the ECVC facility over the years. Staff encouraged the applicant to prepare a chronology of land use activities that have been conducted on the property throughout the years so that staff could ascertain whether a legal nonconforming grandfathered use could be determined which would avoid the need for a text amendment. As staff suggested, ECVC submitted such a chronology on March 31, 2015, requesting consideration of the property for educational purposes as a grandfathered use. The City's Zoning Ordinance and Zoning Map were adopted on May 8, 1969, which zoned the ECVC property IU (Unoffensive Industry), and the original ECVC facility was completed and opened for operation in 1970. The Community Development Department responded to ECVC's request in a letter dated April 8, 2015, that the City determined a school cannot be permitted in the ECVC facility as a legal nonconforming grandfathered land use. City staff advised ECVC that they may appeal the City's interpretation by filing an Appeal of Administrative Decision to the Board of Adjustment. Attached are copies of the ECVC and City of Greenville correspondence, without attachments referenced in the City's letter, that detail ECVC's chronology of land use activities and the City staff's review and basis for denying the request to consider a school use a legal nonconforming grandfathered land use. (Exhibit D)

Community Development staff objects to the proposed text amendment for the following three reasons: 1. Approval of the text amendment can lead to future limitations on industrial development; 2. Approval of the text amendment will introduce school students, faculty and staff to dangerous conditions typically associated with industrial districts; and 3. Approval of the text amendment would not be consistent with Horizons: Greenville's Community Plan. These three objections are detailed below.

1. Other non-residential land uses likely would also pursue text amendments applicable in the industrial zones due to the precedent set by school(s) in the industrial districts. This will have the result of reducing the availability of property developed for industrial uses. A reduction in lands developed for industrial uses will limit the function of industrial districts' full potential. Industrial buildings and vacant industrial sites interspersed with service and commercial uses will make it difficult for adjacent property having industrial zoning to develop, redevelop, or expand industrial facilities since there will be concern of exposing school students, faculty, and staff to noises, odor, large freight traffic, and potentially dangerous materials and fumes associated with industrial uses. Such a reduction in the full potential of Greenville and Pitt County's industrial districts may limit industrial employment, production, and industrial growth which is a vital segment of the local

and regional economy. There are ample zoning districts within the City and ETJ where schools are allowed by right or with a special use permit (Attachment B, Map 4). Another charter school recently began construction in another location that did not require a text amendment to obtain permits.

The ECVC property is immediately adjacent to two large sites to the east zoned Industry while the remaining property bordering ECVC's property is zoned Unoffensive Industry. If this text amendment is approved and a subsequent special use is approved to allow a charter school to occupy the ECVC building and later expand to accommodate the school's projected growth up to 468 students in 10 years, it is likely there will be increased scrutiny on what industrial uses and operations adjacent properties will be subjected to than would otherwise occur without the encroachment of a school use in the ECVC facility.

2. Approval of special use permits for schools could potentially expose school students, staff, and faculty to noises, odor, large freight traffic, and potentially dangerous materials and fumes commonly associated with industrial uses. As an example, in 2003 the West Pharmaceutical Services facility in Kinston threatened a school within 0.7 miles from the facility during a large industrial accident. To reduce such threats between incompatible land uses, it is a commonly accepted planning practice to separate sensitive non-industrial types of uses, such as schools, from being located within or immediately adjacent to property zoned for industry. The ECVC facility, where the charter school desires to locate, is almost in the geographic center of the recognized industrial district (Attachment B, Map 2). The ECVC property is bound by two sites having the zoning district designation of Industry to the east while the remaining boundary of the ECVC parcel is zoned Unoffensive Industry.

3. In staff's opinion, the proposed Zoning Ordinance Text Amendment is NOT in compliance with: Horizons: Greenville's Community Plan, 2009-2010 Update, Implementation Review, Vision Areas, Northeast, Policy B4 which states, ***"Encourage new industry and support businesses in the recognized industrial area."***; and Horizons: Greenville's Community Plan, 2004, Plan Elements, Urban Form and Land Use, Employment Areas, Policy 6(c) which states, ***"Industrial development shall not be located in areas which would diminish the desirability of existing and planned non-industrial uses, nor shall non-industrial uses be allowed to encroach upon existing or planned industrial sites. New industrial development shall be encouraged to locate in existing and/or planned industrial parks."***

The adopted Horizons Plan's Future Land Use Plan Map designates the designated industrial district and the majority of other property with the Unoffensive Industry and Industry zoning districts with an Industrial future land use classification. The Horizons Plan describes the Industrial classification as, ***"The land use plan supports the City's objective to locate the majority of industrial development north of the Tar River in the area designated as Greenville's Industrial Area and in the southwest quadrant in the southwest loop corridor. The only significant area where the land use plan supports new industrial growth is in these predetermined Industrial areas..."***

The Industrial land use category has associated zoning districts. These zoning districts specify the allowable uses for each of the land use categories. Within the Horizons Plan, the zoning districts listed in association with the Industrial Future Land Use category are Unoffensive Industry, Industry, Planned Unoffensive Industry, and Planned Industry. A list of land uses currently permitted in the Unoffensive Industry and Industry zoning districts, by right and with an approved special use permit, are attached (Exhibit E).

Fiscal Note: No cost to the City.

Recommendation: In staff's opinion, the proposed Zoning Ordinance Text Amendment is not in compliance with Horizons: Greenville's Community Plan, 2009-2010 Update, Implementation Review, Vision Areas, Northeast, Policy B4 which states, *"Encourage new industry and support businesses in the recognized industrial area."*; and Horizons: Greenville's Community Plan, 2004, Plan Elements, Urban Form and Land Use, Employment Areas, Policy 6(c) which states, *"Industrial development shall not be located in areas which would diminish the desirability of existing and planned non-industrial uses, nor shall non-industrial uses be allowed to encroach upon existing or planned industrial sites. New industrial development shall be encouraged to locate in existing and/or planned industrial parks."*

The Planning and Zoning Commission voted to recommend denial of the request at its April 21, 2015 meeting (Exhibit E).

If the City Council determines to approve the text amendment, a motion to adopt the attached text amendment ordinance will accomplish this. The ordinance includes the statutorily required statement describing whether the action taken is consistent with the comprehensive plan and explaining why Council considers the action taken to be reasonable and in the public interest.


If the City Council determines to deny the text amendment, in order to comply with statutory requirements, it is recommended that the motion be as follows:

"Motion to deny the requested text amendment, to make a finding and determination that the requested text amendment is inconsistent with the comprehensive plan or other applicable plans, including but not limited to the following; Horizons: Greenville's Community Plan, , 2009-2010 Update, Implementation Review, Vision Areas, Northeast, Policy B4 which states, *"Encourage new industry and support businesses in the recognized industrial area."*; Horizons: Greenville's Community Plan, 2004, Plan Elements, Urban Form and Land Use, Employment Areas, Policy 6(c) which states, *"Industrial development shall not be located in areas which would diminish the desirability of existing and planned non-industrial uses, nor shall non-industrial uses be allowed to encroach upon existing or planned industrial sites. New industrial development shall be encouraged to locate in existing and/or planned industrial parks."*

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

 [Exhibits A-F](#)

 [Ordinance Schools in Unoffensive Industry Zoning District Text Amendment 1001675](#)

ORDINANCE NO. 15-
AN ORDINANCE AMENDING THE ZONING ORDINANCE
OF THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, the City Council of the City of Greenville, North Carolina, in accordance with Article 19, Chapter 160A, of the General Statutes of North Carolina, caused a public notice to be given and published once a week for two successive weeks in The Daily Reflector setting forth that the City Council would, on June 11, 2015, at 7:00 p.m., in the City Council Chambers of City Hall in the City of Greenville, NC, conduct a public hearing on the adoption of an ordinance amending the City Code; and

WHEREAS, in accordance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of the ordinance involving the text amendment is consistent with the adopted comprehensive plan and other officially adopted plans that are applicable and that the adoption of the ordinance involving the text amendment is reasonable and in the public interest due to its consistency with the comprehensive plan and other officially adopted plans that are applicable and, as a result, its furtherance of the goals and objectives of the comprehensive plan and other officially adopted plans that are applicable;

WHEREAS, as a further description as to why the action taken is consistent with the comprehensive plan and other officially adopted plans that are applicable in compliance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of this ordinance is consistent with provisions of the comprehensive plan including, but not limited to, Horizons: Greenville's Community Plan, 2009-2010 Update, Implementation Review, Economic Development, Objective 2(b) to encourage rehabilitation and reuse of commercial/industrial buildings;

WHEREAS, as a further explanation as to why the action taken is reasonable and in the public interest in compliance with the provisions of North Carolina General Statute 160A-383, the City Council of the City of Greenville does hereby find and determine that the adoption of this ordinance will, in addition to the furtherance of other goals and objectives, attract new businesses;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES HEREBY ORDAIN:

Section 1: That Title 9, Chapter 4, Article D, Section 9-4-78 (Appendix A)(C)(8)g. of the City Code is hereby amended to add the use entitled "School: junior and senior high" as a special use in the IU (Unoffensive Industry) district and to add a cross reference to Section 9-4-86(W).

Section 2: That Title 9, Chapter 4, Article D, Section 9-4-78 (Appendix A)(C)(8)h. of the City Code is hereby amended to add the use entitled "School: elementary" as a special use in the IU (Unoffensive Industry) district and to add a cross reference to Section 9-4-86(W).

Section 3: That Title 9, Chapter 4, Article D, Section 9-4-78 (Appendix A)(C)(8)i. of the City Code is hereby amended to add the use entitled "School: kindergarten or nursery" as a

special use in the IU (Unoffensive Industry) district and to add a cross reference to Section 9-4-86(W).

Section 4: That Title 9, Chapter 4, Article D, Section 9-4-86(W) of the City Code is hereby amended by rewriting said section so that it shall read as follows:

- (W) School. All structures shall maintain side and rear setbacks of 50 feet and a front yard setback at least 25 feet greater than that required for single-family residences within the district, except as provided in subsection (1) (g) through (j) herein.
- (1) Schools may be allowed as a special use in the IU (Unoffensive Industry) zoning district provided the school complies with the following additional criteria:
- a. The property shall have a minimum of eight acres.
 - b. The maximum allowed building coverage shall be 40% of the property.
 - c. The property shall have a minimum public road frontage of 450 feet.
 - d. All loading and unloading of students shall be off-street.
 - e. All parking areas shall be off-street in accordance with Article O, Parking.
 - f. The school must be authorized by the State of North Carolina.
 - g. All new structures shall maintain setbacks of 50 feet from property and public street right-of-way lines.
 - h. Schools that occupy structures that existed upon the effective date of this section (June 11, 2015) shall maintain setbacks of 50 feet from public street right-of-way lines, but are exempt from setbacks from property lines.
 - i. The setback exemption in section (h) is not applicable to parcels created after the effective date of this section (June 11, 2015).
 - j. Buildings that existed upon the effective date of this section (June 11, 2015) shall not be expanded within a 50 foot setback from property and public street right-of-way lines.

Section 5. That any part or provision of this ordinance found by a court of competent jurisdiction to be in violation of the Constitution or laws of the United States or North Carolina is hereby deemed severable and shall not affect the validity of the remaining provisions of the ordinance.

Section 6. That this ordinance shall become effective immediately upon adoption.

Adopted this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

EXHIBIT A

Excerpt of Title 9, Chapter 4, Article D, Section 9-4-78 (Appendix A: Table of Uses) 8, Services - Showing Proposed Text Amendment to add Junior, Senior, Elementary, Kindergarten and Nursery Schools as Allowed Uses within the IU (Unoffensive Industry) Zoning District with Approved Special Use Permits, Indicated with the Addition of the Letter "S" in Subsections (8)g, h and i under the IU zoning district column.

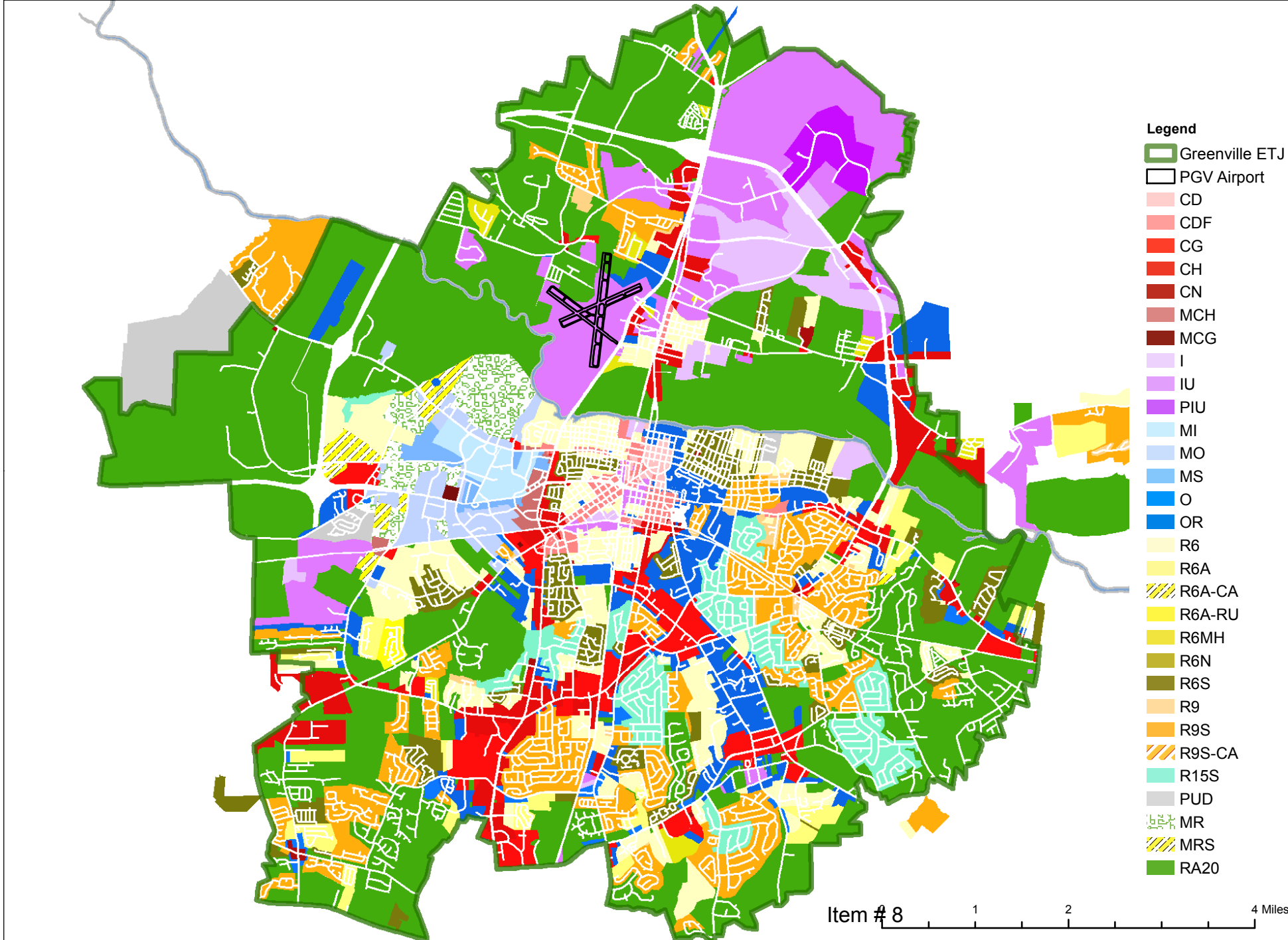
(8) *Services.*

USE	L U C #	RA 20	R 15 S	R 9 S	R 6 S	R 6 N	R 9 S	R 6 S	R 6 A	R 6 M H	M I	M S	M O	M C G	M R	M C H	M R S	O R	O	C D	C D F	C G	C N	C H	I U	I	P I U	P I		
a. Child day care facilities	3	S					S	S	S	S	S	S	S	S	S			S	S	S	S	S	S	S	S	S	S	S	S	
b. Adult day care facilities	3	S					S	S	S	S	S	S	S	S	S			S	S	S	S	S	S	S	S	S	S	S	S	
c. Funeral home	3																	P	P	P	P	P		P						
d. Cemetery	3	S	S	S	S	S	S	S	S	S																				
e. Barber or beauty shop	3												S	P		P		P	P	P	P	P	P	P						
f. Manicure, pedicure or facial salon	3												S	P		P		P		P	P	P	P	P						
g. School; junior and senior high (see also § 9-4-103)	3	S	S	S	S		S	S	S						S		S	P	P		P								<u>S</u>	
h. School; elementary (see also § 9-4-103)	3	S	S	S	S		S	S	S						S		S	P	P		P								<u>S</u>	
i. School; kindergarten or nursery (see also § 9-4-103)	3	S	S	S	S		S	S	S						S		S	P	P	S	P								<u>S</u>	
j. College and other institutions of higher learning	3										P	S	S			S		P	S	P										
k. Business or trade schools	3																	P		P	P	P								
l. Convention center; private	3											S	S			S		S	S	S	S	S		S	S	S	S	S	S	
m. Multi-purpose center	3							S	S																					
n. Auditorium	3												P			P		P		P	P			P	P	P	P	P	P	
o. Church or place of worship (see also § 9-4-103)	2	P	P	P	P	P	P	P	P	P					P	P	P	P	P	P	P	P	P	P	P	S				
p. Library	3																	P	P	P	P									
q. Museum	3																	P	P	P	P	P		P						
r. Art gallery	3													P		P		P	P	P	P	P		P						



Map 1 - Zoning Districts

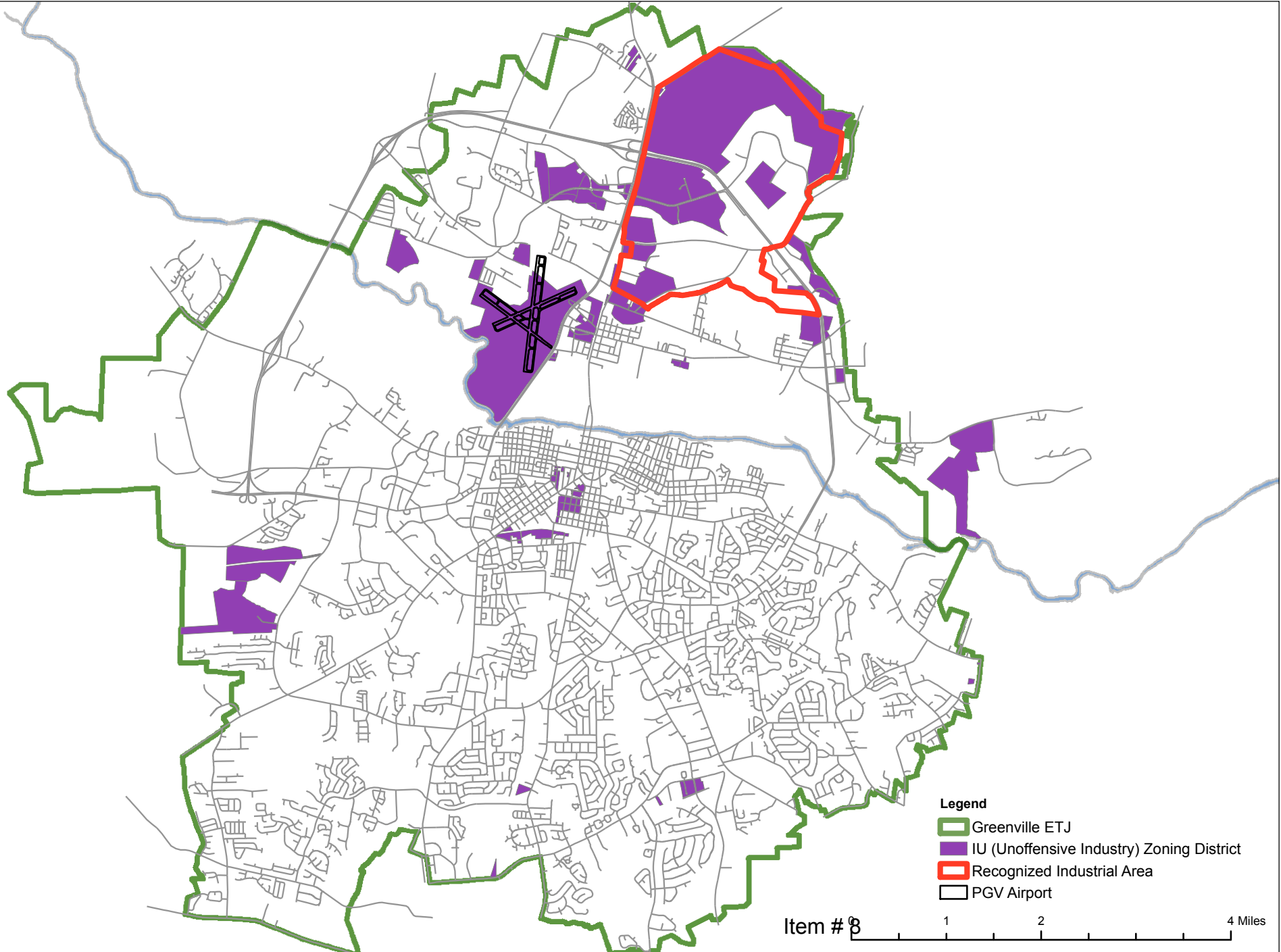
EXHIBIT B



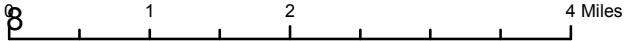
- Legend**
- Greenville ETJ
 - PGV Airport
 - CD
 - CDF
 - CG
 - CH
 - CN
 - MCH
 - MCG
 - I
 - IU
 - PIU
 - MI
 - MO
 - MS
 - O
 - OR
 - R6
 - R6A
 - R6A-CA
 - R6A-RU
 - R6MH
 - R6N
 - R6S
 - R9
 - R9S
 - R9S-CA
 - R15S
 - PUD
 - MR
 - MRS
 - RA20

Item # 8 1 2 4 Miles

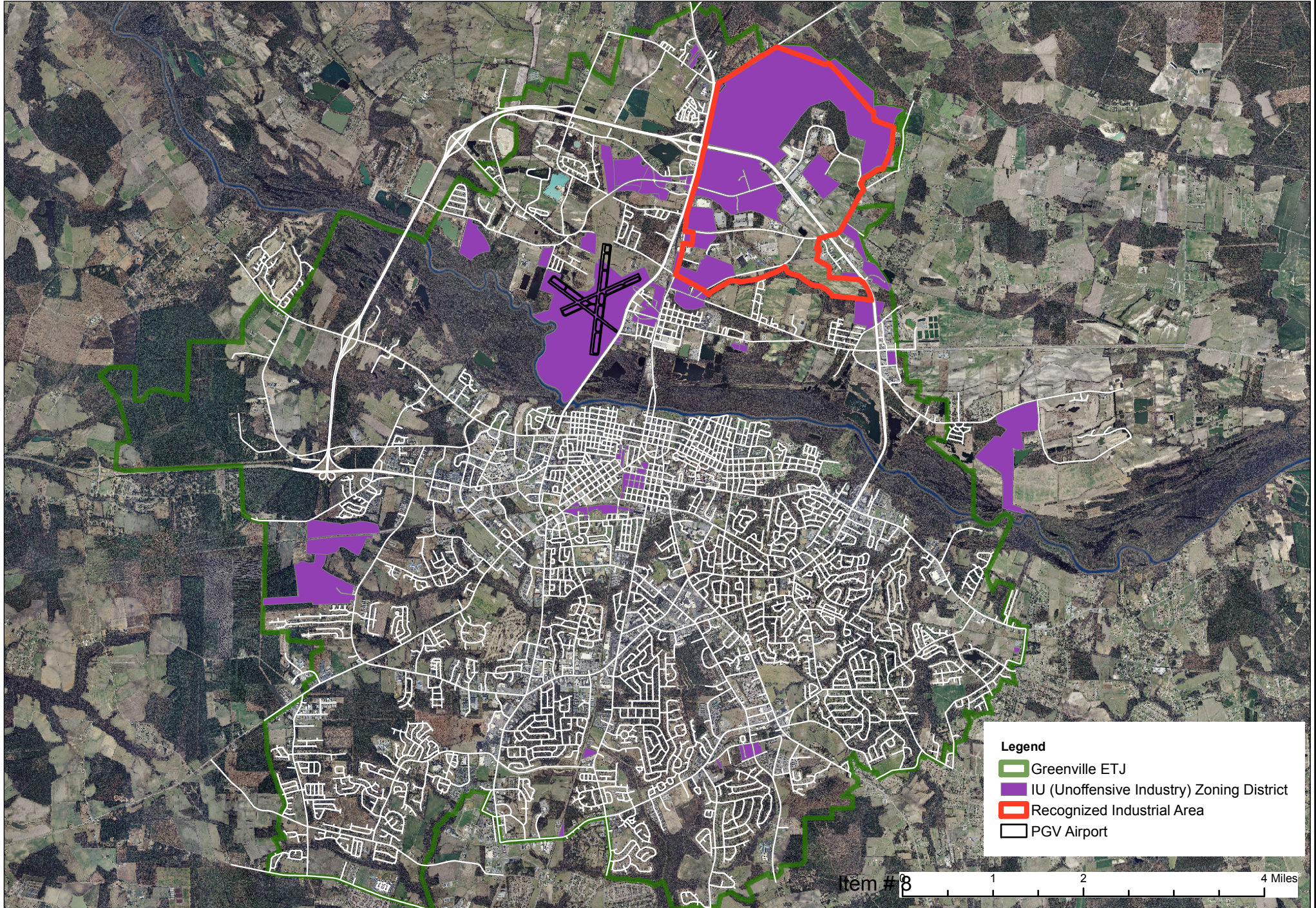
Map 2 - Location of IU (Unoffensive Industry) Zoning District







- Legend**
-  Greenville ETJ
 -  IU (Unoffensive Industry) Zoning District
 -  Recognized Industrial Area
 -  PGV Airport

Item # 8  1 2 4 Miles

Map 3 - Location of IU (Unoffensive Industry) Zoning District with Aerial Photo




Legend

-  Greenville ETJ
-  IU (Unoffensive Industry) Zoning District
-  Recognized Industrial Area
-  PGV Airport




Item # 8  1 2 4 Miles

Map 4 - Zoning Districts Where Schools Are Currently Allowed










Legend

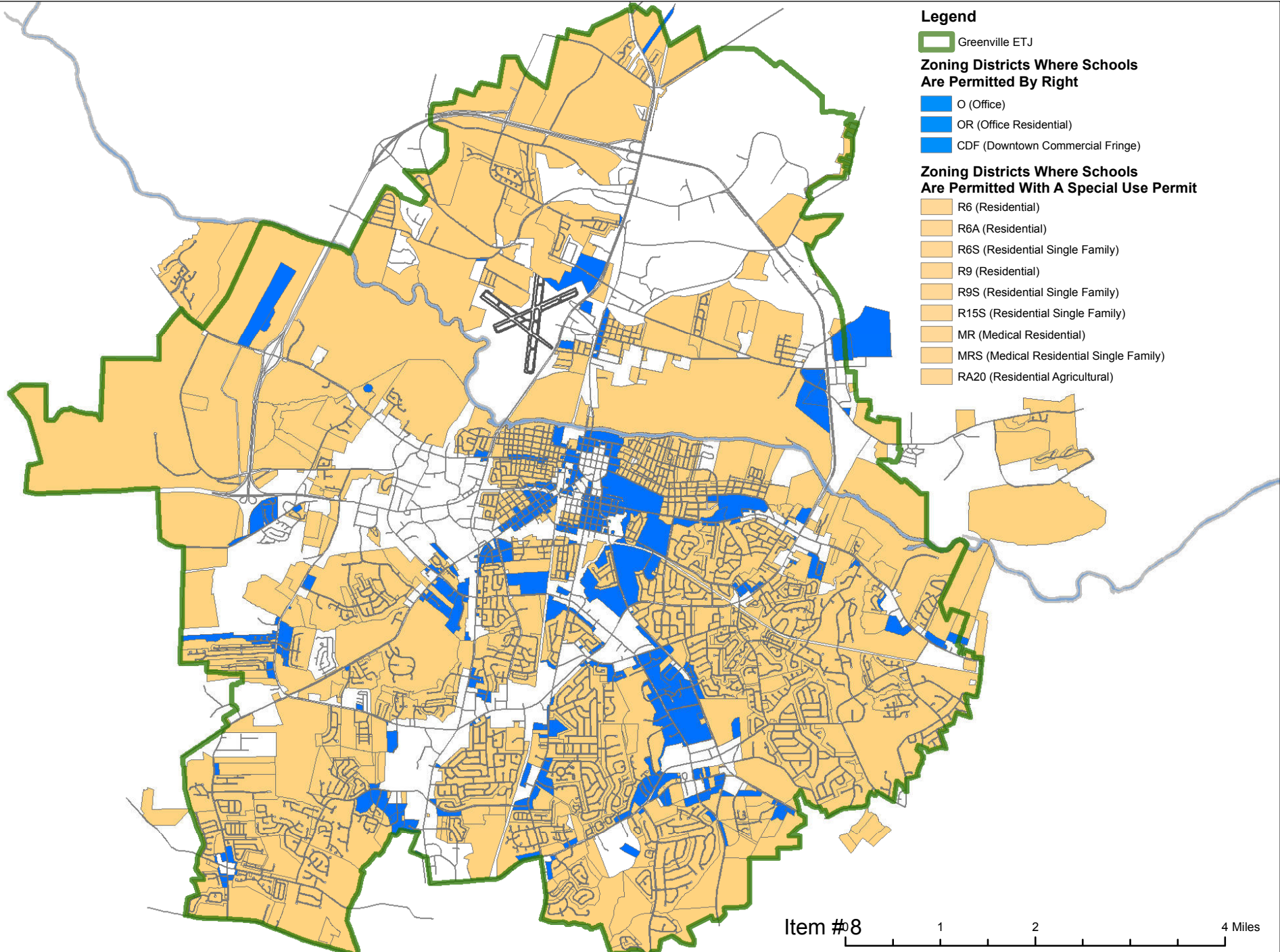
 Greenville ETJ

Zoning Districts Where Schools Are Permitted By Right

-  O (Office)
-  OR (Office Residential)
-  CDF (Downtown Commercial Fringe)

Zoning Districts Where Schools Are Permitted With A Special Use Permit

-  R6 (Residential)
-  R6A (Residential)
-  R6S (Residential Single Family)
-  R9 (Residential)
-  R9S (Residential Single Family)
-  R15S (Residential Single Family)
-  MR (Medical Residential)
-  MRS (Medical Residential Single Family)
-  RA20 (Residential Agricultural)



Item #8





Date Received 3/24/2015
rw

**CITY OF GREENVILLE
ZONING ORDINANCE TEXT AMENDMENT APPLICATION**

Applicant Name(s) EASTERN CAROLINA VOCATIONAL CENTER, INC

Mailing Address PO BOX 425
ATTN: FRED T. MATOX
GREENVILLE, NC 27835

Contact Phone Number (301) 366-2217

Contact Fax Number (252) 752-0844

Zoning Ordinance Section Proposed to be Amended: Appendix A AND
SECTION 9.4.46

Reason for Request: TO ALLOW A SCHOOL TO USE A PORTION
OF 901 STATION ROAD FOR EDUCATIONAL PURPOSES.
TAX PARCEL 28877

Proposed Language of Text Amendment (attach additional pages if needed): _____

(A) TO AMEND APPENDIX "A" TO ALLOW A SCHOOL AS A SPECIAL
USE IN THE INDUSTRIAL ZONE SUBJECT TO SUCH
RESTRICTIONS IMPOSED BY THE BOARDS OF ADJUSTMENT.

Fred T. Madox, CHAIR.

Print Name

Fred T. Madox

Signature of Applicant

3-23-15

Date

Attachment

Schools may be allowed as a special use in the IU zone provided:

A: The site contains at least 8 acres.

B: No more than 40% of the site be occupied by buildings.

C: Contains at least 500 feet of public road frontage.

D: Have all off street loading and unloading of students.

E: Have off street parking in accordance with the Greenville parking ordinance.

F: School must be authorized by the State Of North Carolina.

EXHIBIT D



2100 North Greene Street
P.O. Box 1686
Greenville, NC 27835-1686

Where abilities overcome disabilities

Phone: (252) 758-4188
Fax: (252) 830-1260
Website: www.ECVCinc.com

March 31, 2015

Mr. Tom Wittenauer
Chief Planner
City of Greenville
201 W 5th Street
Greenville, NC 27858

Re: Ignite Innovation Academy

Dear Mr. Wittenauer,

Ignite Innovation Academy has a charter from the state of North Carolina to operate a school in Pitt County. The Academy desires to lease part of a building located at 901 Staton Road from Eastern Carolina Vocational Center (ECVC). The building has been used for instructional purposes since it was built.

Eastern Carolina Vocational Center was incorporated by the State of North Carolina on August 23, 1965. The corporation was organized "To provide personnel, services, and facilities for evaluation and training of mentally and physically handicapped persons..."

In 1970 Eastern Carolina Vocational Center (ECVC) began operations at 901 Staton Road in a building constructed for the training of mentally and physically handicapped persons. The building included an institutional size kitchen and dining area. The property has been continuously used for instructional purposes by ECVC and/or other entities ever since.

In 1975 the building was expanded to accommodate a welding shop and automotive repair center. Pitt Community College provided training in welding and automotive repair. The College also provided the instructors for the Adult Basic Education program. ECVC provided instructors for furniture refinishing, chair caning, recycling, and picture framing.

In 1982 another addition to the building was completed which included dormitory rooms to house 90 students with disabilities from counties in eastern North Carolina, a dining hall, and full service institutional kitchen. This building addition was used for instruction in food service preparation, health and fitness, and musical therapy. Food service instructors were funded by Pitt Community College. The health and fitness instruction was done by ECVC through a federal



grant. The musical therapy was done by East Carolina University. A volunteer provided pottery classes.

