

Mayor Patrick L. McCrory

Susan Burgess
Nancy Carter
Malcolm Graham
Patsy Kinsey
John W. Lassiter

Mayor Pro Tem Patrick De'Angelo Cannon

Don Lochman
James E. Mitchell, Jr.
Patrick Mumford
John H. Tabor, AIA
Warren Turner

CITY COUNCIL MEETING

Monday, May 24, 2004

CITY COUNCIL AGENDA

Monday, May 24, 2004

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5:00 P.M. DINNER BRIEFING CONFERENCE CENTER

1. Charlotte Housing Authority Proposal for City Housing Relocation Services

Resource: Stan Wilson, Neighborhood Development

Time: 20 minutes

Synopsis of Presentation

- The Charlotte Housing Authority (CHA) has submitted a proposal to manage part of the City's Relocation Program (households displaced due to fire and code enforcement). The City would maintain a limited program to manage the CHA contract and meet the federal relocation requirements.
- The City of Charlotte's Relocation Program provides benefits (rental assistance, moving and storage costs) to persons earning 60% or less than the area median income (\$38,460 for a household of four) that are displaced due to local programs (code enforcement, fire or road projects) and fire. The City's Relocation program provides benefits up to \$15,000 for up to 42 months.
- The City spends approximately \$3,000,000 annually for the program including approximately \$400,000 for federally mandated relocation assistance.
- Under the CHA proposal, the Housing Authority would provide temporary and permanent housing, moving, storage and counseling/capacity building.
- The CHA's proposal offers the following advantages:
 - Long-term housing solution for families
 - A cost savings to the City of approximately \$1 million beginning in FY2006 (year two of the program)
 - Counseling and capacity building for displaced households
- The contract for FY2005 would be for an amount up to \$2,000,000. The effective date would be July 1, 2004.

Future Action:

- City Council will be asked to take action on June 28, 2004.

2. Catawba River Pump Station Generator Building

Resources: Tiffany Capers, Small Business Development Program
Doug Bean, Charlotte Mecklenburg Utilities
Cindy White, City Attorney's Office

Time: 15 minutes

Synopsis of Presentation

- Staff recommends rejecting the low bid submitted by Edison Foard, Inc. on the Catawba River Pump Generator Building due to failure to comply with the Small Business Opportunity (SBO) Program.
- The SBO Program requires that bidders either meet the Small Business Enterprise (SBE) utilization goal or achieve a specified number of Good Faith Efforts points. It also requires that bidders solicit bids from a specified number of SBEs.
- In this instance, Edison Foard failed in all three respects.
 - They failed to meet the 5% SBE utilization goal at the time of the bid.
 - They failed to earn the required minimum of 125 Good Faith Effort points.
 - They failed to solicit bids from the required number of SBE firms.
- Staff met with representatives of Edison Foard on May 18, 2004, and subsequently discussed the possibility of granting a waiver of SBO Program requirements.
- Staff concluded that a waiver would not be appropriate in these circumstances and could potentially create an unfair disadvantage to other bidders.
- A detailed explanation of staff's recommendation will be sent to Council in the Friday, May 21st Council-Manager Memorandum.

Future Action

Staff requests Council action at the May 24 business meeting.

3. Housing and Neighborhood Development Committee Report: Beatties Ford Road After School Initiative

Committee Chair: Susan Burgess

Resource: Stanley Watkins, Neighborhood Development

Time: 20 minutes

Synopsis of Presentation

- The Housing and Neighborhood Development Committee will discuss the proposed Beatties Ford After School Initiative (recently renamed Northwest After School Coalition) and consider a request to support the Initiative at its meeting on May 19, 2004.

- Summary information on the Committee's discussion and recommendation will be sent out as a part of the Council Manager Memo on Friday, May 21, 2004.

4. New Arena Food and Beverage Service

Resource: Mike Crum

Time: 15 minutes

Synopsis of Presentation

- Under the City Charter and by contract with the Charlotte Bobcats, the Coliseum Authority is the designated provider of food and beverage products and services and catering services at the Charlotte Coliseum and the new arena;
- The Authority wishes to retain the services of Compass Group USA, Inc. to provide these services and the Charlotte Bobcats concur;
- This agreement is being outlined in a document called the Compass Concessions Agreement;
- In the Compass Concessions Agreement, Compass will assume all responsibilities for food and beverage service at the Charlotte Coliseum and the new arena previously granted to the Coliseum Authority in the Arena Agreement, including the Authority's obligation to re-pay \$16.8 million (borrowed from Bank of America and Wachovia at 2% interest for 10 years) for its portion of the cost of the new arena;
- The Compass Concessions Agreement would be an amendment to the Arena Agreement, to which the City is a party; therefore, City Council approval of the Compass Concessions Agreement is required;
- Council approval will be requested in June 2004;

Future Action:

- Council approval in June 2004

**6:30 P.M. CITIZENS FORUM
MEETING CHAMBER**

**7:00 P.M. AWARDS AND RECOGNITIONS
MEETING CHAMBER**

CONSENT

- 5 Consent agenda items 14 through 34 may be considered in one motion except those items removed by a Council member. Items are removed by notifying the City Clerk before the meeting.**

PUBLIC HEARING

6 Public Hearing on the FY2005 Operating Budget and the FY2005-2009 Capital Investment Plan

Action: Receive public comment on the City Manager's recommended budget.

Committee Chair: Don Lochman

Staff Resource: Ruffin Hall, Budget and Evaluation

Explanation

- State law requires a public hearing be held following presentation of the Manager's recommended budget (May 10, 2004) and prior to Council adoption of the budget (June 14, 2004)
- State law also requires that a public notice be published following presentation of the Manager's recommended budget and before the scheduled public hearing. The required public notice was published in local newspapers on May 13, 2004.

FY2005 Budget Summary

- Total recommended budget is \$1.56 billion with \$777.3 million for operating expenses and \$780.5 million for capital expenditures.
- Significant revenues include:
 - A property tax rate of 42.0¢ per \$100 of property valuation
 - A water/sewer rate increase of 8.9%, a \$3.61 average monthly increase
 - An increase in storm water fees of 7.5%, an average monthly variable rate increase from \$4.16 to \$4.47 for city residents.

