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**FAYETTEVILLE CITY COUNCIL
REGULAR MEETING MINUTES
COUNCIL CHAMBER, CITY HALL
MARCH 24, 2025
6:30 P.M.**

Present: Mayor Mitch Colvin; Council Members Katherine K. Jensen (District 1) (arrived via TEAMS at 7:06 p.m., departed 7:38); Malik Davis (District 2); Mario Benavente (District 3); D. J. Haire (District 4); Lynne Greene (District 5); Derrick Thompson (District 6); Brenda McNair (District 7); Courtney Banks-McLaughlin (District 8); Deno Hondros (District 9)

Others Present: Douglas Hewett, City Manager
Lachelle Pulliam, City Attorney
Kelly Olivera, Assistant City Manager
Jeffrey Yates, Assistant City Manager
Adam Lindsay, Assistant City Manager
Kemberle Braden, Police Chief
Kevin Dove, Fire Chief
Loren Bymer, Market and Communications Director
Dereke Planter, Code Enforcement Supervisor
Craig Harmon, Senior Planner
Dave Steinmetz, Assistant Development Services Director
Lisa Reid, Public Safety Communications Manager
Byron Reeves, Deputy Public Services Director
Sonye Randolph, Assistant City Attorney
Christopher Cauley, Economic and Community Development Director
Albert Baker, Economic and Community Development Assistant Director
Kim Toon, Purchasing Manager
Darrell Allison, FSU Chancellor (departed at 7:30 p.m.)
Allison Beatty, NCInnovation Regional Hub Director (departed at 7:30 p.m.)

Jennifer Ayre, City Clerk
Members of the Press

1.0 CALL TO ORDER

Mayor Colvin called the meeting to order.

2.0 INVOCATION

The invocation was offered by Pastor Rosa Herman, Harvest Family Church.

3.0 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Webelo Den 747 from St. James Lutheran Church and leader Tyler Fitzgerald.

4.0 ANNOUNCEMENTS AND RECOGNITIONS

Mr. Darrell Allison, Fayetteville State University (FSU) Chancellor, presented an update on NCInnovation, a public-private partnership at FSU. The State of North Carolina created a \$500 million endowment. FSU became the 7th Hub in North Carolina for an industry sector focused on defense innovation. Chancellor Allison announced Dr. Alison Beatty as the NCInnovation Regional Hub Director at FSU. Dr. Beatty stated the mission of the NCInnovation Hub is to accelerate the commercialization of technology out of the universities to address market needs and create long-term economic benefits for all regions in the state. NCInnovation supports researchers with grant funding,

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mentorship, and partnership development to help accelerate the transition from academia to industry.

Chancellor Allison announced the Pathways and Partnerships Breakfast Series to bring faculty, business, and military innovators together on April 29th at FSU. This will help identify collaborative opportunities and lay the groundwork for funding proposals.

Discussion ensued.

Mayor Colvin stated FSU spoke to the Council after the initial award for the NCInnovation Hub and the City and FSU entered into an agreement for Catalyst Site 1. Chancellor Allison thanked the City for their continued partnership and support. The collaboration reflects a shared commitment to enhancing the quality of life, education opportunities, and economic vitality across the City and makes lasting contributions to the future. Progress continues for the potential land exchange between FSU and the City and creates an alignment of assets that will be leveraged to serve the public good and create long-range planning for the benefit of the Murchison Road community. The FSU Board recently voted to approve the transfer of the FSU Washington Drive property to the City and looks forward to an agreement for the transfer of Catalyst Site 1 to FSU.

Discussion ensued.

MOTION: Council Member Davis moved to accept the report and direct the City Attorney to work with the FSU legal department to draft the Memorandum of Understanding and bring it back to City Council for consideration.

SECOND: Council Member Greene

VOTE: UNANIMOUS (10-0)

Council Member Banks-McLaughlin stated Partnership for Children is appreciative of the funding for the early childcare provider.

Mayor Colvin presented the Key to the City to Police Chief Kemberle Braden in grateful recognition of his devoted interest and untiring commitment while serving the City of Fayetteville for the past 29 years.

5.0 CITY MANAGER REPORT

Mr. Douglas J. Hewett, City Manager, announced Mr. Todd Joyce as Interim Chief of Police.

6.0 APPROVAL OF AGENDA

MOTION: Council Member Banks-McLaughlin moved to approve the agenda.

