

# CAROLINA BEACH

Town Council Regular Meeting

Tuesday, February 13, 2024 - 6:00 PM

Council Chambers, 1121 N. Lake Park Boulevard, Carolina Beach, NC



---

## MINUTES

### CALL TO ORDER

Mayor Barbee called the meeting to order at 6:00 PM, followed by the invocation by Gayle Tabor of St. Paul's United Methodist Church and Pledge of Allegiance.

### PRESENT

Mayor Lynn Barbee  
Mayor Pro Tem Deb LeCompte  
Council Member Jay Healy  
Council Member Joe Benson  
Council Member Mike Hoffer

### ALSO PRESENT

Town Manager Bruce Oakley  
Finance Director Debbie Hall  
Town Clerk Kim Ward  
Town Attorney Noel Fox

### ADOPT THE AGENDA

Mayor Barbee said item 10 will be readvertised and back on the agenda at a future meeting due to attorney scheduling conflicts. He said item 3 on the consent agenda will be removed from tonight's agenda and scheduled for the next Council meeting.

**ACTION:** Motion to adopt the agenda with the changes mentioned

Motion made by Mayor Barbee

Voting Yea: Mayor Barbee, Mayor Pro Tem LeCompte, Council Member Healy, Council Member Benson, Council Member Hoffer

*Motion passed unanimously*

### CONSENT AGENDA

1. Set Public Hearing for March 12, 2024, to Hear from Non-Profits Regarding Funding Requests
2. Set a Public Hearing for March 12, 2024, to Consider a Text Amendment to Chapter 40, Article V Off-Street Parking and Loading Requirements; Parking to Amend Church Parking  
Applicant: St. Paul's United Methodist Church
3. ~~Set a Public Hearing for March 12, 2024, to Consider a Text Amendment to Chapter 40, Article III Zoning District Regulations, Article XIV Nonconforming Situations, and Article XVIII Definitions to Amend Maximum Height Standards and Maximum Lot Coverage for the Improvement of Non-Conforming Buildings~~

~~Applicant: North Pier Holdings LLC~~

4. Budget Amendments/Transfers
5. Approval of Council Meeting Minutes

Council Member Benson asked for a future update about the time frame and other details for the sidewalk from Sumter Avenue to Mike Chappell Park.

Mayor Pro Tem LeCompte said she was happy to see the Boardwalk restrooms among the appropriations.

**ACTION:** With the changes mentioned, motion to adopt the consent agenda

Motion made by Mayor Barbee

Voting Yea: Mayor Barbee, Mayor Pro Tem LeCompte, Council Member Healy, Council Member Benson, Council Member Hoffer

*Motion passed unanimously*

### **SPECIAL PRESENTATIONS**

6. Events Update by Tim Murphy

Tim Murphy, Recreation Programs Superintendent/Community Events Coordinator, introduced Alannah Keeler of the Pleasure Island Chamber of Commerce. Ms. Keeler, who is also the President of the Steve Haydu St. Patrick's Lo Tide Run, said the event is celebrating its 20th anniversary this year and has partnered with Kindred and the Carolina Beach Bar Club to do additional fundraising. She said organizers are planning a route that will start and finish in front of Kindred, and they have an application pending with the N.C. Department of Transportation (DOT) to close the turn lane between Charlotte Avenue and Hamlet Avenue for about 45 minutes during the run. They are looking for support from Council.

Mr. Murphy said approval is anticipated, but if the request is denied there is a backup plan. He said the closure would affect the roadway in front of Kate's Pancake House and would not prevent traffic from going southbound.

**ACTION:** Motion to approve the request and support efforts with DOT to get the turn lane closed for Lo Tide

Motion made by Mayor Pro Tem LeCompte

Voting Yea: Mayor Barbee, Mayor Pro Tem LeCompte, Council Member Healy, Council Member Benson, Council Member Hoffer

*Motion passed unanimously*

Mr. Murphy introduced Luis Perez of The Silver Dollar to present information about an application for a special events permit for March 16. Mr. Perez said The Silver Dollar would like to use the space where the Ferris wheel previously stood to expand the Lo Tide Run festivities in a festival-type setting with a stage and music.

Mayor Barbee asked Mr. Perez if they have talked to representatives from Carolina Beach Land Holdings LLC. Mr. Murphy said part of the land is owned by the Town and the rest is owned by private stakeholders who have given written consent for the bar to use the land. He said the Events Committee has recommended that Council approve the special events permit.

Mayor Barbee asked if there will be alcohol. Mr. Murphy said yes, so the area will be roped off. Mr. Perez discussed plans for security.

Council Member Benson asked if there will be additional restroom facilities brought in for the event. Mr. Perez said they are open to ideas and willing to get a few portable toilets if necessary. Mr. Murphy said once there is a better idea of attendance, there will be recommendations about whether additional restroom facilities are needed.

Council Member Healy asked if the other business owners in the area are aware of these plans. Mr. Perez said not really because this proposal came together at the last minute and there aren't plans to sell food in the space. Mayor Pro Tem LeCompte said it would be a courtesy to let them know.

