

**Regular Board Meeting of the Town Board of the Town of Lillington, Tuesday, January 15, 2019 at 7:00 p.m. at the Lillington Town Hall (102 E. Front Street), Lillington, North Carolina.**

Board Members Present: Mayor Glenn McFadden  
Mayor Pro Tempore Rupert Langdon  
Commissioner Dianne Johnson  
Commissioner Judy Breeden  
Commissioner Marshall Page  
Commissioner Paul Phillips

Staff Present: Joseph Jeffries, Town Manager  
Lisa Young, Assistant Town Manager  
Alicia Gregory, Management Analyst/Town Clerk  
Frank Powers, Police Chief  
Ashley Wimberly, Public Works Director  
William Baker, Parks and Recreation Director  
Marshall Parrish, Town Planner/Public Information Officer  
Tony Buzzard, Town Attorney

**Call to Order & Welcome:** Mayor Glenn McFadden called the meeting to order and welcomed those in attendance at 7:00 pm.

**Pledge of Allegiance:** Mayor Glenn McFadden led the Pledge of Allegiance to the flag of the United States of America.

**Invocation:** Commissioner Page held the invocation.

**Agenda Consideration:** Mayor Glenn McFadden presented the agenda for consideration by Town Board members. Commissioner Page moved to approve the agenda as presented. The motion was seconded by Commissioner Phillips and approved unanimously. (Minute Book Notation: Agenda is on file at Lillington Town Hall).

**Public Comment:** Mayor Glenn McFadden inquired as to whether anyone wished to address the Town Board.

There were no speakers signed up for public comment.

**Consent Agenda:** Commissioner Langdon moved that the consent agenda items be approved as submitted to the Board. The motion was seconded by Commissioner Phillips and the following consent agenda items were approved unanimously:

**Item #1**

**Work Session Minutes from December 10, 2018**

Minutes were approved.

**Item #2**

**Closed Session Minutes from December 10, 2018**

Minutes were approved.

**Item #3**

**Regular Session Minutes from December 11, 2018** Minutes were approved.

**Item #4**

**Special Meeting Minutes from December 18, 2018** Minutes were approved.

**Item #5**

**Closed Session Minutes from December 18, 2018** Minutes were approved.

**Item #6**

**Audit Extension** Extension was approved.

**Item #7**

**FY18-19 Budget Amendment #8** Amendment was approved.

**Item #8**

**KB Power Systems LLC. Commercial Generator Maintenance Agreement**  
Agreement was approved.

**Item #9**

**Ordinance FY2019-15 Certification of Municipal Declaration to Repeal Speed Limits and Request for Concurrence** Ordinance was approved.

**PUBLIC HEARINGS**

**Item #10 Public Hearing on the Question of Zoning Assignment at 465 East Cornelius Harnett Boulevard**

Mayor McFadden opened the Public Hearing.

Mayor McFadden recognized Marshall Parrish, Town Planner. Ms. Parrish briefed the Board of the request for consideration of rezoning application for the property located at 4654 East Cornelius Harnett Boulevard PIN#0660-05-8905.000. The request is to rezone the land from RS20 Residential Single Family to GB General Business.

Ms. Parrish explained to the Board of Commissioners the findings in the Staff Report included in the Board Packet.

**Evaluation**

The impact to the adjacent property owners and the surrounding community is reasonable, and the benefits of the rezoning outweigh any potential inconvenience or harm to the community.

REASONING: The requested zoning change to General Business will not have a negative impact on the community as it is similar in nature to existing uses within this area.

The requested zoning district is compatible with the existing Land Use Classification.

REASONING: The requested zoning district is compatible with this area's land use classification of Commercial Nodes/Boulevard Commercial.

The proposal does enhance or maintain the public health, safety and general welfare.

REASONING: The requested rezoning to General Business would maintain or enhance the public health, safety, and general welfare due to area's existing commercial uses as well as the potential site improvements that would be required for development.

**Planning Board Review**

The Planning Board considered the application at their meeting on August 20, 2018 and noted the following:

1. The property has mixed residential and commercial uses adjacent and nearby.

**ADJACENT ZONING DISTRICTS**

North: Harnett County RA30 Residential Agricultural

South: General Business

East: RS20 Residential Single Family

West: General Business and RS20 Residential Single Family

1. The 2015 Future Land Use Map designates the properties to the East and West of this property as “Commercial Nodes / Boulevard Commercial”.
2. The property is accessed via an existing driveway on East Cornelius Harnett Boulevard.

