

Adjourned Meeting  
Mount Holly City Council  
May 23, 1996

The regular meeting of the Mount Holly City Council was continued on May 23, 1996 at 6:00 P.M., with Mayor Frank McLean, Mayor Pro Tem Michael Helms, Councilwoman Phyllis Harris, Councilmembers David Hostetler, Jr., Andy Stewart and Jim Hope present. Also present were the City Manager Phil Ponder, Planning Director Danny Jackson, and City Attorney Kemp Michael arriving late.

Mayor Frank McLean called the meeting to order at 6:00 P.M.

Ray Blackwood was in the audience to introduce Miss Mount Holly Anna Freeman to the Council. Miss Freeman wanted to say hello, and to briefly inform the Council of the projects she is involved in, which included golf and basketball tournaments to raise monies to help with the Gaston Literacy Council. She will be going to Raleigh to represent Mount Holly on June 22nd, which will be televised.

Mr. Ron Dimmer was recognized by the Council. Mr. Dimmer expressed his appreciation to the Council for giving him this time to discuss the Hansel Street situation. He stated that he had sent letters to both Mr. Ledbetter and Mr. Jenkins with the NC DOT asking for a traffic count and consideration of a caution light at subject intersection. Mr. Dimmer said that he would even be willing to pay for the light himself. He also felt there should be a feasibility study regarding Hansel Street and Westland Farm Road for the need of the light. Since there would only be twenty houses in his development, he feels there will not be any more traffic than forty more cars in the area. Mr. Dimmer stated that he did not understand that the entrance to his development was to be on Rachel Street.

Councilman Hope referred to the November 13, 1995 minutes which read, "Councilman Hope moved to amend the motion for plat approval to require the exit to be off Rachel Street rather than off Hansel, seconded by Councilman Helms, with all in favor."

Mayor McLean stated that the City does control the one mile perimeter.

Councilman Hostetler mentioned several options available to Mr. Dimmer, and there was some discussion as to the benefit of a circle drive. Many of the neighboring homeowners were in the audience wanting to speak. Some objected to the entrance on Hansel Street, others objected to Rachel Street, and some objected to a circle drive. Councilmember Hostetler stated that he felt a circle would be best.

Pat Nelson, 105 Rachel Street, told the Council that all the people on Rachel and Hansel Street were not notified.

Bill Nelson, 105 Rachel Street, stated that his home is lower than the subdivision, and there is a six foot trench in back to divert the water from running into his yard and patio. If it is closed, it will flood his property. He would like an easement for assurance that it will not be closed.

Councilman Helms questioned the audience regarding the options and alternatives for using Hansel or Rachel Streets as entrance, or even a circle.

Councilman Hope said he was not clear as to exactly what Mr. Dimmer wanted to do. Mr. Dimmer said he did not understand the motion made in November, and wants it changed. Councilman Hope further stated that the following month the minutes were approved by all the Council, and he did not see how there could be a question. Councilman Hope stated that the plat has been approved, and it stands the way it reads.

City Manager Phil Ponder stated that when Council approved a plat we are assured that it is developed according to the plat and by a certain street entrance; and we can't issue a zoning permit if it is not developed according to the plat.

City Attorney Michael explained that Mr. Dimmer cannot add anything to his plans other than initially approved.

With the question raised regarding the water problem on Rachel Street, Councilman Hostetler replied that there is nothing we can do on private property. Mr. Dimmer said he was not aware that there was such problem, as his engineer has not mentioned it.

Velma Stafford, 105 Hansel Street, stated that she was concerned about safety. She has lived there twenty years, and knows how dangerous it can be.

Councilman Andy Stewart stated that the issue is that Mr. Dimmer has to do what is approved, and raised the question of what could we do without putting an additional burden on the developer.

Velma Stafford asked if Mr. Dimmer will have to fix the road, plant grass, etc.? Mr. Dimmer said he would do whatever he can to cooperate and be a good neighbor. Mr. Dimmer further stated that he will move the road to Rachel Street, and feels that a caution light would help the situation, which he estimates would cost two to three thousand dollars.

Bill Melton, 320 Westland Farm Road, stated that a curb comes to a crest along the area, and there are wrecks sometimes at night. He is very concerned about school buses, and asked that the councilmembers go out and see first hand the situation before making a decision.

Pat Nelson, 105 Rachel Street, said that cutting the bushes which block the view of their street would help some.

Councilman Hostetler felt that the Runneymeade Subdivision needs more than one entrance, and he is for opening up both streets with a caution light.

Jill Patterson, 102 Hansel Street, asked why either road has to be used, instead of Westland Farm Road or Highway 27. Councilman Hostetler replied that the church is planning to use the field for future growth, and there is no other access.

Mr. Dimmer stated that the road is to be twenty feet wide, and with his correspondence with DOT, they don't seem to have any problem with his plans.

Councilman Hope made a MOTION to state that the minutes of November 13, 1995 for the plat approval remain as stated with access off of Rachel Street. Councilwoman Harris seconded the motion, with all in favor.

The meeting was recessed and reconvened in the Archives Room. Dr. Timothy Mead of UNC-Charlotte met with Council to discuss various means of improving communications between the elected board. Suggestions included: a. reconfiguring council seating arrangement in Council Room; b. adopting simplified rules of procedure; and c. limiting public comment to a set time period. Mayor McLean and Councilmembers thanked Dr. Mead for his help, and indicated that they would study his recommendations.

There being no further business, the meeting adjourned.

  
City Clerk

  
Mayor

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