



March 27, 2023
Council Work Session Meeting

Mayor Bryan Hough
Mayor Pro-Tem Phyllis Harris
Councilman Ivory Craig
Councilman Jeff Meadows
Councilman David Moore
Councilwoman Christina Pawlish
Councilwoman Lauren Shoemaker
Marie M. Anders, City Attorney
Miles Braswell, City Manager

**CITY OF MOUNT HOLLY
MOUNT HOLLY CITY COUNCIL WORK SESSION
Location: Council Chambers**



**March 27, 2023
6:30 P.M.**

CALL TO ORDER BY THE MAYOR

INVOCATION

SET THE AGENDA

CONSENT AGENDA

1. Approval of Budget Amendments
 - Fire Department for maintenance and repair of vehicles
 - Arts Signal Box Wrapping
2. Approval of a Resolution Declaring Surplus Property
3. Call for a public hearing to amend Section 5.20-D-2-g (South Gateway Overlay District) of the City's Zoning Ordinance to increase the maximum allowed height of buildings found in the South Gateway Overlay; B-3 General Business district from 35 to 60 ft.
4. Call for a public hearing to amend Section 8.1-D (Off Street Parking and Loading) of the City's Zoning Ordinance to update the parking standards for Medical, dental and similar offices-that are listed in the table.
5. Call for a public hearing to amend Section 8.2 (Parking Lot Improvement, Design and Location Requirements) to add a new section to the City's Zoning Ordinance to add requirements which would specify the minimum number of required handicapped spaces.
6. Call for a public hearing to amend Section 10.4-D (Landscaping Materials) of the City's Zoning Ordinance to add a new section to the landscaping requirements which would specify the required species of shrubs that will be required.
7. Call for a public hearing to amend Section 3.11-B (Accessory Buildings and Structures) to limit the size of accessory structures to 599 sq. ft. that can be allowed within five feet from a side or rear property line. Larger accessory structures would be required to meet district minimums.
8. Approval of SCN Architects to perform design services for the 911 Communications Center upgrade.
9. Approval of staging site agreement between the City of Mount Holly and Duke Energy
10. Approval of minutes from the March 13, 2023 Council Meeting

PUBLIC HEARING

1. Public Hearing to amend the development agreement for Olde Mecklenburg Brewery
Marie Anders

AGENDA

1. Presentation on Carolina Thread Trail ITRE Study
Jane Love
2. Presentation on Recreation Senior Programs-Sole Patrol
Mark Jusko
3. Discussion of laying hens within the city limits
Paul Lowe
4. Discussion of Grand Hall fee schedule change for economic development
Brian DuPont
5. Veterans Park Update
Brian DuPont
6. Naming of the Connector Road
Councilman David Moore

CLOSED SESSION

1. Closed Session Pursuant to N.C.G.S 143-318.11 (a) (3,5 &6)

ADJOURN

CONSENT AGENDA



City of Mount Holly Action Agenda Item

To: Mayor and City Council
Ryan Baker, Fire Chief

Date: March 21, 2023

Meeting Date: Mar 27, 2023

Agenda Item to be considered:

Budget Amendment Fire Department

Will this require a public hearing?

☐ YES

☒ NO

Background/Purpose of Request:

Vehicle maintenance for the fire department has gone above the budgeted amount due to the maintenance for repairing our fleet. See attached amendment in the amount of \$110,000.

Fiscal Impact:

Will the Item affect the current budget	☒ YES	☐ NO	☐ N/A
Reviewed by Finance Director	☒ YES	☐ NO	☐ N/A
Preaudit Certification required	☒ YES	☐ NO	☐ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☐ N/A
Budget Transfer required	☐ YES	☐ NO	☐ N/A
Total City Dollars:	\$110,000.00		
Budget Code	M/R VEHICLES 10-10-4340-353		
Reviewed by City Attorney	☐ YES	☐ NO	☐ N/A

Manager/Staff Recommendation:

Result of City Council Decision:

Attachments: amendment



CITY OF MOUNT HOLLY
FY 22-23 Budget Amendment

Account Number	Description	Account Debit	Account Credit
10-10-4340-353	M/R Vehicles	\$110,000.00	
10-00-3991-000	Fund Balance Appropriation		\$110,000.00
TOTAL		\$110,000.00	\$ 110,000.00

Date Submitted: 27-Mar-23

Finance Officer: _____

City Manager: _____

Department Comments:

Amendment to appropriate fund balance for Vehicle Maintenance & Repair - Fire

Unassigned Fund Balance after Budget Amendment Approval: 8,929,301

% of Budget after Budget Amendment Approval: 47.190038%



City of Mount Holly Action Agenda Item

To: City Council
From: Michelle Wood & Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Approval of budget amendment for the signal box wrapping project.

Will this require a public hearing? ☐ YES ☒ NO

Background/Purpose of Request: At the March 13th City Council meeting, the City Council approved providing an additional \$10,000 to the signal box wrapping program.

As such, a budget amendment is required. The source of funds would be the City's fund balance which will directed to the Planning Department's line item for Arts-10-40-4910-603 to fund additional box wraps.

Fiscal Impact:

Will Item affect current budget	YES	NO	N/A
Reviewed by Finance Director	YES	NO	N/A
Preaudit Certification required	YES	NO	N/A
Capital Project Ordinance required	YES	NO	N/A
Budget Transfer required	YES	NO	N/A
Total City Dollars:	\$ 10,000.00		
Budget Code			
Reviewed by City Attorney	YES	NO	N/A

Manager/Staff Recommendation:

Approve the requested budget amendment.

Attachments:

1. NA

CITY OF MOUNT HOLLY
FY 22-23 Budget Amendment

Account Number	Description	Account Debit	Account Credit
10-40-4910-603	Arts	\$10,000.00	
10-00-3991-000	Fund Balance Appropriation		\$10,000.00
TOTAL		\$10,000.00	\$ 10,000.00

Date Submitted: 27-Mar-23

Finance Officer: _____

City Manager: _____

Department Comments:

Amendment to appropriate fund balance for Arts - wrapping signal boxes

Unassigned Fund Balance after Budget Amendment Approval: 8,919,301

% of Budget after Budget Amendment Approval: 47.137190%



City of Mount Holly Action Agenda Item

To: Mayor and City Council	Date: 03/15/2023
From: Tony Walker	Meeting Date: 03/27/2023
Agenda Item to be considered: <i>Consent Agenda IT Surplus</i>	
Will this require a public hearing? ☐ YES ☒ NO	
Background/Purpose of Request:	
The list of items consists of desktops, monitors, old servers and printers. IT has replaced these items and has deemed them surplus. The listed items are 10 plus years old.	
Fiscal Impact:	
Will Item affect current budget	☐ YES ☒ NO ☐ N/A
Reviewed by Finance Director	☐ YES ☒ NO ☐ N/A
Preaudit Certification required	☐ YES ☒ NO ☐ N/A
Capital Project Ordinance required	☐ YES ☒ NO ☐ N/A
Budget Transfer required	☐ YES ☒ NO ☐ N/A
Total City Dollars:	
Budget Code	
Reviewed by City Attorney	☐ YES ☒ NO ☐ N/A
Manager/Staff Recommendation: _____	
Result of City Council Decision: _____	
Attachments: <i>IT Surplus / Resolution</i>	

**RESOLUTION OF THE CITY OF MOUNT HOLLY, NORTH CAROLINA FOR
DECLARATION OF SURPLUS PROPERTY AND SALE OF PROPERTY VIA
PUBLIC OR ELECTRONIC AUCTION OR BY MEANS OF EXCHANGE OF
PROPERTY**

WHEREAS, G.S. 160A-267 authorizes the City Council to dispose of surplus property, and authorizes the sale of surplus property by means of private sale, public auction, electronic auction or exchange of property, and

WHEREAS, the City Manager has reviewed the attached list "Attachment A" and declared the items surplus and unusable personal property; and

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Mount Holly does hereby authorize the City Manager to conduct a sale of the surplus and unusable City personal property by means of a private sale, public or electronic auction, or an exchange of property.

Adopted on this 27th day of March, 2023.

SIGNED:

Bryan Hough, Mayor

ATTEST:

Amy Miller, City Clerk

IT SURPLUS BATCH TWO

Safe Lot	Inv ID	Equipment Type	Brand	Model	Serial
Lot 22	1303	Battery Backup	APC	BE550G	3B1019X53310
	1304	Rack Mount Battery Backup	Tripp-Lite	SMART750RM1U	2224BY0SM867500172
	1305	Rack Mount Battery Backup	APC	Smart UPS SC 450	5S0808T10238
	1306	B/W Laser Printer	HP	LaserJet M401dne	PHGFF50018
Lot 23	1308	Color Laser Printer	HP	CP2025	CNG5C63902
Lot 24	1307	B/W Laser Printer	HP	P2035n	CNB9R62429
	1309	B/W Laser Printer	HP	P2035n	CNB9R60928
Lot 25	1310	B/W Laser Printer	HP	P2035n	CNB9R61471
	1311	B/W Laser Printer	HP	P2035n	CNB9R60929
Lot 26	1312	B/W Laser Printer	HP	P2035n	CNB9R62421
	1313	B/W Laser Printer	HP	P2035n	CNB960929
Lot 27	1314	Color Laser Printer	Brother	MFC-L2750DW	U64988K0N314904
	1323	50 Port 10/100 POE Switch	HP	J8165A	CN803PD02F
Lot 28	1324	50 Port 10/100 POE Switch	HP	J8165A	CN803PD03Y
	1325	50 Port 10/100 POE Switch	HP	J8165A	CN803PD07I
Lot 29	1326	26 Port 10/100 POE Switch	HP	J8164A	CN802PC06S
	1327	24 Port 10/100 POE Switch	Adtran	NetVanta 1234P 3rd Gen	LBADTN1527AE348
Lot 30	1315	Computer Monitor	ViewSonic	VA703b	Q85071864903
	1316	Computer Monitor	Acer	V193W	ETLHV0D1592440A1C4852A
	1317	Computer Monitor	Acer	V192W	ETLC108147035048C34203
	1318	Computer Monitor	Optquest	Q17WB	QXN075220270
	1319	Computer Monitor	Optquest	Q17WB	QXN075220537
	1337	Television	Westinghouse	WD24H82600	0840P64005110
	1338	Computer Monitor	Acer	V246HL	MMLXMAA001513036484218
	1339	Computer Monitor	Acer	V203HL	MMLNSAA001325037524241
	1340	Computer Monitor	Acer	V193W	ETLHV0D1602280EA48850A
	1341	Computer Monitor	Acer	V193W	ETLC108147035048B84203
Lot 31	1344	Computer Monitor	Acer	V193W	ETLBP0C1720491345C40G0
	1345	Computer Monitor	Acer	V193W	ETLC108146302075494247
	1346	Computer Monitor	HP	Pavilion F50	CNKFJ02978
	1320	Inkjet Printer	HP	Deskjet 5650	MY45R4P2WF
	1321	Inkjet Printer	HP	Deskjet 6940	MY116CK045

Lot 32	1322	Inkjet Printer	HP	OfficeJet Pro 8100	CN4A6GV10Z
	1347	Inkjet Printer	HP	deskjet 5650	MY5B15P0F7
Lot 33	1350	Rack Server	HP	Proliant DL140	EA7KMF6Z3G
	1351	Rack Server	HP	Proliant DL140	EA41MF6Z3G
Lot 34	1352	Rack Server	Dell	PowerEdge 860	FB1BNF1
	1355	Rack Server	Dell	PowerEdge SC1425	H7HSM81
Lot 34	1353	Rack Server	Asus	RS120	SOAG001278
	1354	Rack Server	Gigabyte	8IPXDREL	SN0332007086
Lot 34	1327	Dektop 5	HP	6200 PRO MT	2UA20904JV
	1330	Dektop 8	Compaq	DX2300 MT	MXM8030333
Lot 34	1331	Dektop 9	Compaq	DX2300 MT	MXL7250F9N
	1332	Dektop 10	Compaq	6000 PRO MT	2UA0330V04
Lot 34	1333	Dektop 11	Compaq	DX2300 MT	2UA7250TVL
	1334	Dektop 12	Compaq	6200 PRO MT	2UA20904KM
Lot 35	1324	Dektop 2	Compaq	500B-MT	MXL0261L38
	1323	Dektop 1	HP	Pro 3500 MT	MXL33313LL
Lot 35	1328	Dektop 6	HP	Pro 3500 MT	MXL4271RY
	1329	Dektop 7	HP	Pro 3400 MT	MXL1512VM1
Lot 35	1325	Dektop 3	HP	Pro 3500 MT	MXL 4032XR1
	1326	Dektop 4	HP	Pro 3500 MT	MXL4160WKZ
Lot 35	1335	Dektop 13	HP	Pro 3500 MT	MXL33313HK
	1336	Dektop 14	HP	Pro 3500 MT	MXL33313H4
Lot 36	1342	Dektop 15	HP	Pro 3500 MT	MXL4032XSQ
	1348	Tower Server	Supermicro	SUPER WORKSTATION 7045A-T	C74300633G10293
Lot 36	1349	Tower Server	HP	Netserver E800	US22041108
	1343	Tower Server	HP	Workstation wx4600	CAC81306QD
Lot 37	1356	Large Format Printer	Cannon	IPF765	AAGW2982
	1357	Large Format Scanner	Colortrac	M40	K3011088



City of Mount Holly Action Agenda Item

To: City Council
From: Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Call for a public hearing to amend Section 5.20-D-2-g (South Gateway Overlay District) of the City's Zoning Ordinance to increase the maximum allowed height of buildings found in the South Gateway Overlay; B-3 General Business district from 35 to 60 ft.

Will this require a public hearing? ☒ YES ☐ NO

Background/Purpose of Request: This proposed text amendment was submitted by Planning staff after holding conversations with developers and reflecting on the type of development that staff would like to encourage along the South Gateway Overlay District. The Overlay District runs southeast from E Henry Street to I-85-requires higher architectural standards and limits certain undesirable uses. Taller buildings would produce denser developments in the South Gateway providing jobs and enhancing the City's tax base. This would also be a smarter way to develop this area-as encouraging greater vertical density would increase the utility of the finite land area found in this district of the City. Encouraging denser development along this corridor is recommended by staff-as it is in close proximity to I-85, the new hospital, and other development projects that are currently under review. Approving this call, and ultimately the proposed text amendment would assist with this effort.

The height could still be increased over the proposed 60 ft. by increasing the front and side yards by one foot for each additional two feet in height-as is currently allowed in the Zoning Ordinance. This update would just expand the maximum height allowed-before needing to increase setbacks.

If the request, if approved, this alteration would permit future buildings to be a maximum of 60 ft in height.

If this call is approved, the Planning Commission will review this matter at their April 3rd meeting, and the City Council will hear this case at your April 10th meeting.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☒ NO	☐ N/A

Manager/Staff Recommendation:

Staff recommends that the City Council call for a public hearing to consider the proposed text amendment to be heard at their April 10th meeting. The Planning Commission will consider this matter tentatively at their April 3rd meeting.