General Fund Operating Budget Decreases

- Decreases in the operating budget total \$1 million. Some examples of the reductions include:
 - Travel, training, printing, advertising & small contracts
 - Additional frozen vacant positions
 - Eliminated positions and materials for utility cut repairs
 - Reduced I-277 landscape maintenance
 - Delayed technology projects

General Fund Operating Budget Increases

- Examples of operating budget increases include:
 - Police and Fire recruit classes frozen in prior years
 - Fuel for Police, Fire, and Solid Waste Services
 - Operation of the Spay/Neuter van once a month

Financial Partners

- Holds existing partners to FY2004 level
- No new partners added for FY2005
- Unfunded new requests

- Community Building Initiative
- United Agenda for Children in Mecklenburg County
- Historic Charlotte, Inc.
- Voices and Choices
- Charlotte Enterprise Communities, Inc.
- Northwest Afterschool Coalition (Beatties Ford Road Initiative)

Capital Budget

- Municipal Debt-Funded
 - The Preliminary FY05-09 general government Capital Investment Plan includes \$138.0 million in additional general debt capacity. \$130.6 million is proposed for a November 2004 bond referendum. Another \$7.4 million in Certificates of Participation is proposed for future Annexation Fire Stations. Recommended uses of the voter-approved general obligation bonds are as follows:
 - \$56.8 million for Roads
 - \$30.0 million for South Corridor Station Area Infrastructure
 - \$15.0 million for Affordable Housing
 - \$15.0 million for Sidewalks
 - \$13.8 million for Neighborhood Improvements
 - **\$130.6 million Total**
- The Manager's recommended budget does not include funding for the \$88 million request for arts and cultural facilities.
- Pay-As-You-Go-Funded
 - The five-year FY2005-2009 CIP includes \$172.4 million in Pay-As-You-Go and current revenues, a \$6.8 million, or 4.1%, increase over the current FY2004-2008 CIP.
- Enterprise-Funded
 - Storm Water totals \$185.7 million which includes \$89.3 million for neighborhood flood control projects.
 - Charlotte Area Transit System (CATS) totals \$677.2 million which includes \$342.0 million for South and North Corridors development.
 - Water and Sewer totals \$596.8 million which includes \$205.0 million for 2005, 2007 and 2009 annexations.
 - Aviation totals \$510.1 million which includes \$80 million for a third parallel runway.

Calendar

- Council half-day budget retreat for budget adjustments is scheduled for May 26, 2004
- Council's final budget retreat is scheduled for June 2, 2004 at 1:30 p.m.
- Budget adoption is scheduled for June 14, 2004 at 7:00 p.m.
- Council is required by state law to adopt a budget on or before June 30 of each year.

ZONING

7. Zoning Decision #2004-41

Action: Consider a decision on Petition #2004-41 by New South Properties of the Carolinas, LLC for a change in zoning for approximately 36.2 acres located east of Prosperity Church Road and southwest of Fairvista Drive.

Staff Resource: Keith MacVean, Planning

Explanation:

- A protest petition has been filed and is sufficient to invoke the 20% rule requiring affirmative votes of the $\frac{3}{4}$ of the Mayor and Council, not excused from voting, in order to rezone the property.
- This item was deferred from the May 17, 2004 Public Hearing to allow the petitioner additional time to work with neighborhood representatives to resolve an outstanding issue concerning a buffer area.
- The Zoning Committee voted unanimously to recommend approval of this petition.

Attachment 1

Zoning Committee Recommendation, Site Plan and Staff Analysis on Petition #2004-41

POLICY

8. City Manager's Report

9. Employment Analysis Report for 2003 Disparity Study



Action: Adopt MGT's Employment Analysis Report as part of the 2003 Disparity Study.

Committee Chair: James Mitchell

Staff Resource: Tiffany Capers, Small Business Development Program
Cindy White, City Attorney's Office

Explanation

- During the April 12, 2004 Council meeting, City Council voted to accept the March 25, 2003 Employment Analysis prepared by MGT as supplemental information to the 2003 Disparity Study, and to refer the report to the Restructuring Government Committee for further review.
- The Restructuring Government Committee voted 3 to 1 (Mitchell, Graham, Kinsey – for; Lochman – against) to recommend the report to the full Council for adoption.
- Staff updated Council about the status of the report at the May 10, 2004 dinner briefing. Dr. Vince Eagan from MGT attended the briefing to answer questions regarding the report.
- Staff noted at the Restructuring Government Committee that there are typos and minor revisions in the March 25, 2003 version of the report that was previously provided to Council. A list of these items has been included as an Attachment. MGT has agreed to submit a final version of the report that includes these revisions. Council is being asked to adopt the report subject to these changes.
- MGT has stated that the report does not change the recommendations presented to Council in the 2003 Disparity Study Report.
- Adopting the report will provide further support for the findings and recommendations presented in the 2003 Disparity Study, and for the program options that Council may consider in response to the Study.

Attachment 2

List of Agreed Changes to Employment Analysis Report

10. Program Options for 2003 Disparity Study



- Action:**
- A. Select Program Options 1 or 2 in response to 2003 Disparity Study, or**
 - B. Direct staff to do the following as a basis for deciding whether to proceed with Option 3:**
 - 1. Gather data from which Council can assess whether the SBO Program is making sufficient progress to address disparities identified in the 2003 Disparity Study.**
 - 2. Prepare a budget estimate of what it would cost to implement Option 3.**

Committee Chair: James Mitchell

Staff Resource: Tiffany Capers, Small Business Development Program
Cindy White, City Attorney's Office

Explanation

- In January of this year, Council referred to the Restructuring Government Committee four program options developed by staff in response to the 2003 Disparity Study. These options were described at length in staff's April 15, 2004 presentation to the Restructuring Government Committee, the relevant portions of which are attached.
- The Restructuring Government Committee held several meetings to discuss the four options and the City Manager's recommendation.
- During its April 15 meeting, the Restructuring Government Committee took the following actions:
 1. Council member Lochman made a motion to recommend Program Option 1, which is to maintain the SBO Program. The motion did not receive a second.
 2. Council member Kinsey made a motion to recommend Program Option 2, which is to maintain the SBO Program but add Citywide M/WBE goals. The motion did not receive a second.
 3. Council member Graham made a motion to recommend Program Option 3, which is to maintain the SBO Program and have individual project M/WBE goals. The motion received a 2 – 2 vote (Mitchell, Graham – for; Kinsey, Lochman - against).
- Staff advised the Committee that Program Options 1 and 2 could be implemented within the current budget under the current SBO program guidelines. Staff further advised that if there were a Committee vote to pursue Option 3, staff would need to:
 - gather data from which Council can assess whether the SBO Program is making sufficient progress to address the disparities identified in the 2003 Disparity Study, and
 - develop a budget estimate of what it would cost to implement Option 3.
- If Council voted to proceed with Option 3 upon reviewing the data and budget estimate, the next step would be for staff to prepare for public review and

input a revised program incorporating changes that are legally required for race and gender conscious programs.

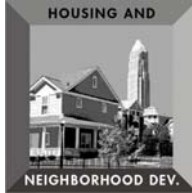
- The staff recommendation is Option 2 – to add citywide M/WBE goals. The Committee did not recommend consideration of Option 4 – implementing a M/WBE only program.
- Staff updated Council about the Committee’s discussion at the May 10, 2004 dinner briefing. Minutes of the April 15 Restructuring Government Committee meeting were circulated prior to that briefing.

