

**NOTICE OF A SPECIAL MEETING OF THE
ASHEBORO CITY COUNCIL**

Tuesday, January 16, 2007

12:00 o'clock p.m.

Notice of a special meeting of the City Council of the City of Asheboro, North Carolina is hereby given. Said meeting will be held on Tuesday, the 16th day of January, 2007 at 12:00 o'clock p.m. in the Council Chamber of the Asheboro Municipal Building, which is located at 146 North Church Street in Asheboro, North Carolina.

This special meeting has been called in order to allow the Asheboro City Council to take the following actions:

- a. Consideration of the adoption of findings of fact, conclusions of law, and orders in three (3) land use cases identified by planning department file numbers CUP-06-38, CUP-06-39, and SUP-06-12; and
- b. Consideration of the adoption of the master plan for the proposed Zoo City Park.

All officers of the city and all other persons whomsoever are hereby given notice that such meeting will be held.

This notice is issued on this 10th day of January, 2007 by order of Mayor David H. Jarrell pursuant to the laws of the State of North Carolina and the City of Asheboro relative to the time and place of holding meetings, both regular and special, of the Asheboro City Council.

s/ Holly J. Hartman
Holly J. Hartman
City Clerk
City of Asheboro, North Carolina

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**SPECIAL MEETING
ASHEBORO CITY COUNCIL
TUESDAY, JANUARY 16, 2007
12:00 p.m.**

This being the time and place for a special meeting of the Mayor and the City Council, a meeting was held in the Council Chamber of the Asheboro Municipal Building with the following council members and city officials present:

David H. Jarrell) – Mayor Presiding

Talmadge Baker)
Linda Carter)
Keith Crisco)
Nancy Hunter) – Council Members Present
Walker Moffitt)
Archie Priest)
David Smith)

John N. Ogburn, III, City Manager
Dumont Bunker, P.E., City Engineer
Holly J. Hartman, City Clerk/Senior Legal Assistant
Foster Hughes, Recreation Director
Deborah P. Juberg, Finance Director

O. Lynn Priest, Community Development Director
Jeffrey C. Sugg, City Attorney

1. Call to order.

A quorum thus being present, Mayor Jarrell called the meeting to order for the transaction of business, and business was transacted as follows.

2. Consideration of the adoption of findings of fact, conclusions of law, and order in three (3) land use cases identified by planning department file numbers CUP-06-38, CUP-06-39, and SUP-06-12.

Upon motion by Mr. Smith and seconded by Mr. Priest, Council voted unanimously to adopt the following findings of fact, conclusions of law, and order for the above-referenced land use cases.

CUP-06-38
City Council
City of Asheboro

IN THE MATTER OF THE APPLICATION OF TIMOTHY AND DESHANDRA WOODLE FOR A
CONDITIONAL USE PERMIT

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER GRANTING THE REQUESTED
CONDITIONAL USE PERMIT

THIS MATTER came before the Asheboro City Council (hereinafter referred to as the "Council") for hearing on the question of the issuance a Conditional Use Permit during a regular meeting of the Council that was held on December 7, 2006. Having considered all competent evidence and argument, the Council, on the basis of competent, material, and substantial evidence, does hereby make the following:

FINDINGS OF FACT

1. Timothy and Deshandra Woodle (hereinafter referred to as the "Applicants") have submitted an application for a Conditional Use Permit authorizing a development consisting of multiple family dwelling units on a parcel of land located along the south side of Martin Luther King, Jr. Drive and west of the street address as 1314 Martin Luther King, Jr. Drive.

2. Randolph County Parcel Identification Number 7761436218 more specifically identifies the approximately 24,393-square foot, more or less, parcel of land for which the Applicant is seeking a Conditional Use Permit.

3. The parcel of land identified in the immediately preceding paragraph (hereinafter referred to as the "Zoning Lot") was placed in a CU-RA6 zoning district immediately prior to the Council's consideration of whether to issue the requested Conditional Use Permit.

4. A development consisting of multiple family dwelling units with a floor area ratio of up to seventeen percent (17%) is permitted by right in the corresponding RA6 zoning district.

5. The Applicants submitted a site plan consisting of two (2) 2-dwelling unit structures with the required paved parking areas and landscaping screens. Each of the proposed structures encompasses an area of approximately two thousand (2,000) square feet.