Attachments:

1. Text Amendment Application.
2. Proposed Redlines.
3. Map of the South Gateway Overlay District.



**APPLICATION FOR TEXT AMENDMENT
CITY OF MOUNT HOLLY, NORTH CAROLINA**

Date Filed: **3-14-23**. Application Number: **TA-23-1**

I, the undersigned, do hereby respectfully make a formal application for your review of my request concerning the text amendment described below:

1. The amendment is found in the City of Mount Holly Zoning Ordinance relating to: **South Gateway Overlay; B-3 General Business, which is Section 5.20 D-2-g of the City's Zoning Ordinance. The amendment seeks to increase the max height for buildings found in the South Gateway Overlay; B-3 General Business district from 35 to 60 ft.**
2. The following statement best describes what you would like the text amendment to reflect: **This amendment would increase the maximum allowed height of buildings found in the South Gateway Overlay; B-3 General Business district from 35 to 60 ft.**
3. Name: **Paul Lowe, Assistant Planning Director.**

Address: **400 E Central Avenue Mount Holly, NC 28120.**

704-951-3014

Phone Number

Paul Lowe

Signature of Applicant

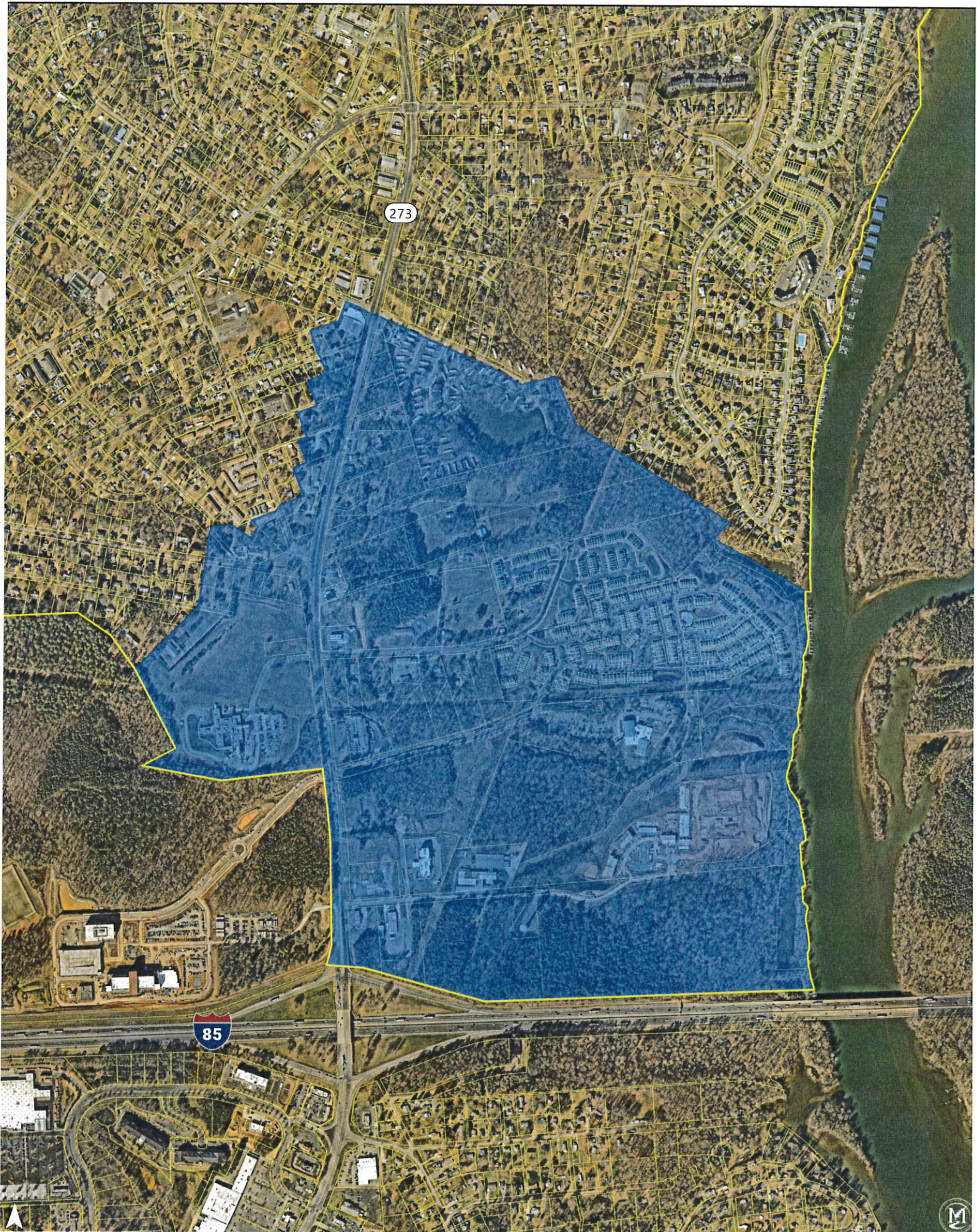
INSTRUCTIONS: Applications must be TYPED or LEGIBLE and filed with the City of Mount Holly Planning and Zoning Department, together with the application fee in the amount of **\$250.00** (See Fee Schedule) at least 30 days prior to the Planning Commission meeting for initial consideration.

Section 5.20-D-2-g (South Gateway Overlay District)

(2) *Dimension requirements.*

- (a) Minimum required lot area: none.
- (b) Minimum required lot width: none.
- (c) Minimum required front yard: 25 feet along Highway 273; 15 feet on interior streets.
- (d) Minimum required side yards: none; except that, the side yard abutting a residential district shall be 25 feet.
- (e) Minimum required rear yard: none; except that, the rear yard abutting a residential district shall be 25 feet.
- (f) Maximum lot coverage: 50% of total lot area.
- (g) Maximum building height: 60 ~~35~~ feet unless the minimum required front and side yards are increased one foot for each additional two feet in height.
- (h) Location of accessory buildings and structures: accessory buildings and structures shall be placed in accordance with the provisions of § 3.11 of this ordinance.

South Gateway Overlay District





City of Mount Holly Action Agenda Item

To: City Council
From: Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Call for a public hearing to amend Section 8.1-D (Off Street Parking and Loading) of the City's Zoning Ordinance to update the parking standards for Medical, dental and similar offices-as detailed in the table listing parking requirements for office and institutional uses.

Will this require a public hearing? ☒ YES ☐ NO

Background/Purpose of Request: This proposed text amendment was submitted by Planning staff to make the parking requirements associated with medical and dental offices clearer.

The current standard found in the ordinance requires seven parking spaces for every practitioner practicing at a location. During plan review this current standard presents confusion for both developers and staff, as the number of doctors practicing at a medical establishment might increase or decrease during the course of a business operating and is quite often not definitively known at the time of plan review. This leaves staff trying to create and apply standards that are not found in the Zoning Ordinance to accommodate customers and to keep plans moving through the plan review process. Having an updated standard would assist staff and make this section clearer for our customers.

Staff feels that relating the parking standards to the size of the building is a more logical association-as the overall size of the building would dictate how many patients and staff the use/and the related parking could support. Staff recommends updating this standard from seven parking spaces per practitioner to one space per 200 sq. ft. of heated floor space.

If this call is approved, the Planning Commission will review this matter at their April 3rd meeting, and the City Council will hear this case at your April 10th meeting.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☒ NO	☐ N/A

Manager/Staff Recommendation:

Staff recommends that the City Council call for a public hearing to consider the proposed text amendment to be heard at their April 10th meeting. The Planning Commission will consider this matter tentatively at their April 3rd meeting.

Attachments:

1. Text Amendment Application.
2. Proposed Redlines.



**APPLICATION FOR TEXT AMENDMENT
CITY OF MOUNT HOLLY, NORTH CAROLINA**

Date Filed: **3-14-23**. Application Number: **TA-23-2**

I, the undersigned, do hereby respectfully make a formal application for your review of my request concerning the text amendment described below:

1. The amendment is found in the City of Mount Holly Zoning Ordinance relating to: **amend Section 8.1-D (Off Street Parking and Loading) of the City's Zoning Ordinance to update the parking standards for Medical, dental and similar offices-as detailed in the table listing parking requirements for office and institutional uses.**
2. The following statement best describes what you would like the text amendment to reflect: **This proposed amendment would amend Section 8.1-D (Off Street Parking and Loading) of the City's Zoning Ordinance to update the parking standards for Medical, dental and similar offices-as detailed in the table listing parking requirements for office and institutional uses.**

The current standard found in the ordinance requires seven parking spaces for every practitioner practicing at a location. During plan review this current standard presents confusion for both developers and staff, as the number of doctors practicing at a medical establishment might increase or decrease during the course of a business operating and is quite often not definitively known at the time of plan review. Staff feels that relating the parking standards to the size of the building is a more logical association-as the overall size of the building would dictate how many patients and staff the use/and the related parking could support. Staff recommends updating this standard from seven parking spaces per practitioner to one space per 200 sq. ft. of heated floor space.

3. Name: **Paul Lowe, Assistant Planning Director.**

Address: **400 E Central Avenue Mount Holly, NC 28120.**

704-951-3014

Phone Number

Paul Lowe

Signature of Applicant

INSTRUCTIONS: Applications must be TYPED or LEGIBLE and filed with the City of Mount Holly Planning and Zoning Department, together with the application fee in the amount of **\$250.00** (See Fee Schedule) at least 30 days prior to the Planning Commission meeting for initial consideration.

(D) *Office and institutional parking requirements.*

Classification	Off-Street Parking Requirements
Auditoriums, stadiums, assembly halls and gymnasiums located on a high school, college or university campus	1 space per 12 fixed seats and 1 space per 12 movable seats in largest assembly room
Bed and breakfast inn	1 space per unit
Child care and kindergarten, 6 or more children	1 space per teacher or staff, plus stacking for 4 cars for drop-off and pickup or stacking for 1 car per 10 children, whichever is greater
Child care and kindergarten, less than 6 children	1 space per teacher or staff, plus space for 1 car drop-off and pickup
Churches	1 space per 4 seats in the largest assembly room
Dormitories	1 space per 4 beds
Elementary and junior high schools	5 spaces, plus 1 space per teacher or staff
Fraternity, sorority houses	1 space per 2 beds
Funeral homes	1 space per 4 seats in the main chapel
General offices	1 space per 200 square feet of net rentable area (net rentable area shall be considered to be 80% of gross floor area unless otherwise shown by applicant)
Hospital, nursing and convalescent homes	1 space per 2 beds, plus 1 space per staff doctor
Library, museum and art galleries	1 space per 300 square feet of gross floor area
Medical, dental and similar offices	7 spaces per doctor or practitioner 1 space per 200 sq. ft. of heated square feet
Nursing, convalescent homes designed and used primarily for the elderly	1 space per 3 beds, plus 1 space per staff doctor
Orphanage, juvenile homes	1 space per 2 beds
Senior high schools, trade and vocational schools, colleges and universities	7 spaces per classroom



City of Mount Holly Action Agenda Item

To: City Council
From: Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Call for a public hearing to amend Section 8.2 (Parking Lot Improvement, Design and Location Requirements) to add a new section to the City's Zoning Ordinance to add requirements which would specify the minimum number of required accessible parking spaces.

Will this require a public hearing? ☒ YES ☐ NO

Background/Purpose of Request: This proposed text amendment was submitted by Planning staff to add a section to Section 8.2 (Parking Lot Improvement, Design and Location Requirements), which will be 8.2-E- Handicapped Accessible Parking, which will add information regarding the needed number of required accessible parking spaces per development.

This information is currently not found in our Zoning Ordinance, but is outlined in the State's building code. This information is important to have included in the City's ordinance as staff frequently reviews plans for new construction and upfits, and we as staff need to ensure that State law is being followed and our residents are being provided with needed/required accessible parking spots. This text amendment aims to ensure that standards can be met by developers in regards to accessible parking. If this measure is not approved, staff will have to rely on the County to ensure that these standards are being met. It is the opinion of staff, that we should be proactive to ensure that required accessible parking is being provided and developers are being offered clear direction in regards to City/State standards.

If this call is approved, the Planning Commission will review this matter at their April 3rd meeting, and the City Council will hear this case at your April 10th meeting.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☒ NO	☐ N/A

Manager/Staff Recommendation:

Staff recommends that the City Council call for a public hearing to consider the proposed text amendment to be heard at their April 10th meeting. The Planning Commission will consider this matter tentatively at their April 3rd meeting.

Attachments:

1. Text Amendment Application.
2. Proposed Redlines.



**APPLICATION FOR TEXT AMENDMENT
CITY OF MOUNT HOLLY, NORTH CAROLINA**

Date Filed: 3-14-23. Application Number: TA-23-3

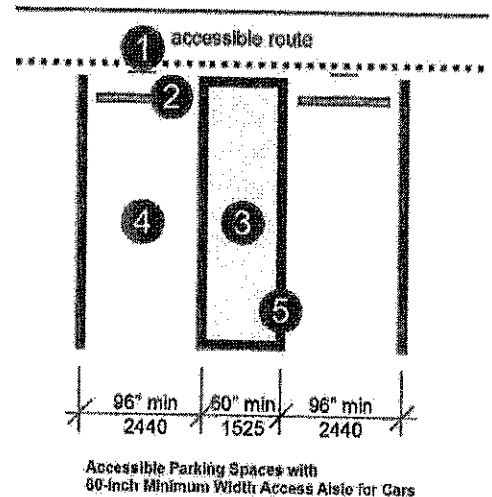
I, the undersigned, do hereby respectfully make a formal application for your review of my request concerning the text amendment described below:

1. The amendment is found in the City of Mount Holly Zoning Ordinance relating to: **amend Section 8.2 (Parking Lot Improvement, Design and Location Requirements) to add a new section to the City's Zoning Ordinance to add requirements which would specify the minimum number of required accessible parking spaces.**
2. The following statement best describes what you would like the text amendment to reflect: **This proposed amendment would amend Section 8.2 (Parking Lot Improvement, Design and Location Requirements) to add a new section to the City's Zoning Ordinance to add requirements which would specify the minimum number of required accessible parking spaces. Currently these standards are not provided in the City's Zoning Ordinance, but are laid out in the State's Building Code.**

Staff proposes the following updates, which will constitute Section 8.2 E of the City's Zoning Ordinance and would add information regarding handicapped accessible parking to the City's Zoning Ordinance.

HANDICAPPED ACCESSIBLE PARKING

1. A handicapped accessible parking space can be reduced to an eight-foot width as long as the space is adjacent to a minimum five-foot access aisle marked and constructed to ADA standards. Otherwise, the parking space shall be sized as a standard parking space.
2. All off-street handicapped accessible parking spaces shall be located in the closest parking area to a public entrance to the building but no more than two hundred fifty (250) feet from such entrance.
3. All off-street handicapped accessible parking spaces shall be designated by a sign or other means as specified by North Carolina Building Code and any other state requirements.



