

The

TOWN

Kirkman Municipal Building
PO Box 307
4920 Alliance Church Road
Pleasant Garden, NC 27313



*"Remembering the Past,
While Moving Towards the Future"*

December 2014

SQUARE

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Email: Townclerk@pleasantgarden.net
Website: www.pleasantgarden.net

Town of Pleasant Garden, NC

TOWN OFFICIALS

Carla Strickland.....Mayor
Steve Brandt.....Mayor Pro Tem
Alan Marshall.....Councilmember
Ron Surgeon.....Councilmember
Rick Wallace.....Councilmember

TOWN STAFF

Sandy Carmany....Administrator/Clerk
Kathleen Hennebury...Assistant Clerk

TOWN HALL HOURS

Monday – Friday...9:00AM - 5:00PM
(We often close at 1:00PM on Fridays as needed to avoid overtime hours.)

TOWN MEETINGS

All meetings are held at the Kirkman Municipal Building/Town Hall located at 4920 Alliance Church Road and are open to the public. All citizens are invited and encouraged to attend.

Agendas for all Town Council and board meetings are available by email in advance of the meeting. To receive meeting agendas, send an email to Townclerk@pleasantgarden.net

Town Council

First Tuesday of each month

Zoning Board

Third Monday of each month

Long-Range Planning Board

Third Tuesday of each month

Recreation Board

Fourth Tuesday of each month

All regular meetings begin at 7:00PM.

Special meetings may be called as needed. 48-hours public notice will be given for such meetings.

2015 PARTF Grant Application

Special Meeting/Public Hearing @ 6:30PM on January 6, 2015



The town's application for the 2015 Parks and Recreation Trust Fund (PARTF) grant is almost finished and ready for public review and feedback. This state grant provides funding for 50% of the cost of recreation projects with the town paying for the other half. The application must be submitted to the state no later than February 2, 2015.

Pleasant Garden's application includes the following proposals developed by a hard-working committee in 2013 with lots of citizen input:

- Improvements to the nature trail behind Town Hall
- Fitness stations near the greenway connector between Town Hall and the athletic fields
- Playgrounds at the picnic shelter and the athletic fields
- A dog park behind the picnic shelter
- Disc golf course adjacent to the nature trails
- Court games at the picnic shelter (shuffleboard, bocce and horseshoes)
- Renovation/upgrade of the athletic fields, including the extension of the paved walking track



One of the key factors in the state's evaluation of the grant applications is the amount of public support for the proposal. Therefore the Town Council has scheduled a special meeting at 6:30PM on January 6, 2015 immediately before its regular council meeting to give citizens an opportunity to provide that feedback and express support for the plan. Your support is vitally important so please attend and voice your opinion.

Christmas Parade Fun!

Hundreds of people who attended the 35th annual Pleasant Garden Christmas Parade on a chilly December 7 were entertained by the nearly 100 entries of floats, performers, antique cars, a marching band, and area dignitaries. This year's festivities were enhanced with the addition of an Eye Spy game for the kids, a food festival, and a tree-lighting ceremony co-hosted by the Pleasant Garden Lions Club complete with caroling and a bike give-away. Kudos to the Recreation Board and town staff on another fantastic event!



Town News



Message from the Mayor

Each year in January, the Council conducts a retreat on a Saturday morning to brainstorm ideas and create an Action Plan of projects for the coming year. One of the goals discussed in January 2014 concerned the non-state-maintained roads in Pleasant Garden. Currently, we have 10 streets within Town not on the state system. Several of these roads, especially Cynthia Lane and Walter Wright Road, are hazardous to travel for emergency vehicles and everyday traffic. The specific goal was to “follow up with NCDOT on the status of all roads not currently on the state system.” In response to the many questions we had received from residents about their roads, we have held at least five meetings for residents to meet with representatives from NCDOT throughout the year. The last and final meeting was in November and included NCDOT representatives as well as NC Senator Trudy Wade and NC Representative John Hardister.

After much discussion Senator Wade stated that she had exhausted all sources of possible funding and advised that the Town had three options for funding road improvements:

1. Assessing the property owners on the affected roads; or
2. Raising the property taxes town-wide; or
3. Proposing a transportation bond referendum and letting the residents/voters decide.

Senator Wade said that the Town could not depend upon the General Assembly to provide funding.