SECOND: Council Member Haire

VOTE: UNANIMOUS (9-0)

7.0A CONSENT AGENDA

MOTION: Council Member Davis moved to approve the consent agenda with the exception of 1307 Coburn Street in Item 7.0A4.

SECOND: Council Member Benavente

VOTE: UNANIMOUS (9-0)

7.0A1 Approval of Meeting Minutes: March 3, 2025 – Work Session

7.0A2 P25-04. A request to rezone 1321 Camden Road (REID 0436163842000), owned by ANR Investment LLC, from Single-Family Residential 6 (SF-6) to Mixed Residential 5 (MR-5)

The City Council approved the rezoning request of 1321 Camden Road from Single-Family Residential 6 (SF-6) to Mixed Residential 5

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(MR-5. At a recent Zoning Commission Meeting, the rezoning was unanimously recommended for approval. The rezoning is consistent with the Future Land Use Plan.

7.0A3 SUP25-01 - Order of Approval, Findings of Fact: Special Use Permit (SUP) to allow for the reduction in the separation requirement between Automotive Wrecker Services and any residential district, school, or childcare center, located at 3424 Cumberland Rd (REID # 0426015026000) and being the property, Kodjo Sam Kouassi, Sam's Towing

The City Council approved the Order of Approval for Special Use Permit 25-01 based on the approval of the application during the evidentiary hearing by Council at the February 24, 2025, Council Meeting.

7.0A4 Uninhabitable Structures: Demolition Recommendations
1307 Coburn Street District 2
5525 Meharry Drive District 3
1661 Baysden Court District 4

The demolition ordinances are for three residential buildings condemned as dangerous.

1307 Coburn Street District 2

This address was pulled due to demolition by the resident.

5525 Meharry Drive District 3

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY OF FAYETTEVILLE, NC, 5525 MEHARRY DRIVE. PIN 0429-27-6363. ORDINANCE NO NS2025-007

1661 Baysden Court District 4

AN ORDINANCE OF THE CITY COUNCIL OF FAYETTEVILLE, NORTH CAROLINA REQUIRING THE CITY BUILDING INSPECTOR TO CORRECT CONDITIONS WITH RESPECT TO, OR TO DEMOLISH AND REMOVE A STRUCTURE PURSUANT TO THE DWELLINGS AND BUILDINGS MINIMUM STANDARDS CODE OF THE CITY OF FAYETTEVILLE, NC, 1661 BAYSDEN COURT, PIN 0418-96-1283. ORDINANCE NO. NS2025-008

7.0A5 Approval of Amendment to the Stormwater Advisory Board (SWAB) Bylaws

The City Council approved the amendment to the Stormwater Advisory Board bylaws to include *Section 9. - Parliamentary Authority stating the current edition of Robert's Rules of Order, Newly Revised, shall govern the proceedings of the Stormwater Advisory Board in all cases to which they are applicable and not inconsistent with the bylaws, special rules of order the Board may adopt, or any applicable statutes.*

7.0A6 Adoption of a Revision to the FACT Committee By-Laws to Modify Meeting Frequency

The City Council approved the revision of the FACT Committee bylaws, altering the meeting frequency from monthly to bi-monthly.

7.0B ITEMS PULLED FROM CONSENT

No items were pulled from consent.

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8.0 REPORTS FROM BOARDS AND COMMISSIONS

8.01 Receive the Stormwater Advisory Board Annual Report

Mr. Byron Reeves, Deputy Public Services Director, introduced Mr. Whitaker Grannis, Stormwater Advisory Board (SWAB) Chair. Mr. Grannis presented the Stormwater Advisory Board Annual Report with the aid of a PowerPoint presentation and stated SWAB has nine members, appointed for two years, who can serve up to two consecutive terms. Meetings are held the first Tuesday of the month at 5:30 p.m. at the FAST Transit Center, 505 Franklin Street.

Mr. Grannis provided a history of SWAB. SWAB serves as the public involvement mechanism for the City's National Pollutant Discharge Elimination System (NPDES) permit. No federal funding is provided for NPDES. The Board also focuses on Capital Improvement Projects, the Drainage Assistance Program, and watershed studies.

The Board plans to focus on reviewing the Impervious Area Analysis and Tiered Rate Structure Study, which is in the process of being completed, and will be identifying rates for businesses and possibly residences; the board will continue to review and approve drainage assistance projects and hear appeals on illicit connections and improper disposal to the storm sewer system.