4. The minimum number of spaces shall be provided according to the following table:

TABLE 8.2-F-1: HANDICAPPED ACCESSIBLE PARKING	
Parking Spaces Provided	Minimum Handicapped Spaces Required
1-25	1
26-50	2
51-75	3
76-100	4
101-150	5
151-200	6
201-300	7
301-400	8
401-500	9
501-1,000	2% of spaces provided
>1,001	20 spaces, plus one for every 100 spaces

3. Name: **Paul Lowe, Assistant Planning Director.**

Address: **400 E Central Avenue Mount Holly, NC 28120.**

704-951-3014

Phone Number

Paul Lowe

Signature of Applicant

INSTRUCTIONS: Applications must be TYPED or LEGIBLE and filed with the City of Mount Holly Planning and Zoning Department, together with the application fee in the amount of **\$250.00** (See Fee Schedule) at least 30 days prior to the Planning Commission meeting for initial consideration.

8.2 PARKING LOT IMPROVEMENT, DESIGN AND LOCATION REQUIREMENTS.

(A) All off-street parking lots including exits, entrances, drives and parking areas shall:

- (1) Be designed to allow for traffic movement in accordance with the geometric design principles;
- (2) Have physical access to a public street;
- (3) Be so designed that all access to public street is by forward motion;
- (4) Be graded, properly drained, stabilized and maintained to prevent dust and erosion; and
- (5) Be continuously provided and maintained as long as the use which they serve exists.

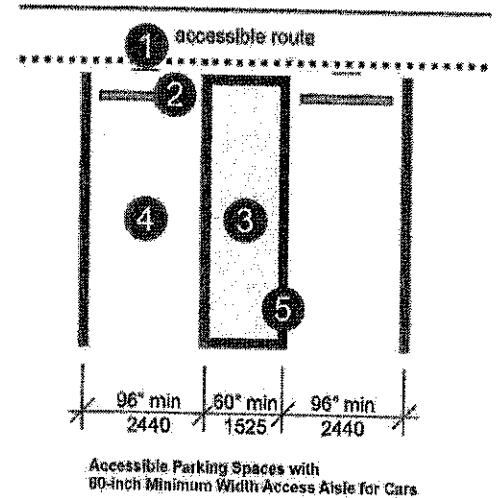
(B) No parking lot designed or providing for more than six cars shall be located in the required front yard within the R-20, R-12 or R-10 Residential Districts.

(C) Within the O&I Office District, parking lots may be located in the front yard but lots of six or more cars shall not be located within ten feet of any public right-of-way line.

(D) When a parking lot with space for more than three cars adjoins any plot zoned for residential purposes, a screening device as defined in Ch. 10 shall be provided to protect residences from light, glare, noise and fumes.

(E) HANDICAPPED ACCESSIBLE PARKING

1. A handicapped accessible parking space can be reduced to an eight-foot width as long as the space is adjacent to a minimum five-foot access aisle marked and constructed to ADA standards. Otherwise, the parking space shall be sized as a standard parking space.
2. All off-street handicapped accessible parking spaces shall be located in the closest parking area to a public entrance to the building but no more than two hundred fifty (250) feet from such entrance.
3. All off-street handicapped accessible parking spaces shall be designated by a sign or other means as specified by North Carolina Building Code and any other state requirements.
4. The minimum number of spaces shall be provided according to the following table:



Parking Spaces Provided	Minimum Handicapped Spaces Required
1-25	1
26-50	2
51-75	3
76-100	4
101-150	5
151-200	6
201-300	7
301-400	8
401-500	9
501-1,000	2% of spaces provided
>1,001	20 spaces, plus one for every 100 spaces



City of Mount Holly Action Agenda Item

To: City Council
From: Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Call for a public hearing to amend Section 10.4 (Landscaping Materials) of the City's Zoning Ordinance to add a new section to the landscaping requirements which would specify the required species of shrubs that will be required.

Will this require a public hearing? ☒ YES ☐ NO

Background/Purpose of Request: This proposed text amendment was submitted by Planning staff to add a section (10.4-D) to the Landscaping Section of the Zoning Ordinance to add a section identifying which shrubs would be required-in association with required planting yards.

This text amendment would correct an oversight as shrubs are required as mandatory components of planting/buffer yards, but there is no section specifying what if any shrubs species are required by the City. There are already sections for small, medium, and large maturing trees, but not for shrubs.

This amendment would assist staff while reviewing plans and when providing information to customers.

If this call is approved, the Planning Commission will review this matter at their April 3rd meeting, and the City Council will hear this case at your April 10th meeting.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☒ NO	☐ N/A

Manager/Staff Recommendation:

Staff recommends that the City Council call for a public hearing to consider the proposed text amendment to be heard at their April 10th meeting. The Planning Commission will consider this matter tentatively at their April 3rd meeting.

Attachments:

1. Text Amendment Application.
2. Proposed Redlines.



APPLICATION FOR TEXT AMENDMENT
CITY OF MOUNT HOLLY, NORTH CAROLINA

Date Filed: **3-14-23**. Application Number: **TA-23-5**

I, the undersigned, do hereby respectfully make a formal application for your review of my request concerning the text amendment described below:

1. The amendment is found in the City of Mount Holly Zoning Ordinance relating to: **amend Section 10.4- (Landscaping Materials) of the City's Zoning Ordinance to add a new section to the landscaping requirements which would specify the required species of shrubs that will be required.**
2. The following statement best describes what you would like the text amendment to reflect: **This proposed amendment would amend Section 10.4 (Landscaping Materials). The proposed text amendment would correct an oversight as shrubs are required as mandatory components of planting/buffer yards, but there is no section specifying what if any shrubs species are required by the City. There are already sections for small, medium, and large maturing trees, but not for shrubs.**

Staff seeks for the following listing of Shrubs to be listed in the Zoning Ordinance, 10.4-D Shrubs

(D) Shrubs

- | | |
|-------------------------------------|-------------------------------|
| (1) AESCULUS PARVIFLORA | (15) EXOCHORDA RACEMOSA |
| BOTTLEBUSH BUCKEYE | PEARLBUSH |
| (2) ARONIA ARBUTIFOLIA | (16) FORSYTHIS INTERMEDIA |
| RED CHOKEBERRY | BORDER FORSYTHIA |
| (3)* BERBERIS JULIANAE | (17) HYDRANGEA SPECIES |
| WINTERGREEN BARBERRY | HYDRANGEA |
| (4)* BUDDLEIA DAVIDII | (18) HYPERICUM FRONDOSUM |
| BUTTERFLY BUSH | ST. JOHNS WORT |
| (5) CALLICARPA | (19) ILICIIUM PARVIFLORUM |
| BEAUTYBERRY | SMALL ANISE TREE |
| (6) * CALYCANTHUS FLORIDUS | (20) * ILEX CRENATA CULTIVARS |
| SWEETSHRUB | JAPANESE HOLLY |
| (7) * CAMELLIA JAPONICA SASANQUA | (21)* ILEX GLABRA |
| CAMELLIA | INKBERRY HOLLY |
| (8)* CARYOPTORIS SPECIES | (22) * ILEX VOMITORIA |
| BLUEBEARD | YAUPON HOLLY |
| (9) CHAMAECYPARIS PISIFERA CULTIVAR | (23) * ILEX VERTICILLATA |
| JAPANESE FALSE CYPRESS | WINTERBERRY HOLLY |
| (10) CLETHRA ALNIFOLIA | (24) ITEA VIRGINICA |
| SUMMERSWEET CLETHRA | VIRGINIA SWEETSPIRE |
| (11) * CORNUS SERICEA | (25) LESPEDEZA THUMBURGHII |
| RED OSIER DOGWOOD | SHRUB LESPEDEZA |
| (12) CYRILL RACIMIFLORA | (26) LOROPETALUM |
| LEATHERWOOD | CHINESE LORPETALUM |
| (13)* CYTISRUS SCOPARIUS | (27) * JUNIPERUS CULTIVARS |
| SCOTCH BROOM | JUNIPER |
| (14) DEUTZIA GUCILLIS | (28) MAHONIA BEALEL |
| SMOOTH DEUTZA | LEATHERLEAF MAHONIA |

(29) * MYRICA CERIFERA
WAX MYRTLE
(30) * NANDINA-FIREPOWER
DWARF VARIETIES ONLY
(31) * OSMANTHUS FORTUNEL
"ZABEL" SKIP LAUREL
(32) * OSMANTHUS SPECIES
FRAGRANT TEA OLIVER
(33) PHILADELPHUS SPECIES
MOCK ORANGE
(34) PIERIS JAPONICA
JAPANESE ANDROMEDIA
(35) * PRUNUS LAUROCERACUS
"ZABEL" "ZABEB" SKIP LAUREL

(36) * PSEUDOCYDONIA SINENSIS
QUINCE
(37) * PYACANTHA SPECIES
FIRETHORN
(38) * ROSMARINUS OFFICINALIS
ROSEMARY
(39)* RHODODENDRON SPECIES
RHODODENDRON & AZALEA
(40) * SACOCOCCA HOOKAVANA
SWEET BOX
(41) * SPIEA SPECIES
SPIREA
(42) * VIBURNUM SPECIES
VIBURNUM

Notes: * Indicated desired species.

3. Name: **Paul Lowe, Assistant Planning Director.**

Address: **400 E Central Avenue Mount Holly, NC 28120.**

704-951-3014

Phone Number

Paul Lowe

Signature of Applicant

INSTRUCTIONS: Applications must be TYPED or LEGIBLE and filed with the City of Mount Holly Planning and Zoning Department, together with the application fee in the amount of **\$250.00** (See Fee Schedule) at least 30 days prior to the Planning Commission meeting for initial consideration.

10.4-D SHRUBS (NEW SECTION)

(D) Shrubs

- | | |
|----------------------------|-------------------------------|
| (1) AESCULUS PARVIFLORA | SCOTCH BROOM |
| BOTTLEBUSH BUCKEYE | (14) DEUTZIA GUCILLIS |
| (2) ARONIA ARBUTIFOLIA | SMOOTH DEUTZA |
| RED CHOKEBERRY | (15) EXOCHORDA RACEMOSA |
| (3)* BERBERIS JULIANAE | PEARLBUSH |
| WINTERGREEN BARBERRY | (16) FORSYTHIS INTERMEDIA |
| (4)* BUDDLEIA DAVIDII | BORDER FORSYTHIA |
| BUTTERFLY BUSH | (17) HYDRANGEA SPECIES |
| (5) CALLICARPA | HYDRANGEA |
| BEAUTYBERRY | (18) HYPERICUM FRONDOSUM |
| (6) * CALYCANTHUS FLORIDUS | ST. JOHNS WORT |
| SWEETSHRUB | (19) ILICHIUM PARVIFLORUM |
| (7) * CAMELLIA JAPONICA | SMALL ANISE TREE |
| SASANQUA | (20) * ILEX CRENATA CULTIVARS |
| CAMELLIA | JAPANESE HOLLY |
| (8)* CARYOPTORIS SPECIES | (21)* ILEX GLABRA |
| BLUEBEARD | INKBERRY HOLLY |
| (9) CHAMAECYPARIS PISIFERA | (22) * ILEX VOMITORIA |
| CULTIVAR | YAUPON HOLLY |
| JAPANESE FALSE CYPRESS | (23) * ILEX VERTICILLATA |
| (10) CLETHRA ALNIFOLIA | WINTERBERRY HOLLY |
| SUMMERSWEET CLETHRA | (24) ITEA VIRGINICA |
| (11) *CORNUS SERICEA | VIRGINIA SWEETSPIRE |
| RED OSIER DOGWOOD | (25) LESPEDeza THUMBURGII |
| (12) CYRILL RACIMIFLORA | SHRUB LESPEDeza |
| LEATHERWOOD | (26) LOROPETALUM |
| (13)* CYTISRUS SCOPARIUS | |

CHINESE LORPETALUM

(27) * JUNIPERUS CULTIVARS

JUNIPER

(28) MAHONIA BEALEL

LEATHERLEAF MAHONIA

(29) * MYRICA CERIFERA

WAX MYRTLE

(30) * NANDINA-FIREPOWER

DWARF VARIETIES ONLY

(31) * OSMANTHUS FORTUNEL

“ZABEL” SKIP LAUREL

(32) * OSMANTHUS SPECIES

FRAGRANT TEA OLIVER

(33) PHILADELPHUS SPECIES

MOCK ORANGE

(34) PIERIS JAPONICA

JAPANESE ANDROMEDIA

(35) * PRUNUS LAUROCERACUS

“ZABEL” “ZABEB” SKIP LAUREL

(36) * PSEUDOCYDONIA SINENSIS

QUINCE

(37) * PYACANTHA SPECIES

FIRETHORN

(38) * ROSMARINUS OFFICINALIS

ROSEMARY

(39)* RHODODENDRON SPECIES

RHODODENDRON & AZALEA

(40) * SACOCOCCA HOOKAVANA

SWEEET BOX

(41) * SPIEA SPECIES

SPIREA

(42) * VIBURNUM SPECIES

VIBURNUM

Notes: * Indicated desired species.



City of Mount Holly Action Agenda Item

To: City Council
From: Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Call for a public hearing to amend Section 3.11-B (Accessory Buildings and Structures) to limit the size of accessory structures to 600 sq. ft. that can be allowed within five feet from a side or rear property line. Larger accessory structures would be required to meet district minimums.

Will this require a public hearing? ☒ YES ☐ NO

Background/Purpose of Request: This proposed text amendment was submitted by Planning staff to regulate the size of accessory buildings. Currently the Zoning Ordinance specifies that an accessory building needs to be smaller than the principal structure, which can be located five feet off a side or rear property line. Staff has not received any complaints about this issue, but it possible under the City's current ordinance for very large accessory structures to be placed quite close to property lines. For example, if one has a 2,000 sq. ft. home, then a 1,999 sq. ft. accessory structure could be permitted five feet from a neighboring property line. Staff feels that standards should be developed to prevent this event in the future.

Under this text amendment, accessory structures of 600 sq. ft. or less could be located five feet from a side or rear property line, if the structure is outside any platted or deeded easements and is behind the front building line of the principal structure. Accessory structures greater than 600 sq. ft.-would be required to meet district minimums of the zoning district in which the property is located.

If this call is approved, the Planning Commission will review this matter at their April 3rd meeting, and the City Council will hear this case at your April 10th meeting.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A

Total City Dollars:

\$

Budget Code

Reviewed by City Attorney	☐ YES	☒ NO	☐ N/A
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Manager/Staff Recommendation:

Staff recommends that the City Council call for a public hearing to consider the proposed text amendment to be heard at their April 10th meeting. The Planning Commission will consider this matter tentatively at their April 3rd meeting.

