

**DRAFT SUMMARY MINUTES OF AN ORGANIZATIONAL MEETING
OF THE CHAPEL HILL TOWN COUNCIL
WEDNESDAY, DECEMBER 6, 2017, AT 7:00 PM**

Council Members Present: Mayor Pam Hemminger, Mayor pro tem Donna Bell, Mayor pro tem Jessica Anderson, Council Member Allen Buansi, Council Member George Cianciolo, Council Member Sally Greene, Council Member Hongbin Gu, Council Member Ed Harrison, Council Member Nancy E. Oates, Council Member Maria T. Palmer, Council Member Michael Parker, Council Member Rachel Schaevitz, and Council Member Karen Stegman.

Staff members present: Town Manager Roger L Stancil, Deputy Town Manager Florentine Miller, Town Attorney Ralph Karpinos, Assistant Town Manager Mary Jane Nirdlinger, Communications Specialist Mark Losey, Fire Chief Matt Sullivan, Police Chief Chris Blue, Business Management Director Ken Pennoyer, Economic Development Officer Dwight Bassett, Housing and Community Executive Director Loryn Clark, Director of Organizational and Strategic Initiatives Rae Buckley, Assistant to the Town Manager for Administrative and Program Management Ross Tompkins, Public Works Director Lance Norris, Transit Director Brian Litchfield, Parks and Recreation Director Jim Orr, Senior Ombuds Jim Huegerich, Human Resource Development Director Cliff Turner, Assistant Town Clerk Beth Vazquez, Communications Manager Catherine Lazorko, Director of Planning and Development Services Ben Hitchings, Mayoral Aide Jeanne Brown, Fire Protection Specialist Chris Kearns, Police Officer Rick Fahrer, and Communications and Public Affairs Director Sabrina Oliver.

1. Welcome: Mayor Pam Hemminger.

Mayor Hemminger opened the meeting at 7:00 p.m., and explained that the agenda was to honor four retiring Council members, and welcome four new ones. She reviewed the Council's achievements over the past two years, and expressed appreciation to the Council, staff, and community for their help.

Mayor Hemminger said that the Council's accomplishments included the following: establishing a Food for the Summer program for children; acquiring the American Legion property; bringing Wegmans to Chapel Hill; establishing an Enterprise Zone; improving the Ephesus/Fordham form-based code; creating a Townwide mobility plan; improving Town sidewalks; acting on community petitions; and expanding the Launch program to capture more spin-off companies. The Town had also taken steps to improve downtown parking; had begun a major sewer project in the Rogers Road Neighborhood; and had made progress toward a strategic plan for affordable housing, she pointed out.

Mayor Hemminger said that the Town had benefited from the leadership of departing Council Members Harrison, Palmer, Cianciolo, and Greene, and was grateful to them. New and remaining Council members would plan for the future while embracing the Town's shared values of inclusion, diversity, and respect for all, she said.

2. Comments by Members of the 2015-2017 Council.

Council Member Cianciolo said that it had been an honor, and a pleasure to serve the Town on various advisory boards, and on the Council. It had sometimes been difficult and tiring, but it was always a pleasure, and he would miss it, he said. He thanked several individuals and groups, and praised Town staff members, in particular, for their dedication. Council Member Cianciolo also thanked his wife, Cretia, for giving up time with him so that he could serve the Town over the past 18 years.

Council Member Greene thanked the community for the privilege of serving, and thanked Town staff and others for translating the Council's ideas into workable plans. She also thanked her husband, Paul, for supporting and believing in her, and her son, Tucker, and all of her Council colleagues as well. She told the new Council members that they were "in for a great ride," and thanked Town Manager Roger Stancil, and Town Attorney Ralph Karpinos in particular.

Council Member Greene discussed the concept of mutual aide, referencing a book by Rebecca Solnit "A Paradise Built in Hell" that addresses how people tend to act with compassion and generosity during emergencies. She said that she had seen ordinary people take on what government was not equipped to do over the course of her tenure on the Council. Council Member Greene mentioned local partnerships as examples of that mutual support, and said that all were working as hard as they could.

Council Member Palmer said that she felt honored and humbled to have served the people of Chapel Hill for four years. She thanked former Mayor Mark Kleinschmidt for encouraging her to become involved, former Council Member Lee Storrow for teaching her to think outside the box, Council Member Donna Bell for helping her to be more politically astute, and others who had demonstrated how to work hard on issues they cared about.

Council Member Palmer said she was proud of the Council's work, and of having been a voice for the Latino community and others. She was also proud of fighting for better wages and benefits for staff, she said. Council Member Palmer noted that she had never shied away from speaking her mind, or taking on tough topics. She would continue to advocate for progressive causes, and work for progressive values, she said.

