

The City Council of the City of Charlotte, North Carolina convened for a Business Meeting on Monday, June 14, 2021, at 5:03 p.m. in Room 267 of the Charlotte Mecklenburg Government Center with Mayor Vi Lyles presiding. Councilmembers present were Dimple Ajmera, Tariq Bokhari, Ed Driggs, Larken Egleston, Julie Eiselt, Malcolm Graham, Renee Johnson, Greg Phipps, Victoria Watlington, and Braxton Winston II.

AUN: Councilmember Matt Newton.

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**Mayor Lyles** welcomed everyone to the June 14, 2021 Business Meeting and said this meeting is being held as a virtual meeting in accordance with all of the laws that we have to follow, especially around an electronic meeting. The requirements also include notice and access that are being met electronically as well. You can view this on our Government Channel, the City's Facebook Page, or the City's YouTube Page.

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### **INVOCATION AND PLEDGE**

Councilmember Driggs gave the Invocation followed by the Pledge of Allegiance to the Flag led by Councilmember Graham.

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### **AWARDS AND RECOGNITIONS**

#### **ITEM NO. 8: SANITATION ENGINEER APPRECIATION DAY**

**Councilmember Eiselt** read the following Proclamation:

**WHEREAS**, the nation celebrates June 17<sup>th</sup> as Global Garbageman Day; and

**WHEREAS**, no collection of people, be it state, city, township or country could efficiently run without these people; and

**WHEREAS**, the men and women employed by the City's Solid Waste Services Department perform their jobs daily with excellence, in all-weather conditions and on most holidays to keep our local community and the world at large safe and healthy; and

**WHEREAS**, waste and recycling workers contribute to a tidy and clean community; and

**WHEREAS**, the Solid Waste Services Department provides service to more than 72,000 residential units each day and collects more than 433,000 tons of refuse, recyclables, and yard waste annually; and

**WHEREAS**, the city of Charlotte values and celebrates its sanitation engineers who serve residents and local businesses:

**NOW, THEREFORE**, I, Vi Alexander Lyles, Mayor of Charlotte, do hereby proclaim

June 17, 2021, as

#### **“SANITATION ENGINEER APPRECIATION DAY”**

to be observed in the City of Charlotte in recognition of the importance of our Solid Waste collection workers and in accordance with the aforementioned national day of recognition

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**Mayor Lyles** said I think all of us across this community, all of our residents especially our residents in housing, know how important this service is. It is probably the number one thing that people know about our community and the work that gets done is done by these fabulous folks that are in our Solid Waste Services Department led by Rodney Jamison, and I just want to say thank you. We are going to celebrate a little bit more this weekend and on Friday I'm going to go out and I hope that we are going to have time to talk about what you would like to talk about as you work here in the City, but I just want to brag on you because that is what you deserve. Thank you very much.

#### **ITEM NO. 7: JUNETEENTH PROCLAMATION**

Mayor Lyles read the following Proclamation:

**WHEREAS**, on June 19, 1865, nearly two and a half years after President Abraham Lincoln signed the Emancipation Proclamation, Union soldiers, led by General Gordon Granger, arrived in Galveston, Texas, bringing to some of the last enslaved Americans news of their legal status as free persons; and

**WHEREAS**, the nineteenth of June has become nationally recognized as "Juneteenth," to commemorate the abolition of slavery and honor the strength, determination, and triumphs of African Americans in the face of extreme oppression and hardship; and

**WHEREAS**, on this anniversary each year, individuals, communities, and organizations across North Carolina and the nation celebrate African American heritage, culture, freedom, and tradition; and

**WHEREAS**, Charlotteans of all colors, creeds, and origins share a love of and respect for freedom; and

**WHEREAS**, work is underway in Charlotte to eliminate the current effects of past and current racial discrimination within policing, housing, financial lending practices, job placement, and other sectors of society; and

**WHEREAS**, the City of Charlotte encourages all people to observe Juneteenth as a day to reflect on and learn from the past, a day of healing and renewal, and a day to spur on efforts to build a brighter future:

**NOW, THEREFORE**, I, Vi Alexander Lyles, Mayor of Charlotte, do hereby proclaim June 19, 2021, as

#### **"JUNETEENTH"**

in Charlotte and commend its observance to all people.

**Mayor Lyles** said there will be a number of opportunities for the celebration of Juneteenth in this community sponsored by various arts, cultural and community-based organizations. I hope that we will all find a place that we feel comfortable going and participating in some of those celebrations.

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#### **ITEM NO. 2: ACTION REVIEW AGENDA OVERVIEW**

**Mayor Lyles** said before we have our Action Review there are two items that I want to speak to prior to beginning our meeting. First, is the current Legislation under review by the General Assembly on the local elections added one more task to the Budget and Effectiveness Committee Chaired by Ed Driggs and with participation by four of our Councilmembers. They are adding and we are looking at for the Budget and Effectiveness Committee charge to recommend a process to the Council on how to be consistent with both state and federal laws now and may include the discussion and recommendation whether or not the Charlotte City Council Elections should be bifurcated and what their

guiding principles are as they develop the recommendation for that decision. We are adding that to the Budget and Effectiveness Governance Committees work which they are going to try I hope to meet again this week to be able to address this, I think at your last meeting you didn't have time to get to the redistricting portion.

**Councilmember Driggs** said we didn't, but this adds a new urgency Mayor, because if the intention was to try and have those at large elections this year that timeline is already quite compressed so we would need to get busy. I'll find out when the members are able to meet.

Mayor Lyles said I would hope that you could do it this week if at all possible. But of course, we still have to wait for the Legislation to pass. We are still waiting to see what the final version will be.

The second thing that I wanted to do is that I want to invite all of the Councilmembers to participate in the Charlotte Pride Weekend of Service on August 21<sup>st</sup> and 22<sup>nd</sup> as our LDGTQ residents begin to celebrate Charlotte Pride Month. With our Council break beginning in July, I want to share with the community that the recommended Non-discrimination Ordinance will be on the Council's August 9<sup>th</sup> agenda to be a part of the recognition of our commitment to equality and equity during Pride Month. I want to thank each of you; many of you have had lots of conversations around this for the work that you've done to build consensus around the Ordinance and I look forward to our August 9<sup>th</sup> vote as we celebrate Pride Month. Again, the date of our weekend of Service, August 21<sup>st</sup> and 22<sup>nd</sup>. You will be getting more information about how to sign up for an activity that will help our community see the impact that our LBGTQ community members can make in a community.

With that, I will recognize the Manager for the Agenda Review for our action items that we have tonight.

**Marcus Jones, City Manager** said tonight we have two items on the Action Review Agenda; the first one is Leveraging City-owned Land for Affordable Housing and that presentation or update will be tag teamed by new Assistant City Manager, Brent Cagle, and Pam Wideman. Then, as we do annually, we have an update on the Municipal Service Districts and that would be both Darlene Heater and Michael Smith who is with us tonight.

Mayor, before I turn it over to Brent and Pam, I would like to talk a little bit about the presentation tonight and what you will see over the course of the next two weeks. My 30-day memo last time we talked about having a staying in place strategy discussion on the 28<sup>th</sup> of June well as we will have Shawn Heath give you an update about where we are with some of this last round of stimulus funds.

It is difficult to just jump into this Leveraging City-owned Land for Affordable Housing without having a bigger picture. So, as we start to think about it there are a number of initiatives that are happening and there are a number of opportunities much like the \$14 million that is in hopefully the budget that you approve tonight that would be in our corridors, which is both for housing and some workforce and economic development initiatives as well as programs that have worked well during the first year of the Corridors of Opportunity.

But also, as you start to think about it, Michael may talk about this a little bit later. I won't steal your thunder Michael, but Charlotte Center City Partners have a 2025 Homelessness strategy that is being discussed across the community. So, there are opportunities for us to think about housing, homelessness, some of the funds that are in the FY2022 proposed budget as well as stimulus funds and partnerships between the City and the County, and the private sector. So, this is not just limited to the discussion tonight, it is one piece of it, and I had I would call it, a great discussion with Councilmember Graham last week and he said well I want more. So, let's start off with what we have tonight, knowing that over the course of the next two weeks we will have more information about additional initiatives. So, with that said I will turn it over to Brent and Pam.

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### **ITEM NO. 3: LEVERAGING CITY-OWNED LAND FOR AFFORDABLE HOUSING**

**Brent Cagle, Assistant City Manager** said Ms. Wideman and I are going to go through a brief presentation to talk about how we would envision leveraging City-owned land. Part of this will be starting out with just an explanation of the roles and responsibilities, moving on into the affordable housing and real estate portfolio, talking about the parcels that we have identified for affordable housing, and the discussion of some of the other property that we have identified and what the Council should expect on those and also looking at next steps.

I will say a couple of things upfront; I want to thank all of the City staff who were involved in this. A lot of time and energy went into this, but especially Housing and Neighborhood Services and the General Services Department worked very long hours trying to pull all of this together. I will also point out that tonight is really informational only, there is no decision required, but we do want you to hear where we are at, know where we are going for the next steps, and also be aware that as some of these items that we discuss tonight become future actions or action items for the Council to consider.

A little bit real quick about Real Estate Services. Sometimes I think we forget that the City is a very large landowner in the City of Charlotte as well as all of the other private entities that own property. So, what does Real Estate do? Real Estate is a Division inside of the General Services Department and they basically buy, sell and manage the City's property portfolio. Real Estate also coordinates with City Departments to identify their property needs and to purchase the properties for their use. A good example of this would be when it is time to build a new Police Station or a Fire Station or any variety of City Service Centers, Real Estate is who we call when we need property. The other thing that Real Estate will do is try to marry up vacant properties with needs. So, sometimes we may not have a vacant property, sometimes we may but they are always trying to find the perfect match for our needs. They also manage properties that are donated to the City and tonight we will talk about a couple of those types of properties. So, they manage those insides of the portfolio as well and the last bullet here I think is important. The way Real Estate operates or has traditionally operated is they purchase properties and retain properties that are needed to support City operations. That is why when you will see from time to time, we dispose of properties is because those properties haven't been identified as a property with a City operational need.

So, the Real Estate role in the RFP (Request For Proposal) or the eventual RFP that will be moving forward. Real Estate and Housing and Neighborhood Services conducted a review of the City's current inventory of vacant land. They also conducted interviews with City departments to understand what their future property needs would be. So, as they started to look at what we have that is vacant and what the next five to 10 years look like for new properties, those needs that the City has, they tried to marry that up with vacant properties that didn't have an identified use. The other piece of this and this is where Housing and Neighborhood Services really helped, they also have to look at other factors. We do have many vacant pieces of property, but not all of those vacant pieces of property are actually developable. A lot of the vacant property we have are really remnants that are left over from other projects and because of topography or size or other factors, being in a flood plain, for example, they may not be actually developable. And so, they look at that, they look at the potential future uses, and then for affordable housing, they also put that through another set of guidelines and Ms. Wideman will talk about those here in just a second.

So, what were the results? We've identified six properties for affordable housing that represents approximately 24-acres of land. Not all of those acres may be developable, but the parcels themselves or combination of the parcels equals about 24-acres. We also have identified one property for affordable housing with the possibility of a mixed-use component including in it and then we want to talk to you about two additional properties that we have identified for future study and the future inclusion in an RFP at some point

in the future. With that, I will turn it over to Ms. Wideman to go through the affordable housing properties.

**Pam Wideman, Housing and Neighborhood Services Director** said it is good to see many of you all in one place and to the City Manager, thank you for allowing us to be here to give this brief update. Thank Mr. Cagle and allow me to add to his thanks so thanks to my colleagues in General Services. This has really been a team effort and the team in Housing and Neighborhoods to get us here tonight.

I'm just going to walk through the six parcels that we have identified for the potential use of affordable housing. In terms of background, I will just remind us that you all approved your housing framework in 2018. Since that time, last summer we reviewed that housing framework, the Mayor reminds us all the time that we ought to be reviewing that and we ought to be evolving it. The thing that came out of the review last summer was that you all agreed to set aside a portion of our Housing Trust Fund dollars or bond dollars for homeownership so you will hear about our thoughts about some of this as I walk through. Then also just to give you all this further applause, the housing framework continues to be used as a model across the country. Most recently Atlanta, Georgia, Denver, Colorado, and Raleigh, North Carolina. People really, really like the framework that you approved and the pillars that it is built on. I just want to continue to appreciate you all for that.

Within that housing framework, you will recall it was three pillars, it was building new, preserving what we already have, and then creating family self-sufficiency. Then embedded in those three pillars one of the strategies that is relevant to the conversation tonight was how do we use publicly owned land to advance affordable housing? Let me just [inaudible] further in there, the Manager mentioned the work that is being led by Center City to do this housing and homelessness strategy. As a part of that, I had the privilege of co-leading kind of the grow affordable housing workstream and so within our early meeting again using publicly owned land has come up and it still remains to be one of the strategies that people are interested in and that we believe we ought to use. So, you guys are far ahead in terms of doing that so thank you for that City Council.

Mr. Cagle alluded to this earlier; in 2019 you all approved some guidelines about how we would evaluate and dispose of City-owned property, particularly for affordable housing. Just some of the high-level things that were identified in that policy was obviously we wanted to achieve housing for households earning 80% and below the area median income, we want to have long-term deed restrictions when we utilize properties in this way. We do this because we want to reduce costs and we want to be able to monetize our assets and so this helps us further leverage our Housing Trust Fund and other dollars that are needed to do long-term affordable housing. And then, some of the things that we want to look at are our proximity to transit, how are they zoned, are near commercial employment centers? We want to make sure that we are not using land that is in the flood plain, so there are about 13 categories, and I won't read those all to you, but 13 categories that we looked at to make sure that properties are suitable for affordable housing development.

This is not a new concept and many of you will recall that you've done this before with some City-owned land. I won't go through the granular detail, but I will tell you as a result of what you have previously done there are about 200 housing units, some multifamily and some homeownership that are in the works through the use of publicly-owned land, your City-owned land. One of the most recent ones is the Vantage Point site. Mr. Graham, that is in your District where we are creating, I believe up to 37 units of affordable, for-sale homeownership. Another recent example is the Morris Field property. Ms. Watlington, that is in your District, that is a partnership with Habitat where we are creating for sale homeownership opportunities as well. Just wanted to remind you guys of that.

As Mr. Cagle said we have a lot of City-owned properties, but if we run it through the funnel if you will. And again, I won't read this to you, but we want to make sure that whatever we are putting out in an RFP that it is suitable for affordable housing development. We never want a case where we put something out and it is not able to be

developed or it is going to cause us a bad news story. So, we really spent a lot of time making sure that these are suitable.

Let me just spend a few minutes going through the proposed parcels. Wendover Road is a total of nine parcels, 7.5 acres. It is currently zoned R-4 and R-5 and Mr. Driggs always keeps me honest in terms that we need to know what the appraised values are and so these are the current appraised values on these sites. We could do another appraisal and we will determine if that is necessary. These appraisals I believe are about a year old and so by the time we get to the development phase if we need to do another before you approve the land transfer we will do it, but we don't know if we need to do that at this point. Wendover - we believe this one is most suitable for some type of for sale affordable product type. Again, we don't want to be too prescriptive to limit the developer's creativity, but that is what we believe there. Notice I said a product type; if you look at that area you see lots of townhomes there. There is some level of density there today. But you can see that it is right along Wendover Road and so we believe that this is a very suitable opportunity for some type of affordable there. These remnants were left over from the Wendover Road widening and I think we acquired them in the 1992/1993 timeframe.

**Councilmember Egleston** asked for a cross street or an address.

Ms. Wideman said these are bounded between District 5 and District 1, so they are shared. Mr. Egleston, I can follow up with you on what the cross street is. I can't really see the map on this screen really good, but I will follow up with you on what that cross street is.

Providence Road West, this one is Council District 7. This is left over from the recently new CMPD South Division Station. We celebrated the opening a couple of weeks ago and so there is a remnant leftover. It was acquired in 2018 and what you will see is the yellow outline, although this is 2.6 acres probably only an acre of this is developable. So, everything to the left of the red line we believe is developable. The area in the lower is tree save so that is not developable. That will probably equate to some type of denser development. Although we have done this before, this one is an example where we are doing something a little bit different because we want to make this site as ready as possible for the development community, and also we were trying to make sure that this was in line if people needed to apply for a tax credit or some other type of funding that has a timetable on it. So, what we are doing here, and again this is new, the City is leading the rezoning on this one. That is not to say that the Community won't still have an opportunity for input, but we wanted to do that just to take that off the plate of the developer here. We also think this is a great opportunity for perhaps our men and women that work at that Police Station to have an opportunity to have some type of housing really close to their station should they choose to live there.

Newland Avenue, this is just one parcel currently zoned R-12MF. You can see the appraised value there. This is along with one of our Corridors of Opportunity and we believe that this could be the right site for some type of affordable for-sale product. Again, we don't want to be so prescriptive that we don't leave room for the creativity of the development community, but this being along with one of our Corridors of Opportunity it is in the LaSalle/Lincoln Heights area and so we are really excited about the possibility here as well.

This is along the Blue Line Extension; it is University City Boulevard. I noticed Ms. Heater is here today so welcome Ms. Heater. This was appraised recently for \$1.3 million and we believe that this will be a great opportunity for some type of development here so we will include this one in the package too. This is again a City led rezoning. We haven't determined the exact zoning type that we are going to request, but we know it will be some time of TOD, some type of transit-oriented development here. So more to come on that.

This is the Archdale; you've heard a lot about this one. This is 6.3 acres currently zoned R-4. I do want to be totally honest with you; this is a challenging site. It is challenging for two reasons; it is challenging because of its lack of access and its topography. You can

see that you have the Little Sugar Creek, the blue that runs right down beside it. We believe that if it is going to be developed that it will probably be developed kind of in the hockey stick, down in the bottom if you will because that grants the most opportunity for access into the site. Again, we know it is challenging going in so we may or may not get any takers on this. What I would say about this though as an opportunity, you all will recall that you all granted Trust Fund dollars for Lake Mist I think it was last summer and so this is about a mile and a half from Lake Mist. That is a NOAH (natural occurring affordable housing) that you all approved, and you also approved a rental subsidy for that as well. So, we think this could be a great opportunity if we can determine how to develop it. I did just want to point that out.

This is one of the two sites that you all will recall was donated from the Brook Family. It is along South Boulevard and we believe this is an ideal site for redevelopment. We believe it is ready to go and so we are really excited about this one as well. It is along the Blue Line.