The Planning Board did unanimously vote to recommend approval to the Board of Commissioners.

Mayor McFadden asked if there was anyone else wishing to speak concerning the rezoning.

Lorraine Gaskin of East Cornelius Harnett Blvd stated she was really concerned about the rezoning and how it would affect her property. Ms. Gaskin was concerned with the type of business that would be located in this area following the rezoning. She was very concerned about the noise level and crime. Ms. Gaskin was concerned with her safety following the rezoning. She also stated concerns of the increased traffic level that would come with a new business. Ms. Gaskin also stated she was concerned as whether this would affect her ability to get to the “old home place.”

Commissioner Page questioned Ms. Gaskin about what she was referring to as the “old home place.”

Ms. Gaskin stated it was a road that was behind Mr. Sexton’s property that led to a family cemetery.

Commissioner Langdon requested to ask the Town Attorney a question regarding this issue. Commissioner Langdon asked if the egress and ingress was something the Town needed to consider during their evaluation of the rezoning request.

Town Attorney Tony Buzzard explained that the Town is not taking a position on whether or not there is an easement and that it was a civil matter. He explained that it is outside the scope of the Town to decide that matter.

Sara Spencer of 203 East McNeil Street stated that she does not live adjacent to the property, but she wanted to reiterate the egress and ingress on the property.

Mayor McFadden explained that the rezoning would have no effect on the driveway, that it is a civil matter between them and the property owner.

Dexter Chance of 300 NC 27 West stated he was here for support of his Aunt and wanted to ensure the driveway was not going to be affected by the rezoning of the property.

Mayor McFadden asked if anyone else would like to speak concerning this matter. As no one else stepped forward, the Public Hearing was closed.

**Item #10A Approval of an Ordinance Amending the Town of Lillington Zoning Ordinance**

Commissioner Page stated that the requested rezoning to General Business is compatible with Town of Lillington regulatory documents and would not have an unreasonable impact on the surrounding community based on the uses in the area as well as the Town's Land Use Plan designation for this area. Therefore, he made a motion to approve Ordinance Amending the Town of Lillington Zoning Ordinance. The motion was seconded by Commissioner Langdon approved unanimously.

**ITEMS FOR CONSIDERATION**

**Item #11 Consideration of Approval Resolution of Appreciation for K-9 Major at His Retirement**

Mayor McFadden recognized Joseph Jeffries, Town Manager. Mr. Jeffries stated the Town of Lillington Police Department has been fortunate to have K-9 officers to assist in the assurance of public safety for the citizens of the town. Our current K-9, Major, has had several health issues, one requiring 911 emergency transport to a veterinary hospital. These health issues have presided and diminished Major's ability to complete his assigned shifts. With that it is the recommendation of the Town Manager to surplus and retire Major and present him with a Resolution of Appreciation for his service. Major served with pride, courage, and honor. K-9 Officer Kevin Byrd has requested to assume ownership of Major upon retirement and surplus.

Commissioner Phillips made a motion to approve the Resolution of Appreciation for K-9 Major at his Retirement. The motion was seconded by Commissioner Johnson and unanimously approved.

**Item #12 Consideration of Approval of Grassroots Arts Program Subgrant Contract 2018 -19 between County of Harnett and Town of Lillington Parks and Recreation Department**

Mayor McFadden recognized Joseph Jeffries, Town Manager. Mr. Jeffries stated the purpose of this agenda item is to approve the Grassroots Arts Program Subgrant Contract 2018-19 between County of Harnett and Town of Lillington Parks and Recreation Department. All grantees are required to match grant amounts dollar for dollar. The Town of Lillington was approved a grant award of \$4,000 to support the programs this year. The grant is made possible by the North Carolina Arts Council's Grassroots Arts Grant Program. The contract and agreement to match grant funds dollar for dollar must be returned to Harnett County.

*Lillington Board of Commissioners*  
*January 15, 2019*

A motion was made by Commissioner Johnson to approve the Grassroots Arts Program Subgrant Contract 2018-19 between County of Harnett and Town of Lillington Parks and Recreation Department. Motion was seconded by Commissioner Page and unanimously approved.


**Non-Agenda Items:** Mayor Glenn McFadden inquired as to whether there were any non-agenda items that should be addressed by Town Board members or staff.

There were no additional comments.

**Adjournment:** The meeting was adjourned following the unanimous approval of a motion by Commissioner Page and a second by Commissioner Phillips.

Attest:

  
Alicia L. Gregory, Town Clerk

  
Glenn McFadden, Mayor