In 1983 ECVC leased the Aquatics and Fitness Center to the City of Greenville for \$1 per year. City employees and contractors to the City were the instructors for swimming and other fitness and nutrition classes at the Aquatics Center.

In 2006 ECVC sold the Aquatics and Fitness Center to the City of Greenville for \$1. Since that date formal classes have continued at the Center. The Greenvillenc.gov web site lists fitness classes as one of the activities available at the Center. The Aquatics Center is attached to the 901 Staton Road building that Ignite Innovation Academy proposes to lease from ECVC for a period of four years.

For the last thirteen years ECVC's 901 Staton Road property has been leased by organizations for educational purposes. Examples are Pitt County Schools for the Alpha classes (2002-2011), Pitt County Schools for the HUGS classes (2009-2011), and Martin Community Action for the Head Start program (2002-2015).

The Creative Living Center has been housed at ECVC's Staton Road location since 2002. Creative Living Center is a day health program designed to enhance the quality of life for senior and disabled adults and provide an alternative to residential health care placement. This program includes daily activities designed to improve fine motor skills and hand-eye coordination, arts and crafts, and mind stimulation to improve cognitive functions.

The property at 901 Staton Road has been used for educational purposes continuously since 1970. ECVC respectfully requests that the property be grandfathered so as to allow ECVC to lease space to other educational entities for education purposes.

Sincerely,

A handwritten signature in black ink, appearing to read "Bob Jones", is written over a horizontal line.

Bob Jones
ECVC President

CC: Mr. Fred T. Mattox
ECVC Board Chairman



COMMUNITY DEVELOPMENT
PLANNING DIVISION

April 8, 2015

Mr. Bob Jones, President
Eastern Carolina Vocational Center, Inc.
2100 North Greene St.
P.O. Box 1686
Greenville, NC 27835-1686

RE: Response to ECVC Letter dated March 31, 2015 Regarding Parcel # 028877

Dear Mr. Jones,

On March 24, 2015, an application for a text amendment to the City's zoning ordinance was submitted by Mr. Fred Mattox on behalf of Eastern Carolina Vocational Center, Inc. (ECVC). (Attachment A) During a meeting I had with Mr. Mattox on March 30 to discuss the application, I suggested he submit two additional items listed below. While meeting with Mr. Mattox, he handed me a newspaper article that reports the Ignite Innovation Academy, a proposed new charter school, is already registering students for kindergarten through fifth grade and will add a grade each year up to eighth grade. (Attachment B) The article states the school plans to open in the ECVC building located at 901 Staton Rd. (Parcel ID #028877) this fall. The purpose of this letter is to respond to your letter dated March 31, 2015 requesting that the ECVC property be grandfathered by the City so as to allow ECVC to lease space to other educational entities for education purposes.

1. The first item I suggested to Mr. Mattox is to provide a supplement to ECVC's application that establishes review criteria the Board of Adjustment (BOA) could use in reviewing special use applications for schools in an IU (Unoffensive Industry) zoning district. On March 31, 2015, Mr. Mattox provided a list of 6 items he proposes the BOA use in their review of schools in the IU (Unoffensive Industry) zoning district. (Attachment C)
2. The second item I suggested Mr. Mattox submit was a chronology of land use activities that have taken place on the property so I could ascertain whether an elementary school is a grandfathered legal nonconforming land use on ECVC's property. I felt like it was important to take time to research whether a charter school could go into the facility before we proceed with the text amendment. Your letter provided the information I requested of Mr. Mattox. (Attachment D) I reviewed your letter, the zoning history of the property, a text amendment from 1980 that was associated with ECVC, current zoning requirements and provisions in the zoning ordinance regarding grandfathered status findings. Attached is the full Article C from the City of Greenville Zoning Ordinance that addresses nonconforming situations. (Attachment E). I regret to inform you that I have determined, along with Mr. Merrill Flood's concurrence, that a charter school cannot be permitted in the ECVC facility as a legal nonconforming grandfathered land use. Following are points from my research for which our decision of denial is based.

1

Item # 8

The ECVC was being constructed simultaneously within the year the City of Greenville applied the zoning of IU to ECVC's property. The Zoning Ordinance and Zoning Map were adopted on May 8, 1969 (Attachment F) and the ECVC was completed and opened for operation in 1970. It is likely the City, if aware of the ECVC center, considered the vocational center grandfathered as there was a subsequent text amendment in 1980 to add a vocational rehabilitation center to the zoning ordinance. Although the ECVC center was in operation with an education component, it was not operated as an elementary school type of activity, but was provided as a vocational center. The November 13, 1980 text amendment to the zoning ordinance added a vocational rehabilitation center definition and use to the zoning ordinance as a permitted use in the IU district. The 1980 text amendment was submitted by ECVC. The amendment added vocational rehabilitation centers in the I (Industry) and IU (Unoffensive Industry) districts. Minutes from the September 24, 1980 Joint City-County Planning & Zoning Commission, minutes from the November 13, 1980 City Council meeting and ordinance #1014 to adopt the text amendment are attached. (Attachment G) The amendment was approved but did not imply an expansion of any type of elementary school type of component. Attached is an excerpt from the zoning ordinance, chapter 32 after the 1980 text amendment and through subsequent amendments up to 1991. (Attachment H)

Your letter notes that ECVC expanded in 1982 to include dormitory rooms to house students with disabilities, a dining hall and a kitchen. The City may have considered these expanded activities as accessory uses to the vocational rehabilitation center as permitted by the new zoning regulations adopted in the 1980 text amendment noted above. Now that the vocational rehabilitation center has relocated out of the building, the continuation of accessory uses or a transition of such accessory uses into an elementary school use without the existence of the primary use the accessory use is permitted to serve, i.e., the vocational center, does not perpetuate and extend a grandfathered accessory use into another otherwise prohibited use.

The chronology provided in your letter goes on to list the 1983 lease for the City of Greenville Aquatics and Fitness Center which would have complied with Sec. 32-67(aa) as a "Municipal government building, use or facility." As you stated in your letter, the City went on to purchase a portion of the building and property in 2006. The operation of the Aquatics and Fitness Center and the fitness classes the City offers are still in compliance with the current version of the zoning ordinance Table of Uses, Appendix (4) (b) and (c). (Attachment I) The Fitness Center's fitness classes are not the elementary school type of component as the Ignite Innovation Academy presently proposes and a charter school is not considered a government use or facility.

As your letter goes on to list, for the last 13 years, the ECVC has been leased by Pitt County Schools for their HUGS and Alpha classes. I understand HUGS is a summer pre-K class series for autistic preschoolers named Helping Us Grow Successfully. The Pitt County website indicates the location of classes are now held at the Sadie Saulter Education center on Spruce Street. The County Schools' website lists the Alpha Center as an alternative education program for students enrolled in kindergarten through eighth grade but does not list their current location. If the City were aware of these Pitt County Schools education programs in the ECVC building, those classes may have been considered to be consistent with the same application as the fitness center as a government use.

The Martin Community Action for the Head Start program may be considered a Child Day Care Facility which is an allowed special use in the IU zoning district as set forth in the zoning ordinance Table of Uses, Appendix (8)a. However, the Board of Adjustment (BOA) application cases does not record that a special use permit was ever reviewed by the BOA which would have been required prior to their occupancy. Therefore, listing this operation does not provide any support toward the proposed inquiry

whether the Ignite Innovation Academy may be allowed under an existing legal nonconforming use as the Head Start program review by the City is not documented.

The Creative Living Center program may be considered as an Adult Day Care Facility which is an allowed special use in the IU zoning district as set forth in the zoning ordinance Table of Uses, Appendix (8)a. However, I could not find any record of when such as a special use permit was reviewed or approved by the Board of Adjustment as would have been required prior to their occupancy. Therefore, listing this operation does not provide any support toward the proposed inquiry whether the Ignite Innovation Academy may be allowed under an existing legal nonconforming use as the Creative Living Center Start program review by the City is not documented and of course is catered to adult patrons rather than elementary school age children.

The City has the following records of special use permit applications that were submitted for proposed uses at 901 Staton Rd: On March 26, 1992 the Board of Adjustment approved a church use by the applicant, Christ Presbyterian Church; on November 11, 1992, the Board of Adjustment approved a maternity home use by the applicant, Eastern NC Maternity Home; on April 27, 1995, the Board of Adjustment approved a church use by the applicant, Christ Presbyterian Church; and in 2008, a special use permit for a child day care facility was submitted, but was withdrawn.

I agree that ECVC has provided years of educational uses for very worthy causes that have likely changed lives for decades. However, the types of education, the ages of students served, and documented and undocumented operations do not demonstrate sufficient evidence that a charter elementary school may locate in the ECVC building as a legal nonconforming grandfathered use. You have the right to appeal the City's interpretation by filing an Appeal of Administrative Decision. Such appeals are reviewed by the Board of Adjustment (BOA) and there is a \$500 fee which is only refundable if the BOA finds in favor of an applicant.

Section 9-4-13 states that unless a use of land is specifically allowed in a zoning district, either as a matter of right or as a special use, then the use shall be prohibited in the district. (Attachment J) Prior zoning provisions never implied that an elementary school was a permitted use in the IU (Unoffensive Industry) district and as such the current zoning provisions have not repealed rights as referenced in Sec. 9-4-15. (Attachment K). As you know the parcel ECVC currently owns, addressed 901 and 905 Staton Road and having the parcel identification number 028877 is currently zoned IU (Unoffensive Industry) as shown on the attached map. (Attachment L). The definition for the IU district is attached along with the Table of Uses. (Attachment M).

The only way to seek approval of an elementary school in the IU zoning district is to apply for a text amendment to change the zoning provisions which Mr. Mattox's application received on 3/24/2015 seek to accomplish. Planning Division staff will resume review and processing of the text amendment application and will put it on the April 21, 2015 Planning and Zoning Commission agenda.

Sincerely,



Thomas Weitnauer, AICP, Chief Planner

Attachments

cc: Merrill Flood
Dave Holec
Fred Mattox

Illustrative List of Uses For Unoffensive Industry and Industry Zoning Districts
(Last updated on 3/12/08 For Official Table of Uses, See Section 9-4-78 of the City Code)

IU (Unoffensive Industry)
Permitted Uses

(1) General:

- a. Accessory use or building
- b. Internal service facilities
- c. On- premise signs per Article N
- d. Off-premise signs per Article N
- e. Temporary uses; of listed district uses
- f. Retail sales; incidental
- g. Incidental assembly of products sold at retail or wholesale as an accessory to principle use

(2) Residential:

* None

(3) Home Occupations (see all categories):

*None

(4) Governmental:

- a. Public utility building or use
- b. City of Greenville municipal government building or use (see also section 9-4-103)
- c. County or state government building or use not otherwise listed; excluding outside storage and major or minor repair
- d. Federal government building or use
- e. County government operation center

(5) Agricultural/ Mining:

- a. Farming; agriculture, horticulture, forestry (see also section 9-4-103)
- b. Greenhouse or plant nursery; including accessory sales
- d. Farmers market
- e. Kennel (see also section 9-4-103)
- f. Stable; horse only (see also section 9-4-103)
- g. Stable; per definition (see also section 9-4-103)
- h. Animal boarding not otherwise listed; outside facility, as an accessory or principal use

(6) Recreational/ Entertainment:

- f. Public park or recreational facility
- g. Private noncommercial park or recreational facility
- p. Circus, carnival or fairs

(7) Office/ Financial/ Medical:

- b. Operation/processing center
- c. Office; customer service not otherwise listed, including accessory service delivery vehicle parking and indoor storage
- f. Veterinary clinic or animal hospital (see also animal boarding; outside facility, kennel and stable)
- g. Catalogue processing center

(8) Services:

- n. Auditorium
- s. Hotel, motel, bed and breakfast inn; limited stay lodging (see also residential quarters for resident manager, supervisor or caretaker and section 9-4-103)
- z. Printing or publishing service including graphic art, map, newspapers, magazines and books
- aa. Catering service including food preparation (see also restaurant; conventional and fast food)
- bb. Civic organization
- gg. Vocational rehabilitation center
- mm. Commercial laundries; linen supply

Doc. # 72878

1. To be used for comparative purposes only, not for official use.
2. Special Uses require special use permit approval of the Board of Adjustment with the exception of Land Use Intensity Multi-Family applications, which are considered by the Planning and Zoning Commission.
3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

- nn. Industrial laundries
- y. Television, and/or radio broadcast facilities including receiving and transmission equipment and towers or cellular telephone and wireless communication towers [unlimited height, except as provided by regulations]

(9) Repair:

- b. Minor repair; as an accessory or principal use
- c. Upholster; automobile, truck, boat or other vehicle, trailer or van
- d. Upholsterer; furniture
- f. Appliance; household and office equipment repair
- h. Appliance; commercial and industrial equipment repair not otherwise listed

(10) Retail Trade:

- b. Gasoline or automotive fuel sale; accessory or principal use, retail
- h. Restaurant; conventional
- i. Restaurant; fast food
- cc. Farm supply and commercial implement sales

(11) Wholesale/ Rental/ Vehicle- Mobile Home Trade:

- a. Wholesale; durable and nondurable goods, not otherwise listed
- d. Rental of automobile, noncommercial trucks or trailers, recreational vehicles, motorcycles and boats
- e. Rental of tractors and/or trailers, or other commercial or industrial vehicles or machinery

(12) Construction:

- b. Licensed contractor; general, electrical, plumbing, mechanical, etc. including outside storage
- c. Construction office; temporary, including modular office (see also section 9-4-103)
- d. Building supply; lumber and materials sales, plumbing and/or electrical supply including outside storage

(13) Transportation:

- a. Railroad freight or distribution and/or passenger station
- d. Truck terminal or distribution center
- e. Parcel delivery service
- f. Ambulance service
- g. Airport and related activities; private
- h. Parking lot or structure; principal use

(14) Manufacturing/ Warehousing:

- a. Ice plant and freezer lockers
- b. Dairy; production, storage and shipment facilities
- c. Bakery; production, storage and shipment facilities
- d. Stone or monument cutting, engraving
- g. Cabinet, woodwork or frame shop; excluding furniture manufacturing or upholster
- h. Engraving; metal, glass or wood
- j. Moving and storage; including outside storage
- k. Mini-storage warehouse, household; excluding outside storage
- l. Warehouse or mini-storage warehouse, commercial or industrial; including outside storage
- m. Warehouse; accessory to approved commercial or industrial uses within a district; excluding outside storage
- o. Feed and grain elevator, mixing, redrying, storage or sales facility
- p. Tobacco redrying or processing plant
- s. Manufacture of nonhazardous products; general, including nonhazardous and nontoxic chemicals and/or materials not otherwise listed
- t. Manufacture of nonhazardous medical supplies or medical products, including distribution
- u. Tire recapping or retreading plant
- v. Bottling or packing plant for nonhazardous materials or products
- y. Recycling collection station of facilities
- cc. Manufacture of pharmaceutical, biological, botanical, medical, and cosmetic products, and related materials

(15) Other Activities (not otherwise listed - all categories):

* None

Doc. # 72878

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3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

IU (Unoffensive Industry)

Special Uses

(1) General:

* None

(2) Residential:

- i. Residential quarters for resident manager, supervisor or caretaker; excluding mobile home
- j. Residential quarters for resident manager, supervisor or caretaker; including mobile home
- o. Nursing, convalescent center or maternity home; major care facility

(3) Home Occupations (see all categories):

* None

(4) Governmental:

* None

(5) Agricultural/ Mining:

* None

(6) Recreational/ Entertainment:

- e. Miniature golf or putt-putt course
- i. Commercial recreation; indoor and outdoor, not otherwise listed
- k. Firearm ranges; indoor or outdoor

(7) Office/ Financial/ Medical:

- a. Office; professional and business, not otherwise listed

(8) Services:

- a. Child day care facilities
- b. Adult day care facilities
- l. Convention center; private
- o. Church or place of worship (see also section 9-4-103)
- s.(1). Hotel, motel, bed and breakfast inn; extended stay lodging (see also residential quarters for resident manager, supervisor or caretaker and section 9-4-103)

(9) Repair:

- a. Major repair; as an accessory or principal use

(10) Retail Trade:

- j. Restaurant; regulated outdoor activities

(11) Wholesale/ Rental/ Vehicle- Mobile Home Trade:

- g. Mobile home sales including accessory mobile home office

(12) Construction:

* None

(13) Transportation:

- c. Taxi and limousine service

(14) Manufacturing/ Warehousing:

- z. Metallurgy, steel fabrication, welding

(15) Other Activities (not otherwise listed - all categories):

- c. Other activities; commercial services not otherwise listed
- e. Other activities; industrial services not otherwise listed

Doc. # 72878

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3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

I (Industry)

Permitted Uses

(1) General:

- a. Accessory use or building
- b. Internal service facilities
- c. On- premise signs per Article N
- d. Off-premise signs per Article N
- e. Temporary uses; of listed district uses
- f. Retail sales; incidental
- g. Incidental assembly of products sold at retail or wholesale as an accessory to principle use

(2) Residential:

* None

(3) Home Occupations (see all categories):

*None

(4) Governmental:

- a. Public utility building or use
- b. City of Greenville municipal government building or use (see also section 9-4-103)
- c. County or state government building or use not otherwise listed; excluding outside storage and major or minor repair
- d. Federal government building or use
- e. County government operation center

(5) Agricultural/ Mining:

- a. Farming; agriculture, horticulture, forestry (see also section 9-4-103)
- b. Greenhouse or plant nursery; including accessory sales
- e. Kennel (see also section 9-4-103)
- f. Stable; horse only (see also section 9-4-103)
- g. Stable; per definition (see also section 9-4-103)
- h. Animal boarding not otherwise listed; outside facility, as an accessory or principal use
- i. Livestock sales pavilion, auditorium, yard, distribution or transshipment facility
- j. Quarry, mining, excavation and works including material storage and distribution; sand, stone, gravel

(6) Recreational/ Entertainment:

- f. Public park or recreational facility
- g. Private noncommercial park or recreational facility
- p. Circus, carnival or fairs

(7) Office/ Financial/ Medical:

- b. Operation/processing center
- c. Office; customer service not otherwise listed, including accessory service delivery vehicle parking and indoor storage
- g. Catalogue processing center

(8) Services:

- n. Auditorium
- s. Hotel, motel, bed and breakfast inn; limited stay lodging (see also residential quarters for resident manager, supervisor or caretaker and section 9-4-103)
- y. Television, and/or radio broadcast facilities including receiving and transmission equipment and towers or cellular telephone and wireless communication towers [unlimited height, except as provided by regulations]
- z. Printing or publishing service including graphic art, map, newspapers, magazines and books
- aa. Catering service including food preparation (see also restaurant; conventional and fast food)
- gg. Vocational rehabilitation center
- nn. Industrial laundries

(9) Repair:

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3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

- a. Major repair; as an accessory or principal use
- b. Minor repair; as an accessory or principal use
- c. Upholster; automobile, truck, boat or other vehicle, trailer or van
- d. Upholsterer; furniture
- e. Furniture refinishing, stripping or repair facility
- f. Appliance; household and office equipment repair
- h. Appliance; commercial and industrial equipment repair not otherwise listed

(10) Retail Trade:

- b. Gasoline or automotive fuel sale; accessory or principal use, retail
- h. Restaurant; conventional
- i. Restaurant; fast food
- cc. Farm supply and commercial implement sales
- dd. Industrial implement, machinery or tool sales

(11) Wholesale/ Rental/ Vehicle- Mobile Home Trade:

- a. Wholesale; durable and nondurable goods, not otherwise listed
- d. Rental of automobile, noncommercial trucks or trailers, recreational vehicles, motorcycles and boats
- e. Rental of tractors and/or trailers, or other commercial or industrial vehicles or machinery

(12) Construction:

- a. Licensed contractor; general, electrical, plumbing, mechanical, etc. including outside storage
- c. Construction office; temporary, including modular office (see also section 9-4-103)
- d. Building supply; lumber and materials sales, plumbing and/or electrical supply including outside storage

(13) Transportation:

- a. Railroad freight or distribution and/or passenger station
- d. Truck terminal or distribution center
- e. Parcel delivery service
- f. Ambulance service
- g. Airport and related activities; private
- h. Parking lot or structure; principal use

(14) Manufacturing/ Warehousing:

- a. Ice plant and freezer lockers
- b. Dairy; production, storage and shipment facilities
- c. Bakery; production, storage and shipment facilities
- d. Stone or monument cutting, engraving
- e. Mobile home repair or rework facility; no sales allowed
- g. Cabinet, woodwork or frame shop; excluding furniture manufacturing or upholster
- h. Engraving; metal, glass or wood
- j. Moving and storage; including outside storage
- k. Mini-storage warehouse, household; excluding outside storage
- l. Warehouse or mini-storage warehouse, commercial or industrial; including outside storage
- m. Warehouse; accessory to approved commercial or industrial uses within the district; excluding outside storage
- n. Petroleum (bulk) storage facility; excluding retail sales
- o. Feed and grain elevator, mixing, redrying, storage or sales facility
- p. Tobacco redrying or processing plant
- q. Fertilizer or lime manufacture or bulk storage
- r. Manufacturing of acid, toxic chemicals or other hazardous materials or explosive products not otherwise listed
- s. Manufacture of nonhazardous products; general, including nonhazardous and nontoxic chemicals and/or materials not otherwise listed
- t. Manufacture of nonhazardous medical supplies or medical products, including distribution
- u. Tire recapping or retreading plant
- v. Bottling or packing plant for nonhazardous materials or products
- w. Bottling or packing plant for hazardous, flammable or explosive materials or products
- y. Recycling collection station of facilities
- z. Metallurgy, steel fabrication, welding

Doc. # 72878

1. To be used for comparative purposes only, not for official use.
2. Special Uses require special use permit approval of the Board of Adjustment with the exception of Land Use Intensity Multi-Family applications, which are considered by the Planning and Zoning Commission.
3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

- aa. Meat, poultry or fish processing or packing plant
- bb. Slaughterhouse
- cc. Manufacture of pharmaceutical, biological, botanical, medical, and cosmetic products, and related materials

(15) Other Activities (not otherwise listed - all categories):

* None

Doc. # 72878

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2. Special Uses require special use permit approval of the Board of Adjustment with the exception of Land Use Intensity Multi-Family applications, which are considered by the Planning and Zoning Commission.
3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

Item # 8

I (Industry)
Special Uses

(1) General:

* None

(2) Residential:

- i. Residential quarters for resident manager, supervisor or caretaker; excluding mobile home
- j. Residential quarters for resident manager, supervisor or caretaker; including mobile home

(3) Home Occupations (see all categories):

* None

(4) Governmental:

- f. Correctional facility

(5) Agricultural/ Mining:

* None

(6) Recreational/ Entertainment:

- e. Miniature golf or putt-putt course
- i. Commercial recreation; indoor and outdoor, not otherwise listed
- k. Firearm ranges; indoor or outdoor

(7) Office/ Financial/ Medical:

- a. Office; professional and business, not otherwise listed

(8) Services:

- a. Child day care facilities
- b. Adult day care facilities
- l. Convention center; private
- s.(1). Hotel, motel, bed and breakfast inn; extended stay lodging (see also residential quarters for resident manager, supervisor or caretaker and section 9-4-103)

(9) Repair:

* None

(10) Retail Trade:

- j. Restaurant; regulated outdoor activities

(11) Wholesale/ Rental/ Vehicle- Mobile Home Trade:

* None

(12) Construction:

* None

(13) Transportation:

* None

(14) Manufacturing/ Warehousing:

- f. Junkyard automobile graveyard or materials reclamation facility
- x. Sanitary landfill or incinerator; public or private

(15) Other Activities (not otherwise listed - all categories):

- c. Other activities; commercial services not otherwise listed
- e. Other activities; industrial services not otherwise listed

Doc. # 72878

1. To be used for comparative purposes only, not for official use.
2. Special Uses require special use permit approval of the Board of Adjustment with the exception of Land Use Intensity Multi-Family applications, which are considered by the Planning and Zoning Commission.
3. See Title 9, Chapter 4, Article D, Table of Uses, of the Greenville City Code for an official table of district uses.

EXHIBIT F

Excerpt of Adopted Planning and Zoning Commission Minutes, April 21, 2015

TEXT AMENDMENT TO THE ZONING ORDINANCE BY ADDING SCHOOLS AS AN ALLOWED USE WITHIN THE IU (UNOFFENSIVE INDUSTRY) ZONING DISTRICT, SUBJECT TO AN APPROVED SPECIAL USE PERMIT AND ESTABLISHING SPECIFIC CRITERIA- DENIED

Mr. Thomas Weitnauer, Chief Planner, presented the request for the text amendment. Staff received an application from Mr. Fred Mattox, representative of Eastern Carolina Vocational Center (ECVC), Inc. The text amendment is to add schools as an allowed use within the Unoffensive Industry (IU) zoning district, subject to an approved special use permit and establishing specific criteria. Greenville's zoning ordinance does not allow schools in the IU zoning district. Mr. Weitnauer presented an excerpt from the Zoning Ordinance of Table of Uses that shows how this amendment proposes to allow junior, senior, elementary, kindergarten and nursery schools in the IU zoning district with an approved special use permit.

Mr. Weitnauer stated that the current ordinance requires schools to be located 50 feet away from any adjoining property or public street right-of-way line. The applicant proposed the following criteria:

(l) Schools may be allowed as a special use in the IU (Unoffensive Industry) zoning district provided the school complies with the following additional criteria:

- a. The property shall have a minimum of eight acres.
- b. The maximum allowed building coverage shall be 40% of the property.
- c. The property shall have a minimum public road frontage of 450 feet.
- d. All loading and unloading of students shall be off-street.
- e. All parking areas shall be off-street in accordance with Article 0, Parking.
- f. The school must be authorized by the State of North Carolina.

Mr. Weitnauer delineated the property in reference to the Recognized Industrial area and existing IU zoning districts along with a map indicating where schools are allowed. He provided a list of all the land uses permitted by right and by special use permit in the IU and I (Industrial) zoning districts.

Mr. Weitnauer stated that staff objects to the proposed text amendment for the following three reasons: 1. Approval of the text amendment can lead to future limitations on industrial development. 2. Approval of the text amendment will introduce school students, faculty and staff to dangerous conditions typically associated with industrial districts. 3. Approval of the text amendment would not be consistent with Horizons: Greenville's Community Plan. He said other non-residential land uses likely would also pursue text amendments applicable in the industrial zones due to the precedent set by schools in the industrial districts. This will reduce the availability of property developed for industrial uses. Mr. Weitnauer said a reduction in lands developed for industrial uses will limit the function of industrial districts' full potential. Industrial buildings and vacant industrial sites interspersed with service and commercial uses will make it difficult for adjacent property having industrial zoning to develop, redevelop or expand industrial facilities since there will be concern of exposing school students, faculty and staff to noises, odor, large freight traffic and potentially dangerous materials and fumes associated with industrial uses. Such a reduction in the full potential of Greenville and Pitt County's industrial districts may limit industrial employment, production and industrial growth which is a vital segment of the local and regional economy. Mr. Weitnauer stated there are ample zoning districts within the City and ETJ where schools are allowed by right or with a special use permit. Mr. Weitnauer referenced how a large pharmaceutical company in Kinston threatened a school within 0.7 miles from the facility during a large industrial accident that blew out the windows of a school.

Mr. Weitnauer reported that in staff's opinion, the proposed text amendment is not in compliance with Horizons: Greenville's Community Plan, 2009-2010 Update, Northeast, Policy B4 which states, encourage new industry and support businesses in the recognized industrial area. Mr. Weitnauer said the amendment is also not consistent with Horizons: Greenville's Community Plan, 2004, Urban Form and Land Use Policy 6(c) that states nor shall non-industrial uses be allowed to encroach upon existing or planned industrial sites.

Mr. Weitnauer stated in staff's opinion, the proposed Zoning Ordinance Text Amendment is not in compliance with Horizons: Greenville's Community Plan and added staff recommends denial of the proposed text amendment.

Mr. Parker asked if staff's concern was with the precedent of allowing schools in IU.

Mr. Weitnauer stated correct because it is not site specific and the criteria could be met at other locations. As the school grows, they will have limitations as well as the surrounding properties having limitations.

Chairwoman Basnight asked the original classification of ECVC.

Mr. Weitnauer stated it was classified as a vocational center. The center was built at the same time the city was adopting the ordinance. The category of vocational center was added when ECVC wanted to expand. Staff worked hard to try to fit the center into a legal grandfathered nonconforming category because Pitt County held classes in the building but it could not fit the criteria. Staff informed the applicant that they had the right to appeal their interpretation with the Board of Adjustment.

Chairwoman Basnight asked if the building was currently empty.

Mr. Weitnauer stated the applicant would be able to answer that question.

Mr. Parker asked the difference between a vocational center and a school.

Mr. Weitnauer stated that vocational centers offer classes in trade to mostly adults and may or may not have a dining area where a school has classrooms, dining area and cater to a younger population.

Mr. Parker asked if one entity was geared to children and the other towards adults.

Mr. Weitnauer stated that more facilities would be associated with schools than a vocational center.

Mr. King asked the background of Unoffensive Industry.

Mr. Weitnauer stated that Unoffensive industry is light industry, less noise, smoke, and hazard. At this location, IU is next to I.

Chairwoman Basnight asked if the city was still using the pool and if it was connected to the building.

Mr. Weitnauer stated yes and that staff would have to look into the 50 foot separation from another building in order for a school to occupy the facility. The applicant would need to apply for a special use permit for the use along with the 50 foot separation which they currently cannot meet.

Mr. Parker asked if ECVC is leasing the building and not running the school.

Mr. Weitnauer stated that the applicant would need to answer the question.

Chairwoman Basnight opened the public hearing.

Mr. Fred Mattox, chairman of ECVC board, spoke in favor of the request. He surrendered his law license five years ago and was not there as an attorney. He stated that he saw an article in the paper about Ignite Academy wanting to set up a charter school in Pitt County. He developed the criteria for the special use permit and recognized the need to include a statement addressing the separation requirement. He read the definition of the IU district and stressed that the word “primarily” indicates the land uses are not the only uses allowed. The applicant stated that the board is willing to accept any additional conditions.

Mr. Bob Jones, president of ECVC, spoke in favor of the request and provided the history of ECVC. He stated that the original building was built in 1970 which included classrooms and dining space. As the center moved to more industrial training, the staff removed some nonload-bearing walls and made production space and warehouse space. Later, the aquatics center was built and the dorms. Vocational rehabilitation changed and was encouraged to become a part of mainstream. The center closed the dorms and became involved in manufacturing and distribution contracts. The center no longer needed classrooms and moved into the old TRW building and leased existing space to Pitt County Schools. A history of learning has occupied the building. He stated that Welcome Middle school is located approximately 1/4 mile away from an industrial plant. No harm has occurred to any ECVC students while located in their old building.

Chairwoman Basnight asked about the Hugs and Alpha program at the old location.

Mr. Jones stated that the Alpha program was run by Pitt County schools for high school students.

Mr. Parker asked what the program taught.

Mr. Jones stated he did not know the subjects taught but the audience was for students with behavioral problems and not in the main population of Pitt County Schools. The Hugs program was a preschool for students with autism.

Mr. Parker asked if ECVC planned to lease the building and not run the school.

Mr. Jones stated the intent is to lease for four years of the charter and then sell the building at cost.

Mr. Parker asked for clarity that there will be no operational partnership with ECVC and the charter school.

Mr. Jones stated no except for the lease.

Ms Reid asked the number of students that have been through the facility.

Mr. Jones stated that 95 students were living in the dorms at one time and 85-100 additional students came to the facility that did not live in the dorms.

Ms Reid asked the proposed number of students in the facility per day.

Mr. Jones stated 200-215 students initially.

Mr. Parker asked if a dining area was in the facility when ECVC was operating in the building.

Mr. Jones stated yes, a commercial kitchen.

Ms Reid asked what type of school is proposed to use the facility.

Mr. Jones stated that the charter states kindergarten to eighth grade and that the selection process will be done by the lottery because they have more applications than they have slots for the school. ECVC will invest \$350,000 to upfit the building for classrooms so the building will be put to use that is currently underutilized.

Mr. King asked the age of the population of the ECVC participants.

Mr. Jones stated young adults, ages 18 and older.

Mr. King asked for clarification that no young children were at ECVC.

Mr. Jones stated not as a part of ECVC.

Mr. Parker asked when ECVC was founded.

Mr. Jones stated that it was chartered in 1965 for vocational training.

Mr. Parker asked if there was a history of classes being taught since 1965.

Mr. Jones stated yes.

Mr. Parker asked if Pitt County was required to get a special use permit when they leased the facility.

Mr. Jones stated that as far as he knew they drew up a lease and moved in. He did not see a special use permit on record but he did not know where to look.

Mr. Weitnauer stated that the primary use of the building was a vocational center but accessory uses could include education. If the city was aware of a governmental use, it was probably considered an accessory use and not a primary use. The primary use of the building is no longer there. Staff checked the special use permits for the property and only found a nursery school and a church.

Ms Darden asked if the building was built before the area was zoned IU.

Mr. Weitnauer stated it was simultaneous.

Ms Darden asked what the property was zoned prior to the city's zoning.

Mr. Weitnauer stated that there was no zoning prior by the city and that the county may have had a zoning.

Mr. King asked if changing the text amendment was setting a precedent city wide.

Mr. Weitnauer stated yes and within our ETJ.

Ms Reid asked if there was a building in Greenville that was previously a charter school that is now vacant.

Mr. Weitnauer stated he was not familiar with that location.

Ms Reid stated that it was the old Agnes Fuller building.

Chairwoman Basnight stated that the old Agnes Fuller building is now the Third Street Community Center.

Ms Reid stated that there is a building across from Mt. Calvary Church that used to be a charter school and it is currently vacant.

Mr. Parker asked why the request was denied by staff.

Mr. Merrill Flood, Community Development Director, stated that the ordinance is specific. If the use is not listed as a permitted use or a special use then it is not allowed unless there is a provision in the code that allows it. Certain activities have been mentioned in the facility but to staff's knowledge and from our best records they were not approved by the city. In addition if they have gone out of existence for more than 180 calendar days, it is not deemed to be a grandfathered use whether approved by the city or not.