That is the six slides that I'm going to go over. Brent will come up and talk about the three remaining, but what I would say in terms of what happens next and Brent will hit this again. As far as the ones that are being developed for just straight affordable housing, we are in the process right now; we updated you tonight, I talked to you about the two that are in the rezoning process. For the ones that are in the zoning process obviously, you will see these on your zoning document in a couple of months and we will keep you updated on that. We are working on drafting the RFP so that will be completed by the end of November and then those will be back. We will have released that those will be back by the end of November. We will be working with the developers to select the developer who presents the proposal that we believe best based on your goals and where we want to grow as a City. Then we will publish our Housing Trust Fund RFP, so this is the land, we will publish an RFP in the event that people need both land and money. We are not saying they will, we don't know at this time, but we want to create an environment where we can do land and money at the same time, and then we will be back to you all in May to award any HTF (Housing Trust Fund) allocations that are needed. Please know that we will be going as fast as we can, we know that you guys have been patiently waiting on this. We've said we are doing it and again, we will keep you updated as we go through this process. At this time, I will turn back to Brent to complete the presentation.

Mr. Cagle said we have three more properties left to go through. Let's start with England Street. England Street is the second of the two donated parcels. This parcel is an interesting parcel in that it is rather large, 15.64 acres. If you look at this site the South Boulevard site is basically adjacent to this site, it is just off this map because this map is only showing one site, but basically, they are a pair, they are right next to each other. Again, it is zoned correctly, or is it in a good zoning place with TOD-CC? The current appraised value is \$2.5 million. I will say that as far as this size goes this site does have some topography issues, so we are not sure exactly what the developable size of this property is, but it is significantly less than the 15.64 acres. We put this one into a separate category because we would like to see what the market brings. It could be all affordable housing, it could be affordable housing with some mixed-use component, but we don't know what that is, and we would really like to see what the market brings. I would say that as Pam pointed out the process for RFPs that are straight affordable housing will be moving forward. This property will move forward on a similar timeline as well. It is a separate RFP because this RFP would allow for the possibility of mixed-use components possibly.

There are two remaining properties, Eureka Street or Double Oaks. I'm sure the Council is very familiar with this site, one parcel about 11.1 acres zoned R-22MF. The appraised value is \$3.1 million and again we think that this site would be desirable for affordable housing but possibly affordable housing with mixed-use components. I will also say this site has a conceptual plan that is completed already, and that conceptual plan would envision affordable housing with mixed-use components.

Statesville Avenue, and these two I want to talk about almost in tandem. Statesville Avenue most of the Council will probably be familiar with the old JCC (Joint

Communication Center) site. That is Statesville Avenue and so this is the old JCC site and you can see the JCC site currently it is one parcel that includes Fire Headquarters. The red line at the bottom of the map would be subdivided parcel so we would envision needing to subdivide this parcel and then it would be the northern half of the site or the top half of this map that would be offered up. This site is a 10-acres parcel, but it will be something less than that, may six to seven acres after it is subdivided. It is currently zoned I-2 and portions are MUDD-O (mixed-use development, optional) and so at some point, this will need a zoning change, but what we would like to do is think about this in terms of affordable housing with mixed-use components but because it is also in the same proximity as Double Oaks we would like to think about how these two properties work together in this area. When I talk about further consideration where we really needed a little more time for the Planning staff, for the Housing and Neighborhood staff, and the General Services staff to come together, think about what we've already completed for Double Oaks and think about how that works together in harmony with this site as well.

This is kind of bringing it home. Pam already talked about the timeline underway now, developing the RFP, the rezoning process, the City led rezoning process on the two parcels that will have City-led rezoning. We've already started those conversations with the Planning Department. We would anticipate in the fall that City Council would have the rezoning decisions before Council, and we will be publishing the City-owned land RFP or RFPs in this case. November through February working with developers as we select the RFP, going through contract negotiations, site conveyance, finishing out all of the contract work. January through February 2022 moving into publishing the Housing Trust Fund RFP and April through May 2022 awarding the Trust Fund allocations and land conveyance. With that, I will wrap up with questions.

**Mayor Lyles** said before we go to Council questions, I want to remind us of the families that donated properties for this purpose. The Brooks Family prior to the loss of his brother, made this decision because they wanted to give something back. When everyone was announcing we are going to give you money, he said we are going to give you land and I think that was a great decision then and even today looking through the lens of what land costs in Charlotte, what they've done was visionary. I also want to recognize the family of former Commissioner Jerry Blackmon who left in his will those 20-acres to say I believe in the mission that you have adopted and approved as a City to provide affordable housing. The land is zoned industrial and he could have a lot of things. Jerry Blackmon was known for his business acumens and a lot of acquisitions, but at the time that he knew he was going to be passing away, he left the 20-acres to the City for affordable housing. I just want to say thank you to them and always acknowledge that this is possible through their generosity, but more importantly, I think through their commitments to the City as long-time residents to know that we can do things like that and make it better.

**Councilmember Eiselt** said thank you for the presentation. I have a question, Double Oaks was answered, but the other question I have when we look at some of the land values and where they are and Pam you had mentioned that some of that topography is challenging. Do we look at it and say let's talk to the County about this becoming a park or just really consider the need for green space, especially in neighborhoods that don't have access to parks? Are any of these contenders for that?

Mr. Cagle said possibly some of these may be. What I would say is as Housing and Neighborhood Services as the City goes through this process, we may find that some of these are better suited for other uses. What I would say on that is the Planning Department, Housing and Neighborhood Services and General Services have already done the first pass on that and believe that we think that these are viable, but as the market responds I think we will start to learn more. The other thing I will say is the Planning Department is also looking at some of these areas, I will use England Street as an example. The undevelopable portion of that site may be able to be used as a green space. Now that is something that a developer may not be willing to carry as part of their proposal, but if the developer, for example, proposed on a portion of the site leaving the remainder that would give the City an opportunity to reimagine what might be able to be done with the remainder of the site.



Ms. Eiselt said that is good to know, but I guess the question were there other parcels that didn't make this cut that we could look at green space because my concern is that we are really struggling with the Comp Plan as to how to add more housing, but we really haven't talked about how to add more green space. We haven't had a lot of conversation about that, we talk about greenways, mobility but just pure green space. I walked through Freedom Park yesterday and it was so crowded and people want to be outdoors they want access to green space and we've got to keep that on the tracks as well as we keep moving quickly to try to build new housing we want folks to have access to those amenities

Mr. Cagle said I can find out the answer to that question if we have not already done a pass-through vacant property for green space that is certainly a great thing to do, and it is definitely something that our Real Estate Division could do, and will do.

**Councilmember Watlington** said a few questions; the first on slide #8, just trying to calibrate where it talks the housing framework. Where does it say location can you just dive into that a little bit more? Really what I'm looking for is where we consider the proximity of the average household income of the buildings in close proximity. Is that captured in that location criteria there?

Ms. Wideman said basically under where we have areas that promote diverse, inclusive, and complete neighborhoods, it would be best captured under there. What I would also remind you of Ms. Watlington, to the extent that not just the Housing Trust Fund dollars, but we have our guidelines and so we will run these properties once we get proposals back, we will run these by those guidelines to really be able to score those and really the different proposals we will select, kind of the best one that is consistent with your criteria, all the things that you all talk about every Monday night and we know that one of those is kind of price points creating diverse neighborhoods.

Ms. Watlington said the next one, just so I'm clear; are these all being offered for sale development opportunities?

Ms. Wideman said no they are not; we are going to do an RFP and like I said we don't want to limit the developer's creativity or our opportunity to maximize unit count. We do know that there are some areas though that we believe based on the surrounding neighborhood, one of the things that we do want to make sure that whatever we are doing fits in with the characteristics of the surrounding neighborhood and acknowledges the opportunity to grow. We will not be putting all of these out for sale opportunities.

Ms. Watlington said my next question, and you spoke a little bit about it already, but what exactly is our role particularly for the land that may be developed with for rent produce? What is our role, or do we have some sort of continued ownership or is it we are offering the land that is private?

Ms. Wideman said that is an excellent question so you will recall on the for sale we have to transfer the land, we don't maintain any ownership of the land because we have to do that because we want to create wealth, but for the multifamily, we enter into long-term leases because we don't want to give away our land, but we do long-term leases on that.

Ms. Watlington said you answered my questions about rezoning, can you speak a little bit about how that matches up with the place type mapping process? The reason I ask is because obviously you are having to select a future land use and I just want to know how that marries up to that process.

Ms. Wideman said that is why we are doing this in kind of a team effort and so Planning is a part of our team and so we will be looking at kind of what we believe as a City to be the future land uses are. That is probably not a direct answer to your question, but just know that we will be working collaboratively with our Planning team to make sure that we understand what those proposed place types are.

Ms. Watlington said along the lines of obviously trying to use City resources to create affordability, I know that we've talked a little bit with the development community about

things like a fee waiver for utility taps and those kinds of things, have we thought anything about that in regards to how we could prepare the land or how we could make this a more viable option for affordable housing?

Ms. Wideman said one of the ways we are doing that, one of the primary ways that we've heard over and over is the rezoning and that is no small fee because Housing and Neighborhood Services, we've never led a rezoning process and so I will ask for your patience now as we go through that. But you will recall for developers, the rezoning process is kind of time and money so to the extent that we are taking away that barrier, that is huge.

Ms. Watlington said I don't know what order of magnitude what the other costs may be associated with, but an opportunity in addition to the rezoning. Does that make sense?

Ms. Wideman said it does and we've talked long and hard about kind of water fees and tap fees and some of those things we just have to have, that is a part of development. But, we are very aware and we continue to talk with the development community about ways that we can remove barriers and when there are ways that we can legally, we are trying to do that and trying to be smarter but I will not promise that we will be able to remove every kind of barrier or development costs.

Ms. Watlington said this is great work so I'm appreciative of the work you've done here, it has sparked an additional idea. It reminded me of some conversations that I've been having with the Wilmore Community. There is a property where the Wilmore School sits, and they have been working with a development team on the possibility of doing some mixed-use there. It is not within our possession city wise, but it had been on a previous surplus list for CMS so that is an example of some other places that we may be able to search throughout government entities that might have some land that we could work together to get some affordable housing on so I would love to see what might be the outcome of that kind of investigation.

Mayor Lyles said that did come before us.

Ms. Wideman said we've had that conversation for at least five years and maybe seven years with the County and the County has since stepped up, but the School Board particularly, and there is some legal ease; I'm not an attorney, but they can't do what you can do in terms of conveying your land for a nominal amount, leasing your land, they have to sell their land as I understand it. Again, I'm not a legal expert on that, but for the fair market value. So that does not help a developer when we are trying to minimize costs or to leverage costs. I agree with you and that is why you hear me say to use the publicly owned land, but that one is a little bit harder nut to crack.

Mayor Lyles said I think Ms. Watlington if I recall we did do the rezoning to try to give that use so it was compatible with what the neighborhood association wanted, but that been years; it is very difficult when the School System owns the property.

Ms. Watlington said my last question is Brookhill, I'm thinking about the \$3 million that is over there, just curious if there is any status update.

Ms. Wideman said there is no new status update. The only thing I would say is we still have the \$3 million that you all approved satisfied and at some point, we will need to make a decision about how long we continue to set that aside, but nothing from the developer.

**Councilmember Driggs** said I wanted to notice first I think these private donations of land are a wonderful new dimension along with our private partnership on the Trust Fund and the people who have helped fund that. So, we are leveraging taxpayer dollars and I appreciate the efficiency of that use of funds. When we make these land contributions do we have a typical kind of tax credit structure for multifamily units and if so do we count this as if it had been a cash Trust Fund contribution or how does the deal get put together when one of the pieces is City donated land?

Ms. Wideman said what we did most recently Mr. Driggs and tell me if I'm not directly answering your question or if we need to talk about this a little more offline. So, there were two different scenarios, we have entered into long-term leases for the land for a nominal amount and we have also granted in some cases a Housing Trust Fund allocation as well. So, in some cases, you've done both and in at least one case I can remember, and maybe two cases, the developer didn't need any additional Trust Fund money, they just needed the conveyance of the land. They raised kind of private equity and some other dollars to make the deal work so each one of these is unique and thank you for raising that. There is not a one size fits all and a lot of it depends on what is developed there so obviously if you have more density multifamily you have more units to spread the cost over so that kind of help bring the economics of the deal down or make them more manageable as opposed to if you have fewer units sometimes it doesn't work that well. I'm not sure if I am answering you directly or not or if I'm helping you.

Mr. Driggs said I guess a different way to put it is I would like to see kind of a unified cost per door type of calculation taking into account the land so that we don't have any obscurity about the actual City contribution is.

Ms. Wideman said understand, when we've done this before we have done that for you and so if it was just the land, we calculated the per door based on just the land, everything that you put in it. I get your point you want the value of the land and the Trust Fund value to be calculated to produce the per door.

Mr. Driggs said the comparison [inaudible] and also to measure the use of cash if there is any in addition to land value. The other thing I think may be a question for the Manager, normally the city's policy is if we divest assets with the posted settlement, put the proceeds back into the general fund. That is the rule, right? So, in this case, we are doing in-kind funding, given my own feeling that right now our Trust Fund commitment for housing is large at the expense of what I consider these emerging priorities, particularly given the 2040 Plan would it make sense to notionally purchase the land from Trust Fund dollars, put those into the general fund when we are offering the land. In other words, are we going to offer this land in addition to \$50 million in bond commitments or are we going to use some of that \$50 million to fund the donation of the land?

**Marcus Jones, City Manager** said if I understand your question, I think I go back to what Pam said, there will be different scenarios based on what we get from the RFP. Like Little Rock, what did we do with that one Pam?

Ms. Wideman said I believe we did a Trust Fund and the land and in some cases, it is the Trust Fund and the land so in some cases this could be in addition to Mr. Driggs, so I want to be clear about that.

Mr. Driggs said I just want to make the general point, we look at transaction structures when you offer them, but I just want to make the suggestion there is a case that we have assigned \$50 million for affordable housing if we want to contribute land that could otherwise be sold for cash then we could take some of the Trust Fund monies that we had already devoted to housing and put it in the general fund to meet these other needs which in my view are right now being short-changed a little bit in favor of our housing priorities. It is the third cycle and I'm guessing that we will probably pass the budget tonight, you never can tell, but you see my point. I think once we make that \$50 million commitment that is kind of the amount that we are committing and to the extent that we do in-kind donations then that could actually be a notional land purchase by the Trust Fund in order to put some money back in the general fund rather than run out total up to \$60 million of housing. There is about \$10 million including the privately donated in the transactions that we've just been told about so I'm just concerned that we have a whole bunch of other general fund needs that we are going to be stretched to meet as we take on the challenges of the 2040 Plan.

Mr. Jones said I would just like to talk to the team about that and the legal team as to what we can do with that Trust Fund because it is really capacity.

Mr. Driggs said we do also have a policy that says [inaudible] assets to be that market value and the proceeds should be put into the general fund. There is a case like that to be made and we can discuss it further, I'm just putting the idea out.

Mayor Lyles said I think Mr. Driggs has a good point; we made that policy when we were under right-sizing the City was very, very concerned about our financials, but it wasn't an adopted policy that I think you could consider. The only exception I think is if someone, and I'm not a lawyer either, but Mr. Baker if someone said to us we are donating this land for affordable housing which are the two largest parcels that we certainly need to respect the wishes of those families.

Mr. Driggs said I wouldn't approve that Mayor, I get that, I wouldn't include that.

Mayor Lyles said I do think the policy debate about at the time that policy was around right-sizing and a lot of other things that we put it in and I don't know how old that is, but it seems like a long time ago, but I don't know. I think we should actually look at that policy and make a decision about it, I think Mr. Driggs makes a great point.

Mr. Driggs said I think would be like a restricted asset for a non-profit that donated land and there is no question about the use of that land. What I'm talking about really has to do more with just City property that was on our books and we've now decided we don't need it.

Mayor Lyles said I understand and at least we got rid of the land swap with the County because that was without scrutiny and possibility.

**Councilmember Newton arrived 5:14 p.m.**

**Councilmember Ajmera** said I am very impressed with just the overall presentation by Ms. Wideman. It is great to see not just the public/private partnership but also collaboration within our City Departments that tackle the affordable housing crisis that our City is facing. The Housing Division, the Real Estate Division, General Services all working together to tackle affordable housing. I think that is truly remarkable. I think you are going a step further in identifying some of the barriers especially around rezoning where it's a City led effort and I have heard that from some of the developers where that do want to do development, however, the rezoning process only adds costs to the overall development and ultimately that at time. So, it's really great to see that you are removing some of these barriers and hopefully that results in increase proposals that we will see as a result of the RFP process. It is also great to see the timeline so overall I just want to thank Ms. Wideman to you and the Real-estate Division, and General Services for this vision and really helping us move forward with our affordable goals.

**Councilmember Winston** said I think this is great, I hope that we can think about a land acquisition kind of approach as well that matches this disposition so that our portfolio is continuing to cycle through so that we have a policy-based approach to this. I think we all know that it is necessary. I will push back on one thing that you said about homeownership. The idea is that you have to sell the land and that is the tie into the creation of generational wealth. The other option will be, and this is something we've talked about, is using the land trust model to keep those land costs down while still providing the vehicle for that homeowner to build wealth over time should they decide to sell. This is something that we've talked about from City Council since I've been on Council on day one, what is the status up to date or what is the possibility or how do we go down a policy pathway to look at creating a citywide and/or Municipal Land Trust so that we can lock in the affordability of these lands permanently and still have the ability to build generational wealth for those potential homeowners?

Ms. Wideman said Mr. Winston, thank you for that question and you are absolutely correct in terms of the land trust model being a way that we can still build wealth and acquire land. What I would say to you is I don't have an answer for what it would take today to create a Municipal Land Trust. I totally get where you are going so give us some time to continue to work and continue to think through that. What I am aware of is one of the most

successful ones, kind of in our region is I believe it is in Orange County and I think there is one in Atlanta. So, that is that and we continue to work with the West Side Land Trust to help with that model as well, but let us do some more study on what a Municipal Land Trust model would look like, but I hear your point and it is very well takes, you are correct.

**Councilmember Johnson** said I also wanted to thank Pam and Brent for the presentation, this is exciting, but I also have some questions about the ownership of the land and I want to piggyback off of what Mr. Winston stated as far as the City maintaining ownership of the land in perpetuity like what the West Side Land Trust does, a way to maintain some sense of affordable or affordability especially when we know what land values are doing and how they are increasing in this market. On that, I'm trying to understand from a developer's perspective there is an RFP and we are saying [inaudible]

Ms. Wideman said Ms. Johnson, you broke up a little bit. You said there is an RFP and we didn't hear anything you said after that. I think you said how is the process going to work. If you will go to that last slide in terms of the next steps. On the Land Trust model, let me try to put a final point on that as well. Again, we don't dismiss that, we know that is a strategy out there; what we are trying to do is kind of respond to multiple things. We have these parcels, we've had them for a while, we hear the feedback about what are we doing so we are trying to do as much as we can now and continue to kind of study other models that might be viable to add to our toolbox, so we are not dismissing that. In terms of how the process will work, I'll go back to this slide and so in October/November, we hope you will have some rezoning decisions rendered around the two parcels that we have in the rezoning.