Council Member Harrison thanked his wife, Pat, for being a "great companion on this voyage." He spoke about the recent passing of his 96-year-old mother and about his sister, who was suffering from lung cancer. It had been a year of loss, but he was an optimist, he said. Council Member Harrison pointed out that a three-mile sidewalk and bike lane that he had proposed on Old Durham-Chapel Hill Road 24 years ago was finally being built, adding that his optimism had lasted a generation.

Council Member Harrison said that the Chapel Hill community was what made being a Council member interesting. He pointed out that nearly everything the Council wanted to do cost money, and said that the new Council would be glad that there was such a good staff to help them figure out how to come up with funding. He said that the Council could expect to hear from him on some matters.

3. Oaths of Office for 2017-2019 Mayor-Elect.

a. Mayor-Elect Pam Hemminger

Senator Valerie Foushee administered the oath of office to Mayor-elect Pam Hemminger, who was accompanied by her husband and two of her four children. Mayor Hemminger recognized several elected officials who were in the audience. These included former Mayor Mark Kleinschmidt, and former Council Members Edith Wiggins, Penny Rich, Jim Merritt, Matt Czajkowski, and Julie McClintock. She noted that some NC judges, Orange County commissioners, Carrboro aldermen, and Chapel Hill-Carrboro School Board members were in attendance, as well.

4. Recess. (20 minutes)

5. Oaths of Office for 2017-2019 Council Members-Elect.

a. Council Member-Elect Allen Buansi

Senator Valerie Foushee administered the oath of office to Allen Buansi, who was accompanied by his fiance' and family.

b. Council Member-Elect Hongbin Gu

Mayor Hemminger administered the oath of office to Hongbin Gu, who was accompanied by her family.

c. Council Member-Elect Rachel Schaevitz

Mayor Hemminger administered the oath of office to Rachel Schaevitz, who was accompanied by her husband.

d. Council Member-Elect Karen Stegman

Judge Sherri Murrell administered the oath of office to Karen Stegman, who was accompanied by her family.

6. Seating of New Council.

7. Election of Mayor pro tempore.

Mayor Hemminger welcomed the new Council members, and the Council voted unanimously to elect Council Member Anderson as Mayor pro tem.

COUNCIL MEMBER NANCY E. OATES MOVED, SECONDED BY COUNCIL MEMBER MICHAEL PARKER, TO ELECT COUNCIL MEMBER ANDERSON AS MAYOR PRO TEMPORE. THE MOTION WAS ADOPTED UNANIMOUSLY (9-0) .

8. Resolution of Appreciation for former Council Member George Cianciolo.

A RESOLUTION HONORING THE SERVICE OF GEORGE CIANCIOLO TO THE TOWN OF CHAPEL HILL (2017-12-06/R-1)

Council Member Parker read a resolution honoring the service of George Cianciolo, who had been a Council member since December 2013. The resolution stated that Mr. Cianciolo had been a strong advocate for affordable housing, had encouraged development of a multi-modal transportation system, and had worked to encourage economic development, and a re-balancing of the Town's tax base. He had also served as a co-chair in the Chapel Hill 2020 Comprehensive Plan process, and as co-chair of the Durham-Chapel Hill/Carrboro and Capital Area Metropolitan Planning Organizations' Special Transit Advisory Commission, Council Member Parker read. The resolution listed numerous projects and policy decisions with which Mr. Cianciolo had been involved, such as a partnership to build low-income housing on Town-owned land, acquisition of American Legion property, expansion of the LAUNCH Business Accelerator program, and creation of an Enterprise Zone. The resolution included a list of additional committees and work groups on which Mr. Cianciolo had served.

9. Resolution of Appreciation for former Council Member Maria Palmer.

A RESOLUTION HONORING THE SERVICE OF MARIA TERESA UNGER PALMER TO THE TOWN OF CHAPEL HILL (2017-12-06/R-2)

Council Member Bell read a resolution honoring the service of Maria Palmer, who had been a Town Council Member since December 2013. The resolution stated that Ms. Palmer was the first Hispanic elected to public office in Chapel Hill, and she had passionately represented the concerns of immigrant communities. She had fought in North Carolina courts for social justice, including minority voting, and local initiatives to combat poverty, prejudice, and oppression, Council Member Bell read. The resolution recognized Ms. Palmer's contributions as co-chair of a group that had shaped transportation goals for the Chapel Hill 2020 Comprehensive Plan, and noted her involvement in numerous projects and policy decisions. These included partnering to build low income housing, acquiring the American Legion property, expanding the LAUNCH Business Accelerator, and creating an Enterprise Zone. Council Member Bell also read a list of additional committees, and work groups on which Ms. Palmer had served.