Attachment 3

Excerpt from April 15 Presentation to Restructuring Government Committee

BUSINESS

11. 2004 Housing Trust Fund Project Recommendations



- Action:**
- A. Approve financial commitments of \$5,855,000 and letters of support for Multi-Family Rental Housing New Construction projects,**
 - B. Approve financial commitments of \$2,954,047 for Multi-Family Rental Housing – Rehabilitation projects,**
 - C. Approve financial commitments of \$672,046 for Special Needs Housing projects, and**
 - D. Approve the reallocation of \$1,188,041 from Multi-Family Rental Rehabilitation and \$524,871 from Special Needs Housing to Multi-Family Rental New Construction.**

Committee Chair: Susan Burgess

Staff Resources: Stan Wilson, Neighborhood Development
Jeff Meadows, Neighborhood Development

Policy

- City's FY2005 Consolidated Action Plan, approved by Council on May 10, 2004.
- Identifies the need for affordable, safe and decent housing for low and moderate-income families.
- Reaffirmed the three basic goals of the City's Housing Policy: preserve the existing housing stock, expand the supply of affordable housing and support family self-sufficiency initiatives.

Explanation

- On September 24, 2003 Council approved the Housing Trust Fund (HTF) allocation of \$4,142,088 to Multi-Family Rental Housing – New Construction; \$4,142,088 to Multi-Family Rental Housing – Rehabilitation; and \$1,500,000 to Special Needs Housing.
- Staff issued requests for proposals for each of the housing development categories and evaluated and ranked each proposal based on the Guidelines and Evaluation Criteria established by the Housing Trust Fund Advisory Board.
- The 11 projects represent a total of 1,019 affordable housing units of which 752 (74%) will serve households earning 30% or less of the area median income (which is < \$19,230 for a household of four).
- The overall leverage ratio of the FY2004 projects recommended for funding is 1:5 and \$46,280,675 in total development costs.
- Council received a briefing on the FY2004 Housing Trust Fund project recommendations at their dinner meeting on May 10, 2004.

A. Multi-Family Rental - New Construction Projects

- These projects are recommended for funding commitments and/or letters of support to the North Carolina Housing Finance Agency. The support letters must be submitted by May 31, 2004. Should a project withdraw, consideration would be given to funding the Springfield Gardens project.

Project Name	Affordable Units	Total Units	Support Letter	Financial Commitment	Total Development Cost	Housing Locational Policy	Points
Mayfield Terrace	81	81	Yes	\$1,215,000	\$7,505,692	Prohibited Area Waiver Approved 5/12/03	103
Alta Creek	58	168	N/A	\$1,900,000	\$15,074,429	Exempt – Elderly	97
Montgomery Gardens	76	76	Yes	\$1,140,000	\$7,359,934	Priority Area	93
University Square	90	90	Yes	\$1,600,000	\$8,938,475	Exempt –Elderly	92
Totals	305	415		\$5,855,000	\$38,878,530		

----- *Cut-Off Line for Funding* -----

Springfield Gardens	86	86	Yes	\$1,290,000	\$8,445,835	Priority Area	91
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B. Multi-Family Rental - Rehabilitation Projects

- The four developments recommended for funding will all serve households earning 30% or less than the area median income. The Assisted Multi-Family Housing Locational Policy does not apply, as housing rehabilitation is exempt from the policy.

Project Name	Affordable Units	Total Units	City Financial Commitment	Total Development Cost	Points
Southside Homes	38	38	\$818,573	\$1,747,908	92
Mallard Ridge	35	35	\$528,630	\$1,070,300	79
Cedar Knoll	49	49	\$801,378	1,628,378	78
Leafcrest	48	48	\$805,466	1,611,466	76
Total	170	170	\$2,954,047	\$6,058,052	

C. Special Needs Housing Projects

- Special needs housing serves the homeless, disabled, HIV/AIDS and elderly population. Special needs housing is exempt from the Assisted Multi-Family Housing Locational Policy.

Project Name	Affordable Units	Total Units	City Financial Commitment	Total Development Cost	Points
Straw Apartments	196	196	\$273,510	\$547,020	110
Charlottetown Apartments	180	180	\$206,536	\$413,072	98
Center of Hope	<u>168</u>	<u>200</u>	<u>\$192,000</u>	<u>\$384,000</u>	94
Total	544	576	\$672,046	\$1,344,092	

D. Reallocation of Funds

- o The HTF Advisory Board is recommending the reallocation of \$1,188,041 from the Multi-Family Rental Rehabilitation category to the Multi-Family Rental New Construction category; and to reallocate \$524,871 from the Special Needs category to the Multi-Family Rental New Construction category to support the four new construction projects recommended for funding.

Funding

City Bond and HOME Funds

Attachment 4

Dinner Briefing Presentation – May 10, 2004

Location Map

Project Summaries

Project Sources and Uses

Project Proformas

12. Sale of Coliseum Ground Leases Located at 2300 and 2400 Yorkmont Road



Action:

A. Adopt a resolution authorizing the sale of real property, in fee simple, along with the City’s interest in two ground leases located at 2300 and 2400 Yorkmont Road to Coliseum Transfer Inc; and alternatively to Sanstar Inc. in accordance with the terms and conditions as stated in the purchase contracts, and

B. Authorize the City Manager to execute documents necessary to effectuate the sale of the real property and interests to either Coliseum Transfer Inc or Sanstar Inc in accordance with the terms and conditions in said contracts.

Staff Resource: Curt Walton, Assistant City Manager
 Susanne Todd, Assistant City Attorney
 Ed Wright, Asset Manager/ Real Estate

Explanation

- Sanstar Inc has submitted a purchase offer of \$3,350,000 for two parcels of City-owned property located at 2300 and 2400 Yorkmont Road, along with the City's interest in two ground leases that currently encumber the property.
- The ground leases provide the current tenant (Coliseum Transfer, Inc.) with the right to purchase the property for the same price and under same terms as offered by Sanstar Inc.
- Coliseum Transfer, Inc. has exercised that right
- The City will enter into two contracts: one with Sanstar, Inc. and the other with Coliseum Transfer, Inc.
- Each contract gives the potential buyer the opportunity to inspect the property and decide whether or not to buy the property (the "Due Diligence Period").
- In the event that Coliseum Transfer, Inc. decides not to purchase the property, this Council action authorizes the sell of the property to Sanstar, Inc.