We are going to publish the City-owned land RFP between the months of November and February. We are going to review those, we are going to work to select a developer based on what we believe to be the best proposal are, just suppose again what your City goals are, Ms. Watlington mentioned place types so we are going to be doing all of that stuff. We are going to be doing contract negotiations, a site conveyance, and then getting those acquisition contracts in place. Then between the month of January and February, we are going to publish the Housing Trust Fund RFP. Again, that allows for developers not only to utilize land but to utilize your Housing Trust Funds should they need to, and then like you normally do in April and May, during that timeframe you will be seeing all of the proposals, including City-owned land and others that might be out there as well and then you will make your Housing Trust Fund allocations and your land conveyance. What we are trying to do is have as streamlined a process as we can so that we can minimize the trips that we have to make back and forth to the Council about this same topic. And also, we are trying to be as consistent and streamlined as we can for the development community as well, having heard their feedback.

Ms. Johnson said I appreciate the timeline, but what I'm considering is all this [inaudible] Council has, we have equitable considerations upward mobility, and affordable housing so when I think of all of that I ask myself if I am a small developer I'm just trying to understand the ownership of the land. If I am a small developer and I want to respond to the RFP but I'm competing against a large developer, it feels like if the land is being donated to the developer that just builds more wealth for the wealthier developer. What I'm saying and what Mr. Winston is saying is if we maintain ownership of this land, we are not increasing wealth unfairly for any developer because if we are giving them that land it just increases their wealth and their value. My thought is the way to maintain a more affordable project is to maintain ownership of the land without going through the process of a Municipal Land Trust and that could just be part of the RFP that they can compete for this project, but that the City will maintain ownership of the land. I don't know what the competition or the requirements will be for these RFPs, but I really want to think about the small developer and how they are competing against the very large developer and then we as a City are taking publicly owned and donated land to give to the developers and again, this just feels like the rich is getting richer. So, I want to make sure that we are considering this from an equitable perspective. I also want to ask what is meant by mixed-use components. Is that affordable housing at market rate or affordable housing and retail or what are we thinking on a mixed-use component?

Mr. Jones said Ms. Johnson, I guess the best way to answer your first question is as we've been doing this, trying to get units built whether they are multifamily or single-family with some of the tools that has been in the toolbox the cost of the land has been something that has been a detriment to getting the units built. So, one of the concepts is not just donated land, let's just talk with City-owned land, could we help get more units built by throwing the land into the deal, but it doesn't mean that we would start off with that. Is that correct Pam?

Ms. Wideman said that is correct and we are not giving the land, we are leasing the land so, we are doing the long-term leases so the City will always own the land, but we have to do a long-term lease, generally, at least 50-years so the developers can get the proper financing to actually build the development. We don't give it we lease it to the developers.

Mayor Lyles said I also want to say when two developers come in, no matter what the size, the value of the land is constant between the two developers. They are not unequal the value of the land is just the value of the land.

Ms. Wideman said correctly.

Mayor Lyles said does that answer your first question because you had a second one on mixed-use components?

Ms. Johnson said for sale projects Pam, you said earlier they were going to transfer the land to the owner, so wouldn't that go through the developer?

Ms. Wideman said I will use the Vantage Point example that we did most recently that you all approved. That was a conveyance of the land and so we conveyed it to the developer, and we did it in that case in the absence of a Municipal Land Trust so they could develop a for sale product. It is like a balance thing Ms. Johnson in that case, so we gave them the land and again think about it, we are monetizing our assets, or we are trying to further leverage. In that case, if we can give the land that brings down the Trust Fund ask that they have to ask the City Council, which lowers the funding request. So, this is an example, if a developer were going to ask you, and this is a really basic example just to illustrate it. If a developer were going to ask you for \$2 million to build a development if we gave the land in that case rather than \$2 million that could bring it down so they only had to ask you for \$1 million in funding and \$1 million in the land. So, that is just an example of how that helped you further leverage and monetize an asset. Again, in the absence of a Municipal Land Trust we hear that concept, it is a tool that we need to add to our toolbox.

Ms. Johnson said we can talk more offline because I want to think about this from an equitable perspective. I understand the land cost is fixed but the land growth or the increase is an asset for the owner. In the RFP, if we look at this can a small developer compete with a larger developer if we are planning to convey land to that developer?

Ms. Wideman said Ms. Johnson I look forward to the conversation offline. I think the short answer is they can and one of the ways is we are doing this early on and so I'm sure people are watching. We are always willing to help the smaller developers to create that equal playing field and the other thing that I think about too, we think about creating equity. The developer in the for sale case, they are going to sell to a family to create affordable homeownership so I think about creating equity for that affordable household who is actually going to purchase the house and start that generational wealth building, but I will be delighted to talk with you more offline about it.

Ms. Johnson said I would love to because one of the values you said for the land was \$2.5 million, so again, I know there is a way that we can help with affordable housing, help with homeownership, and also equitable consideration for developers and upward mobility. My last question was what I was considering the mixed-use component, is that affordable, market-rate, or affordable and retail?

Ms. Wideman said mixed-income was where you have affordable housing and market-rate housing so that is mixed-income housing. Mixed-use is where you have different types of uses and so you might have a housing use and then you may also have a retail use, for example, or another use. The mixed-income is different housing, but different household AMIs, a mix of uses is different uses within a development.

Ms. Johnson said awesome so, if there is a use or retail or commercial can we look at affordable office space or affordable retail space on this land for small businesses? That is something else I would want to consider.

Ms. Wideman said okay.

**Councilmember Graham** said I will be short as well; I think Mr. Winston already spoke about adding land acquisition as a part of this equation. Councilmember Ajmera took my notes and talked about the importance of collaboration internally in terms of what we are doing, and I think that is really important in terms of the good job that the staff is doing. I like the schedule and think the schedule is aggressive and obtainable. I have already spoken to the City Manager in reference to what I think we need to add to it so I will him and the staff work that out together. I do want to make one comment; the \$50 million is just not enough. We've got backloads of housing that we have to build in this community and \$50 million sounds like a lot of money, but it is not and from my perspective, we ought to find ways to do even more. I will leave that point there.

**Councilmember Phipps** said did I understand you to say that one of the property acquisitions were circa 92 of 93?

Ms. Wideman said yes sir; I forget exactly which one that was.

Mr. Phipps said I was just curious as to why is it taking so long for us to try to use those properties in a way that we want to use them in terms of affordable housing. You are talking 28 years ago or something. I know we've had discussions about City-owned land and affordable housing in conversations in prior years, so I was just wondering why is it taking so long to get to this point with that particular parcel.

Ms. Wideman said I will double-check to make sure that what I'm saying is 100% accurate, but I will say it is two things. One, it is the collaboration that you see now and so it is working with Planning, it is working with General Services to make sure that we understand. In some instances, there could have been a proposed City use, but that is no longer the proposed City use for it. For Newland in particular, I believe that one had been put out in an RFP previously, but we did not get any takers on it so, this does not represent the first time that it has been put out, but we don't stop there we want to put it out again because we know particularly that area off Beatties Ford Road corridor is gentrifying. We know that a lot has changed there so I don't want to hear that these are the first time that we have put these properties out but what I would love for you to hear is that we didn't stop. We are going to do it again and again until we get something. That is what I hope you will hear is the collaboration and that we try, and we try again.

**Councilmember Bokhari** said excellent work as always; you guys crush it every time you give us an update. I would just say that this is not something though that money is going to solve. This is a billion-dollar issue just to tread water and stay where we are without losing ground. Right now, just to be clear we are losing ground. So, Matt you and I talked about this many times and you know exactly what I'm going to say, just to keep it on everyone's radar, now is the time to work smarter, not harder, and figure out ways to innovate to make the dollars go more because we don't have a billion-dollars to throw at this and that doesn't even get us ahead of the curve so we've got to start thinking differently.

Ms. Wideman said Mr. Bokhari, I would say two things and then I think you guys have heard from me enough; one is that we know we have to keep doing it and so you've seen this timeline, we are going to release the summer RFP if the Manager is okay where we do our normal kind of four-percent tax credit or see what we get and then you will see

these coming back to you at the timeline we prescribed. The other thing Mr. Bokhari, thank you, the work that is being done with our workforce, with our jobs plan or whatever, if you've ever heard me talk I say affordable housing, we have to get people in good-paying jobs so they can sustain the affordable housing that they have obtained and so this is a piece of the puzzle. We know that jobs are absolutely important to help them sustain themselves. So, thank you for always keeping me honest and on task with that.

Mayor Lyles said I want to say thank you to the partners that we have including our banking industry, our jobs growth, and people that are recognizing this is an issue. I think that is due to the work of this Council. If we were just keeping it in the closet and not really actually dealing with it I think we would be doing a lot less, and I think this Council has stepped up and made a huge difference in making this a community issue and making that recognition of good-paying jobs, a decent place to live and soon we will get to a place and an easy way to get to work and home. That is what makes a family work and I just hope that we continue to talk about this as what is necessary for people to be successful and have the opportunity in our City. I hope that we will continue to work as a Council and a group to say this is what makes a difference in Charlotte for quality of life. Thank you, we are not going to applaud you because we did that already, so we just say thank you very much.

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#### **ITEM NO. 4: MUNICIPAL SERVICE DISTRICTS' ANNUAL UPDATES**

**Marcus Jones, City Manager** said we have two updates dealing with our Municipal Service Districts. Annually we have Michael and Darlene come before the Council so we will start off with Michael Smith who is the President and CEO of Charlotte Center City Partners

**Michael Smith, President, and CEO of Charlotte Center Partners** said it is a pleasure to be with you all. Thanks for this opportunity. We will share some incredible results on what is possible through this public/private partnership. Together we are building one of the great cities of the world and a place that I really believe is well-positioned to thrive post-pandemic. Our organization is structure as a 501-C4, it is non-profit, and what we do is envision and activate strategies and actions that will ensure that our Center City is welcoming and equitable, economically vibrant, culturally rich, and a beloved place for all. We lead with research and urban planning, economic development and community development with marketing and storytelling, with programming and events, and more. We also operate Charlotte Joy Rides which is a docketed, not-for-profit, mission-based, bike share program that we do in partnership with the City. We also operate the 7<sup>th</sup> Street Public Market which has been a really effective small business incubator and a food hall. We also operate the Center City Ambassador Program which puts uniformed ambassadors that are trained personnel on the street and they lead with hospitality, but they also partner with our homeless service agencies to be kind of first responders on the street and they also serve as eyes and ears for CMPD. That was really helpful for us during the pandemic.

We are committed to building an equitable and just Center City and we continue to work towards that aspiration. We acknowledge that our urban core has fostered inequity and justice and exclusion. There have been unjust policies that have destroyed neighborhoods and reduced access to opportunity, particularly for people of color. Yet, despite the most prolific decade of Center City growth, disparity grew during this last decade and we are committed to being a part of equitable economic development and community development and we recognize there is much to do.

We operate four Municipal Service Districts in partnership with the City. The first three are inside the footprint of uptown. There are some that are also in Midtown including around the CPCC (Central Piedmont Community College) campus and the slide is MSD (Municipal Service District) four which is our South End.



We work hard to engage our stakeholders prior to creating the budget that we share with you and incorporating their input into our program of work. We have robust public input into the 2040 Plan and that allows us to respond to our stakeholder's voice in both the South End and in the North Tryon Plans. Our Directors also attend our Neighborhood Associations. We use other techniques including newsletters, social media, and traditional media, to reach out to our neighbors. We use blogs and websites for primary research including surveys and focus groups. All this is to build a program of work and a budget that we share with you.

It is important to acknowledge the incredibly hard year that all downtowns have had, all cities have had, and it has been particularly tough on ours during COVID (mild to severe respiratory infection caused by the coronavirus). This has been a difficult time for so many small businesses, entrepreneurs, and frontline workers. Thank you to the City for the way that you stepped up, it made such a difference to so many of our stakeholders and I bring from them to you thank you for that leadership.

Now we find ourselves in this dramatic period of transition. Cities are restarting their engines concurrently and the point on that is that matches us up against so many of our competitors and what it does is it gives us an opportunity to change leads again, and it comes down to the quality of our ideas and the quality of our execution. I look forward to working with all of you in response to that.

We have great confidence in our Center City and its ability to respond, growing job investment, and attracting talent. That confidence begins with what happened before we entered this challenging period. We had our most prolific decade of growth and it was not just the buildings that were built, which is great, because it expands the tax base, but that is infrastructure for economic development. Think about the space, 9.7 million square feet of a new office. That is just over 48,000 positions for employees. We grew 61 shops and restaurants, think of all the people that will work and shop there. We almost doubled our hotel rooms and that is 1.1 million additional overnight guests to our Center City. What I love about hotel guests too is you don't expand Police Stations, you don't build new classrooms, they come, they spend money, they leave it here, it supports jobs. Lastly, we added space for another 20,540 new residents.

From an economic development standpoint, our team remains so committed to jobs growth, it is the lifeblood of our community and this is our Central Business District. We are so thrilled by the partnership that we enjoy with the City and the leadership that you guys enjoy with Tracy Dodson and her team. Our Center City subject matter experts, we partner also with the Counties the States, the Alliance, and then, of course, the brokerage community are really an important partner of our and the work that we are doing to continue to grow jobs because the reason our community is building 9.7 square feet of office is because of that pairing of that incredible talent and just new jobs coming to our community and they know that they will be able to fill the space.

We lead this effort on our side by providing good research and data and public policy to support our partnership and we are doing that constantly with your team. Its analysis is deploying our team strengths around marketing communications, kind of earning the master narrative, and the depth of understanding of uptown and South End. We continue to implement these strategies to foster street-level retail and during the pandemic, we began an effort called the Small Business Innovation Fund. This fund granted 116 small businesses innovation money, so not money that could be used just to keep the doors open but how are you going to improve your business to be able to thrive through this troubling time and then be stronger on the backside. We had great partnerships; Honeywell was our lead investor, we had other incredible partners, and thank you to the City for your investment in one of those rounds. We had a dedicated round that was Citywide and what we found with the private dollars is we were able to put preferences on it and those preferences were MWBE (Minority and Women Business Enterprise) businesses, veterinarian businesses and I thought what if we could do 30/40 percent. Almost 90% of the businesses that received the grants fell into one of those three categories. We were thrilled by the results there.

Planning and Development; we have filled much of the vision of the 2020 Vision Plan and we will be bringing to you shortly the 2040 Center City Vision Plan, the all-in Plan. We've loved our partnership with the Planning Department with Taiwo and with Grant and with others. In addition to this, we are working on some important visioning work. Our team continues, the implementation of the North Tryon Vision Plan for 50 square blocks north of Trade and Tryon. A lot of opportunity for redevelopment very intentionally. Our team is in regular conversations with the private sector and the Planning Department as we work together to shape this urban core.

From a Community Development standpoint, great urban centers are really expressed through the quality of their neighborhoods. We remain fully committed to having a Center City that is affordable and inclusive. I love that conversation you just had, it is going to take so much innovation and that was big thinking that was shared in this room. Thank you for that leadership. You will see the commitment reflected in our program of work and in recommendations in the 2040 Plan, commitments to inclusivity and affordability. Our Community Development Team is working closely within uptown and South End communities championing things like the Rail Trail which we worked so closely with the City in its continued development. Finally, our Center City Ambassador Program which we expanded to the South End this year. We ran a pilot program it was very successful, and we were glad to add that.

From a Marketing and Communication standpoint, we learned a lot during COVID. Just the power of different forms of marketing, different forms of communication and it is about earning that narrative and inviting people back. There will be a big focus across the summer about powering up Uptown, just trying to get people back. It is what our major employers want, it is inviting their employees back, even before they are back in full force. During the pandemic, we really did double down with programming and storytelling about our Center City.

So, from a Programming and Events standpoint, this continues to be the hub of hospitality in our community and we are so eager to see that return with that energy and excitement of events and hospitality and entertainment. Our Programming and Events highlight the City's cultural arts and we are beginning to see that activity back and it is thrilling to see our hotels with strong occupancy on weekends, strong average daily rates returning. It is the weekday where we still have softness, but that will pair with us as employees return to the office. Charlotte Shout, we are so excited to be bringing that back this fall. It will be through the last three weekends and two weeks of September. It is a partnership between us and the Blumenthal Performing Arts. We are thrilled to be working with the City and with the County and we've got incredible private sector sponsorship that we can share more about shortly. CLT New Year's Eve, this is our 75<sup>th</sup> anniversary of the Novant Health Thanksgiving Day Parade. We got a little fun twister this year, we are going to move it to the eve, make it an evening parade, so more to come on that. Throughout the year we enjoy working so closely with the CRVA (Charlotte Regional Visitors Authority) on things like the Presidents Cup and that great successful MBA Allstar Game and I will remind you that we manage the Tryon Street Mall.

From a Mobility standpoint, thank you for the leadership that the City is providing at the front of mobility. It is making such a difference in the way we compete for jobs. It is the first thing that we want to talk about, and that people want to know about. We are punching way above our weight in that regard. We love our partnership with John Lewis and his team. Thank you for the partnership also with C-DOT (Charlotte Department of Transportation). We were able to relaunch Charlotte B-Cycle now Charlotte Joy Rides with 343 ESS bikes. There was a great federal grant that was applied to bring those bikes to our City, and we continue to enjoy working with your Engineering Team on the design of the Pedestrian Bridge connecting the Rail Trail into Uptown.

From a Special Initiatives standpoint, our team is working on a number of initiatives, one of which has been mentioned tonight a couple of times, and that is that commitment to an enduring strategy for homelessness in our community. Thank you to so many of your teams that are working on that. We were able to bring some great leadership around the table, we are not the experts, we are bringing the experts to the table, and thank you

Councilmember Graham for serving on the Leadership Committee. We look forward to the recommendations that will come back. If you bump in the leadership from McKenzie please thank them for how generous they've been with their time and their expertise with this engagement. Music Everywhere has been an important initiative for us, particularly during COVID where we were able to raise some money, be able to help artists, and help venues, thank you for the leadership that you guys provided on the venue relief and 7<sup>th</sup> Street Public Market continues to be super important for us.

This is our budget for FY21; you guys have gotten all the details on this. The next slide is our budget for FY22. I'm glad to answer any questions.

**Councilmember Eiselt** said thanks for the presentation Michael; a lot is going on and it will be exciting to really see life come back into Uptown. Two questions I have; what is the timing on the Rail Trail Pedestrian Bridge? And the second is, I know it is not under your management, but what is the future of the EpiCenter property, if you have any information on that.

Mr. Smith said pardon the pace that I delivered that; I was trying to get a little time back for you guys. The question about the Pedestrian Bridge is a kind of one-year design. We are about 75% design right now, so we continue to make good progress there. I feel like we are going to deliver a product that is one of a kind and is something that our community is going to be really proud of and we are able to maintain that functionality of great width so that can be really effective with that bike-ped connection. I'm doing this by memory, I think it is late 2023 is when we cut the ribbon on it, so it is a couple of years of construction as well. I would love to talk with you offline about the EpiCenter.