Attachments:

1. Text Amendment Application.
2. Proposed Redlines.



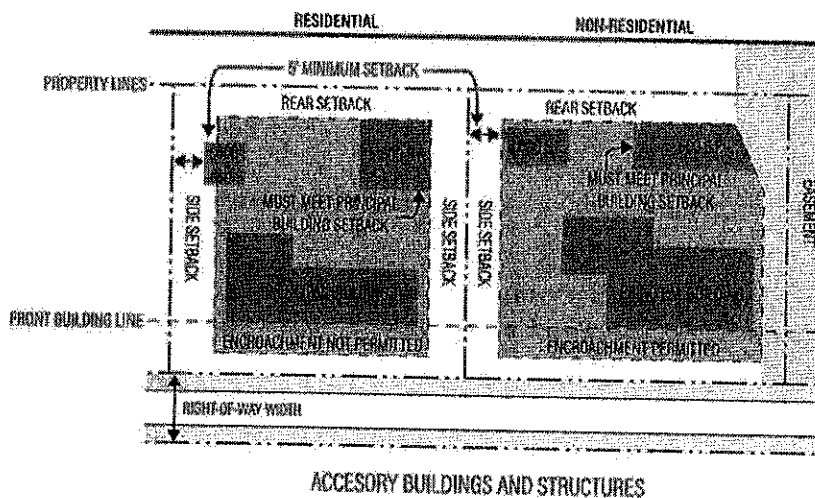
APPLICATION FOR TEXT AMENDMENT
CITY OF MOUNT HOLLY, NORTH CAROLINA

Date Filed: **3-14-23**. Application Number: **TA-23-4**

I, the undersigned, do hereby respectfully make a formal application for your review of my request concerning the text amendment described below:

1. The amendment is found in the City of Mount Holly Zoning Ordinance relating to: **amend Section 3.11-B (Accessory Buildings and Structures) to limit the size of accessory structures to 600 sq. ft. that can be allowed within five feet from a side or rear property line. Larger accessory structures would be required to meet district minimums.**
2. The following statement best describes what you would like the text amendment to reflect: **This proposed amendment would amend Section 3.11-B (Accessory Buildings and Structures). The proposed new text & a diagram are provided below.**

Accessory buildings shall be located in the rear or in the side yard, if the proposed accessory structure is located behind the front building line of the home. Accessory buildings of 600 sq. ft. or less can be erected within five feet of any side or rear property line. Accessory buildings greater than 600 sq. ft. must meet the underlining setback standards of the zoning district in which the property is located. Accessory buildings shall not be located within platted or deeded utility or access easements or within five feet of a principal structure. The placement of an accessory building on a property within the City requires the application and issuance of a City zoning permit, and possibly, the application and issuance of a building permit through the Gaston County Building Inspections Department.



3. Name: **Paul Lowe, Assistant Planning Director.**

Address: **400 E Central Avenue Mount Holly, NC 28120.**

704-951-3014

Phone Number

Paul Lowe

Signature of Applicant

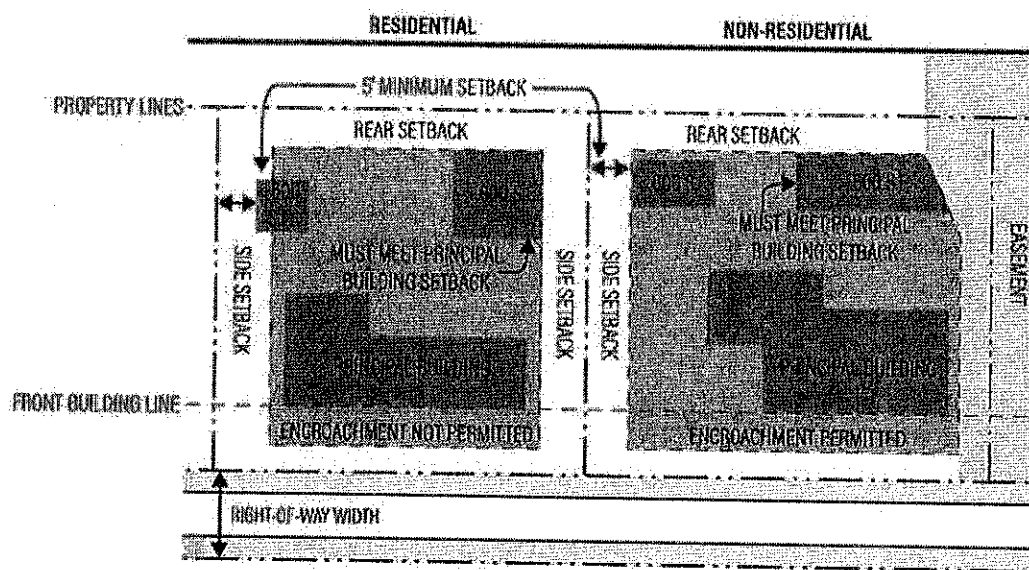
INSTRUCTIONS: Applications must be TYPED or LEGIBLE and filed with the City of Mount Holly Planning and Zoning Department, together with the application fee in the amount of **\$250.00** (See Fee Schedule) at least 30 days prior to the Planning Commission meeting for initial consideration.

3.11 ACCESSORY BUILDINGS AND STRUCTURES.

Accessory buildings and structures shall be exempt from setback and yard requirements provided they are located in accordance with the following requirements. (See Appendix Illustration A-2.)

(A) Accessory buildings and structures shall not be erected in any required front or side yard or any required street side setback on a corner lot.

(B) ~~Accessory buildings or structures may be located in the rear yard and the portion of the side yard that is not the required setback but in no case shall an accessory building or structure be erected within five feet of the property line not a street line or within five feet of any principal building.~~ Accessory buildings shall be located in the rear or in the side yard, if the proposed accessory structure is located behind the front building line of the home. Accessory buildings of 600 sq. ft. or less can be erected within five feet of any side or rear property line. Accessory buildings greater than 600 sq. ft. must meet the underlining setback standards of the zoning district, in which the property is located. Accessory buildings shall not be located within platted or deeded utility or access easements or within five feet of a principal structure. The placement of an accessory building on a property, located within the city limits, first requires the application and issuance of a zoning compliance permit, through the City of Mount Holly Planning Department, and possibly, the application and issuance of a building permit through the Gaston County Building Inspections Department.



ACCESSORY BUILDINGS AND STRUCTURES



City of Mount Holly Action Agenda Item

To: Mayor and City Council
From: Elizabeth Bell, Project Manager

Date: March 21, 2023
Meeting Date: March 27, 2023

Agenda Item to be considered:

Consideration and Approval of Stewart Cooper Newell Architects to perform the complete design upgrade for the 911 Communication Center.

Will this require a public hearing?

☐ YES

☐ NO

Background/Purpose of Request:

On Tuesday, February 21, 2023 the City of Mount Holly advertised the 911 Communication Center Upgrade Request for Qualifications with a submittal date of March 14, 2023. A total of two firms submitted qualifications, those being Stewart Cooper Newell Architects and Creech and Associates. The packets were distributed for review to Brian Reagan and Bryan Kale of the Police Department, as well as Brian Dupont. The two firms were very comparable in experience so the group discussed how Stewart Cooper Newell Architects are ready to start immediately, while Creech and associates are currently working on a large project for the City and had less capacity to take on new projects. This project is time sensitive being that the new 911 consoles are being covered by a grant with time restrictions, which further led us to select Stewart Cooper Newell Architects. Based on qualifications, project capacity and references Stewart Cooper Newell Architects is the recommended firm by the involved parties. The next step is to develop a scope and enter into the contract negotiation process with the selected firm.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☐ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☐ N/A
Preaudit Certification required	☐ YES	☐ NO	☐ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☐ N/A
Budget Transfer required	☐ YES	☐ NO	☐ N/A
Reviewed by City Attorney	☐ YES	☐ NO	☐ N/A

Manager/Staff Recommendation: Approval to enter into contract negotiations for the 911 Communication Center Upgrade with Stewart Cooper Newell Architects.

Result of City Council Decision: _____

Attachments:



City of Mount Holly Action Agenda Item

To: Mayor and City Council
From: Jonathan Wilson, Utilities Director

Date: March 22, 2023
Meeting Date: March 27, 2023

Agenda Item to be considered:

Approval of Staging Site Agreement between the City of Mount Holly and Duke Energy.

Will this require a public hearing? ☐ YES ☒ NO

Background/Purpose of Request:

The Utilities Department has been approached by Duke Energy regarding the potential to place half of a job site trailer on the City of Mount Holly's property, Gaston County Parcel ID # 214122. This will be temporary and is anticipated to last until June 2025 or until the project is complete.

The project that Duke Energy will be undertaking is a Hydro Project at the Mountain Island Hydro Station. This project is separate from the ESSI project that has been previously discussed with Duke Energy that has resulted in the temporary closure of the Mountain Island Park.

The area in which the job site trailer will be located is on the southern property line of the Mount Holly parcel and approximately 100 yards outside of the fence that surrounds the Mount Holly water intake on Mountain Island Lake. The Utilities Department does not see any issues in moving forward with this agreement between the City and Duke Energy nor do we see any concerns related to our water intake.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☐ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☐ N/A
Preaudit Certification required	☐ YES	☐ NO	☐ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☐ N/A
Budget Transfer required	☐ YES	☐ NO	☐ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☐ NO	☐ N/A

Manager/Staff Recommendation: Staff recommends that the City of Mount Holly approve the Staging Site Agreement between the City of Mount Holly and Duke Energy for the placement of a job site trailer on the City of Mount Holly property during the Hydro Project at Mountain Island Hydro Station.

Result of City Council Decision: _____

Attachments:

1. **Staging Site Agreement**
2. **GIS Map**
3. **Survey of properties showing job site trailer**

STAGING SITE AGREEMENT

This Staging Site Agreement (hereinafter referred to as the "Agreement") is made and entered into as of the 27th day of March, 2023 (the "Effective Date") by and between Duke Energy Carolinas, LLC, (hereinafter referred to as "Duke Energy") with its corporate office in Charlotte North Carolina and the City of Mount Holly, North Carolina (hereinafter referred to as the "Owner") with its principal address being 400 East Central Avenue Mount Holly, NC 28120. Duke Energy and Owner shall individually be referred to as the "Party" and collectively as the "Parties."

WITNESSETH:

WHEREAS, Owner owns or controls a certain tract of land in Gaston County, North Carolina (as set forth in the attached Exhibit A which is incorporated herein by its reference and hereinafter referred to as the "Property"); suitable for use as a temporary staging area for Duke Energy to temporarily install construction trailers for a multiyear Hydro Project at Mountain Island Hydro Station; and

WHEREAS, Duke Energy desires to utilize the Property as a temporary staging area and/or base camp (the "Use"); and

WHEREAS, Owner agrees to grant Duke Energy access to the Property for such Use.

NOW THEREFORE, for and in consideration of the mutual promises made herein, the Parties agree as follows:

SECTION 1. SCOPE OF AGREEMENT

- A. Owner shall allow Duke Energy to utilize the Property for its temporary Use.
- B. Owner hereby grants Duke Energy a license to enter the Property for its Use.

SECTION 2. TERM AND TERMINATION

The term of this Agreement shall commence on the Effective Date and shall continue until June 27, 2025 (the "Termination Date"). Notwithstanding anything set forth herein, either Party may terminate this Agreement prior to the Termination Date, by providing the other Party with at least ninety (90) days prior written notice.

SECTION 3. INDEMNIFICATION

To the extent of Duke Energy's negligence from or arising out of the Use or occupation of the Property by Duke Energy or any of Duke Energy's employees or agents (and to the maximum extent permitted by applicable law), Duke Energy hereby agrees to indemnify and hold harmless Owner from any liabilities, damages, losses, or expenses for injury to or death of any person, and for damage to or destruction of the Property. This indemnification shall survive termination or expiration of the Agreement for a period of three years from termination of the Agreement. Upon termination or expiration of this Agreement together with the indemnification survival period, neither Party shall have any responsibility or liability to the other Party.

SECTION 4. LIMITATION OF LIABILITY

In no event shall Duke Energy, its parent corporation, officers, directors, employees, agents, and contractors or subcontractors be liable to Owner for any incidental, indirect, special, consequential, exemplary, punitive or multiple damages resulting from any claim or cause of action, whether brought in contract, tort (including, but not limited to, negligence or strict liability), or any other legal theory arising out of Duke Energy's Use of the Property.

SECTION 5. GOVERNING LAW & VENUE

This Agreement and the rights and obligations of the Parties to this Agreement shall be governed by and construed in accordance with the laws of the State of North Carolina. The Parties hereby relinquish and voluntarily and knowingly waive their right to a trial by jury in any cause of action brought hereunder.

SECTION 6. ENTIRE AGREEMENT

This Agreement contains the entire understanding between the Parties with respect to the subject matter hereof and supersedes any prior or contemporaneous agreement or understanding between the Parties.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first above written.

DUKE ENERGY CAROLINAS, LLC

By: David F. Cranford, Digitally signed by David
Title: PE, PMP, F. Cranford, PE, PMP
Date: 2023.03.22 11:32:18
Date: -04'00'

OWNER

By: _____

Date: _____

Mount Holly City Limits

City of Gastonia Water Intake

City of Mount Holly Water Intake

Fence

Job Site Trailer

Mount Holly Property

Duke Energy Property



CITY OF MOUNT HOLLY
MOUNT HOLLY CITY COUNCIL MEETING
MONDAY, March 13, 2023
COUNCIL CHAMBERS
7:00 PM

Call to Order

Mayor Hough called the meeting to order at 7:00 pm. The following were present:

Mayor Bryan Hough	Miles Braswell, City Manager
Mayor Pro Tem Phyllis Harris	Brian DuPont, Assistant City Manager
Councilman Ivory Craig	Brian Reagan, Police Chief
Councilman Jeff Meadows	Ryan Baker, Fire Chief
Councilman David Moore	Greg Beal, Planning Director
Councilwoman Christina Pawlish	Tony Walker, Streets and Solid Waste Director
Councilwoman Lauren Shoemaker	Jonathan Wilson, Director of Utilities
Marie M. Anders, City Attorney	Mark Jusko, Recreation Supervisor
Kemp Michael, Assistant City Attorney	Michelle Wood, Finance Director

Invocation

Councilman David Moore led the Council, staff and attendees in prayer.

Pledge of Allegiance

Boy Scout Troop 59 led the Council, staff and attendees in the Pledge of Allegiance.

