

**FAYETTEVILLE CITY COUNCIL
REGULAR MEETING MINUTES
COUNCIL CHAMBER, CITY HALL
OCTOBER 13, 2025
6:30 P.M.**

Present: Mayor Mitch Colvin;

Council Members Katherine K. Jensen (District 1); 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) (via TEAMS); Deno Hondros (District 9)

Others Present: Douglas Hewett, City Manager
Lachelle Pulliam, City Attorney
Kelly Strickland, Assistant City Manager
Jeffrey Yates, Assistant City Manager
Jodi Phelps, Assistant City Manager
Adam Lindsay, Assistant City Manager
Roberto Bryan, Police Chief
Kevin Dove, Fire Chief
Tiffany Murray, Chief Finance Officer
Gerald Newton, Development Services Director
Loren Bymer, Marketing and Communications Director
Andrew LaGala, Airport Director
John Jones, Office of Community Safety Director
Albert Baker, Economic and Community Development Assistant Director
Kecia Parker, Real Estate Manager
Jacqueline Abbott, Community Resources Manager
Kimberly Toon, Purchasing Manager
Brook Redding, Senior Assistant to the City Manager
Jennifer Ayre, City Clerk
Members of the Press

1.0 CALL TO ORDER

Mayor Colvin called the meeting to order at 6:30 p.m.

2.0 INVOCATION

The invocation was offered by Chaplain Andrew Alterman.

3.0 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mayor Colvin and City Council.

4.0 ANNOUNCEMENTS AND RECOGNITIONS

A moment of silence was held in remembrance of the E.E. Smith students, Trevor Merritt, Nick Williams, and Jai'Hyon Elliott who were tragically killed in an accident on October 8, 2025.

Council Member Benavente announced the Child Advocacy Center's Annual Pinwheel Masquerade Ball to Unmask Child Abuse is taking place on Saturday, October 18, 2025, from 6:00-8:00 p.m.

Council Member Haire announced early voting for the general election will begin Thursday, October 16, 2025, thru Saturday, November 1, 2025, and the general election is Tuesday, November 4, 2025. There are three early voting sites at Kiwanis Recreation Center, Board of Elections, and Cliffdale Recreation Center.

Mayor Pro Tem Jensen recognized October is Breast Cancer Awareness Month and announced City Hall will be lit up in pink in recognition.

Council Member Thompson presented Certificates of Appreciation to Mr. Jordan Timmons and the Lowe's Store #0388 Manager Mr. Nate for their contributions to the Fire Department in supplying fire alarms.

Council Member Thompson and the Executive Board of the Fayetteville NEXT Commission presented Certificates of Appreciation to the staff of Rick's Place of the Rick Herrema Foundation in recognition of their partnership with the Fayetteville NEXT Advisory Commission Adult Field Day held on August 23, 2025.

Mayor Colvin presented a proclamation to staff members in honor of Indigenous Peoples Day, recognized on October 13, 2025.

Mayor Colvin presented a proclamation to Mr. Shaun McMillan and members of the Community Awareness Alliance in honor of World Homeless Day recognized on October 10, 2025.

5.0 CITY MANAGER REPORT

Dr. Douglas Hewett, City Manager, announced a new art exhibition at the Fayetteville Regional Airport that celebrates local culture and heritage from twelve talented local artists. A public reception will take place on October 23, 2025, from 6:00 to 7:30 PM. The exhibit will be on display through February 5, 2026.

Dr. Hewett announced Mr. Jeffrey Yates, Assistant City Manager, has achieved ICMA Credential Manager status and will be recognized at a conference in Tampa, Florida, later this month. This designation is one of the highest honors bestowed by the International City/County Management Association (ICMA) and signifies a significant commitment to high standards, ethics, and continuous learning for local government professionals. In order to qualify for the designation, it requires a combination of education, experience, and an ongoing dedication to professional development.

Mr. Hewett stated the City Manager newsletter is published weekly, and residents can sign up to receive it via the city's website.

6.0 APPROVAL OF THE AGENDA

MOTION: Council Member Haire moved to approve the agenda.

SECOND: Council Member Thompson

VOTE: UNANIMOUS (10-0)

7.0 PUBLIC FORUM

Ms. Katherine Goldblatt, 1707 Fort Bragg Rd., Fayetteville, NC, expressed concerns regarding the need for new crosswalks in District Five.

Mr. Benjamin Hultquist, 801 Rim Rd., Fayetteville, NC, provided recommendations for traffic calming measures.