**Councilmember Bokhari** said you guys are doing great work obviously. One of my main questions was going to be the EpiCenter and sense we would like to talk about that offline, I will obviously do that, but just note that is so critical for us to figure out. It is literally the heart of the re-jumpstarting circulatory system for Uptown so heavy emphasis there. There are other things that are on the top of my mind, the small businesses in your MSDs, the hospitality, and tourism, the hotels, the crime rate. I think those are all kinds of things that must be a top priority for us, but the one thing I will ask you to comment on right now is an issue that we grappled with. There has been a lot of work, but I don't think we've done it effectively is homelessness in that area. I think the punch line is we have a lot of resources to help with this. We have a system to enter. Somehow, the people out there in large part aren't making it into the system and I think we need a heavier dose of tough love amongst this community, especially amongst those who continually give money and food and clothing directly to these folks instead of giving them to the organizations that are designed to help them with their issues, be it mental health, be it upward mobility or many other things. So, you've been at this for a while, is there going to be a strategy that isn't kid gloves to approach this at some point because it is getting worse and worse and worse?

Mr. Smith said I will answer the first one first because it was about a small business that I wanted to offer some great news about. We are hoping we could do one more round of the small business innovation fund that has been so effective. We went back to our partners and they returned, and we are going to be able to do another almost million-dollar round across the summer. These are generally like \$25,000 to \$35,000 investments in innovation and small business and it is fun riding around with our team that has been a part of these evaluations. They just keep pointing to things that have been accomplished because that money got into the hands of these really innovative entrepreneurs. So, we are excited about that.

The question about homelessness, I agree that this is something we have to get ahead of as a community. We've watched what has happened to our neighbors on the West Coast and the almost insurmountable crisis that they are in. I'm thrilled with the group that has come together that is being chaired by Cathy Bessant and by Jean Woods. Believe it or not, we now have north of 140 organizations that are a part of this working in nine different workstreams and it is well over 200 experts and these are great leaders, lots of groups chairing different initiatives. There are, I think it is five "what are going to-dos" and

four “how are we going to do them” and they are each really well-staffed with really smart people. It is a five-year look this fall we will bring to you a strategic plan. The Mayor has asked that we bring that to you guys for consideration for adoption, but we share your passion and your commitment for addressing it.

Mr. Bokhari said if I could just make one ask of you guys as you craft that strategic plan, let’s think out of the box and boldly because we’ve done a lot of things these last several years and while a lot of good individual outcomes have occurred we haven’t made a dent in the broader issue. So, thinking outside of the box and saying if people aren’t getting it and they are still bringing food and money and clothing and resources directly to folks that are out there right now, they are only making themselves feel good, they are hurting the ultimate folks. Perhaps we explore making that a misdemeanor, we have to do something different or we are never going to get out of it. My ask would be if you guys in that plan could put a couple of bold steps in there for consideration.

Mr. Smith said we are fully committed to that. Jean and Cathy would have it no other way.

**Councilmember Phipps** said I can recall back in 2005 when Mr. Wolf was standing right there at that podium where you are when he presented a 10-year plan to eliminate homelessness, but it is a vexing issue and here we are still battling that issue. But, another question that I have that we probably need to talk offline about is how are you planning for the post-pandemic changes and office worker patterns that will likely include more flexible work alternatives that would have less of a need for office space going forward. I know we had some companies in Uptown even making some transitions to smaller office space moving from Uptown to maybe South End. Have you all given consideration to that or are we just overly optimistic that things are going to return back to full blast office workers Uptown in high rise buildings?

Mr. Smith said this is one of the most shaping events of our generation, maybe the most, and it will definitely have an impact on the way office space is used. What is not determined is how it will, and I think it will be different with every employer. We’ve seen employers taking more space at first because they were considering personal space but look at how quickly that changed. The number of companies who have reduced their footprint is a very small amount and some efficiency to put more space back on the market is not a bad thing because for us and how well we do in economic development and recruiting, you can either create space through the efficiency of development. Some of the efficiency like we just saw with Duke is not a bad thing. That Duke Energy Tower is a prized jewel and Wells will either be able to expand their organically, which we would love or it will be more space for Tracy and her team complimented by us to be able to market and bring more jobs here.

Mr. Phipps said do you think there might be an opportunity for some consideration to be given to transitioning some of the office space to maybe residential space?

Mr. Smith said yes, I think there could be some of that. We had a little bit of that at 230 South Tryon which was the old Mass Mutual Building and it was a time where pre-2008 so pre great recession where condos were so hot. That has been really good property. One of the things that we did find through the pandemic and through a lot of our research with the 2040 Plan is we need more Center City housing even with a much as we’ve put in place, we need more density we need more housing. It will be more people walking to work, we need to do with affordability in mind and we are going to need new tools to be able to do that. It is incredibly hard to do on our most expensive land, but we want to have a place that has that kind of diversity of folks. Otherwise, it is going to be a really boring place. I don’t know how else to put it.

**Councilmember Ajmera** said some of my questions were asked by my colleagues so I won’t repeat those questions but I think also I share the concerns that my colleagues have raised about the EpiCenter and I do look forward to having a conversation with you Michael about the future of the EpiCenter. I appreciate the work that your Center City Partners have done, especially during the pandemic, and really getting the relief out there to small businesses because we know that our Uptown businesses have struggled the

most, especially our hospitality industry. I hear from folks in the hospitality sector [inaudible] in terms of business struggle and also the concept of working from home and working remotely. How are we positioned Michael to weather that?

Mr. Smith said thank you for that question. I am not ready to concede that we are going to have this super light population in our Center City. I think it will return it is not going to return as dramatically as it left. There will be a curve to this and some of it will be people taking less space and it being released. The market will be efficient, that is one thing we can always count on and I think it is fascinating that a place that is so renowned for big business all of a sudden we really gained a great understanding of it is having 120,000 people coming there every day pre-pandemic and the amount of small business opportunity that that created and all those great businesses that make that up. It is the personality of our Uptown and we are going to have to really pay attention to them particularly as we are on this curve of return to the office because they all dug deep and went deep into their savings and probably in the credit lines in order to sustain and we had a lot of small heroes that made it through this.

Ms. Ajmera said to follow up on that, it is great that we are hopeful when it comes to touring real estate space in uptown, but I guess I'm trying to figure out as I hear this from hotel and motel owners, especially those who own businesses in an uptown area where they have seen the business travel dramatically get affected, I mean significantly. I see in your budget; I was looking at some of the initiative's that Center City Partners is investing in to bring back some of that travel, but do you ever really expect the same business travel that we have seen before the pandemic is lost how are we going to really position our downtown hospitality business that truly relied on this travel?

Mr. Smith said the return of business travel will follow the return to work from an office and it has been predicted that there will be significantly less business travel. I think there have been a lot of efficiencies that have been discovered particularly by our consultant businesses whether that is accounting, or strategy, or financial consulting and it will have an impact. We are going to have to continue to monitor and work with our hotels, it is very encouraging how well they have recovered for weekend travel already. It has been a good May, a good beginning to June and it is something we are going to have to work on together.

**Councilmember Johnson** said thank you Michael for the presentation. I just have one comment that I wanted to address; possibly implementing a plan where helping homeless individuals could be a misdemeanor, and I know you didn't say that Michael, but I didn't want to leave that hanging from this Council that that would be the headline tomorrow. That is something that I would never support, especially when there are so many systemic barriers for individuals who are homeless. You know the North Carolina Medicaid [inaudible]. Many of those individuals aren't getting the healthcare that they need. I'm a brain injury advocate so data shows that one or two individuals who are homeless have a brain injury. There are veterans out there and my understanding once they are released from jail and they are homeless they are dropped off downtown or uptown so there are bigger barriers that Center City Partners cannot address alone. They are doing a great job and I would love to talk to you about [inaudible] Michael offline as well as about the EpiCenter, but I didn't want to leave that comment hanging that makes it a misdemeanor to help individuals who are homeless because everyone needs a little help sometimes.

**Mayor Lyles** said that is our last person to speak; I'm going to ask Michael and Darlene to do this. In your Districts what would say your top five vulnerabilities are, particularly around physical location and space? I think that would be helpful. These are the kinds of things the Council wants to be aware of and to have that information and a little bit of an understanding and I just think that you have that on-the-ground knowledge that we don't get. We were talking today about trying to make sure we communicate more often and if you could just do something like that would give us a starting point, both of you, and with that thank you Michael and now Ms. Heater.

**Darlene Heater, Executive Director, University City Partners** [inaudible]

Mayor Lyles said yes, I think your retail and commercial are what we were really thinking about or it could be abandoned spaces. Mr. Egleston says you can give five challenges and five opportunities. I just got a chance to out to the Marriott, very nice.

Ms. Heater said it is beautiful and the art is just amazing there.

Mayor Lyles said it is.

Ms. Heater said quite a story. We manage MSD five which is an MSD that is anchored by UNC-Charlotte, it is eight miles from Center City, and we have a rather large MSD. Our MSD is five square miles so if you look at this map you can see the size of the University City Partners MSD when you compare it to Uptown. Our mission is like Charlotte Center City Partners, we do the same work, we build and sustain the economic vitality for University City.

Our FY20-21 Resource Investment is as depicted on this slide. We invested MSD revenue as well as private dollars to support economic development, planning and developments, events and programming, and marketing and communications. We also have a sister organization that we run, the University City Foundation, and the Foundation also supports events, small grassroots organizations and their program and community needs as well as small local non-profits through the issuance of grants or as a physical sponsor. Our University City Foundation is not bound by the MSD geography, we actually share our Foundation with those neighbors around us, so we do a lot of work. As many of you know you've heard of the U-City Family Zone and this Foundation manages a lot of the grants that run through the U-City Family Zone for Hidden Valley, Newell South, and a little bit of Plaza as well as University City.

The Light Rail continues to deliver maximum value in University City. We currently have 43 parcels that are active which is a lot when you think about 43 as a number, but if you could see the size of the parcels in University City you would understand how dynamic that is. Our parcels are not one-acre or two-acres, our parcels are like 27-acres. This sub-market continues to attract and grow business and we will talk about some of those successes. We work hard to educate students as well as life-long learners and to provide livable neighborhoods and entertain visitors.

I crafted this presentation a little bit differently than I did last year because so many of you don't have the opportunity to come up to University City. I have some slides just to talk about what is really happening in University and some of the successes that we can celebrate. In addition, I think our friends from the Budget Office handed out to you a five or six-page document that showcases our accomplishments, gives you greater detail on our budget investments both this past year and the budget requests for this next year. So, this is a picture of Centene, Centene purchased 80-acres, and then at the ninth hour literally the ninth hour, two days before they were set to close, came in and bought another 50-acres across the street. So, they are growing upward, as you can see. This is a picture of the office building right adjacent to it that I couldn't fit into this picture, there is another crane building on the adjacent parking deck. So, construction continues at a remarkable pace and the project remains on schedule despite our soggy weather.

This one is likely going to be a surprise to you, but we recently recruited a new tenant, and I say recently, we actually worked on this tenant for about two years and I swear this tenant was like popcorn. I think I showed this tenant four different buildings in the University Research Park. This is one that didn't get celebrated, it came in very quietly, but in April of this year Project [inaudible] declined incentives because they didn't want anything to hit the news waves because they are still maintaining operations in California, but they moved their headquarters to University City from California this spring bringing 660 jobs. They have leased an entire building in the University Research Park which is located right at the connection of the someday to be built North Bridge which will connect the University Research Park through our Town Center to our University. Fran is not here, and Tracey is not here, but this is one that we worked on for a very long time and they didn't get to celebrate it and we didn't get to celebrate it either. So, when you see them tell them congratulations because they did succeed.

The Principal Group is one that came to the Charlotte market about 16 or 17 months ago. We are finally moving them into their office space which is an old All-State building that was extensively renovated. This is a business that chose to be housed on a light rail station and I included this slide even though it is not this fiscal year to remind you of the value of the investment of the light rail to University City.

This is a building that these next few slides are going to talk about what is more to come in University City because we've demonstrated a lot of success. We have grown our business organically, we have recruited a lot of big companies to University City, that is what we do really good, our big businesses and big companies. But we are not done building. We have 3.5 million square feet of office space in the pipeline, so I think according to Michael's calculations that is probably room for another 20,000 to 22,000 employees. Crescent Communities just completed a [inaudible], this is in the University Research Park. It is bringing us 164,000 square feet of leasable space through an innovative building that is very unique to University City. It is more like something you would see in South End. It marries the indoor space with the outdoor space.

Sure, and Steins, the same folks who are investing in South End and who bring us Camp North End purchased the old Solectron Building in University City and I was just touring this two weeks ago, and very soon they are going to deliver 196,000 square feet of leasable space. This is adjacent to the Wells Fargo CIC in Innovation Park. This development actually includes a 1.5-acre park that is going to be open to the public for community events. So, sandwiched in between two buildings, but we are so desperate for park space that they agreed to allow community use of that space as well. This is a rendering of the 1.5-acre park, and I say it is a design combination of what you see in Camp North End married with the green in Uptown.

EBO is still planning to bring Water's Edge. EBO is a development firm out of Texas. This is a building of 200,000 square feet of office space at the J. W. Clay Station. Then Tryon at the Park, those of you who know Jane Woe, she is the CEO of Panorama Holdings. She is offering a million square feet of build to suit office space at the University City Station and again this is right in the heart of the planned Entertainment District. We hope that this development will be anchored by a five-acre public park that will be the cornerstone for this development. Again, this urban park edges the Entertainment Zone.

This is a photo depicting the Marriott that is on the edge of campus. We are blessed and so fortunate to have this asset in our community now that brings not just a hotel, but a conference center. The artwork in this, as I mentioned, is just amazing. There is golden [inaudible] that has brought much-needed refined dining and expansive outdoor areas and the University wanted to make sure that I mentioned their appreciation for the City's support of this project. Our UNC-Charlotte will now be able to host conferences or symposiums that will all meet the University's brand in their [inaudible]. We also expect to see some tailgating at this hotel because if you look out over the patio you can see the football field from it.

This one is another quiet one that came into University City although I've done my darndest to try to make a lot of noise about it. This is a picture of the inside of the South East Carpentry Regional Training Center that is now in University City. They opened in the spring; classes are filling us. As a reminder to you if you haven't seen or if you don't know about this facility people can apply for this training, it does not cost them anything, it is sponsored by employers. It is a union-based training program, but those who graduate from this can make upwards of five to six figures. This is a fact that I am super proud of because I worked really hard to build this relationship. In May we enrolled our first two high school graduates from Vance High School, so big celebration there.

And hallelujah, at long, long last Topgolf is open. Finally, opening festivities are underway, it is a remarkable facility. In fact, this Friday they are having community day so anybody can come in, it is free and open to the public, and enjoy this new asset that is in University City.

Those were just a few of the highlights that we enjoyed this year through economic development. We also added four hotels and a boatload of housing. In fact, we have so many housing starts in University City I think that between University City and Councilmember Watlington's District we are the two that are far and above the most starts in a housing of anywhere in the City, and by a lot.

Into Planning and Development, this year we actually completed our University City Vision Plan. This Vision Plan is actually going to guide our program of work and our investments and we are going to look forward to sharing that with you. In the fall we are going to a very extensive vetting process with this to make sure that we got this right because we completed a lot of work during the pandemic. We are taking it back out to our community to make sure we heard what they were saying and that we are focusing on the right things. We are also going to wait until our Board adopts it before we bring it forward to you.

We spent a lot of time looking at our greenways, the utilization, and how to envision new ways for our greenways to support mobility and access, not just recreation. This year we invested in a signature planning along with one of our new greenways, the Barton Creek Greenway in partnership with UNC-Charlotte Botanical Gardens. While we don't have parks in University City, like this many, that many parks, we do have an abundance of greenways. These are investments we are making along our greenways are very intentional. It is part of the implementation of our Vision Plan and we are working to build richer experiences to increase the utilization of this infrastructure, and I'll let you in on where we are going with this. We believe that greenways should be considered more seriously as mobility options. We have had conversations with Park and Rec that we want to increase the utilization of our greenways to the extent that we add a separate lane for things with wheels. Because that is how we are going to get around safely in communities like ours that have ridiculously big roads and huge highways that run through them.

We also raised private funding this year from several developments in the Southwest quadrant of our MSD. This is actually Councilmember Graham's area and the reason we raised this money was to create a location and access plan for the future Doby Creek Greenway, so we are trying to push his priority even faster. This is where we are seeing a lot of growth in University City and the Doby Creek Greenway, once it is built, will provide safe bike and ped access for Innovation Park, Wells Fargo CIC, [inaudible], and about 10 or 12 other housing developments that are happening over in that area. So, again, this is a priority strategy, it is expanding safe bike and ped access and this planning study actually advances this Doby Creek Greenway now to funding ready.

This spring we took a group of leaders, staff and Julie joined us as well, to Columbus, Ohio and the reason we went to Columbus was to learn about their City's investment in first mile/last mile transportation and smart transit infrastructure. Our Transportation staff and leaders spent two days discussing with the City of Columbus Transportation, Transit, Ohio State University, and the Smart District Organizations on different programs that have allowed Columbus to increase its transit ridership and to provide greater access and service to that community. We also took a really hard look at the technology they are using as a backbone for the new programs. This trip actually has fueled our work in developing programs better served and utilizing the BLE (Blue Line Extension) for business commute, but to also consider transit on demand for mobility within the University City sub-market so we had our first meeting post-trip this past week and I am so excited about the direction that this is taking. Just a really great team working on that.

You all can't read this, but since mid-March of this year University City Partners, myself, and my colleague Toby, have been conducting the Listening Tour, and this is something we are going to do every other year. We do a pretty extensive resident survey, we did that one last year, and a summary of those findings are in your packet. This Listening Tour's intention was to connect with 150 constituents. As of today, we have met with 197 and I was with our Board Chair and Toby the other day and I said I'm actually getting tired of talking, which they find very hard to believe. But there are some findings from our discussions, we have talked to businesses, hotels, institutions, the University, the hospital, education, churches, retailers and now our last bucket is residents and since neighborhood groups haven't been meeting we kind of saved this one for last, but that is



kind of our last frontier. This has been a really good tool for us to use for our vetting or our Vision Plan, to go out to folks and say are we focusing on what is most important to you. Are hitting the mark? It also gives them an opportunity to tell us what they think is most important to them as either a business or hotel or resident.

We are using this as I mentioned, to share our draft Vision Plan but we are also using this as we are talking to businesses, hotels, and retails to learn about talent and staffing. We are talking about employment opportunities and are we connecting employment opportunities with the people who live in our community? This is very difficult to do. When Topgolf came there was a commitment early on in the process that they would make an extra effort to hire from the community. When I reached out to them to ask them how they were doing that, they weren't doing any of it. So, it takes an organization or someone who is responsible for tracking that. We really pushed on them, we made some connections with them in the community and we pushed on them to have two job fairs at Vance High School, and now when you walk into Topgolf you will see that the employment really does reflect the community. It really reflects the community.