10. Resolution of Appreciation for former Council Member Sally Greene.

[A RESOLUTION HONORING THE SERVICE OF SALLY GREENE TO THE TOWN OF CHAPEL HILL \(2017-12-06/R-3\)](#)

Council Member Bell read a resolution honoring the service of Sally Greene, who had been a Council member three times since 2003, as well as, Mayor pro tem from 2013 to 2015. The resolution stated that Ms. Greene had taken a special interest in neighborhood preservation, historic preservation, public art, and affordable housing, and had chaired the Orange County Partnership to End Homelessness. She had also chaired the Historic Town Hall Committee, as well as, the Mayor's Committee on Affordable Rentals, which had developed recommendations for the Town's affordable housing strategy. Council Member Bell listed several affordable housing initiatives that Ms. Greene had championed, and noted that she had co-chaired a citizen's committee that led to the Town's Inclusionary Zoning Ordinance. The resolution also listed Ms. Greene's contributions to preserving open space, to creating the state's first municipal election public financing program, and noted her participation in approving numerous Town development and bond projects. Council Member Bell also read a list of additional committees, and work groups on which Ms. Greene had served.

11. [Resolution of Appreciation for former Council Member Ed Harrison.](#)

[A RESOLUTION HONORING THE SERVICE OF ED HARRISON TO THE TOWN OF CHAPEL HILL \(2017-12-06/R-4\)](#)

Mayor Hemminger read a resolution honoring the service of Ed Harrison, who had served on the Council since 2001, and as Mayor pro tem from 2011 to 2013. The resolution stated that Mr. Harrison had been a passionate and persistent advocate for transportation policies, and projects that would connect people without using cars. He had pressed for an Old Durham-Chapel Hill Road bike and pedestrian project for nearly 25 years, and had consistently pushed for other mobility improvements throughout the community, Mayor Hemminger read. The resolution stated that Mr. Harrison had worked as chair of the Public Transit Partners Committee to collaborate with UNC and Carrboro on sustaining the fare-free transit system. He had lead the Triangle J Council of Governments Board of Directors, and its Water Resources Advisory Committee. He had served as a member of the GoTriangle Board of Trustees, and had been on multiple NC League of Municipalities legislative action committees. Mr. Harrison had brought expertise to his Council service, especially in the areas of developmental impacts, and open space preservation. He had worked to develop the Town's first steep slope and stream buffer protections, and had nurtured the Town's Stormwater Advisory Board through years of planning for the Town's water resources, the resolution stated. Mayor Hemminger also read a list of additional committees, and work groups on which Mr. Harrison had served.

The council approved the four resolutions by consensus.

12. [Appointments for Various Council Liaisons and Representatives.](#)

Mayor Hemminger explained that there had been more than 60 vacancies to fill and that she had tried to balance those among Council members. Some of the assignments could be rearranged in the future, she said.

MAYOR PRO TEM JESSICA ANDERSON MOVED, SECONDED BY COUNCIL MEMBER MICHAEL PARKER, TO APPOINT COUNCIL MEMBERS AS LIAISONS TO VARIOUS ADVISORY BOARDS. THE MOTION WAS ADOPTED UNANIMOUSLY (9-0) .

[Council Liaisons and Committee Assignments with Technical Revision \(PDF\)](#)

13. Closing Comments by the Mayor.

Mayor Hemminger said that she felt fortunate to have so many dedicated and qualified individuals in Town who cared about serving the community. It was an honor to welcome the new Council members, she said, and thanked all who had supported and encouraged the Town's elected officials during difficult times and celebrated with them when things went well. Mayor Hemminger pointed out that serving on the Town Council meant making a large commitment of time and energy, and she thanked the families of those who do so for the accommodations and sacrifices that they make as well. She also expressed appreciation to the Town staff for its dedication, hard work, and long hours.

Mayor Hemminger said that she was excited about working with the new Council to make Chapel Hill even more vibrant, innovative, welcoming, and creative. The Town would tackle affordable housing, and current growth pressures, expand commercial opportunities, and move toward being carbon neutral, she said. Mayor Hemminger discussed creating better opportunities for youth. She talked about continuing to strengthen the Town's partnership with UNC and UNC Healthcare, Orange County, surrounding towns, local businesses, and non-profits. She was looking forward to doing that over the next couple of years, Mayor Hemminger said.

14. Photograph of 2017-2019 Council.

The meeting was adjourned at 8:23 p.m.