Mr. John Biller, 6712 Winthrop Dr., Fayetteville, NC, expressed concerns regarding the display of religious symbols at a business in Fayetteville and obscene art at the Arts Council.

Mr. Konchan Khamone, 363 Dick St., Fayetteville, NC, expressed concerns regarding the demolition of his property at 206 Campbell Avenue.

Mr. Shaun McMillan, 6024 Goldenrain Dr., Fayetteville, NC, expressed concerns regarding justice, transparency, and accountability.

8.0A CONSENT AGENDA

MOTION: Council Member Haire moved to approve the consent agenda.

SECOND: Council Member Thompson

VOTE: UNANIMOUS (10-0)

- 8.0A1 Approval of Meeting Minutes:**
September 17, 2025 – Agenda Briefing
September 22, 2025 – Discussion of Agenda Items
September 22, 2025 – Regular

8.0A2 Approve P25-43: Request to rezone 79.39 acres at 4407 Distribution Drive and adjacent parcels from multiple districts to HI, owned by STEELFAB OF VIRGINIA INC., represented by Cynthia Smith of Moorman, Kizer, & Reitzel

City Council approved the rezoning of 79.39 acres at 4407 Distribution Drive and adjacent parcels from multiple zoning districts to Heavy Industrial (HI) to allow SteelFab to develop a new fabrication plant with associated yard operations. The map amendment is consistent with the City's adopted growth strategies and supports Future Land Use Plan policies that promote strategic economic development within designated industrial/employment areas served by existing infrastructure. At the September 9, 2025, Zoning Commission meeting the Zoning Commission voted 3-0 to recommend approval of the rezoning.

8.0A3 Approve P25-44: Request to rezone 0.11 acres at 433 Hillsboro St. from residential to Limited Commercial (LC), owned by Shelby Tart, represented by Lori Epler of Larry King & Assoc.

City Council approved the rezoning of 0.11 acres at 433 Hillsboro Street from split-zoned Mixed-Residential 5 (MR-5) and Limited Commercial (LC) to all LC. The purpose is to resolve a long-standing nonconformity created with the adoption of the City's Unified Development Ordinance (UDO) districts; no new development is proposed, and as a straight rezoning, no conditions may be attached. The request is consistent with the City's adopted growth strategies and the Future Land Use Plan's direction to focus investment around existing infrastructure and strategic nodes and to encourage compatible economic and commercial development. At the September 9, 2025, Zoning Commission meeting, the Zoning Commission voted 3-0 to recommend approval of the rezoning.

8.0A4 Adoption of Capital Project Ordinance Close Out Amendments and Capital Project Ordinance Amendments to ensure appropriations accurately reflect grant funding updates

City Council adopted Capital Project Ordinance Closeout (CPCLO) 2025-30, 2025-32, and 2025-33 to close the Sewer Line from the Intersection of Claude Lee Road and Doc Bennett Road Project, Reconstruction of South General Aviation Ramp Project, and Repaving and Repainting North General Aviation Apron Project, respectively. The three (3) airport capital projects were previously approved in the FY2025 Capital Improvement Plan, prior to receiving the anticipated grant funding.

City Council also adopted Capital Project Ordinance Amendment (CPOA) 2023-6 and 2025-22 to reduce appropriations of the Perimeter Road Paving and Replacement Fencing Project and the International Arrivals Facility Project in order to reflect the actual awarded grant amounts and local matches, which vary from the original anticipated funding.

8.0A5 Approve Auction of Six Decommissioned City of Fayetteville Assets

City Council approved the auction of its decommissioned vehicles for auction online on GovDeals. The assets have a potential return of \$30,000.00 or more per asset when auctioned, requiring Council approval. The six vehicles have met the useful life due to age, mileage, maintenance costs, and/or hours of use. The description of the assets includes three Knuckle Boom Refuse Trucks, one Side Loader Refuse Truck, one Street Sweeper, and one Sewer/Vac Truck.

8.0A6 Adopt Ordinance Regarding New Legislation Impacting Applicants

City Council approved the adoption of an amendment to the Human Resources ordinance due to a new state law (Session Law 2025-16) that was enacted this summer, requiring cities in North Carolina to subject all applicants for positions that work with children in any way to have a criminal history record check conducted by the North Carolina State Bureau of Investigation (SBI).