6. Based on the city planning department staff's review of the proposed site plan, the total floor area is approximately forty-one hundred (4,100) square feet. Thus, the floor area ratio for the proposed development is approximately sixteen percent (16%).

7. In addition to calculating the floor area ratio, members of the city planning department staff have reviewed the site plan and elevations submitted by the Applicants. The said site plan and elevations are in compliance with the regulations prescribed by the Asheboro Zoning Ordinance.

8. The land uses immediately surrounding the Zoning Lot consist of undeveloped land to the south, undeveloped land and single-family residential use to the north, single-family residential use to the east, and a 2-dwelling residential use to the west.

9. The Zoning Lot is located in an area that is designated on the Growth Strategy Map as "Economic Development" and is identified as "Neighborhood Residential" on the proposed Land Development Plan Map.

10. The Zoning Lot is located within the city's corporate limits, and all city services are available to the Zoning Lot.
11. Martin Luther King, Jr. Drive is a state-maintained road, and the Applicants will have to obtain driveway permit approval from the North Carolina Department of Transportation.
12. The testimony offered by Timothy Woodle as to the Applicants' efforts to blend the proposed development in with the area surrounding the Zoning Lot as well as his testimony pertaining to the neutral to positive impact the proposed development would have on the value of neighboring properties was uncontroverted.
13. No testimony or any other form of evidence was offered in opposition to the Applicants' request during the hearing of this matter.

Based on the foregoing findings of fact, the Council makes the following:

CONCLUSIONS OF LAW

1. The proposed use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved.
2. The evidence received during the public hearing established that the proposed use does meet all of the required conditions and specifications of the Asheboro Zoning Ordinance.
3. The evidence presented during the course of the hearing of this matter established that the proposed use would not substantially injure the value of the adjoining or abutting property.
4. The location and character of the Applicants' proposed use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the plan of development of Asheboro and its environs.

Based on the above-recited findings of fact and conclusions of law, the Council hereby enters the following:

ORDER

The Applicants are hereby issued a Conditional Use Permit that authorizes a land use classified as a multi-family development consisting of four (4) dwelling units to be conducted on the Zoning Lot. This Conditional Use Permit shall remain valid so long as the Applicants, and their heirs, successors, and assigns, conduct this approved land use in compliance with the approved site plan and the provisions of the Asheboro Zoning Ordinance.

Adopted by the Asheboro City Council in special session on the 16th day of January, 2007.

s/ David H. Jarrell
David H. Jarrell, Mayor

ATTEST:

s/ Holly J. Hartman
Holly J. Hartman, City Clerk

Case No. CUP-06-39
City Council
City of Asheboro

IN THE MATTER OF THE APPLICATION OF SUMMERS RUN, LLC FOR A CONDITIONAL USE
PERMIT AUTHORIZING A MULTI-FAMILY DEVELOPMENT WITH A FLOOR AREA RATIO OF UP TO
22%

FINDINGS OF FACT, CONCLUSIONS OF LAW, AND ORDER GRANTING THE REQUESTED
CONDITIONAL USE PERMIT

THIS MATTER ultimately came before the Asheboro City Council (hereinafter referred to as the "Council") for hearing during a regular meeting of the Council that was held on December 7, 2006. Having considered all competent evidence and argument, the Council, on the basis of competent, material, and substantial evidence, does hereby make the following:

FINDINGS OF FACT

1. Summers Run, LLC (hereinafter referred to as the "Applicant") has applied for a Conditional Use Permit that, if approved, will approve certain modifications to the Conditional Use Permit the Council issued to the Applicant under city planning department file number CUP-05-20. The new

Conditional Use Permit sought by the Applicant would authorize the same use, a multi-family development with a floor area ratio of up to twenty-two percent (22%), as was authorized by the original permit issued under CUP-05-20.

2. The real property for which a new permit is sought (hereinafter referred to as the "Zoning Lot") is located at 2159 and 2201 North Fayetteville Street. This land is more particularly identified as an approximately 13.69-acre portion of a parcel identified by Randolph County Parcel Identification Number 7763033287.

3. The Conditional Use Permit sought by the Applicant under the current application encompasses approximately 13.69 acres of land as opposed to the approximately 14.5 acres of land described on the site plan submitted under file number CUP-05-20. This reduction in area is attributable to the Applicant's subdivision of approximately thirty-four thousand four hundred thirteen (34,413) square feet from the existing parcel in order to seek B2 zoning for this smaller parcel of land. The Applicant wishes to retain the existing CU-OA6 and CU-RA6 zoning for the remaining 13.69-acre tract of land.