But we also want to make sure we are looking to the future needs of our companies. We know that business follows talent, that is one of the reasons we have been so successful in University City in recruiting businesses here and we are going to use the information we get from our Listening Tour to inform training and education and then the work we do with the City's Economic Development Team on how we market University City.

Executing Big Ideas; our program of work for this next year is in your packet. It is on a page I think it says Impact. This was a project we actually worked on for about 16 months with Duke Energy. There is a huge sub-station, an entire city block, it looks smaller in this picture, but it is an entire city block that is across the street from Walmart, and Duke Energy paid to put the LED lighting on it. They have somebody do all the controls, they gifted that to us, we just pay the power bill on it, but the reason why it took so long for us to get this implemented is that they wanted to figure out they could create a process around this because they want to do it in other signature places where they have this type of infrastructure in a very public place. So, we actually connected them back to the Center City Partners because their project followed these confines and they needed to update software and things like that. We are really excited, and it has been a beautiful addition to University City's nightscape. As you can see here, we are celebrating Charlotte Pride and we are looking for more of these projects where we can work in a public/private environment and really leverage some of the infrastructures that is already in place.

I'm going to talk a little bit about priority focus areas for us. One of the challenges that we have been experiencing this spring is that we don't have places for kids and when I say places for kids I mean young teenagers and it is becoming more and more obvious as the pandemic lifts and kids want to get out. There is nothing for them to do and our YMCA is not directly connected to where the kids want to be. A YMCA is a little more remote because they want to be along the light rail and around the lakefront, so we have really been challenged by this and we've had several meetings with local grassroots organizations and with the YMCA because we are at a point in our development where we can do something about this. We don't have parks, that is another place where kids hang out. We don't have any parks, so this is going to be an area of focus for us. This is something I don't think Charlotte does well period. Creating places for young teens before they get their driver's license, but we are going to try to figure this out. We are going to try to figure this out in a public/private way working with our community partners that already exist within University City. Developing these partnerships is not easy and it is hard to wrangle all of these caps sometimes, but we are committed to it. We also believe that if we can identify the right places like we have a great [inaudible] golf course that is right close to the rail line. We of course have a lakefront, but we have open spaces that aren't programmed. We have a big lawn space probably a half-acre in front of the IKEA Store. We have places, we just have to be intentional about making sure we are thinking about this demographic of our population.

We are going to continue working on increasing the utilization of our greenways. We've also in our Vision Plan identified a project that will create a strolling street in University

City because we have these gigantic streets that are miserable to walk along if at all. We've identified some north/south connectors that run parallel to the light rail line that will give us the opportunity to not have to get in a car to get from station to station that will actually provide a really pleasant environment. We do have some challenges along our greenways, we have a ridiculously big Charlotte Water project that is going to close parts of our greenway for the next three years. It is necessary and needed but it is going to be painful for us in this short term.

Mobility for University City Partners we are going to be stretching in our role to support the collective efforts to bring these programs to fruition and we don't know what that looks like yet, but what we have said to City staff and to CATS (Charlotte Area Transit System) is that we are all in and if it requires us to do something that is outside of our comfort zone it is important that we figure out how to do first and last mile. It is important that we figure out how to evolve our transit service and the way we deliver it to our folks for how we grow into the future.

University City started a Farmer's Market, which we piloted this last fall. It came back to University City, we produce this, we pay to produce it, we pay to market it. We have a team of community folks and our staff that work on recruiting vendors, but we want this market to be the thing that everybody in our area does on a Saturday. It is where everybody goes. It is expensive to produce this it is an event every single weekend. And it takes time to develop markets, it takes time to develop an attendance there.

We think is important that our market serves a community that has many cultures and ethnicities. Our vendors should reflect our community and when at all possible should be from our community. Mamola's Bakery has a sidewalk café so they anchor one end of our Farmer's Market and have a sidewalk café where patrons can purchase pastries and then there is a mobile Coffee Shop. We set up some bistro tables so people can come here with their families and enjoy a morning. Of course, there is live music because we are trying to do everything we can to support music everywhere.

We have a focus on programming for kids and for families because that is in our DNA. That is what we do really well, we do kids and families. This month is a storybook reading by fairies, you can see them under the yellow tent and face painting. Next month we'll have activity from, she built this City and Didgie Bridge, so we are really focused on how do we create things for all of our constituents, not just people who are coming to buy produce. I snapped this picture at our Farmer's Market probably three weeks ago and when I took this picture it made me think that maybe we can win at this, maybe we can win at this.

This document is also in the handout that I gave you. This is the way we are going to invest our MSD and Foundation money for next year. Our sponsorship monies fluctuate depending on what type of programs or projects pop up like the Greenway Project we did with Park and Rec to identify the future Doby Creek Greenway. One thing that I didn't mention, it is spelled out in your document is that the City has an MWSBE requirement or request for MSDs, and our MSD is required to spend at least \$10,000 with small minority women-owned businesses. Last year we spent \$132,000, this year we are spending \$141,000. That is 25% of our budget, not including rent and salaries which we can't really control, but 25% of our budget goes to MWSBE vendors. That is not easy to do, but we are very intentional and focused on doing that and we are proud of the work that we do. We are also very proud to serve the City, we love to work in University City and I'm going to ask Toby, who is my colleague to stand up. If you don't know Toby, this guy is a Jack of all trades. He has a master's degree in Regional Transportation Planning so he is the right guy for helping us figure out this transit thing, but he has been; we all hustle and it is a lot of work when you have a small team, but we are energized by the growth of this City. We are energized by the partners that we work with and we are energized by the people who we serve.

Mayor Lyles said you just energized us.

**Councilmember Graham** said great presentation, but by chance, our mutual friend got us together for lunch on Friday and we spend a lot of time Friday talking about University City. I am a 27-year resident of University City, I know it like the back of my hand and represent a portion of it as Council District 2, but in previous life represented all of it. I just want to really thank you for all the work that you've done. We even talked about Mary Hopper Madam Mayor, and that is a name from the past that maybe one or two people in this room knew who she was, but she was the original Executive Director of University City Partners. Again, great presentation, her staff is small, but you can see by the body of work that they are doing a lot of work. Their budget is small in comparison to others, but they are doing a lot of work and they really deserve our support in any way we can give to them beyond what they receive through their tax collection via their geographical area. They are limited and I'm pretty sure she would say this as well, she referred to it twice, it is just that we are surrounded by state roads and it is really hard to activate and bring people together and do a lot of placemaking because of it. Even when I served as Chairman of the Transportation Committee at the state level, just getting sidewalks on Harris Boulevard was beyond anyone's control. It just can't happen

Ms. Heater said and NC-DOT (North Carolina Department of Transportation) is not planning on any road diets anytime in the near future.

Mr. Graham said no, it is a growing area so that is one of my concerns as a resident and as someone working with Darlene, it is just the traffic and it is growing and it is hard to place make, but I just wanted to say publicly because I really support what you are doing over there. I really appreciate the efforts that you are making as well as your staff. A lot of work is going on in University City, the great work of the University itself, the Marriott Hotel is out of the box, Topgolf is out of the box. Mr. Manager, I wish we had Park and Recreation under our jurisdiction. We've talked about that before. Just kudos and thank you very much for the presentation and I look forward to working with you in the future.

Ms. Heater said same here, thank you.

**Councilmember Winston** said thank you for the presentation, in regard to parks that is something you and I have spoken about since I've been on Council, and thanks for including it. Can you give us a bit of an idea about what is your communication or what is your relationship like with the County and the Parks and Recreation Division? Are there any kind of plans in the works? I know they are working on their master's Plan do they have any plans to kind of focus on the University area or not? Can you give us some insight into that relationship, please?

Ms. Heater said yes, so when I started at University City Partners almost eight years ago the first thing that we did was we worked with Park and Rec to create a Park Plan because when I went to them and said why do we have no parks, they said we don't have a plan for parks up there, we wouldn't know where to put them. So, we worked in partnership with the University and Park and Rec and we developed a Park Plan. Every year I get up in from of the County Commission and I talk about the fact that we have not executed against this Park Plan, that we are the least served community by park space of anywhere in Mecklenburg County. We've mapped all the investments that the County has made in parks and our recreation assets and there is a big gaping hole in University City. We meet probably every month every other month with Park and Rec, they do have land under contract in the University Research Park. It is largely just going to be land that is preserved with trails in them, so it is not the type of parts that we can program. One of them, I'm not sure if it is going to make it across the finish line because we are standing pretty firm about needing a road connection through there because of exactly what Malcolm was talking about. We told Park and Rec and County Real Estate this when they went after that project and they don't want to build the road. It is a road that creates another exit point for the University Research Park, and you all know how much the University Research Park is growing.

We are working with them on the five-acre park at the University City Station and that won't trigger until we get a build to suit tenant for that development so that will probably be another 15-years. Even with the land that Park and Rec purchased we know that they

are in a big land acquisition mode right now, they are not in a building parks mode so I'm guessing even with the land that they have purchased we probably won't see a park built in University City for at least another four to five years. We talk with them all the time about other parcels we are trying to get them to figure out how to put a park at the JW Clay Station which is our Town Center. They were late to the game with the developer despite a lot of invitations and outreach and I don't know that we are going to be able to bring that one across the finish line, we keep trying. We've met with both developers and both developers are willing to give us some space, but that land is incredibly expensive and Park and Rec has really high expectations for what they want to see in a park and I don't blame them for that.

It is a shame that they weren't part of the planning process when we first started this. Does that answer your question? Right now, we are looking at the YMCA as beautiful property, how do we utilize that as a parking space? We are looking at the University, are there places on the University Campus that we can program and make more amenable to a parking space or park-like experience? That is the best explanation I can give you we are doing the best that we can with what we have. We are not going to let it get us down, like I said we do have great greenways.

Mr. Winston said I think you did answer my question and I thank you for that. Madam Mayor and Mr. Manager, I know this is something that the Comp Plan overall kind of talks about. Something that we talk about in general from a citywide standpoint, but I wonder if there is an opportunity maybe through Intergovernmental or Transportation and Planning to think about how do we focus on the University area and hearing what Ms. Heater said in terms of how it does or doesn't work. We know that it is important to continue to grow as we continue to attract businesses. As Ms. Heater said what are the people that move here going to do with their kids when they come and take a job up in University City? I think that is something that we need to consider and maybe figure out a better solution. Can you talk a little bit about the Mall?

Ms. Heater said Concord Mills Mall?

Mr. Winston said no, Northlake Mall, is that outside of your purview?

Ms. Heater said it is. Concord Mills is actually closer to us than Northlake, and yes, I am worried about that.

Mr. Winston said maybe we could talk about that offline. I wish Center City Partners were still in here, but something I would like us to consider is how do we work together to do big ideas and big things? For instance, something I have talked to the Manager about and something I have talked to the new President of UNC-Charlotte about, how do we think about finding intersections in our goals, in our growth, and what we should aspire to be? I have an idea like we should be one of the premier destinations for schools or collegiate athletics.

That is something that if we want to compete with the Chapel Hills, compete with the Clemson's, compete with NC State of getting the top talent to come to Charlotte, I think that is something UNC-Charlotte can't do alone and I don't think that is something the City of Charlotte can do alone and it is not something you guys can do alone. But it is something we can do if we will kind of work together and I think Charlotte Center Partners is another example of how do we kind intersect all of those big things? If we do have that aspirational goal how do we kind of work together to do big things like that? I really do think that making UNC-Charlotte the premier destination for more people is something that is achievable.

Mayor Lyles said I really appreciate this conversation, I do want to say this though, at some point we are going to have to consider this growth all over this County and we know that we have deficits. At some point these priorities, as Mr. Winston has said, we have to choose some things to work on. I wish we could do it all, but we are going to have to figure that out and at some point, the Council will. My goal is that we do it in a way that we are actually using data, helping people see the value, and that we bring along a lot

more partnerships because we will never be able to do it alone. We just need to continue to keep in mind.

Mr. Phipps said I'm not going to repeat what Mr. Graham said, he probably looked at my notes, but I was honored to serve on the University City Partners Board for seven years starting out with Ms. Hopper and then with Darlene and I can tell you they do work extremely hard with the staff that they have transforming University City from a mere sub-market to a destination. So, I'm really proud and I've been living in University City now for 23-years, so I've seen the transformation of a University City over those years. But I do have a question, in looking at your material and your Listening Sessions and residential surveys, I was wondering in as much as we have attracted a host of companies to the area have any of them really expressed any desire for more upscale housing, executive housing or just more than apartments up in University City? I can imagine that we are attracting these businesses and then at the end of the day they get in their car and head either north or south. So, I'm wondering has any talk been given to maybe some better housing options in University City?

Ms. Heater said the answer is yes always. Brokers always ask us that or we point out to brokers University City is a community of neighborhoods. We have 37 neighborhoods, most of that is single-family homes. If I am remembering correctly, we are building a ton of multifamily now; multifamily that is obviously the thing to build right now. We are taking it because we are growing at such a pace where we know we are at the point now where we are not housing all of the people who are moving here. So, we've got to figure out how to build housing more quickly. We were just talking with Councilmember Graham about a parcel that is going to come to Council for a rezoning and it changes residential zoning to industrial zoning and they want to build industrial complexes there which that is what we want to do, we are fine either way, but we want to make sure that it is a conscious decision by our City leaders that said we are going to vote to change this to industrial use and give up 200 acres that could be used for housing. And 200 acres across from a grocery store and on a transit line and next to the interstate and where there is a lot of jobs. Like I said we are good either way, we just want to make sure that we are bringing the issue up because this is not going to be the last time that you are going to be faced with these kinds of decisions. There is a new development that is going to come just about two miles away from the core of University City that is going to bring some higher-end housing. I still don't think it is going to hit the \$1.3 million or \$2 million price point that you see down at Quail and where a lot of these CEOs are living, but we are getting a pretty significant investment from Toll Brothers in a new housing development that is going to bring about 400 new homes to University City and they are not going to be starter homes. How about that?

Ms. Eiselt said I will make this really quick Darlene, I just wanted to say thank you for all of your hard work and your advocacy for this area and being that connection between government and the private sector and the residents. Thank you especially for that on-the-groundwork to try to make this kind of the leading area plan for different access to mobility because as you said the ridiculously large roads that are out there that we really can't do much about.

Ms. Heater said if you all get a chance, I would ask you to do one thing; go to the intersection of Mallard Creek Road and Harris Boulevard. It was recently paved and Toby the other day sent me a list of the [inaudible] projects that are proposed for University City over the next five to 10-years and the state is going to add length to that. It is literally the size of a football field, that intersection there. It is nine lanes, it is bigger than the interstate and the proposal is to add more lanes to it.

Ms. Eiselt said I wish we could get the State to think about transit and not just transportation.

Ms. Heater said I wish we could too.

Ms. Ajmera said Darlene, thank you so much for your work. Councilmember Johnson and I were at the Boardwalk a couple of months ago and we were talking to the owner of

Board Paddling there and you are talking about the Farmer's Market and [inaudible] and all these activities attractions that you are bringing to the Boardwalk and the owner said we do whatever Darlene asks of us. I can see the level of support from the private sector that is there. I appreciate your advocacy for the green space, especially for the part that is in the University area. When it comes to sidewalks we may not be able to do much about it because it is the state's responsibility, what we can do is the streetlights and I know I have advocated for this for a while where W. T. Harris goes, especially from Old Concord all the way to The Plaza there are no streetlights. The other day I was driving by and saw a couple of accidents because of a deer hitting one of the cars. I think streetlights is something we can address, and I noticed the Manager has included in our budget for 2022 additional funding for streetlights especially for Vision Zero, so I do hope that becomes a priority. As Darlene said we've got to address some of these issues, especially around infrastructure because it also becomes a safety issue.

Ms. Johnson said I just want to thank Darlene and Toby for all of the work that they do in University City. The day after I won the Primary and hadn't even won the election, yet Darlene was the first meeting I had. So, she and I work very closely; I think we meet every other week, so I appreciate all of the work that you and Toby are doing in this community. I'm honored to serve the University and honored to serve on the Board of UCP, so thank you. When you talk about industrial zoning, there are actually two of them in the University area and I know we have spoken about at least one of them. I met with C-DOT and zoning to talk about it, so continue to do the work that you are doing. Your support is truly the home of the jobs, I've said that on the dais several times and you are a huge part of that Darlene. So, thank you to you and your team for all of your hard work.

Ms. Heater said thank you very much, and I'm just going to mention one thing because I know you are quick, and this is in regard to homelessness. If any of you are interested, we are doing a remarkable job with addressing homelessness in University City. We are not waiting for a big plan, we are not working with 140 organizations, we are working with our Police Department and our churches. We have eliminated and housed I think 15 homeless camps, the one that was remaining which was a really difficult one, we just were able to get them into a program. I just heard about another one today. Clearly, we don't have the magnitude of the homelessness issue that we have in Center City, but if you want to see how just brass tacks get down and get the work done works come on up. We also had another program to address panhandling and you will come through University City and maybe two years ago there was a panhandler on every corner at every intersection. You may see one and that is big hats off to CMPD, we have a remarkable Captain and a Lieutenant, and nobody is allowed to take them from me because he is going to retire in like two years. He is just amazing so there are community solutions.

Ms. Johnson said I also want to say Darlene has taken a very practical approach to litter. It is a part of the budget and they actually pay a vendor to clean up the litter in that portion of the City, so again hats off to the work that she is doing and she demonstrate how community [inaudible] and public/private partnerships can really be the answer for many of the problems in the [inaudible].

Mayor Lyles said Darlene, we just need to come out and visit more often. We're going to approve your budget though, so you should be glad to see that we are going to get to that.

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**ITEM NO. 5: CLOSED SESSION**

No closed session occurred.

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**CONSENT AGENDA**

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to approve the Consent Agenda as presented, with the exception of Item No. 51 which has been settled, Item No. 54 has been deferred until June 28<sup>th</sup>, and Item No. 55 has been deferred until August 9<sup>th</sup>.

The following items were approved:

**Item No 34: Animal Licensing and Registration Services**

(A) Approve a contract with PetData, Inc. for the administration of the city's animal registration and licensing program for an initial term of three years, and (B) Authorize the City Manager to renew the contract for up to two, one-year terms with possible price adjustments and to amend the contract consistent with the purpose for which the contract was approved.

**Item No 35: Crime Laboratory Reagents and Consumables**

(A) Approve the purchase of chlorination equipment, by the sole source exemption, (B) Approve a contract with QIAgen, LLC for laboratory reagents and consumables for an initial term of one year, and (C) Authorize the City Manager to renew the contract for up to two, one-year terms with possible price adjustments and to amend the contract consistent with the purpose for which the contract was approved.