Set the Agenda

With no changes to the agenda, Councilwoman Pawlish made a motion to approve the agenda as presented. Councilwoman Shoemaker seconded the motion. All council members present voted in favor. (Motion Carried)

Consent Agenda

1. Approval of Budget Amendments
 - ARPA Grant Project Ordinance
 - 410 East Central Avenue-Tenant Improvement Upfit
 - Public Works Capital Project Close Out
2. Approval of ARPA policies
3. Approval of the Audit Contract
4. Approval of the SAFER Grant Application for the hiring of Firefighters
5. Call for a public hearing for review and recommendation to City Council, to consider an application, submitted by Barbara Brown, to rezone a 1.69-acre tract of land at 1010 South Main Street, Tax Parcel #182051 and Tax Parcel #182049 from R-12 Single Family to B-2 Neighborhood Business

CITY OF MOUNT HOLLY
MOUNT HOLLY CITY COUNCIL MEETING
MONDAY, March 13, 2023
COUNCIL CHAMBERS
7:00 PM

6. Approval of a Resolution to Adopt the Cleveland Gaston Lincoln Regional Hazard Mitigation Plan
7. Approval of exemption from the requirements of the Mini-Brooks Act for engineering services regarding I&I Study for the wastewater collection system
8. Appointment of Wanda Campbell to replace Dottie Scher on the Public Arts Advisory Commission as Arts on the Greenway's representative
9. Approval of a deed of conveyance to the City of Charlotte of a portion of city owned property located at 165 Broome St. (PID 124524) and access and utility easement for Charlotte Water pump station and force mains
10. Resolution of Support for Community Project Funding Application to the Office of Congressman Jeff Jackson to consider the Riverbend Water Storage Tank for State and Tribal Assistance Grant for FY 2024
11. Approval of February 13, 2023 Council Meeting Minutes
12. Approval of March 3, 2023 Council Retreat Minutes

Councilwoman Shoemaker made a motion to approve the consent agenda. Councilman Craig seconded the motion. All council members present voted in favor.

(Motion Carried)

Presentations

1. Promotional swearing in for Sergeant Jason Barnes, Corporal Delton Williams, and Corporal Devin Wright
Mayor Bryan Hough

Sergeant Barnes is recognized by Deputy Chief David Sisk and is sworn in by Mayor Hough. Corporal Wright is recognized by Deputy Chief David Sisk is sworn in by Mayor Hough. Corporal Delton Williams is recognized by Deputy Chief David Sisk and is sworn in by Mayor Hough.

2. Presentation on grant application by Arts on the Greenway *Wanda Campbell*
Wanda Campbell presented information regarding a \$75,000 grant that Arts on the Greenway intends to apply for to upfit the interior of the building for improved lighting, flooring and sheetrock. Ms. Campbell recognized the grant committee for their work. Mayor Hough asked council if they had any questions. Council had no questions at this time.

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3. Presentation of the City of Mount Holly bidding for the 2024 Dixie Youth Baseball State Tournament

Matt Watts

Matt Watts, City of Mount Holly Athletic Coordinator, presented information regarding the City of Mount Holly hosting the 2024 Dixie Youth Baseball State tournament. Mr. Watts stated that we are looking to partnership with the Mount Holly Athletic Association (MHAA). Mr. Watts gave information on the state tournament. Mr. Watts stated that they are looking to host the majors division that will be held in the 2nd or 3rd week of July. Mr. Watts stated that this information was presented to the Parks and Recreation Commission at their February 28, 2023 meeting with the Parks and Recreation Commission unanimously supporting the moving forward with the bid application. Mr. Watts stated that the bids are due by June 1st, 2023. Mayor Pro Tem Harris stated that she is excited for this.

Mayor Pro Tem Harris made a motion to approve the bidding for the 2024 Dixie Youth Baseball State Tournament. Councilwoman Shoemaker seconded the motion. All council members present voted in favor. (Motion Passes)

Public Hearing

1. Public hearing for review and recommendation to City Council, to consider application, submitted by Finial Construction, for a proposed rezoning for a 12.59-acre tract, Parcel ID# 179662, located off of Hwy 27 and Craig Street, from Conditional District Single Family, approved on July 20, 2020 to Conditional District Single Family

Brandon Livingston

Brandon Livingston presented information regarding an application by Finial Construction for a proposed rezoning of a 12.59-acre tract, Parcel ID# 179662, from Conditional District Single Family, approved on July 20, 2020, to Conditional District Single Family. Mr. Livingston stated that this property was rezoned and annexed in the City in July of 2020 with the annexation agreement recorded on September 10, 2020 for a proposed 30 single family home development with zoning conditions. Mr. Livingston stated that the proposed single family home use will remain the same, but the applicant is seeking to reduce the minimum heated square footage of 12 of the homes to 1,701 sq. feet while the remaining 18 homes will be at least 1,950 heated sq. feet. Mr. Livingston stated that the developer is also seeking to remove the two-foot offset for garages throughout the proposed neighborhood. Mr. Livingston stated that in exchange for these updates, the developer will add 6 additional street trees and an entrance monument sign. Mr. Livingston stated that the following additional conditions were added after a requested meeting with the applicant sparked further conversations concerning the original request: 1. A maximum

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of 12 lots shall have a minimum of at least 1,701 heated sq. feet while the remaining 18 lots will be a minimum of 1,950 heated sq. feet. 2. Garage 2 foot offset as measured from the front edge of the porch. 3. All garages shall have windows and carriage door treatments 4. The 8-foot-wide trail will have asphalt and/or concrete surface. Mr. Livingston stated that though staff currently supports the application with the enhanced standards, staff was originally recommending the denial of this request. Mr. Livingston stated that staff feels these new enhanced standards offer a fair trade for the conditions that the applicant is looking to lower and that staff is now supportive of the updated request. Mr. Livingston stated that the Planning Commission unanimously voted to recommend the approval of this rezoning during their meeting held on Tuesday, March 7, 2023.

Mayor Hough entertained a motion to go out of the regular meeting and into the public hearing. Councilwoman Pawlish made the motion to go out of the regular meeting and into the public hearing. Councilwoman Shoemaker seconded the motion. All council members present voted in favor. (Motion Passes) Mayor Hough stated that we are now in the public hearing and called Brian Edenfield who is signed up to speak at the public hearing. Mr. Edenfield stated that he did not wish to speak at this public hearing.

Mayor Hough entertained a motion to come out of the public hearing and back into the regular meeting. Councilwoman Shoemaker made a motion to come out of the public hearing and back into the regular meeting. Councilman Meadows seconded the motion. All council members present voted in favor. (Motion passes)

Mayor Hough stated that we are now back in the regular meeting. Councilman Meadows commended staff on holding to the city's standards. Councilman Meadows made a motion to approve the application, submitted by Finial Construction, for a proposed rezoning for a 12.59-acre tract, Parcel ID# 179662, located off of Hwy 27 and Craig Street, from Conditional District Single Family, approved on July 20, 2020 to Conditional District Single Family. Councilwoman Shoemaker seconded the motion. All council members present voted in favor. (Motion Passes)

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1. Public hearing to amend the development agreement for Olde Mecklenburg Brewery
Marie Anders

Mayor Hough stated that the public hearing to amend the development agreement for Olde Mecklenburg Brewery would be continued to the March 27, 2023 Council Work Session meeting.

Public Comment- Three (3) Minute Limit

1. James Latham-448 Augustus, Mount Holly, NC: Mr. Latham stated that he is coming before council to ask about if there have discussions on whether or not the tax rate will be going up. Mr. Latham asked that council "be kind".
2. Ezra Carter-304 Tomberlin Road, Mount Holly, NC: Mr. Carter would like to ask that the City of Mount Holly consider allowing backyard chickens. Mr. Carter stated that Belmont and Charlotte have an ordinance that allows chickens.
3. Samantha Adamson-142 Houston Street, Mount Holly, NC: Ms. Adamson would like to support changing the ordinance to allow laying hens in Mount Holly.
4. Randy Phillips-970 Old Hwy 27 Mount Holly, NC: Mr. Phillips would like to ask the council to consider changing the ordinance to allow laying hens in Mount Holly.
5. Reece Williams-137 Lighthouse, Mount Holly, NC: Ms. Williams is Miss Mount Holly Teen 2023 and spoke to council about her service to the community. Miss Mount Holly also spoke about her tennis shoe drive.

New Business

1. Discussion to extend the water and sewer service to parcel ID#'s 176261, 176294, 176295, 176296, 176297 as outside city limits customers. *Jonathan Wilson*
Jonathan Wilson came before council to discuss the extension of water and sewer service to parcel ID#176261, 176294, 176295, 176296, 176297 as outside city limits customers. Mr. Wilson stated that the Utilities Department had been approached by Billy Rick regarding the extension of water and sewer service to five parcels located off of Horseshoe Lake Road. Mr. Wilson stated that water service is near the project site at the intersection of Canova Drive and Horseshoe Lake Road. Mr. Wilson stated that historically the city has not granted water and sewer service to outside city limits residential development. Mr. Wilson stated that there have been a few exceptions and the most recent being sewer service to a large residential parcel in the rear of Meadowbrook Estates. Mr. Wilson completed his presentation and opened the conversation to council for questions. Councilman Meadows asked Mr. Wilson who would be responsible for covering the costs? Mr. Wilson stated that service extensions would be the responsibility of the applicant. Mayor Hough asked council if there were any other questions or

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concerns for either Mr. Wilson or Mr. Rick? There were no questions or concerns from council. Mayor Hough asked if council would like to take any action or give direction? Councilman Meadows made the motion to extend the water and sewer service to parcel ID#'s 176261, 176294, 176295, 176296, 176297 as outside city limits customers. Councilwoman Pawlish seconded the motion. All council members present voted in favor. (Motion Passes)

2. Consideration and approval of a crosswalk creations application submitted by Arts on the Greenway *Paul Lowe*

Mr. Lowe presented an application submitted by Arts on the Greenway for crosswalk art. Mr. Lowe showed the artwork presented and approved by the Public Arts Advisory Committee (PAAC) at their meeting on February 22, 2023. Mayor Hough asked council if they had any questions. Councilwoman Shoemaker made a motion to approve the crosswalk creations application submitted by Arts on the Greenway. Councilman David Moore seconded the motion. All council members present voted in favor. (Motion Passes)

3. Consideration and approval of a crosswalk creations application submitted by the Farmer's Market *Paul Lowe*

Mr. Lowe presented an application and approval of a crosswalk creations applications submitted by the Farmer's Market. Mr. Lowe stated the Public Arts Advisory Committee (PAAC) approved the application and art work at their February 22, 2023 meeting. Councilman Craig made a motion to approve the crosswalk creations application and artwork submitted by the Farmer's Market. Mayor Pro Tem Harris seconded the motion. All council members present voted in favor. (Motion Passes)

4. Consideration and approval of a resolution supporting the signal box art wrapping project *Paul Lowe*

Mr. Lowe presented the consideration and approval of a resolution supporting the signal box art wrapping project. Mr. Lowe stated that this is another priority project from the Public Arts Advisory Committee (PAAC). The PAAC has identified eight (8) signal boxes to wrap and held an art contest with local schools where winners were chosen. Mr. Lowe showed the artwork that was chosen. Mayor Hough commented on the amazing work and talent by the students that submitted artwork. Mayor Hough asked if there were going to be signal box wrappings in Mount Holly? Mr. Lowe stated that there could be a phase 2 where more signal boxes could be wrapped in downtown Mount Holly. Councilman Meadows made a motion to increase the budget for signal box wrapping not to exceed \$10,000. Councilwoman Shoemaker seconded the motion to increase the budget for signal boxes not to exceed \$10,000. All council members present voted in favor. (Motion Passes)

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Mayor Hough entertained a motion to approve the resolution supporting the signal box art wrapping project as presented. Mayor Pro Tem Harris made a motion to approve the resolution supporting the signal box art wrapping project as presented. Councilman Moore seconded the motion. All council members present voted in favor. (Motion Passes)

Adjourn

With no additional items for discussion, Mayor Hough entertained a motion to adjourn. Councilwoman Pawlish made the motion to adjourn the August 22, 2022 Council Meeting. Mayor Pro Tem Harris seconded the motion. All Council Members present voted in favor.

(Motion Carried)

The meeting adjourned at 7:40 pm.

PUBLIC HEARINGS

MEMORANDUM

TO: Mayor and City Council, City of Mount Holly

FROM: Marie M. Anders, City Attorney

RE: 725 Elm Street- Second Modification to Development Agreement with OMB

DATE: March 20, 2023

On March 31, 2022, the City of Mount Holly sold 725 Elm St. to OMBMH, LLC, which is a related entity to Olde Mecklenburg Brewery, pursuant to an existing "Development Agreement" between the City and OMB Property Holdings LLC ("OMB") for the purpose of economic redevelopment under NCGS 158-7.1. The Development Agreement outlines a timeline with certain milestones for progress on the economic redevelopment project, including a requirement for the developer to close on a construction loan or other financing within 12 months of purchasing the property, which would be March 31, 2023.

At the February 13, 2023, regular meeting, in response to a request from John Marrino, Manager of OMB, the City Council called for a public hearing to take place at the March 13, 2023, regular meeting regarding a modification of the Development Agreement. Mr. Marrino requested a one year extension of the requirement for the developer to close on the construction loan or other financing to within 24 months of purchasing the property, which would be March 31, 2024.

OMB is working with Duke Energy to close on the purchase of property adjacent to 725 Elm St. Once OMB acquires this adjacent property, the additional property will be added to the overall site plan for the project and the location of the building will be impacted. The site plan has to be finalized before OMB can close on a construction loan or other financing. The contract closing date for OMB to acquire this adjacent property is March 31, 2023.

This requested extension is of the time to close on the construction financing only, and if approved would not extend any other timeline in the Development Agreement. OMB would still be required to construct the redevelopment project and receive a certificate of occupancy within 36 months of purchasing the property and hold a grand opening of the proposed brewery restaurant and biergarten within 6 months of issuance of the certificate of occupancy.

The public hearing to take place at the March 13, 2023, Council meeting was advertised in the Gaston Gazette on March 1, 2023. Due to a miscommunication with scheduling, Mr. Marrino was out of the country on March 13, 2023, but respectfully requested an opportunity to appear before Council in person to give an update on this redevelopment project and answer any questions of Council about this extension request. The public hearing was continued to March 27, 2023, during the March 13 regular meeting. Mr. Marrino intends to appear at the March 27 meeting. After the public hearing, if Council chooses to go forward with approving this modification to the Development Agreement, Council may adopt the proposed resolution that follows.

A RESOLUTION TO APPROVE THE SECOND AMENDMENT TO THE
DEVELOPMENT AGREEMENT REGARDING 725 ELM ST., MOUNT HOLLY, NC, IN
ACCORDANCE WITH THE PROVISIONS OF NCGS 158-7.1

WHEREAS, the City Council of the City of Mount Holly ("Council") sold 725 Elm St., Mount Holly, NC, (the "Property") pursuant to NCGS 158-7.1 on March 31, 2022, to OMBMH, LLC ("OMB"); and,

WHEREAS, in connection with the sale of the Property, the Council entered into that certain the "Development Agreement" with OMB Property Holdings, LLC, effective as of July 12, 2021, as amended by that Amendment to Development Agreement dated as of March 15, 2022, which was assigned to OMB by that Assignment of Agreement dated as of March 31, 2022 ("Agreement"); and,

WHEREAS, OMB has requested an extension of time to close on the Construction Loan described in Section 2.7 of the Agreement for an additional twelve (12) month period, and therefore presented a proposed "Second Amendment to Development Agreement" at the February 13, 2023, regular Council meeting; and,

WHEREAS, the Council held a public hearing continued from the March 13, 2023, regular meeting on the question of approval of the modified terms as stated in the "Second Amendment to Development Agreement" pursuant to NCGS 158-7.1 on March 27, 2023, after 10 days' prior notice published in the Gaston Gazette on March 1, 2023.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Mount Holly hereby approves the modified terms as stated in the proposed "Second Amendment to Development Agreement" and hereby authorizes and directs the City Manager to sign the same.

