

PINEHURST
VILLAGE COUNCIL
WORK SESSION AGENDA
JANUARY 23, 2007
9:00 A. M.
COUNCIL CONFERENCE ROOM
VILLAGE HALL
PINEHURST, NORTH CAROLINA

1. Call to Order.
2. Reports – Manager
 - Work session on five-year CIP; 1:00 pm on 2-6-07.
 - Council
3. Motion approving the report setting forth plans to provide services to an area proposed to be annexed.
4. Presentation of five-year CIP.
5. Resolution #07-04: A Resolution regarding re-appointments to the Planning and Zoning Board.
6. Ordinance #07-01: An Ordinance of the Village of Pinehurst extending a moratorium on real estate development activity in a specific area within the Village of Pinehurst.
7. Quarterly Operating Report.
8. Other business.
9. Comments from attendees.
10. Motion to go into closed session pursuant to NCGS 143-318.11 (a) (3). To consult with an attorney retained by the Village in order to preserve the attorney-client privilege between the attorney and the Village.
11. Adjournment.

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**395 MAGNOLIA ROAD
CONFERENCE ROOM
PINEHURST, NORTH CAROLINA
9:00 A.M.**

The Pinehurst Village Council held a Work Session at 9:00 a.m., Tuesday, January 23, 2007 in the Conference Room of the Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. George E. Hillier, Mayor Pro-Tem
Ms. Virginia F. Fallon, Councilmember
Mr. Douglas A. Lapins, Councilmember
Ms. Lorraine A. Tweed, Councilmember
Mr. Andrew M. Wilkison, Village Manager
Ms. Linda S. Brown, Village Clerk
And approximately 40 attendees, including 3 staff and 2 press.

Excused absence- Mr. Steven J. Smith, Mayor

1. Call to Order.

Mayor Pro-Tem George E. Hillier called the meeting to order.

2. Reports:

- Manager

- Intern to work at Village Hall.

The Manager introduced Ms. Gena Paulk, a graduate student in the Public Administration Program at N.C. State University. She will be serving a short internship here through March.

- Quarterly Operating and Financial Reports.

The Manager reported that he would present the Quarterly Operating Report to the Council today. The Quarterly Financial Report will be presented at the February 13, 2006 Work Session.

- Council

- Councilmember Tweed

-asked if the Village has received an answer to the Bartosh letter concerning the gates at the railroad crossing. If the response comes via telephone, please ask him if the railroad intends to paint the railroad trestle. It is unsightly, and this is on one of the entryways to Pinehurst.

-asked if the Conservation Commission could make available rain gauges at minimal cost to new homeowners to help them set their irrigation systems. Council agreed that this is a good project.

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- **Mayor-Pro Tem Hillier**

-distributed copies of the 2006 New Home Construction Summary showing monthly totals for 2006 as well as yearly totals for each year beginning in 2000. (Copy of the summary is in the Minute File.)

-asked for an update on the Lake Pinehurst new pump station. **Village Manager Andy Wilkison** replied that Village Engineer Jay Gibson is working with Moore County Public Works Director Marcus Jones to get the requests for proposals out to engineering firms. He has no idea when the project will begin.

3. Motion approving the report setting forth plans to provide services to an area proposed to be annexed.

Village Manager Andy Wilkison explained that the services plan details the services that the Village of Pinehurst will provide to the Pinewild area once the annexation is completed. He noted that the plan also explains how the area proposed for annexation meets the qualifications for annexation as detailed in the N.C. General Statutes. Council discussed the Annexation Area Services Plan for the Village of Pinehurst.

Mayor Smith, who is out of town, was to participate in the discussion via a telephone conference call hook-up allowing the Councilmembers to hear him and him to be able to hear all that was said. The hook-up allowed the Councilmembers to hear him, but he could not hear the Council comments very well. He decided to express some comments for the record, and then terminate the call.

Mayor Smith made two points: 1) He believes that the plan is presented conservatively. For example, the Village cannot add this large a number to the population and have no effect on the amount of work that will be experienced by administrative staff. He understands that it is very difficult to quantify this additional work, and doesn't recommend a change to the report, but he thinks additional work will be experienced. 2) During negotiations with the homeowners' association the Village was asked to make a commitment to a tax reduction after annexation. At that time the Village refused to make that commitment. Mayor Smith personally feels that not making the commitment was the correct decision on the part of the Village, but he also feels that the numbers in the report are conservative and that a tax reduction will in all likelihood be possible in the future, perhaps after a year or two of experience.

Mayor Smith also stated that if he were at the meeting he would vote in favor of approval of this services plan.

The telephone hook-up was terminated at this point.

Mayor Pro-Tem Hillier noted that all Councilmembers have had an opportunity to review the plan and give input.

Councilmember Fallon agreed that all of the Councilmembers and Mayor Smith have had the opportunity to give input. She stated that staff has done an excellent job preparing the plan.