Mr. David Stalls, Vice President of Development for New Point Education, spoke in favor of the request. They were hired by Ignite Academy to help with the school start up process. The analysis of the site stated that the location will be safe for children. The analysis evaluated the

configuration of the building, parking, drop off, etc. The school will start with grades K-5 and grow to grades K-8. They will start with 215 and grow to 400 over seven years. The school will bring 40 new jobs to the area. The proposed location will be a great site.

Mr. Jon Day, local realtor, spoke in favor of the request. He stated that he worked with Ignite to find a location for the school. He took them all over Greenville and they could not find an existing building that fit their criteria except ECVC. Ignite is planning to lease 35,000 sq. ft. of the building with moderate changes. He stated that Ignite will be able to use an existing building which fits our Horizon plan. He looked at several other IU locations and found Welcome Middle located across the street from an IU zoning district and a Montessori school on Fire Tower Road located across from IU zoning district. There have not been any problems with those schools. The times have changed so that vacant industrial buildings are now being used for other uses.

Ms Reid asked if Mr. Day was able to find the school that she mentioned earlier.

Mr. Day stated no but he would do some research but that ECVC did fit the applicant's need.

Ms Darden asked if they looked for locations that could be expanded.

Mr. Day stated that the criteria were 20,000 sq. ft. of area and 14-15 acres of land so they could expand. They also had recreational needs, large parking requirements and several entrances needed for the buses.

Chairwoman Basnight asked will the school use the entire building when they expand to 400 students.

Mr. Day stated that the current lease is for 35,000 sq. ft. but the total building has 88,000 sq. ft. They will have an option to purchase the building in order to expand. There is a total of 11 acres of land so it will be able to accommodate their recreational needs.

Mr. Bob Clark, resident, spoke in favor of the request. He stated that the list of uses in the IU zoning district included childcare centers which included children being near places of work. He mentioned that the school in Kinston located in an industrial district mentioned in staff report is located in another community and do not necessarily apply to Greenville. He asked the board to look at the uses that are allowed in IU and how they are similar to the request.

Mr. David Edwards, CEO of Ignite Charter School, spoke in favor of the request. He stated that charter schools are funded by the state so they are government entities. The charter school is a publically funded school.

Mr. Bryant Kittrell, ECVC realtor, spoke in favor of the request. He stated that the property has been listed for two years and it is not suitable for industrial use. The facility leans itself to the type of use per the request because of the Fitness Center. The request is a unique situation.

No one spoke in opposition of the request.

Ms Bellis stated her concern with setting a precedent for the area designated industrial.

Ms Darden stated that the building is there and has been used for education so if the amendment was approved, she questioned if any other school would want to move to an industrial area.

Ms Reid stated that she was concerned with putting the number of anticipated students in an industrial area. There will be more students than ever before, more activity and a lot more going on in an industrial area.

Mr. Parker stated his concern was the precedent; however, it is a very good adaptive use of an existing building.

Mr. Griffin stated that the education component was a secondary use and never the primary use of the building. His concern is putting the children in danger and inhibiting the industrial area from growing. It is an ideal use for the building but it is not in the best location.

Ms Darden stated she did have a concern with opening the entire city to allowing schools in IU zoning district; however, she did not see how the existing building would be viable for industrial use with its current setup and the fitness center connected to the building.

Mr. Dave Holec, City Attorney, stated that the board did not have to decide during the meeting but that the applicant was on a time restraint. He reiterated the 50 foot building separation and that it needed to be addressed in the motion if the board was inclined to make an approval.

Chairwoman Basnight asked if the board could just consider the request and not open it city wide.

Mr. Holec stated the applicant included the conditions for the special use permit in hopes that it would limit other properties in the IU district that may potentially have similar requests. The special use would be heard by the Board of Adjustment (BOA). The BOA does have the ability to place conditions on particular areas for future requests. However, if a request meets the requirements and there is no reason to deny, then BOA would approve it.

Motion made by Ms. Darden, seconded by Mr. Parker, to recommend approval of the proposed amendment and the relief of the 50 foot setback requirement to advise that, although the proposed amendment is not consistent with the Comprehensive Plan, in this instance it is an appropriate zoning classification, and to adopt the staff report which addresses plan consistency.

Those voting in favor: Darden and Parker. Those voting in opposition: King, Bellis, Griffin and Reid. Motion failed.

Motion made by Mr. King, seconded by Ms Bellis, to recommend denial of the proposed amendment, to advise that it is inconsistent with the Comprehensive Plan or other applicable plans, and to adopt the staff report which addresses plan consistency and other matters.

Those voting in favor: King, Bellis, Griffin and Reid. Those voting in opposition: Darden and Parker. Motion passed.



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Resolution to adopt the Neuse River Basin Regional Hazard Mitigation Plan

Explanation: **Abstract:** The City of Greenville lies within the Neuse River Basin Region. The Region is drained by the Tar/Pamlico, Neuse, and Trent Rivers and their tributaries. As such, the City of Greenville, like all other participating jurisdictions in the Region, must adopt the Neuse River Basin Regional Hazard Mitigation Plan (Regional HMP). Plan certification for all participating jurisdictions must be completed by July 2015. Failure to adopt the plan could jeopardize the City's ability to secure emergency response funding in the event of a natural disaster.

Explanation: Section 322 of the Federal Disaster Mitigation Act of 2000 states that local governments must develop an All-Hazards Mitigation Plan and update it every five years in order to receive future Hazard Mitigation Grant Program Funds. Hazard mitigation is the practice of reducing risks to people and property from natural disasters.

The Federal Emergency Management Agency (FEMA) prefers that we have a regional approach as opposed to previous years when stand-alone plans were required. The State of North Carolina now requires that these plans be updated, maintained, and adopted on a regional basis. The Regional HMP will replace the City of Greenville – Hazard Mitigation Plan, 4/01/2011. These plans allow for cities and counties to be eligible for disaster recovery funds in the event of a nationally declared disaster. The plan encompasses the counties of Pitt, Lenoir, Greene, Jones, and Wayne and 26 municipalities including Greenville. Pitt County served as the lead agency for the planning effort and secured grant funds for the plan development. Holland Consulting Planners prepared the Plan. Staff members of the City of Greenville Community Development and Public Works Departments participated in the planning process of the Regional HMP by serving on the Pitt County Mitigation Advisory Committee.

On June 16, 2014, Pitt County held a public input meeting on the Plan in the Pitt

County Administration Building. In November 2014, City of Greenville Community Development staff transmitted a memo to Planning and Zoning Commission members encouraging Commissioners to review a draft Regional HMP in order to provide ample review time of the large document. FEMA has given preliminary approval of the Regional HMP stating that all jurisdictions should proceed with adoption. Plan certification for all participating jurisdictions must be completed by July 2015. On April 19, 2015, the Planning and Zoning Commission received a presentation of the Regional HMP from James Rhodes, AICP, Planning Director of the Pitt County Planning and Development Department. Following the presentation, the Planning and Zoning Commission recommended adoption of the Regional HMP.

A digital copy of the Neuse River Basin Regional Hazard Mitigation Plan is posted on the following website: <http://www.neuseriverregionalhmp.org/>. As this is a voluminous document, a website link to the Regional HMP was provided to City Council Members in the May 20, 2015 Notes to Council package. Excerpts from the Regional HMP that reference the City of Greenville are attached. (Exhibit A)

The definition of hazard mitigation and a summary of why mitigation is important to the region is highlighted in the Regional HMP introduction as follows:

What is Hazard Mitigation?

Hazard mitigation is the practice of reducing risks to people and property from natural disasters. Hazard mitigation involves recognizing and adapting to natural forces, and is defined by FEMA as any sustained action taken to reduce long-term risk to human life and property from natural hazards. A fundamental premise of hazard mitigation is that current dollars invested in mitigation will significantly reduce the demand for future expenditures by reducing the extent of emergency recovering, repair, and reconstruction following a disaster.

Why is Hazard Mitigation Important to the Neuse River Basin Region?

The Neuse River Basin Regional Hazard Mitigation Plan is being completed to attain the following goals:

- *Promote the public health, safety, and general welfare of residents and minimize public and private losses due to natural hazards.*
- *Reduce the risk and impact of future natural disasters by regulating development in known high hazard areas.*
- *Pursue funds to reduce the risk of natural hazards to existing developments where such hazards are clearly identified and the mitigation efforts are cost-effective.*
- *Effectively expedite post-disaster reconstruction.*
- *Provide education to citizens that empower them to protect themselves and their families from natural hazards.*
- *Protect fragile natural and scenic areas within the planning jurisdiction.*
- *Improve upon regional emergency service provision and response.*

Fiscal Note: No cost to the City.

Recommendation: Community Development staff recommends approval of the resolution adopting the Neuse River Basin Regional Hazard Mitigation Plan.
On April 19, 2015, the Planning and Zoning Commission recommended adoption of the Neuse River Basin Regional Hazard Mitigation Plan. (Exhibit B)

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

- [Regional HMP Exhibits A-B](#)
 - [Resolution to Adopt the Regional HMP 1004002](#)
-

RESOLUTION NO. -15
RESOLUTION OF THE CITY OF GREENVILLE, NORTH CAROLINA
ADOPTING THE NEUSE RIVER BASIN REGIONAL HAZARD MITIGATION PLAN

WHEREAS, the citizens and property within Pitt County, including the citizens and property within the city of Greenville, are subject to the effects of natural hazards and man-made hazard events that pose threats to lives and cause damage to property, and with the knowledge and experience that certain areas of Pitt County and the city of Greenville are particularly vulnerable to flooding, high winds, and severe winter weather; and

WHEREAS, Pitt County and participating municipal jurisdictions, including the City of Greenville, desire to seek ways to mitigate the impact of identified hazard risks;

WHEREAS, the North Carolina General Assembly has in Part 6, Article 21 of Chapter 143, Parts 3, 5, and 8 of Article 19 of Chapter 160A, and Article 8 of Chapter 160A of the North Carolina General Statutes, delegated to local governmental units the responsibility to adopt regulations designed to promote the public health, safety, and general welfare of its citizenry;

WHEREAS, the North Carolina General Assembly has in North Carolina General Statute 166A-19.41(b)(2)a.3. stated that: "For a state of emergency declared pursuant to G.S. 166A-19.20(a) after the deadline established by the Federal Emergency Management Agency pursuant to the Disaster Mitigation Act of 2002, P.L. 106-390, the eligible entity shall have a hazard mitigation plan approved pursuant to the Stafford Act";

WHEREAS, Section 322 of the Federal Disaster Mitigation Act of 2000 states that local governments must develop an All-Hazards Mitigation Plan in order to be eligible to receive future Hazard Mitigation Grant Program Funds and other disaster-related assistance funding and that said Plan must be updated and adopted within a five-year cycle;

WHEREAS, Pitt County and its participating municipal jurisdictions, including the City of Greenville, have performed a comprehensive review and evaluation of each section of the previously approved Hazard Mitigation Plan and have updated the said plan as required under regulations at 44 CFR Part 201 and according to guidance issued by the Federal Emergency Management Agency and the North Carolina Division of Emergency Management;

WHEREAS, it is the intent of the Pitt County Board of Commissioners to fulfill this obligation in order that the county will be eligible for federal and state assistance in the event that a state of disaster is declared for a hazard event affecting Pitt County;

WHEREAS, it is the intent of the City Council of the City of Greenville to fulfill this obligation in order that the City of Greenville will be eligible for federal and state assistance in the event that a state of disaster is declared for a hazard event affecting the City of Greenville; and

WHEREAS, the City of Greenville actively participated in the planning process of the Neuse River Basin Regional Hazard Mitigation Plan and has fulfilled all of its part of the multi-jurisdictional planning elements required by FEMA;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Greenville as follows:

Section 1. That the City Council of the City of Greenville does hereby adopt the Neuse River Basin Regional Hazard Mitigation Plan.

Section 2. That the City Council of the City of Greenville does hereby separately adopt the sections of the Neuse River Basin Regional Hazard Mitigation Plan that are specific to the City of Greenville.

Section 3. That the City Council of the City of Greenville does hereby repeal the City of Greenville 2010 Hazard Mitigation Plan adopted on June 10, 2010, by Resolution Number 10-44.

Section 4. That the City Council of the City of Greenville does hereby vest the Director of Community Development or his designee with the responsibility, authority, and the means to:

- (a) Inform all concerned parties of this action; and
- (b) Cooperate with Federal, State and local agencies and private firms which undertake to study, survey, map, and identify floodplain or flood-related erosion areas, and cooperate with neighboring communities with respect to management of adjoining floodplain and/or flood-related erosion areas in order to prevent aggravation of existing hazards.

Section 5. That the City Council of the City of Greenville does hereby appoint the Director of Community Development or his designee to assure that, in cooperation with Pitt County, the Neuse River Basin Regional Hazard Mitigation Plan is reviewed annually and every five years as specified in the Plan to assure that the Plan is in compliance with all State and Federal regulations and that any needed revisions or amendments to the Plan are developed and presented to the City of Greenville City Council for consideration.

Section 6. That the City Council of the City of Greenville does hereby agree to take such other official action as may be reasonably necessary to carry out the objectives of the Neuse River Basin Regional Hazard Mitigation Plan.

Section 7. This resolution shall become effective immediately upon adoption.

Adopted this 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

Neuse River Basin



Regional Hazard Mitigation Plan Greene, Jones, Lenoir, Pitt and Wayne Counties

Draft:
January 9, 2015





**NEUSE RIVER BASIN REGIONAL
HAZARD MITIGATION PLAN
SECTION 6. MITIGATION STRATEGIES**

Number	Strategy	Goal Addressed (see page 6-3)	Hazard Addressed (see page 3-1)	Applicable Jurisdictions	Priority	Responsible Party/Dept.	Funding Sources
P25	Pitt County will work to address localized flooding issues throughout the county as identified and discussed in the Pitt County Stormwater Management Study and the SEPI Flood Mitigation Report for Pitt County, North Carolina, developed as an element of this plan.	1, 2, 4, 6	1, 2, 4, 8	Pitt County, Ayden, Bethel, Falkland, Farmville, Fountain, Greenville, Grifton, Grimesland, Simpson, Winterville	Medium	<ul style="list-style-type: none"> ■ Pitt County Planning ■ Municipal Administrations 	GF, NCDENR, HMGP, PDM, UHMA
P26	Pitt County will work closely with the Greenville Utilities Commission and the Neuse Regional Water & Sewer Authority to establish a memorandum of understanding regarding supplemental resource and capacity availability in the event of an emergency.	1, 2, 3, 4, 5, 6	1, 2, 3, 4, 5, 6, 7, 8, 9	Pitt County, Greenville	Medium	<ul style="list-style-type: none"> ■ Pitt County Administration ■ Greenville Utilities ■ Neuse River WASA 	GF, GUC
P27	Pitt County will utilize recently upgraded storm surge inundation data provided through NCEM. This data will be utilized when making changes to land use policy and regulatory documents.	1, 2, 4, 6	1, 2, 4, 8	Pitt County, Ayden, Bethel, Falkland, Farmville, Fountain, Greenville, Grifton, Grimesland, Simpson, Winterville	Medium	<ul style="list-style-type: none"> ■ Pitt County Planning ■ Pitt County Emergency Management ■ Municipal Administrations 	GF, NCDPS
CITY OF GREENVILLE							
P28	The City of Greenville will continue to update the City's Emergency Operations Plan (EOP), provide more strategies for City operations following a disaster, and ensure that the EOP is aligned with the Regional Hazard Mitigation Plan.	1, 4, 5	1, 2, 3, 4, 5, 6, 7, 8, 9	Greenville	High	<ul style="list-style-type: none"> ■ Greenville Administration ■ Greenville City Council 	GF
P29	The City of Greenville will revise the development standards in the Flood Damage Prevention Ordinance so that new single-family residential development (not just multi-family) must be elevated two (2) feet above base flood elevation, making the standards consistent with Pitt County standards.	1, 2, 6	1, 2, 4	Greenville	Medium	<ul style="list-style-type: none"> ■ Greenville Planning ■ Greenville Administration ■ Greenville City Council 	GF








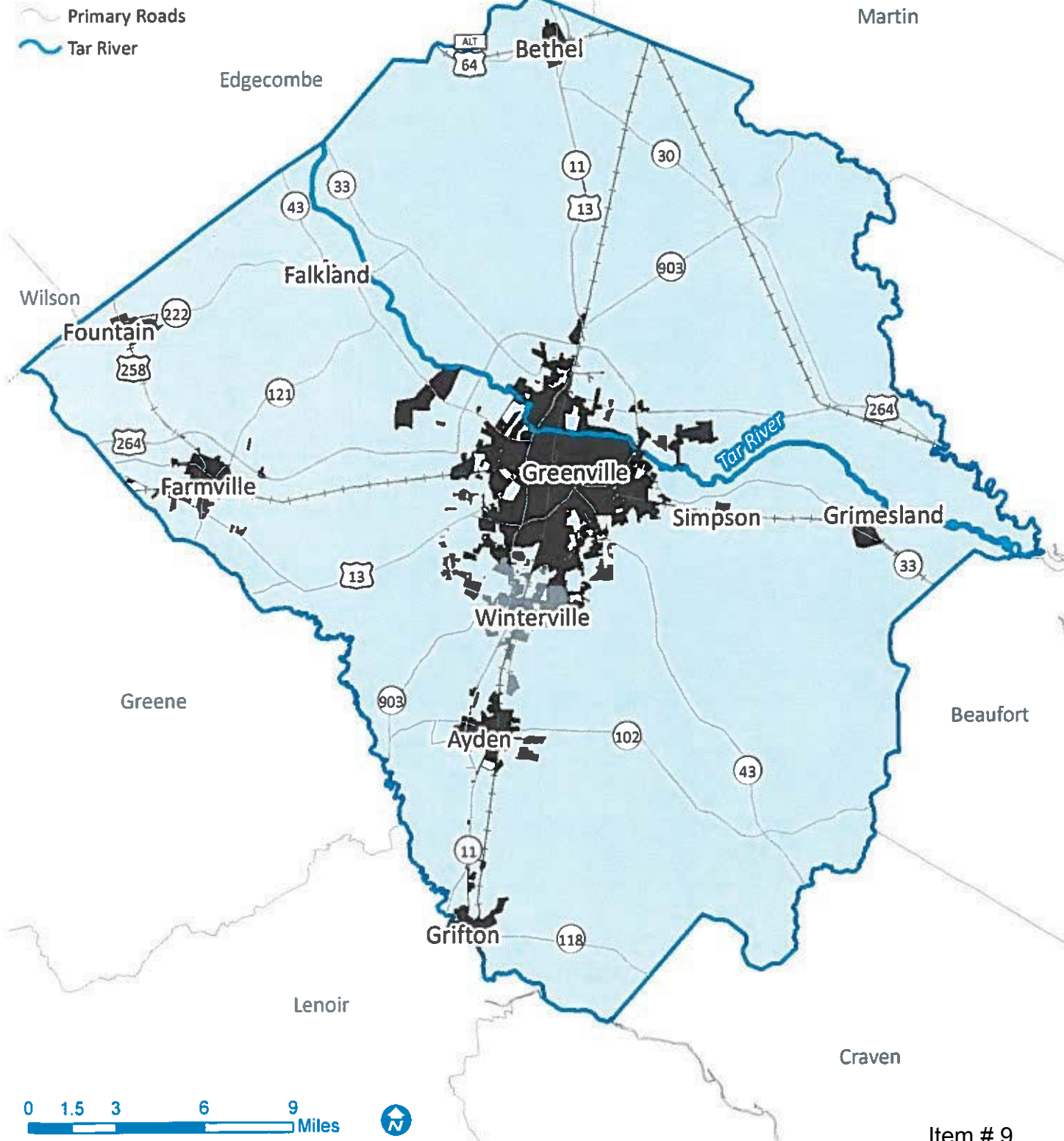
**NEUSE RIVER BASIN REGIONAL
HAZARD MITIGATION PLAN
SECTION 6. MITIGATION STRATEGIES**

Number	Strategy	Goal Addressed (see page 6-3)	Hazard Addressed (see page 3-1)	Applicable Jurisdictions	Priority	Responsible Party/Dept.	Funding Sources
P30	The City of Greenville will avoid subdivision development that is dependent on one or few streets that are susceptible to flooding. The City's subdivision ordinance currently requires single-family residential subdivisions with 30+ units to provide two or more access points; the City will consider requiring multi-family subdivisions to also provide two or more access points.	1, 4	1, 2, 4	Greenville	High	<ul style="list-style-type: none"> • Greenville Planning • Greenville Administration • Greenville City Council 	GF
P31	The City of Greenville will strengthen the City's existing stormwater control ordinances to require new residential development to provide 10-year flood ponds, instead of 1-year flood ponds. The City will ensure that development complies with all stormwater regulations.	1, 4, 6	1, 2, 4	Greenville	Medium	<ul style="list-style-type: none"> • Greenville Administration • Greenville City Council 	GF
P32	The City of Greenville will continue to establish a flood recovery center (FRC) when needed to address post disaster issues. The City will utilize existing staff and create temporary positions for the FRC.	1, 4	1, 2, 4	Greenville	Medium	<ul style="list-style-type: none"> • Greenville Administration 	GF
TOWN OF FARMVILLE							
P33	The Town of Farmville will raise minimum flood protection level (freeboard) from 1 foot to 4 feet above base flood elevation.	1, 2	1, 2, 4	Farmville	Low	<ul style="list-style-type: none"> • Farmville Administration 	GF
P34	The Town of Farmville will build a new 500,000 gallon above ground storage tank to enhance/increase the town's storage capacity to 1.8 million gallons of water, which exceeds current average daily consumption.	1, 4, 6	9	Farmville	Low	<ul style="list-style-type: none"> • Farmville Administration • Farmville Utilities 	GF, NCDENR
TOWN OF GRIFTON							
P35	The Town of Grifton will continue to flood proof manholes to reduce stormwater to enter the sanitary sewer system.	1, 2	1, 2, 4	Grifton	High	<ul style="list-style-type: none"> • Grifton Utilities 	GF, NCDOT

Map 16 - Pitt County Non-Specific Hazards

Legend

-  Municipalities
-  Surrounding Counties
-  Railroad
-  Primary Roads
-  Tar River



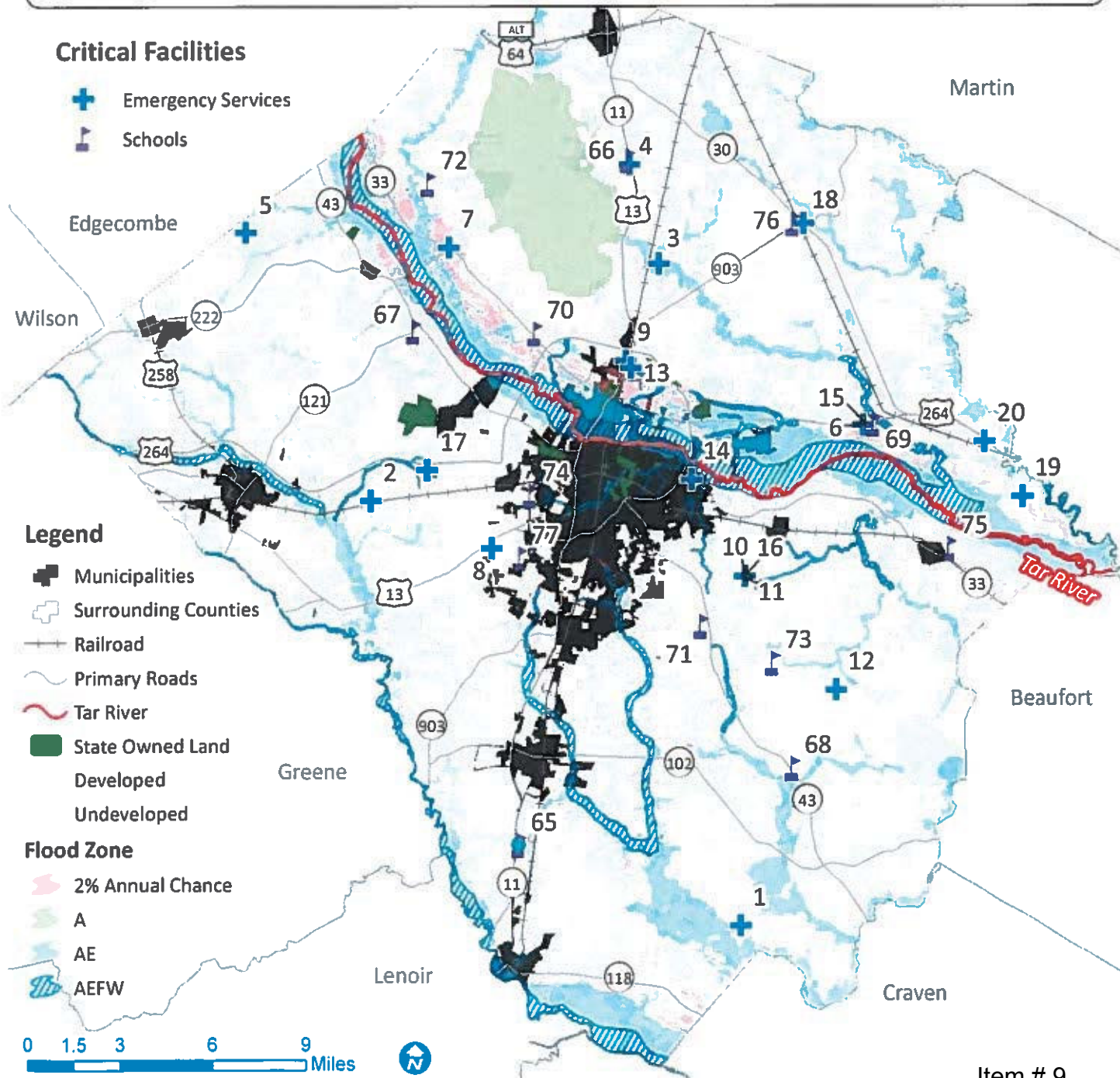
Map 17 - Pitt County Flood Hazard Areas & Critical Facilities

1. Gardnerville FD
2. Bell Arthur VFD
3. Station House Fire and Rescue
4. Bethel Rescue Squad
5. Sharp Point VFD
6. Pactolus VFD
- *7. Belvoir FD
8. Red Oak Community FD
9. Station House Fire and Rescue -1
10. Eastern Pines FD
11. Eastern Pines FD Garage
12. Black Jack VFD

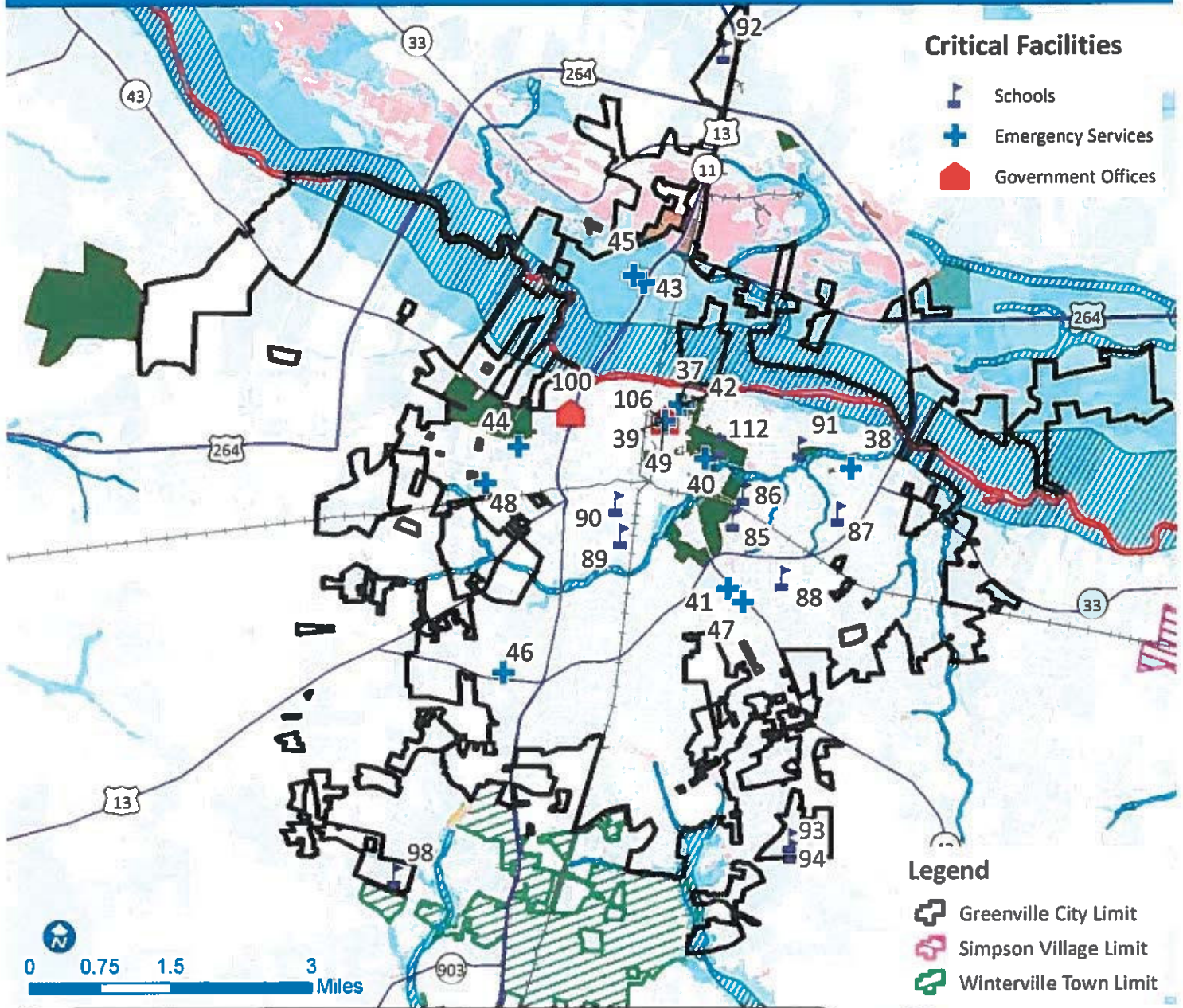
- *13. Greenville Fire and Rescue - 4
14. Greenville Fire and Rescue - 6
15. Pactolus EMS
16. Eastern Pines EMS Squad
17. Bell Arthur EMS
18. Stokes FD
19. Clarks Neck VFD - 1
20. US Forest Service
65. Ayden Grifton High
66. North Pitt High
67. Falkland Elementary
68. Chicod Elementary

69. Pactolus Elementary
70. Belvoir Elementary
71. D H Conley High
72. Northwest Elementary
73. Hope Middle
74. Lakeforest Elementary
75. G R Whitfield
76. Stokes Elementary
77. Ridgewood Elementary

* Facility located in floodplain



Map 23 - Greenville Flood Hazard Areas & Critical Facilities



Critical Facilities

- Schools
- Emergency Services
- Government Offices

Legend

- Greenville City Limit
- Simpson Village Limit
- Winterville Town Limit
- Primary Roads
- Tar River
- Railroad
- State Owned Land
- Developed
- Undeveloped

Flood Zone

- 0.2% Annual Chance
- A
- AE
- AEFW

- | | |
|---|---------------------------------------|
| 37. US Marshals Service | 88. E B Aycock Middle |
| 38. NC Highway Patrol | 89. Junius H Rose High |
| 39. Greenville PD | 90. South Greenville Elementary |
| 40. East Carolina University PD | 91. Wahl Coates Elementary |
| 41. Greenville Resident Agency | 92. Wellcome Middle |
| 42. Pitt County Sheriff's Office | 93. Wintergreen Intermediate |
| *43. Pitt County Sheriff's Office - Airport | 94. Wintergreen Primary |
| 44. Pitt County Memorial Hospital | 98. South Central High |
| *45. Pitt-Greenville Airport FD | 100. Pitt County Emergency Management |
| 46. Greenville Fire and Rescue - 5 | 106. Greenville City Hall |
| 47. Greenville Fire and Rescue - 3 | 112. East Carolina University |
| 48. Greenville Fire and Rescue - 2 | |
| 49. Greenville Fire and Rescue - 1 (HQ) | |
| 85. Elmhurst Elementary | |
| 86. C M Eppes Middle | |
| 87. Eastern Elementary | |

*Facility located in floodplain

Facilities in Simpson and Winterville on Maps 26 & 27



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Strategy #PI-4: Continue to advise/assist property owners with how to retrofit homes and businesses to be more disaster resistant.

Progress: Pitt County continues to maintain a thorough public outreach and education program as defined through the CRS program.

Status/Corresponding 2015 Strategy: P22

Strategy #PI-5: Annually work with local real estate agents to ensure that buyers are aware when a property is exposed to potential flood damage.

Progress: Pitt County continues to maintain a thorough public outreach and education program as defined through the CRS program.

Status/Corresponding 2015 Strategy: P22

Strategy #PI-6: Utilize early warning system to disseminate information to the public during an emergency that includes the ALERT Notification System, PSA's and news release etc.

Progress: Pitt County continues to maintain and improve upon the County's Emergency Alert System.

Status/Corresponding 2015 Strategy: P12

B. City of Greenville

The following provides a summary of progress achieved in regards to the strategies adopted through the 2010 City of Greenville Hazard Mitigation Plan:

Comprehensive Infrastructure Plan

Strategy #1: Access and maintain a better GIS system with utility data from the Greenville Utilities Commission.

Note: GUC has been reluctant to share relevant data due to homeland security concerns.

Progress: The City of Greenville maintains a close relationship with the Greenville Utilities Commission. These efforts will be ongoing through the implementation of this plan and are carried out through day-to-day, month-to-month coordination regarding operations, expansion, and maintenance.

Status/Corresponding 2015 Strategy: P26



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Strategy #2: Develop a plan for relocating public infrastructure out of flood hazard areas.