This the 27th day of March, 2023.

CITY OF MOUNT HOLLY

By: _____
Bryan M. Hough, Mayor

Attest:

Amy Miller, City Clerk

SECOND AMENDMENT TO DEVELOPMENT AGREEMENT

THIS SECOND AMENDMENT TO DEVELOPMENT AGREEMENT (this "Amendment") is made effective as of the ____ day of March, 2023, by and between **OMBMH, LLC**, a North Carolina limited liability company ("Developer") and **THE CITY OF MOUNT HOLLY**, a North Carolina municipal corporation ("City").

BACKGROUND STATEMENT

A. OMB Property Holdings, LLC and City entered into that certain Development Agreement effective as of July 12, 2021, as amended by that Amendment to Development Agreement dated as of March 15, 2022, as assigned by OMB Property Holdings, LLC to OMBMH, LLC by that Assignment of Agreement by and between OMB Property Holdings, LLC and OMBMH, LLC dated as of March 31, 2022 (collectively, the "Agreement") with respect to that certain real property consisting of approximately 2.06 acres located at 725 Elm Street, Mount Holly, Gaston County, North Carolina and currently identified as Gaston County Tax Parcel 307006 (the "Property"), as more particularly described in the Agreement.

B. Developer has requested an extension of time to close on the Construction Loan described in Section 2.7 of the Agreement for an additional twelve (12) month period.

C. Developer and City desire to amend Section 2.7 of the Agreement.

AGREEMENT

NOW, THEREFORE, in consideration of the mutual covenants contained herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by the parties, Developer and City agree as follows:

1. Amendment to Sections 2.4 and 2.7 of the Agreement. Section 2.4 "Schedule of Development" and Section 2.7 "Construction Loan" are hereby amended to extend the deadline for Developer to obtain the Construction Loan, or other financing reasonably approved by the City Manager in accordance with the standards provided in Section 4.7 of the Agreement, or to present documentation to the City Manager that it has secured sufficient equity to complete the Project in accordance with the Agreement, to March 31, 2024, which is twenty-four (24) months after the date Developer closed on the purchase of the Property from City.
2. Counterparts. This Amendment may be executed in multiple counterparts, each of which will be deemed an original but all of which taken together will constitute one and the same instrument. Facsimile and electronic executions and deliveries will have the full force and effect of original signatures.
3. Miscellaneous. Except as specifically amended herein, all remaining terms and conditions of the Agreement shall remain in full force and effect. To the extent of any conflict between the terms and conditions of this Amendment and the terms and conditions of the Agreement, the terms and conditions of this Amendment shall control. Capitalized terms used herein but not otherwise defined shall have the meanings as set forth in the Agreement.

IN WITNESS WHEREOF, Developer and City have caused this Amendment to be executed and sealed by their duly authorized representatives on the day and year first above written.

DEVELOPER:

OMBMH, LLC,
a North Carolina limited liability company

By: _____ (SEAL)
John A. Marrino, Manager

CITY:

THE CITY OF MOUNT HOLLY,
a North Carolina municipal corporation

By: _____ (SEAL)
Name: _____
Title: _____

AGENDA ITEMS



City of Mount Holly Action Agenda Item

To: Mayor and City Council

Date: 3-21-23

From: Mark Jusko

Meeting Date: 3-27-23

Agenda Item to be considered: Presentation on the Carolina Thread Trail ITRE Study

Will this require a public hearing?

☐ YES

☒ NO

Background/Purpose of Request Ms. Jane Love with the Carolina Thread Trail will be presenting the findings of a trail benefits study of the Mount Holly River Hawk Greenway.

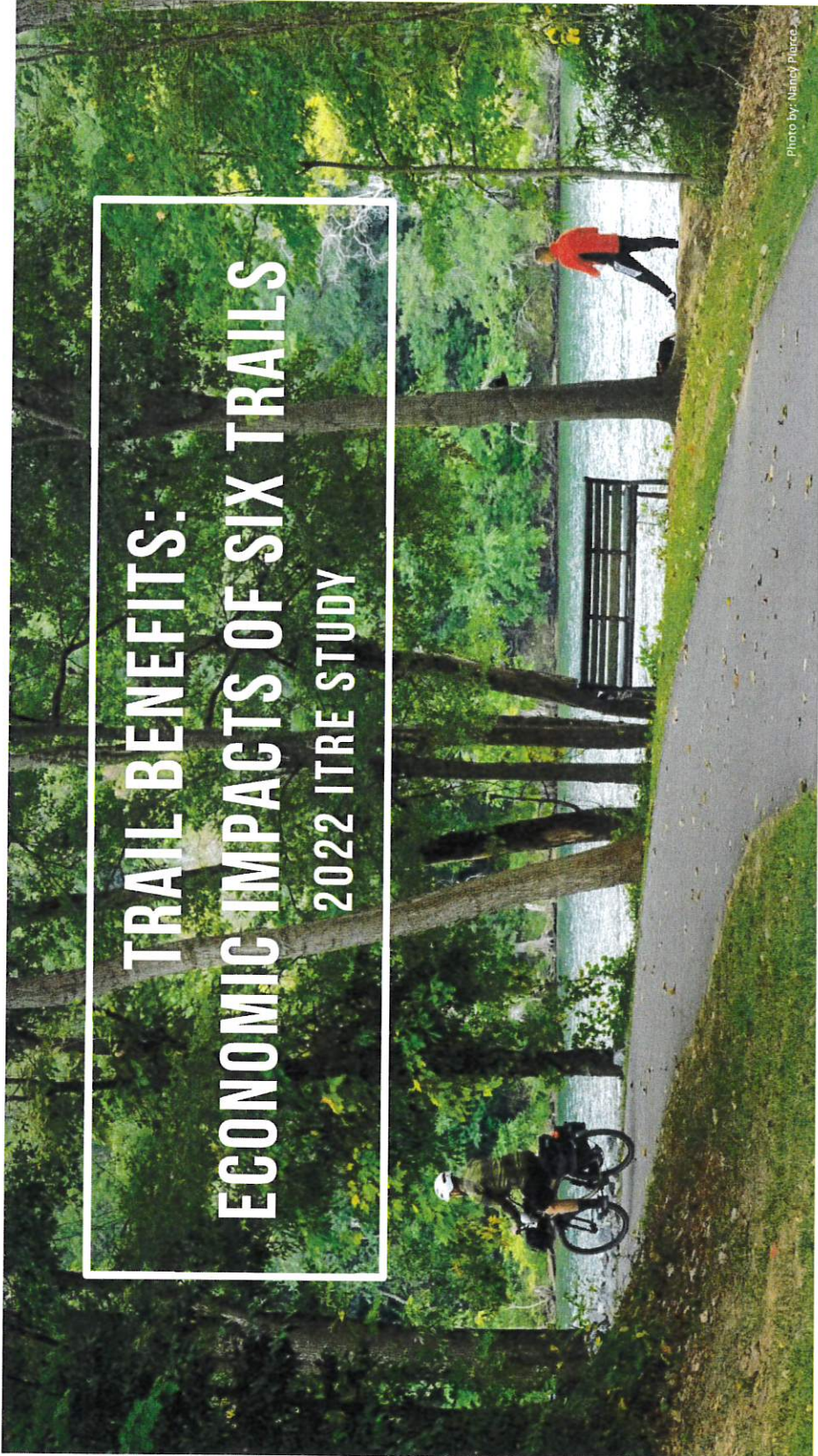
Fiscal Impact:

Will Item affect current budget	YES	X NO	☐ N/A
Reviewed by Finance Director	YES	X NO	☐ N/A
Preaudit Certification required	YES	X NO	☐ N/A
Capital Project Ordinance required	YES	X NO	☐ N/A
Budget Transfer required	YES	X NO	☐ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	X ☐ NO	☐ N/A

Manager/Staff Recommendation: For informational purposes only

Result of City Council Decision:

Attachments: *Presentation of trail benefits and economic impacts*



TRAIL BENEFITS: ECONOMIC IMPACTS OF SIX TRAILS

2022 ITRE STUDY

Photo by: Nancy Pierce

1001 | 1001



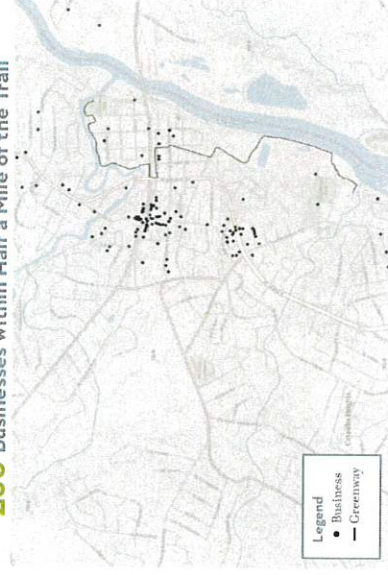
Saving Land and Connecting Lives to Nature

ECONOMIC IMPACT STUDY — RIVER HAWK GREENWAY

- 2.1-mile greenway provides these economic benefits annually.



206 Businesses within Half a Mile of the Trail



Source: ESRI Business Analyst, 2021

Types of Business Visited by Trail Users

Business Type	Number of Businesses within 0.5 miles	Purchase Probability per Trail Visit	Average Expenditure per Business Type *
Food, Beverage, Dining	14	3.7%	\$38.70
Grocery & Convenience Stores	4	3.7%	\$69.10
Other	171	1.2%	\$15.00
Retail	17	1.6%	\$48.90

Annual Economic Impacts

39 Jobs

\$2.2m Wages

\$5.4m Economic Output

\$80k Local Tax Dollars*

*Local tax dollars include subcounty and county taxes

Saving Land and Connecting Lives

ECONOMIC IMPACT STUDY — RIVER HAWK GREENWAY

Figure 17: Mount Holly River Hawk Greenway Activity Split



Physical activity facilitated by trail use saves...

\$385,000

...annually in healthcare cost

- 2.1-mile greenway provides these health benefits annually.

Annually, the trail supports 54,590 trail visits including...



45,315 walk visits.

On average, walkers achieve 135.2 minutes of exercise with 2.4 visits per week.



3,370 run visits.

On average, runners achieve 134.9 minutes of exercise with 2.8 visits per week.



2,655 bike visits.

On average, cyclists achieve 37.6 minutes of exercise with 1.6 visits per week.



3,250 other visits.

On average, other trail users achieve 80 minutes of exercise with 4 visits per week.

Saving Land and Connecting Lives



ECONOMIC IMPACT STUDY — RIVER HAWK GREENWAY

- 2.1-mile greenway provides these environmental benefits annually.

Preservation of Natural Areas

Trail footprint in acres ¹	29.1
Carbon stock within trail footprint in metric tons ²	3,480.2
Annual carbon sequestered within trail footprint in metric tons ³	60.8
Annual land preservation benefit	\$188k
Environmental benefit per acre ⁴	\$6,450

Annual Reduction in Vehicular Impact

8,230 Car trips eliminated ⁵	31,910 Car trips made at a reduced distance ⁶
\$8,700 Benefit from emissions reduction	

¹ Car trips were deemed to be eliminated if survey respondents who used active transportation to get to the trail said they would drive to their destination or a similar destination if the trail did not exist.

² Car trips were deemed to be made at a reduced distance if survey respondents who used vehicle transportation to get to the trail said they would drive to their destination or a similar destination if the trail did not exist. Based on survey response data it was estimated that vehicle trips to a similar destination would be approximately 20 percent further.



Saving Land and Connecting Lives to Nature

ECONOMIC IMPACT STUDY – RIVER HAWK GREENWAY



Total dollar value of
benefits annually:

\$8,781,700

Beneficiaries include:

- Businesses
- Workers
- Trail users
- Regional ecosystem
- Local government



Saving Land and Connecting Lives to Nature

ECONOMIC IMPACT STUDY — OVERALL FINDINGS



	Total Impact of All Six Study Trails	Average Impact per Trail Mile	Impact Range Across All Six Study Trails
 EMPLOYMENT	190 jobs	15 jobs	16-58 jobs
 LABOR INCOME	\$9.7 million	\$770 thousand	\$0.9-\$2.9 million
 ECONOMIC OUTPUT	\$25.8 million	\$2.1 million	\$2.2-\$7.9 million
 TAX REVENUE	\$3.3 million	\$262 thousand	\$0.3-\$1.0 million

(continued ↓)

ECONOMIC IMPACT STUDY — OVERALL FINDINGS



(continued)

	Total Impact of All Six Study Trails	Average Impact per Trail Mile	Impact Range Across All Six Study Trails
 HEALTHCARE SAVINGS	\$3.9 million	\$310 thousand	\$0.1-\$1.4 million
 VEHICLE EMISSIONS REDUCTION BENEFIT	\$90 thousand	\$7 thousand	\$2.8-\$32.2 thousand
 CARBON STORAGE & SEQUESTRATION BENEFIT	\$1.45 million	\$115 thousand	\$92.7-\$417.2 thousand

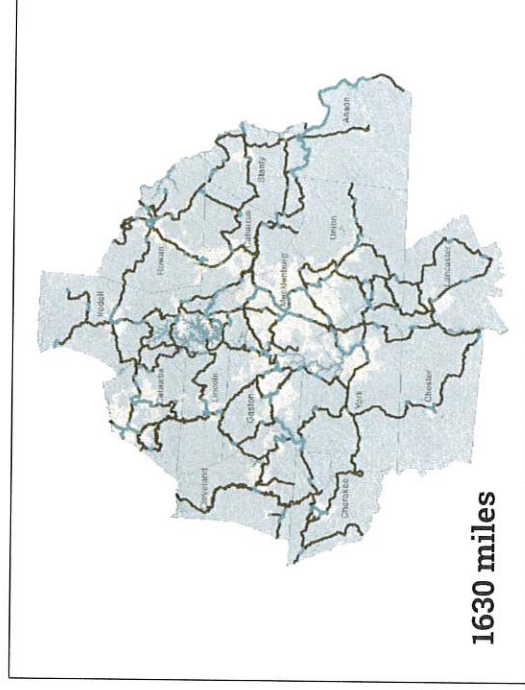
Total impact value across six trails = \$44.2 million