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FAYETTEVILLE AMENDING SECTION 19-32, SELECTION AND APPOINTMENT OF ARTICLE II, RECRUITMENT, SELECTION/APPOINTMENT, PROMOTIONS, DEMOTIONS, REDUCTIONS IN FORCE OF CHAPTER 19, HUMAN RESOURCES, OF THE CODE OF ORDINANCES OF THE CITY OF FAYETTEVILLE, NORTH CAROLINA. ORDINANCE NO. S2025-26

8.0A7 Approval of First Lease Modification and Extension Agreement with Methodist University for Continuation of Use of Property on Treetop Drive and First MOA Modification and Extension with Fayetteville Soccer Club

City Council authorized the City Manager to execute the first lease modification and extension agreement with Methodist University for Jordan Soccer Complex at a cost of \$114,000.00 per year, plus operating costs such as utilities, insurance, and maintenance. City Council also authorized the City Manager to execute the first memorandum of agreement (MOA) modification and extension with the Fayetteville Soccer Club for competitive youth soccer. Fayetteville Soccer Club, Inc. is to remit \$42,000.00 annually to the City; will remit 20 percent (%) of net revenue from any tournament/event they administer and facilitate at the Jordan Soccer Complex; and will remit 25% of rental income from third party tournament/event per the agreement.

8.0A8 Adopt Resolution Declaring 0.03 Acres on Wright Street Surplus Property and Authorizing the Upset Bid Process and Sale of the Property

City Council adopted the resolution declaring 0.03 Acres on Wright Street as Surplus Property and authorized the upset bid process and sale of the property. The City of Fayetteville was deeded 0.03 acres on Wright Street from the Fayetteville Redevelopment Commission in December 2004. This parcel was a left-over remnant of the Wilmington Road NDP Section 1 Project NCA-10 developed by the Fayetteville Redevelopment Commission in 1974 and was access for the lot located at 434 Wright Street. The property owner of 434 Wright Street submitted a bid form and deposit for the subject property as it provides access to her current property. The City has received the minimum bid amount of \$280.00 on the property. The City has never developed the property and has no plans to utilize the lot.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FAYETTEVILLE, NORTH CAROLINA, DECLARING 0.03 ACRES ON WRIGHT STREET SURPLUS PROPERTY AND AUTHORIZING THE UPSET BID PROCESS AND SALE OF PROPERTY. RESOLUTION NO. R2025-037

8.0A9 PWC – Approve Sole Source Request – Purchase and Install 32-Tap Vacuum Interrupting On-Load Tap Changer

City Council approved the sole source request to purchase and install a 32-tap vacuum interrupting on-load tap changer (OLTC) from Reinhausen Manufacturing Inc. in the amount of \$246,978.67 and authorize the CEO/General Manager of the Fayetteville Public Works Commission to execute for that purpose the contract for its purchase.

8.0B ITEMS PULLED FROM CONSENT

There were no items pulled from the Consent Agenda.

9.0 STAFF REPORTS

9.01 Receive the FY26 1st Quarter Strategic Performance Report

Mr. Chris Lowery, Strategic & Performance Analytics Manager, and Mr. Andrew Brayboy, Senior Corporate Performance Analyst, presented this item with the aid of a PowerPoint presentation and stated the presentation will highlight the Council's strategic direction, how the strategic direction continues to drive measurable processes across Fayetteville, and connect performance data with real impacts in the community on safety, housing, youth, economic growth, and connectivity. Mr. Brayboy provided an overview of the FY26 Strategic Priorities: Priority One (1) - Ongoing commitment to a comprehensive approach to community safety; Priority Two (2) - Enhance economic growth throughout the City; Priority Three (3) - Continue the City's commitment to revitalization efforts and housing needs; Priority Four (4) - Evaluate and expand transportation and other connectivity for residents; and Priority Five (5) - Increase Parks and Recreation opportunities for youth engagement and interaction. The new priority for FY26 is Transportation and Connectivity; the other four remain focus areas from FY25.

Mr. Brayboy clarified the data provided in the quarterly report are what are considered lagging metrics, which reflect the results of past actions or activities, not what is happening in real time. This tells what has happened and provides historical information and serves as baselines for planning, forecasting, and where to make tweaks and necessary adjustments where needed.

Priority 1 continues to deliver measurable results in prevention, response, and community collaboration. All metrics within Priority 1 are meeting or improving upon the respective FY26 targets. The Community Safety Microgrant Program awarded \$84,500.00 to twenty neighborhood projects directly investing in community safety and violence prevention initiatives. The Fayetteville Cares Day Resource Center recorded more than 3,100 visits in Quarter 1, providing critical access to housing, health, and support services through 42 active partner organizations—surpassing the FY26 target of 30 partners. The Office of Community Safety (OCS) continues to strengthen partnerships and outreach efforts, conducting 84 field visits, responding to 214 mental health or homelessness-related calls, and making 52 referrals to connect residents with essential services. OCS also organized 59 community engagement events, including three Youth Night Outs and a youth-led PROOF event, reaching over 150 participants. The Fire Department's 90th percentile response time was 6:54 minutes, while the Police Department's Priority One call response time averaged 8:51 minutes. Both of these targets meet industry standards for accreditation across the Fire and Police Departments.