Progress: The City of Greenville has, and will continue to, utilize their information and data in this plan when making key decisions regarding location/relocation of public infrastructure and critical facilities. To date, the City has not developed a formal plan regarding this issue; however, relocation of infrastructure is addressed in the City's Comprehensive Plan, Hazard Mitigation Plan, and Flood Redevelopment Plan.

Status/Corresponding 2015 Strategy: P13

Required Open Space Ordinance

Strategy #3: Preserve open space in floodplain and environmentally sensitive areas. Explore ways that the City of Greenville might acquire additional properties in floodprone areas.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event.

Status/Corresponding 2015 Strategy: P10, P13

Strategy #4: Minimize loss of personal and real property from natural disasters by continuing to support subdivision clustering to maximize density while preserving flood hazard areas.

Progress: The City of Greenville continues to take a proactive stance towards floodplain management. These efforts are intended to include modifications to the City's land use controls, including regulations enabling cluster subdivisions. This strategy has not been achieved, but is reflected in the updated strategies.

Status/Corresponding 2015 Strategy: P30

Strategy #5: Continue to support subdivision clustering to maximize density while preserving flood hazard areas. In addition to its existing cluster zoning option, the City adopted a Master Plan Community Ordinance in 2010, which provides incentives (such as allowing higher density) in exchange for planning and design characteristics that promote, e.g., environmentally sustainable development.

Progress: The City of Greenville continues to take a proactive stance towards floodplain management. These efforts are intended to include modifications to the City's land use controls, including regulations enabling cluster subdivisions. This strategy has not been achieved, but is reflected in the updated strategies.

Status/Corresponding 2015 Strategy: P30



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Strategy #6: Ensure that previously flooded properties are maintained as open space.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event. Properties are maintain as open space through a combination of deed restrictions and regulations included in the City's Zoning Ordinance.

Status/Corresponding 2015 Strategy: P10, P13

Strategy #7: Promote greenways, parks and recreation uses throughout the City, particularly along existing streams and in previously flooded areas utilizing flood buyout properties. The Bradford Creek Soccer Complex opened in. This facility is part of the City's long-range plan to encourage the creation of public and private outdoor recreational uses, as well as preserve open spaces, within an area of the city that was significantly impacted by Hurricane Floyd in 1999.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event. The City has not acquired any additional units since development of the last plan due to a lack of eligible units.

Status/Corresponding 2015 Strategy: P10, P13

Strategy #8: Recommend rezoning requests to consider using the Conservation Overlay Zoning District to ensure that vulnerable areas will never be developed.

Progress: The City of Greenville will take all information and data outlined within this plan into consideration when making decisions relating to rezoning requests, particularly within the Conservation Overlay Zoning District.

Status/Corresponding 2015 Strategy: P29

Post Disaster Recovery and Reconstruction Plan (PDRRP)

Strategy #9: Improve coordination of existing public education resources pertaining natural hazard planning and mitigation.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue and involve an annual mailing to individuals in flood prone areas, running ads once annually providing



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details about the dangers associated with floodplain development, and making materials available at local library branches.

Status/Corresponding 2015 Strategy: P20

Strategy #10: Ensure that critical facilities are identified and operational immediately after the occurrence of a hazard.

Progress: The City of Greenville maintains an independent Emergency Operations Plan (EOP) that operates in concert with Pitt County Emergency Management. This plan is reviewed and updated on an annual basis. These efforts also include coordination and assistance in implementing the County's Continuity of Operations Plan (COOP).

Status/Corresponding 2015 Strategy: P28

Strategy #11: Ensure that emergency response is operational, cross reference the Emergency Operations Plan.

Progress: The City of Greenville maintains an independent Emergency Operations Plan (EOP) that operates in concert with Pitt County Emergency Management. This plan is reviewed and updated on an annual basis. These efforts also include coordination and assistance in implementing the County's Continuity of Operations Plan (COOP).

Status/Corresponding 2015 Strategy: P28

Strategy #12: Apply for grants that provide for housing and tenant relocation.

Progress: The City of Greenville maintains an ongoing housing rehabilitation and assistance program. This program does not specifically target flood prone properties, so the City has opted to eliminate this strategy from the plan.

Status/Corresponding 2015 Strategy: Eliminated

Strategy #13: Establish a Flood and Hazard Recovery Division of the Community Development Department. Temporary staff positions would be necessary.

Progress: The City of Greenville maintains staffing levels through annual budgeting and service delivery assessment, which occurs on an ongoing basis. It has been determined that this is not integral to the Hazard Mitigation Plan and has been eliminated.

Status/Corresponding 2015 Strategy: Eliminated



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All Hazards Information Library

Strategy #14: Improve education and outreach to the community regarding flood hazards and flood mitigation, targeting areas that include properties in the repetitive losses inventory.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue and involve an annual mailing to individuals in flood prone areas, running ads once annually providing details about the dangers associated with floodplain development, and making materials available at local library branches.

Status/Corresponding 2015 Strategy: P20

Strategy #15: Improve education, awareness and outreach to the community regarding other hazards that would affect the entire jurisdiction. Improve coordination of existing public education resources pertaining natural hazard planning and mitigation.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue and involve an annual mailing to individuals in flood prone areas, running ads once annually providing details about the dangers associated with floodplain development, and making materials available at local library branches.

Status/Corresponding 2015 Strategy: P20

Strategy #16: Enhance the City's current flood hazard library collection to include this plan as well as information on all types of natural disasters it references.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue and include securing handouts and guidance intended to educate citizens about floodplain development. These materials are made available in local library branches and through annual mailings to individuals in flood prone areas.

Status/Corresponding 2015 Strategy: P20



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Critical Watershed Protection Areas

Strategy #17: Continue to support Watershed Protection Ordinances, and consider establishing more watershed protection areas, if feasible.

Progress: The City of Greenville works closely with NCDENR on the enforcement of stream buffer rules and watershed protection. These efforts are ongoing.

Status/Corresponding 2015 Strategy: P8

Strategy #18: Consider increasing perennial stream buffer requirements and require buffers along all intermittent streams as well as perennial streams.

Progress: The City of Greenville works closely with NCDENR on the enforcement of stream buffer rules and watershed protection. These efforts are ongoing. However, City has not taken steps to independently increase stream buffers due to lack of political will.

Status/Corresponding 2015 Strategy: P8

Strategy #19: Ensure that stream buffers are undisturbed by development unless storm water improvements are necessary, or walking trails based on the proposed greenway system can be established. The City's Greenway Master Plan includes a five (5) year priorities plan for linking new trails and bike paths to parks and recreational areas. With the support of a \$1.5 million grant, the City completed the South Tar River Greenway section, with plans to complete additional sections within the next few years. The Greenway network will help to protect stream buffers, as appropriate.

Progress: The City of Greenville works closely with NCDENR on the enforcement of stream buffer rules and watershed protection. These efforts are ongoing.

Status/Corresponding 2014 Strategy: P8

Environmental Planner

Strategy #20: Prepare the Community Development and Public Works departments to implement the strategies in this plan as part of ongoing operations.

Progress: The Community Development and Public Works departments operate under the Administration of the City. This task is addressed through the City's annual budgeting and staffing assessments. It has been determined that this strategy is not integral to this plan and has been eliminated.

Status/Corresponding 2015 Strategy: Eliminated



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Strategy #21: Ensure that critical facilities are operational immediately after the occurrence of a hazard.

Progress: The City of Greenville has, and will continue to, utilize their information and data in this plan when making key decisions regarding location/relocation of public infrastructure and critical facilities.

Status/Corresponding 2015 Strategy: P13

Strategy #22: Continue ongoing improvements of the emergency evacuation route identification system, including selection of additional sign locations that are visible and strategic. Post evacuation route map(s) on the City of Greenville website.

Progress: The City of Greenville maintains an independent Emergency Operations Plan (EOP) that operates in concert with Pitt County Emergency Management. This plan is reviewed and updated on an annual basis. These efforts also include coordination and assistance in implementing the County's Continuity of Operations Plan (COOP).

Status/Corresponding 2015 Strategy: P28

Strategy #23: Strengthen the City's existing stormwater control ordinances to require new residential development to provide 1-year flood ponds, instead of 10-year flood ponds. Ensure that development complies with all stormwater regulations.

Progress: This strategy was not completed under implementation of the current update, and is reflected in the updated plan.

Status/Corresponding 2015 Strategy: P31

Strategy #24: Continue to enhance the City's website to include information about hazard mitigation and the programs and policies to which it relates. The City's website has been updated to include hazard mitigation & Emergency Operations Plans. Within the next two (2) years, the City should create an interactive webpage dedicated to hazard mitigation & response information and resources.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. The City's website includes hazard mitigation resources at the following URL: <http://www.greenvillenc.gov/government/fire-rescue>. These efforts will continue.

Status/Corresponding 2015 Strategy: P20



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Strategy #25: Enhance the City's current flood hazard library collection to include this plan as well as information on all types of natural disasters it references.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue and include securing handouts and guidance intended to educate citizens about floodplain development. These materials are made available in local library branches and through annual mailings to individuals in flood prone areas.

Status/Corresponding 2015 Strategy: P20

Strategy #26: Continue to ensure that previously flooded or damaged properties are maintained as open space. The Community Development Department is in the process of working with current lessees of flood buy-out properties to extend leases (5 – 10 years) before they expire, thereby encouraging community participation in the maintenance of previously flooded properties as open space.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event.

Status/Corresponding 2015 Strategy: P10, P13

Strategy #27: Establish a list of priorities for acquisition of private properties in the event of a future disaster.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event. The City works with NCEM and Pitt County to monitor the status of repetitive loss and vulnerable properties. As the properties become eligible for funding, the City and County will attempt to acquire or elevate the homes with HMGP funding.

Status/Corresponding 2015 Strategy: P10, P13

Strategy #28: Continue to support Watershed Protection Ordinances, and consider establishing more watershed protection areas.

Progress: The City of Greenville works closely with NCDENR on the enforcement of stream buffer rules. These efforts are ongoing.

Status/Corresponding 2015 Strategy: P8



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Strategy #29: Consider increasing perennial stream buffer requirements and require buffers along all intermittent streams as well as perennial streams.

Progress: The City of Greenville works closely with NCDENR on the enforcement of stream buffer rules. These efforts are ongoing. However, the City has not taken steps to independently increase stream buffers due to lack of political will.

Status/Corresponding 2015 Strategy: P8

Strategy #30: Promote greenways, parks and recreation uses throughout the City, particularly along existing streams and in previously flooded areas utilizing flood buyout properties.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event. The City has not acquired any additional units since development of the last plan due to a lack of eligible units.

Status/Corresponding 2015 Strategy: P10, P13

Strategy #31: Recommend rezoning requests to consider using the Conservation Overlay Zoning District to ensure that vulnerable areas will never be developed. The Master Plan Community Ordinance also provides density and other bonuses for employing environmentally sustainable development practices.

Progress: The City of Greenville will take all information and data outlined within this plan when making decisions relating to rezoning request, particularly within the Conservation Overlay Zoning District.

Status/Corresponding 2015 Strategy: P29

Strategy #32: Develop a comprehensive post disaster recovery and reconstruction plan for the City. The City of Greenville's Emergency Operations Plan now incorporates recovery planning as part of the post-event checklists.

Progress: The City of Greenville maintains an independent Emergency Operations Plan (EOP) that operates in concert with Pitt County Emergency Management. This plan is reviewed and updated on an annual basis. These efforts also include coordination and assistance in implementing the County's Continuity of Operations Plan (COOP).

Status/Corresponding 2015 Strategy: P28



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Strategy #33: Participate in the directives of the Pitt County Emergency Operations Plan (EOP).

Progress: The City of Greenville maintains an independent Emergency Operations Plan (EOP) that operates in concert with Pitt County Emergency Management. This plan is reviewed and updated on an annual basis. These efforts also include coordination and assistance in implementing the County's Continuity of Operations Plan (COOP).

Status/Corresponding 2015 Strategy: P28

Strategy #34: Continue to establish a flood recovery center when needed to address post disaster issues. Utilize existing staff and create temporary positions for the FRC. Utilize the environmental planner to direct the division.

Progress: This strategy has not been accomplished, but is reflected in the updated strategies of this plan.

Status/Corresponding 2015 Strategy: P32

Strategy #35: Continue to seek funding from state sources such as the Hazard Mitigation Grant Program and the Housing Crisis Assistance Funds for housing and tenant relocation projects.

Progress: The City of Greenville maintains an ongoing housing rehabilitation and assistance program. This program does not specifically target flood prone properties, so the City has opted to eliminate this strategy from the plan. The City will, however, continue to seek out funding for the acquisition of flood prone and/or repetitive loss properties.

Status/Corresponding 2015 Strategy: P10

Strategy #36: Ensure that critical facilities are located within reasonable locations. Consider developing new facilities where needed; several new critical facilities were added to this plan since the last update, including fire stations, the West End Dining Hall, and the Health Sciences Complex.

Progress: The City of Greenville has, and will continue to, utilize their information and data in this plan when making key decisions regarding location/relocation of public infrastructure and critical facilities.

Status/Corresponding 2015 Strategy: P13

Strategy #37: Consider establishing a tree preservation and protection ordinance that will address clear cutting and tree removal on private properties. The City of Greenville adopted perimeter buffer zone tree preservation/removal standards per House Bill 2570, March 2007 (Ord. 07-33).



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Progress: This strategy has been accomplished through the adoption of the City's current Comprehensive Tree Protection Ordinance, enforced through the Planning and Public Works Department. This strategy has been eliminated due to its completion.

Status/Corresponding 2015 Strategy: Eliminated

Strategy #38: Ensure that stream buffers are undisturbed by development unless stormwater improvements are necessary, or walking trails based on the proposed greenway system can be established.

Progress: The City of Greenville works closely with NCDENR on the enforcement of stream buffer rules. These efforts are ongoing.

Status/Corresponding 2015 Strategy: P8

Strategy #39: Ensure that the appropriate greenway trail types are used in areas where preservation of natural materials is encouraged; the planned Green Mill Run Branch will feature a boardwalk and bridges to cross over wetlands.

Progress: The City of Greenville has maintained a robust Open Space and Floodplain Management Program since the occurrence of Hurricane Floyd. The City continues to seek out new opportunities in relation to these efforts on an annual basis, as well as following a natural hazard event.

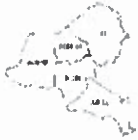
Status/Corresponding 2015 Strategy: P10, P13

Center City – West Greenville Revitalization Plan

Strategy #40: Support infill development in established areas that have a lower risk of being significantly damaged from a flood or other hazard event. In pursuance of the revitalization plan, the City has utilized bond and grant funds to implement community revitalization. Greenville has received \$400,000 in EPA brownfields assessment grants. The City has developed 48 affordable rental units & 17 for ownership houses within the West Greenville Redevelopment Area, which has a lower risk of being significantly damaged from a flood or other hazard event.

Progress: The City of Greenville maintains an ongoing housing rehabilitation and assistance program. This program does not specifically target flood prone properties, so the City has opted to eliminate this strategy from the plan. This program maintains a focus on the establishment of affordable housing units.

Status/Corresponding 2015 Strategy: Eliminated



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Update the Tree Planting and Protection Ordinance

Strategy #41: Consider establishing a tree preservation and protection ordinance that will address clear-cutting and tree removal on private properties. The City of Greenville adopted perimeter buffer zone tree preservation/removal standards per House Bill 2570, March 2007 (Ord. 07-33).

Progress: This strategy has been accomplished through the adoption of the City's current Comprehensive Tree Protection Ordinance, enforced through the Planning and Public Works Department. This strategy has been eliminated due to its completion.

Status/Corresponding 2015 Strategy: Eliminated

Flood Insurance Rate Maps (FIRM's)

Strategy #42: Revise the development standards in the Flood Damage Prevention Ordinance so that new single-family residential development (not just multifamily) must be elevated 2 feet above base flood elevation, making the standards consistent with Pitt County standards. Acquire and utilize North Carolina future conditions flood mapping, which requires communities to set development standards in the 500-year flood plain at 2 feet above base flood elevation.

Progress: The City of Greenville has enacted a freeboard requirement of one foot. The city has discussed increasing this to two feet, but this has not transpired. This strategy is reflected in the updated plan.

Status/Corresponding 2015 Strategy: P29

City of Greenville, North Carolina Website

Strategy #43: Improve education and outreach to the community regarding flood hazards and flood mitigation, targeting areas that include properties in the repetitive losses inventory.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue.

Status/Corresponding 2015 Strategy: P20



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Strategy #44: Improve education, awareness and outreach to the community regarding other hazards that would affect the entire jurisdiction. Improve coordination of existing public education resources pertaining natural hazard planning and mitigation.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue.

Status/Corresponding 2015 Strategy: P20

Strategy #45: Enhance the City's website to include information about Hazard Mitigation and the programs and policies it relates to.

Progress: The City of Greenville has maintained a comprehensive outreach and education campaign through implementation of the City's Community Rating System program. These efforts will continue.

Status/Corresponding 2015 Strategy: P20

Exhibit B: Excerpt of DRAFT Planning and Zoning Commission Minutes, May 19, 2015

OTHER

RESOLUTION TO ADOPT THE NEUSE RIVER BASIN REGIONAL HAZARD MITIGATION PLAN. - APPROVED

Mr. Thomas Weitnauer, Chief Planner, introduced the resolution of the Neuse River Basin Regional Hazard Mitigation Plan (Regional HMP). The Planning Division Staff requests the Planning and Zoning Commission make a recommendation to the City Council to adopt the Regional HMP. The City Council is scheduled to hold a public hearing and consider adoption of the Regional HMP during their June 11, 2015 meeting. In November, 2014, staff transmitted a memo encouraging Commissioners to review the draft Regional HMP prior to this adoption stage in order to provide ample review time of the large document. Subsequently, the Federal Management Agency (FEMA) has given preliminary approval to the Regional HMP stating that all jurisdictions should proceed with adoption. Pitt County served as the lead agency for the planning effort and secured grant funds for the plan development. Holland Consultant Planners prepared the plan and facilitated meetings over the course of a year. Mr. Weitnauer stated Pitt County Planning and Development Director James Rhodes will present an overview of the Regional HMP to the Commission. Staff members of the City of Greenville Community Development and Public Works Engineering Departments participated in the planning process of the Regional HMP. The Regional HMP will replace the City of Greenville – Hazard Mitigation Plan from April 1, 2011. The Federal Disaster Mitigation Act of 2000, Section 322 states that local governments must develop an All-Hazards Mitigation Plan in order to be eligible to receive future Hazard Mitigation Grant Program Funds and other disaster-related assistance funding and that said Plan must be updated and adopted within a five-year cycle. The adoption of this plan will allow funds during disasters.

Mr. James Rhodes, Pitt County Planning and Development Director, presented a summary of the Regional HMP. He stated it was a long process and he thanked Mr. Weitnauer and his staff in their assistance. The majority of the City is in the Tar River Basin. The State grouped various counties and the bulk of the region is in the Neuse River Basin. The main reason for the plan is to be eligible for disaster assistance from the Federal Government. It is necessary to review the plan in 5 years to make sure it is up to date. About 25% of the land area in Pitt County is in the 100-year floodplain. He reviewed the timeline. In 2012, Pitt County applied for grant funding. In 2013, Pitt County received Pre-Disaster Mitigation (PDM) Program Grant (\$77,500) through NCEM to develop the Regional HMP. The participating counties include Pitt, Greene, Jones, Lenoir and Wayne along with 26 municipalities. April 3, 2015, the Plan was approved by FEMA. May 4, 2015, the Plan was adopted by Pitt County BCC. June 11, 2015, the City of Greenville Council will hold a public hearing and adopt the plan. July 15, 2015, Pitt County and its municipalities must adopt the Plan. The main goals of the plan are: minimize public and private loss, regulate development in high hazard areas, pursue funds to reduce risk and educate the public. The inventory and analysis identification was of: hurricanes, flooding, severe winter storms, thunderstorms/windstorms and tornados. Maps were prepared to indicate where hazards and critical facilities are located. The Regional Strategies are: education and outreach, emergency response, improve county emergency management, increase CRS ratings, ensure sheltering needs are adequate, identify local drainage concerns, resource allocation, improve future regional planning efforts and maintain the Neuse River Regional MAC. The Pitt County

Strategies are: review the Land Use Plan, ensure the Flood Damage Prevention Ordinance is current, maintain and update the Flood Insurance Rate Maps, maintain the County's Emergency Planning Committee, review and update the County Emergency Operations Plan, and educate about building in the floodplain. The City of Greenville Strategies are: review and update the Emergency Operations Plan, revise development standards in the Flood Damage Prevention Ordinance to increase freeboard to 2 feet for all single-family development, avoid subdivision development in flood prone areas, strengthen stormwater control ordinances, and establish a Flood Recovery Center for post disaster issues. Staff recommends approval and adoption of the Neuse River Basin Regional HMP.

Ms. Bellis asked about how much of Pitt County is in the Neuse River Basin.

Mr. Rhodes stated it is about 40% and in the southern part of the County.

Chairman Parker opened the public hearing.

No one spoke in favor or in opposition of the request.

Chairman Parker closed the public hearing and opened for board discussion.

Mr. King stated they deserve a lot of credit for the hard work in putting the plan together.

Motion made by Mr. Schrade, seconded by Mr. King to recommend approval to adopt the Regional HMP. Motion passed unanimously.



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Ordinances adopting budgets for the 2015-2016 Fiscal Year:

- a. City of Greenville including Sheppard Memorial Library and Pitt-Greenville Convention and Visitors Authority
- b. Greenville Utilities Commission

Explanation: **Abstract:** This item is for final adoption of the fiscal year 2015-2016 City of Greenville Budget.

Explanation: Attached are the fiscal year 2015-2016 budget ordinances for the City of Greenville (including Sheppard Memorial Library and Pitt-Greenville Convention & Visitors Authority) and Greenville Utilities Commission. The ordinances establish the fiscal year 2015-2016 budgets. Also attached is the updated Manual of Fees, which includes fee changes for Sanitation and Stormwater for your consideration.

Fiscal Note: The fiscal year 2015-2016 budget ordinances provide revenues and appropriations for the following funds:

General	\$ 77,023,735
Debt Service	4,882,683
Transit	3,084,505
Fleet Maintenance	4,457,387
Sanitation	7,801,578
Stormwater Utility	4,905,758
Community Development Housing	1,443,370
Health	14,037,440
Capital Reserve	50,000
Facilities Improvement	1,579,180
Vehicle Replacement	3,811,283

Sheppard Memorial Library	2,338,224
Convention & Visitors Authority	1,046,840
Greenville Utilities Commission	289,924,227

Recommendation: Approval of budget ordinances for the 2015-2016 Fiscal Year

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

- [Budget Ordinance FY 2015 2016 1004528](#)
 - [GUC Ordinance FY 2015 2016 1005053](#)
 - [Manual of Fees PDF Cleaned 700646](#)
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ORDINANCE NO. 15-

CITY OF GREENVILLE, NORTH CAROLINA
2015-2016 BUDGET ORDINANCE

THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES ORDAIN:

Section I: Estimated Revenue. It is estimated that the following revenues will be available for the City of Greenville during the fiscal year beginning July 1, 2015 and ending June 30, 2016:

GENERAL FUND

Unrestricted Intergovernmental Revenues:

Ad Valorem Taxes;

Current Year Taxes - Operations	\$	32,044,014	
Prior Year's Taxes and Penalties		<u>(23,645)</u>	
Subtotal	\$		32,020,369

Sales Tax	\$	16,627,515	
Video Programming & Telecommunication Services Tax		904,000	
Rental Vehicle Gross Receipts		126,929	
Utilities Franchise Tax		6,052,187	
Motor Vehicle Tax		1,018,705	
Other Unrestricted Intergovernmental Revenues		<u>806,227</u>	
Subtotal	\$		25,535,563

Restricted Intergovernmental Revenues:

Restricted Intergovernmental Revenues	\$	1,018,844	
Powell Bill - State allocation payment		<u>2,235,741</u>	
Subtotal	\$		3,254,585

Licenses, Permits, & Fees:

Other Licenses, Permits & Fees	\$	4,418,874	
Subtotal	\$		4,418,874

Sales and Services:

Rescue Service Transport	\$	3,085,803	
Parking Violation Penalties, Leases, and Meters		362,600	
Other Sales and Services		<u>427,400</u>	
Subtotal	\$		3,875,803

Other Revenues:

Other Revenue Sources	\$	<u>292,446</u>	
Subtotal	\$		292,446

Investment Earnings:

Interest on Investments	\$	<u>553,761</u>	
Subtotal	\$		553,761

Other Financing Sources:

Transfer from Greenville Utilities Commission	\$	6,500,000	
Appropriated Fund Balance		1,591,683	
Other Transfers		<u>62,596</u>	
Subtotal	\$		8,154,279

TOTAL GENERAL FUND REVENUES

\$ 78,105,680

DEBT SERVICE FUND

Powell Bill Fund	\$	60,440	
Occupancy Tax		685,181	
Transfer from General Fund		<u>4,137,062</u>	
TOTAL DEBT SERVICE FUND			<u>\$ 4,882,683</u>

PUBLIC TRANSPORTATION FUND

Operating Grant 2015-2016	\$	1,280,972	
Capital Grant 2015-2016		758,038	
Planning Grant 2015-2016		32,103	
State Maintenance Assistant Program		285,000	
Hammock Source		955	
Other Revenue		1,912	
Pitt Community College Bus Fare		9,553	
Bus Fares		250,292	
Bus Ticket Sales		109,224	
Pitt County Bus Service		4,776	
Transfer from General Fund		683,784	
Appropriated Fund Balance		<u>83,026</u>	
TOTAL TRANSPORTATION FUND			<u>\$ 3,499,635</u>

FLEET MAINTENANCE FUND

Fuel Markup	\$	1,837,197	
Labor Fees		1,026,765	
Pool Car Rentals		13,500	
Other Revenue Sources		<u>1,579,925</u>	
TOTAL FLEET MAINTENANCE FUND			<u>\$ 4,457,387</u>

SANITATION FUND

Refuse Fees	\$	7,116,078	
Extra Pickup		5,000	
Recycling Revenue		10,000	
Cart and Dumpster		140,000	
Solid Waste Tax		54,000	
Other Revenue		146,500	
Bond Proceeds		<u>330,000</u>	
TOTAL SANITATION FUND			<u>\$ 7,801,578</u>

STORMWATER MANAGEMENT UTILITY FUND

Utility Fee	\$	4,903,758	
Recycling / Scrap Metal		<u>2,000</u>	
TOTAL STORMWATER MANAGEMENT UTILITY FUND			<u>\$ 4,905,758</u>

COMMUNITY DEVELOPMENT HOUSING FUND

Annual CDBG Grant Funding	\$	800,219	
HUD City of Greenville		329,316	
Transfer from General Fund		<u>313,835</u>	
TOTAL COMMUNITY DEVELOPMENT HOUSING FUND			<u>\$ 1,443,370</u>

HEALTH FUND

Employer Contributions - City of Greenville	\$	11,352,056	
Employee Contributions - City of Greenville		2,497,431	
Other Health Sources		<u>187,953</u>	
TOTAL HEALTH FUND			<u>\$ 14,037,440</u>

CAPITAL RESERVE FUND

Appropriated Fund Balance	\$	<u>50,000</u>	
TOTAL CAPITAL RESERVE FUND			<u>\$ 50,000</u>

FACILITY IMPROVEMENT FUND

Transfer from General Fund	\$	1,579,180	
Appropriated Fund Balance		<u>738,450</u>	
TOTAL FACILITY IMPROVEMENT FUND			<u>\$ 2,317,630</u>

VEHICLE REPLACEMENT FUND

Transfer from Other Funds	\$	2,807,071	
Appropriated Fund Balance		<u>1,032,291</u>	
TOTAL VEHICLE REPLACEMENT FUND			<u>\$ 3,839,362</u>

TOTAL ESTIMATED CITY OF GREENVILLE REVENUES			<u>\$ 125,340,523</u>
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SHEPPARD MEMORIAL LIBRARY FUND

City of Greenville	\$	1,162,192	
Pitt County		581,096	
Pitt County-Bethel/Winterville		6,291	
Town of Bethel		30,315	
Town of Winterville		177,423	
State Aid		184,113	
Desk/Copier Receipts		128,775	
Interest		1,000	
Miscellaneous Revenues		31,620	
Greenville Housing Authority		10,692	
Appropriated Fund Balance		<u>24,707</u>	
TOTAL SHEPPARD MEMORIAL LIBRARY FUND			<u>\$ 2,338,224</u>

PITT-GREENVILLE CONVENTION AND VISITORS AUTHORITY FUND

Occupancy Tax (2%)	\$	885,000	
Interest on Checking		1,200	
Appropriated Fund Balance		<u>160,640</u>	
TOTAL PITT-GREENVILLE CONVENTION AND VISITORS AUTHORITY FUND			<u>\$ 1,046,840</u>

Section II: Appropriations. The following amounts are hereby appropriated for the operation of the City of Greenville and its activities for the fiscal year beginning July 1, 2015 and ending June 30, 2016:

GENERAL FUND	
Mayor & City Council	\$ 511,661
City Manager	1,619,586
City Clerk	259,086
City Attorney	468,242
Human Resources	2,527,943
Information Technology	3,028,347
Fire/Rescue	13,421,532
Financial Services	2,479,816
Contingency	200,000
Other Post Employment Benefits	450,000
Police	23,353,229
Recreation & Parks	7,600,386
Public Works	8,825,596
Community Development	2,657,084
Capital Improvement	3,034,892
Transfers to Other Funds	8,936,494
Indirect Cost Reimbursement	(1,268,214)
TOTAL GENERAL FUND	<u>\$ 78,105,680</u>
DEBT SERVICE FUND	
Debt Service	\$ 4,882,683
PUBLIC TRANSPORTATION FUND	
Public Transportation	\$ 3,499,635
FLEET MAINTENANCE FUND	
Fleet Maintenance	\$ 4,457,387
SANITATION FUND	
Sanitation Service	\$ 7,801,578

STORMWATER MANAGEMENT UTILITY FUND	
Stormwater Management Utility Fund	\$ 4,905,758
COMMUNITY DEVELOPMENT HOUSING FUND	
Community Development Housing/CDBG	\$ 1,443,370
HEALTH FUND	
Health Fund	\$ 14,037,440
CAPITAL RESERVE FUND	
Capital Reserve Fund	\$ 50,000
FACILITY IMPROVEMENT FUND	
Facility Improvement Fund	\$ 2,317,630
VEHICLE REPLACEMENT FUND	
Vehicle Replacement Fund	\$ 3,839,362
TOTAL CITY OF GREENVILLE APPROPRIATIONS	<u>\$ 125,340,523</u>
SHEPPARD MEMORIAL LIBRARY FUND	
Sheppard Memorial Library	<u>\$ 2,338,224</u>
PITT-GREENVILLE CONVENTION AND VISITORS AUTHORITY	
Pitt-Greenville Convention and Visitors Authority	<u>\$ 1,046,840</u>

Section III: Encumbrances. Appropriations herein authorized and made shall have the amount of outstanding purchase orders as of June 30, 2015, added to each appropriation as it appears in order to account for the expenditures in the fiscal year in which it was paid.

Section IV: Taxes Levied. There is hereby levied a tax rate of 53 cents per one hundred dollars (\$100) valuation of taxable properties, as listed for taxes as of January 1, 2015, for the purpose of raising the revenue from current year's property tax, as set forth in the foregoing estimates of revenue, and in order to finance the foregoing appropriations.

Section V: Salaries.

(a) Salaries of Elected Officials. The annual salaries of the Mayor, Mayor Pro-Tem, and other members of the City Council shall be as follows:

Mayor	\$ 13,900
Mayor Pro-Tem	\$ 9,600
Council Members	\$ 8,700

(b) Salary Cap of Greenville Utilities Commission Members. Pursuant to Section 4 of the Charter of the Greenville Utilities Commission of the City of Greenville, the monthly salaries of members of the Greenville Utilities Commission shall not exceed the following caps:

Chair	\$ 350
Member	\$ 200

Section VI: Amendments.

(a) Pursuant to General Statutes 159-15, this budget may be amended by submission of proposed changes to the City Council.

(b) Notwithstanding Subsection (a) above, the City Manager is authorized to transfer funds from one appropriation to another within the same fund in an amount not to exceed \$10,000. Any such transfers shall be reported to the City Council at its regular meeting and shall be entered in the minutes.

(c) In case of emergency which threatens the lives, health, or safety of the public, the City Manager may authorize expenditures in an amount necessary to meet the emergency so long as such amount does not exceed the amount in contingency accounts and the expenditure is reported to the City Council as soon as possible, and the appropriate budget amendments are submitted at the next regular meeting.

Section VII: The Manual of Fees, dated July 1, 2015, is adopted herein by reference.

Section VIII: Community Development. The City Council does hereby authorize grant project funds for the operation of FY 2015-2016 CDBG Entitlement and Community Development Home Consortium programs under the Community Development Block Grant Program and Home Consortium Program for the primary purpose of housing rehabilitation and other stated expenditures.

Section IX: Greenville Utilities Commission. The City Council adopts a separate ordinance for the budget of the Greenville Utilities Commission.

Section X: Distribution. Copies of this ordinance shall be furnished to the City Manager and the Director of Financial Services of the City of Greenville to be kept on file by them for their direction in the disbursement of funds.