At the December 2, 2014 Council meeting there was much discussion on exactly how to proceed with any solution. In addition, there are 26 property owners on Walter Wright Road. Fourteen of those property owners signed and presented a petition to the Council, based on (State Statute) NCGS 160A-216, for the Town to pay the funds to pave the road and assess the 26 property owners for 100% of the cost over 10 years. Our Town Attorney has reviewed the Statute along with the petition and has offered the Council several courses of action. From the December 2, 2014 draft Town Council minutes:

“Town Attorney Hill referenced an email he sent councilmembers earlier in the day regarding a 1930 NC Supreme Court ruling that the town could not proceed with the proposed assessments on Walter Wright Road or the other roads under the provisions of NCGS 160A-216 since the town did not own the roads. At this point, the first step was to determine if the council wished to proceed. He advised there were several available options such as obtaining ownership of the roads to be able impose assessments or entering into a public-private agreement for other payment methods. Attorney Hill noted obtaining ownership and using the statute for assessments was the easiest way but this was not the only option the council had.”

The Council voted 5-0 to table this discussion until the Council Retreat scheduled for Saturday, January 17, from 9:00AM – 2:00PM. I would greatly appreciate hearing your thoughts on this matter. Please email me through the Town website at carlastrickland@pleasantgarden.net. Thank you for allowing me to serve as your Mayor and I wish you a very Merry Christmas.

Mayor Carla Strickland



Do You Have Old Photos of Your Pleasant Garden Ancestors?

Here's your chance to show your Pleasant Garden roots! The Pleasant Garden Historical Society is preparing an exhibit for the display cases in Town Hall featuring photos of Pleasant Garden residents with their ancestors. If you have interesting photos you are willing to share, there is a plastic box in Town Hall to collect your mementos -- old photo(s) of you with your ancestor plus a more recent photo of you. Please fill out an information/permission form in the box and attach your photos to it. Your treasures will be returned in good condition after the exhibit ends; call Martha Kirkman at 674-2555 if you have questions.

The current exhibit at Town Hall features the Kirkman triplets. Come check out the display if you haven't already seen it!

TALK OF THE TOWN



Proposed Updates to the Pleasant Garden Development Ordinance

Public Hearing @ 7:00PM on January 26, 2015

Regulations and requirements pertaining to zoning and development in Pleasant Garden are spelled out in the Development Ordinance adopted by the first Town Council after the town was incorporated in 1997 and updated periodically through the years. Zoning Board members began a review of possible amendment updates to the ordinance at their September 2014 meeting and decided at the November and December meetings to consider adoption of the amendments summarized below. Citizens can view the complete wording of the proposals on the town website at www.pleasantgarden.net (click on "Legal Notices" in the left column) or at Town Hall during regular business hours on Monday-Friday, 9:00AM-5:00PM.

Proposed amendments:

- **Bona Fide Farms:** Include the definitions of "bona fide farm" and "farm building" from the NC General Statutes in Section 2-1.7 and clarify exemptions from building permits and certificates of occupancy in Sections 3-2.1 and 3-8.1.
- **Conditional Zoning:** Change the term "Conditional Use District" in Section 4-2.2 to "Conditional Zoning" to clarify the term and eliminate confusion.
- **Connection to water and/or sewer lines:** Delete the current requirement in Section 5-12.6 for subdivisions to connect to existing water and/or sewer lines within 300 feet of the lot since new water and/or sewer connections are not currently available in Pleasant Garden.
- **Lighting:** Add Sections 6-6.1 through 6-6.6 to require a lighting plan for new development to eliminate or lessen light trespass onto adjacent properties.
- **Dumpster screening:** Add Sections 6-7.1 and 6-7.2 to require screening from public view of all dumpsters and large trash receptacles and to define standards for the opaque screening.

The Zoning Board will hold a public hearing at 7:00PM on January 26, 2015 at Town Hall to receive citizens' comments and feedback before making a final recommendation to the Town Council. There will be a second public hearing at the March 3, 2015 council meeting before the councilmembers vote on the adoption of the amendments. Citizens are encouraged to voice their opinions on these proposals at one or both of these hearings.

Town Council News

Councilman Steve Brandt was elected as the Mayor Pro Tem for 2015 at the December 2 Town Council meeting. The duties of this office include assisting with preparation of meeting agendas, standing in for the mayor when she is unavailable, and signing checks as needed.