**Item No. 36: Traffic Data Collection and Processing Services**

(A) Authorize the City Manager to negotiate and execute a contract for up to \$600,000 with Miovision Technologies, Inc. for traffic data collection and processing services for an initial term of five years, and (B) Authorize the City Manager to renew the contract for up to two one-year terms with possible price adjustments and to amend the contract consistent with the purpose for which the contract was approved.

**Item No. 37: Automatic lighting Controls Maintenance and Services**

(A) Approve a unit price contract with Scorpion Startup LLC d/b/a Paratus Service Group for automatic lighting controls maintenance and services for an initial term of three years, and (B) Authorize the City Manager to renew the contract for up to two, one-year terms with possible price adjustments and to amend the contract consistent with the purpose for which the contract was approved.

**Item No. 38: Construct Montford Drive Extension**

Approve a contract in the amount of \$645,544.90 to the lowest responsive bidder Kemp Sigmon Construction Co., for the Montford Drive Extension project.

**Summary of Bids**

Kemp Sigmon Construction	\$645,544.90
Mountaineer Contractors, Inc.	\$670,447.86
United of Carolinas, Inc.	\$688,877.53
GreenWater Development, Inc.	\$691,273.22
Sealand Contractors Corp.	\$715,164.88
Carolina Cajun Concrete	\$726,448.80
Blythe Development Company	\$754,635.86
Red Clay Industries	\$802,869.38
Performance Managed Construction, Inc.	\$877,129.00

**Item No. 39: Construct Hertford Road Storm Drainage Improvement Project**

Approve a contract in the amount of \$951,469.16 to the lowest responsive bidder GreenWater Development, Inc. for the 1528 Hertford Road Storm Drainage Improvement Project.

**Summary of Bids**

GreenWater Development, Inc.	\$951,469.16
Mountaineer Contractors, Inc.	\$974,013.15
Litman Excavating, Inc.	\$1,103,622.85
United of Carolinas, Inc.	\$1,106,740.80

Sealand Contractors Corp.	\$1,147,248.30
United Construction Company, Inc.	\$1,433,950.10

**Item No. 40: Construct Storm Water Repair and Improvement Projects**

(A) Approve a contract in the amount of \$3,868,481.27 to the lowest responsive bidder OnSite Development, LLC for the Storm Water Repair and Improvement Project FY2021-D project, (B) Approve a contract in the amount of \$3,672,839.67 to the lowest responsible bidder United of Carolinas, Inc. for the Storm Water Repair and Improvement Project FY2021-E project, (C) Approve a contract in the amount of \$3,637,399.00 to the lowest responsive bidder, OnSite Development, LLC for the Storm Water Repair and Improvement Project FY2021-F project, and (D) Approve a contract in the amount of \$2,094,052.34 to the lowest responsive bidder United Construction Company, Inc. for the Storm Water Repair and Improvement Project FY2021-G project.

**Summary of Bids**

**FY2021-D Project**

OnSite Development, LLC	\$3,868,481.27
United of Carolinas, Inc.	\$3,932,325.18
Blythe Development Company	\$4,152,959.25

**Summary of Bids**

**FY2021-E Project**

United of Carolinas, Inc.	\$3,672,839.67
OnSite Development, LLC	\$3,744,057.00
Blythe Development Company	\$4,133,121.75

**Summary of Bids**

**FY2021-F Project**

OnSite Development, LLC	\$3,637,399.00
United of Carolinas, Inc.	\$3,663,618.39
United Construction Company	\$3,893,029.71
Blythe Development Company	\$4,008,209.25

**Summary of Bids**

**FY2021-G Project**

United Construction Company, Inc.	\$2,094,052.34
OnSite Development, LLC	\$2,126,649.00
United of Carolinas, Inc.	\$2,178,759.67
Blythe Development Company	\$2,409,416.50

**Item No. 41: Water and Sanitary Sewer Repairs**

(A) Approve a unit price contract with the lowest responsive bidder Fuller & Co. Construction, LLC for time and materials for water and sanitary sewer infrastructure repair for an initial term of one year, and (B) Authorize the City Manager to renew the contract for up to three, one-year terms with possible price adjustments and to amend the contract consistent with the purpose for which the contract was approved.

**Summary of Bids**

Fuller & Co. Construction, LLC	\$2,691,112.28
State Utility Contractors, Inc.	\$3,769,124.00

**Item No. 42: CATS Light Rail Parts and Repair Services**

(A) Approve the purchase of parts and repair services for CATS train control and wayside equipment, by the sole source exemption, (B) Approve a contract with ALSTOM Transport for the purchase of parts and repair services for a term of five years, and (C) Authorize the City Manager to amend the contract consistent with the purpose for which the contract was approved.



**Item No. 43: CATS Light Rail Vehicle Communication System Parts and Repair Services**

(A) Approve the purchase of parts and repair services for CATS light rail vehicles communication system equipment, by the sole source exemption, (B) Approve a contract with ISC Applied Systems for the purchase of parts and repair services for a term of five years, and (C) Authorize the City Manager to amend the contract consistent with the purpose for which the contract was approved.

**Item No. 44: CATS LYNX Train Control Parts**

(A) Approve the purchase of parts for train control equipment, by the sole source exemption, (B) Approve a contract with Hanning & Kahl for the purchase of parts for a term of five years, and (C) Authorize the City Manager to amend the contract consistent with the purpose for which the contract was approved.

**Item no. 45: CATS Train Control crossing Gate Spare Parts**

(A) Approve the purchase of parts for train control crossing gate and wayside equipment by the sole source exemption, (B) Approve a contract with National Electric Gate for the purchase of parts for a term of five years, and (C) Authorize the City Manager to amend the contract consistent with the purpose for which the contract was approved.

**Item No. 46: Bond Issuance Approval for Union at Tryon**

Adopt a resolution approving INLIVIAN'S request to issue multifamily housing revenue bonds, in an amount not to exceed \$20,800,000 to finance the development of Union at Tryon.

The resolution is recorded in full in Resolution Book 51, at Page(s) 542-548.

**Item No. 47: Resolution of Intent to Abandon a Portion of Closeburn Road**

(A) Adopt a Resolution of Intent to abandon a portion of Closeburn Road, and (B) Set a Public Hearing for August 9, 2021.

The resolution is recorded in full in resolution Book 51, at Page(s) 549.

**Item No. 48: Refund of Property Taxes**

Adopt a resolution authorizing the refund of property taxes assessed through clerical or assessment error in the amount of \$10,800.94.

The resolution is recorded in full in Resolution Book 51, at Page(s) 550-551.

**Item No. 49: Meeting Minutes**

Approve the titles, motions, and votes reflected in the Clerk's record as the minutes of April 07, 2021, Budget Workshop, April 12, 2021, Business Meeting, April 19, 2021 Zoning Meeting, and April 26, 2021, Business Meeting.

**IN REM REMEDY**

**Item No. 50: In Rem Remedy 13713 William Stowe Drive**

Adopt Ordinance No. 79-X authorizing the use of In Remedy to demolish and remove the structure at 13713 William Stowe Drive (Neighborhood Profile Area 4).

The ordinance is recorded in full in Ordinance Book 63, at Page(s) 721.

**PROPERTY TRANSACTIONS**

**Item No. 52: Charlotte Water Property Transactions – Little Hope Creek Sanitary Sewer improvements, Parcel #72**

Resolution of Condemnation of 2,524 square feet (0.06 acres) Permanent Easement at 738 Heather Lane from Thomas M. McHugh, Jr. for \$24,400 for Little Hope Creek Sanitary Sewer improvements, Parcel #72.

The resolution is recorded in full in Resolution Book 51, at Page(s) 552.

**Item No. 53: Property Transactions – Brown Grier Road Improvement Project, Parcel #17, 18 and 29**

Resolution of Condemnation of 2,339 square feet (0.05 acres) Fee Simple, 462 square feet (0.01 acres) Storm Drainage Easement, 7,353 square feet (0.17 acres) Temporary Construction Easement at 9308 Christy Joy Drive, 14308 Brown Grier Road, and 3716 Margaret Mitchell Court from Christy Joy NC Partners, LLC for \$59,150 for Brown Grier Road Improvement Project, Parcel #17, 18 and 29.

The resolution is recorded in full in Resolution Book 51, at Page(s) 553.

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**PUBLIC HEARINGS**

**ITEM NO. 9: PUBLIC HEARING ON PROPOSED AMENDMENTS TO DEVELOPMENT-RELATED ORDINANCES**

Mayor Lyles declared the hearing open.

There being no speakers either for or against a motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to close the public hearing on proposed amendments to the following City Code of Ordinances to bring them into compliance with the new North Carolina General Statute legislation (Chapter 160D) related to development by July 1, 2021 deadline: Chapter 9 – Floodplain Regulations, Chapter 11 – Housing, Chapter 17 – Soil Erosion and Sedimentation Control, Chapter 18, Article IV – Post-Construction Stormwater, and Chapter 19 - Streets, Sidewalks and Other Public Places.

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**ITEM NO. 10: PUBLIC HEARING FOR ROBINHOOD MARKETS, INC. BUSINESS INVESTMENT GRANT**

Mayor Lyles declared the hearing open.

There being no speakers either for or against a motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to close the public hearing regarding approval of a City of Charlotte Business Investment Grant to Robinhood Markets, Inc.

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**ITEM NO. 11: PUBLIC HEARING ON A RESOLUTION TO CLOSE A PORTION OF GLORYLAND AVENUE**

Mayor Lyles declared the hearing open.

There being no speakers, either for or against a motion was made by Councilmember Egleston, seconded by Councilmember Graham, and carried unanimously to close the public hearing on a resolution to close a portion of Gloryland Avenue.

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**ITEM NO. 12: PUBLIC HEARING ON A RESOLUTION TO CLOSE A PORTION OF SOUTH GRAHAM STREET**

Mayor Lyles declared the hearing open.

There being no speakers either for or against a motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to close the public hearing on a resolution to close a portion of South Graham Street.

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## POLICY

### ITEM NO. 13: CITY MANAGER'S REPORT

**Marcus Jones, City Manager** said he did not have a report.

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### ITEM NO. 14: FISCAL YEAR 2022 OPERATING BUDGET AND FISCAL YEARS 2022-2026 CAPITAL INVESTMENT PLAN

Motion was made by Councilmember Driggs, seconded by Councilmember Egleston, to adopt Ordinance No. 78-X, the Fiscal Year (FY) 2022 Appropriations and Tax Levy Ordinance, the FY 2022 Compensation and Benefits Recommendations, and other items related to the Annual Budget Ordinance adoption: (A) The FY 2022 Operating Appropriations and Tax Levy Ordinance No. 78-X, (B) The FY 2022-2026 Capital Investment Plan, (C) The FY 2022 General Solid Waste Fee, (D) the FY2022 Storm Water Services Fees, (E) The FY 2022 Transit Operating Budget, FY 2022 Transit Debt Service Budget, and FY 2020-2026 Transit Capital Investment Plan which was approved by the Metropolitan Transit Commission on April 28, 2021, (F) The Charlotte Water Rate Methodology by approving revisions to the Revenue Manual, (G) The FY 2022 Charlotte Water Rates, (H) The FY 2022 Compensation and Benefits Plan and associated Human Resources Contract, (I) Outside Agency and Municipal Service District contracts, (J) Capital Investment Plan Program Policies, (K) A Resolution for a Release of Collateral, and (L) Other Budget Items.

The ordinance is recorded in full in Ordinance Book 63, a Page(s) 708-720.

The resolution is recorded in full in Resolution Book 51, at Page(s) 536-539.

**Councilmember Bokhari** said I will be brief since no one else seems to have any comment. First of all, by in large, the staff has done a great job as always in a very tough time putting together a very complicated budget with a lot of good stuff in it. I will just say despite all of that we continue to make strides with CMPD (Charlotte Mecklenburg Police Department) pay increases and first responder pay increase but we have a lot more we need to do on that front and we are not even remotely close to where we need to be to give them the support they need with the challenges they are facing today, but we are making good strides there. Aside from some process issues I have around our workforce funding inside this budget that we must have more transparency around, there is really just one reason that I'm going to vote against this budget tonight which is the Mayor and Council pay increases.

I am a firm believer that this is a form of sacrifice that we need to be able to come here and serve for a short period of time to give back to our community and when we increase the pay where it becomes a viable option for people to make this a career it will become a career job. But, despite all of that even if that weren't the case now is the worse time maybe in the modern history of Charlotte for us to be considering doing something like this. Five-point eight percent unemployment rates nationally, our hospitality and tourism industry is reeling locally right now, there are over 10,000 small businesses that are trying to figure how to piece their lives, their families lives and their employees lives back together and we have thousands of employees in the City of Charlotte working here that are also just trying to make their way through this post-pandemic world and there couldn't

be a worse time for us to consider giving ourselves a raise right now. For that reason and that reason alone, I will be voting against the budget.

**Councilmember Eiselt** said I also want to say thank you to staff and the City Manager and the Budget Team that put together an amazing budget again during a pandemic. It is pretty remarkable, and it just speaks to how well the City is being run and continuing to provide important services to our residents. Two things I want to mention; I'm really excited about the future of our Arts sector and I thank the Manager for his work on leveraging our money in the budget without a tax increase and getting the private sector to go along with us, and for anyone who missed that announcement, the private sector stepped up with \$20 million so far over three years. So, that is great leverage for us to do some things that I think is going to unleash the potential for our entire sector for Arts and Culture, and the second thing is I thank you for stepping up for more money for pedestrian safety, for bicyclists and pedestrian safety and mobility. Darlene spoke about the need for that in University City and it is obvious that we just need more ways for people to get around safely. Greenways are no longer just for strolling when you are out having fun. It is the way people get to work and get around so thank you for that and the improvements on Vision Zero, so thank you.

**Councilmember Driggs** said I just wanted to say briefly since we are speaking, I certainly agree with the views expressed by Mr. Bokhari, I voted against the pay increase. I am always in favor of greater investments in public safety however, I've reached my conclusion based on the fact that there are a lot of things about this budget that are right. It is structurally balanced, the pay increases we were able to offer the City employees and I'm grateful also for some investments in my District that I've been trying to get, for the increased investment in sidewalks. So, you can't love everything about a budget and I just think there is a lot about this budget that is good and that is why I made the motion to approve it and I congratulate you, sir. Thank you.

**Councilmember Ajmera** said someone in Raleigh once said to me don't talk about the budget, show me the budget and I can tell you what is important to you all and I can tell you from looking at the budget our priorities are being reflected in the budget that is in front of us. Public safety, housing, infrastructure, environment, and our employees. I am very proud of the work that the staff has done, and I look forward to supporting it.

The vote was taken on the motion to approve and recorded as follows:

YEAS: Councilmembers Ajmera, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.

NAYS: Councilmember Bokhari.

**Mayor Lyles** said I want to say to the entire City Organization I know leadership starts in the Manager's Office, but we have leaders throughout this entire organization and the people around this dais represent this community in a way that this budget really shows the values that you bring from your Districts or At Large or wherever. It has got everything that you talked about when we tried to talk about what makes a city a place where people choose to live, that maintains our quality of life, and I just want to say leadership top to bottom. Thank you very much. And we did it without a tax increase. I don't know how we manage it sometimes, but we are the lowest tax rate I believe in the state. Now that is a lot to say about our growth and our ability to do that, but at the same time to have the lowest tax rate in the state and be on a corridor that we are for Charlotte to Raleigh and be producing and providing and giving back to other parts of our state and especially to the federal government, I think the physical management of this organization is strong and well done and it is grateful to you guys for taking the examination, the Budget and Effectiveness Committee worked really hard, but I think everybody on this Council worked really hard to represent the needs of this community and this budget is successful in doing so.

\* \* \* \* \*

**ITEM NO. 15: VIRTUAL MEETING PROVISIONS**

**Mayor Lyles** said these will all be voted on in a separate vote so I will start with A.

Motion was made by Councilmember Egleston, seconded by Councilmember Eiselt, to adopt the following Budget and Effectiveness Council Committee's recommendation: (A) Regarding the City Council's October 12, 2020, action to continue indefinitely Council's options for virtual participation in official meetings by amending it to end upon the termination of the statewide declaration of emergency.

**Councilmember Driggs** said I can explain briefly; we've had the briefing already from Council about this. We have heard the issues here, we know that prior to COVID our policy was that you could not participate in meetings virtually except under specific circumstances. During COVID there was a state law that gave us greater scope to meet virtually and we exercised that option, we had to for a while. Now we are looking at the prospect of the state of emergency being lifted and with it the special law that was passed by the Legislature, so our question is how do we proceed from now on? One of the steps we need to take is as described in A and that is to take the action that we took on the interim basis, which was open-ended and unrestricted, let that sunset when the state of emergency ends, and then you will see that B and C talk about what we might do instead subsequently. Right now, we are just going to fix the action we took in October.

**Councilmember Watlington** said to that point help me understand the timing. Is the intend that B and C is addressed before the state of emergency ends or will there be some kind of lull?

Mr. Driggs said if it is okay, we will vote on A and then talk about B and C.

Ms. Watlington said I need to know about the plan going forward before I vote on A.

Mayor Lyles said I don't think that we know when the emergency declaration will be lifted, the Governor makes that decision.

Ms. Watlington said well let me ask it this way; what I'm saying is I just don't want there to be this time period where we are not exactly sure what we are doing before we've made a decision. I'm just trying to understand how soon B and C will be addressed.

Mr. Driggs said under A the assumption would be that we would simply sunset that action we took in October as of the time that the state of emergency is lifted. Nothing changes right now. All it says is at that future time that will end; in the meantime, we have B and C which will inform what we put in place instead to become effective at the end. So, in the interim period, my expectation is that we will have meetings the way we do like this one, and then we will talk about B and C in a minute.

A substitute motion was made by Councilmember Ajmera, seconded by Councilmember Johnson, to adopt A, Regarding City Council's October 12, 2020 action to continue indefinitely Council's options for virtual participation in official meetings by amending it to end upon the termination of the statewide declaration of emergency and B, Update the current Rule 28 in the Rules and Procedure for the Charlotte City Council to broaden the circumstances for Council members to participate virtually, as it came out of Committee.

Mayor Lyles said Ms. Johnson is suggesting that in addition to the change to come in compliance with the declaration of emergency that we also update the current Rule 28 in Rules and Procedure for the Charlotte City Council to broaden the circumstances for Councilmember to participate virtually. I'm going to ask the Committee Chair; I thought that the idea was to have Councilmembers speak to the definition of this.