ADOPTED this the 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

ORDINANCE NO. _____
CITY OF GREENVILLE, NORTH CAROLINA
2015-16 GREENVILLE UTILITIES COMMISSION BUDGET ORDINANCE

THE CITY COUNCIL OF THE CITY OF GREENVILLE, NORTH CAROLINA, DOES ORDAIN:

Section I. Estimated Net Revenues and Fund Balances. It is estimated that the following non-tax revenues and fund balances will be available during the fiscal year beginning July 1, 2015 and ending June 30, 2016 to meet the subsequent expenditures, according to the following schedules:

<u>Revenues</u>		<u>Budget</u>
A. <u>Electric Fund</u>		
Rates & Charges	\$194,107,125	
Fees & Charges	1,304,786	
Miscellaneous	969,795	
Interest on Investments	119,083	
Transfer from Rate Stabilization	1,500,000	
Bond Proceeds	226,100	
Appropriated Fund Balance	2,000,000	
 Total Electric Fund Revenue		 \$200,226,889
B. <u>Water Fund</u>		
Rates & Charges	\$17,844,952	
Fees & Charges	351,619	
Miscellaneous	237,759	
Interest on Investments	38,209	
Bond Proceeds	46,800	
 Total Water Fund Revenue		 \$18,519,339
C. <u>Sewer Fund</u>		
Rates & Charges	\$20,032,937	
Fees & Charges	335,902	
Miscellaneous	121,431	
Interest on Investments	21,246	
Bond Proceeds	49,780	
Appropriated Fund Balance	3,000,000	
 Total Sewer Fund Revenue		 \$23,561,296
D. <u>Gas Fund</u>		
Rates & Charges	\$41,690,037	
Fees & Charges	138,688	
Miscellaneous	139,182	
Interest on Investments	54,496	
Bond Proceeds	344,300	
Appropriated Fund Balance	5,250,000	
 Total Gas Fund Revenue		 <u>\$47,616,703</u>
 Total Revenues		 <u><u>\$289,924,227</u></u>

Section II. Expenditures. The following amounts are hereby estimated for the Greenville Utilities Commission to be expended for managing, operating, improving, maintaining, and extending electric, water, sewer and gas utilities during the fiscal year beginning July 1, 2015 and ending on June 30, 2016, according to the following schedules:

<u>Expenditures</u>		<u>Budget</u>
Electric Fund	\$200,226,889	
Water Fund	18,519,339	
Sewer Fund	23,561,296	
Gas Fund	<u>47,616,703</u>	
Total Expenditures		<u><u>\$289,924,227</u></u>

Section III. Estimated Net Revenues and Fund Balances. It is estimated that the following non-tax revenues and long term debt proceeds will be available to fund capital project expenditures that will begin in the fiscal year beginning July 1, 2015:

<u>Capital Projects Revenues</u>		<u>Budget</u>
Electric Fund - Long Term Debt Proceeds	\$5,437,500	
Water Fund - Long Term Debt Proceeds	1,687,500	
Sewer Fund - Long Term Debt Proceeds	437,500	
Sewer Fund - Capital Projects Fund Balance	310,000	
Gas Fund - Long Term Debt Proceeds	1,437,500	
Gas Fund - Capital Projects Fund Balance	<u>500,000</u>	
TOTAL CAPITAL PROJECT REVENUE		<u><u>\$9,810,000</u></u>

Section IV. Capital Project Expenditures. The following amounts are hereby estimated for the Greenville Utilities Commission capital projects budgets that will begin during the fiscal year beginning July 1, 2015:

<u>Capital Projects Expenditures</u>		<u>Budget</u>
ECP-145 Dyneema Peaking Generator	\$5,000,000	
WCP-124 Residual Lagoon Improvements	1,250,000	
SCP-124 Emergency Generators for Remote Pumping Stations, Phase I	310,000	
GCP-92 LNG Liquefaction Additions	1,000,000	
GCP-93 Southwestern Loop Phase 1	500,000	
FCP-100 Downtown Office Efficiency and Enhancement	<u>1,750,000</u>	
Total Capital Projects Expenditures		<u><u>\$9,810,000</u></u>

Section V: Amendments. (a) Pursuant to General Statutes 159-15, this budget may be amended by submission of proposed changes to the City Council.

(b) Notwithstanding Subsection (a) above, the General Manager/CEO of Greenville Utilities Commission is authorized to transfer funds from one appropriation to another in an amount not to exceed \$100,000. Any such transfers shall be reported to the Greenville Utilities Commission and the City Council at their next regular meeting and shall be entered in the minutes.

(c) In case of emergency which threatens the lives, health, or safety of the public, the General Manager/CEO may authorize expenditures in an amount necessary to meet the emergency so long as such amount does not exceed the amount in contingency accounts and the expenditure is reported to the Greenville Utilities Commission as soon as possible, and appropriate budget amendments are submitted to the City Council, if necessary, at its next regular meeting.

Section VI: Appropriation. The capital project revenue and expenditure authorizations shall extend from year to year until each project is completed.

Section VII: Distribution. Copies of this ordinance shall be furnished to the General Manager/CEO and the Chief Financial Officer of the Greenville Utilities Commission, and the Director of Financial Services of the City of Greenville to be kept on file by them for their direction in the disbursement of funds.

Adopted this the _____ day of June, 2015.

Allen M. Thomas, Mayor

Attest:

Carol L. Barwick, City Clerk

CITY OF GREENVILLE NORTH CAROLINA



Greenville
NORTH CAROLINA

FINANCIAL SERVICES

JULY 1, 2015
Last Revised June 11, 2015
Document Number 700646v19

MANUAL OF FEES

INTRODUCTION

The Manual of Fees represents the compilation into one document the fees and charges established by the City Council.

Revisions may be made in this Manual as fees and charges are subsequently amended, established, or altered. All changes and amendments shall be filed with the City Clerk, and such changes shall become effective when filed.

The Manual of Fees was adopted by the City Council and first printed on March 12, 1981. The second printing of the Manual of fees was amended by the City Council on June 9, 1983.

The third printing of the Manual of Fees was amended and revised by the City Council on June 24, 1991, by Ordinance No. 2341.

The fourth printing of the Manual of Fees was amended and revised by the City Council on June 8, 1992, by Ordinance No. 2471.

The fifth printing of the Manual of Fees was amended and revised by the City Council on June 10, 1993, by Ordinance No. 2653.

The sixth printing of the Manual of Fees was amended and revised by the City Council on June 9, 1994, by Ordinance 94-87.

The seventh printing of the Manual of Fees was amended and revised by the City Council on June 8, 1995, by Ordinance 95-67.

The eighth printing of the Manual of Fees was amended and revised by the City Council on June 13, 1996, by Ordinance 96-49.

The ninth printing of the Manual of Fees was amended and revised by the City Council on June 12, 1997, by Ordinance 97-61.

The tenth printing of the Manual of Fees was amended and revised by the City Council on August 14, 1997, by Ordinance 97-72.

The eleventh printing of the Manual of Fees was amended and revised by the City Council on June 15, 1998, by Ordinance 98-85.

The twelfth printing of the Manual of Fees was amended and revised by the City Council on June 10, 1999, by Ordinance 99-77.

The thirteenth printing of the Manual of Fees was amended and revised by the City Council on June 8, 2000, by Ordinance 00-83.

The fourteenth printing of the Manual of Fees was amended and revised by the City Council on June 14, 2001, by Ordinance 01- 82.

The fifteenth printing of the Manual of Fees was amended and revised by the City Council On June 15, 2002 by Ordinance 02-64.

INTRODUCTION Continued

The sixteenth printing of the Manual of Fees was amended and revised by the City Council on June 12, 2003 by Ordinance 03-54.

The seventeenth printing of the Manual of Fees was amended and revised by the City Council on June 10, 2004 Ordinance by 04-70.

The eighteenth printing of the Manual of Fees was amended and revised by the City Council on June 9, 2005 Ordinance by 05-66.

The nineteenth printing of the Manual of Fees was amended and revised by the City Council on June 8, 2006 Ordinance by 06-58.

The twentieth printing of the Manual of Fees was amended and revised by the City Council on September 25, 2006 by Ordinance 06-100 and on September 14, 2006 by Ordinance 06-96.

The twenty-first printing of the Manual of Fees was amended and revised by the City Council on February 5, 2007 by Ordinance 07-14.

The twenty-second printing of the Manual of Fees was amended and revised by the City Council on June 14, 2007 by Ordinance 07-93.

The twenty-third printing of the Manual of Fees was amended and revised by the City Council on June 12, 2008 by Ordinance 08- 73.

The twenty-fourth printing of the Manual of Fees was reviewed by the City Council on June 11, 2009 and *remains in effect* by Ordinance 08-73.

The twenty-fifth printing of the Manual of Fees was amended and revised by the City Council on June 10, 2010 by Ordinance 10-57.

The twenty-sixth printing of the Manual of Fees was amended and revised by the City Council on October 11, 2010 by Ordinance 10-80.

The twenty-seventh printing of the Manual of Fees was amended and revised by the City Council on November 8, 2010 by Ordinance 10-97.

The twenty-eighth printing of the Manual of Fees was reviewed by the City Council on June 09, 2011 and *remains in effect* by Ordinance 11-038.

The twenty-ninth printing of the Manual of Fees was amended and revised by the City Council on October 10, 2011 by Ordinance 11-058.

The thirtieth printing of the Manual of Fees was amended and revised by the City Council on November 17, 2011 by Ordinance 11-070.

The thirty-first printing of the Manual of Fees was amended and revised by the City Council on June 14, 2012 by Ordinance 12-027.

The thirty-second printing of the Manual of Fees was amended and revised by the City Council on June 13, 2013 by Ordinance 13-026.

INTRODUCTION Continued

The thirty-third printing of the Manual of Fees was amended and revised by the City Council on January 13, 2014 by Ordinance 14-004.

The thirty-fourth printing of the Manual of Fees was amended and revised by the City Council on February 10, 2014 by Ordinance 14-008.

The thirty-fifth printing of the Manual of Fees was amended and revised by the City Council on April 7, 2014 by Ordinance 14-015.

The thirty-sixth printing of the Manual of Fees was amended and revised by the City Council on April 7, 2014 by Ordinance 14-016.

The thirty-seventh printing of the Manual of Fees was amended and revised by the City Council on June 12, 2014 by Ordinance 14-036.

The thirty-eighth printing of the Manual of Fees was amended and revised by the City Council on September 8, 2014 by Ordinance 14-051.

The thirty-ninth printing of the Manual of Fees was amended and revised by the City Council on September 8, 2014 by Ordinance 14-052.

The fortieth printing of the Manual of Fees was amended and revised by the City Council on September 8, 2014 by Ordinance 14-053.

The forty-first printing of the Manual of Fees was amended and revised by the City Council on October 6, 2014 by Ordinance 14-059

The forty-second printing of the Manual of Fees was amended and revised by the City Council on November 10, 2014 by Ordinance 14-064

The forty-third printing of the Manual of Fees was amended and revised by the City Council on June 11, 2015 by Ordinance 14-

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CERTIFICATION, COPY FEES AND MISCELLANEOUS FEES

Account Number	Code	Service	Fee
Administrative Services			
010-0000-340-12-01	MR	Notary - 1 Signature	\$3.00
		2 Signatures	\$4.00
		3 Signatures	\$5.00
010-0000-340-12-01	MR	Rental of Council Chambers by Outside Groups (3 Hr. Minimum)	Actual Staff cost but minimum \$150
010-0000-340-12-01	MR	Citizens Academy Fee	\$25.00
Publications			
010-0000-340-12-01	MR	For cemetery lot ownership when original deeds are lost	\$10.00
010-0000-340-12-01	MR	For reports, manuals, and other official documents	\$10.00
010-0000-340-12-01	MR	Schedule of Traffic Regulations	\$30.00
Copies			
010-0000-340-12-01	MR	Any Information not specifically listed	\$0.25/page (For each page over seven pages)
010-0000-340-12-01	MR	Requiring research of Council, Board, or Commission minutes twenty years old and older	\$2.00/page
010-0000-340-12-01	MR	Video Copy Fee	\$15.00
010-0000-340-12-01	MR	Video Mailing Fee (to cover postage & envelope)	\$ 3.00
010-0000-330-03-00	MT	Motor Vehicle Fee	\$20.00
Miscellaneous			
010-0000-101-00-00	MR	Returned Check Fee	\$25.00
010-0000-340-12-25	MR	Flag Sales	Varies/Cost plus 10% plus Tax

INFORMATION TECHNOLOGY FEES

Account Number	Code	Service	Fee
Provide Existing Database Information			
010-0000-340-12-01	MR	8mm Tape Cartridge	\$20.00
010-0000-340-12-01	MR	CD	\$ 2.00
010-0000-340-12-01	MR	DLT 4 Tape Cartridge	\$75.00
010-0000-340-12-01	MR	4mm Tape Cartridge	\$15.00
			For each page over seven pages
010-0000-340-12-01	MR	14.875" x 11" Computer Paper	\$0.25/page
010-0000-340-12-01	MR	8.5" x 11" Computer Paper	\$0.25/page
010-0000-340-12-01	MR	Digital GIS – Non-Profit/Public User Per Layer (CDROM)	\$25.00
		Citywide Layers (CDROM)	\$25.00
010-0000-340-12-01	MR	Digital GIS – Commercial User Per Layer (CDROM)	\$100.00
		Citywide Layers (CDROM)	\$500.00
010-0000-340-12-01	MR	AS400 Magstar Tape Cartridge	\$ 80.00
010-0000-340-12-01	MR	Service Charge for Research Labor	\$ 25.00

***No charge if less than one hour of research; \$25 for research requiring from 1 to 5 hours
Additional Charge of \$25 for research exceeding 5 hours for a maximum of \$50***

MISCELLANEOUS PUBLICATIONS

Account Number	Code	Service	Fee
010-0000-340-12-01	MR	Audit	\$ 25.00
010-0000-340-12-01	MR	Budget	\$ 25.00
010-0000-340-12-01	MR	Capital Improvement Program	\$ 15.00
010-0000-340-12-01	MR	City Code	\$125.00
010-0000-340-12-01	MR	City Code Supplement	\$ 30.00
010-0000-330-18-12	LL	Comprehensive Plan (on disk)	\$ 40.00
010-0000-330-18-12	LL	Economic Base Report	\$ 15.00
010-0000-330-18-12	LL	Landscape Ordinance	\$ 5.00
010-0000-330-18-12	LL	Land Development Ordinance (on disk)	\$ 10.00
010-0000-340-12-01	MR	Manual of Fees	\$ 10.00
010-0000-340-12-01	MR	Manual of Standard Designs and Details	\$ 15.00
010-0000-340-12-01	MR	M/WBE Directory (Minority/Women Business Enterprise)	\$ 25.00
010-0000-340-12-01	MR	Noise Ordinance	\$ 5.00
010-0000-340-12-01	MR	Parking Ordinance	\$ 5.00
010-0000-340-12-01	MR	Pay Plan	\$ 5.00
010-0000-340-12-01	MR	Personnel Policies Manual	\$ 10.00
010-0000-340-12-01	MR	Purchasing Procedures Manual	\$ 10.00
010-0000-340-12-01	MR	Special District Report	\$ 5.00
010-0000-340-12-01	MR	Subdivision Ordinance	\$ 10.00
010-0000-340-12-01	MR	Zoning Ordinance	\$ 40.00
010-0000-340-12-01	MR	Zoning Ordinance Supplements	\$ 10.00

PUBLIC WORKS FEES

Account Number	Code	Service	Fee
Sanitation			
032-0000-330-16-00		Refuse Fee-Backyard Pickup (Premium)	\$44.305/per month
		Refuse Fee-Curbside Pickup (Basic)	\$15.25/per month
		Multi-Family Containers	\$15.25/per month
		Containers 6 or 8 yards	\$100.00 over cost Rounded to the Nearest Dollar
		Roll Out Carts	\$65.00
		Each additional curbside container	\$5/ per month
		Yard waste over 4 Cubic Yards	\$25/per collection
032-0000-330-16-00		Sanitation Nuisance Abatement Fee	\$150.00 for the first hour and \$125.00 each additional hour

PUBLIC WORKS FEES Continued

Account Number	Code	Service	Fee
Buildings and Grounds			
010-0000-340-07-00	C3	Grave/Crypt Openings & Closings	\$450.00
010-0000-340-07-00	C3	Cremation Niche Openings & Closings	\$150.00
010-0000-340-07-00	C3	Wait Time Per Hour	\$ 50.00
010-0000-340-07-00	C3	Tree Removal	\$ 50.00
010-0000-340-07-00	C3	Shrubbery Removal Per Lot	\$ 50.00
010-0000-340-06-00	C2	Crypt/Mausoleum Installation Permit	\$100.00
010-0000-340-06-00	C2	Monument Permit**	\$ 40.00
010-0000-340-06-00	C2	Certification of Cemetery Lots	\$ 10.00
010-0000-340-06-00	C2	Trading or Resale of Cemetery Lots	\$ 25.00

**A permit for a government issued Veteran's flush mounted foot marker is required but the permit fee will be waived for the foot marker. (Foot marker only, the fee will apply to government issued headstones.)

PUBLIC WORKS FEES continued

Account Number	Code	Service	Fee
Buildings and Grounds Cont.			
		Sale of Cemetery Spaces	City – Resident Non-Resident
010-0000-340-06-00	C2	Single Grave Lot	\$550.00 \$ 750.00
010-0000-340-06-00	C2	Four Grave Lot	\$2,200.00 \$3,000.00
010-0000-340-06-00	C2	Eight Grave Lot	\$4,400.00 \$6,000.00
010-0000-340-06-00	C2	Inside Mausoleum Space	\$5,000.00 \$5,200.00
010-0000-340-06-00	C2	Outside Mausoleum Space	\$2,500.00 \$2,700.00
010-0000-340-06-00	C2	Outside Cremation Niche Space	\$1,750.00 \$1,950.00
010-0000-340-06-00	C2	Hillside West Mausoleum Space	\$2,000.00 \$2,200.00
Prices are for Monday through Friday, 8 AM-5 PM. For grave opening/closing before 8 AM and after 5 PM Monday through Friday, holidays, Saturdays, and Sundays add \$50 per grave. Wait Time will be billed at the rate of \$50 per hour when the funeral director does not comply with the scheduled closing time as indicated on the "Request for Opening/Closing Grave". Grave lots are no longer available in Cherry Hill and Brownhill Cemeteries.			
Garage			
010-0000-340-09-00	TE	Labor/ECU	\$ 67.50
010-0000-340-09-00	TE	Fuel Overhead	\$ 0.25
010-0000-340-09-00	TE	Parts Overhead	\$ 0.12
Streets			
010-0000-340-03-05	USC	The application fee for a Right-of-Way Excavation and Restoration Permit	\$250.00
010-0000-340-03-01	USC	Utility Cuts	See Tables
010-0000-340-03-02	USC1	Other Cuts	See Tables

ASPHALT CUTS:

1-25 Sq Ft	Minimum	\$275.00
26-50 Sq Ft	(Per Sq Ft)	\$ 10.68
51-100 Sq Ft	(Per Sq Ft)	\$ 7.22
101-200 Sq Ft	(Per Sq Ft)	\$ 6.80
200+	(Per Sq Ft)	\$ 4.38

Note: The above table is based on 2 inch thickness of asphalt. The fees will be increased 30% per 2 inches of additional thickness.

PUBLIC WORKS FEES continued

CURB & GUTTER CUTS:

1-10	(Per Lin Ft)	\$488.00
11-50	(Per Lin Ft)	\$ 39.00
51-100	(Per Lin Ft)	\$ 38.82
101-200	(Per Lin Ft)	\$ 29.79
200+	(Per Lin Ft)	\$ 25.28

CONCRETE CUTS:

1-25	(Per Sq Ft)	\$355.00
26-50	(Per Sq Ft)	\$ 12.47
51-100	(Per Sq Ft)	\$ 7.15
101-200	(Per Sq Ft)	\$ 5.28
200+	(Per Sq Ft)	\$ 4.21

Note: The above table is based on 4 inch thickness of cement. The fees will be increased 20% per 2 inches of additional thickness.

Note: For repair work outside of the City limits, there is a \$5.00 per mile additional charge.

Account Number	Code	Service	Fee
Transit			
030-0000-340-15-00	TF	Bus Fares:	
		Elderly & Handicap	\$0.50
		Regular	\$1.00
		Transfers	Free
		(Bus passes/ticket books transfer free of charge)	
030-0000-340-16-00	TS	Bus Passes:	
		44 Rides (E & H)	\$20.00
		22 Rides (E & H)	\$10.00
		44 Rides (Regular)	\$40.00
		22 Rides (Regular)	\$20.00
		Day Pass (Regular)	\$ 2.00
		Day Pass (E & H)	\$ 1.00
		Kid's Summer Pass (Ages 6 to 16)	\$15.00
	NA	*Paratransit Per Trip	\$ 2.00

*** Note: These riders must be unable to access the GREAT Bus due to disability.**

PUBLIC WORKS FEES continued

Various DESCRIPTION	Equipment Rentals/Hourly		See Table CITY
	NCDOT	FEMA	
Truck, Pickup	10.18	14.00	12.22
Sport Utility Vehicle	4.06	14.00	9.86
Truck, 10,000 GVW Utility Body	10.06	20.00	12.07
Truck, 10,000 GVW w/Crew Cab	8.60	20.00	17.01
Truck, 24,000 GVW, SWB, Dump	14.40	25.00	25.25
Truck, 50,000 GVW, Tandem	25.25	60.00	61.54
Tractor, Wheel 30 to 40 DBHP	28.75	39.00	52.88
Tractor, Backhoe & Loader	18.31	23.50	43.75
Tractor, Crawler	44.69	65.00	53.63
Grader, Motorized 25,000 lb & up	30.45	58.00	36.54
Street Sweeper, Dual Vacuum	69.00	59.00	125.00
Air Compressor 750 CFM	9.27	20.00	11.12
Bucket Truck, 36 Feet	19.30	15.35	61.53
Bucket Truck, 47 Feet	19.30	15.35	61.53
Bucket Truck, 65 Feet	35.63	15.35	72.25
Excavator HYD Backhoe	40.85	65.00	80.27
Loader, Wheel	28.38	40.00	34.06
Mixer, Concrete	3.00	3.00	3.60
Mower, Rotary Flail	23.00	26.40	27.60
Mower, Flail Boom	23.00	27.71	27.60
Mower, Riding	13.54	13.54	16.24
Trailer 15 Ton Low Bed	9.75	10.25	11.70
Pump, Water 3" Centrifugal	4.88	4.10	5.86
Brush Chipper	20.38	16.00	24.46
Sprayer, 3PT Hitch	19.10	4.00	22.92
Stump Cutter	10.75	11.82	12.90
Welder	4.88	5.00	5.86
Spreader Body 5 CY	6.45	5.50	11.86
Snow Plow	32.75	38.00	39.30
Concrete Saw	6.00	6.00	7.20
Fork Lift	21.63	23.00	25.96
Soil Compactor Hand Held	3.00	11.00	3.60
Chain Saw w/12" to 16" Bar	1.50	1.75	1.80
Chain Saw w/17" to 26" Bar	3.00	3.20	3.60
Cutoff Saw	1.50	2.87	1.80
Brush Cutter, Hand Held	1.60	3.30	1.92
Sand Blaster	15.10	22.00	18.12
Traffic Line Striper	29.50	37.00	35.40
Striper	10.10	3.35	12.12
Line Grinder	8.40	9.00	10.08

PUBLIC WORKS FEES continued

Account Number	Code	Service	Fee
Engineering			
010-0000-330-21-01	EE	Erosion control plan (Grading Permit)	\$100.00 per acre of land disturbing activity
010-0000-330-21-02	ES	Street closings (right of way abandonments)	\$600.00 per street plus \$100/ each additional street or portion thereof
010-0000-330-21-03	ER	Right of way Encroachment Agreements *No fee when the City of Greenville provides funding for either wholesale or partial improvements that require an encroachment agreement through The Neighborhood Grant Program.	\$500.00*
010-0000-340-12-13	SB	Handicapped Signs	\$ 18.00
010-0000-340-12-13	SB	Maximum Penalty Signs	\$ 8.00
010-0000-340-12-13	SB	Maximum Penalty Stickers	\$ 3.00
010-0000-340-12-13	SB	Van Accessible Signs	\$ 8.00

PUBLIC WORKS FEES continued

Account Number	Code	Service	Fee	
Engineering cont.				
010-0000-340-12-13	SB	Barricade Delineator (Left or Right)	\$ 13.00	
010-0000-340-12-13	SB	2-Way Street Name Signs	For 9"	For 6"
		(Under 36")	58.00	\$ 50.00
		(36" – 48")	74.00	\$ 60.00
		(49" – 60")	90.00	\$ 75.00
010-0000-340-12-13	SB	4 Way Street Name Signs	For 9"	For 6"
		(Under 36")	91.00	\$ 75.00
		(36" – 48")	123.00	\$ 99.00
		(49" – 60")	156.00	\$118.00
		(Over 60")	188.00	\$132.00
010-0000-340-12-13	SB	No Parking-Fire Lane	\$ 18.00	
010-0000-340-12-13	SB	Community Watch	\$ 20.00	
010-0000-340-12-13	SB	11' Channel Posts	\$ 23.00	
		12'	\$ 26.00	
		14'	\$ 38.00	
010-0000-340-12-13	SB	10' Aluminum Pole	\$ 36.00	
010-0000-340-12-13	SB	Hardware (1 set)	\$ 2.00	
Color CAD/GIS Maps				
010-0000-330-21-04	EP	City map (1" = 1000')	\$ 30.00	
010-0000-330-21-04	EP	City map (1" = 1500')	\$ 25.00	
010-0000-330-21-04	EP	City map (1" = 2000')	\$ 20.00	
010-0000-330-21-04	EP	GIS (8 ½" x 11")	\$ 5.00	
010-0000-330-21-04	EP	GIS (11" x 17")	\$ 17.00	
010-0000-330-21-04	EP	GIS (30" x 42")	\$ 30.00	
010-0000-330-21-04	EP	Special Map Requests	\$ 20.00	
Blueprint/Photocopy Maps				
010-0000-330-21-04	EP	Planimetric (1" = 100')	\$ 10.00	
010-0000-330-21-04	EP	Topos, (1" = 100')	\$ 10.00	
010-0000-330-21-04	EP	Topos, (1" = 200')	\$ 15.00	
010-0000-330-21-04	EP	City Map (1' – 1000')	\$ 10.00	
010-0000-330-21-04	EP	City Map (1' – 2000')	\$ 5.00	

PUBLIC WORKS FEES continued

Account Number	Code	Service	Fee
Publications			
010-0000-330-21-04	EP	Storm Drainage Ordinance	\$ 1.50
010-0000-330-21-04	EP	Erosion Control Ordinance	\$ 3.00
010-0000-330-21-04	EP	Flood Damage Prevention Ordinance	\$ 3.00
010-0000-330-21-04	EP	Driveway Ordinance	\$ 3.00
010-0000-330-21-04	EP	Street List	\$ 3.00
010-0000-330-21-04	EP	Subdivision List	\$ 3.00
010-0000-330-21-04	EP	MSDD	\$25.00
010-0000-330-21-04	EP	MSDD (shipping)	\$ 5.00
<u>Printing/Misc.</u>			
<u>Photocopies</u>			
010-0000-330-21-04	EP	Bond (20" x 24") small	\$ 3.00
010-0000-330-21-04	EP	Vellum (20" x 24") small	\$ 4.00
010-0000-330-21-04	EP	Film mylar (20" x 24") small	\$ 8.00
010-0000-330-21-04	EP	Bond (24" x 36") medium	\$ 4.00
010-0000-330-21-04	EP	Vellum (24" x 36") medium	\$ 5.00
010-0000-330-21-04	EP	Film mylar (24" x 36") medium	\$10.00
010-0000-330-21-04	EP	Bond (30" x 42") large	\$ 5.00
010-0000-330-21-04	EP	Vellum (30" x 42") large	\$ 8.00
010-0000-330-21-04	EP	Film mylar (30" x 42") large	\$15.00
010-0000-330-21-04	EP	Small photo copies (8 ½" x 11", 8 ½" x 14")	\$ 0.25/page over seven pages \$ 2.00 minimum
010-0000-330-21-04	EP	Photo copies (11" x 17")	\$ 1.00
010-0000-330-21-04	EP	Shipping	\$ 3.00
Stormwater			
037-0000-331-00-00		Stormwater Utility Fees - For each equivalent rate unit, as defined by Section 8-3-2 of the Greenville City Code, there shall be a service charge per month for the purposes of supporting stormwater management programs and structural and natural stormwater and drainage systems, said charge to be effective on and after July 1, 2003. One Unit equals 2,000 square feet.	\$ 4.35/ per unit/per month

POLICE FEES

Account Number	Code	Service	Fee
010-0000-330-20-05	PT	Accident Report First Copy Only for Driver/Individual involved Additional Accident Copies and all Incident Copies Mail Order Requests (fee to cover postage, envelope, stationery & storage)	No Charge \$ 5.00 Additional \$ 2.00
010-0000-330-20-06	PU	Fingerprinting	\$ 15.00
010-0000-330-20-07	PV	Photographs 8 X 10 5 X 7 3 X 5	\$ 15.00 \$ 10.00 \$ 7.00
010-0000-330-20-08	PW	Police Fees/Miscellaneous House Moving Demolition Security Application for Street Blocking	\$ 50.00* \$ 50.00 \$ 25.00
010-0000-330-20-09	PX	Parade Permits	\$ 50.00
010-0000-330-20-09	PX	Parade Staffing There shall be no fee for parade staffing and off duty officers for the Christmas Parade, ECU Homecoming Parade, C.M. Eppes Alumni Parade, Martin Luther King, Jr., Day March and Piratefest	\$30.00/ per hr. per officer (a minimum of 3 hours per parade) \$25.00 per vehicle per parade
010-0000-330-20-10	PY	Solicitation Permits	\$ 30.00
010-0000-330-20-11	PZ	Outdoor Amplified Sound Permits	\$ 50.00
010-0000-330-20-12	TI	Semi - Annual Taxicab Inspection	\$ 20.00
010-0000-330-20-14	T2	Taxi License Renewal Application	\$ 19.00
010-0000-330-20-15	T3	Taxi License Initial Application	\$ 30.00
010-0000-330-20-08	PW1	Administrative Tow Fee	\$ 30.00
010-0000-330-20-17	LF	Peddler's License Application Fee	\$ 60.00
010-0000-330-20-17	I6	Itinerant Merchant License	\$374.00

POLICE FEES continued

Account Number	Code	Service	Fee
	I6	Itinerant Merchant License Renewal	\$219.00
010-0000-330-20-08	PW	Towing Operator Inspection Fee	\$ 25.00
* <i>This fee will be collected by the Engineering Division.</i>			
010-0000-340-12-16		Off-Duty Fee Company Charge \$30.00	Employee Pay \$ 27.00
010-0000-330-2019		Alarm Permit Fee	15/first yr. 5/subsequent yrs.
010-0000-321-32-16	RL	PAL Program	\$0 - \$25.00
Code Enforcement			
	Code	Violation	Fee
N/A		Abandoned vehicles	\$50.00 + cost of towing and storage
N/A		Public Nuisance	\$50.00 + cost of mowing
010-0000-340-1201		Administrative Filing Fee for Grass Liens	\$10.00

ANIMAL CONTROL FEES

Account Number	Code	Service	Fee
010-0000-330-08-00	AP	Animal Control Civil Penalties:	
		Public Nuisance	\$ 25.00
		Failure to acquire Rabies Vaccination	\$50 /1 st Offense \$100 2 nd , \$150 3 rd
		Cruelty to Animals	\$50 /1 st Offense \$100 2 nd /\$150 3 rd
		Unkept Kennels or Pens	\$25 /1 st Offense \$50 2 nd / \$75 3 rd
		Lack of restraint by chain or leash (Leash Law Violation)	\$50.00/1 st Offense \$100 2 nd /\$150 3 rd
		All other sections	\$ 15.00
		Animal Noise	\$100.00
010-0000-330-08-00	AP	Exotic Animal Fees:	
		Circus, exhibitions, shows	\$250.00
		Pet store permit	\$150.00
		Individual permit	\$ 75.00

PARKING FEES

Account Number	Code	Service	Fee
Leased Parking			
* Refer to Account Number and Revenue Codes listed below		<u>Monthly Rates:</u> Single space in paved lot Single space in un paved lot Contractor (maximum 4 spaces/month)	According to Lease Agreement
Downtown Limited Time Zone Parking			
010-0000-340-04-21	ED	Downtown Parking Permit Tag	\$75.00
010-0000-340-04-21	ED	Duplicate Downtown Parking Permit Tag	\$ 5.00
010-0000-340-04-30	LP# 1	Merchant Lot # 1	
010-0000-340-04-39	LP#10	Harris Lot # 10	
010-0000-340-04-32	LP# 3	Moseley Lot # 3	
010-0000-340-04-33	LP# 4	Texaco Lot # 4	
010-0000-340-04-34	LP# 5	Crepe Myrtle Lot # 5	
010-0000-340-04-35	LP# 6	Blount Harvey Lot # 6	
010-0000-340-04-36	LP# 7	Edwards Lot # 7	
010-0000-340-04-37	LP# 8	Holiday Lot # 8	
010-0000-340-04-38	LP# 9	Hooker Lot # 9	
042-0000-120-00-00	LCD	Community Development Lot	

USE OF FIVE POINTS PLAZA PARKING LOT - UPTOWN GREENVILLE

The City of Greenville welcomes persons, organizations or groups to use the Five Points Plaza for various purposes provided that the proposed use enhances the vibrancy of the Uptown District and generates increased patronage of the Uptown businesses and venues. The nature and scheduling of all activities must be approved by the *Five Points Plaza Activities Committee*. A "Special Event Permit Application" must be completed and signed by the applicant. Applications may be submitted online through the City's website by visiting www.greenvillenc.gov/fivepoints.

The application packet contains "*Rules for Use of the Five Points Plaza*", a listing of other information and documents required as a part of the application process, and the fees associated with the use of Five Points Plaza. Applications must be submitted a maximum of 10 months prior to the event and a minimum of 4 months (120 days) prior to the event. Please allow fourteen days from the submission date of the application packet for review and approval processes by the committee. All fees are due at the time application is made and are refundable should the request be denied, less a \$25 non-refundable processing fee.