January 17 planning retreat: The Town Council will hold a planning retreat at Town Hall on Saturday, January 17 from 9:00AM-2:00PM to discuss goals and possible projects for the coming year. The first hour of the retreat will be dedicated to the discussion of the road issues and whether the town should get involved in paying for improvements and/or repairs (*please see the Mayor's message on page 2*). The council has also asked the three town boards to provide suggestions and input on their concerns or items important to the town. Citizens are welcome to attend the retreat.

Board Updates

Long-Range Planning Board: The council appointed Edgar Phillips to a two-year term on the Long-Range Planning Board. The Town Council greatly appreciates the service of Stephen Riley who chose not to seek reappointment. The continuing members on the board are David Seel, Pam Lemieux, Greg Pearsall and Dick Winn.

Zoning Board: James Sealey Jr. was reappointed to another two-year term on the Zoning Board. Other members of this board include Alan Carroll, Bill Greene, Jamie Lockhart, Peter Rojeski and Jim Siske.

Recreation Board: Board members Les Dula and Jordan Nelson chose not to seek reappointment to their positions. The Town Council thanks them for their many years of volunteer service to the town; their expertise will be missed. The remaining members of this board are Sharon Greene, Lisa Marion, Dean Maddox, and Cyndi Rice.

There are openings on the Recreation Board because of these retirements. If you want to get involved with the planning of fun town events, please contact a councilmember or the staff at Town Hall to let someone know you are interested in serving.



Town of Pleasant Garden
 PO Box 307
 Pleasant Garden, NC 27313

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TOWN EVENTS

Dates to Remember



Senior Luncheon

January 20 February 17 March 17
10:00AM – 1:00PM



Pleasant Garden United Methodist Church fellowship hall

This monthly program is free and open to citizens 60 years and older. Please call 674-3002 no later than the Friday before each event to make your reservation.



Town Council meetings

Tuesday, January 6

Special meeting/ @ 6:30PM

Public hearing on the PARTF grant application

Regular monthly meeting @ 7:00PM

A decision on the acquisition of the Pleasant Garden Community Center is planned.



Saturday, January 17 @ 9:00AM

Council planning retreat at Town Hall. The public is encouraged to attend.

Joint Meeting of the Long-Range Planning and Zoning Boards

Tuesday, January 20 @ 7:00PM at Town Hall

Discussion of senior community options

Zoning Board Public Hearing

Monday, January 26 @ 7:00PM at Town Hall

Public hearing on the proposed text amendments to the Development Ordinance

SAVE THE DATE!



Saturday, May 2, 2015; Volunteer Park

5K race: Run with the Hogs to Benefit the Juvenile Diabetes Research Foundation

Community Expo: exhibits by area businesses and local organizations, demonstrations and performances, lots of fun!

Planning is underway for this second annual event. Tax-deductible sponsorships are available; please contact Town Hall or a member of the Recreation Board for details.

Bicycle-Pedestrian Plan Completed

The Town Council voted to send the draft Bicycle-Pedestrian Plan prepared by consultant Jesse Day of the Piedmont Triad Regional Council to the NC Department of Transportation for its required review. Once NCDOT approves the plan, the Town Council will schedule a public hearing to receive public comments on it before it is formally adopted.

80% of the cost to develop the plan is provided through a planning grant from NCDOT with the town providing 20% in matching funds. Funding for construction has not been determined; grant funding will be sought.

The plan can be viewed on the town website at www.pleasantgarden.net – click on the information link in the right column. Priority projects identified in the plan include the following:

- **Pleasant Garden Road:** Sidepath or sidewalks and bicycle lanes, crosswalks, and landscaping improvements between Spur Road and East Sheraton Park Road; relocation of traffic signal to Neelley Road intersection
- **Alliance Church Road:** Sidepath with wheelchair ramps and high visibility crosswalk at Ryegate Drive between Town Hall and the Pleasant Garden Community Center
- **Ryegate Drive, Appomattox Road, Hagan Stone Park Road:** Paved shoulders for bicyclists and/or sidepaths and way-finding signage
- **Crossing improvements at Pleasant Garden Elementary School**

Discussion of Senior Community Options

The Long-Range Planning Board and Zoning Board will meet jointly at 7:00PM on Tuesday, January 20 at Town Hall to discuss options for allowing senior communities to be developed in Pleasant Garden. The boards will explore interest in amending the Development Ordinance to define specifications such as the size of the homes, zoning districts where they would be allowed, age requirements for the occupants, and the responsibility for provision of water and sewer. It will be up to the Town Council to take final action on the boards' recommendation sometime in 2015.