Background

- The City purchased these 15 acres in the 1920s adjacent to the 173 acre site now occupied by the Charlotte Coliseum, as shown in the attachment.
- In 1989 and 1994 the City entered into two 99-year ground leases with Coliseum Transfer, Inc., a division of J.P. Morgan.
- The fee simple appraised value of the property is \$2.95 million.
- On July 28, 2003 Council approved the sale of these ground leases.
- Four bids were received, with the bids ranging from \$2.75 million to the highest bid of \$3.35 million, which was submitted by Sanstar, Inc.
- Coliseum Transfer, Inc. elected to exercise its Right of First Refusal for the same price.
- The July 28, 2003 Council action earmarked proceeds from this sale to the Sports and Cultural Capital Projects Fund until the \$50 million land sale agreement with the arena's corporate underwriters is fulfilled.
- Sale of this property will generate approximately \$35,000 in local property taxes per year.

Attachment 5

Map

Resolution

13. Appointments to Boards and Commissions

Action: Vote on blue paper ballots and give to the City Clerk at dinner.

A. PRIVATIZATION/COMPETITION ADVISORY COMMITTEE

One appointment beginning immediately and serving until March 2006 because Roosevelt Gardner has resigned.

- David Gable by Council member Mumford
- Bonita Hairston by Council member Kinsey

- Curtis Ray by Council member Mitchell
- Rick Ward by Council member Tabor

Attachment 6
Applications

MAYOR AND COUNCIL TOPICS

At the end of the formal agenda, Council members may share information and raise topics for discussion.

Introduction to CONSENT

The consent portion of the agenda is divided into two sections: Consent I and Consent II.

Consent I consists of routine items that have been approved in the budget, are low bid and comply with Small Business Opportunity Program Policy.

Consent II consists of routine items that have also been approved in the budget, but require additional explanation.

The City's Small Business Opportunity (SBO) Program's purpose is to enhance competition and opportunity in City contracting with small businesses in the Charlotte metropolitan statistical area. Participation of small business enterprises (SBE) is noted where applicable. Contracts recommended for award as of March 1, 2003 comply with the provisions of the SBO program policy for SBE outreach and utilization. Professional service contracts recommended for award as of August 1, 2003 comply with the provisions of the SBO program policy for SBE outreach and utilization.

Disadvantaged Business Enterprise (DBE) is a federal program primarily used for Aviation and Transit.

Contractors and Consultants

All contractor and consultant selections follow the Council approved process unless described otherwise.

CONSENT I

14. Various Bids

A. Park South Drive Sidewalk

EP&M

Action:

Award the low bid of \$226,576.90 by Carolina Cajun Concrete Inc., of Charlotte, North Carolina. This project will provide sidewalk along one side of Park South Drive from Cypress Club Drive to beyond Pine Valley Road. Construction completion will be in first quarter of 2005.

Small Business Opportunity

Established SBE Goal: 5%

Committed SBE Goal: 5%

Carolina Cajun Concrete, Inc. has committed 5% (\$11,400) to a certified SBE: Bardwil Trucking.

B. Rea Road Widening at Old Providence Elementary **EP&M**

Action:

Award the low bid of \$242,678.80 by United Construction Inc., of Charlotte, North Carolina. This project will address traffic congestion near Olde Providence Elementary School and provide a designated left turn to the school. Rea Road will be widened to four lanes starting west of Summerlin Place and ending at Windyrush Road. The widening will provide two westbound thru lanes, a center turn lane, and one eastbound thru lane. This lane configuration will provide a designated left turn lane from Rea Road into Olde Providence Elementary School and from Rea Road to Windyrush Road. Construction completion will be in third quarter of 2004.

Small Business Opportunity

Established SBE Goal: 3%

Committed SBE Goal: 6%

United Construction committed 10% (\$24,000) of the total contract amount to the following certified SBEs: Happy Jack Trucking, Ricco's Complete Property Maintenance, A-1 Pavement Marking.

C. Washington Heights Small Area Plan **EP&M**

Action:

Award the low bid of \$378,482.72 by United Construction of Charlotte, North Carolina. This project connects Onyx Street to Estelle Street and includes curb and gutter, planting strips, sidewalk, pedestrian lighting, and landscaping. This street extension will provide connectivity to LC Coleman Park and improve traffic flow around the Northwest School of the Arts. Construction completion date is first quarter of 2005.

Small Business Opportunity

Established SBE Goal: 2%

Committed SBE Goal: 2%

United Construction committed 2% (\$8,240) of the total contract amount with the following certified SBE: A-1 Pavement Marking.

D. Merry Oaks Connectivity **EP&M**

Action:

Award the low bid of \$196,854 by Carolina Cajun Concrete, Charlotte, North Carolina. A connection road will be constructed to provide connectivity between the Plaza-Midwood and Merry Oaks neighborhoods as recommended in the Briar Creek-Woodland-Merry Oaks Area Plan. An asphalt bicycle/pedestrian trail will also be constructed between Logie Avenue and Masonic Drive and will provide connectivity between the Merry Oaks neighborhood and the Briar Creek Greenway. Construction completion is scheduled for first quarter 2005.

Small Business Opportunity

Established SBE Goal: 5%

Committed SBE Goal: 5%

Carolina Cajun Concrete committed 5% (\$9,850) of the total contract amount with the following certified SBE firms: Bardwil Trucking and Chippewa Trucking.

E. Storm Water Channel Cleaning 2004 EP&M**Action:**

Award the low bid of \$280,900 by KIP Corporation of Charlotte, North Carolina. This contract will allow Storm Water Services to provide timely responses where channel cleaning is a priority. This is an on-going program to remove and dispose of debris on existing storm water channels. This contract may be renewed three times.

Small Business Opportunity

The SBO Program Manager waived the SBE utilization goals for this contract. This type of work does not provide any opportunity for SBE subcontractor utilization.

F. Storm Water Maintenance FY-2004 F EP&M**Action:**

Award the low bid of \$1,108,165 by KIP Corporation, of Charlotte, North Carolina. This is an on-going program to provide maintenance repairs to existing storm drainage systems, and construction of new drainage systems where none exist. Individual projects are identified and prioritized based on severity of potential public/private property flooding. Storm Water Services Division uses 18-month retainer contracts to provide timely response to maintenance problems. The City may renew this contract up to three times.

Small Business Opportunity

Established SBE Goal: 2%

Committed SBE Goal: 2%

KIP Corporation committed 2% (\$22,163.30) to the following certified SBE: Happy Jack Trucking.

**G. Water and Sewer Main Construction- CMU
FY04 Contract #7, Street Main Extensions****Action:**

Award the low bid of \$1,086,224.78, to Allied Grading, Inc., Huntersville, North Carolina. This project provides water and sewer line extensions within the City of Charlotte and Mecklenburg County.

