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**TOWN OF WENTWORTH  
TOWN COUNCIL MEETING  
MINUTES  
March 4, 2008  
7:00 P.M.**

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**The Wentworth Town Council** held their regular monthly meeting in the Town Hall meeting room at the National Guard Armory, on **Tuesday, March 4, 2008**, at **7:00 p.m.**

**Council members present:** Mayor Dennis Paschal, Mayor Pro Tem Evelyn Conner, Councilwoman Iris Powell, Councilman Robert Aswell, and Councilman James Belcher

**A quorum was present.**

**Staff Present:** Brenda Ward, Town Clerk / Yvonne Russell, Finance Officer / Deputy Sheriff Clarence Cheshire, and Town Attorney, Fred Baggett.

**Article I.** Mayor Paschal called the meeting to order.

**Article II.** Councilman James Belcher gave the **Invocation.**

**Article III.** Discussion / Revisions / Adoption of Agenda

**A. Requests and Petitions of Citizens**

**Mayor Paschal** advised that no one signed the Speaker Register, but noted that, "Consideration of Exemption from Notice Requirements, per NCGS 143-64.32, needs to be added to the Agenda as **Item F** under **New Business.**"

**Mayor Paschal** made a motion, "*To add this item (F) to the Agenda.*"

**Councilman Belcher** seconded the motion. There was no discussion, all voted in favor, and the motion carried.

**Article IV.** Approval of Town Council Meeting Minutes

**A. Town Council Meeting – February 5, 2008**

**Mayor Paschal** asked if there were any corrections to the minutes of the Town Council Meeting for February 5, 2008. There were none.

**Councilman Robert Aswell** made a motion, "*The Minutes stand as written.*"

**Councilwoman Iris Powell** seconded the motion. There was no further discussion. All voted in favor and the motion carried.

**Article V. PUBLIC HEARING**

**A. Consideration of Revisions to the Town of Wentworth Planning & Zoning Ordinances:**

- **Chapter 1 Definitions** – Add definition for “Youth Development Center.”
- **Chapter 2. Article VII, Section 3** – Add “Youth Development Center” to the Permitted Uses Table to be allowed in the Office and Institutional Zoning District with a Special Use Permit.
- **Chapter 2. Section 4.4-6** - Add Special Use Permit Requirements for a “Youth Development Center”.
- **Chapter 2. Article IX. Section 1** – Add Off-Street Parking Standards for “Correctional Institutions and Jail,” “Governmental Buildings,” and “Emergency Services such as police, fire, rescue squad, EMS, ambulance services.”

**Mayor Paschal** called the Public Hearing to order and asked **Ms. Frankie Legaux**, Assistant Planning Director, to review the amendments for Council.

**Ms. Legaux** explained that there are two primary changes to the Ordinance—the first in relation to the Youth Development Center and the second related to Off-Street Parking Standards.

She reminded Council members, that the issue of how to treat a “Youth Development Center” in the zoning ordinance, was discussed in December at a joint meeting of the Town Council and the Wentworth Planning Board.

“It was decided at that time,” said **Ms. Legaux**, “that a Special Use Permit would be the way to go...allowing us to place conditions on the approval and to define what a Youth Development Center entails and so forth.”

**Ms. Legaux** advised that the recommendations necessary to bring about these changes were presented to the Planning Board at their February meeting.

She explained that the first thing for Council to consider is the addition of requirements for the Special Use Permit (for a Youth Development Center), and also, the addition of “Youth Development Center to the Table of Permitted Uses, marked with an ‘S’, to signify it is permitted by a Special Use Permit.”

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**Ms. Legaux** added, “And we also need to define what a Youth Development Center is.” She explained that the definition before them is taken from North Carolina General Statutes §143B-515—“a direct quote...so that we would be clear about what is being approved.”

“The Special Use Requirements for a Youth Development Center,” **Ms. Legaux** continued, “tell us that it would be allowed in an Office and Institutional zoning district; it would be approved by the Planning Board; the applicant would be required to submit a site plan; and, the items necessary for the site plan are spelled out under Required Plans.”

**Ms. Legaux** reviewed other requirements: “The minimum lot size is ten acres if the facility has more than 100 beds and at least five acres if the facility has 100 or fewer beds.” She noted also that these are greater setbacks than what is normally required within the Town.

“All principal and accessory structures shall maintain a minimum setback of two hundred feet (200') from the property lines. Also, they must not be within 1,320 feet or ¼ mile from any type facility such as a public or private school, day care, place of worship, etc.—any place where minor children assemble or congregate.”

“The reason for this,” said **Ms. Legaux**, “is because the youth in these Youth Development Centers are usually between the ages of 10 to 18, but they may also remain at the Center until the age of 21 under certain conditions.”