PARKING FEES – PENALTIES

Account Number	Code	Service	Fee
Parking Penalties			
010-0000-360-09-00	PB	Overtime Parking Downtown: If paid within 10 calendar days	\$ 5.00
010-0000-360-09-00	PB	If paid between the 11 th calendar day after issuance and the 30 th day	\$10.00
010-0000-360-09-00	PB	If paid after 30 days	\$15.00
Overtime Parking Residential & All Areas Not Otherwise Designated:			
010-0000-360-09-00	PB	If paid within 10 calendar days	\$20.00
010-0000-360-09-00	PB	If paid between the 11 th calendar day after issuance and the 30 th day	\$35.00
010-0000-360-09-00	PB	If paid after 30 days	\$50.00
Illegal Parking Downtown:			
010-0000-360-09-00	PB	If paid within 10 calendar days	\$15.00
010-0000-360-09-00	PB	If paid between the 11 th calendar day after issuance and the 30 th day	\$20.00
010-0000-360-09-00	PB	If paid after 30 days	\$25.00
Illegal Parking Residential & All Areas Not Otherwise Designated:			
010-0000-360-09-00	PB	If paid within 10 calendar days	\$20.00
010-0000-360-09-00	PB	If paid between the 11 th calendar day after issuance and the 30 th day	\$35.00
010-0000-360-09-00	PB	If paid after 30 days	\$50.00
010-0000-360-05-00	RX	Residential Parking Permit Decals	\$ 5.00 per decal/ per year
010-0000-360-05-00	RX	Duplicate Residential Parking Permit Decals	\$ 5.00
Parking in a Fire Lane:			
010-0000-360-09-00	PB	If paid within 10 calendar days	\$50.00
010-0000-360-09-00	PB	If paid between the 11 th calendar day after issuance and the 30 th day	\$65.00
010-0000-360-09-00	PB	If paid after 30 days	\$80.00
Designated Handicap Spaces:			
010-0000-360-09-01	HP	If paid within 10 calendar days	\$100.00
010-0000-360-09-01	HP	If paid between the 11 th calendar day after issuance and the 30 th day	\$150.00
010-0000-360-09-01	HP	If paid after 30 days	\$200.00
010-0000-360-09-01	HP	If paid after 60days	\$250.00
010-0000-360-26-00	UP	Parking on Unimproved Surfaces	\$ 25.00 per occurrence

PARKING FEES – PENALTIES continued

The following lots are subject to penalties as described in the previous section.

Account Number	Code	Service	Fee
010-0000-340-19-08	PC	Harris Lot #10	
010-0000-340-19-05	PD	Blount Harvey Lot #6	
010-0000-340-19-04	PE	Moseley Lot #3	
010-0000-340-19-03	PF	Hodges Lot #2	
010-0000-340-19-03	PF	Hodges Lot #2	
010-0000-340-19-06	PG	Edwards Lot #7	
010-0000-340-19-07	PH	Hooker Lot #9	
010-0000-340-19-11	PJ	Georgetown Lot #13	
010-0000-340-19-02	PM	Merchants Lot #1	
010-0000-340-19-01	PO	On Street Parking	
010-0000-340-19-09	PR	Roses Lot #11	
 Parking Fees Meters			
		Meters	
010-0000-340-04-20		City Meters – Single Post 30 minutes	\$ 0.25
010-0000-340-04-23		Multi-Space 2 Hour Limit w/ \$.75 for 1 hour (1 hour minimum) \$ 1.50 for 2 hours (2 hours maximum)	\$ 0.75

TAXICAB FARES

Taxi Cabs operating within the jurisdictional city limits may elect to charge fares and fees by the installation and use of a taximeter or by use of the approved zone map and the fares and fees provided herein. The election decision is made by the franchise holder and will apply to all taxicabs operating under the particular franchise.

Taximeter Rates and Fees:

- \$2.75 Drop fee
- \$0.25 per 1/6th of mile
- \$0.50 surcharge night time from 11 pm to 6 am per person
- \$0.30 per minute wait time at fares request
- \$1.25 per luggage bag over two
- \$2.00 per person over first two
- \$2.00 per trunk or large suitcase
- \$0.10 per grocery bag over 3

Pedi-Cab Rates and Fees:

- \$1.50 per person per 1/2 mile or fraction thereof
- \$0.30 per minute wait time at fares request
- \$1.25 per luggage bag over two
- \$2.00 per person over first two
- \$2.00 per trunk or large suitcase
- \$0.10 per grocery bag over 3

The following rates shall be applicable for each standard zone fare:

ZONES	1	2	3	4	5	6	7	8
1	6.00	6.35	6.70	7.05	7.40	7.75	8.10	8.50
2	6.35	6.35	6.70	7.05	7.40	7.75	8.10	8.50
3	6.70	6.70	6.70	7.05	7.40	7.75	8.10	8.50
4	7.05	7.05	7.05	7.05	7.40	7.75	8.10	8.50
5	7.40	7.40	7.40	7.40	7.40	7.75	8.10	8.50
6	7.75	7.75	7.75	7.75	7.75	7.75	8.10	8.50
7	8.10	8.10	8.10	8.10	8.10	8.10	8.10	8.50
8	8.50	8.50	8.50	8.50	8.50	8.50	8.50	8.50

The fare charged shall be the amount of the highest zone which is traveled through. Only one fare shall be charged for one or two persons traveling from the same point of origin to the same point of destination.

TAXICAB FARES, continued

The following rates are for fares across town:

ZONES	1	2	3	4	5	6	7	8
1	6.00	6.60	7.20	7.80	8.40	9.00	10.60	10.20
2	6.60	7.20	7.80	8.40	9.00	9.60	11.20	10.80
3	7.20	7.80	8.40	9.00	9.60	10.20	11.80	11.40
4	7.80	8.40	9.00	9.60	10.20	10.80	11.40	12.00
5	8.40	9.00	9.60	10.20	10.80	11.40	12.00	12.60
6	9.00	9.60	10.20	10.80	11.40	12.00	12.60	13.20
7	9.60	10.20	10.80	12.40	12.00	12.60	13.20	13.80
8	10.20	10.80	11.40	12.00	12.60	12.20	13.80	14.50

Ironwood/Bradford Creek Standard Fare 9.50

Across Town 14.50

Over two persons (per person extra)

Waiting time (per hour) 18.00

Trunks or footlockers (each) 2.00

Baggage (each) 1.50

Grocery bags (each bag over 3) .10

Rates outside zones unless previously specified (per mile) 2.75

Pedi-cab rates: \$1.50 per person per ½ mile or fraction

Waiting time (per hour) 18.00

Trunks or footlockers (each) 2.00

Baggage (each) 1.50

Grocery bags (each bag over 3) .10

FIRE/RESCUE FEES

Account Number	Code	Service	Fee
010-0000-330-22-07	FR	EMS/Call Reports Pursuant to G.S. 90-411 Walk-In Requests Mail Order Requests (fee to cover postage, envelope, stationery & storage) Per G.S. 44-49 Attorney's Exempt From Payment	\$ 10.00 \$ 0.25/page over seven pages \$ 2.00+ .25/page over seven pages
010-0000-330-22-07	FR	Extraction Tank Permit	\$125.00/tank
010-0000-330-22-07	FR	Installation Tank Permit	\$150.00/tank
010-0000-330-22-07	FR	Re-piping Permit	\$ 50.00
010-0000-330-22-07	FR	Tank Abandonment	\$ 50.00/tank
010-0000-330-22-07	FR	Follow-up Tank Inspection	\$ 50.00
010-0000-330-22-09	FM	Burn Permit: Open Burning Except that there shall be no fee for flag retirement ceremony when conducted by a nonprofit veterans organization	\$ 50.00
010-0000-330-22-07	FR	Permits: Fair/Carnival, Tents, Explosives, Pyrotechnics Fumigate/Fogging , Exhibits, Trade Shows	\$ 50.00
010-0000-330-22-07	FR	Permits: Mall Displays, Private Fire Hydrant	\$ 50.00
010-0000-340-01-00	RI	EMS Basic Transport Fee: BLS BLS – Emergency ALS ALS – Emergency ALS 2 Oxygen Delivery No transport/treatment fee No transport/treatment fee (ALS) Head Immobilization Ground Mileage, Per Statute Mile	\$ 0.00 \$375.00 \$ 0.00 \$475.00 \$600.00 \$ 30.00 \$100.00 \$200.00 \$ 30.00 \$ 9.00
010-0000-340-25-00	EM	EMS Dedicated Standby Unit & Crew Crew Only	\$100.00/hr. \$ 35.00/hr.
010-0000-330-22-10	FE	ETJ Business Inspections: Minimum Hourly Except for those under fire protection contracts (initial inspection)	\$ 60.00 \$ 30.00
010-0000-330-22-11	FL	State Required Inspection for Licenses: City ETJ	\$ 50.00 \$ 80.00

FIRE/RESCUE FEES continued

Account Number	Code	Service	Fee
010-0000-330-22-09	FB	Special Requested Business Inspections:	
		City	\$ 50.00
		ETJ	\$ 80.00
010-0000-330-22-11	FL	Special Requested Business Inspections w/plan reviews	
		City	\$ 60.00 /per building
		ETJ	\$ 90.00 /per building
010-0000-330-22-11	FL	Sprinkler Review and Field Test	
		City	\$100.00/per building
		ETJ	\$130.00/per building
010-0000-330-22-11	FL	Sprinkler Review and Field Test Follow Up (Reinspection)	
		City	\$ 50.00
		ETJ	\$ 65.00
010-0000-330-22-09	FM	Hazardous Materials Spills	\$ 30.00 per man-hour
010-0000-330-22-09	FM	Fire Inspection Follow Up (Reinspections)	\$ 50.00
010-0000-330-22-07		Extrication/Disentanglement Fee	\$250.00

Fire Protection Service: The following formula is hereby established for determining the extraterritorial fire protection fee each fiscal year: Total property value divided by 100 multiplied by 10% equals the billed amount. In no event shall the annual cost of service under this agreement exceed the sum of \$50,000.

PLANNING FEES

Account Number	Code	Service	Fee
010-0000-330-18-01	AA	Preliminary Plat	\$550 base fee plus \$50 per acre or additional major fraction thereof Min \$600
010-0000-330-18-02	BB	Final Plats (including minor subdivisions)	\$440 base fee plus \$50 per acre or additional major fraction thereof Min \$490
010-0000-330-18-03	AB	Rezoning	\$550 base fee plus \$50 per acre or additional major fraction thereof Min \$600
010-0000-330-18-04	AE	Board of Adjustment Cases	\$385 flat fee for residential related special use permits included under Sec 9-4-78 (f)(2) & (3);\$50 flat fee for an appeal of an administrative decision to issue a citation for parking on an unimproved surface as a violation of a parking area surface material requirement as set forth in Section 9-4-248 (a) : All other cases \$500 flat fee ; refund of Appeals of Administrative Decisions or Interpretation case fee where the Board of Adjustment finds in favor of the applicant
010-0000-330-18-04	AE	Board of Adjustment Renewal Cases – Special Use Permit Renewals for public or private clubs and billiard parlors or pool halls in any zoning district	\$275
010-0000-330-18-05	AF	Site Plans	\$495 base fee plus \$50 per acre or additional major fraction thereof Min \$545
010-0000-330-18-09	JJ	Landscape Plans	1st Inspection: \$110 base fee plus \$25 per acre or additional major fraction thereof (\$150 minimum) not to exceed \$500; Each Additional Inspection, \$75 flat fee

NOTE: Planning fees are based on the minimum charge.

PLANNING FEES continued

Account Number	Code	Service	Fee
010-0000-330-18-06	FF	Preliminary Plat Minor Alterations	\$ 330.00 Flat fee
010-0000-330-18-07	GG	Final Plat Minor Alterations	\$330.00 plus 30/sheet
010-0000-330-18-08	HH	Site Plan Minor Alterations	\$330.00 Flat fee
010-0000-330-18-09	II	Landscape Plan Minor Alterations	\$165.00 Flat fee
	JJ		
010-0000-330-18-10		Landscape Plan Inspection	\$210.00
010-0000-330-18-11	KK	Street Name Change	\$440.00 base fee +\$10/ certified notice
010-0000-330-18-14	AM	Amendments (Zoning/Subdivision Text, Comprehensive Plan)	495.00 flat fee
010-0000-330-18-13	AX	Annexation; Petition (voluntary)	\$440.00 flat fee
010-0000-330-18-15	SU	Planning & Zoning Commission Special Use Permit (Planned Unit Development-PUD; Land Use Intensity-LUI)	\$880.00 flat fee
010-0000-330-18-16		Zoning Certificate Letter	\$25 Flat Fee
010-0000-330-18-17		COA Major Works General Public	\$50 Flat Fee
010-0000-330-18-18		COA Minor Works In-House	\$20
010-0000-330-04-50		Rental Income	\$5 Flat Fee

Maps from the Planning Department:

010-0000-330-18-12 LL

8 1/2" x 11" (color)

11" x 17" (color)

17" x 24" (color)

24" x 36" (color)

34" x 48" (color)

Readily Available Maps: (All maps include property lines unless otherwise indicated.)

Hydric Soils:

1. \$ 25.00; 2. \$30.00

PLANNING FEES continued

Account Number	Code	Service	Fee
Black and White Laser Printer:			
City Limits, ETJ, and Industrial Area			
			\$ 5.00
			\$ 17.00
			\$ 22.00
			\$ 27.00
			\$ 30.00
Historic District:			
			\$ 7.50
			\$ 10.00
			\$ 12.50
			\$ 15.00
			\$ 17.50
Special Area Plans:			
			\$ 15.00
			\$ 20.00
			\$ 25.00
			\$ 30.00
Special Request: (May require multiple data layers)			
		(Black and White)	\$ 10.00
		(Color)	\$ 20.00
		(Color)	\$ 25.00
		(Color)	\$ 30.00
		(Color)	\$ 35.00

If the time exceeds 30 minutes in designing a special request map, then a programming fee of \$25 per hour will be applied and \$25 for each subsequent hour. Any maps produced for display, public hearing, and City Council meetings will follow the same prices as the Special Area Plans.

PLANNING/INSPECTIONS FEES

Account Number	Code	Service	Fee
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Square Footage Costs of Construction

Type Construction	Rate: \$/Sq. Ft.
Commercial	\$ 65.00
General:	
Multi-family (apartments., townhouses, condos)	\$ 55.00
Shell (exterior walls, roof, floor slab or some combination thereof)	\$ 30.00
Residential	
Single-family and/or duplex	\$ 50.00
Additions (commercial or residential)	\$ 45.00
Storage buildings	\$ 20.00

Example: (Actual square footage) x (square footage cost) = Computed construction cost;
 1970 square feet x \$50.00 per square foot = \$98,500

Building Permit Fees

Service: Single-family, multi-family, multi-family additions, multi-family alterations, commercial, commercial additions, commercial alterations, industry, industry additions, industry alterations, church, Hotel/motel and roofing.

(Computed costs of construction)			
010-0000-330-10-01	IB	100.00 to 5,000.00	\$ 35.00
010-0000-330-10-01	IB	5,001.00 to 15,000.00	\$ 50.00
010-0000-330-10-01	IB	15,001.00 to 30,000.00	\$ 75.00
010-0000-330-10-01	IB	30,001.00 to 50,000.00	\$110.00
010-0000-330-10-01	IB	50,001.00 to 75,000.00	\$150.00
010-0000-330-10-01	IB	75,001.00 to 100,000.00	\$200.00
010-0000-330-10-01	IB	100,001.00 & over	\$200.00 + \$3.00/\$1,000 over \$100,000

Example: Computed cost = \$98,500; Permit Fee = \$250

PLANNING/INSPECTIONS FEES continued

Account Number	Code	Service	Fee
Service: New duplex, duplex additions, duplex alterations, residential additions, residential alterations, new storage additions, storage alterations, new garage/carports, garage/carport additions, garage/carport alterations, swimming pools and signs.			
(Computed costs of construction)			
010-0000-330-10-01	IB	\$ 100.00 to 5,000.00	\$ 35.00
010-0000-330-10-01		5,001.00 to 15,000.00	\$ 65.00
010-0000-330-10-01		15,001.00 to 30,000.00	\$100.00
010-0000-330-10-01		30,001.00 to 50,000.00	\$135.00
010-0000-330-10-01		50,001.00 to 75,000.00	\$170.00
010-0000-330-10-01		75,001.00 to 100,000.00	\$245.00
010-0000-330-10-01		100,001.00 & over	\$245.00 + \$3.00/1,000 Over \$100,000
Other Permit Fees			
010-0000-330-10-02	IP	Sewer, septic tank, gas and water	\$ 25.00
010-0000-330-10-01	IB	Insulation (insulation work only)	\$ 35.00
010-0000-330-10-01	IB	Demolition	\$100.00
010-0000-330-10-04	ID	Driveway (single-family and duplex)	\$ 30.00
010-0000-330-10-04	ID	Driveway (multi-family and commercial)	\$ 45.00
010-0000-330-10-02	IP	Plumbing (per fixture)	For 1 st , plus \$20.00 each additional \$6.00 each w/minimum of \$50.00
010-0000-330-10-02	IP	Lawn Irrigation w/new construction (considered a per fixture)	\$ 6.00
010-0000-330-10-03	IM	Lawn Irrigation existing property	\$ 25.00
010-0000-330-10-03	IM	Mechanical (per unit) under 5 tons	\$ 50.00
010-0000-330-10-03	IM	Mechanical (per unit) over 5 tons	\$ 50.00
010-0000-330-10-01	IB	Mobile Home	\$ 50.00
010-0000-330-10-01	IB	House moving	\$125.00
010-0000-330-10-01	IB	Tent	\$ 40.00
010-0000-330-10-02	IP	Sprinkler Systems (1&2 Family structures)	\$150.00
010-0000-330-10-03	IM	Refrigeration, Installation & Repair	\$ 50.00/unit
010-0000-330-10-03	IM	Off Six Months Minimum Housing	\$ 35.00
010-0000-330-10-03	IM	Off Six Months Gas	\$ 25.00

PLANNING/INSPECTIONS FEES continued

Account Number	Code	Service	Fee
Electrical Permits			
010-0000-330-11-00	IE	Commercial: General: Hospitals, hotel/motel, business occupancies, industrial, and manufacturing (Service Equipment Included)	\$.08/sq.ft. for 1 st 6,000 sq.ft. plus .04/sq.ft. over 6,000 sq.ft. each floor
010-0000-330-11-00	IE	Commercial storage and warehouse, farm buildings (Up to 75 outlets) (Service Equipment Included)	65.00 Flat Fee
010-0000-330-11-00	IE	Residential: General: Single-family, duplex, multi-family (apts., townhomes, and condominiums) (Service Equipment Included)	\$.06/sq. ft. each floor
Example: (Actual square footage) x (square footage cost) = Permit fee; 1970 square feet x \$.06 square feet = \$118.20 Actual Permit Cost			
010-0000-330-11-00	IE	Mobile homes/office trailer services	\$ 50.00
010-0000-330-11-00	IE	Change of electrical service	\$ 50.00
010-0000-330-11-00	IE	Temporary construction service	\$ 50.00
010-0000-330-11-00	IE	Signs (electrical)	\$ 50.00
010-0000-330-11-00	IE	Pole service	\$ 50.00
010-0000-330-11-00	IE	Swimming pool	\$ 50.00
010-0000-330-11-00	IE	Mobile Home Park Pedestal Minimum: Up to 20 outlets (storage buildings, additions, additional circuits, dryers, HVAC, etc.)	\$ 50.00 \$ 50.00

NOTE: Over 20 outlets use appropriate square footage rate.

NOTE: Service Fees below apply to all Inspection Division Fee areas:

010-0000-330-10-05	IR	Re-inspection	\$ 50.00 for 1 st time, \$100 each time after
010-0000-330-10-01	IB	After Hours Inspection Fee	\$100.00 per hr. w/ 2hr. min.
010-0000-330-10-10	MR	Temporary Utility Permit	\$ 50.00
010-0000-330-24-00	MR	Penalty Fee (Minimum)	\$100.00

NOTE: Will be assessed on anyone who actually begins construction without securing all proper permits pursuant to the North Carolina State Building Code.

RECREATION AND PARKS FEES

NOTE: As a result of the diversity of programs, programs may be added or dropped at any time and, therefore, the fees are subject to change as approved by the Recreations and Parks Commission. Additionally, the Recreation and Parks Commission may waive, in whole or in part, fees which are related to programs conducted in cooperation with another organization or individual which is assuming all or a portion of the expense of the program. NR means Non-City Resident, NCR means Non-County Resident and NM means Non-Members. Non Resident Fees equal 150% of Resident Fees unless otherwise indicated. All Recreation and Parks programs listed are examples and may not be inclusive of all offerings at all times. Similar programs may be offered or substituted at staff discretion.

Revenue Account	Code	Service	Fee
010-0000-340-02-02	RP	Pedal Boat Rental / Group Rental Science & Nature Center	\$4 /30 min \$32/hour \$10/\$3 NR Under 12 / \$2/\$3 NR 12& Over
		Annual Fishing Permit	\$12 R / \$20 NR
		Boat Launch Fees	\$ 2 R / \$4 NR
		Camping Fee	\$4 R/ \$8 NR \$10 per campsite
		Jon Boat Rental	\$7.00 / 5 Hours
		Fishing Permits	\$1.50/ \$3 NR
		Large Shelter Reservation	Half day \$30 R; \$45 NR Full day \$60 R; \$90 NR
		Small Shelter Reservation	Half day \$20 R; \$30 NR Full day \$40 R; \$60 NR
		Cleanup Fee	\$50
010-0000-340-02-01	RR	Adult Recreation and Fitness Karate/Self Defense Weightlifting Ladies Exercise Adult Dance	\$0 - \$200/\$0 -\$300 NR
010-0000-340-02-12		Riverbirch Adult Tennis Lessons Youth Tennis Lessons	\$0 - \$200/\$0 -\$300 NR \$0 - \$50/\$0-\$75 NR
010-0000-340-02-01	RR	Sports Connection Entrance Fee/Individual Gym Fee Tokens for batting Cage (1-12 rounds) Pitching/Hitting Lessons Packages Concessions Birthday Parties	\$1 - \$150 R \$1 -\$225 NR \$100 - \$300 R \$150 - \$450 NR

RECREATION AND PARKS FEES continued

Revenue Account	Code	Service	Fee
010-0000-340-02-01	RR	Sports Connection Basketball Clinics Soccer Clinics Teen Programs	\$1-\$150 R; \$1-\$225 NR \$1-\$150 R; \$1-225 NR \$1-\$150 R; \$1-225 NR
010-0000-340-02-10	R4	Arts Classes Youth Arts & Crafts Ceramics Classes Potters Club Drawing & Painting Decorative Arts Fiber Arts Dance	\$20 - \$250 Residents/ \$30-\$375 Non-Residents
010-0000-340-02-11	R5	Public Outdoor Pool (Community Pool) Admission Swimming Lessons Instructor Training Life Guarding	\$1.50 - \$2.50 Daily Resident \$10 - \$50 Season Pass Resident \$2.25 - \$3.25 Daily Non-Resident \$15 - \$55 Season Pass Non-Resident New Rates Effective June 1, 2013 \$20 - \$100 R /\$30- \$150 NR \$100- \$300
010-0000-340-20-00	R7	Youth Sports Greenville Jr. Champ Youth Basketball Running/track and field programs Youth Indoor Soccer Future Stars Soccer Youth Flag Football Small Fry/Big Fry Baseball Mini Fry Baseball	\$0 - \$90 R \$0 - \$130 NR

RECREATION AND PARKS FEES continued

Account Number	Code	Service	Fee
010-0000-340-20-00	R7	Adult Sports	\$75-\$550 Team Fee Individual Participation Fee \$10-\$50 R -\$15-75 NR
		Adult Basketball Leagues Adult Whiffle Ball Leagues Adult Softball Leagues Adult Summer Basketball Indoor Soccer Kickball Leagues Running Programs Flag Football Leagues Adult Tennis Programs	
010-0000-340-20-00	R7	Men's Exercise/Adult Basketball Program	\$0 - \$200/\$0 -\$300 NR
010-0000-340-02-01	R4	Special Events Kid's Dog Show Fourth of July KidsFest Sunday in The Park MLK Day Celebration Black History Month Celebration	\$0 - \$15
010-0000-340-23-01		PirateFest Town Common Vendor Fees	\$0 - \$300
010-0000-340-21-00	R8	Summer Camps Camp Escape Extended Care Tot Lot Outdoor Living Skills / Nature Sports Camps Day Camps Creative writing Sports Mini Camp CIT/Jr Leadership	\$0 -\$150/per week Residents \$0 – 225/per week Non-Resident
010-0000-340-02-16	RI	Senior Recreational Programs Bridge Classes Senior Olympics Senior Clubs Gone Fishing	\$0-\$35/Resident \$0 - \$53/Non-Resident

RECREATION AND PARKS FEES continued

Account Number	Code	Service	Fee
010-0000-340-04-01	RT	Amphitheater Call 329-4567	Class I - \$600/day Class I - \$900/day NR Class II- \$300/day Class II- \$450/day NR Class III-\$100/day Class III-\$150/day NR \$20 Hour Staff Fee
010-0000-340-04-01	RT	Barnes-Ebron-Taft Building at Greenfield Terrace	Class I - \$65/hr Class I - \$98/hr NR Class II- \$35/hr Class II- \$53/hr NR Class III-\$25/hr Class III-\$38/hr NR
010-0000-3401-0401	RT	Meeting Rooms Multipurpose Rooms / Jaycee Auditorium Elm Street Center	Class I - \$60/hr Class I - \$90/hr NR Class II- \$30/hr Class II- \$45/hr NR Class III-\$15/hr Class III-\$23/hr NR
036-0000-340-34-02	B2	Bradford Creek Clubhouse Call 329-GOLF	\$100 - \$200 per hour; \$100 Deposit
010-0000-340-04-01	RT	Community Pool Call 329-4041	Class I - \$40/hr Class I - \$60/hr NR Class II- \$20/hr Class II- \$30/hr NR Class III-\$12/hr Class III-\$18/hr NR Per 10 Attendees
		Elm Street Lawn Games Area Call 329-4550	\$50 per hour; Staff may be required

RECREATION AND PARKS FEES continued

Account Number	Code	Service	Fee
		Greenville Aquatics & Fitness Center (Gym, Gym & Pool, Pool, Entire Facility) Call 329-4041 for details	Varies
010-0000-340-04-01	RT	Guy Smith +Stadium Call 329-4550	Class I - \$300/day Class I - \$450/day NR Class II - \$200/day Class II - \$300/day NR Class III - \$100/day Class III - \$150/day NR All Classes – \$30hr light fee; \$30/marketing fee
010-0000-340-04-01	RT	Sarah Vaughn Field of Dreams	Class I - \$60/hr Class I - \$90/hr NR Class II- \$30/hr Class II- \$45/hr NR Class III-\$15/hr Class III-\$23/hr NR
010-0000-340-04-01	RT	Softball / Baseball / Cricket Field Rentals Call 329-4550	Class I - \$30/hr Class I - \$45/hr NR Class II- \$20/hr Class II- \$30/hr NR Class III-\$10/hr Class III-\$15/hr NR All Classes – \$30/hr light fee
		Soccer / LaCrosse / Football Multipurpose Fields	Class I - \$30/hr Class I - \$45/hr NR Class II- \$20/hr Class II- \$30/hr NR Class III-\$10/hr Class III-\$15/hr NR All Classes – \$35/hr light fee; \$100/marketing fee

RECREATION AND PARKS FEES continued

Account Number	Code	Service	Fee
010-0000-340-04-01	RT	GYMNASIUMS Drew Steele Eppes H. Boyd Lee South Greenville	Class I \$100 /hr R Class I \$150/hr NR Class II \$ 50/hr R Class II \$ 75/hr NR Class III \$ 25/hr R Class III \$ 38/hr NR
010-0000-340-04-01	RT	Skate Park/Roller Hockey Rink at JC Park	Class I \$100 /hr R Class I \$150/hr NR Class II \$ 50/hr R Class II \$ 75/hr NR Class III \$ 25/hr R Class III \$ 38/hr N
010-0000-340-04-01	RT	Tennis Courts Call 329-4559	Class I - \$10/hr Class I - \$15/hr NR Class II- \$5/hr Class II- \$3/hr NR Class III-\$2/hr Class III-\$4/hr NR
010-0000-340-04-01		Family Rental for Athletic Tournaments	For tournament rates, call Athletic Office, 329-4550
010-0000-340-02-02		Science & Nature Center Facility Deck & Surrounding Theater Entire Facility (6) Tables, (50) Chairs	\$25/hr R \$37.00/hr NR \$75.00/h R \$112.00/hr NR \$375/8hrs R \$563/8hr NR \$290/3 hrs R \$435/3hrs NR \$50/ per event

CLASS DEFINITIONS

Class I Any event for which admission is charged or any other type of compensation is realized including donations. This class does not include non-profit organizations. All Class I rentals must receive administrative approval.

Class II Any event where no admission is charged nor any other type of compensation is realized.

Class III Any event hosted by an organization which can provide proof of non-profit/federal tax exempt status.

RECREATION AND PARKS FEES continued

Account Number	Code	Service	Fee
010-0000-340-04-01	RT	River Park North Large Picnic Shelter, Thomas Foreman Park Large Picnic Shelter Call 329-4562	Half Day Rentals: \$30 for residents; \$45 for non- residents Full Day Rentals: \$60 for residents; \$90 for non-residents ½ day is 4 hours maximum 250 maximum capacity; groups of 75 or more pay \$50 cleanup fee
010-0000-340-04-01	RT	Matthew Lewis, Boyd Lee Park Shelters	Half Day Rentals: \$30 for residents; \$45 for non- residents Full Day Rentals: \$60 for residents; \$90 for non- residents ½ day is 4 hours maximum 250 maximum capacity; groups of 75 or more pay \$50 cleanup fee
010-0000-340-04-01	RT	All other Shelters Call 329-4567	Half Day Rentals: \$20 for residents; \$30 for non-residents Full Day Rentals: \$40 for residents; \$60 for non-residents ½ day is 4 hours maximum 250 maximum capacity; groups of 75 or more pay \$50 cleanup fee
Extras:			
010-0000-340-04-01	RT	Press box; Scoreboard/Panel Box Call 329-4550 Staging Call 329-4539	\$50 (up to 4 hours); 10 per hour staff fee \$35 for 4x8 section
		Bingo Game Call 329-4542	\$25 per day
		Bunny Suit Call 329-4542	\$25 per day
010-0000-330-19-01	RB	Application for service and sale of malt beverages and unfortified wine pursuant to the Policy and Procedures for the Conditional Service, Sale and Consumption of Alcoholic Beverages within Greenville Recreation and Parks Facilities	\$50.00

Greenville Aquatics and Fitness Center Membership Fees

Revenue Account	Code	Service	Fee
010-0000-340-02-06	Q4	Family Membership (City Employee)	13.00/Mthly
010-0000-340-02-07	Q5	Family Membership (GUC Employee)	13.00/Mthly
010-0000-340-02-09	Q7	GAFC Recreational Programming Strength and Conditioning Resistance Training Senior Strength Karate at GAFC Tai Chi at GAFC Womens Self Defense Workshop Bench Press Competition Chair Aerobics Water Aerobics Swim Lessons Dolphin Swim Club Master Swim Pool Parties Concession Sales	\$0-\$150/ Members \$0-\$200/Non-Members \$0-\$400/Non-Member/Resident (Effective 09/01/12)
010-0000-340-02-03	Q1	Memberships	

Membership Type For Residents	Yearly Fees	Quarterly Fees	Monthly Draft Fee
Family, Individual, Student, Senior, Corporate	\$190-\$550	\$50-\$250	\$16-\$200
Membership Type For Non-Residents	Yearly Fees	Quarterly Fees	Monthly Draft Fee
Family, Individual, Student, Senior, Corporate	\$225-\$700	\$75 - \$500	\$20 - \$300

Non-Resident Rates Effective September 1, 2012

Quarterly Memberships – application fee included in first three months; Bank Draft Memberships pay 3 months in advance plus application fee.

Bradford Creek Golf Course

Revenue Account	Code	Service	Fee
010-0000-340-30-00	GF	Golf Green and Ball Fees All Range Ball and Range Fees Various Play Offerings	\$5 to \$45
010-0000-340-3100	B1	Golf Classes and Tournaments Golf Clinics	\$10 to \$150
010-0000-340-3200		Summer Youth Golf Camp	
010-0000-340-3300		Spring Youth Camp	
010-0000-340-3400		Junior Golf Team	
010-0000-340-3500		Coastal Plains Tournament	



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Introduction of Order authorizing \$15,850,000 Street and Pedestrian Transportation Bonds; Resolution designating the Director of Financial Services to file the sworn statement of debt and estimated interest amount; and Resolution calling a public hearing upon an Order authorizing an amount not exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville, North Carolina

Explanation: **Abstract:** This item is the next step in the process for the planned General Obligation Bond Referendum scheduled for November, 2015. The Bond Order that authorizes \$15.85 million in Street and Pedestrian Transportation Bonds is introduced. A Resolution calling a public hearing at the August 13, 2015, meeting upon the Bond Order is recommended to be adopted.

Explanation: This item is the next step in the process for the planned General Obligation Bond Referendum scheduled for November, 2015. The Resolution directing the publication of the Notice of Intent to make an application with the Local Government Commission and authorizing the Director of Financial Services to file the application was approved at the May 26, 2015, City Council meeting. The Notice of Intent was published on May 28, 2015. The application is scheduled to be filed with the Local Government Commission on June 8, 2015.

Attached is the Bond Order that authorizes \$15.85 million in Street and Pedestrian Transportation Bonds. This financing would be for the purpose of providing funds, together with any other available funds, for providing street and pedestrian transportation improvements in the City of Greenville, including, but without limiting the generality of the foregoing, constructing, reconstructing, widening, extending, resurfacing and improving streets and roads, thoroughfares, and bridges; constructing, reconstructing, relocating and eliminating grade crossings and grade separations, constructing and installing traffic controls, signals, gateway treatments, markers, lighting, street trees and street furniture; improving, relocating and installing utility lines; constructing sidewalks, bike and pedestrian trails, greenways, curbs, gutters, culverts and drains; and

acquiring any necessary rights of way or easements.