Small Business Opportunity

Established SBE Goal: 3%

Committed SBE Goal: 2.329%

Allied Grading, Inc. failed to meet the SBE goal for this project, but exceeded the minimum Good Faith Effort points, as well as the number of mandatory contacts established for this project. Allied Grading, Inc. has committed \$25,300 to SBE Uprocon.

15. Resolution of Intent to Abandon Street and Set Public Hearing for Portions of Kenilworth Avenue

Action: A. Adopt the Resolution of Intent to abandon portions of Kenilworth Avenue, and
B. Set a public hearing for June 28, 2004.

Attachment 7

Map

16. Resolution of Intent to Abandon Street and Set Public Hearing for a Portion of Abeline Road

Action: A. Adopt the Resolution of Intent to abandon a portion of Abeline Road, and
B. Set a public hearing for June 28, 2004.

Attachment 8

Map

17. Resolution of Intent to Abandon Street and Set Public Hearing for a Portion of Westfield Road

Action: A. Adopt the Resolution of Intent to abandon a portion of Westfield Road, and
B. Set a public hearing for June 28, 2004.

Attachment 9

Map

18. In Rem Remedy

For In Rem Remedy #A-C, the public purpose and policy are outlined here.

Public Purpose:

- Eliminate a blighting influence.
- Reduce the proportion of substandard housing.
- Increase tax value of property by making land available for potential infill housing development.
- Support public safety initiatives

Policy:

- Housing and Neighborhood Development
- Community Safety Plan

The In Rem Remedy items were initiated from 3 categories:

1. Public Safety – Police and/or Fire Dept.
2. Complaint – petition by citizens, tenant complaint or public agency referral
3. Field Observation – concentrated code enforcement program

The In Rem Remedy item is listed below by category identifying the street address and neighborhood.

Public Safety:

- A. 214 Halsey Street (Neighborhood Statistical Area 21-Lakewood Neighborhood)

Complaint:

- B. 3112 Boyd Street (Neighborhood Statistical Area 21-Lakewood Neighborhood)

Field Observation:

- C. 105 S. Linwood Avenue (Neighborhood Statistical Area 19-Thomasboro/Hoskins Neighborhood)
- D. 216 Mill Road (Neighborhood Statistical Area 26-Biddleville Neighborhood)

Public Safety:

- A. **214 Halsey Street**
Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 214 Halsey Street (Neighborhood Statistical Area 21-Lakewood Neighborhood).

Attachment 10

Complaint:

- B. **3112 Boyd Street**
Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 3112 Boyd Street (Neighborhood Statistical Area 21-Lakewood Neighborhood).

Attachment 11

Field Observation:

C. 105 S. Linwood Avenue

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 105 S. Linwood Avenue (Neighborhood Statistical Area 19-Thomasboro/Hoskins Neighborhood).

Attachment 12

D. 216 Mill Road

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the structure at 216 Mill Road (Neighborhood Statistical Area 26-Biddleville Neighborhood).

Attachment 13

CONSENT II

19. Travel Modeling Contract for Transit Corridor System Plan

Action: Approve a contract with AECOM Consult to provide modeling support for capital investments in the five transit corridors. The contract is for one year with an option for up to two, one-year renewals. The first year contract amount shall not exceed \$450,000.

Staff Resource: Norm Steinman, Transportation

Explanation

- The Charlotte Department of Transportation (CDOT) has been responsible for the development, refinement and application of travel forecasting models since 1985.
- The purpose of this contract is to provide consultant technical services to supplement CDOT's capacity to produce transit ridership forecasts needed by the Charlotte Area Transit System (CATS).
- CDOT and CATS require consultant technical services because the Federal Transit Authority (FTA) recently added the Transportation System User Benefit (TSUB) analysis to requirements for New Starts Applications.
- The TSUB is a tool the FTA uses to compare user benefits between cities applying for federal monies for transit projects (New Starts).
- AECOM Consult assisted CATS and CDOT in their FY2005 New Starts application for the South Corridor LRT resulting in a "Recommended" rating for the project and demonstrated a thorough knowledge of transit modeling and the FTA's requirements for the application.
- The consultant will update and fine-tune the modeled transit networks in all five transit corridors and streetcar lines to reflect the system plan and provide quality professional assistance to planners and engineers to further develop those plans.
- The contract will also provide travel and ridership information to planners and engineers preparing station area and transit development plans.
- Eight potential bidders expressed an interest in this project and received a solicitation package. AECOM was the only potential bidder to submit a proposal.

Small Business Opportunity

Established SBE Goal: 10 %

Committed SBE Goal: 0%

Transit modeling is a highly specialized task with little or no opportunity to sub-contract significant portions of the contract. No firms on the certified SBE list qualified for this contract. Additionally, this work is eligible for future federal reimbursement. Staff will work with the consultant to identify federally funded DBE's under this contract.

Funding

Transit Capital Investment Plan

20. Resolution Endorsing the Clanton Road Pedestrian Safety Improvement Project

Action: Adopt a resolution endorsing the Clanton Road Pedestrian Safety Improvement Project for the NCDOT Enhancement Program.

Staff Resource: Vivian Coleman, Transportation

Explanation

- The North Carolina Department of Transportation has announced the 2004 Call for Transportation Enhancement Projects.
- Federal enhancement funds are used for this program to fund cultural, aesthetic and historical transportation projects in North Carolina such as pedestrian and bicycle facilities and scenic beautification.
- The proposed federal transportation bill, the Safe, Accountable, Flexible and Efficient Transportation Equity Act provides funds to promote diverse modes of travel, increase community benefits of transportation and encourage citizen involvement in transportation decisions.
- The Federal Highway Administration is responsible for administering the Enhancement provisions of federal law. Enhancement funds are made available annually to North Carolina and are administered by the NCDOT.
- The Enhancement Program is based on cost reimbursement and is not a grant. Any funded project is required to provide at least a 20% cash match.

Clanton Road Pedestrian Safety Project

- The City is applying for enhancement funding to design and construct pedestrian safety improvements on Clanton Road from West Boulevard to Sargeant Drive.
- Since the development of Arbor Glen, there have been numerous requests from the development community and citizens regarding pedestrian safety on Clanton Road.
- Due to the current configuration of Clanton Road, and the location of the housing, park and outreach center, transportation staff deemed it necessary to propose options for increasing pedestrian safety on this street.
- Staff will receive neighborhood input on the project if the project is funded.
- The City is requesting that federal funds pay for 70% of the project and that City funds pay for 30% (\$127,200) of the project. The project's estimated cost is \$424,000.
- A resolution is required to endorse the Clanton Road Pedestrian Safety Improvement Project as the City of Charlotte's submittal for an NCDOT Enhancement Project

Project Background

- This project will modify a four-lane undivided roadway to a two-lane divided roadway with a pedestrian median in the 1500-1600 block of Clanton Road.
- The project will consist of a planted median with breaks to provide multiple crossing opportunities for children and adults to access the Clanton Road Park and the Outreach Center.
- The project adds a bicycle lane and sidewalks on both sides of the street.
- The project will provide a safer, friendlier environment for pedestrians and cyclists in the area, enhance access to the county park and provide educational and recreational opportunities for children and adults.
- This project will provide a link between multi-family, mixed income residential property on one side of Clanton Road to the park and outreach center.