4. A multi-family development with a floor area ratio of up to twenty-two percent (22%) is permitted with a Special Use Permit in the underlying OA6 and RA6 zoning districts.

5. The Zoning Lot is located in an area designated on the Growth Strategy Map as a "Primary Growth" area, and this same area is identified as "Urban Residential" on the Proposed Land Development Plan Map.

6. A rental office and apartments already exist on the Zoning Lot. The revised site plan depicts a multi-family development consisting of thirty-two (32) dwelling units with a rental office and a swimming pool. The site plan indicates a floor area ratio of up to twenty-two percent (22%).

7. The site plan submitted under file number CUP-05-20 called for a multi-family development with fifty (50) dwelling units and no pool. Additionally, unlike the site plan originally approved under CUP-05-20, the revised site plan calls for phasing of the development in order to ease the construction process.

8. The Zoning Lot is within the corporate limits of the City of Asheboro, and all city services are available.

9. North Fayetteville Street is a state-maintained major thoroughfare with a 100-foot right-of-way.

10. The land uses surrounding the Zoning Lot consist of manufactured home park uses to the north and west with multi-family residential uses located to the south and east of the Zoning Lot. In short, the Zoning Lot's surrounding land uses can be properly classified as medium to high density residential.

11. There is a 100-year floodplain on the Zoning Lot. Consequently, all development will be required to comply with the flood damage prevention section of the city's zoning ordinance. The use of fill is not permitted within the floodplain without the prior submittal of an engineered flood study.

12. Nothing unusually hazardous is associated with the proposed use.

13. The revised site plan has been reviewed by members of the city's planning department and found to be in compliance with the regulations of the Asheboro Zoning Ordinance.

14. The Applicant's attorney, Mr. Jonathan Megerian, Esq., offered uncontroverted testimony as to the fact that the revised plan to reduce density and add an amenity would do no harm to the value of adjoining properties.

15. During the hearing of this matter, no testimony or any other form of evidence was presented in opposition to the Applicant's request for the issuance of a Conditional Use Permit.

16. Due to the fact that the site plan approved under file number CUP-05-20 did not include phasing for the project, an irrevocable letter of credit was presented to the city far in advance of the submission of the current application in order to guarantee, in accordance with the provisions of the Asheboro Zoning Ordinance, the installation of certain improvements to the Zoning Lot. Due to difficulties in obtaining the agreement of some utility providers to install the needed utilities within a time frame that comports with the Asheboro Zoning Ordinance, the guaranteed improvements have not been installed because of the Applicant's understandable desire to avoid tearing up the said improvements, such as landscaping and paving, when the utility providers arrive on site to install the needed infrastructure and have to remove certain improvements in order to complete the utility work.

Based on the foregoing findings of fact, the Council makes the following:

CONCLUSIONS OF LAW

1. The Council has concluded that the proposed use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved.
2. The evidence received during the public hearing established that the proposed use does meet all of the required conditions and specifications of the Asheboro Zoning Ordinance.
3. The evidence presented during the course of the hearing of this matter established that the proposed use would not substantially injure the value of the adjoining or abutting property.
4. The location and character of the Applicant's proposed use if developed according to the plan as submitted and approved is in harmony with the area in which it is to be located and in general conformity with the plan of development of Asheboro and its environs.

Based on the above-recited findings of fact and conclusions of law, the Council hereby enters the following:

ORDER

Summers Run, LLC is hereby issued a Conditional Use Permit authorizing a multi-family development consisting of thirty-two (32) dwelling units with a swimming pool and a rental office and a floor area ratio of up to twenty-two percent (22%). This Conditional Use Permit shall be valid so long as, and only so long as, the Applicant, and its successors and assigns, conducts the approved land use in compliance with the approved revised site plan, the provisions of the Asheboro Zoning Ordinance, and remains in strict compliance with the following conditions:

1. All proposed amenities, which are not otherwise mandated under a time frame prescribed by the zoning ordinance or any other law, ordinance, or regulation, shall be either installed or a guarantee authorized by the zoning ordinance received prior to the issuance of a Certificate of Zoning Compliance for the final phase of the development.
2. New Zoning Compliance Permits shall be issued in a manner that reflects the phases as shown on the approved revised site plan.
3. A new Certificate of Zoning Compliance shall be issued for the completed and occupied office structure shown on the approved revised site plan as Phase I. Based on the new Certificate of Zoning Compliance, updated estimates of all required improvements for Phase I shall be submitted to the city by December 11, 2006. A new guarantee as set forth in Article 1000, Section 1006 of the Asheboro Zoning Ordinance shall then be submitted on or before December 14, 2006. The new guarantee shall have a term of six (6) months from the submittal date and include a minimum of a five (5) day call period. Upon the timely receipt of a new guarantee that complies in all respects with the Asheboro Zoning Ordinance, the city shall surrender to the Applicant the previously submitted irrevocable letter of credit in the amount of Two Hundred Ten Thousand Three Hundred Thirty and No/100 Dollars (\$210,330.00) dated June 19, 2006.

Adopted by the Asheboro City Council in special session on the 16th day of January, 2007.

s/ David H. Jarrell
David H. Jarrell, Mayor

ATTEST:

s/ Holly J. Hartman
Holly J. Hartman, City Clerk

Case No. SUP-06-12
City Council
City of Asheboro

IN THE MATTER OF THE APPLICATION OF 5 STAR RV RESORT PROPERTIES, LLC FOR A
SPECIAL USE PERMIT AUTHORIZING A RECREATIONAL VEHICLE RESORT

FINDINGS OF FACT, CONCLUSIONS OF LAW, AND ORDER GRANTING THE REQUESTED SPECIAL
USE PERMIT

THIS MATTER came before the Asheboro City Council (hereinafter referred to as the "Council") for hearing during a regular meeting of the Council that was held on the 7th day of December, 2006. Having considered all competent evidence and argument, the Council, on the basis of competent, material, and substantial evidence, does hereby make the following:

FINDINGS OF FACT

1. 5 Star RV Resort Properties, LLC (hereinafter referred to as the "Applicant") has submitted an application for a Special Use Permit that would authorize the development of a recreational vehicle resort on 186.72 acres, more or less, of land currently owned by Larry and Julie Pickett and David and Ginger Lawson.
2. Larry and Julie Pickett own approximately 79.4 acres of land located on the south side of Randolph Tabernacle Road at Country Place Road. Randolph County Parcel Identification Number 7762926049 more specifically identifies this individual parcel of land. David and Ginger Lawson own approximately 106.1 acres of land located on the north side of Old Cedar Falls Road, approximately 4,000 feet west of the intersection of Old Cedar Falls Road and Henley Country Road. Randolph County Parcel Identification Number 7772117810 more specifically identifies this individual parcel of land. The Applicant proposes to acquire and combine these two parcels of land to form one zoning lot (hereinafter referred to as the "Zoning Lot") upon which the proposed recreational vehicle resort is to be developed.
3. A portion of the Zoning Lot is currently undeveloped while other portions of the lot are used for residential and agricultural, specifically a deer preserve, purposes.
4. Immediately prior to considering the issuance of the requested Special Use Permit, this Council placed the Zoning Lot in a R40 zoning district. Under the Asheboro Zoning Ordinance, a recreational vehicle resort is permitted in a R40 zoning district only with the issuance of a Special Use Permit.
5. The existing land uses located within the immediate vicinity of the Zoning Lot are agricultural and low density residential uses.
6. The Zoning Lot is located within the corporate limits of the City of Asheboro.
7. The Growth Strategy Map identifies the area in which the Zoning Lot is located as an "Economic Development" area, and the Proposed Land Development Plan Map designates this location as a "Neighborhood Residential" area.
8. Municipal water and sanitary sewer service connections are located in the street at the intersection of East Allred Street and Gold Hill Road.
9. Old Cedar Falls Road is a major thoroughfare. Randolph Tabernacle Road is a rural collector street.
10. A portion of the proposed Northeast Corridor (Thoroughfare Plan 2001) crosses the northeastern quadrant of the parcel of land currently owned by David and Ginger Lawson.
11. In terms of Land Development Plan (hereinafter referred to as the "LDP") conformity issues, the LDP identifies a public greenway and future thoroughfare on the parcels of which the Zoning Lot is comprised. The LDP recommends accommodating these facilities during the development process.
12. Notwithstanding an erroneous reference on the submitted site plan to 830 sites, the site plan indicates 815 total sites within the recreational vehicle resort. Of these 815 sites, the "For Sale" classification is to be applied to 186 of the sites. According to the site plan, buffers, landscaping, recreation, and other amenities are also proposed for the recreational vehicle resort. The plan for the development is divided into two phases. Three entrances are shown to the proposed resort. Of these three entrances, two are on Old Cedar Falls Road, and one is on Randolph Tabernacle Road. Members of the city planning department's staff have reviewed the Applicant's site plan, and this site plan has been found to be in compliance with the Asheboro Zoning Ordinance.
13. Under the Applicant's proposal, 52% of the land is to be left natural.
14. On average, the occupancy rate at the proposed resort during a week will be 32%. The peak periods for the resort will be Friday night and Sunday evening.
15. During the hearing of this matter, the Council received into evidence testimony and a written report from Mr. Steve Goldie of Goldie and Associates as to the hydraulic analysis that was performed by the firm in order to compare the pre-development runoff to post-development runoff for a 10-year storm event. The conclusion of this report was that no increase in storm water runoff would occur as a consequence of the development of the proposed recreational vehicle resort. Additionally, the firm determined that the size and location of the proposed detention ponds for the development are adequate.
16. During the hearing of this matter, Mr. Jim Wright, a state certified residential real estate appraiser with in excess of twenty years of experience in Randolph County, provided testimony and a written report as to his professional opinion that the proposed development would not substantially injure or impair the value of properties adjoining or abutting the Zoning Lot.