She continued, “Any such facility would have to be licensed by the State, and we have also added some conditions for fencing...and other requirements...” (*See Attachment A, included as a part of these Minutes.*)

Explaining further about the type of facility and the activities, **Ms. Legaux** commented, “The facility that is planned is a self-contained facility, meaning they would not move from one building to another but would remain within the complex. Having seen the plans for it, I can tell you that this type center has recreational areas, counseling areas, classrooms for school and vocational studies, all within the single facility, and then they have one outdoor recreation area, which is fenced in. They will also have limited administrative and medical services on site.”

**Ms. Legaux** concluded by saying she would be glad to answer any questions from Council.

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**Councilman Aswell** asked Ms. Legaux about the capacity of the facility.

**Ms. Legaux** replied, “Thirty-two. The State is trying to locate more facilities around the State in order to decrease the number of youth in each Center.”

She explained that another reason the State would like to have more smaller facilities scattered throughout the State is to make it more convenient for families to visit and participate in on-site counseling, etc.

**Councilwoman Powell** asked, “They are going to build (a facility) to house 32, but if they wanted to take in more, will they just build onto it?”

**Ms. Legaux** answered, “They would have to come back to you for a site-plan amendment, if they were going to add on to that facility on that twenty-acre site.”

She explained further, “If a Special Use Permit is approved for a thirty-two bed facility, they cannot put more than 32 in there. That’s why the Special Use Permit was chosen as the vehicle for approval, because whatever is approved at that time, under the Special Use Permit is what they can have.”

**Mayor Paschal** asked Council if anyone remembered hearing that if a similar facility was not built in Forsyth County, “...the State may want to build a larger one here.”

**Ms. Legaux** said she had not heard that and commented, “Again, it would have to come back before you. If you approve a 32 bed facility and they decide at some later date they want to increase the size, they will have to come back with a site plan amendment. If, in fact, they decide they are going to build another facility on a different property, then they would have to apply for a Special Use Permit to build on another site.”

“What we are trying to do,” **Ms. Legaux** added, “is consider these amendments to your ordinance, so that if and when the applicant comes in, you have something in place to address this.”

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**Mayor Paschal** said he had a question about the Off-Street Parking Standards and the reference to, "...correctional institutions and jails." He asked if the Off-Street Parking Standards, as amended, also applies to the Youth Development Center.

**Ms. Legaux** replied, "Actually, it will not, because in your Special Use Permit, you have parking standards for a Youth Development Center—third (paragraph) one from the bottom under Other Requirements—there are separate ones, so it's handled right in the Special Use Permit."

"When we get to the Off Street Parking Standards," **Ms. Legaux** continued, "what we were thinking about is the jail, the judicial center as they are calling it. We have a number of different uses within that judicial center so we are going to have to take the areas devoted to particular uses and figure it out. We will have the EMS facility, the VIPER tower, the jail, the Sheriff's office, and then the actual court house and all the facilities that go along with that."

"We will have to take each one of the areas that are devoted to individual uses, have them broken down into square footage so we will be able to figure an accurate amount of parking."

There was no additional discussion. **Councilwoman Powell** made a motion to, *"Approve the text amendments and that we adopt the Statements of Consistency as required by NCGS 160A-382(b) and 160A-383, and as outlined in the Town Council's Analysis and Statement."*

**Mayor Paschal** seconded the motion. There was no further discussion. All voted in favor and the motion carried.

**Ms. Legaux** advised, "We are also asking you to amend the Off-Street Parking Standards, to include correctional institutions and jails and also government buildings. In looking at government buildings, all we have are post offices and government offices. Many government buildings now have assembly areas or large rooms where more people can assemble than in an office. In looking at standards for several other municipalities, all are using wording similar or identical to what we are proposing. So, this part would be a strict addition to what you have now, since you do not include jails or correctional institutions, nor do you have government buildings in your parking standards."

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“The other thing we are requesting that you do,” said **Ms. Legaux**, “is to delete the reference to fire stations and replace it with emergency services such as police, fire, rescue squads, EMS, and ambulance services, and then amend the space requirements for that. Instead of one space per person on normal shift duty, we would change that to one space per employee on largest shift plus five spaces, or in the alternative, one space per 250 square feet of gross floor area, whichever is needed as determined by the Planning Director.”

**Ms. Legaux** explained the reason for having the alternative, saying, “...many times we look at something in our Parking Standards that we feel is a little low, so we would like to have an alternate way of comparing them. Sometimes we make a comparison and they are one or two off and other times we compare and get a difference of 50 spaces or so, and that’s a big difference. You already have this same wording in your parking standards..., ‘whichever is needed as determined by the Planning Director’...so, that would allow us to compensate for some of these areas.”