Discussion ensued.

MOTION: Council Member Hondros moved to accept the Stormwater Advisory Board Annual Report
SECOND: Council Member Greene
VOTE: UNANIMOUS (9-0)

8.02 Receive the Joint Fayetteville-Cumberland County Senior Citizen Advisory Commission Annual Report

Mr. Vann Sherrod, Joint Fayetteville-Cumberland County Citizen Advisory Commission Chair, presented the Joint Fayetteville-Cumberland County Citizen Advisory Commission Annual Report and stated there are six members, five City appointments and one County appointment. The main goals of the Commission are to advocate for senior citizens, assist in providing senior citizens resources, and assist in providing resources, programs, and volunteering opportunities. The Commission is currently looking to identify more resources. Mr. Sherrod stated the Commission has recently hosted an information table at senior citizen events, is planning a luncheon to invite senior organizations to further accomplish gaining resources, created a questionnaire box for senior centers and churches, is working on developing new flyers and brochures, and increasing their presence on Facebook.

MOTION: Council Member Benavente moved to accept the Joint Fayetteville-Cumberland County Senior Citizen Advisory Commission Annual Report
SECOND: Council Member Davis
VOTE: UNANIMOUS (9-0) (Council Member Hondros' unexcused absence counting as an affirmative vote)

9.0 PUBLIC HEARINGS

9.01 Public Hearing and Subsequent Adoption of the Substantial Amendments to the Housing and Urban Development 2022-2023 and the 2024-2025 Annual Action Plans

Mr. Albert Baker, Economic & Community Development Assistant Director, presented this item with the aid of a PowerPoint presentation and stated the substantial amendments are for the Housing Opportunities for Persons with Aids (HOPWA) program. HOPWA is the only federal program designed to assist people with HIV and Aids. Individuals must have an HIV or Aids diagnosis, have low-to-moderate

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income, and live in Cumberland County, Harnett County, or Hoke County to qualify.

The City Council adopted the 2022 HUD Annual Action Plan, allocating \$200,000.00 for the HOPWA Housing Trust Fund. Similarly, City Council adopted the 2024 HUD Annual Action Plan, allocating \$200,000.00 for the HOPWA Housing Trust Fund. The request is to transfer the 2022 funding to the HOPWA Tenant-Based Rental Assistance Program (TBRA) and the 2024 funding to the HOPWA Housing and Services Program. There has been a significant increase in people served in the TBRA program by almost 60 percent due to rising rent, subsidy payments due to rent waivers, and increased portions paid on behalf of the residents.

This is the advertised public hearing set for this date and time. There being no one to speak, the public hearing was opened and closed.

MOTION: Council Member Haire moved to approve the Substantial Amendments to the Housing and Urban Development 2022 - 2023 and 2024 - 2025 Annual Action Plans
SECOND: Council Member Benavente
VOTE: UNANIMOUS (9-0)

10.0 OTHER ITEMS OF BUSINESS

10.01 Authorize PSAP (911 Center) Architectural Agreement 806

Mayor Colvin stated there has been interest by the City and County to have discussions regarding a joint consolidated 911 system that would consist of the City, County, and surrounding municipalities. The talks are ongoing per the direction of City Council at the March 13, 2025, Council Meeting. Tonight is to create a placeholder so the City can still be considered for a grant if the discussions are not successful.

Mr. Adam Lindsay, Assistant City Manager, presented this item with the aid of a PowerPoint presentation and stated this item was tabled from the March 13, 2025, meeting. The City has been working diligently towards a 911 Center. Currently, there is a competitive state-level construction grant available that the City does not want to miss out on applying for, which could award up to \$9 million.

The request is for Council to consider continuing to table the architectural services agreement, approve the 911 construction grant, and engage professional partners to pursue that while continuing discussions with County partners on consolidation. The cost to engage the architect for the required conceptual floor plan would cost an estimated \$10,000.00.

MOTION: Council Member Thompson moved to authorize staff to move forward with the NC 2026 911 Construction Grant and utilize professional services for a stand-alone call center
SECOND: Council Member McNair
VOTE: UNANIMOUS (9-0)

11.0 ADJOURNMENT

There being no further business, the meeting adjourned at 8:11 p.m.

Respectfully submitted,

JENNIFER L. AYRE
City Clerk
032425

MITCH COLVIN
Mayor