Funding

Transportation Capital Investment Plan

Attachment 14

Resolution

21. Donation to CMPD Identity Theft Campaign

Action: Adopt a budget ordinance appropriating a \$5,000 contribution from Shred-It Corporation for use in the Police Department's Identity Theft campaign.

Staff Resource: Captain Katrina Graue, Charlotte-Mecklenburg Police Department

Explanation:

- CMPD is conducting a major public education campaign on identity theft.
- Campaign includes brochures and other educational materials.
- Shred-It Corporation has donated \$5,000 toward the cost of the campaign.

Attachment 15

Budget Ordinance

22. Grant for CMPD Gang of One Program

Action: Adopt a budget ordinance, appropriating \$35,789.43 from the Governor's Crime Commission for a grant for the Gang of One program.

Staff Resource: Sergeant Beth Boggess, Charlotte-Mecklenburg Police Department

Explanation:

- Police Department has Gang of One Program to provide resources to young people trying to get out of gangs.
- Governor's Crime Commission has given a grant to CMPD to help advance the Gang Of One Program.
- Grant will fund a part-time staff member to assist with volunteer coordination and facilitation of quarterly town meetings.
- Grant also funds program brochures and educational materials, laptop computer, cell phones, and over time for detectives.
- Grant is for one year period; maintaining staff position is contingent upon finding additional grant funding.

Funding

Governor's Crime Commission Grant and Police operating budget

Attachment 16

Budget Ordinance

23. Visual Information System for Police Helicopter

- Action:**
- A. Approve the purchase of a visual imaging system for the police helicopter without competitive bidding, as authorized by the sole source exception of G.S. 143-129(f), and**
 - B. Approve a contract with WESCAM, in the amount of \$188,700 for the purchase of a WESCAM 12DS200 Visual Information System for the police helicopter.**

Staff Resource: Captain Glen Neimeyer, Charlotte-Mecklenburg Police Department

Explanation

- Police Department wants to purchase a WESCAM Visual Information System for its helicopter.
- System improves the ability to detect, recognize, and identify targets at long range.
- System will provide digital downlink to CMPD Command Center.
- Contract includes upgrade to Smartlink Interface Unit on helicopter.

Small Business Opportunity

0% SBO utilization and participation

There are no SBO vendors available for this specialized equipment

Funding

Homeland Security Grant and Police operating budget

24. Homeland Security Grant

- Action:**
- A. Enter into a grant agreement with the North Carolina Division of Emergency Management (NCEM), on behalf of the U. S. Department of Homeland Security, in the amount of \$21,739 to assist in preparing for response to terrorism-related events, and**
 - B. Adopt a budget ordinance appropriating \$21,739 in U. S. Department of Homeland Security funds for preparedness and mitigation enhancements in response to hazardous materials incidents related to terrorist activity.**

Staff Resource: Wayne Broome, Emergency Management

Explanation

- The Department of Homeland Security (DHS), through the Office of Domestic Preparedness, created the FY2003 State Homeland Security Grant Program.
- This program was established to provide federal assistance to state and local governments for the costs associated with purchasing hazardous materials related equipment, conducting exercises, and conducting training for chemical, biological, radiological, nuclear and explosive terrorism events.
- In North Carolina, the North Carolina Division of Emergency Management administers this program for the U. S. Department of Homeland Security.
- This grant will be used to purchase a 40 foot trailer to haul equipment.

Funding

U. S. Department of Homeland Security funding

Attachment 17

Budget Ordinance

25. Urban Area Security Initiative Grant Award

- Action:**
- A. Accept a grant of \$5,889,013 from the Department of Homeland Security Urban Area Security Initiative Grant Program, and**
 - B. Adopt a budget ordinance appropriating these funds for use in implementing the strategic plan to increase security by enhancing training, preparedness, prevention, response, and recovery from terrorism by public safety and public health agencies in a ten-county region including and surrounding Mecklenburg.**

Staff Resource: Luther Fincher, Fire

Explanation

- Charlotte was one of fifty cities nationwide eligible to apply for an Urban Area Security Initiative Grant.
- The City of Charlotte and Mecklenburg County were awarded the grant by Homeland Security based on the risks and threats for our community. In developing a regional approach, as mandated by the grant guidelines, the following counties were included as part of the regional council for grant implementation: Cabarrus County, Iredell County, Lincoln County, Stanly County, Catawba County, Gaston County, York County, SC, and Lancaster County, SC.
- This Urban Area Working Group developed a strategic plan with assistance from Texas A & M, the Office of Domestic Preparedness of Homeland Security, and North Carolina Office of Emergency Management. The plan was approved in February.
- The grant total is \$7,361,266 but North Carolina Emergency Management gets 20 percent to address state priorities. The Police and Fire Chiefs recommend that the funds be spent on radio interoperability in this region.
- Before May 28, 2004, staff will develop an initial strategy implementation plan.
- Each jurisdiction in the urban area working group is eligible for funding from this grant to enhance public safety and public health training, preparedness, prevention, response, and recovery from incidents of terrorism.

Attachment 18

Budget Ordinance

Project summary

26. Highland Avenue Bridge Replacement

- Action:**
- A. Adopt a budget ordinance appropriating \$250,000 for Highland Avenue Bridge Replacement, and**
 - B. Approve amendment #1 with HDR Engineering, Inc. of the Carolinas for \$225,939 for engineering services.**

Staff Resource: David Meachum, Engineering & Property Management**Budget Ordinance**

- Provides funds for completing design and construction administration of Highland Avenue Bridge Replacement.
- Funds are available from completed projects in prior street bonds.

Location

- Highland Avenue is located northeast of the Hickory Grove/Pence Road/W.T. Harris Boulevard intersection. Highland Avenue is parallel to W.T. Harris Boulevard and connects Pence Road to Robinson Church Road.

Amendment #1 with HDR Engineering Inc.

- Provides funds for design modification and construction administration services for replacement of the Highland Avenue Bridge.
- The existing timber bridge over the Norfolk Southern Railroad line is deteriorated.
- Project is part of the Federal Municipal Bridge Replacement program administered through the North Carolina Department of Transportation.
- The bridge was closed on May 3 and will reopen in approximately 18 months.

History

- Council approved the original engineering services contract on February 22, 1999 for \$200,934.
- Total project cost is \$1.8 million.