Councilmember Lapins also stated that the staff has done a good job on the plan. He emphatically stated that the Village is ready, willing and able to provide these services.

Councilmember Lapins moved that the Annexation Area Services Plan for the Village of Pinehurst, Moore County, North Carolina, setting forth plans to provide services to the area proposed to be annexed known as Pinewild Country Club of Pinehurst, prepared by the Village of Pinehurst staff with

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assistance from Benchmark, Inc., be approved and that it be made available to the public at the office of the Village Clerk. The motion was seconded by Councilmember Tweed.

Councilmember Tweed asked that the motion be amended since there was a typing error on page 18, in the first sentence of the last paragraph on that page. The words "and the" should be deleted from the end of that sentence. Councilmember Lapins agreed to the change. The official motion will be "that the Annexation Area Services Plan for the Village of Pinehurst, Moore County, North Carolina, setting forth plans to provide services to the area proposed to be annexed known as Pinewild Country Club of Pinehurst, prepared by the Village of Pinehurst staff with assistance from Benchmark, Inc., be approved as amended and that it be made available to the public at the office of the Village Clerk."

The motion carried unanimously by a vote of 4-0. (Copy of the Annexation Area Services Plan for the Village of Pinehurst as amended dated January 23, 2007 is in the Minute File.)

4. Presentation of the five-year Capital Improvement Plan for the Village of Pinehurst

Assistant Village Manager Natalie Dean presented a copy of the Five-Year Capital Improvement Plan for the Village of Pinehurst to each Councilmember. Village Manager Andy Wilkison presented an overview of the plan and reminded Council that a Work Session to discuss this document will be held on February 6, 2007 at 1:00 p.m.

5. Resolution #07-04: A Resolution Regarding Re-Appointments to the Pinehurst Planning and Zoning Board. (Campbell & Townley)

The Manager explained the need for Resolution #07-04. Upon the motion of Councilmember Fallon, seconded by Councilmember Tweed, Resolution # 07-04 was unanimously approved by a vote of 4-0. (Copy of resolution is found in the Resolution Book and in the Minute File.)

6. Ordinance #07-01: An Ordinance of the Village of Pinehurst Extending a Moratorium on Real Estate Development Activity in a Specific Area Within the Village of Pinehurst, North Carolina (NewCore Area).

The Manager explained the need for the Ordinance #07-01. Upon the motion of Councilmember Fallon, seconded by Councilmember Lapins, Ordinance #07-01 was unanimously approved by a vote of 4-0. (Copy of the ordinance is found in the Ordinance Book and in the Minute File.)

7. Quarterly Operating Report.

The manager presented the Operating Report for the Quarter ended December 31, 2006 to the Council. (Copy of this report is in the Minute File.)

8. Preview of Regular Meeting Agenda.

The Council previewed the Regular Meeting Agenda for January 23, 2007 and made no changes.

9. Other Business.

There was none.

10. Comments from Attendees.

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Tom Campbell reported on the progress of the Greenway construction.

Doug Middaugh-

-asked what would be the impact on parking in the Village of the Women's Open. Answer- none that we know of. We have received no communication from anyone about this.

-asked for a status report on the Public Works facility. Has a consultant been hired? Answer- still trying to purchase property. No consultant has been hired.

-asked for a time frame when the Annexation Services Plan will be posted on the website. Answer- soon, definitely before the scheduled informational meetings.

-in relation to the annexation time line, when will the extraterritorial jurisdiction be extended? Answer- legally we can do it simultaneously, but we will work with the county to decide when.

Jeanne Casinella thanked the Council for the audiovisual consideration and for looking into the NewCore question.

Tom Campbell asked if the zoning on the property that Redtail plans to develop is zoned R-10? Answer- yes. With regard to what the future zoning of the property might be, nothing has been decided yet. **Director of Planning and Inspections Andrea Correll** clarified the issue by stating that Mr. John Hoffman has brought a petition listing concerns about the area's zoning; he has not brought a petition for rezoning.

11. Closed Session.

Councilmember Fallon moved to recess the Work Session and enter a Closed Session pursuant to NCGS 143-318.11 (a) (3): To consult with an attorney retained by the Village in order to protect the attorney-client privilege between the attorney and the Village of Pinehurst... The motion was seconded by Councilmember Tweed and carried unanimously.

GENERAL ACCOUNT

The Council, the Village Manager, Assistant Village Manager Jeff Batton and the Village Attorney discussed the ongoing litigation between Quality Built Homes and the Village of Pinehurst.

Upon the conclusion of the Closed Session, Councilmember Lapins moved to adjourn the Closed Session and re-enter the Work Session. The motion was seconded by Councilmember Tweed and carried unanimously.

12. Adjournment.

Councilmember Lapins moved to adjourn the Work Session. The motion was seconded by Councilmember Tweed and carried unanimously. The meeting adjourned at 11:45 a.m.

Respectfully Submitted,



Linda S. Brown, CMC
Village Clerk