

**TOWN OF WEDDINGTON  
SPECIAL TOWN COUNCIL MEETING  
MONDAY, MARCH 7, 2011 - 4:00 P.M.  
MINUTES**

The Town Council of the Town of Weddington, North Carolina, met in a Special Session at the Weddington Town Hall, 1924 Weddington Road, Weddington, NC 28104 on March 7, 2011, at 4:00 p.m. with Mayor Nancy D. Anderson and Mayor Pro Tem Daniel Barry presiding.

Present: Mayor Nancy D. Anderson, Mayor Pro Tem Daniel Barry, Councilmembers Werner Thomisser, Robert Gilmartin and Jerry McKee, Town Attorney Anthony Fox, Town Planner Jordan Cook and Town Administrator/Clerk Amy S. McCollum

Absent: None

Visitors: Paisley Gordon, Joyce Helms, Richard Propst and Lib Propst

**Item No. 1. Open the Meeting.** Mayor Nancy D. Anderson called the March 7, 2011 Special Town Council Meeting to order at 4:04 p.m. There was a quorum.

**Item No. 2. Consider Requesting Union County to Approve Sewer Capacity for Future Development Projects Within the Town of Weddington.** Mayor Anderson asked to be recused from the discussion. She stated, "We were just talking about Rea Road before, but now we are talking about infrastructure for the sewer distribution in Union County and my family does have some property as do several other of the Councilmembers in the Mundy's Run Basin."

Councilmember Jerry McKee moved to recuse the Mayor from the discussion requesting Union County to approve sewer capacity for future development projects within the Town of Weddington. All were in favor, with votes recorded as follows:

AYES: Councilmembers Thomisser, Gilmartin, McKee and Mayor Pro Tem Barry  
NAYS: None

Mayor Pro Tem Barry resided over the meeting and Mayor Anderson removed herself from the Council Chambers.

Councilmember McKee moved to adopt Resolution R-2011-05 in Support of Sewer Capacity Allocation for the Woods Subdivision.

Mayor Pro Tem Barry asked that the following changes be made in the Resolution:

**TOWN OF WEDDINGTON  
RESOLUTION SUPPORTING  
SEWER CAPACITY ALLOCATION  
FOR THE WOODS SUBDIVISION  
R-2011-05**

**WHEREAS**, the Woods Development Company owns approximately 265 acres situated along Providence Road and Weddington Road, within the Town of Weddington ("Weddington") and seeks to develop the property as a residential subdivision (the "Woods"); and

**WHEREAS**, the Woods includes certain property necessary for the Rea Road Extension which if donated to the Town would allow the State to expedite the construction of the Rea Road Extension as it will account for approximately two-thirds the length of the proposed Rea Road Extension; and

**WHEREAS**, the Woods desires sewer capacity within the Mundy's Run Creek basin for its development which will serve approximately 260 lots and to make the project viable; and

**WHEREAS**, the Woods has petitioned Union County for sewer allocation to its development and has indicated that it is willing to dedicate right of way for the Rea Road Extension subject to the allocation of sewer from the County; and

**WHEREAS**, subject to the approval of sewer allocation, the Woods has committed to build a sewer line that will accommodate commercial and other non-residential development and will serve the entire Mundy's Run Creek basin; and

**WHEREAS**, the Mecklenburg Union Metropolitan Planning Organization ("MUMPO") has approximately \$2.3 million currently allocated for the Rea Road Extension but, the Rea Road Extension must be included in the Transportation Improvement Plan ("TIP") to be adopted at MUMPO's March 16, 2011 meeting if the project is to be built in the near future; and

**WHEREAS**, NCDOT has indicated that the current TIP contains ~~enough~~ funding to build two of the planned four lanes of the Rea Road Extension but this does not include money for right of way acquisition; and

**WHEREAS**, the realignment of Highway 84 with the Rea Road Extension is one of the highest ranked projects on the Western Union County LARTP; and

**WHEREAS**, the approval of sewer allocation to the Woods is extremely time-sensitive, is very important for the region and, if the Woods request is not approved, may result in the forfeiture loss of \$2.3 million in state highway funding; and

**WHEREAS**, Weddington supports the County's allocation of sewer to the Woods development and believes that the approval of this request will achieve the following:

1. Expedite the re-location of Highway 84 (Rea Road Extension) by the dedication of right-of-way by the Woods subdivision;
2. Accommodate the construction of the Mundy's Run sewer line distribution system; and
3. Provide for sewer infrastructure that will accommodate non-residential development in Weddington; and

**WHEREAS**, the approval of sewer allocation for the Woods will provide substantial economic benefits to both Weddington and Union County through public infrastructure improvements being dedicated to Weddington; and

**WHEREAS**, the approval of sewer allocation to the Woods will promote greater non-residential development within Weddington, as Weddington is currently exploring mixed-use development opportunities within the Town; and

**WHEREAS**, the approval of this request also would improve traffic flow along Highway 84, Providence Road and western Union County and will improve overall safety for the traveling public; and

**WHEREAS**, Weddington's support of this request does not constitute a waiver by Weddington of any governmental approvals necessary for the Woods development in Weddington and Weddington's support of this request does not constitute a governmental approval by Weddington of the Woods development.

**NOW, THEREFORE, BE IT RESOLVED** that the Town Council of the Town of Weddington hereby supports the Woods request for sewer allocation and requests that Union County allocate to the Woods sewer capacity to support the expedited construction of the Rea Road Extension and to support residential, commercial and other non-residential development within Weddington and western Union County.

This resolution is adopted this the 7<sup>th</sup> day March, 2011.

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Councilmember McKee requested that Mayor Pro Tem Barry emphasize to the Union County Board of County Commissioners when he presents the Resolution to them at their meeting tonight that this request is not only for the Rea Road Extension but for future economic development for Union County. He stated, "This is a bigger economic impact than just building a road that would help everybody in Union County and not just the Town of Weddington. If this goes through, it will make sewer available to the Town of Weddington and not just The Woods Development. Eighty percent of Weddington is on septic tanks but we are paying the same tax rate as everyone else in the county that has sewer. With this capacity expanded, the opportunity for the citizens of Weddington to connect to a sewer system is greatly enhanced."

Councilmember Werner Thomisser – This will provide a direct link from the Charlotte Douglas International Airport to the Monroe Airport. In Union County, 80% of tax revenues come from residential versus 20% coming from industrial/commercial. In Mecklenburg County, 60% of their tax revenue comes from residential and 40% comes from industrial/commercial; therefore, this will help create jobs and keep our taxes as low as possible."

Councilmember McKee accepted Mayor Pro Tem Barry's amendments. The vote on the motion is as follows:

AYES: Councilmembers Thomisser, McKee and Mayor Pro Tem Barry  
NAYS: Councilmember Gilmartin

**Item No. 3. Adjournment.** Councilmember McKee moved to adjourn the March 7, 2011 Special Town Council Meeting. All were in favor, with votes recorded as follows:

AYES: Councilmembers Thomisser, Gilmartin, McKee and Mayor Pro Tem Barry  
NAYS: None

The meeting ended at 4:14 p.m.

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Daniel Barry, Mayor Pro Tem

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Amy S. McCollum, Town Clerk