“What brought it to our attention...in looking at the new EMS building,” **Ms. Legaux** said, “is that they will have a large area for training, a very large room in their facility. It is not just all office space, so we were concerned that utilizing a government office building would not get us the number of parking spaces we needed. For EMS, when you consider the number of vehicles...service vehicles they use everyday, plus if they had someone else utilizing the large room for education or training, we wanted to be able to compensate for that, or people would be wondering, “Where do we park...there’s not enough parking.’”

**Ms. Legaux** asked if Council had any questions concerning the text amendments to Off-Street Parking Standards. There were no further questions from Council.

**Mayor Paschal** made a motion, “*That we approve the Off-Street Parking Standards and that we adopt the Statements of Consistency as required by NCGS 160A-382(b) and 160A-383, and as outlined in the Town Council’s Analysis and Statement.*”

**Councilman Belcher** seconded the motion. There was no additional discussion. All voted in favor and the motion carried.

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**Mayor Paschal** closed the Public Hearing and moved to the next Agenda item.

**Article VI. New Business**

**A. Consideration of Resolution Supporting Rockingham County's Highway Projects for Inclusion in the Transportation Improvement Program of the State of North Carolina**

**Mayor Paschal** asked if anyone had questions or comments on the Resolution supporting the highway projects for Rockingham County. There were none.

**Mayor Paschal** made a motion, *"That we approve the Resolution Supporting Rockingham County's Highway Projects for Inclusion in the Transportation Improvement Program of the State of North Carolina."*

**Councilman Aswell** seconded the motion. There was no further discussion. All voted in favor and the motion carried.

**B. Consideration of Resolution Calling for Restoration of Construction Schedules / Funding for the Piedmont Triad International Airport Connector (R-2413) from SR 2133 (Pleasant Ridge Road) to NC 68/US 220 in the 2009-2015 State Transportation Improvement Program (TIP)**

**- Councilman Robert Aswell, Municipal Representative (TAC)**

**Mayor Paschal** asked Councilman Aswell why this segment of the highway is a priority for Rockingham County, commenting, "I travel that road a lot and sometimes there is traffic on it, but I'm not sure why this is...I guess Rockingham County is taking an interest in what is going on over there."

The **Town Administrator** commented that Rockingham County is interested, "...because of the potential for development along 220 on our end."

**Councilman Aswell** said, "This is really 68 from Pleasant Ridge Road to 220...the 68 bypass. That is the direct route to the airport from 220."

**Finance Officer Yvonne Russell** added, "The County wants any new industries that come to 220 to have good access to the airport."

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**Councilman Aswell** agreed, “They are looking for a good route to the airport and Fed-Ex.”

There was no other discussion and **Councilman Belcher** made a motion, “*That we approve the Resolution Calling for Restoration of Construction Schedules / Funding for the Piedmont Triad International Airport Connector (R-2413) from SR 2133 (Pleasant Ridge Road) to NC 68/US 220 in the 2009-20015 State Transportation Improvement Program.*”

**Councilman Aswell** seconded the motion. There was no further discussion. All voted in favor and the motion carried.

**C. Consideration of Resolution Authorizing an Application to the North Carolina Local Government Commission for Approval of an Installment Financing Agreement and to Solicit Requests for Proposals for Installment Financing**

**Mayor Paschal** asked for questions or comments. There were none. **Councilman Aswell** made a motion, “*That we approve the Resolution.*”

The **mayor** seconded the motion. There was no discussion. All voted in favor and the motion carried.

**D. Consideration of Town of Wentworth Christmas Parade  
- Councilman Robert Aswell**

**Councilman Aswell** said, “I would like to turn this item over to **Deputy (Clarence) Cheshire.**”

**Deputy Cheshire** said, “I have spoken with some folks in Eden who do the parade for the City and they, as well as Reidsville, have to obtain a parade permit.”

**Deputy Cheshire** said he didn’t know if that would be the same for Wentworth or not. The **Town Clerk** advised, “We would have to obtain a permit as well.”

**Deputy Cheshire** said he has already spoken with several people about being in the parade “...if Council decides they want to do this.”

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He mentioned that the Rockingham County Junior Miss organization would like to be in the parade to give them some publicity, but said, “They may need some help due to the problem they have experienced with their funding.”

**Deputy Cheshire** suggested the Town may want to have a fundraiser to raise money for a “parade account” to help out the Junior Miss program and others like them who may need some assistance.

**Deputy Cheshire** said he has inquired about having pipes and drums (bagpipe group out of Greensboro) participate, “...and they advised they would be glad to be in the parade, once we set the date, if there is no conflict with their schedule. He said he is not sure what the price would be, but they will work with us on that.”