Mr. Driggs said Mayor, the concern here is I believe if I understand my colleague correctly that we did not put that sunset in place without also including; the concern I have about that is that we didn't have a chance in Committee to establish what that broadening would be so Councilmember Johnson, I know that was an issue, particularly of yours, that is why it is here, but we can include in the vote on A the idea that we will look at broadening the circumstances. But the fact is we can offer anything tonight that specifies what those broadened circumstances would be and that is why I was hoping that we could just get A done and in a minute we will talk about B and I have a feeling that what may come out of that conversation is at least my recommendation was going to be that we refer B back to Committee and that we take in recommendations or comments from the full Council and that the Committee then come forward to the full Council with a more specific proposal about how we address the item in B. It is clear that we need to talk about it, and we will need to consider suggestions for broadening the rules, but other than just sort of saying we will broaden the rules, there is nothing to act on tonight.

Mayor Lyles said Ms. Ajmera did you hear Mr. Driggs' response.

Ms. Ajmera said but I did make a substitute motion that I would like to adopt A and B together because that came out of Committee by the majority.

Mr. Driggs said they were separate votes.

Mayor Lyles said the substitute motion is to adopt A and B. I guess what I'm concerned about is the term "broaden the circumstances" and what is the definition of broadening circumstances that we would enact in a rule. What I'm saying is the motion is to broaden, that could be let's go to the beach every weekend, but I'm just trying to figure out. Ms. Ajmera what is your definition of broadening the circumstances?

Ms. Ajmera said in Committee we did not discuss the specifics of what that looks like so that will go back to the Committee for specific discussion, however, I would like to keep A and B together in my motion.

**Councilmember Winston** said my interpretation of B was if this is successful and gets six votes, this would say that we have work today and this would guide staff to bring us possibilities of what a broaden circumstance for Councilmembers to participate virtually in a hybrid motion. So, I don't think it means specifics, I think that is the kind of guidance we are giving staff on the work that they need to bring back so as to work with us.

Mayor Lyles said so the staff is working under the guidance from the Council for this discussion so it really would mean that the Committee or the Council would have the information and make this is kind of the procedure of the Council meeting schedule. So, I think the staff would write whatever the Council approves so, I'm just trying to make sure that everybody is on the same page. I don't think this is; it is staff assisted but not driven by. Does that make sense?

**Councilmember Egleston** said I'm fine with voting on the substitute motion, but I think adopting just A does not prevent us from having an additional discussion about things that we might want to change, but we might not want to change. So, this implies a change to Rule 28 that a majority of Council might or might not be in favor of, depending on what the specifics of the change were. I think that is something that you or the Manager or the Council could direct the Committee to further discuss Rule 28, but I would not be in favor of voting to update without knowing what the specifics of the update we were directing –

Mayor Lyles said I'm going to change; I watched the meeting; I wasn't a participant in the meeting so I'm going to ask Mr. Driggs this. I thought that the concept was that we know that A has to be done. What we didn't know is how the Committee could hear from the Council and so tonight I thought we would actually go around the room and say okay, how do you feel about the idea of what should be updated in Rule 28 so everybody would get a chance to state their thoughts about it and it would go back to the Committee to shape whatever those thoughts were. This Council can be very procedural sometimes; Ms. Ajmera has made a statement at least three times to me that she is expecting a vote

on a motion that she had made and was seconded. So, I'm not going to try to stop that, but I think the intent would be whether it is up or down, we still have to have the same discussion about what does the Council wants to do.

Mr. Driggs said I just want to point out a vote for A does not in any way limit our options about B and the issue would be is that can go in different directions and from our Committee meeting and my conversations with the Attorney, there are issues about quorums, there are issues about majority votes so as we approach B we just need to be very careful and specific and we need to be thoughtful also just about non-legal reasons related to in-person meetings, to the public being able to actually see their Councilmembers at work. So, it is going to take more work to get B done. I don't think we are in any way excluding B by voting on A and I don't know if there is a lot of harm in voting on the two of them, but I can tell you that A is actionable and B in my mind is not yet actionable by us.

**Councilmember Johnson** said the reason I made the motion is in October to not discuss it or to enact the rule indefinitely is because we have spent so much time talking about virtual meetings. We've spent more time already talking about this than we did our \$2 billion budget.

Mayor Lyles said I wouldn't say that, I think we spent six months talking about that budget. I'm not going with that one Ms. Johnson.

Ms. Johnson said so be the appearance, but you are right we spent months talking about that, but tonight the intent of looking at Rule 28 is to look at Rule 28 before we made a decision to end the virtual meetings. It is not that we are trying to go to the beach or not do the people's work or not to get work done. We've been getting great work done as was reflected in this recent budget approval. I also wanted to take a look at the whole policy and that didn't make it to the motion, but the whole is to look at the policy that we are working under. It is just about continuous improvements and if we are able to get things done with a hybrid fashion such as some virtual and some in-person then maybe it is time to look at that type of change. It allows more access for individuals who can run for office and we can take a look at effective Mondays, effective Committees, but I don't think this discussion needs to be over or for us to make a decision because of a change or a different style of leadership that some are used to. It is not like we are not doing the work; we work seven days a week, we all know that. The motion on the table was that we take a look at Rule 28 before we decide to sunset the policy. We are still under the Governor's State of Emergency, at least until the end of July so there is time. So, I will be supporting the substitute motion.

Ms. Watlington said Ms. Johnson just brought something up that I have a question for the Attorney or perhaps the Chair. The status of looking at all of the Rules of Procedure as a whole, I know you've already done some work in regard to that. Is that something that is happening separately from this?

**Patrick Baker, City Attorney** said the item that is before you right now is just on the virtual meeting provision. If Council was interested in a global review of the Rules of Procedure that would need to be a different agenda item.

Ms. Watlington said but it is not already in progress is my question.

Mr. Baker said it is not formerly, but I am reviewing everything, and I will reach back out to you all during my evaluation period when we complete suggestions about that.

Ms. Watlington said just for me – your evaluation period.

Mr. Baker said we are trying to find a date to finish that. I hope it will be in the next month or so.

Ms. Watlington said just so I am very clear; I interpreted, and my question is for Ms. Ajmera because she entered this motion, just so I am super clear; the way I am viewing

this and why I made the comment I did originally was that in order to go forward in terms of whether or not we wanted this situation we are in to sunset with the Declaration of Emergency, I wanted to make sure we had our ducks in a row and we were clear where we were going afterward. I absolutely see the logic behind bundling them because what that does basically creates the urgency for us to talk about Rule 28 and I read this is very actionable in that the action is that we are saying that we are going to update the current rule. An update may be we reviewed it and we don't think there is any significant changes that need to be made and that is fine, but what I think I'm hearing; Councilmember Ajmera please confirm is that the action here is to say we are going to adopt A and also B saying that we are committing now to investigate what to do next on Rule 28. Correct?

Mr. Driggs said the motion is to combine the vote on A and B, so it is up or down on both, that is the substitute motion right now.

Ms. Watlington said right, but what I'm saying is the intent, and I'm asking the motion maker, is to say that we are going to agree to sunset this at the end of the Emergency and also to investigate Rule 28, correct.

Ms. Ajmera said that is correct.

Mayor Lyles said we are going to vote on it; I don't know that that is what it says. It might be the intent but is an update to the current rules to broaden the circumstances. I think we just have to make sure the intent is the words on the page. You have to vote on the words on the page unless you change them. The substitute was to vote on A and B as one.

Ms. Watlington said I understand, but to that point, update the current Rule 28 and Rules of Procedure to broaden the circumstances. That to me sounds like a process, given that there is not an answer.

Mayor Lyles said that is true, this issue is what do we all think, but we haven't discussed what we think, but we are going to vote on the motion. Does that make sense?

Ms. Watlington said it does not make any sense at all.

Mr. Jones said I will try to be helpful, I guess it is the how, so it is what comes next after you vote on A and B. Does it go back to the Committee, is the expectation that the Manager works on it and I think that is the –

Mr. Driggs said Mr. Manager, what I feel is needed is suggestions and I don't know that we are going to work our way all the way through this at this meeting which is going to be issues we have about B. What I need to hear from people is what their thoughts are and what that broad looks like so that we can have you look at it and the Attorney look at it and kind of do the research around it. That way Council, on a future occasion, not far in the future will be able to say yes or no to something very specific. That is why I invite my colleagues to just communicate to the members of the Committee what their suggestions are and let us do some more work. We are not suggesting that that won't happen or can't happen. I view it as kind of separate item, the fact that not doing A puts us into a kind of a little bit of no man's land after the State of Emergency is lifted and all we are trying to do with both of these is say let's be more intentional and thoughtful about where we are once the State of Emergency ends and not embark on something that could be [inaudible] and invite some kind of meeting challenges.

Ms. Ajmera said I just want to sort of clarify the specifics. I know we are all hung up on the specifics right now, but we have not discussed that as a Committee. This will open up a door or opportunity for us to discuss the how specifics and that is why I made the motion that I made.

Mayor Lyles said no matter what the vote comes out I'm just going to go around the room and ask you for your specifics of what you want the Committee to consider.



The vote was taken on the substitute motion and recorded as follows:

YEAS: Councilmembers Ajmer, Johnson, Newton, Watlington, and Winston.

NAYS: Councilmembers Bokhari, Driggs, Graham, Egleston, Eiselt, and Phipps.

The substitute motion fails; a vote was taken on the original motion and recorded as follows:

YEAS: Councilmembers Bokhari, Driggs, Egleston, Eiselt, Graham, Phipps, and Winston.

NAYS: Councilmembers Ajmera, Johnson, Newton, and Watlington.

Mayor Lyles said the motion passes to adopt A, but I am very curious about the vote of saying no to something we have to do legally.

Ms. Watlington said number one if we have to do it legally, why are we voting at all, but the second piece is it feels like we are making a decision again without a plan for a path forward. To me they just go together, that is why.

**Councilmember Newton** said it feels like we are putting the cart before the horse. My take on it is if we can acknowledge that we would like to broaden this rule, but yet we are going to go ahead and move forward on the elimination of what we are doing right now.

Mayor Lyles said no, no, no, what we are doing only for the Emergency situation. Am I saying this correctly?

Mr. Baker said you are, the issue is when the State of Emergency is rescinded then you would go back to your old Rule 28. You would no longer have any legal authority to continue virtual meetings.

Mr. Newton said we need to take a vote on that. I just feel like once again, hearing that we need to take a vote on this, I just want to make sure that we are covering all of the other material on our basis first before we go forward, assuming we have to take the vote. It is not just automatic which from what you are telling me I would assume it would be.

Mr. Baker said this is really to address the vote that occurred in October where the specific vote was to state virtually indefinitely and that vote as I recall passed six to five, I believe.

Mayor Lyles said I think the question is are you willing to leave something on the books that we are not allowed to do. I was just curious about that, but I understand, and it is okay, I was just curious. I think what I heard the Committee Chair say is that he would like for all members of the Committee if there are some comments that you are ready to address tonight about what you would like to see for the Rule to be updated or broaden however you decide. If you have comments on that or if you don't have comments tonight maybe you should just send Mr. Driggs an e-mail saying this is my preference, this is the way I see the world after the restrictions are lifted. If you have any ideas or thoughts, please send an e-mail to Mr. Driggs and he can use that in the Committee and summarize it for the Committee from your e-mails.

Mr. Winston said I think we've learned a lot during the pandemic. Number one is that we can do a lot more with technology in terms of meetings and getting work done. I think we need to adjust, adapt and grow and we can do that technology-wise and do that officially, however, I think we've also learned that legally we have to catch up to this as well. So, I think we should look, for instance, I think the conflict happens around votes and we don't want any of our decisions to come into necessary illegal consequences because the law hasn't adapted to technology. I say that we go forward and try to change the rules in how we operate to give Councilmembers more flexibility and I hope we take up Letter C as well to give the public more flexibility in how to participate in government, but it is clear that that has to be matched with the lobbying of our Legislatures to change the laws that allow us to do our business. I think we should consider this on a Legislative Agenda as

well to update and this is something as the conversation we just had, what specifically would we be advocating for, but I think there is something obviously that we can lead here from a Charlotte perspective, but it has to be matched with that lobbying to Raleigh to change the rules. I hope that we can kind of compartmentalize this process moving forward in the Committee work.

Mayor Lyles said that is an excellent point because while we are under the State of Emergency there are also legal rules Mr. Baker that we are under and if we want to do some things we will have to have a legal review and then if it is something that we want to change at the State level, I think that is appropriate that we lobby to try to make it better.

Mr. Driggs said if I could comment on that; I agree with the purpose of this next step, and again, I'm proposing that we do not try to take action on B tonight but recognize that what is written there indicates more work and that the Council can vote when we've got more detailed stuff in front of us. At that time, it will be clear what would require accommodation by the Legislature and what is within our own authority to do. The difficulty I have with this is if we pass it tonight I don't know what it does for us and we can just agree tonight that we will keep working on these changes and get around to a decision, a vote when we know what the proposal is.

Mayor Lyles said that is why I thought if we went around and people expressed their ideas and thoughts and then you got e-mails about them then you can continue your work. I understand what Mr. Winston said and I agree that those are the things that we ought to look at. We have to have a legal review and then we want to adjust as we can.

Ms. Watlington said I just wanted to say that I agree with some of the earlier conversations, and what Ms. Johnson and Mr. Winston said. Whatever we do has got to be legal, so if there is a path that we need to go down with our General Assembly. I definitely support that and obviously want to do what is within our authority to do. I don't know about leading the way, there are plenty of counties across North Carolina that are doing this already and they were doing it before the pandemic, so I think there is an opportunity for us to catch up. I do think when it comes to access and equity and why I supported raises for City Council, Mr. Bokhari mentioned earlier about this is service for you, and Bless God you are in a position to be able to do that. We are part-time Councilmembers, that is the way we are set up in the City, unfortunately, we didn't address that, or we addressed it, but it wasn't supported to change that during the governance work, but what that means is for the 99% we have to work. If we are going to have folks who are not independently wealthy or retired to be able to represent the voices of the people in the community who are not a part of the social-economic elite that means that we should do what we need to do in terms of technology and leverage everything that is available to ensure that those voices are heard. I also think that is true for members of the public who may not be able to come down here in the middle of the day to the Government Center to speak to the Council if we have the technology to hear their voices. I think we would be doing a disservice to not leverage it, particularly because we've shown for almost a year and a half that we can do. For me, myself I signed up for this and I knew what it would take so it is really not about myself, but more so about the folks that come behind us. We are a growing City, we are the 15<sup>th</sup> largest City and hoping to have our sights set on 14<sup>th</sup> so we've got to innovate. We've got to think about how we do things differently here to really drive that equity that we say that we care about so it can't be a gentlemen's club anymore, it can't be a good ole boy's club. For those that have the luxury of not having to have a full-time job to do this. With that, obviously, I support flexibility there. As far as it relates to Committee meetings, I think it is a different matter in the evenings, Monday nights to be here, but I look forward to continuing the conversation.

Mayor Lyles said I understand the rationale, but do you have a specific suggestion you would like the Committee to discuss?

Ms. Watlington said my general specific suggestion I've already shared with the Committee and is flexible technology-wise for Committee meetings. I noticed in our current Rule 28 it says that Committee meetings you can attend virtually or by telephone

with 48-hour notice, but if you are ill or you have an injury, which was the other provision, they are not going to know 48-hours in advance [inaudible]

Mayor Lyles said flexibility for meetings and a 48-hour rule of notice.

**Councilmember Phipps** said I just want to get a copy of Rule 28 and Rule 5 since I was not on the Budget Committee.

Mr. Egleston said I just wondered if this could be solved for the moment since the one thing there does seem to be agreement on about B and C is that we need to have further conversations to consider what best practices are, what is legally allowed and how we can be in the best position to succeed as a group if you or the Manager, probably you referring this back to the Committee for that discussion instead of us trying to [inaudible] tonight. That could be a more robust conversation in Committee and those who want to attend that Committee meeting whether they are on it or not could. Those who wanted to voice their ideas or concerns to Mr. Driggs early could do that instead of us spit-balling from here tonight.

Mayor Lyles said absolutely; I just wanted to make sure that we had an opportunity, Mr. Driggs, I believe at the end of the meeting. The meeting was kind of quickly ended because there was a time constraint. It wasn't the idea constraint for sure, it was definitely a time constraint I'm sure. Mr. Driggs is going to take whatever we talk about tonight back and please encourage people to talk to him. I don't think there is anything except I think I heard two specifics, legal review, and best practices so far as well as the Committee meetings being looked at separately.

**Councilmember Bokhari** said the things that I would offer up for you guys to consider specifically would be one, that we maintain the ability to have some level of remote attendance to weekly Committee meetings, considering that while requiring in-person attendance to Monday night full Council meetings with one exception being we work towards an approach where it isn't something that individuals can come and say well I'm not going to show up today because I'm not feeling well or this or that, it becomes something where it is like for more micro-trends, something is changing with a pandemic kind of testing results or something and we call it for the entire Council, not given individuals, so it would go back to there.

The only other thing is a tenant around making sure that the Public Forum, particularly on zoning nights, constituents are able to come in person. I feel like that was probably one of the biggest losses of a voice heard over the last year, it just does not have the same effect when they sign up to speak. A lot of time there would have been many of that they would have packed the Chamber and I feel we lost a lot of those voices. So again, flexibility within in micro reason on Monday nights; Committee meetings when we have those abilities and then making sure in Public Forums, they have an audience in most case.

Ms. Johnson said I want to support what my colleague Ms. Watlington said, but I have a question for our City Attorney. There have been statements that it is not legal for us to proceed remotely. Can you describe during our Committee meetings did we talk about us in comparison to the County? The County has that challenge because it is not in their policy that remote meetings are an option. So, if you can describe the legality of our meetings remotely because if I recall correctly, I thought we were meeting remotely prior to the State of Emergency, or we are not just using the State of Emergency. If you can clarify that I would appreciate it. The last thing I want to say is Gibby Harris was at our Committee meeting and she reminded us that COVID is not over.

So, to say that there would have been individuals packing the Meeting during a Zoning Meeting is not everyone. Some of us have taken it very seriously since the beginning so, even now there are individuals who are still not going to be in crowded spaces because we cannot enforce any social distance. I think we are cutting off accessibility for individuals who might want to speak at the meeting, who are still cautious about COVID. I think we talk about the good ole boys and the 99%, this is a way to expand accessibility

for future Councilmembers and also the public, but I do want to hear from Patrick regarding the legality of our remote meetings.

Mr. Baker said I don't recall the specifics of how things went back in March and April, but as I recall we missed several meetings while this conversation was occurring where municipalities were concerned about the legal authority to have a web-x meeting. Once we got that direction from Legislature that is when we got back together and started proceeding based on the language from the Legislature. Once we got that language is when we moved forward, but as I recall we missed several meetings in March and April before we got that particular legislation going forward. All the statute speaks about remote meetings is the notice requirement if you are going to do a remote meeting there is no procedure whatsoever about how to move forward with a remote meeting prior to the pandemic. And again, once the State of Emergency is lifted, then we are back in the same place that we were before.