17. During the hearing of this matter, Mr. Don Spence, P.E. of Kubilins Transportation Group, Inc. presented testimony and submitted a written report indicating that the highways fronting the site of the proposed development are currently operating under capacity. Based on his findings, Mr. Spence determined that the proposed recreational vehicle resort would not create significant traffic congestion over that already being experienced and would not cause undue traffic related hardship for residents or motorists.

18. If developed as proposed, the proposed use would support the city's long-term plans by encouraging the extension of municipal water and sanitary sewer lines into this area designated for economic development by the LDP.

19. No testimony was offered during the hearing of this matter to show that any abnormally hazardous activity would be occurring within the proposed recreational vehicle resort.

20. No expert testimony was offered in opposition to the opinions of Mr. Goldie, Mr. Wright, or Mr. Spence.

Based on the foregoing findings of fact, the Council makes the following:

CONCLUSIONS OF LAW

1. Pursuant to Section 602 of Article 600 of the Asheboro Zoning Ordinance, the Council must find that the Applicant has met four (4) general standards before an application for a Special Use Permit may be approved. The four standards are as follows:

- a. That the use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved.
- b. That the use meets all required conditions and specifications.
- c. That the use will not substantially injure the value of adjoining or abutting property, or that the use is a public necessity.
- d. That the location and character of the use if developed according to the plan as submitted and approved will be in harmony with the area in which it is to be located and in general conformity with the plan of development of Asheboro and its environs.

2. When an applicant has produced competent, material, and substantial evidence tending to establish the existence of the facts and conditions that the ordinance requires for the issuance of a Special Use Permit, prima facie the applicant is entitled to the permit. A denial of the permit has to be based upon findings contra, which are supported by competent, substantial, and material evidence appearing in the record.

3. In this case, the Applicant has properly submitted an application for a Special Use Permit authorizing the development of a recreational vehicle resort on a Zoning Lot located within a R40 zoning district.

4. The site plan submitted by the Applicant as part of the application for the requested Special Use Permit complies with all of the applicable requirements of the Asheboro Zoning Ordinance.

5. On the basis of the evidence presented during the hearing of this matter, the Council has concluded that the proposed use meets the four (4) general standards for the granting of a Special Use Permit. More specifically, the proposed use will not materially endanger the public health or safety, meets all required conditions and specifications of the zoning ordinance, will not substantially injure the value of adjoining or abutting property, and will be in harmony with the area in which it is to be located and is in general conformity with Asheboro's plan of development.

6. Given the compliance of the site plan with the requirements of the Asheboro Zoning Ordinance and the totality of the evidence submitted by the Applicant during the hearing of this matter, prima facie the Applicant is entitled to the requested Special Use Permit.