Total value/mile across six trails (12.6 mi) = \$3.5 million

Saving Land and Connecting Lives to Nature

ECONOMIC IMPACT STUDY — FOOD FOR THOUGHT

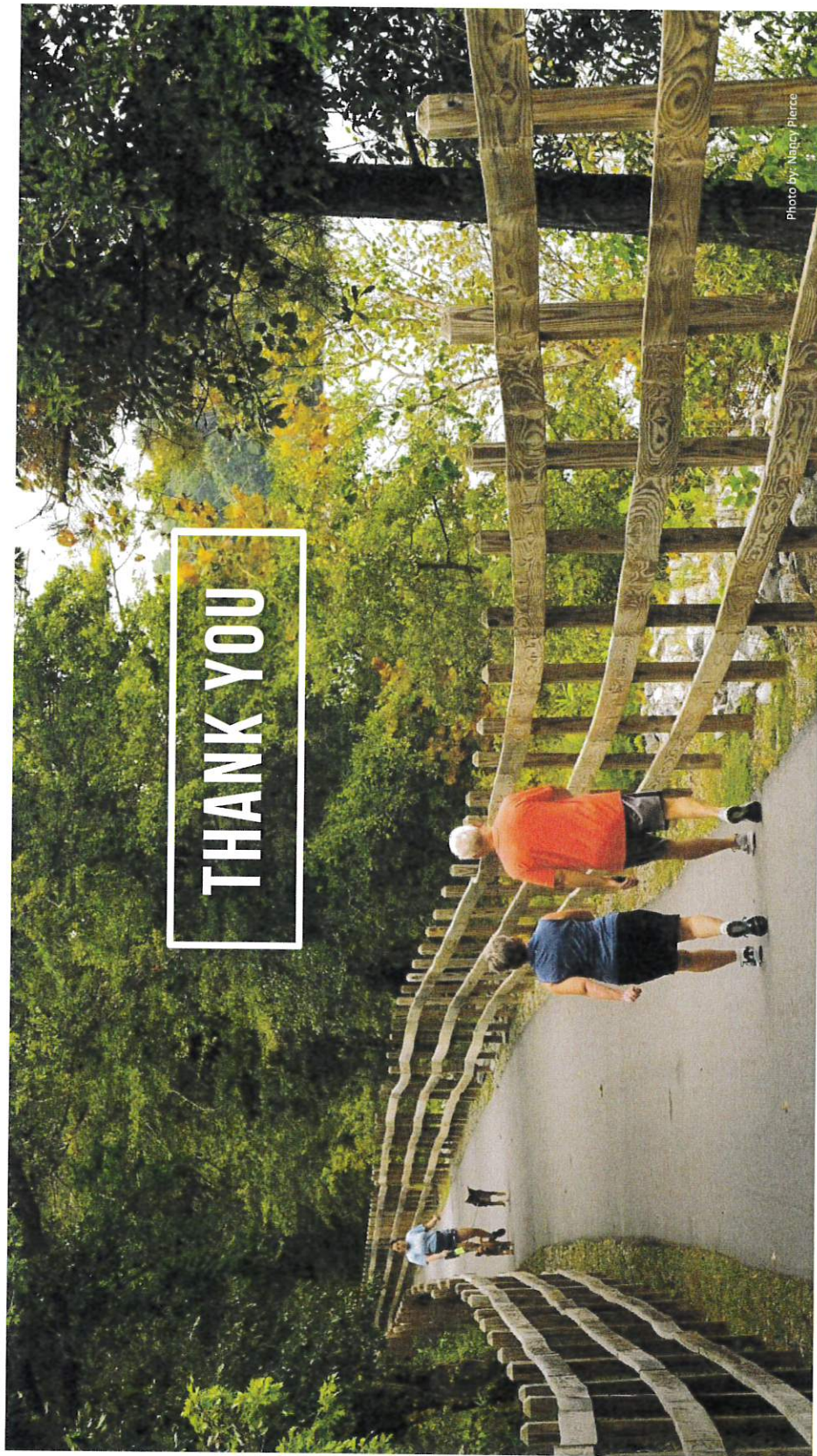
- The studied trails constitute less than 1% of the envisioned build-out of the Carolina Thread Trail



Saving Land and Connecting Lives to Nature

THANK YOU

Photo by Nancy Pierce



ECONOMIC IMPACT STUDY - METHODS

ECONOMY

- Expenditure patterns of trail users
 - User counts, intercept surveys, business surveys
- Economy-wide effects of trail user expenditures
 - Economic input-output model called IMPLAN

HEALTH

- Unique trail user visits per year
 - User counts, surveys, Google hourly data, proxy trails in the state-wide data program, correction factors for weather
- Visits by mode (walk, run, bicycle, other activity)
 - User counts, surveys
- Risk reduction and its value
 - USDOT Benefit Cost Analysis guidance



Annual Healthcare Savings by Active Trail Visits

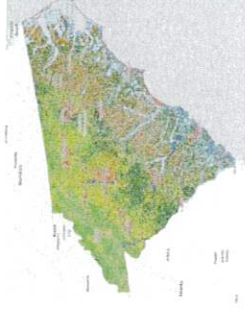


Saving Land and Connecting Lives to Nature

ECONOMIC IMPACT STUDY - METHODS

ENVIRONMENTAL – CARBON STORAGE AND SEQUESTRATION

- Potentials within 200 foot buffers of each trail
 - Land cover types from a national land cover database
 - Environmental agency's data tables for terrestrial and marine stocks and sequestration rates
 - Social cost of carbon from USDOT BCA guidance



ENVIRONMENTAL - EMISSIONS

- Annual eliminated car mileage and reduced car mileage
 - Trip behavior and trip distance information from user intercept surveys
 - Unique trail user visits per year
- Environmental cost avoided by the eliminated or reduced mileage
 - EPA and BTS estimates per mile for CO₂, NOx, and PM2.5
 - USDOT Benefit Cost Analysis guidance for valuation of the emissions avoidance





City of Mount Holly Action Agenda Item

To: Mayor and City Council From: Mark Jusko	Date: 3-21-23 Meeting Date: 3-27-23
Agenda Item to be considered: Presentation on Recreation Senior Programs – Sole Patrol 	
Will this require a public hearing? ☐ YES ☒ NO	
Background/Purpose of Request The Sole Patrol, our senior citizen activity group meets Monday-Friday 10am-1230pm at the Tuckasee Community Center. Staff would like to present information on the offerings of the program and also look for feedback from City Council on the program. 	
Fiscal Impact:	
Will Item affect current budget	YES X NO ☐ N/A
Reviewed by Finance Director	YES X NO ☐ N/A
Preaudit Certification required	YES X NO ☐ N/A
Capital Project Ordinance required	YES X NO ☐ N/A
Budget Transfer required	YES X NO ☐ N/A
Total City Dollars:	\$
Budget Code	
Reviewed by City Attorney	YES X NO ☐ N/A
Manager/Staff Recommendation: To provide information to City Council, and looking for feedback on the program.	
Result of City Council Decision: 	
Attachments: Presentation on Sole Patrol	

Sole Patrol Program Discussion



City Council Work Session- March 27, 2023

Sole Patrol

The Sole Patrol, our Senior Citizen activity group, meets Monday-Friday 10am-1230pm at the Tuckaseege Community Center. The program is free to residents of Mount Holly ages 55 and up.



Sole Patrol

The activities that are available are:

Walking

Cornhole

Shuffleboard

Chair Volleyball

Crafts/Puzzles

Fitness Center/Exercise

Holiday Parties/Luncheons

Socializing- Coffee/Snacks



PROGRAM HIGHLIGHT

Sole Patrol



Sole Patrol

Attendance:
February 2020 (Pre-Covid) - 540 visits by
32 different members

February 2022- 339 visits by 31 different
members

February 2023- 505 visits by 36 different
members





What do other municipalities in the area offer?

- Belmont- Senior Exercise and line dancing two days per week
- Bessemer City- Exercise classes and social events five days per week
- Lowell- Offer senior lunches one time a quarter
- Cramerton- Does not offer senior programming



Field Trips

- Belmont (Gad-about)- go on two trips per month. Trips are less than 1.5 hour away. They own two 26 passenger vans. Have to hire a driver for trips.
- Bessemer City- have gone on field trips in the past, but are not currently offering them



Sole Patrol

— Next step:

- Survey the Sole Patrol- see what other activities they will be interested in





Questions?



City of Mount Holly Action Agenda Item

To: City Council
From: Paul Lowe

Date: 3-20-2023
Meeting Date: 3-27-2023

Agenda Item to be considered: Discussion of laying hens within the City limits.

Will this require a public hearing? ☒ YES ☐ NO

Background/Purpose of Request: At the March 13th City Council meeting, urban chicken keeping was discussed. Staff was asked to review the idea and to come up with a draft ordinance.

After reviewing a submitted ordinance, and reviewing other municipalities' codes, staff has prepared a draft ordinance.

If the City Council was interested in adopting this ordinance and allowing chicken keeping in the City, it would require amending the City Code of Laws.

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☒ NO	☐ N/A

Manager/Staff Recommendation:

Hear staff presentation. Hold discussion on matter.

Attachments:

1. Draft Ordinance.

Chicken Keeping Research

Current Code (From Code of Laws)

Sec. 3-9. Permitting certain animals to run at large, graze, etc.

(A) No person who is the owner or who has custody of any horse, mule, donkey, hog, sheep, goat or cattle of any kind shall allow the same to run at large on or in the streets, sidewalks, parks, squares or cemeteries. With the exception of horses or mules being used for driving or riding and fastened to hitching posts or blocks, no person shall stake or otherwise fasten any such animal for grazing purposes on or in any of the streets, sidewalks, parks, squares or cemeteries; nor shall any person feed any such animal upon or in any of the streets, sidewalks, parks or squares. (11-11-74, § 3-8.)

Proposed Ordinance

(B) Fowl Keeping Requirements.

(1) General.

A- Roosters are prohibited.

B-No hens/fowl shall be allowed in multi-family complexes (including duplexes, apartments, condos, and townhomes), any multi-family zoning district, or on lots less than 0.25 acres.

C-Fowls Allowed Based on the Size of Lot.

1. 0-0.24999 acres-No hens allowed.
2. 0.25-0.5 acres – Maximum of 4 hens.
3. 0.5-1 acre – Maximum of 8 hens.
4. 1+ acre – Maximum of 10 hens.

D-The slaughter of chickens is prohibited.

E-Food stored on site for chickens must be kept in rodent proof containers that are also fly-proof and waterproof with via a tight closing lid.

(2) Permit Required & Inspections. Annual Fee.

A-A zoning permit is required by the City, and must be applied for & approved by City staff before moving chickens to a property. The permit application would include the following:

- 1-Completed application.
- 2-Application fee. (Zoning Permit-Accessory Structure)
- 3-Plot plan showing all proposed buildings-their areas, and setbacks from lot lines.
- 4-Any additional fencing/fenced areas that will be added to the property.

B-An initial inspection by City staff would be required to verify the veracity of the plot plan, and annual inspections will occur to ensure compliance with this ordinance.

C-Properties that keep chickens will be charged a \$20.00 annual fee & the original permit must be renewed annually. City staff will inspect properties annually to ensure compliance with applicable standards.

D-Permit(s) & the right to keep fowl can be revoked by City staff, if chickens endanger public safety or property owners fail to meet City based standards and/or the standards developed & enforced by Gaston County Public Health.

(3) Coop, Run, and Chicken Coop Tractor Requirements.

A-Distance from Property Lines/Buildings & Coop Location.

1. Any structure(s) that is used to house fowl/hens must be at least 10 feet from a property line and 50 feet from the nearest dwelling and/or business.
2. Structure(s) to keep chicken(s) shall be located in the rear yard of the property only.

B-Size Standards for Coops & Structures Housing Fowls.

1. A minimum of four-square feet of floor space per chicken in the coop and 10 square feet of space per chicken in the run is required. Max area for coop and run structures is 400 sq. ft. Runs should be a minimum of two feet in height.
2. Coops, runs, and tractors must be predator proof & fully fenced. Any access gates to run shall be self-closing/ self-latching and lockable.
3. Coops, runs, and tractors must be kept in a clean and sanitary condition with all droppings and organic waste material removed and disposed of in a proper manner. Droppings shall be kept in fly-proof container(s) and double bagged, and removed no more than every 5 days from March 15-September 15 (spring/summer), and every one (1) week during fall and winter (Sept 16-March 14).
4. All fowl must be kept in a coop, or chicken tractor during non-daylight hours. During daylight hours, fowl may be permitted to be located in a coop, run, chicken tractor, or a fenced in area. During daylight hours, if fowl are kept in a fenced area outside of a coop, the fenced area must be sufficient to provide a barrier to keep fowl from roaming beyond the property lines on which they are kept. Fencing must have a top cover to protect the animals.

(4) Violations.

A-Animals that are not kept on the properties on which they are permitted for are subject to running at large laws which are enforced by Gaston County Animal Care & Enforcement.

B-Continued violations be it running at large or property owners not following City/County standards for the keeping of chickens or/and maintaining facilities in a unhygienic state may result in the revocation of the permit, removal of the animals, or a civil fine. After the third confirmed violation of any ordinance or rule pertaining to the keeping of chickens, will constitute the need for permit revocation. Property owners can reapply after standards are met at double the regular permit fee & an additional follow up inspection. Gaston County Animal Care & Enforcement will take the lead regarding concerns relating to animal welfare due to unsanitary or unsafe fowl keeping.



City of Mount Holly Action Agenda Item

To: City Council
From: Brian DuPont

Date: 3-20-23

Meeting Date: 3-27-23

Agenda Item to be considered: Discussion of Grand Hall Fee Schedule change for Economic Development

Will this require a public hearing? ☐ YES ☒ NO

Background/Purpose of Request : Staff has been reviewing the request to consider certain activities at the Grand Hall that promote economic development for the City and that are beyond the typical scope of general rentals for personal events or private ceremonies.

If the City Council is interested, then the following language could be considered to allow these events to request approval by the City Manager. The discounted rate is based on the cost to maintain the Grand Hall as part of the City's annual budget including staff time facilitating a rental.

The new fee would be reviewed during the annual budget process, but for this year it would be \$800.00. For reference the Rental Fee for the Full Hall is \$2,000 (resident) and \$2,500 (non-resident).