Additionally, attached are two Resolutions;

1. Resolution Designating the Director of Financial Services to File the Sworn Statement of Debt and Estimated Interest Amount; and
2. Resolution Calling a Public Hearing Upon an Order Authorizing an Amount Not Exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville, North Carolina.

The statutory process is as follows:

- 1) Introduction of Bond Order;
- 2) Approval of Resolution Designating the Director of Financial Services to File the Sworn Statement of Debt and Estimated Interest Amount;
- 3) Director of Financial Services files with the City Clerk the Sworn Statement of Debt and the Estimated Interest Amount; and
- 4) Approval of Resolution Calling a Public Hearing Upon an Order Authorizing an Amount Not Exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville, North Carolina.

Fiscal Note:

The issuance amount for this General Obligation Bond is not to exceed \$15,850,000. The source of funds for the debt service associated with this project is the City's General Fund.

Recommendation:

After the attached bond order is introduced, approve the Resolution Designating the Director of Financial Services to File the Sworn Statement of Debt and Estimated Interest Amount.

After the sworn statement of debt and estimated interest amount are filed, approve the Resolution Calling a Public Hearing Upon an Order Authorizing an Amount Not Exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville, North Carolina.

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Attachments / click to download

- [ORDER AUTHORIZING 15 850 000STREET AND PEDESTRIAN TRANSPORTATION BONDS_1005507](#)
- [Resolution Designating Financial Services Director to File Sworn Debt Statement_1005504](#)
- [Resolution Calling a Public Hearing for 2015 15.85M GO Bonds_1005503](#)

**ORDER AUTHORIZING \$15,850,000
STREET AND PEDESTRIAN TRANSPORTATION BONDS**

BE IT ORDERED by the City Council of the City of Greenville:

1. That, pursuant to The Local Government Bond Act, as amended, the City of Greenville, North Carolina, is hereby authorized to contract a debt, in addition to any and all other debt which said City may now or hereafter have power or authority to contract, and in evidence thereof to issue Street and Pedestrian Transportation Bonds in an aggregate principal amount not exceeding \$15,850,000 for the purpose of providing funds, together with any other available funds, for providing street and pedestrian transportation improvements in said City, including, but without limiting the generality of the foregoing, constructing, reconstructing, widening, extending, resurfacing and improving streets and roads, thoroughfares, and bridges; constructing, reconstructing, relocating and eliminating grade crossings and grade separations; constructing and installing traffic controls, signals, gateway treatments, markers, lighting, street trees and street furniture; improving, relocating and installing utility lines; constructing sidewalks, bike and pedestrian trails, greenways, curbs, gutters, culverts and drains; and acquiring any necessary rights of way or easements therefor.

2. That taxes shall be levied in an amount sufficient to pay the principal of and the interest on said bonds.

3. That a sworn statement of the debt of said City has been filed with the City Clerk and is open to public inspection.

4. That this order shall take effect when approved by the voters of said City at a referendum as provided in said Act.

RESOLUTION NO. __-15

RESOLUTION DESIGNATING THE DIRECTOR OF FINANCIAL SERVICES TO FILE
THE SWORN STATEMENT OF DEBT AND ESTIMATED INTEREST AMOUNT

BE IT RESOLVED by the City Council of the City of Greenville, North Carolina, that the Director of Financial Services be and she is hereby designated as the officer to make and file with the City Clerk the sworn statement of debt of the City which is required by The Local Government Bond Act, as amended, to be filed before the public hearing on the bond order which was introduced at this meeting and as the officer to make and file with the City Clerk the statement of the estimate of interest over the expected term of the bonds to be issued under the bond order introduced at this meeting which is required under The Local Government Bond Act, as amended, to be filed at the time the bond order is introduced.

This the 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

RESOLUTION NO. __-15

RESOLUTION CALLING A PUBLIC HEARING UPON AN ORDER AUTHORIZING AN
AMOUNT NOT EXCEEDING \$15,850,000 STREET AND PEDESTRIAN
TRANSPORTATION BONDS OF THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, there have been introduced before the City Council of the City of Greenville, North Carolina (the "City") an order authorizing not exceeding \$15,850,000 Street and Pedestrian Transportation Bonds for the purpose of financing needed public improvements; and

WHEREAS, The Local Government Bond Act, as amended, requires that the City Council conduct a public hearing upon such order prior to its adoption; now, therefore,

BE IT RESOLVED by the City Council of the City of Greenville, North Carolina:

Section 1. A public hearing is hereby called for 7:00 p.m., on August 13, 2015, in the Council Chambers at City Hall, 200 West Fifth Street, Greenville, North Carolina, at which time the City Council will hear anyone who may wish to be heard on the questions of the validity of the order authorizing or the advisability of the City's issuing an amount not exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville or the advisability of issuing said bonds.

Section 2. The City Clerk is hereby directed to publish the said order, together with the appended statement as required by The Local Government Bond Act, as amended, once in The Daily Reflector not later than the sixth day before the date of said public hearing.

Section 3. This resolution shall take effect immediately upon its passage.

This the 11th day of June, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

A regular meeting of the City Council of the City of Greenville, North Carolina, was held in the Council Chambers at City Hall, 200 West Fifth Street, Greenville, North Carolina, the regular place of meeting, at 7:00 P.M., on Thursday, June 11, 2015.

Present: Mayor Allen M. Thomas, presiding, and Council Members _____

_____.

Absent: _____.

* * * * *

The Director of Financial Services introduced the following order authorizing bonds, which was read by title and summarized by the City Manager:

ORDER AUTHORIZING \$15,850,000
STREET AND PEDESTRIAN TRANSPORTATION BONDS

BE IT ORDERED by the City Council of the City of Greenville:

1. That, pursuant to The Local Government Bond Act, as amended, the City of Greenville, North Carolina, is hereby authorized to contract a debt, in addition to any and all other debt which said City may now or hereafter have power or authority to contract, and in evidence thereof to issue Street and Pedestrian Transportation Bonds in an aggregate principal amount not exceeding \$15,850,000 for the purpose of providing funds, together with any other available funds, for providing street and pedestrian transportation improvements in said City, including, but without limiting the generality of the foregoing, constructing, reconstructing, widening, extending, resurfacing and improving streets and roads, thoroughfares, and bridges; constructing, reconstructing, relocating and eliminating grade crossings and grade separations; constructing and installing traffic controls, signals, gateway treatments, markers, lighting, street

trees and street furniture; improving, relocating and installing utility lines; constructing sidewalks, bike and pedestrian trails, greenways, curbs, gutters, culverts and drains; and acquiring any necessary rights of way or easements therefor.

2. That taxes shall be levied in an amount sufficient to pay the principal of and the interest on said bonds.

3. That a sworn statement of the debt of said City has been filed with the City Clerk and is open to public inspection.

4. That this order shall take effect when approved by the voters of said City at a referendum as provided in said Act.

* * *

Thereupon the City Manager introduced and read the following resolution

RESOLUTION DESIGNATING THE DIRECTOR OF FINANCIAL SERVICES TO FILE THE SWORN STATEMENT OF DEBT AND ESTIMATED INTEREST AMOUNT

BE IT RESOLVED by the City Council of the City of Greenville, North Carolina, that the Director of Financial Services be and she is hereby designated as the officer to make and file with the City Clerk the sworn statement of debt of the City which is required by The Local Government Bond Act, as amended, to be filed before the public hearing on the bond order which was introduced at this meeting and as the officer to make and file with the City Clerk the statement of the estimate of interest over the expected term of the bonds to be issued under the bond order introduced at this meeting which is required under The Local Government Bond Act, as amended, to be filed at the time the bond order is introduced.

Upon motion of Council Member _____, seconded by Council Member _____, the foregoing resolution entitled:

“RESOLUTION DESIGNATING THE DIRECTOR OF FINANCIAL SERVICES TO FILE THE SWORN STATEMENT OF DEBT AND ESTIMATED INTEREST AMOUNT”

was passed by the following vote:

Ayes: Council Members _____

Noes: _____

Thereupon the Director of Financial Services filed with the City Clerk, in the presence of the City Council, a statement estimating the amount of interest to be paid on the expected term of the bonds issued pursuant to the order introduced.

Thereupon the Director of Financial Services filed with the City Clerk, in the presence of the City Council, the sworn statement of debt as so required.

Thereupon the Director of Financial Services introduced the following resolution, which was read by title and summarized by the City Manager:

RESOLUTION CALLING A PUBLIC HEARING UPON AN ORDER AUTHORIZING AN AMOUNT NOT EXCEEDING \$15,850,000 STREET AND PEDESTRIAN TRANSPORTATION BONDS OF THE CITY OF GREENVILLE, NORTH CAROLINA

WHEREAS, there have been introduced before the City Council of the City of Greenville, North Carolina (the “City”) an order authorizing not exceeding \$15,850,000 Street and Pedestrian Transportation Bonds for the purpose of financing needed public improvements; and

WHEREAS, The Local Government Bond Act, as amended, requires that the City Council conduct a public hearing upon such order prior to its adoption; now, therefore,

BE IT RESOLVED by the City Council of the City of Greenville, North Carolina:

Section 1. A public hearing is hereby called for 7:00 p.m., on August 13, 2015, in the Council Chambers at City Hall, 200 West Fifth Street, Greenville, North Carolina, at which time the City Council will hear anyone who may wish to be heard on the questions of the validity of the order authorizing or the advisability of the City’s issuing not exceeding \$15,850,000 Street and Pedestrian Transportation Bonds of the City of Greenville or the advisability of issuing said bonds.

Section 2. The City Clerk is hereby directed to publish the said order, together with the appended statement as required by The Local Government Bond Act, as amended, once in The Daily Reflector not later than the sixth day before the date of said public hearing.

Section 3. This resolution shall take effect immediately upon its passage.

Thereupon, upon motion of Council Member _____, seconded by Council Member _____, the foregoing resolution, entitled:

“RESOLUTION CALLING A PUBLIC HEARING UPON AN ORDER AUTHORIZING AN AMOUNT NOT EXCEEDING \$15,850,000 STREET AND PEDESTRIAN TRANSPORTATION BONDS”

was passed by the following vote:

Ayes: Council Members _____

Noes: _____

* * * * *

I, Carol L. Barwick, Clerk of the City of Greenville, North Carolina DO HEREBY CERTIFY that the foregoing accurately reflects the proceedings as recorded in the minutes of the

City Council of said City at a meeting held on June 11, 2015 and contains the verbatim text of the introduction of the bond order set forth herein, Resolution No. __-15 and resolution No. __-15, which were duly adopted by said City Council at said meeting.

WITNESS my hand and the official seal of said City, this ___ day of June, 2015.

City Clerk



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Reimbursement resolution for financing Greenville Utilities Commission's Capital Projects

Explanation: **Abstract:** Greenville Utilities Commission seeks establishment of a reimbursement resolution for its capital projects to obtain financing at a later date.
Explanation: At the regular meeting on June 11, 2015, the GUC Board of Commissioners is expected to adopt the FY 2015-16 budget and approve establishing capital projects for the enterprise operations. The GUC Board is expected to adopt a reimbursement resolution and recommend similar action by City Council.

Fiscal Note: No costs to the City.

Recommendation: Adopt the attachment reimbursement resolution for GUC's capital projects.

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Attachments / click to download

 [Reimbursement Resolution](#)

RESOLUTION NO. 15-__
RESOLUTION DECLARING THE INTENTION OF THE
CITY COUNCIL OF THE CITY OF GREENVILLE TO REIMBURSE THE
GREENVILLE UTILITIES COMMISSION, OF THE CITY OF GREENVILLE, NORTH
CAROLINA, A BODY POLITIC DULY CHARTERED BY THE STATE OF NORTH
CAROLINA, FROM THE PROCEEDS OF ONE OR MORE TAX EXEMPT
FINANCING FOR CERTAIN EXPENDITURES MADE AND TO BE MADE IN
CONNECTION WITH THE ACQUISITION AND CONSTRUCTION OF CERTAIN
CAPITAL IMPROVEMENTS

WHEREAS, the Greenville Utilities Commission of the City of Greenville, North Carolina, a body politic duly chartered by the State of North Carolina, (the Commission) has determined to pay certain expenditures (the “Expenditures”) incurred no more than 60 days prior to the date hereof and thereafter relating to the acquisition and construction of certain improvements (collectively, the “Project”) more fully described in Exhibit A attached hereto, consisting of improvements to its electric, gas, sanitary sewer and water systems (collectively, the “System”); and

WHEREAS, the City Council of the City of Greenville, North Carolina (the “City Council”) has determined that those moneys previously advanced by the Commission no more than 60 days prior to the date hereof to pay such Expenditures are available only on a temporary period and that it is necessary to reimburse the Commission for the Expenditures from the proceeds of one or more issues of tax-exempt obligations (the “Debt”);

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL as follows:

Section 1. The City Council hereby declares concurrence with the Commission’s intent to reimburse the Commission from the proceeds of the Debt for the Expenditures made with respect to the Project no more than 60 days prior to the date hereof and thereafter. The City Council reasonably expects on the date hereof that it will reimburse the Commission for the Expenditures from the proceeds of a like amount of the Debt.

Section 2. Each Expenditure was or will be either (a) of a type chargeable to capital account under general federal income tax principles (determined as of the date of the Expenditures), (b) the cost of issuance with respect to the Debt, (c) a non-recurring item that is not customarily payable from current revenues of the System, or (d) a grant to a party that is not related to or an agent of the Commission or City of Greenville, North Carolina (the “City”) so long as such grant does not impose any obligation or condition (directly or indirectly) to repay any amount to or for the benefit of the Commission or City.

Section 3. The principal amount of the Tax Exempt Financing estimated to be issued to reimburse the Commission for Expenditures for the Improvements is estimated to be not more than \$9,000,000.

Section 4. The Commission and the City will make a reimbursement allocation, which is a written allocation by the Commission and the City that evidences the Commission’s

use of proceeds of the Debt to reimburse an Expenditure no later than 18 months after the later of the date on which such Expenditure is paid or the Project is placed in service or abandoned, but in no event more than three years after the date on which the Expenditure is paid. The City Council recognizes that exceptions are available for certain "preliminary expenditures," costs of issuance, certain de minimis amounts, (expenditures by "small issuers" based on the year of issuance and not the year of expenditure), and expenditures for construction projects of at least 5 years.

Section 5. The resolution shall take effect immediately upon its passage.

Adopted this the ____ day of _____, 2015.

Allen M. Thomas, Mayor

ATTEST:

Carol L. Barwick, City Clerk

EXHIBIT A

THE IMPROVEMENTS

The Improvements referenced in the resolution include, but are not limited to, all operating and capital expenditures associated with the purchase, design and construction of:

Dyneema Peaking Generator	\$5,000,000
Residual Lagoon Improvements	1,250,000
LNG Liquefaction Additions	1,000,000
Downtown Office Efficiency and Enhancement	<u>1,750,000</u>
	<u><u>\$9,000,000</u></u>



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Sanitary sewer connection request from Bill Clark Homes of Greenville, LLC, Ivan V. Dixon, and Jeffrey Grabowski

Explanation: **Abstract:** Bill Clark Homes of Greenville, LLC, Ivan V. Dixon, and Jeffrey Grabowski have submitted a request to the City to allow connection of properties, located near the intersection of Highway 43 and Ivy Road, to sanitary sewer.

Explanation: Ivan V. Dixon and Jeffrey Grabowski own properties near the intersection of Highway 43 and Ivy Road that are directly across the street from the Greenville Utilities Indian Wells Pump Station. This pump station was constructed by GUC as a regional pump station to serve the surrounding area. Bill Clark Homes of Greenville, LLC has contracts to purchase the entire tract of parcel 02247 (24.43 acres - owned by Mr. Dixon) and a portion of parcel 28083 (11.08 acres - owned by Mr. Grabowski). The remaining portion of parcel 28083 (5.96 acres) will remain in the ownership of Mr. Grabowski, but is included in this annexation request. The total combined acreage for the annexation request is 41.47 acres. Bill Clark Homes of Greenville, LLC proposes to develop the property under contract as a single-family subdivision.

The current tax land value of the combined parcels is \$234,295. The properties are located 2.5+/- miles from the city limits.

The Greenville Utilities Commission Charter, as amended in 1991, requires prior approval by the Greenville City Council for sanitary sewer extensions and connections to properties that are outside of the City of Greenville's Extraterritorial Jurisdiction (ETJ) (see attached copy of the Charter, Section 6). The petitioner is also required to submit a voluntary annexation petition. This condition for consideration gives the City Council time for careful evaluation of the reasons for such extensions in connection with adopted land use policies on a case-by-case basis, thus allowing the City Council to make decisions that are in the best interest of the City's future growth.

In the past, the City of Greenville has extended sanitary sewer services to four (4) Pitt County schools (Belvoir Elementary School, Stokes Elementary School, D.H. Conley High School, and Chicod School), which are all outside of the ETJ, and the Towns of Bethel and Grimesland through interlocal agreements. The City Council has also authorized extension of sanitary sewer to individual homeowners within the ETJ with failing septic systems. In recent years and in these situations, the homeowner has been required to submit a voluntary delayed annexation agreement.

To date the City Council has NOT provided sanitary sewer services to an individual development project located outside of the ETJ and that would not be annexed into Greenville.

The provision of sanitary sewer is the primary means by which the City of Greenville grows and increases tax base. Those receiving sanitary sewer are required to voluntarily annex into the city and then receive municipal services. Connection to sanitary sewer benefits a property owner or developer by allowing them to develop their properties at greater densities.

Unlike the most recent request, this proposal is within close proximity of the Greenville City Limits (2.5 miles) and within a natural growth extension area of the city and Greenville Utilities Commission. City staff and Greenville Utilities staff have met to discuss the growth into areas immediately surrounding the city, and this area has been discussed. In addition, this area will be studied for preferred land use development with the Comprehensive Plan update.

Fiscal Note:

Specific residential home and lot sizes have not been identified by the petitioner at this time. At this time, no assumptions on future tax values can be determined, but as in similar cases it is expected that the land values may increase significantly if developed with sanitary sewer.

Recommendation:

Although there may be some level of service concerns, there is increased development interest in this area. This is within the authorized three-mile statutory limits for the City of Greenville for annexation, and staff recommends authorizing connection to sanitary sewer with the submission of a voluntary annexation petition by the petitioner and submission of a rezoning request for zoning of the site and development of the site under the development standards of the City of Greenville.

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Attachments / click to download

 [Letter and Annexation Applications](#)

[City Limits](#)

[1991 GUC Amended Charter](#)



STROUD ENGINEERING, P.A.

CONSULTING ENGINEERS
107 B COMMERCE STREET
GREENVILLE, NORTH CAROLINA 27858
(252) 756-9352

May 21, 2015

Mr. Merrell Flood
Director of Community Development
City of Greenville
200 West Fifth Street
Greenville, North Carolina 27834

RE: Bill Clark Homes Sewer Service Request

Dear Mr. Flood:

Bill Clark Homes of Greenville, LLC has contracts to purchase two parcels of land near the intersection of NC Hwy. 43 and Ivy Road. The proposed purchase is Parcel No. 02247 with an area of 24.43 acres and a portion of parcel no. 28083 with an area of 11.08 acres. The remaining 5.96 acres of parcel no. 28083 will be retained by the current owner, Mr. Jeffrey Grabowski. The intent of Bill Clark Homes is to develop this property as a single family subdivision. The property fronts on the south side of Ivy Road directly across the road from Greenville Utilities Indian Well Pump Station which was recently constructed by GUC as a regional pump station to service the surrounding area which is within the GUC sewer service district. By this letter Bill Clark Homes of Greenville, LLC; Dixon Family Farms, LLC; and Jeffrey Grabowski are requesting that the Greenville City Council approve and authorize the extension of Greenville Utilities sewer to these properties. I am enclosing the applicable petitions of voluntary annexation and a map showing the area of the proposed sewer extensions.

Thank you for your consideration of this request.

Sincerely

A handwritten signature in black ink that reads "Linwood E. Stroud". The signature is written in a cursive, flowing style.

Linwood E. Stroud, PE



**SIGN
HERE**



AREA OF PROPOSED
SEWER SERVICE

GUC INDIAN WELLS
PUMP STATION

P1545-001
1st 300'

Revised December, 2006

FOR PLANNING OFFICE USE ONLY

Annexation Petition No. _____

Petition Received by (initials) _____

Date Petition Received _____

Ordinance No. _____

Fee Paid _____ Receipt No. _____

PETITION FOR ANNEXATION
CITY OF GREENVILLE, NORTH CAROLINA

Please type or print all information

PROPERTY INFORMATION

* Submitted by: Ivan V. Dixon, President
(agent) Dixon Family Farms, Inc.

Address: 3753 Mills Road, Greenville, NC

Phone Number: 252-341-7328

Tax Map: _____ Parcel Number 02247

Area (Acres): 24.43

Deed Reference (attach copy of deed with petition): Bk 3190 Page 517

Property Identification (i.e. subdivision name): Vacant property on Ivy Rd.

*NOTE: If property to be annexed is owned by a business or corporation attach the appropriate documents authorizing the person(s) to sign the petition on behalf of the business or corporation.

PETITION

Revised December, 2006

PITT COUNTY
NORTH CAROLINA

Date: _____

PETITION REQUESTING ANNEXATION

TO: The Mayor and City Council of the City of Greenville, NC

1. We, the undersigned, owner(s) of the real property described in paragraph two (2) below respectfully submit this Petition pursuant to the provisions of North Carolina General Statute, Chapter 160A, Article 4A as amended and respectfully request that the said area hereinafter described be annexed to the City of Greenville.

2. The area to be annexed is noncontiguous _____
(continuous or noncontiguous)

to the City of Greenville primary corporate limits and the boundaries of such territory are described as follows:

GENERAL DESCRIPTION:

METES AND BOUNDS DESCRIPTION:

3. The reason(s) the undersigned petitioner(s) desire(s) the said property to be annexed is/are as follows:

Revised December, 2006

Respectfully submitted, this the _____ day of _____, 20_____.

PROPERTY OWNER'S NAME
(Type or Print)

ADDRESS

SIGNATURE OF
PROPERTY OWNER(S)

(If signing on behalf of
a business or corporation
state position(s))

Ivan V. Dixon



Revised December, 2006

CLERK'S CERTIFICATE

NORTH CAROLINA
PITT COUNTY

I, _____, City Clerk, do hereby certify that I have investigated the aforesaid petition for annexation and have found as a fact that said petition is signed by all owners or real property lying in the area described therein, in accordance with G.S. 160A-31 as amended.

This the _____ day of _____, _____.

City Clerk

(City Seal)

Revised December, 2006

CLERK'S CERTIFICATE

NORTH CAROLINA
PITT COUNTY

I, _____, City Clerk, do hereby certify that I have investigated the aforesaid petition for annexation and have found as a fact that said petition is signed by all owners or real property lying in the area described therein, in accordance with G.S. 160A-31 as amended.

This the _____ day of _____, _____.

City Clerk

(City Seal)

Revised December, 2006

FOR PLANNING OFFICE USE ONLY

Annexation Petition No. _____

Petition Received by (initials) _____

Date Petition Received _____

Ordinance No. _____

Fee Paid _____ Receipt No. _____

PETITION FOR ANNEXATION
CITY OF GREENVILLE, NORTH CAROLINA

Please type or print all information

PROPERTY INFORMATION

* Submitted by: Jeffrey Grabowski
(agent) _____

Address: 5845 NC 43S, Greenville, NC 27858

Phone Number: 252-327-1172

Tax Map: _____ Parcel Number 23083

Area (Acres): 17.04

Deed Reference (attach copy of deed with petition): Bk 3226 Page 856

Property Identification (i.e. subdivision name): Parcel off NC43 South near intersection with Ivy Rd.

*NOTE: If property to be annexed is owned by a business or corporation attach the appropriate documents authorizing the person(s) to sign the petition on behalf of the business or corporation.

PETITION

Revised December, 2006

PITT COUNTY
NORTH CAROLINA

Date: _____

PETITION REQUESTING ANNEXATION

TO: The Mayor and City Council of the City of Greenville, NC

1. We, the undersigned, owner(s) of the real property described in paragraph two (2) below respectfully submit this Petition pursuant to the provisions of North Carolina General Statute, Chapter 160A, Article 4A as amended and respectfully request that the said area hereinafter described be annexed to the City of Greenville.

2. The area to be annexed is noncontiguous
(continuous or noncontiguous)

to the City of Greenville primary corporate limits and the boundaries of such territory are described as follows:

GENERAL DESCRIPTION:

METES AND BOUNDS DESCRIPTION:

3. The reason(s) the undersigned petitioner(s) desire(s) the said property to be annexed is/are as follows:

Revised December, 2006

Respectfully submitted, this the _____ day of _____, 20_____.

PROPERTY OWNER'S NAME

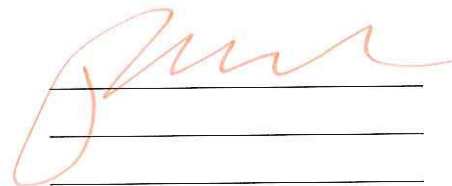
ADDRESS

SIGNATURE OF
PROPERTY OWNER(S)

(Type or Print)

(If signing on behalf of
a business or corporation
state position(s))

Jeffrey Grabowski



Revised December, 2006

CLERK'S CERTIFICATE

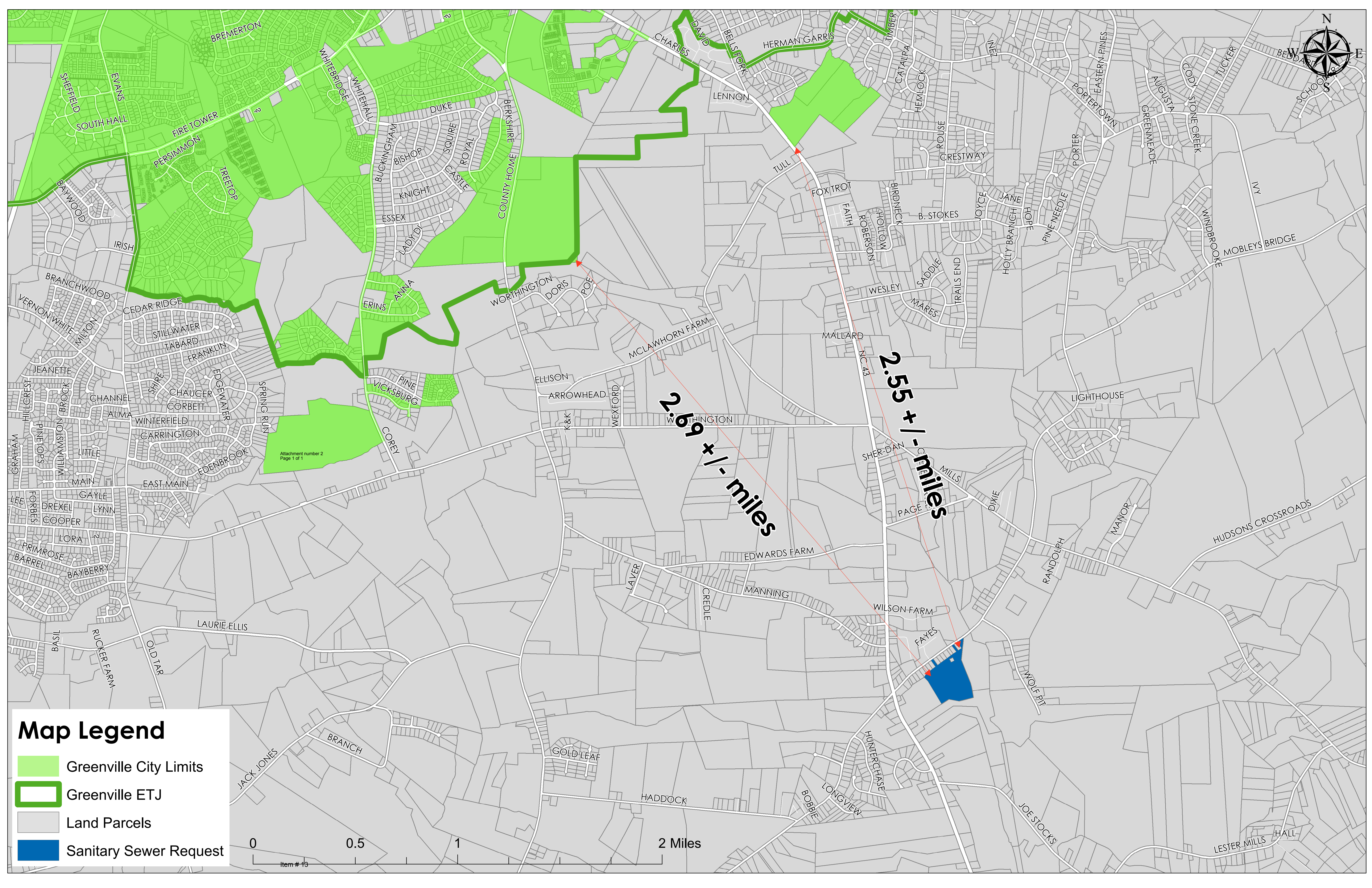
NORTH CAROLINA
PITT COUNTY

I, _____, City Clerk, do hereby certify that I have investigated the aforesaid petition for annexation and have found as a fact that said petition is signed by all owners or real property lying in the area described therein, in accordance with G.S. 160A-31 as amended.



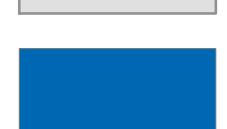
This the _____ day of _____, _____.

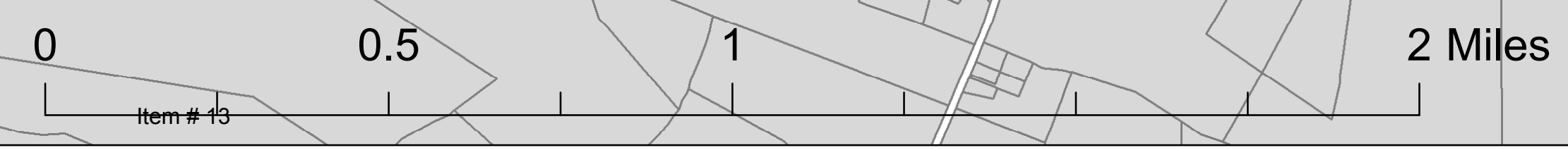
City Clerk

(City Seal)



Map Legend

-  Greenville City Limits
-  Greenville ETJ
-  Land Parcels
-  Sanitary Sewer Request



2.55 +/- miles

Attachment number 2
Page 1 of 1

SESSION 1991

CHAPTER 861
SENATE BILL 1069

AN ACT TO AMEND AND RESTATE THE CHARTER OF THE GREENVILLE
UTILITIES COMMISSION OF THE CITY OF GREENVILLE.

The General Assembly of North Carolina enacts:

Section 1. For the proper management of the public utilities of the City of Greenville, both within the corporate limits of the City and outside the said corporate limits, a commission to be designated and known as the "Greenville Utilities Commission", is hereby created and established.

Sec. 2. The Greenville Utilities Commission shall consist of eight members, six of whom shall be bona fide residents of the City of whom one shall at all times be the City Manager of Greenville, and two of whom shall be bona fide residents of Pitt County but residing outside the city limits of Greenville, and all of whom shall be customers of the Greenville Utilities Commission. Each Greenville Utilities Commissioner shall hold office for an initial term of three years and, except as set forth herein, will be automatically reappointed to a single additional term of three years, with each term of three years expiring June 30 at the end of the designated term or until reappointed or replaced by the City Council. The first appointees shall hold their offices as follows: the Greenville City Council shall appoint an individual to serve until June 30, 1995; John W. Hughes, Sr. is hereby appointed a Greenville Utilities Commissioner to serve until June 30, 1995, and shall not be eligible for a second term; Bernard E. Kane is hereby appointed a Greenville Utilities Commissioner to serve until June 30, 1995; R. Richard Miller is hereby appointed a Greenville Utilities Commissioner to serve until June 30, 1994, and shall not be eligible for a second term; and the Greenville City Council shall appoint an individual to serve until June 30, 1993; all of whom are bona fide residents of the City. William G. Blount is hereby appointed a Greenville Utilities Commissioner to serve until June 30, 1993, and shall not be eligible for a second term; and the Pitt County Board of Commissioners shall nominate an individual under the procedure established in Section 3 of this act, to be appointed by the Greenville City Council to serve until June 30, 1994; both of whom are Greenville Utilities Commission customers and bona fide residents of Pitt County residing outside the Greenville city limits.

Sec. 3. The Greenville Utilities Commissioners otherwise than as herein provided shall be appointed by the City Council at their regularly monthly meeting in June of each year. It is the intention of this charter that the City Council shall appoint Greenville Utilities Commission members who have utilities expertise. Representation should include some members with financial, engineering, environmental, technical, or development backgrounds. The two members of the Greenville Utilities Commission

residing outside the city limits shall be nominated by the Pitt County Board of Commissioners and appointed by the City Council. The City Council has the right to reject any nominee(s) from the Pitt County Board of Commissioners and to request additional nominees. If the Pitt County Board of Commissioners fails to recommend a nominee to the City Council within 60 days of the original date requested by the City Council, then the City Council may appoint any individual meeting the residency requirement. No person shall be eligible for appointment to the Greenville Utilities Commission who is an officer or employee of the City or Pitt County except that the City Manager of the City of Greenville shall at all times be a full member of the Greenville Utilities Commission. In the event a Greenville Utilities Commissioner resigns, dies, or otherwise becomes incapable of performing his or her duties, the City Council shall appoint, according to the same process described herein for regular appointments, a Greenville Utilities Commissioner to fill the unexpired term at any regular or special meeting of the City Council. Any Greenville Utilities Commissioner filling an unexpired term shall be deemed to have filled said term for the full three-year term. Except as otherwise permitted herein, no Greenville Utilities Commissioner shall serve more than two three-year terms. Greenville Utilities Commissioners filling the first three-year term will automatically fill a second three-year term unless the City Council initiates the replacement process.