“All we need to do is let the high school band know the date, and they say they will be glad to participate,” **Deputy Cheshire** added.

There was discussion on providing “entry forms” for those who would be interested in being in the parade. **Deputy Cheshire** noted that the other cities do not charge a fee to be in the parade, “other than professional organizations.” He suggested that some of the businesses in Wentworth or the Fidelity Bank may be interested in renting a professional float, and noted that the price is around five or six hundred dollars. He advised also that the National Guard has committed to helping out, and will provide some flatbed trucks.

A “Santa Claus” float with Mr. and Mrs. Santa Claus would be a definite for the parade, someone suggested.

Regarding the parade route, **Deputy Cheshire** said this would need to be determined. He added, “We will need to write NCDOT a letter, advising them of the route and where we would need to have detours.”

**Deputy Cheshire** explained that several groups and organizations are interested—“...all they are waiting on is a date.”

Council discussed various scenarios for the parade route and agreed that it should be a daytime event. **Mayor Paschal** also suggested that monetary prizes be given to first, second, and third place float winners.

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**Deputy Cheshire** suggested everyone be reminded to keep the “real meaning of Christmas and the season in mind when they design their floats.”

**Councilwoman Powell** said she would like to make a motion, “*To approve a Christmas Parade in the Town of Wentworth, and that we appoint Brenda, Yvonne and Clarence to a committee to work out the details and guidelines for the parade.*”

**Councilman Belcher** seconded the motion. There was no other discussion, other than the **Mayor** requested that the committee report back to Council at the May Council meeting.

All voted in favor and the motion carried.

**E. Approval for Finance Officer to Attend the North Carolina Finance Officers’ Spring Conference - March 5-7, 2008 in Durham NC / Registration Fee: \$120.00**

**Mayor Paschal** made a motion, “*That we approve this.*” **Councilman Aswell** seconded the motion. There was no discussion. All voted in favor and the motion carried.

**F. Consideration of Exemption from Notice Requirements (NCGS 143-64.32)**

**Mayor Paschal** made a motion, “*That we pass the exemption from notice requirements of NCGS 143-64.32, in selection of the firm of Alley, Williams, Carmen and King, Inc. for architectural and engineering services in the design and construction of the new town hall, based on the firm’s unique familiarity with the Town’s needs and functions of the new town hall.*”

**Councilman Aswell** seconded the motion. There was no discussion. All voted in favor and the motion carried.

**Article VII. Public Comments**

**Mayor Paschal** noted that no one signed the Speaker Register to address Council.

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**Article VIII. ANNOUNCEMENTS**

**Mayor Paschal** made the following announcements:

- ⇒ The next regular meeting of the Town of Wentworth **Planning Board** will be held on **Tuesday, March 18, 2008, at 7:00 p.m.** in the Town Hall Meeting Room at the National Guard Armory.
- ⇒ The next regular meeting of the Wentworth **Town Council** will be held on **Tuesday, April 1, 2008, at 7:00 p.m.** in the Town Hall Meeting Room at the National Guard Armory.

The **Town Clerk** reminded Council of the Relay for Life Cancer Walk envelope on the Agenda table and encouraged everyone to make a donation as requested by the Annie Penn Memorial Hospital Relay for Life Team.

**Mayor Paschal** made a motion, *“That we take a **five-minute recess** prior to our Budget Work Session.”*

**Article IX. BUDGET WORK SESSION**

After the brief recess, Council resumed the meeting for a preliminary budget work session with the Town Administrator and Finance Officer.

In light of Staff’s upcoming appointment with the Local Government Commission, **Ms. Russell** reviewed various borrowing scenarios for the new Town Hall. Financing terms and amount of fund balance to be used was discussed, and how construction of the Town Hall will affect the 2008-2009 Fiscal Year Budget.

Overall, Council seemed to prefer a five-year loan but agreed that five to ten years may be more feasible, using Capital Reserve Funds and a maximum of \$500,000 from Fund Balance.

**Ms. Russell** also discussed the “Celebration Ten” events planned for the Town’s Ten-Year Anniversary Celebration, asking Council to think about a budget figure for the expenditures. It was suggested that the line item for Celebration Ten be increased to \$12,000 to cover prize money for the best floats.

**Ms. Russell** advised that she would have more detailed line-item information for the next Budget Work Session at the April Town Council meeting.

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**Article X. A D J O U R N**

**Mayor Paschal** made a motion, "*the meeting be adjourned.*"

**Councilman Belcher** seconded the motion. All voted in favor to adjourn the March 4, 2008, Town Council Meeting.

**Respectfully Submitted By:** \_\_\_\_\_  
**Brenda Ward, Town Clerk**

**Approved By:** \_\_\_\_\_  
**Dennis Paschal, Mayor**