Based on the above-recited findings of fact and conclusions of law, the Council hereby enters the following:

ORDER

5 Star RV Resort Properties, LLC is hereby issued a Special Use Permit authorizing the development of a recreational vehicle resort, as defined by the Asheboro Zoning Ordinance, on the Zoning Lot. This Special Use Permit shall be valid so long as, and only so long as, 5 Star RV Resort Properties, LLC, and its successors and assigns, develop and conduct the approved land use in compliance with the approved site plan, the provisions of the Asheboro Zoning Ordinance, and remain in strict compliance with the following conditions:

1. The Land Development Plan 2020 (LDP) identifies a future greenway on these properties. A 20-foot greenway/recreation easement shall be provided in the location recommended by the LDP at the time of approval of the first Final Plat. These greenway/recreation easements shall be in a form acceptable to the City Attorney. Upon receipt of approval from the City Attorney, said

- easements shall be filed with the Zoning Administrator and recorded with the Register of Deeds for Randolph County prior to the recordation of a Final Plat.
2. The proposed Northeast Corridor (Thoroughfare Plan 2001) right-of-way, as shown on the Sketch Design Plat, shall be dedicated to the public, unless appropriate subdivision variances are obtained.
 3. Prior to the issuance of a certificate of compliance for a development phase or final plat approval and recordation, homeowners' association documents shall be provided and reviewed for conformance with pertinent Zoning and Subdivision Ordinance requirements. The documents shall include, but not be limited to, maintenance responsibilities of the association and a prohibition of on-street parking within the development.
 4. All required and non-required amenities, as shown on the submitted and approved site plan, shall be built prior to the issuance of a certificate of compliance for that development phase. Prior to final plat approval and recordation, all required and non-required amenities in Phase 1, as shown on the submitted and approved site plan, shall be built. This requirement pertains to, but is not limited to, kids' play areas, doggie parks, the horse area, picnic areas, ball fields, and other amenity areas. Such areas shall be properly graded, stabilized, and seeded for the purpose so indicated.
 5. All city-maintained sewer lift stations shall be properly conveyed to the city in accordance with the City of Asheboro codes and policies.
 6. The proposed buffer plantings as shown on the landscaping plan and located along the Donald Henley property shall be installed as part of Phase #1. Specifically, two rows of evergreen trees planted not more than 25 feet on center, separated by not more than 25 feet and arranged so that the two rows are staggered, shall be planted. In addition, the proposed stonewall shall be constructed and at least 22 shade trees and 18 ornamental trees shall be planted throughout the buffer area.
 7. The applicant shall resubmit the site plan, reflecting any conditions and changes authorized by issuance of the Special Use Permit, to the Planning Department for review, approval, and inclusion in this file without further review by the Council. This condition shall only apply to site plan changes related to testimony and conditions presented at the Special Use Permit hearing and not to any other alterations that would otherwise be defined as a permit modification.

Adopted by the Asheboro City Council in special session on the 16th day of January, 2007.

s/ David H. Jarrell
David H. Jarrell, Mayor

ATTEST:

s/ Holly J. Hartman
Holly J. Hartman, City Clerk

3. Consideration of the adoption of the master plan for the proposed Zoo City Park.

Mr. Hughes presented a master plan for the proposed Zoo City Park. Said plan calls for the park to be constructed in two (2) phases. The estimated cost for the project is approximately \$2,967,080.00. Phase One (passive area and four (4) sports fields) has a projected cost of \$1,772,040.00. Phase Two (1.5 sports fields, trails, and amenities) has a projected cost of \$1,195,040.00.

The Council expressed satisfaction with the plan itself, but the consensus of the Council members was for city staff to explore compressing the time frame for construction of the park as much as possible.

During the Council's discussion of the master plan, a consensus emerged to pursue additional funding by providing naming opportunities for components of the facility to people or organizations interested in donating funding for the development of the park. The city attorney is to prepare a proposed naming policy consistent with this goal for the Council's consideration at a later date.

Upon motion by Mr. Smith and seconded by Mr. Baker, Council voted unanimously to adopt the master plan presented by the Director of Parks and Recreation for the proposed Zoo City Park.

4. Announcement of dates for annual council retreat, Thursday and Friday, May 17-18, 2007, at Caraway Conference Center.

Mayor Jarrell announced that the Council will have a planning retreat on May 17 – 18, 2007 at Caraway Conference Center.

There being no further business, the meeting was adjourned at 12:23 p.m.

Holly J. Hartman, City Clerk

David H. Jarrell, Mayor