Small Business Opportunity

Established SBE Goal: 0%

Committed SBE Goal: 7%

The selection process for this project took place in 1998, which preceded the implementation of the SBO Program for professional services contracts.

However, HDR has committed to use the following certified SBE for surveying: R. Joe Harris & Associates 7%.

Funding

Transportation Capital Investment Plan

Attachment 19

Budget Ordinance

27. Office Supplies Contract

Action: Approve a contract with Office Depot, Inc. to provide office supplies to all City Key Business Units. This will be a three year contract with two, one-year renewal options for an estimated annual expenditure of \$650,000.

Staff Resource: John Trunk, Business Support Services

Recommendation

- Office Depot is recommended as the most cost effective, greatest value and overall best solution for the City and County's office supply requirements.

New Contract Key Components

- Office Depot will provide and deliver office supplies to each key business unit location.
- Prices are based on a fixed discount off manufacturer's list price.
- Office Depot offers strategic and innovative programs for process improvements and cost savings.
- On-line orders will receive additional discounts according to order size.

- Office Depot's advanced technology will allow the City to easily track orders, monitor purchases, and produce custom reports, including minority products purchased, recycled products purchased and spending habits.

Procurement Process

- Eight proposals were received in response to the Request for Proposals issued.
- Evaluation of proposals, site visits and interviews were conducted.
- Key considerations included:
 - Price
 - Website
 - Reporting capabilities
 - Tracking system
 - References

Small Business Opportunity

The Small Business Development Goals Committee waived the SBE goal for this project. In order to establish a goal for the project, there must be SBE firms certified in the City's Vendor Management System to perform the subcontracting opportunities identified for the project. There were no SBE firms certified to perform the services required for this project.

28. McDowell Creek WWTP Filtration System

- Action:**
- A. Approve the purchase of a filtration system for McDowell Creek WWTP without competitive bidding as authorized by the sole source exemption of G.S. 143-129 (f), and**
 - B. Approve a contract with Severn Trent Services for the purchase of a Deep Bed Nitrogen Filtration System in the amount of \$932,564.**

Staff Resource: Tom Howard, Charlotte-Mecklenburg Utilities
Karen Ruppe, BSS/Procurement Services

History

- The design for expanding McDowell Creek WWTP to 12 million gallons per day includes a new deep bed nitrogen filter system to serve the additional capacity.
- The filters are necessary to properly monitor and control nitrogen removal.
- The process is critical for the compliance with the permit requirements from the State of North Carolina.

Project Detail

- Tetra Technologies is the supplier of the existing denitrification filters.
- Tetra has patented the methanol feed component of the system.
- Tetra is the sole manufacturer of this system. Severn Trent is the only authorized distributor for Tetra Technologies.

- The system will reduce the amount of wasted water from backwashes and ensure adequate nitrogen removal.
- The unique design will potentially reduce operating costs by reducing the amount of methanol used for the process.

Funding

Sewer Capital Investment Plan

29. Catawba River Pump Station Generator Building

Action: **A. Reject the bid of \$2,935,800 from Edison Foard, Inc. of Charlotte, North Carolina due to non-compliance with the Small Business Opportunity Program, and**

B. Award contract for Catawba River Pump Station Generator Building to the next lowest bidder, Hickory Construction Co. of Hickory, North Carolina in the amount of \$3,027,150.

Staff Resource: Doug Bean, Charlotte-Mecklenburg Utilities

Explanation

- This project is for construction of a one-story masonry building to house a new back-up generator for the Catawba River Pump Station
- Low bidder Edison Foard, Inc. failed to meet the 5% SBE goal at the time of the bid, and failed to earn the 125 minimum Good Faith Effort Points. Additionally, Edison Foard failed to make the required Minimum Contacts to SBE firms.
- Second low bidder, Hickory Construction Co., has committed SBE goal of 8.93%, and earned more than the 125 minimum Good Faith Effort Points.
- Bids for this project expire June 19, 2004.

Small Business Opportunity

Established SBE Goal: 5%

Committed SBE Goal: 8.938%

Hickory Construction Co. had committed to spend \$270,368.49 with four SBE firms: The HM Hunter Co., Metropolitan South Management Group, Evans Welding Service, and Martin Landscaping.

Funding

Water Capital Investment Plan

30. Engineering Services Contract for Consolidated Influent Pumping Station at McAlpine Creek Wastewater Management Facility

Action: Approve a contract with HDR Engineering, Inc. for the Carolinas, Charlotte, NC, for \$2,164,202. This contract provides for final design services for the Consolidated Influent Pumping Station at McAlpine Wastewater Management Facility.

Staff Resource: Doug Bean, Charlotte-Mecklenburg Utilities

Explanation

- Contract provides engineering services for the consolidated influent pumping station (CIPS) project
- Two factors driving this project:
 - Increase in dry weather and peak wet weather flows affecting this facility
 - Need for significant upgrades and rehabilitations to existing North and South Plant Influent Pumping Stations

Small Business Opportunity

The selection process for this project took place in 2001, which preceded the implementation of the SBO program. However, HDR is using CITI, a certified SBE for systems integration programming services.

Funding

Sewer Capital Investment Plan

31. Long Creek Pump Station Upgrades

Action: Approve amendment #2 to the Brown and Caldwell Professional Services Agreement for additional professional services for \$1,362,782.

Staff Resource: Doug Bean, Charlotte-Mecklenburg Utilities

Explanation

- Original agreement approved June 14, 1999 for \$2,587,629, provided for
 - Design and construction administration of Long Creek Pump Station and Catawba River Pump Station and Outfall
- Amendment #1 was approved on August 28, 2000 for \$274,740.
- This amendment expands scope of original agreement
 - Study of various options for providing wastewater capacity in Long Creek drainage basin
 - Capacity evaluation for long-term growth needs
 - Realignment of various portions of Catawba River outfall to facilitate 2003 annexation areas

- Design adjustments to the proposed pump stations to accommodate revised floodplain mapping
- Incorporation of significant building standard comments
- Addition of a 24-inch force main for the Long Creek pump station

Small Business Opportunity

The selection process for this contract took place in 1999, which preceded the implementation of the SBO Program for professional services. This Amendment complies with Section 10.3 of the SBO Program.

Funding

Sewer Capital Investment Plan

32. Airport Telecommunications System Maintenance Contract

Action: Approve an extension of a contract with BellSouth for \$136,316.32 for maintenance of the Airport's telecommunications system.

Staff Resource: Jerry Orr, Aviation

Explanation:

- The City contracts annually with BellSouth for an airport telecommunications system, as well as a dedicated technician to maintain that system.
- This system provides telephone service for all airport tenants.
- This contract will extend the contract with BellSouth for another year.
- The contract price is \$136,316.32 for this year.
- The cost of the technician is shared by all users of the Airport system.