Ms. Johnson said so it out outlined in our policy that we can meet remotely and what we were looking at is taking off the specifics such as sickness and I can't remember, it is in our policy [inaudible] for all of us to look at. I would have hoped it would have been passed out tonight for the Councilmembers, it is definitely online. But anyway, is it illegal for us to meet remotely outside of the State of Emergency?

Mr. Baker said I'm sorry I can't give you a straight answer, it is going to be very dependent upon what that procedure is going to be. Not every local government does what Charlotte does, some local governments have taken the clear legal authority that you have as a Council to put forth Rules of Procedure and have used that legal authority to provide some limited opportunities for remote participation based on that statute that simply refers to what notice requirement is needed to participate remotely. I am sorry the devil is in the details, it is about what that procedure looks like, but the process that you have been operating under since April of last year, whenever that Legislation went into effect, is tied specifically to the State of Emergency. So, the issue is when the State of Emergency goes away what are you back to and that is ultimately the same situation that we were in before.

Mayor Lyles said to Ms. Johnson, if I or anyone on the Council indicated this was illegal, I would say I'm sorry that we said that. We will just go with the legal review going forward so that we do have that level of detail that is available to us from the Attorney's Office. We have been legal during this pandemic for the number of months that we have.

**Councilmember Eiselt** said I can understand why we should have more conversation about possibly Committee meetings having an option for virtual and I am certainly empathic to what Ms. Watlington said regarding people who are working full-time. I do feel strongly on Monday nights we should be here in person, but the Committee issue I think would be helpful to really have more conversation on is things such as should the Chair of the Committee be virtual. It is awfully difficult to run a Committee if there is a room full of people and the Chair is not there so I think that would be one issue. If you are not in a position to be at Committee meetings, then maybe you don't be Chair. Secondly, again if it is an issue, of course, we haven't seen this in the past year with COVID, but where you do have a room full of people they are there usually because they want to try to talk to Committee members and staff about the particular topic that is being discussed in the Committee meeting.

I just would still like to have a little bit more robust conversation about how we make sure that we have some of the Committee there in person and not end up in a position where no one from the Committee is there and you've got a room full of the public. That is why I hope we have that opportunity to have more of a conversation about this in the Budget and Effectiveness Committee about what makes the most sense for the people that are coming to the Committee meetings. Lastly, I think Mr. Bokhari brings up a good point with the public hearings for zoning in particular. It is really powerful when you have a whole group of people there in colorful matched T-shirts or signs and things like that, not just on zoning but a lot of other issues. I'm open to hearing about it, but again, I think there are

considerations that we really have to think about and maybe even get the public to weigh in on this a little bit.

Ms. Ajmera said Mr. Winston and Ms. Watlington nailed it. This is an issue of equity. I can tell you from my personal situation if the State of Emergency would not have existed, I would not have been able to participate right now. Is that correct Mr. Baker? Would I have been able to participate in Council meetings, not Committee, Council meetings virtually if there was no State of Emergency in Place? I know we have discussed it, but I would like to hear from you here, so that people who have not had an opportunity to review it can hear first-hand from you.

Mr. Baker said you are correct.

Ms. Ajmera said I have been listening to this being an issue of equity where it prevents young women from being able to serve in a public office. I don't want to go into my personal situation here, but I don't think we should prevent it – pregnancy is just one situation here. We should not prevent anyone from accessing or being able to serve in a public office because at the end of the day that is not our decision. That is the decision of Charlotteans, so I think we've got to look at this issue from an equity perspective.

Mr. Driggs said I just want to point out a lot of what we are hearing illustrates what in my mind is the kind of complexity here. You have Monday nights, you have Committees, you have closed sessions. We have some latitude under State law to make decisions about our meetings, on the other hand, there is some caveat so the North Carolina School of Government pointed out to us, for example, if you have a majority decision that is reached and the deciding votes were virtual, that could be open to a legal challenge. My only point all along is we need to be more thoughtful about this which is why I would like to take on board in Committee some suggestions like when you say we need more freedom or if there are certain circumstances like an expectant mother or whatever let's hear what they are, let's hear what the ideas are and then we can kind of put them into the context of a legal, but also more practical concerns and we've heard about them tonight. I'm also in favor of in-person meetings.

I have a concern that you could have one of those Committee meetings where there are eight cameras around and only two members of the Committee are in the room. There are times when that is that is really not a place where you want to go. The other part of this that I think we need to be deliberate about is if we say for a good reason that we want to do that, let's make sure that that doesn't possibly lead to a bad outcome. Let's make sure that we have correctly thought through and anticipated some of the unintended consequences of a decision we might make and once again, I don't think that we are going to get there tonight so that is why I just keep repeating. I hope that we can agree that this is clearly something we need to work on and there are clearly kind of thoughts about modifying Rule 28 as it now stands, but let's do one more round and get to a point where we can talk about specific proposals and their implications.

Mayor Lyles said I agree with Mr. Driggs, the legal review would be up to the Attorney's Office to look at the statute to leverage technology, Mr. Winston. Mr. Egleston asked for best practices of other cities, Ms. Watlington talked about Committee meetings and the 48-hour notice and what that could help hinder and then maintaining remote for the Committee and in-person Councilmembers, particularly around the zoning and treat it as a micro issue for all of Council instead of just one was Mr. Bokhari's. And then the Council meetings virtual or Committee meetings in person and consider Council meetings in person and Committee meetings with some oversight virtual and then the equity issue from Ms. Ajmera. We've got lots of things for the Committee to work on. I have to say the Committee has redistricting and that has a higher priority, but I also know there is a priority because this Emergency declaration could go up at any time. I just want you to weigh all of this that we have to do, and you've got a lot of work on your list.

Mr. Egleston said Mayor, would you like a motion to send that to Committee, or do you want to do it yourself?

Mayor Lyles said no, it is already in Committee. I'm going to say I think this got worded in a way that didn't present the Committee's; we don't have the Committee's deliberation and notes in here, but I think a lot of this was discussed in the Committee. I don't know if the Committee members would agree with this, but the motions are stated here, but I think the idea, Mr. Driggs has said all along the way let's hear from Councilmembers and we've heard from some tonight and please e-mail or let Mr. Driggs know if you have additional comments or have other thoughts so I don't think we need a motion for a referral.

Mr. Phipps wanted to make Council aware of a technical correction, it says the Committee met on December 21, 2021, so that is obviously wrong

Mr. Driggs said that will happen in due course, just be patient.

\* \* \* \* \*

## **BUSINESS**

### **ITEM NO. 16: MUNICIPAL AGREEMENT FOR PINEVILLE-MATTHEWS ROAD (NC-51) SAFETY IMPROVEMENTS**

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to adopt a resolution authorizing the City Manager to execute a Municipal Agreement with the North Carolina Department of Transportation in the amount of \$912,000 for infrastructure upgrades associated with the Pineville-Matthews Road (NC 51 )Safety Improvements.

The resolution is recorded in full in Resolution Book 51, at Page(s) 540-540.

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### **ITEM NO. 17: INTERLOCAL AGREEMENT WITH CHARLOTTE-MECKLENBURG STORM WATER SERVICES**

Motion was made by Councilmember Driggs, seconded by Councilmember Egleston, and carried unanimously to adopt a resolution ratifying an Interlocal Agreement with Charlotte-Mecklenburg Storm Water services for future alignment of a portion of a sanitary sewer project through Mecklenburg County purchased properties.

The resolution is recorded in full in Resolution Book 51 541-541.

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## **NOMINATIONS TO BOARDS AND COMMISSIONS**

**Mayor Lyles** explained the rules and procedures of the appointment process.

### **ITEM NO. 18: NOMINATIONS TO THE ALTERNATIVE COMPLIANCE REVIEW COMMITTEE**

The following nominations were made for one appointment for a three-year term for a Community Representative beginning July 1, 2021, and ending June 30, 2024,

- Padma Bulusu, nominated by Councilmembers Ajmera, Driggs, Graham, Johnson, Phipps, and Winston.
- Samuel Grundman, nominated by Councilmember Eiselt.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Padma Bulusu by acclamation.

Padma Bulusu was appointed.

The following nominations were made for one appointment for a three-year term for a Real Estate development Industry representative beginning July 1, 2021, and ending June 30, 2024.

- David Walters, nominated by Councilmembers Ajmera, Bokhari, Diggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint David Walters by acclamation.

David Walters was appointed.

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#### **ITEM NO. 19: NOMINATIONS TO THE BECHTLER ARTS FOUNDATION BOARD**

The following nominations were made for a three-year term beginning July 1, 2010, and ending June 30, 2024.

- Renemary Dubois, nominated by Councilmembers Driggs and Winston.
- Cemental Grayson Rountree, nominated by Councilmember Johnson.
- Tonisha Pope, nominated by Councilmember Phipps.
- Sam R. Spencer, nominated by Councilmembers Ajmera, Bokhari, Egleston, and Eiselt.
- Suzie Trivisonno, nominated by Councilmember Graham.
- Kelly Turrubiarres Cielo, nominated by Councilmember Watlington.

No nominee received six nominations; this appointment will be considered at the next Business Meeting.

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#### **ITEM NO. 20: NOMINATIONS TO THE BICYCLE ADVISORY COMMITTEE**

The following nominations were made for a partial term beginning upon appointment and ending December 31, 2021.

- Dustin Branham, nominated by Councilmember Driggs.
- James Lee, nominated by Councilmembers Ajmera, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Lindsey McCleary, nominated by Councilmember Bokhari and Egleston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint James Lee by acclamation.

James Lee was appointed.

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**ITEM NO. 21: NOMINATIONS TO THE BUSINESS ADVISORY COMMITTEE**

There were no recommendations made for one three-year term recommended by the Certified SBE-Hispanic Contractors Association beginning upon appointment and ending on April 28, 2023.

Nominations will be kept open until the next Business Meeting.

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**ITEM NO. 22: NOMINATIONS TO THE CHARLOTTE BUSINESS INCLUSION ADVISORY COMMITTEE**

The following nominations were made for one appointment for a partial term beginning upon appointments and ending February 28, 2022.

- Krisha Chachra, nominated by Councilmembers Ajmera, Graham, and Phipps.
- Stephanie Moore Hand, nominated by Councilmember Bokhari, Egleston, Eiselt, and Watlington.
- Victor Perez, nominated by Councilmembers Driggs, Johnson, Newton, and Watlington.

No nominee received six votes, so this appointment will be considered at the next meeting.

The following nominations were made for one appointment for a partial term recommended by the Carolinas Asian-American Chamber of Commerce beginning upon appointment and ending February 28, 2022.

- Chi (Alex) Bui, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Chi (Alex) Bui by acclamation.

Chi (Alex) Bui was appointed.

The following nominations were made for one appointment for a partial term for a Latin American Chamber of Commerce representative beginning upon appointment and ending February 28, 2022.

- Griselda Bailey, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Griselda Bailey by acclamation.

Giselda Bailey was appointed.

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**ITEM NO. 23: NOMINATIONS FOR THE CHARLOTTE INTERNATIONAL CABINET**

The following nominations were made for one appointment for a three-year term for an Airport Staff Member category representative beginning July 2021 and ending June 30, 2024.

- Leila Lahbabi, nominated by Councilmembers Bokhari, Driggs, Egleston, Phipps, Watlington, and Winston.



- Belinda Lanier, nominated by Councilmembers Ajmera, Graham, and Johnson.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Leila Lahbabi by acclamation.

Leila Lahbabi was appointed.

The following nominations were made for two appointments for a three-year term for an At-Large member beginning July 1, 2021, and ending June 30, 2024.

- Elyas Mohammed, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Johnson, Newton, Phipps, and Winston.
- Reinhard von Hennigs, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Johnson, Newton, Phipps, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Elyas Mohammed and Reinhard von Hennigs by acclamation.

Elyas Mohammed and Reinhard von Hennigs were appointed.

The following nominations were made for two appointments for a three-year term for a Cultural/Ethnic category representative beginning July 1, 2021, and ending June 30, 2024.

- Kamal Dhimal Dhimal, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Johnson, Phipps, and Winston.
- Nalan Karakaya Mulder, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Johnson, Phipps, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Kamal Dhimal and Nalan Karakaya Mulder by acclamation.

Kamal Dhimal and Nalan Karakaya were appointed.

The following nominations were made for two appointments for a three-year term for an Education/non-profit category representative beginning upon appointment and ending June 30, 2022.

- Rona Chen, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Maggie Commins was nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Newton, Phipps, Watlington, and Winston.
- Firoz Peera, nominated by Councilmembers Graham and Johnson.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Rona Chen and Maggie Commins by acclamation.

Rona Chen and Maggie Commins were appointed.

The following nominations were made for one appointment for a three-year term for an International Business category representative beginning July 1, 2021, and ending June 30, 2024.

- Johnelle Causwell, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Johnson, Newton, Phipps, Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Johnelle Causewell by acclamation.

Johnelle Causwell was appointed.

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**ITEM NO. 24: NOMINATIONS TO THE CHARLOTTE REGIONAL VISITORS AUTHORITY**

The following nominations were made for two appointments for At-Large members for three-year terms beginning July 1, 2021, and ending June 30, 2024.

- Kimberly M. Edmonds, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Vinay Patel, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Kimberly M. Edmonds and Vinay Patel by acclamation.

Kimberly M. Edmonds and Vinay Patel were appointed.

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**ITEM NO. 25: NOMINATIONS TO THE CITIZENS REVIEW BOARD**

The following nominations were made for two appointments for a three-year term beginning August 1, 2021, and ending July 31, 2024.

- E. Thomas Bowers, nominated by Councilmember Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, and Winston.
- Tonya Jameson, nominated by Councilmembers Ajmera, Bokhara, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint E. Thomas Bowers and Tonya Jameson by acclamation.

E. Thomas Bowers and Tonya Jameson were appointed.

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**ITEM NO. 26: NOMINATIONS TO THE COMMUNITY RELATIONS COMMITTEE**

The following nominations were made for one appointment for a three-year term beginning July 1, 2021, and ending June 30, 2024, and a partial term beginning upon appointment and ending June 30, 2022.

- Angela Ables, nominated by Councilmember Ajmera, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, and Watlington.
- Demario M. Baker, nominated by Councilmember Winston.
- Braxton Becoats, nominated by Councilmembers Ajmera, Bokhari, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Thanh Vu, nominated by Councilmembers Bokhari, Driggs, and Phipps.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Angela Ables and Braxton Becoats by acclamation.

Angela Ables was appointed for the partial term and Braxton Becoats was appointed for the three-year term.

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#### **ITEM NO. 27: NOMINATIONS TO THE HISTORIC DISTRICT COMMISSION**

The following nominations were made for one appointment for a Resident Owner of Dilworth representative for a three-year term beginning July 1, 2021, and ending June 30, 2024, and one appointment for a partial term for a Resident Owner of Heritage Court beginning upon appointment and ending December 31, 2023.

- Jill Walker, nominated by Councilmembers Ajmera, Bokhara, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Jill Walker as a Resident Owner of Dilworth Representative.

No applications have been received for a Resident Owner of Heritage Court Representative.

Nominations will be kept open until the next Business Meeting.

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#### **ITEM NO. 28: NOMINATIONS TO THE HISTORIC LANDMARKS COMMISSION**

The following nominations were made for two appointments for three-year terms beginning July 17, 2021, and ending July 16, 2024:

- David Allen, nominated by Councilmembers Ajmera and Phipps.
- Destiny Crawford, nominated by Councilmember Johnson.
- Harvey Creech, nominated by Councilmember Driggs.
- Joshua Shope, nominated by Councilmembers Driggs, Egleston, and Winston.
- Myka webster, nominated by Councilmember Graham.
- Edwin Winston, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Edwin Winston by acclamation.

Edwin Winston was appointed.

The other position will be brought back to Council at the June 28, 2021 meeting.

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#### **ITEM NO. 29: NOMINATIONS TO KEEP CHARLOTTE BEAUTIFUL**

The following nominations were made for five appointments for three-year terms beginning July 1, 2021, and ending June 30, 2024:

- Kyle Coulom, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Brenda Prince, nominated by Councilmember Johnson.
- Lily Taylor, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Edieberto Torres, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Qnubia Umazar, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Eiselt, Graham, Johnson, Newton, Phipps, Watlington, and Winston.
- Thanh Vu, nominated by Councilmembers Ajmera, Bokhari, Driggs, Egleston, Graham, Newton, Phipps, Watlington, and Winston.

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to appoint Kyle Coulom, Lily Taylor, Edieberto Torres, Qnubia Umarzar and Thanh Vu by acclamation.

Kyle Coulom, Lily Taylor, Edieberto Torres, Qnubia Umarzar, and Thanh Vu were appointed.

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#### **ITEM NO. 30: NOMINATIONS TO THE PASSENGER VEHICLE FOR HIRE BOARD**

No applications have been received for a Representative of the Hospitality-Tourism Industry for one appointment for a three-year term beginning July 1, 2021, and ending June 30, 2024.

Nominations will be kept open until the next Business Meeting.

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#### **ITEM ON. 31: NOMINATIONS TO THE PLANNING COMMISSION**

The following nominations were made for one appointment for a three-year term for a Zoning Committee representative beginning July 2021, and ending June 30, 2024:

- Robert Allen, nominated by Councilmember Driggs.
- Hamilton Cort, nominated by Councilmembers Egleston, Eiselt, and Winston.
- Ronnie Harvey, nominated by Councilmembers Bokhari, Graham, Johnson, Phipps, and Watlington.
- Arun Nair, nominated by Councilmember Newton.
- Mariza Ortiz, nominated by Councilmember Ajmera.

This appointment will be considered at the next Business Meeting.

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#### **ITEM NO. 32: NOMINATIONS TO THE TRANSIT SERVICES ADVISORY COMMITTEE**

One appointment for a partial term in the Vanpool Rider category beginning upon appointment and ending January 31, 2022:

No applications were submitted for the Vanpool Rider category. Nominations will be kept open until the next Business Meeting.

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**ITEM NO. 33: NOMINATIONS TO THE ZONING BOARD OF ADJUSTMENT**

The following nominations were made for one appointment for a three-year term beginning upon appointment and ending January 31, 2024:

- Robert Allen, nominated by Councilmember Driggs.
- Roderick Davis, nominated by Councilmembers Graham and Winston.
- Amar Johnson, nominated by Councilmember Ajmera.
- Mary A. Kelly, nominated by Councilmembers Eiselt, Johnson, and Newton.
- Matthew Ward, nominated by Councilmember Phipps.

Nominations will be kept open until the next Business Meeting.

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**ADJOURNMENT**

Motion was made by Councilmember Egleston, seconded by Councilmember Driggs, and carried unanimously to adjourn.

The meeting was adjourned at 8:53 p.m.

  
Stephanie C. Kelly, City Clerk, MMC, NCCMC

Length of Meeting: 3 Hours, 50 Minutes  
Minutes Completed: August 12, 2021