**ACTION:** Motion to approve the beer garden on the date of the Lo Tide Run as presented in Council Motion made by Mayor Barbee

Voting Yea: Mayor Barbee, Mayor Pro Tem LeCompte, Council Member Healy, Council Member Benson, Council Member Hoffer

*Motion passed unanimously*

Mr. Murphy reviewed upcoming events:

- Walk of Fame Induction – March 10 at Lake Park
- Nollie's Street Skate Competition – March 23 at Pelican Lane
- Carolina Beach Market – begins May 18 at Lake Park and continues every Saturday through September 28
- Movies at the Lake – begins May 26 and continues every Sunday through September 1
- Family Night – begins June 13 at Lake Park and continues every Tuesday through August 20
- Boardwalk Bingo – begins May 29 at the Gazebo and continues every Wednesday through August 28
- Fireworks/Music – begins Friday, May 24, and continues every Thursday through the season with the exception of July Fourth (Wednesday, July 3) and Labor Day (Friday, August 30) shows

Council Member Hoffer asked why Family Night is being moved from the Boardwalk Gazebo to Lake Park. Mr. Murphy said staff thought Lake Park might be a better fit, especially with the new playground opening this year. He said smaller acts sometimes found it difficult to compete with the noise of the rides in the Boardwalk area.

Council Member Healy praised the Carolina Beach Bar Club for its fundraising efforts that contribute 100 percent to charity.

Mr. Murphy said he anticipates some filming requests coming next month.

7. Recognize Nancy Busovne for Serving 23 Years with the Pleasure Island Sea Turtle Project

The Pleasure Island Sea Turtle Project volunteer group was formed in 2001. There were about a dozen volunteers at that time. Nancy Busovne is the last of the original members, and she has decided to retire after 23 years with the organization. Council recognized her service, and Mayor Barbee presented her with a key to the city.

8. Presentation and Update from the Parks and Recreation Committee and the Pleasure Island Volleyball Committee

The Town's Parks and Recreation Committee, along with the Pleasure Island Volleyball Committee, requested to give a brief presentation on building two sand volleyball courts in the Town.

Sarah Finn of 508 Raleigh Avenue, representing the Volleyball Committee, discussed the benefits of the sport and the role it has played in the community since the group became active 10 years ago, including attracting many young girls to participate.

Ms. Finn said leagues have previously operated at Lazy Pirate, which removed one volleyball court in 2022 and is currently in the process of closing the second and final one. She said the committee is proposing that the Town investigate building volleyball courts to fill a need in the community.

Ms. Finn proposed the following:

- Option A – two courts on property on Lake Park Boulevard adjacent to Town Hall
- Option B – two courts on property on Cape Fear Boulevard behind the Community Building

Ms. Finn said the budget for two courts is \$35,000, which is a high estimate. She said the committee has funds available with the capacity to raise the remainder through private donations, and the committee would facilitate leagues and maintain the courts and equipment.

Because there are currently no local courts available, Ms. Finn proposed a hybrid option that would allow one court to be constructed as soon as possible on Cape Fear Boulevard using sand available from Lazy Pirate while the Town investigates Option A, which is the ideal location for permanent courts. She said this will allow time for proper site planning.

Mayor Barbee asked what the normal volleyball season is. Ms. Finn said they run eight-week leagues throughout the year.

Council Member Benson asked if there is a recommended option. Ms. Finn said there is nowhere to play now and they don't want to lose players, so they prefer whatever will allow them to start playing as soon as possible.

Mayor Barbee asked how the Town should move forward. Mr. Oakley said the Technical Review Committee (TRC) will need a preliminary plan to consider at the next meeting, then the issue would come back before Council.

Council Member Hoffer said having volleyball on the island is important to him because his daughter has been involved in the past. He said he believes the courts should ultimately be on the Lake Park Boulevard property close to the Recreation Center, and the Cape Fear Boulevard spot is temporary at best because having courts there could disturb neighbors and the property is not big enough for two courts. He said he does not want to still be talking about this in two years because kids grow up fast and all of a sudden the opportunity is gone.

Council Member Healy said there is a time crunch, so he thinks it would be quicker to do something temporary on Cape Fear Boulevard. He said he agrees that the Lake Park Boulevard property is a better long-term solution, but it could take time.

Mayor Barbee recommended that the group start fundraising now. He asked if Council is OK with matching any funds that are raised, and there was consensus to do so. Mr. Oakley recommended putting a cap on the amount. Mayor Barbee said they can use the estimated \$35,000 budget as the target.

Ms. Finn said they appreciate the match offer but might not need it because of existing funds and anticipated private donations. She said they just need a spot more than anything.

Mayor Pro Tem LeCompte said she was happy to see so many young ladies in attendance to show their support, and she thanked them for coming.