Priority 2 focuses on expanding Fayetteville's economic base through partnerships, innovation, and small business success. The City invested \$2.14 million in grants, loans, small business development, workforce programs, and community revitalization projects. Three new general contractors were licensed through the License Prep Program, which helps small minority and women-owned businesses participate in construction and City Projects. Staff continues to collaborate with FCEDC to align City goals with regional economic development strategies, creating a unified approach to business retention and attraction.

Priority 3 saw the disbursement of \$1.1 million of a \$7.2 million target in construction financing supporting the creation of 294 affordable multi-family housing units. The City allocated \$450,000.00 to community housing development organizations to produce nine affordable single-family homes. Furthermore, the City helped transition six families from crisis to stability through rapid rehousing and homelessness prevention programs. The Homebuyer HERO program continues to be a path for new homeowners, and in Quarter 1, a total of \$320,000.00 was awarded to thirteen (13) new homebuyers for down payment assistance. Some revitalization measures are lagging due to project timelines or pending funding, but overall progress remains strong moving forward.

Priority 4 aims to enhance how residents and visitors move throughout Fayetteville, whether by road, bus, sidewalk, trails, or air. Transit completed the initial steps of the Title V Fare and Service Study, ensuring the transit system is fair and equitable, as well as implemented recommendations for the Title VI Survey Analysis. Development of the new master connectivity GIS overlay map has begun, which will help support future projects. The airport is continuing to explore strategies to expand flight options and enhance regional connectivity.

Priority 5 directly rolled over from FY25 and continues to remain a cornerstone. The Orange Street School STEM initiative served 351 participants. The Fayetteville-Cumberland Youth Council and PALS program exceeded participation expectations in Quarter 1. Between Parks and Recreation and the Office of Community Safety, 104 youth events and programs were held, engaging 180 new participants. Recreation projects such as the Tennis Center, Cape Fear River Park, McArthur Sports Complex, and Veteran Park Part II continue to move forward.

Mr. Lowery stated staff continue to analyze data, refine strategies, and further engage with stakeholders. The Quarter 2 update will be presented in January 2026. Residents can find the quarterly updates and the scorecard that has more details on the City website under the Strategic Planning and Analytics page.

Discussion ensued regarding OCS, airport initiatives for future air service growth, and the Homebuyers HERO program.

MOTION: Council Member Benavente moved to accept the FY26 1st Quarter Strategic Performance Report

SECOND: Council Member Davis

VOTE: UNANIMOUS (10-0)

10.0 PUBLIC HEARINGS

10.01 Hold a Public Hearing and Adopt the Substantial Amendments to the Housing and Urban Development 2021-2022 and 2025-2026 Annual Action Plans

Ms. Jacqueline Abbott, Community Resources Manager, presented this item with the aid of a PowerPoint Presentation and stated the 2021-2022 Annual Action Plan was adopted by Council on May 14, 2021, with a HOME-ARP allocation of \$3,397,564.00. The 2025-2026

Annual Action Plan was adopted by Council on April 28, 2024, with a CDBG – Neighborhood Resources allocation of \$460,582.00; however, no CDBG- Affordable Housing was adopted, because the majority of housing activity is done through HOME funds. Staff received a revised award notice on April 30, 2025, with instructions to amend the 2021-2022 Annual Action Plan in order to accept an additional allocation of \$5,000.00. The newly revised HOME-ARP award will be \$3,402,662.00. There was program income identified in the 2025-2026 Annual Action Plan when reconciling previous funding cycles of \$280,000.00. The new funding will now provide CDBG - Neighborhood Resources \$640,582.00 and create CDBG – Affordable Housing funding of \$100,000.00.

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

MOTION: Council Member Haire moved to approve the Substantial Amendments to the Housing and Urban Development 2021-2022 and 2025 - 2026 Annual Action Plans
SECOND: Council Member McNair
VOTE: UNANIMOUS (10-0)

11.0 ADJOURNMENT

There being no further business, the meeting adjourned at 7:58 p.m.

Respectfully submitted,

JENNIFER L. AYRE
City Clerk
101325

MITCH COLVIN
Mayor