The language in the Fee Schedule would state: *Economic Development Rate on Rentals: Rentals that support economic development or travel/tourism may reserve space at the Municipal Complex at a discounted rate. Determination of qualifying events will be reviewed by City Manager. All other fees shall still be paid by qualifying events (Deposit, Security, Set Up).*

Fiscal Impact:

Will Item affect current budget	☐ YES	☐ NO	☒ N/A
Reviewed by Finance Director	☐ YES	☐ NO	☒ N/A
Preaudit Certification required	☐ YES	☐ NO	☒ N/A
Capital Project Ordinance required	☐ YES	☐ NO	☒ N/A
Budget Transfer required	☐ YES	☐ NO	☒ N/A
Total City Dollars:	\$		
Budget Code			
Reviewed by City Attorney	☐ YES	☐ NO	☐ N/A

Manager/Staff Recommendation:

Result of City Council Decision:

Attachments:

1. Fee Schedule

Municipal Complex Rental Fees

	2022-2023	Proposed 2023-2024
Resident		
Full Hall	\$2,000.00	\$2,000.00
North Half Hall	\$650.00	\$650.00
Economic Development Rate*		\$800.00
Non Resident		
Full Hall	\$2,500.00	\$2,500.00
North Half Hall	\$650.00	\$650.00
Civic Group		
Inside City	\$500.00	\$500.00
Outside City	\$1,500.00	\$1,500.00
Cleaning		
Full Hall	\$200.00	\$200.00
North Half Hall	\$150.00	\$150.00
Excess Hours – Past 11pm	\$125.00/ Hr	\$125.00/ Hr
Security	\$40/Hr	\$40/Hr
Refundable Deposit	\$500.00	\$500.00
Set Up Fee	\$650.00	\$650.00

Training Rooms

Resident	Three Hour	Each Additional Hour
A or B	\$25.00	\$25.00
A and B	\$50.00	\$50.00
Non Resident		
A or B	\$50.00	\$50.00
A and B	\$100.00	\$100.00

*Economic Development Rate on Rentals: Rentals that support Economic Development or travel/tourism may reserve space at the Municipal Complex at a discounted rate. Determination of qualifying events will be reviewed by City Manager. All other fees shall still be paid by qualifying events (Deposit, Security, Set Up).



City of Mount Holly Action Agenda Item

To: City Council From: Brian DuPont	Date: 3-20-23 Meeting Date: 3-27-23
Agenda Item to be considered: Veterans Park Update	
Will this require a public hearing? ☐ YES ☒ NO	
Background/Purpose of Request : At the March 3, 2023 City Council Retreat, a presentation was made by McAdams on the concepts for consideration for the expansion of Veterans Park. The City Council directed staff to provide recommendations for discussion at a future work session. The attached presentation is based on feedback received during the retreat, which was discussed with McAdams to further evaluate a modified mixed use on expanded study area concept.	
Fiscal Impact:	
Will Item affect current budget	☐ YES ☐ NO ☒ N/A
Reviewed by Finance Director	☐ YES ☐ NO ☒ N/A
Preaudit Certification required	☐ YES ☐ NO ☒ N/A
Capital Project Ordinance required	☐ YES ☐ NO ☒ N/A
Budget Transfer required	☐ YES ☐ NO ☒ N/A
Total City Dollars:	\$
Budget Code	
Reviewed by City Attorney	☐ YES ☐ NO ☐ N/A
Manager/Staff Recommendation:	
Result of City Council Decision:	
Attachments:	
1. Presentation	

Update on Veteran's Park

City Council Work Session
March 27, 2023



Background

- November 2021- Bond Referendum failed
- January 23, 2023 Work Session – Presented Timeline for Various Benchmarks
- March 3, 2023 Council Retreat - Concepts presented by McAdams
 - Initial or Redevelopment Public Private Partnership (PPP)
 - Option B was supported - Modified Mixed Use on Expanded Study Area
 - Directed staff to bring back recommendations



Initial Park Concept

- Original plan was based on Bond Referendum passing
- Funding of initial concept is a concern without Bonds
- Other concepts were considered that could generate funds needed to provide certain elements from the original plan (amphitheater)



Redevelopment PPP Concept

- Includes a mixed use component in conjunction with some planned park elements from Initial Concept
- Expanded Study Area Concepts were presented - intention was to create a concept that would:
 - Be on a scale that is attractive to private sector investment, and;
 - Leverage funds to pay for park amenities (Option B)



SITE DATA TABLE	
Total Site Area	+/- 8.57 acres
Proposed Uses	Multi-Family, Single Family Attached, Retail, Park
Multi-Family	
Building 1	98 units
Building 2	20 units
Building 3	20 units
Total	138 units
Retail	
Retail 1	3 - 2,190 sf units
Townhomes	
24' x 38' Rear Loaded	9 units
Stormwater Detention	Underground
Parking	
Multi-Family Parking	183 spaces
Additional Parking	53 spaces

OPTION B—MODIFIED MIXED USE ON EXPANDED STUDY AREA

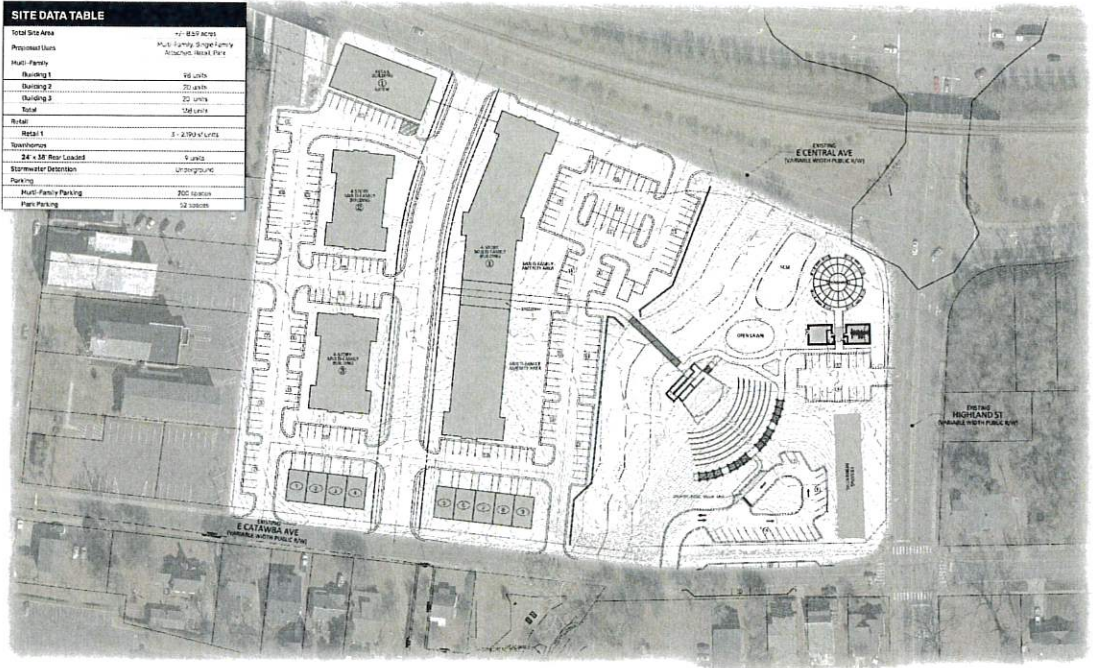
SITE DATA TABLE	
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Proposed Uses	Multi-Family, Single Family Attached, Retail, Park
Multi-Family	
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Building 3	20 units
Total	138 units
Retail	
Retail 1	3 - 2,190 sf units
Townhomes	
24' x 38' Rear Loaded	9 units
Stormwater Detention	Underground
Parking	
Multi-Family Parking	183 spaces
Additional Parking	53 spaces

Direction from Council Retreat

- Option B - Modified Mixed Use on Expanded Study Area supported
- Cost Estimates for Amphitheater and other items (scaled back)
- Consideration of Short Term/Interim plan as part of a phased approach
- Straight Sale or Request for Proposal options



SITE DATA TABLE	
Total Site Area	~1.843 Acres
Proposed Users	Multi-Family Single-Family Attached Mixed-Use
Multi-Family	
Building 1	50 units
Building 2	70 units
Building 3	20 units
Total	140 units
Retail	
Retail 1	3-4,000 sq. ft.
Spa/Services	
24 x 24 Hour Lockers	5 units
Stormwater Detention	on-site pond
Parking	
Multi-Family Parking	250 spaces
Plan Parking	12 spaces



VETERANS PARK ASSEMBLAGE CONCEPT PLAN - OPTION 1
MOUNT HOLLY, NORTH CAROLINA



01
11.10.2018

Cost Estimates

ITEM	COST
Amphitheater	\$2,000,000
Splash Pad	\$650,000
Restroom & Equipment Building	\$930,000

- Other items considered, but not shown are landscaping, utilities, parking, design, etc.
- Very general numbers and could be less as value engineering hasn't been applied at this stage.



Evolution of the Site

As Staff and McAdams were discussing after the retreat, other opportunities were presented by McAdams since the site has evolved...

- **Bond Referendum - Park only to allow for residential density to develop separately**
 - Avoided purchase of existing MF properties to keep existing density
 - BUT, now that the concept incorporates more MF density these properties could be considered
- **Consideration of other properties to attract development**
 - Certain threshold of MF residential and commercial needed
 - Without meeting that threshold, then developers may not have enough revenue to partner with Mount Holly

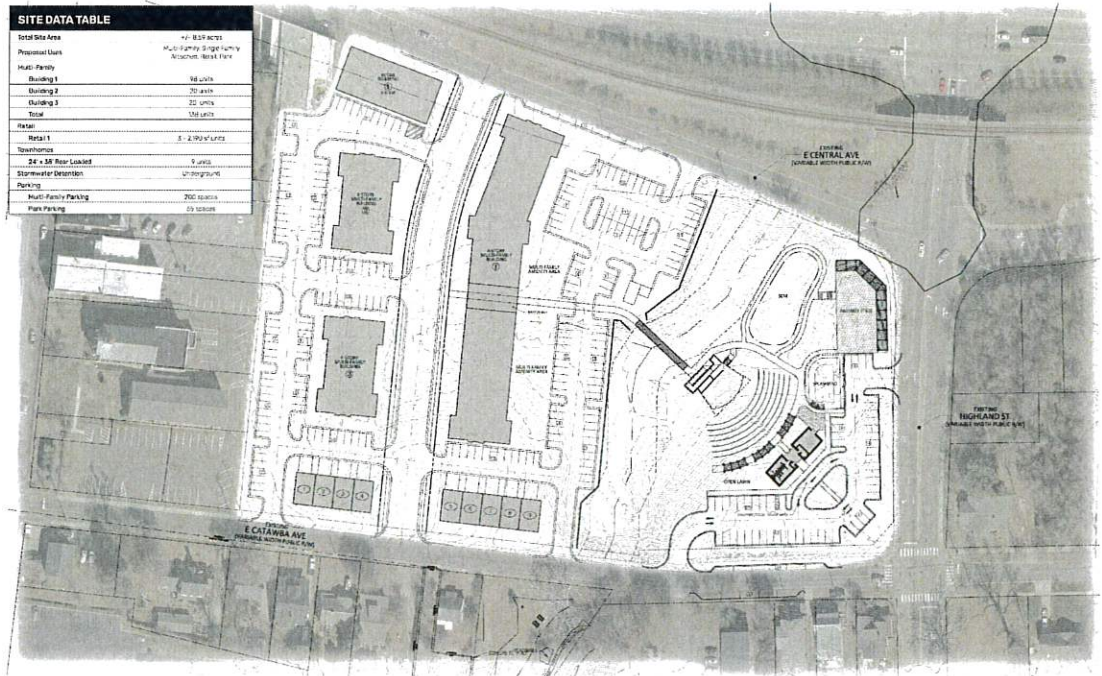


Evolution of the Site continued

- **Cut and Fill to allow for improved layout of the overall site**
 - Expand area to include corner of Highland/Catawba as well as properties along Central Avenue
 - Improved layout could allow for Amenity TBD
- **Displaced Multi-family units could be part of RFP for 8 comparable market rate rental units**



SITE DATA TABLE	
Total Site Area	~10.833 ACRES
Proposed Users	Multi-Family Single-Family Neighborhood Retail
Multi-Family	
Building 1	58 Units
Building 2	70 Units
Building 3	22 Units
Total	150 Units
Retail	
Retail 1	5 - 2,500 sq. ft.
Townhomes	
24 x 36 Rear-Loaded	5 Units
Stormwater Detention	40,000 gals.
Parking	
Multi-Family Parking	250 Spaces
Plan Parking	20 Spaces



VETERANS PARK ASSEMBLAGE CONCEPT PLAN - OPTION 2
MOUNT HOLLY, NORTH CAROLINA



02
10.10.2021

Options for Phasing

- Clearing of structures as needed for properties owned or to be acquired
- Cut and Fill considerations
 - Balancing of the site influences the phasing of the any concept plan
 - MF property at corner of Highland/Catawba - critical cut to balance the site east of the stream
 - Balancing of entire site on both sides of the stream could determine private investment process
 - Cost savings by Developer to borrow vs. Bringing fill from outside of project boundary
- Cost of park amenities with investment by City and/or private developer
 - Amphitheater is priority, but including too many amenities could deter developers from submitting RFP



RFP or Straight Sale

- Straight Sale to utilize funds to offset cost for amenities
 - Comparable Appraisal for River Street Park
 - 7.59-acres was \$770,000
 - Approximately 5 acres west of stream equates to approx. \$500,000 (appraisal would be needed to confirm)
- Request for Proposal
 - Could be for a portion of the site (west of stream) or entire site
 - RFPs could solicit creative ideas that we are interested in, but not aware of at this time
 - Could allow for Developers to obtain additional properties as needed, but they may not submit because of the unknown costs to purchase



Next Steps

- 1st Quarter 2024 - Remaining structures cleared by the City - process already approved by Council
 - Initially, short term passive recreation lawns
 - Can be done in parallel with any new property acquisition
 - Would make it clear that this is a short term amenity for the public
 - Avoid any major grading until cut/fill plan has been completed based on an RFP process



Recommendations

1. Engage Commercial Broker for properties along Central Avenue
2. Engage Commercial Broker for property at Highland and Catawba Avenue
 - Improved cut/fill to balance site
 - More space for amenity layout
 - Increased public parking availability
 - Engages acreage across Highland Street for private investment
3. RFP for Concept Plan after property acquisition





City of Mount Holly Action Agenda Item

To: Mayor and City Council	Date: March 22, 2023
From: Miles Braswell, City Manager	Meeting Date: March 27, 2023
Agenda Item to be considered: Connector Road Naming	
Will this require a public hearing? ☐ YES ☒ NO	
Background/Purpose of Request: During the 2023 Council Retreat a presentation included naming the connector road being designed between Caldwell Drive and YMCA Drive. Councilman David Moore has proposed the below name for discussion and possible action: Kemp A. Michael Road	
Fiscal Impact:	
Will Item affect current budget	☐ YES ☒ NO ☐ N/A
Reviewed by Finance Director	☐ YES ☒ NO ☐ N/A
Preaudit Certification required	☐ YES ☒ NO ☐ N/A
Capital Project Ordinance required	☐ YES ☒ NO ☐ N/A
Budget Transfer required	☐ YES ☒ NO ☐ N/A
Total City Dollars:	
Budget Code	
Reviewed by City Attorney	☐ YES ☒ NO ☐ N/A
Manager/Staff Recommendation:	
Result of City Council Decision:	
Attachments:	