#### 9. Manager's Update

Mr. Oakley reviewed the calendar for the FY 24-25 budget:

- Public Hearing for Non-Profit Requests – March 12
- Community Input Public Hearing – April 9
- Budget Workshop – April 23
- Budget Workshop (if needed) – April 30
- Budget Open House – May 7
- Revenue and Expense Projections – May 14
- Budget Message and State of the Town Presentation – May 28
- Budget Adoption – June 11

Mr. Oakley gave an update on various projects:

- Marina: This is in the final stages, and completion is imminent.
- Brandy Myers Playground: Completion is expected in early March.
- Lake dredge and stabilization: Completion is expected in early March, and a combined ribbon cutting for this and the playground is planned for April.
- Pump/pump house: This is in the engineering and drawing phase, and the pump has been ordered.
- Ocean Boulevard sidewalk: Contracts with the construction company have been signed, and mobilization is expected in early March. The project should take about four months, which may spill into peak season but will hopefully be far enough along that it won't cause any disruptions.
- Boardwalk bathroom: The engineering design phase is expected to be completed in March, the project will go out for bid in May, and construction is expected to begin in September.

- Three-year paving plan: Staff has put \$150,000 in the budget this year for paving but may ask for a little more as a three-year paving plan is being developed.
- Tree City USA: The Town has been awarded this designation, and there will be a presentation with more information at a future workshop.

Mayor Barbee praised Mr. Oakley for receiving recognition from the International City/County Management Association for 25 years of significant contributions to local government. He said this is a fantastic achievement and thanked Mr. Oakley for all he's done for the Town and overall.

### **PUBLIC COMMENT**

Jamie Myers of 418 Greenville Avenue said two stop signs were removed last May from the intersection of Greenville Avenue and Fifth Street, which was previously a four-way stop. He said he would like the Town to begin the process of returning the signs because since they were removed, speeding has become common and a speeding vehicle crashed into his family's van parked in their yard, causing a total loss. Mr. Myers said the area is heavily used by schoolchildren and their parents, so he would like to see caution and safety returned to the neighborhood.

Billy Brink of 1120 Carolina Beach Avenue North thanked Council for supporting volleyball. He urged Council to think about expansion and finding the most efficient ways to grow, keeping in mind that there may be a need for more than two volleyball courts in the future.

Matt Dunn of 907 Ocean Boulevard spoke about Pleasure Island Youth Baseball and how it has grown into the largest all-volunteer youth sports organization on the island. He said it makes the community better by bringing kids and families together.

### **PUBLIC HEARINGS**

10. ~~Consider a Special Use Permit Modification for Additional Boat Storage Spaces Located at 401 Marina Street PID 313115.74.1321.000, 313115.64.9002, and 313115.64.8036 in the Marina Business MB-1 and R-1B District~~  
Applicant: CBYC LLC

### **ITEMS OF BUSINESS**

11. Consider Designating an Ex-Officio Position on the Marketing Committee to Be Held by the Pleasure Island Chamber of Commerce

The Town Marketing Committee is made up of seven regular voting members and one alternate member. All positions are members at large. Staff felt it would be beneficial to have a representative from the Pleasure Island Chamber of Commerce serve on the committee. If Council approves, an additional member would be added to the committee, for a total of nine members.

Mayor Barbee said the committee is active in planning the budget for room occupancy tax (ROT) funds. He said the new addition would be an ex-officio member who does not vote.

**ACTION:** Motion to approve adding an ex-officio member to the Marketing Committee to be held by the Director of the Chamber of Commerce or their designee

Motion made by Mayor Barbee

Voting Yea: Mayor Barbee, Mayor Pro Tem LeCompte, Council Member Healy, Council Member Benson, Council Member Hoffer *Motion passed unanimously*

12. Committee Appointments – Marketing Advisory Committee and Police Advocacy Committee

Two members of the Marketing Advisory Committee resigned; both unexpired terms end on June 30, 2025. One member of the Police Advocacy Committee resigned, leaving an unexpired term of June 30, 2025.

Council made the following committee appointments:

- Marketing Advisory Committee – Cole Hudson and Jeannette Mobley
- Police Advocacy Committee – Kitty McClellan

Mayor Barbee said anyone can come to meetings and participate in conversations.

Mayor Pro Tem LeCompte said the Police Advocacy Committee spot is open because Pete Green resigned to be President of the newly formed Carolina Beach Police Foundation 501(c)(3) organization. She said Council will be making appointments again in June, so those interested should keep their names in the hat.

### **COUNCIL COMMENTS**

Council Member Benson mentioned the CodeRED notification system and whether it could be used in additional ways.

Council Member Hoffer said there has been discussion about potential changes to downtown parking layouts and traffic routes, and engineers should have something for Council to see soon. Mr. Oakley said there will be more information in a future workshop. Council Member Hoffer suggested having an open house to get public input.

Council Member Hoffer said he is troubled by arguments over the potential bulkhead on Florida Avenue, and he wants a copy of the engineering report.

Council Member Hoffer said it's exciting that the Lake is reaching a stage of completion, and there is a good plan for landscape enhancements along the eastern edge to buffer it from the road.

Council Member Benson said the Operations Advisory Committee is going to be requesting two more street accesses, and this will come back to Council during a future workshop.

Mayor Barbee said it's satisfying to see work that has been going on for four years finally take off. He said a lot of projects are being done soon or in time for the centennial celebration, and he thanked Mr. Oakley and other staff for their contributions.

### **ADJOURNMENT**

Mayor Barbee adjourned the meeting at 7:20 PM.