Small Business Opportunity

This contract was entered into prior to the establishment of the SBO program, and therefore there are no goals. Because all work involved in this extension will be performed by the current contractor, the extension complies with section 10.3 of the Program.

Funding

Airport Operating Budget

33. Property Transactions

Action: Approve the following property acquisitions (A-B) and adopt the condemnation resolutions (C-J).

NOTE: Condemnation Resolutions are on file in the City Clerk's Office.

Acquisitions:

- A. Project:** Rea Road at Olde Providence Elementary, Parcel # 5
Owner(s): Robert H. Millice and Wife, Dee A. Millice
Property Address: 3619 Rea Road
Property to be acquired: 4,365 sq.ft. (.100 ac.) of Fee Simple plus 1,722 sq.ft. (.040 ac.) of existing Right-of-Way, plus 260 sq.ft. (.006 ac.) of Storm Drainage Easement, plus 2,041 sq.ft. (.047 ac.) of Temporary Construction Easement
Improvements: None
Landscaping: None
Purchase Price: \$15,213
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: R-3
Use: Single Family Residential
Tax Code: 211-292-12
Total Parcel Tax Value: \$162,600
- B. Project:** NC49/US 29 Interchange, Parcel # 69
Owner(s): Stor-All, Ltd. and any other Parties of Interest
Property Address: North Tyron Street
Property to be acquired: 13,948 sq.ft. (.320 ac.) of Fee Simple, Storm Drainage Easement and Utility Easement, plus Temporary Construction Easement
Improvements: None
Landscaping: Crepe Myrtle Trees
Purchase Price: \$44,450
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review.
Zoned: B-2CD
Use: Industrial/Vacant
Tax Code: 049-401-10
Total Parcel Tax Value: \$596,770

Condemnations:

- C. Project:** Highland Avenue Street Improvements, Parcel # 17
Owner(s): Thomas Dennis and any other Parties of Interest
Property Address: 6806 Robinson Church Road
Property to be acquired: 15,279 sq.ft. (.351 ac.) of Fee Simple acquisition plus Temporary Construction Easement
Improvements: None

Landscaping: None
Purchase Price: \$7,800
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-3
Use: Vacant
Tax Code: 108-013-27
Total Parcel Tax Value: \$159,300

- D. Project:** Highland Avenue Street Improvements, Parcel # 6
Owner(s): Wade D. Collins and Wife, Barbara T. Collins and any other Parties of Interest
Property Address: 6419 Highland Avenue
Property to be acquired: 17,897 sq.ft. (.411 ac.) of Fee Simple acquisition plus Permanent Drainage Easement, plus Temporary Construction Easement
Improvements: None
Landscaping: None
Purchase Price: \$16,600
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-3
Use: Residential
Tax Code: 107-311-06
Total Parcel Tax Value: \$85,600
- E. Project:** Clear Creek Basin Sanitary Sewer-Gravity, Parcel # 21
Owner(s): Mamdouh A. Hamouda and Mostafa M. Gaber and any other Parties of Interest
Property Address: 10509 Briarhurst Place
Property to be acquired: Total Combined Area of 5,614 sq.ft. (.129 ac.) of Sanitary Sewer Easement plus Temporary Construction Easement
Improvements: None
Landscaping: None
Purchase Price: \$425
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-100 (Mint Hill Residential Area designation)
Use: Vacant
Tax Code: 139-115-22
Total Parcel Tax Value: \$9,500
- F. Project:** Billy Graham/Wilkinson Realignment/Wilkinson Tunneling, Parcel # 18
Owner(s): Coyote Partners and any other Parties of Interest

Property Address: 4617 Wilkinson Boulevard
Property to be acquired: 9,714 sq.ft. (.223 ac.) of Permanent Easement plus Temporary Construction
Improvements: None
Landscaping: None
Purchase Price: \$2,600
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: I-2
Use: Commercial
Tax Code: 115-091-09
Total Parcel Tax Value: \$3,121,100

G. Project: Billy Graham/Wilkinson Realignment/Wilkinson Tunneling, Parcel # 13
Owner(s): Janet Elaine Blanchard and Charles Michael Blanchard and any other Parties of Interest
Property Address: 4506 Denver Avenue
Property to be acquired: 12,206 sq.ft. (.280 ac.) of Fee Simple plus Permanent Easement, plus Temporary Construction Easement
Improvements: None
Landscaping: None
Purchase Price: \$14,525
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: I-1 and R-22MF
Use: Vacant
Tax Code: 061-081-38
Total Parcel Tax Value: \$305,000

H. Project: Billy Graham/Wilkinson Realignment/Wilkinson Tunneling, Parcel # 5 and 9
Owner(s): Charlotte Postal Credit Union and any other Parties of Interest
Property Address: Mulberry Church Road
Property to be acquired: 89,792 sq.ft. (2.061 ac.) of Fee Simple plus Permanent Easement, plus Temporary Construction Easement
Improvements: None
Landscaping: None
Purchase Price: \$91,500
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: I-1 and BD
Use: Single Family Residential
Tax Code: 061-081-47 and 061-081-42
Total Parcel Tax Value: \$2,299,300

- I. Project:** Silver Stream Storm Drainage Improvements CIP, Parcel # 47
Owner(s): Matthew S. Andrus and Wife, Sadie Andrus and any other Parties of Interest
Property Address: 4130 Bon Rea Drive
Property to be acquired: 314 sq.ft. (.007 ac.) of Permanent Easement
Improvements: None
Landscaping: None
Purchase Price: \$1 (Compensation is \$1 since the area to be acquired is already encumbered by a drainage easement reserved by the developer.)
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-3
Use: Single Family Residential
Tax Code: 211-542-04
Total Parcel Tax Value: \$124,960
- J. Project:** Silver Stream Storm Drainage Improvements CIP, Parcel # 28
Owner(s): Vivian H. Olsen and Husband, Ronald R. Olsen and any other Parties of Interest
Property Address: 7525 Swans Run Road
Property to be acquired: 3,152 sq.ft. (.072 ac.) of Permanent Easement plus Temporary Construction Easement
Improvements: None
Landscaping: None
Purchase Price: \$875
Remarks: Compensation was established by an independent, certified appraisal and an appraisal review. City staff has yet to reach a negotiated settlement with the property owner.
Zoned: R-12MF
Use: Single Family Residential
Tax Code: 211-273-15
Total Parcel Tax Value: \$140,750

34. Meeting Minutes

- Action:** Approve the titles, motions and votes reflected in the Clerk's record as the minutes of:
- April 19, 2004 Zoning Meeting
 - April 21, 2004 – Half-day Budget Retreat
 - May 3, 2004 Council Workshop
 - May 10, 2004 Budget Presentation