



TOWN OF CHAPEL HILL

Environmental Stewardship Advisory Board Meeting Minutes

Town Hall
405 Martin Luther King Jr.
Boulevard
Chapel Hill, NC 27514

Chair Mary Metcalf
Vice-Chair Adrienne Tucker
Grace Elliott
Julie Gras-najjar
E. Thomas Henkel

Julie McClintock
Marirosa Molina
Noel Myers
Bruce Sinclair
Lucy T Vanderkamp

Tuesday, June 8, 2021

7:00 PM

Virtual Meeting

1 Virtual Meeting Orientation

2 Opening

The meeting was called to order at 7:04 pm.

3 Roll Call

Present 8 - Vice-Chair Adrienne Tucker, Grace Elliott, Julie Gras-Najjar, Julie McClintock, Marirosa Molina, Noel Myers, Bruce Sinclair, and Lucy Vanderkamp

Absent 2 - Chair Mary Metcalf, and E. Thomas Henkel

4 Approval of Agenda

A motion was made by Sinclair, seconded by Vanderkamp, that this be approved.

The motion carried by the following vote:

Aye: 8 - Vice-Chair Adrienne Tucker, Grace Elliott, Julie Gras-Najjar, Julie McClintock, Marirosa Molina, Noel Myers, Bruce Sinclair, and Lucy Vanderkamp

5 Announcements

Member McClintock announced that the Friends of Bolin Creek are presenting to the Carrboro Town Council about a natural area guide covering 425-acres along Bolin Creek.

6 Petitions

None.

7 Approval of Minutes

a) Draft Action Minutes

[\[21-0502\]](#)

A motion was made by Vanderkamp, seconded by Myers, that the minutes be

approved. The motion carried by the following vote:

Aye: 8 - Vice-Chair Adrienne Tucker, Grace Elliott, Julie Gras-Najjar, Julie McClintock, Marirosa Molina, Noel Myers, Bruce Sinclair, and Lucy Vanderkamp

8 Updates from the Chair

None.

9 Updates from the Planning Commission Champion

None.

10 Old Business

a) *None*

11 New Business

a) 101-111 Erwin Road - Conditional Zoning

[\[21-0503\]](#)

The applicant presented an overview of the project, including information about the Board's development review criteria. Board members asked clarifying questions about stormwater management, the existing pond, energy management in building design, steep slopes and neighboring development.

Grace Elliott left the meeting.

One member of the public indicated that the applicant's proposed solution for minimizing off-site stormwater impacts sounds good, but that they still have concerns because their adjacent neighborhood (Summerfield Crossing) has a lower water table. The applicant expressed optimism that by continuing to work with the Stormwater staff and Summerfield Crossing, a solution could be found. The applicant also noted that a second visit to the Stormwater Utility Advisory Board is scheduled for later in the month.

A motion was made by Member Vanderkamp, seconded by Member Myers, that the Residence Inn-Summit located at 101-111 Erwin Road be recommended for approval with the following conditions and special considerations. The motion carried by the following vote. Subsequently, Julie McClintock left the meeting.

CONDITIONS

- Request that the Applicant return to the Stormwater Utility Advisory Board and review the currently proposed solutions, as well as the modifications

proposed

- Regarding the stormwater management plan for the construction phase, ask Orange County to consider a storm event greater than 100 years for the erosion control permit
- For analysis point #2, reduce the stormwater peak flow rate to no less than 50% for all storm events without Christ Community Church and for no less than 85% with Christ Community Church

SPECIAL CONSIDERATIONS

- Design all buildings to be solar ready and to incorporate renewables to the greatest extent possible

Aye: 7 - Vice-Chair Adrienne Tucker, Julie Gras-Najjar, Julie McClintock, Marirosa Molina, Noel Myers, Bruce Sinclair, and Lucy Vanderkamp

Excused: 1 - Grace Elliott

- b)** Continue discussing development review standards for electric vehicles

[\[21-0504\]](#)

A motion was made by Member Sinclair, seconded by Member Gras-Najjar, that the Board share the Town of Carrboro's finalized EV ordinance with the Transportation and Connectivity Advisory Board as a starting point for a future update to the Town's ordinance. The motion carried by the following vote:

Aye: 6 - Vice-Chair Adrienne Tucker, Julie Gras-Najjar, Marirosa Molina, Noel Myers, Bruce Sinclair, and Lucy Vanderkamp

Excused: 2 - Grace Elliott, and Julie McClintock

12 Staff Updates/Reports

None.

13

Adjournment

A motion was made by Member Sinclair, seconded by Member Molina, that the meeting be adjourned.. The meeting ended at 9:01 pm and the motion carried by the following vote:

Aye: 6 - Vice-Chair Adrienne Tucker, Julie Gras-Najjar, Marirosa Molina, Noel Myers, Bruce Sinclair, and Lucy Vanderkamp

Excused: 2 - Grace Elliott, and Julie McClintock

Next Meeting - August 10 (no July meeting)

Order of Consideration of Agenda Items:

- 1. Staff Presentation*
- 2. Applicant's Presentation*
- 3. Public Comment*
- 4. Board Discussion*
- 5. Motion*
- 6. Restatement of Motion by Chair*
- 7. Vote*
- 8. Announcement of Vote by Chair*

Public Charge: The Advisory Body pledges its respect to the public. The Body asks the public to conduct themselves in a respectful, courteous manner, both with the Body and with fellow members of the public. Should any member of the Body or any member of the public fail to observe this charge at any time, the Chair will ask the offending person to leave the meeting until that individual regains personal control. Should decorum fail to be restored, the Chair will recess the meeting until a genuine commitment to this public charge is observed.

Unless otherwise noted, please contact the Planning Department at 919-968-2728; planning@townofchapelhill.org for more information on the above referenced applications.

See the Advisory Boards page <http://www.townofchapelhill.org/boards> for background information on this Board.