Sec. 4. The Greenville Utilities Commissioners shall organize by electing one of their members Chair, whose term of office as Chair shall be for one year unless the Chair's term on the Greenville Utilities Commission shall expire earlier, in which event his or her term as Chair shall expire with the Chair's term on the Greenville Utilities Commission. The Chair shall not be entitled to vote on any proposition before the Greenville Utilities Commission except in case of a tie vote and only for the purpose of breaking the tie. The members of the Greenville Utilities Commission are authorized to fix their own salaries provided, however, that said salaries shall not exceed one hundred fifty dollars (\$150.00) per month for the members and two hundred fifty dollars (\$250.00) per month for the Chair provided, however, the City Council may, at its own discretion, increase these caps from time to time as is appropriate to reflect inflation, and provided, however, the City Manager shall receive no pay as a member of the Greenville Utilities Commission other than his or her salary as City Manager. The Greenville Utilities Commission shall meet at least once each month at a designated time and place unless the Chair designates some other meeting time and so notifies the other members of the Greenville Utilities Commission. The Greenville Utilities Commission and the Greenville City Council shall meet at least once each year to discuss mutual interests of the City of Greenville and the Greenville Utilities Commission. Minutes shall be kept for all regular meetings of the Greenville Utilities Commission.

Sec. 5. The Greenville Utilities Commission shall have entire supervision and control of the management, operation, maintenance, improvement, and extension of the public utilities of the City, which public utilities shall include electric, natural gas, water, and sewer services, and shall fix uniform rates for all services rendered; provided, however, that any person affected by said rates may appeal from the decision of the

Greenville Utilities Commission as to rates to the City Council. With approval by the City Council, the Greenville Utilities Commission may undertake any additional public enterprise service which may lawfully be operated by a municipality.

Sec. 6. The Greenville Utilities Commission shall employ a competent and qualified General Manager whose duties shall be to supervise and manage the said public utilities, subject to the approval of the Greenville Utilities Commission. The General Manager, under the direction of and subject to the approval of the Greenville Utilities Commission, shall cause the said utilities to be orderly and properly conducted; the General Manager shall provide for the operation, maintenance, and improvement of utilities; the General Manager shall provide for the extension of all utilities, except sewer extensions made beyond the area regulated by the City of Greenville are subject to the approval of the City Council, and shall furnish, on application, proper connections and service to all citizens and inhabitants who make proper application for the same, and shall in all respects provide adequate service for the said utilities to the customers thereof; the General Manager shall attend to all complaints as to defective service and shall cause the same to be remedied, and otherwise manage and control said utilities for the best interests of the City of Greenville and the customers receiving service, and shall provide for the prompt collection of all rentals and charges for service to customers and shall promptly and faithfully cause said rentals and charges to be collected and received, all under such rules and regulations as the Greenville Utilities Commission shall, from time to time, adopt and in accordance with the ordinances of the City of Greenville in such case made and provided.

Sec. 7. All monies accruing from the charges or rentals of said utilities shall be deposited into the appropriate enterprise fund of the Greenville Utilities Commission and the Greenville Utilities Commission's Director of Finance shall keep an account of the same. The Greenville Utilities Commission shall at the end of each month make a report to the City Council of its receipts and disbursements; the Greenville Utilities Commission shall pay out of its receipts the cost and expense incurred in managing, operating, improving, maintaining, extending, and planning for future improvements and expansions of said utilities; provided, however, that should the funds arising from the charges and rentals of said utilities be insufficient at any time to pay the necessary expenses for managing, operating, improving, and extending said utilities, then and in that event only, the City Council of the City of Greenville shall provide and pay into the appropriate enterprise fund of the Greenville Utilities Commission a sum sufficient, when added to the funds that have accrued from the rents and charges, to pay the costs and expenses of managing, operating, improving, maintaining, extending, and planning for future improvements and expansions of said utilities; the Greenville Utilities Commission shall pay the principal on all such funds provided by the City Council with interest thereon; provided, further, that the Greenville Utilities Commission shall annually transfer to the City, unless reduced by the City Council, an amount equal to six percent (6%) of the difference between the electric and natural gas system's net fixed assets and total bonded indebtedness plus annually transfer an amount equal to fifty percent (50%) of the Greenville Utilities Commission's retail cost of service for the City of Greenville's public

lighting. Public lighting is defined herein to mean City of Greenville street lights and City of Greenville Parks and Recreation Department recreational outdoor lighting. The preparation of a joint financial audit of the City of Greenville and the Greenville Utilities Commission operations by a single auditing firm is intended under the provisions of this charter and existing North Carolina statutes.

Sec. 8. In compliance with the time requirements of Chapter 159 of the General Statutes, the Greenville Utilities Commission shall prepare and submit to the City Council, for approval, a budget for the coming year showing its estimated revenue, expenses, capital expenditures, debt service, and turnover to the City of Greenville. In addition, the budget ordinance must identify construction projects of the Greenville Utilities Commission which include individual contracts in excess of one-half of one percent ($\frac{1}{2}\%$) of the Greenville Utilities Commission's annual budget. City Council approval of the Greenville Utilities Commission's budget will constitute approval of projects so identified and the contracts contained therein. Contracts in excess of one-half of one percent ($\frac{1}{2}\%$) of the Greenville Utilities Commission's annual budget not so identified and approved in the budget ordinance will require separate City Council approval.

Sec. 9. The Greenville Utilities Commission shall approve the employment and remuneration of all officers, agents, independent contractors, and employees necessary and requisite to manage, operate, maintain, improve, and extend the service of said utilities. It is, however, the intention of this Charter that the Greenville Utilities Commission and the City of Greenville will implement and maintain mutual pay plans, personnel policies, and benefits for their respective employees. The Greenville Utilities Commission may require bond in such sum as it may deem necessary, which shall be approved by the City Council, of all officers, agents, and employees having authority to receive money for the Greenville Utilities Commission. The Greenville Utilities Commission shall have the authority to name and designate a person in its employ as secretary of the Greenville Utilities Commission.

Sec. 10. The Greenville Utilities Commission shall have authority at all times to discharge and remove any officer, agent, independent contractor, or employee of the Greenville Utilities Commission.

Sec. 11. All laws and clauses of laws in conflict with this act are hereby repealed, expressly including Chapter 146 of the Public-Local Laws of 1941, entitled "AN ACT TO PROVIDE A PERMANENT UTILITIES COMMISSION FOR THE CITY OF GREENVILLE, IN PITT COUNTY, AND TO REPEAL CHAPTER TWO HUNDRED AND ELEVEN OF THE PRIVATE LAWS OF ONE THOUSAND NINE HUNDRED AND FIVE, AND AMENDMENTS THERETO, RELATING TO THE WATER AND LIGHT COMMISSION OF THE CITY OF GREENVILLE.", except that this act does not revive any act repealed by that act.

The purpose of this act is to revise the charter of the Greenville Utilities Commission and to consolidate herein certain acts concerning the Greenville Utilities Commission. It is intended to continue without interruption those provisions of prior acts which are consolidated into this act so that all rights and liabilities that have accrued are

preserved and may be enforced. This act shall not be deemed to repeal, modify, or in any manner affect any act validating, confirming, approving, or legalizing official proceedings, actions, contracts, or obligations of any kind.

No provision of this act is intended nor shall be construed to affect in any way any rights or interest, whether public or private:

- (1) Now vested or accrued in whole or in part, the validity of which might be sustained or preserved by reference to law to any provisions of law repealed by this act.
- (2) Derived from or which might be sustained or preserved in reliance upon action heretofore taken pursuant to or within the scope of any provisions of law repealed by this act.

All existing ordinances of the City of Greenville and all existing rules and regulations of the Greenville Utilities Commission not inconsistent with provisions of this act shall continue in full force and effect until repealed, modified, or amended.

No action or proceeding of any nature, whether civil or criminal, judicial or administrative, or otherwise pending at the effective date of this act by or against the City of Greenville or the Greenville Utilities Commission shall be abated or otherwise affected by the adoption of this act. If any provisions of this act or the application thereof to any person or circumstance is held invalid, such invalidity shall not affect other provisions or applications of this act which can be given effect without the invalid provision or application, and to this end the provisions of this act are declared to be severable.

Sec. 12. This act is effective upon ratification.

In the General Assembly read three times and ratified this the 7th day of July, 1992.

James C. Gardner
President of the Senate

Daniel Blue, Jr.
Speaker of the House of Representatives



City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Operational updates on the Bradford Creek Public Golf Course and the Greenville Aquatics and Fitness Center

Explanation: At a recent meeting of the Greenville City Council, Mayor Thomas requested a report be delivered to Council regarding current conditions, budget, and operational issues associated with the Bradford Creek Public Golf Course and the Greenville Aquatics and Fitness Center. This item is in response to that request.

Fiscal Note: No fiscal impacts.

Recommendation: Receive the reports.

Viewing Attachments Requires Adobe Acrobat. [Click here](#) to download.

Attachments / click to download

- [GAFC map](#)
- [BCGC Report to Council for 6_11_15_1005051](#)
- [GAFC Report to Council 6_11_15_1005124](#)

Operational Report Bradford Creek Public Golf Course 6/1/15

The following represents the latest status on operations at the Bradford Creek Public Golf Course:

MARKETING INITIATIVES

A marketing evaluation by the ECU Graduate School of Business, along with recommendations within the golf course consultant's report, led to the development of the Bradford Creek's marketing strategy. The strategy's major focus is increasing revenues generated through fees for utilization of Bradford Creek's facilities and services while keeping marketing expenses to a minimum.

Such revenues include greens and cart fees, as well as other golf course revenue sources such as club house rentals, programs, concessions, lessons, tournaments, driving range fees, corporate outings, leagues, etc.

The Marketing Strategy includes:

- 1) Implementing a "Social Media" platform** (Facebook, Twitter, Instagram, "You Tube" and LinkedIn) to reach a significant audience in our market including the "Millennials" (ages 18-35).

Results to date:

Fall 2013 – Facebook Followers: 200 / Currently: 600+
Twitter: 0 / Currently 122 and growing

Social media requires on-going activity posts to encourage regular engagement with our page. This provides an opportunity to consistently promote upcoming events and activities.

- 2) Creating ways to maximize use of the on-line reservation system**, improving "data capturing" at the point of sale, growing our e-mail database, and more effectively utilizing the reservation system's marketing tools.

Results to date:

Fall 2013 – 1800 on E-mail Distribution List Currently: 3,000+

- 3) Coordinating a carefully crafted print strategy** and annual spring roll-out promoting the course and all its services.
 - Included ads in the *Daily Reflector*, *Washington Daily News* and *The East Carolinian*.
- 4) Create a corporate campaign to encourage use of Bradford Creek for corporate outings, training, and team building. A marketing brochure has been developed that can also be used in digital form to push out to area businesses.**
 - Printed 5,000 brochures and distributed through Recreation and Parks facilities, the Chamber of Commerce, the Convention and Visitors Bureau, etc.
 - Hosted a Chamber "Open House" last year. About 75 business leaders and executives attended.
 - Called on area business including ASMO, NAACO, Grady White Boats, Vidant, ECU, Called 2 Business, One Source Communications, etc.

5) Focusing concentrated marketing efforts on the local bridal industry.

- Distributed brochures to bridal vendors, the CVB, Chamber of Commerce, libraries, and all recreation and parks centers.
- 3 print ads in area bridal magazines.
- Course represented at local bridal shows at Convention Center and Rocksprings.
- Discussions on-going with area caterers about discounted rental fees for multiple rentals.
- Using Facebook and social media to promote club rentals for weddings/receptions.

Historical view of Rental Revenues:

FY12 - \$3,800.00

FY13 - \$5,600.00

FY14 - \$6,900.00

FY15 - \$10,525.00 (Year-to-Date)



6) Increasing promotion of the following “price value” products.

- √ **Annual Plan** - For golfers who play 2-3 times per week including weekends. \$899.00/year or \$75.00/month. Golfer pays only cart fee, or nothing if walking.
- √ **VIP Rewards Program** – With a small annual enrollment fee, the golfer receives discounts on rounds played, and earns “points” for every dollar spent at the golf course that can then be turned into free or discounted rounds of golf.
- √ **10 Round Card** - \$240.00 for 10 rounds and cart or \$140.00 for 10 rounds without cart.
- √ **Range Packages** - 13 buckets of any size for the price of ten buckets.
- √ **Booking Tee Time Online** – Golfer will find the best daily rates the course is offering.
- √ **Return Promotion** – Weekend players receive a coupon to play again the following Monday-Thursday, for a special rate on 18 holes.

7) Assuring we capitalize on all City resources available to us for promoting our services and programs: GTV9, PIO Office, City/GUC wellness program, promotional opportunities at Recreation and Parks facilities, and maintaining up-to-date information on the City’s website.

BUDGET:

Operations are focused on minimizing subsidy through managing expenses and generating the maximum revenue possible. Bradford Creek’s current budget targets recovering at least 80% of operational expenditures, with projected expenditures of **\$919,168** and targeted revenues of at least **\$734,000**, or a budgeted subsidy of **\$185,168**.

As of 5/31/15, FY15 BCPGC revenues total **\$623,615** (April to date totals of **\$543,025 + \$80,590** Point of Sale revenue figures for MAY). If June revenues total come in at approximately the same level they ~~item #~~

2014, FY15 revenues will total about **\$704,000** or about 96% of the budgeted revenue target.*

***Note: These figures were received before the “month end close,” so final figures may have some minor differences.**

While expenditures will come in under budget, there will be little balance to offset the revenue shortfall, and the difference will be offset in the overall Recreation and Parks budget,

BCPGC’s ACTUAL ANNUAL EXPENDITURES VS REVENUES

FY14 — \$899,868 (Expenditures) - \$684,010 (Revenues) = \$215,858 (subsidy)

FY13 — \$857,170 (Expenditures) - \$725,241 (Revenues) = \$131,929 (subsidy)

FY12 — \$875,249 (Expenditures) - \$857,329 (Revenues) = \$17,920 (subsidy)

FOOTGOLF

- Began researching in early spring, 2014.
- FootGolf and “The Short Course” became reality the following fall.

- ▶ 5,000 FootGolf flyers were distributed in fall 2014 and spring 2015 to all of the Recreation and Parks facilities, libraries, area soccer leagues, ECU campus, PCC and off campus housing properties accommodating college students.

▶ Media day on 5/15 with Pirate Radio and the Daily Reflector resulted in sports page story in the Reflector.

▶ Fall 2014 — Set up demo hole and booth on 2 separate weekends at youth soccer venues.

▶ Regular Social Media push as well as 150 names in our FootGolf data base/email list.

▶ Coordinating with ECU intramurals for a fall 2015 FootGolf league.

▶ Hosted a first ever FootGolf Tourney April 28th with City and GUC staff.

▶ May 30th the Eastern North Carolina Humane Society hosted a FootGolf Tourney

▶ Hosted Vidant Physician recruiters (16 employees for a day of 18 holes of Footgolf and lunch). Receiving requests for FootGolf group rates, parties and the addition of a FootGolf discount card. Working out the details.

▶ This “Short Course” has additional potential as beginner golf course, shortened golf course of 3,000 yards, Par 3 course, and a course for “age-challenged” golfers

FOOTGOLF
NOW OPEN
at
THE SHORT COURSE AT
Bradford Creek
PUBLIC GOLF COURSE

What is FootGolf? FootGolf is the popular new sport that combines soccer and golf! To play, players use soccer balls on a traditional golf course with 21-inch diameter cups. The rules largely correspond with the rules of golf.

\$8—15 & under
\$10—16 & up
\$7 Cart rental
\$3 ball rental fee

Greenville
NORTH CAROLINA

Call for available FootGolf tee times
252.329.GOLF

FOOTGOLF
for City of Greenville & GUC employees

Employee Wellness Program Instructions

- Must be an active employee of the City of Greenville, NC or Greenville Utilities Commission—**Employee ID Card must be shown.**
- Times after 1:00 PM daily or times established by Golf Pro.
- Must have tee time.
- Employee must walk the course (**no carts allowed**).
- Every employee playing a round of golf must sign in and indicate the agency they are from and how many holes they are playing.
- Sign-in sheets are to be returned at the end of each month to Human Resources City Hall —Attn: Frank Salvato.

WELLNESS
The City & Utilities of Greenville, NC
Where wellness finds good company

Greenville Utilities **Greenville**
NORTH CAROLINA

wishing to continuing playing the game despite endurance or mobility challenges.

FootGolf so far:

- 415 adult rounds played - \$4,150.00
- 86 youth rounds played - \$688.00
- 80 cart rentals - \$522.00
- 190 ball rentals - \$570.00

Total FootGolf revenue: \$5,930.00

ACCESSIBLE GOLF CART GRANT :

- Staff are submitting a \$15,000 *Christopher* grant proposal to secure a state-of-the-art for Bradford Creek. Have recruited local and stakeholders to assist in the effort hopefully participants in the use of the cart including Administration, the Wounded Warriors Support Team for Active Recreation, Pitt County Schools, Pitt Community College, Amputee Support Group and others. If successful, funding will come in January 2016.



Reeves Foundation accessible golf cart regional become active

ECU, the Veterans Project, Vidant, the Amputee Support

Bradford Creek Friends (BCF)



A volunteer organization created several months ago and headed up by Mr. Craig Stanley, BCF's purpose is to assist with aesthetic and beautification projects around the golf course, club house, and driving range, with a goal of doing projects every month.

Some tasks members are addressing include: power washing golf carts, collecting errant range balls, painting and trimming around yardage markers, repairing fairway divots, cleaning tee signs, refilling sand bottles, and weeding flowerbeds.

Staff are grateful for these volunteers' willingness to give back to their "home town course."

FIRST TEE STATUS:

Bradford Creek is "home base" for the recently established Pitt County Chapter of First Tee, part of the First Tee of Eastern North Carolina.

The program will be introduced into all Pitt County elementary schools, starting with a "pilot program" involving two Pitt County schools. It will be an after-school/Saturday and in-school program teaching youngsters about the program's core values — honesty, integrity, sportsmanship, respect, confidence, responsibility, perseverance, courtesy, and judgment — through golf.

The vision is that 15,000 Pitt County youth will have participated in the program by 2019.



Mr. Macon Moye is working to publicize that Pitt County and Bradford Creek will now be an active member of the First Tee of Eastern North Carolina and is assembling a fundraising team.

Closing Comment: Weather discrepancies can cause significant shifts in revenue levels, without having such dramatic impacts on expenses, though certainly reducing them at some level.

Staff will continue to make the best use possible of “slow weather days,” dismiss part time staff, and minimize expenses at times when revenues will be minimized.

Operational Report Greenville Aquatics & Fitness Center (GAFC) 6/1/15

HISTORY

GAFC came into being about 30 years ago when the City began leasing the facility from the East Carolina Vocational Center (ECVC).

Initially, there was extremely high usage of GAFC, as there were few such facilities in Pitt County. Even Vidant (previously called “University Health Systems”) referred physical therapy patients to GAFC, and many area businesses paid for memberships for their employees. In 2006, the City received notice of a grant of \$500,000 from the *NC Parks and Recreation Trust Fund* (PARTF) for major renovations to the aging facility. ECVC donated the previously leased portion of the building to the City, estimated at a value of \$500,000, which the City was then permitted to utilize as its match for the \$500,000 PARTF grant.

PARTF grants stipulate that a grantee must assure that PARTF assisted development facilities “are maintained and managed for public recreation use for a minimum period of 25 years after the completion date set forth in the grant agreement.”

In May of 2008, the “new and improved” GAFC was dedicated, with a renovated pool, deck, and state-of-the-art pool operational system; a “rebuild” of the gym including installation of a new floor, locker room and aerobics room flooring, etc.

A short time later, additional improvements such as new weight equipment, gymnasium air conditioning, and painting throughout the building took place.

FACILITY OVERVIEW

- ☑ Free weight room
- ☑ Cardiovascular equipment area
- ☑ Resistance weight equipment
- ☑ Locker rooms
- ☑ Gymnasium
- ☑ Indoor pool
- ☑ Aerobics room
- ☑ Multi-purpose room
- ☑ Stage
- ☑ Offices
- ☑ Child care room
- ☑ Reception desk



CITY / GUC WELLNESS

As part of a program to foster wellness among City and Greenville Utilities Commission (GUC) staff, full time and designated part-time employees of the City and GUC are entitled to a GAFC membership, and may add their family members at a discounted rate.

GUC makes an annual payment to the center to support participation by its employees and to share in the cost of staff and supplies for the Wellness Program provided by the City.

Employees choosing to take advantage of this membership program pay taxes on its value.

MEMBERSHIP CLASSIFICATIONS AND TOTALS

	INDIVIDUAL	FAMILY	SENIOR	SILVER SNEAKER/PRIME	PARENT+CHILD	YOUTH	TOTAL M'SHIPS	TOTAL MEMBERS
5/2014	783	553	261	0	32	22	1651	2554
5/2015	758	568	177	240	32	17	1792	3518

There are numerous area businesses who work with GAFC to become “corporate members” in order to provide easy GAFC access to their employees. They include:

- | | |
|---------------------------------|-------------------------|
| 1. Agri-Supply | 10. Lowes |
| 2. Asmo | 11. NACCO |
| 3. Brown & Wood | 12. Orthopedics East |
| 4. C.A. Lewis | 13. Overtons |
| 5. Cooke Communications | 14. Paradigm Group Home |
| 6. The East Group | 15. Pinnacle Home Care |
| 7. E.C.V.C. | 16. Pitt County Schools |
| 8. Grady White Boats | 17. Practicon |
| 9. Greenville Housing Authority | 18. Suddenlink |

THE BUDGET

The Aquatics and Fitness Center has continually met or bettered its annual “expenses minus revenue” target. That targeted recovery is approximately 70% of expenses, with a current revenue target of **\$549,000** and projected expenses of \$804,000, for a budgeted subsidy of \$255,000.

As of 5/30/15, FY15 GAFC expenditures = **\$660,099** + encumbrances of **\$16,637** for a total of **\$676,736**. Revenues total **\$482,703**. If revenues levels for June are similar to those of FY14, we can anticipate a

total revenue of **\$522,478**, just a little behind the **\$548,900** anticipated.

If June expenditures match those of June 2014, **\$94,056**, total expenditures for the year would be **\$770,792**. Subtract the revenue of **\$522,478** for a subsidy of **\$248,314**.

GAFC’S ACTUAL ANNUAL EXPENDITURES VS REVENUES

FY14 – \$820,059 (Expenditures) - \$571,085 (Revenues) = \$248,974 (subsidy)

FY13 – \$745,084 (Expenditures) - \$622,450 (Revenues) = \$122,634 (subsidy)

FY12 – \$738,800 (Expenditures) - \$615,800 (Revenues) = \$ 123,000 (subsidy)

ANTICIPATED CAPITAL EXPENDITURES (FACILITY IMPROVEMENT PROGRAM)

Though a few capital expenditures have been addressed since the 2007-08 renovations, the facility continues to age, and several significant needs are scheduled to be addressed through the Facility Improvement Program in the next two fiscal years.

FY 2015/2016	Interior plumbing renovation	\$35,000
	Carpet, flooring System and tile Replacement	\$20,000
	Replacement of swimming pool heater	\$9,000
	Replacement of 4 of the 5 roofs	\$305,000
FY 2016/2017	Resurface pool	\$48,000
	Resurface parking lot	\$20,000
	Weight room floor replacement	\$20,000

PROGRAMMING AND SERVICES

- Summer camp
- Spring break camp
- Aerobic classes
- Stretching/Strengthening classes
- Martial arts
- Pickleball
- Birthday parties
- Personal training



Fitness study
Blood drives
Health fairs
Aerobics instructor certification
ECU / PCC Internships
Special Olympics
Open Swim (only indoor pool in Greenville open to the public)
Masters Swim
Swimming Instruction
Swim Team
Splash & Dash Triathlon
Exercise Classes (arthritis, aqua aerobics)
Red Cross Instructor Training
Rentals (scuba classes, kayak training, children's pool parties, high school swim teams, etc.)

Camp Kids Learn Sun Safety

AQUATIC INFORMATION

The GAFC pool is consistently utilized for the “Greenville Swim School” used to teach swimming to the youth and adults in the community of Greenville. This fee based program is available to members, non-members, and non-residents at various fees.

The Swim School provides lessons 49 weeks out of the year.

FY 15 Aquatic Programs Participation:

Fundamental Swimming Instruction Classes — 411 Registrants

- 22 participants in ages 14+
- 16 participants ages 9-14
- 59 participants ages 6-9
- 148 participants ages 4-6
- 91 participants in age 2-4
- 37 participants in Water Bug (6 months -24 months)
- 38 participants in Aqua Tot (infants-2 years, with parent)



Swim Clubs —

5 levels offered (semi-competitive to highly competitive for various ages and skill levels) — 644 Registrants

Yellow Fins Swim Team — 100+ participants (youth)

Master Swim — 18 participants (adults)

Home School Swim Program — 67 participants

American Red Cross Lifeguard training — 14 participants

NOTES:

- GAFC hosts high school swim practices for 3 public schools and 1 private school. We were not able to accommodate an additional Greenville private school inquiry in 2014. That school then contracted with the Woodmen facility in Kinston.
- GAFC has the largest summer swim team in the Greenville Area Summer Swim League, which includes groups from Washington, Tarboro, and Ayden.
- Aquatics program revenue in recent years —
 - FY12- \$89,972.75
 - FY13- \$93,568.50
 - FY14- \$96,256.36
 - FY15- \$91,998.99 (as of 4/30/15)
- During the past 5 years, GAFC utilized grants to fund swim lessons for underserved populations. Youth from the Police Athletic League (PAL), Greenville Housing Authority, Boys and Girls Club, and local churches and be recipients of these lessons.
- GAFC partners with both Special Olympics and Pitt County Schools to provide aquatic training to special needs participants.

The Greenville Aquatics and Fitness Center has served countless people in the Greenville Community for three decades, and has been an important service of the Greenville Recreation and Parks Department throughout those years. It continues to attract ECU Exercise Science majors for their internships, and is the focal point for the City's and GUCs employee wellness initiatives.

CURRENT MEMBERSHIP RATES FOLLOW ON PAGES 6 – 8.

CURRENT MEMBERSHIP RATES

Greenville Aquatics & Fitness Center

GAFC offers a number of flexible membership options.

Yearly Membership:

City Resident		Non-Resident	
Family	\$515	Family	\$643.75
Individual	\$300	Individual	\$375
Parent + One Child*	\$360	Parent + One Child*	\$450
Young Adult (14-22 yrs)	\$265	Young Adult (14-22 yrs)	\$331.25
Senior Citizen (60+)	\$220	Senior Citizen (60+)	\$275

Reflects at least a 10% discount off the quarterly membership and no application fee.

**One Child: Age 13 and Under*

Quarterly (Paid every 3 months):

City Resident			Non-City Resident		
	Sign-Up	Renewal		Sign-Up	Renewal
Family	\$238	\$138	Family	\$272.50	\$172.50
Individual	\$131	\$81	Individual	\$151.25	\$101.25
Parent + One Child*	\$146	\$96	Parent + One Child*	\$170	\$120
Young Adult	\$122	\$72	Young Adult	\$140	\$90

Senior Citizen	\$110	\$60	Senior Citizen	\$125	\$75
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An application fee is included in the first 3 months fees:

\$100 per Family, \$50 per Individual, Parent + One Child, Young Adult, and Seniors!

**One Child: Age 13 and Under*

Monthly (Set up as a bank draft or credit card draft):

City Resident			Non-City Resident		
	Sign-Up	Renewal		Sign-Up	Renewal
Family	\$185	\$45	Family	\$218.75	\$56.25
Individual	\$103	\$26	Individual	\$122.50	\$32.50
Parent + One Child*	\$118	\$31	Parent + One Child*	\$141.25	\$38.75
Young Adult	\$94	\$23	Young Adult	\$111.25	\$28.75
Senior Citizen	\$82	\$19	Senior Citizen	\$96.25	\$23.75

Reduced application fees with New Draft Memberships:

\$50 per Family, \$25 per Individual, Parent + One Child, Young Adult, and Seniors!

**One Child: Age 13 and Under*

One Week Pass:

Individual	\$20
Family	\$35

****Listed rates are non-refundable****

One Month Temporary Memberships:

	City Residents	Non- Residents
Individual	\$30	\$37.50
Parent + One Child*	\$35	\$43.75
Family	\$50	\$62.50
Senior	\$25	\$31.25

The 1 month temporary membership is non-renewable.

**One Child: Age 13 and Under*

1 Month Pool Pass:

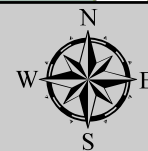
	City Residents	Non-City Residents
Individual	\$35	\$52

A One Month Swim Pass is renewable and has no application fee. Individual use only.

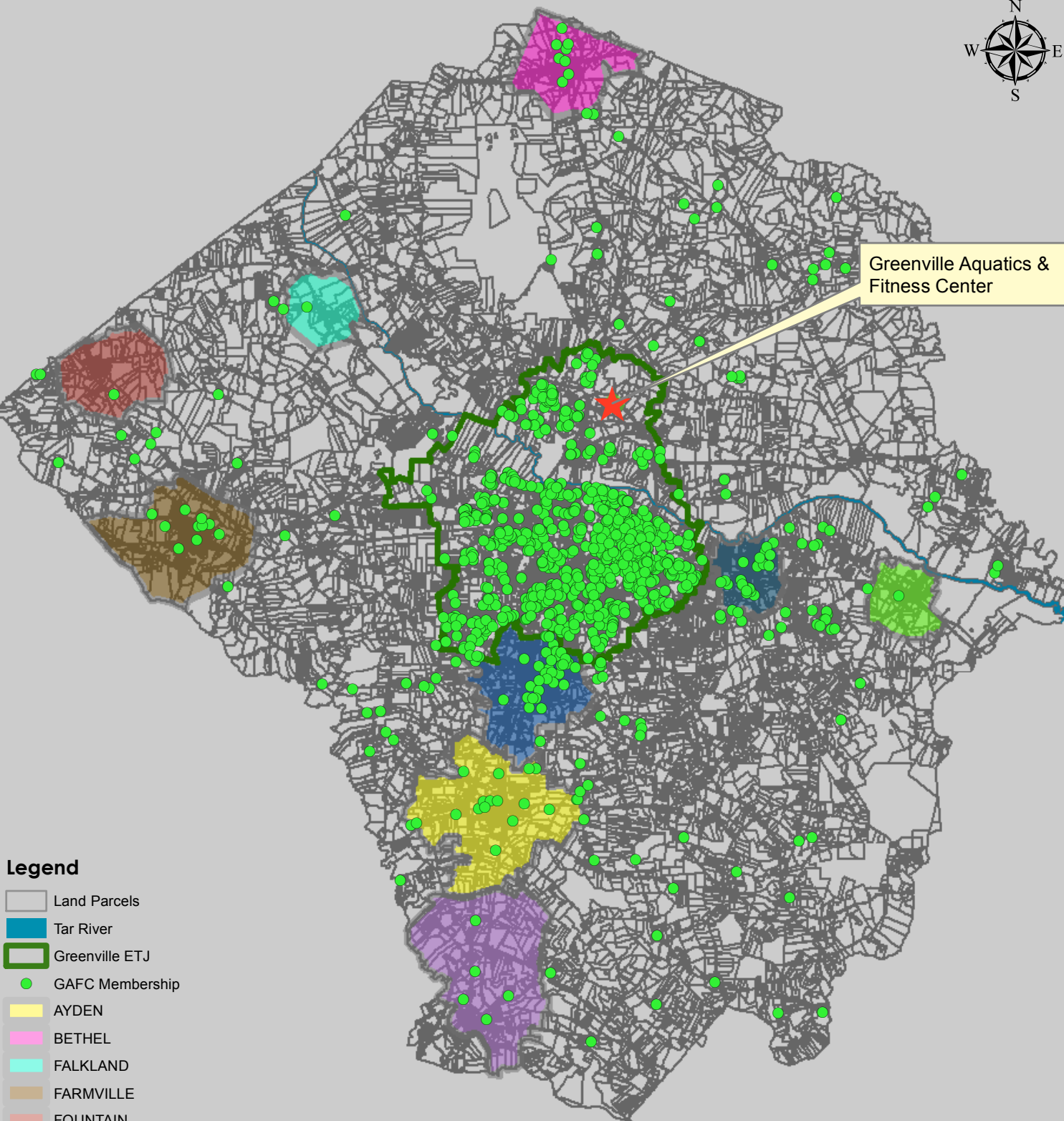
Guest Fees:

	With Member	Without Member
Monday-Friday	\$2.00 (age 13 & under)	\$3.00 (age 13 & under)
	\$6.00 (age 14 & over)	\$8.00 (age 14 & over)
Saturday/Sunday	\$3.00 (age 13 & under)	\$3.00 (age 13 & under)
	\$8.00 (age 14 & over)	\$8.00 (age 14 & over)

Greenville Aquatics & Fitness Center Membership



Greenville Aquatics & Fitness Center



Legend

-  Land Parcels
-  Tar River
-  Greenville ETJ
-  GAFC Membership
-  AYDEN
-  BETHEL
-  FALKLAND
-  FARMVILLE
-  FOUNTAIN
-  GRIFTON
-  GRIMESLAND
-  SIMPSON
-  WINTERVILLE





City of Greenville, North Carolina

Meeting Date: 6/11/2015
Time: 7:00 PM

Title of Item: Start Time of Thursday City Council Meetings

Explanation: Council Member Rick Croskery requested an item be added to the agenda to discuss changing Thursday meeting times to 6:00 p.m.

Fiscal Note: No direct cost to discuss

Recommendation: Discuss the issue as requested by Council Member Croskery

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Attachments / [click to download](#)
