

**VILLAGE OF WESLEY CHAPEL  
PARKS & RECREATION COMMITTEE  
REGULAR MEETING MINUTES**

March 20, 2018 - 6:30 P.M.

6490 Weddington Road, Wesley Chapel, NC 28104

**Committee Members Present:** Chair John Lepke, Vice-Chair Pat Utley, Julie Brown, Jerry Davis, Pam King, Wayne Todd, Council Liaison Mike Como

**Committee Members Absent:** Elaine Rosoff

**Call to Order/Determination of Quorum**

The meeting was called to order at 6:30 pm. A quorum was present.

**Public Comments**

Justin Melhorn and another member of the Village Youth Council expressed their interest in volunteering for park beautification projects and/or events. Justin stated that this is the time of year that many high school students are searching for opportunities to earn their required service hours by volunteering. Youth Council is also willing to contact other school beta clubs and share communications from Parks and Rec. Chair Lepke suggested three possible beautification ideas:

- a. a rock and mortar border for the butterfly garden
- b. beautify the waterfall area below the damn
- c. create a path and fern garden between the area below the damn and the pergola

Council Liaison Como encouraged Youth Council to volunteer for park events such as Pig-in-the-Park, the Fall Bash, and Eggstravaganza. Pam King received Justin's permission to share his email address with Wesley Chapel Friends of Parks & Rec so that they can send him the Sign-up Genius links when available.

Mayor Brad Horvath thanked everyone for stepping up and returning to serve on the Village Parks and Recreation Committee, and he welcomed new member, Wayne Todd.

**Additions, Deletions and/or Adoption of Agenda**

Vice-Chair Pat Utley motioned to adopt the agenda with the addition to New Business as follows:

Volunteers

Review of scout projects

Julie Brown seconded the motion.

The motion passed unanimously.

**Approve Minutes from 02/28/2018 Special Meeting**

Vice-Chair Utley made a motion to approve the February 28, 2018 minutes; Ms. Brown seconded the motion.

The motion passed unanimously.

## **New Business**

### **Amphitheater - Getting Bid out for Amphitheater Band Shell; writing specs for the Lights and Sound System**

In order to gather information and details on what needs to be included in specs for a light and sound system, Chair Lepke is meeting with a sound engineer at Dogwood Park on March 22. Wayne Todd plans to talk to the light and sound engineers at Southbrook Church to gather information.

The committee discussed the benefits of rebidding the original specifications for the amphitheater, as the design work is complete, and the RFQ language is already written. Chair Lepke made a motion to recommend to Council to rebid the original specs and to set aside \$100,000 for the amphitheater. Ms. Brown seconded the motion.

The motion passed unanimously.

### **Developing Plan to Finish Phase I and to Revise the Master Plan**

The committee agreed that it is a priority to complete Phase I of Dogwood Park including the amphitheater and the irrigation system. It was felt that a new survey was needed in order to revise the Master Plan and to begin planning Phase II. We could defer building just restrooms as that cost would be around \$200,000 to \$250,000, and we could apply to PARTF for a grant to assist in funding a community center with outside-access restrooms for Phase II. Phase II could also include building a themed playground. To revise the Master Plan and determine what needs to be done in Phase II will require a CUP review, public information sessions and a survey. Ms. King made a motion to recommend to Council that we defer Phase I restrooms and begin planning Phase II which would include a community center with outside-access restrooms. Ms. Utley seconded the motion.

The motion passed unanimously.

Chair Lepke made a motion to recommend to Council that the irrigation system needs to remain in Phase I and to ask Council to put out for bid utilizing sheet 11 and 11.1 in the Master Plan for writing the specifications and to set aside \$30,000 for the project. Wayne Todd seconded the motion.

The motion passed unanimously.

### **Land Being Taken by DOT -What to do with the \$50,500 Proceeds. Need Decision by May 1**

The DOT is taking the strip of land next to the park along Weddington Road and giving the Village \$50,500 for its value. Due to the Park being funded in part by a PARTF grant which required the Village to keep the park in perpetuity, PARTF was called and the situation discussed. PARTF said the Village must use the \$50,500 for purchasing park land or return the funds to the state. Our three options are:

1. See if the neighbor on the eastern side of the park would be willing to sell us a strip of land. Jerry Davis said he would open the discussion with the landowner and explore whether or not she is interested.

2. Acquire other land such as for the Carolina Thread Trail connectivity. Chair Lepke will identify owners of land bordering proposed trail segments. Holding possible public meetings at Town Hall to gather citizens' input was discussed. We could invite the Mineral Springs Mayor to talk about how he created a connection to the Thread Trail, we could ask the town to do mailings, and we could invite a Thread Trail representative to attend the public meeting.

3. Give the funds back to PARTF. All agreed this was the least desirable option.

Mr. Como will ask the Village planner to update the Community Open Space and Greenway maps.

#### **Action Plan to Develop Fiscal Year July 1, 2018 - June 30, 2019 Budget Request**

Chair Lepke will put together a draft budget for the committee to review at the April meeting. Mr. Como will ask Cheryl to send us a current budget.

#### **Review Maintenance Specs and Policy for Adherence**

Chair Lepke presented some photos of what the fescue lawn should look like at Dogwood Park compared to what it now looks like. Upon his investigation into what was being done by the contracted landscape company, it was discovered that the original maintenance specifications had been changed. All quantification for seed and chemicals had been removed. Fire ant treatment is no longer being applied. Mr. Lepke made a motion to recommend to Council that the current contract specifications be disregarded and that the original specs be utilized for the RFQ that is to be let. Pam King seconded the motion.

The motion passed unanimously.

Mr. Lepke showed a photo of a rotten board in the fishing pier which poses a safety hazard. Mr. Como said he would fix what needs to be replaced. Mr. Lepke also reported that the mulching is not being done and some fencing needs to be replaced. Now that volunteers can once again perform general maintenance, it is time to begin volunteer workdays each month. Mr. Lepke also felt that it was time to look into dredging the pond as silt has built up over the years. He will check with the pond maintenance company for advice.

#### **Volunteers**

The Village received a request from the mother of a thirteen-year old boy who is interested in doing some volunteer work for the park. Mr. Como will make the contact and let them know he is welcome to attend any of the volunteer work days.

#### **Review of Scout Projects**

Mr. Como discussed looking into the feasibility of including a single 20 amp outlet for the flag-pole during its installation by the Eagle Scout candidate. Since one of the breakers originally designed for the restrooms could be used, it was decided to move forward. This plan would be better than using solar lights for the flag pole. Ms. Brown motioned that we recommend to Council that an electrician be consulted first, and if this is feasible that the funds for the breaker be committed. Mr. Todd seconded the motion.

The motion passed unanimously.

**Agenda for Next Meeting and Committee Comments**

Mr. Como said that the cost to fix the back flow preventer and the stand pipe came to \$1800. He stated that in the future these would both need to be winterized in order to prevent damage again.

Ms. Brown brought up the windows from the original house on the Dogwood Park property. She has been storing these windows in her garage in case there would be a future use for them. They were donated to WCFOPR. Ms. Brown would like to clear out her garage and WCFOPR wanted to see if the committee had a use for them. We do not, so it was decided to ask WCFOPR if they wanted them. If not, then the old, wood windows will be disposed of.

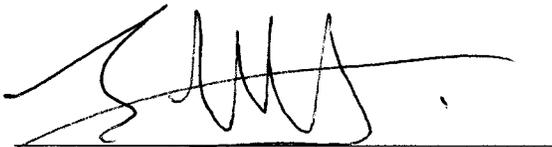
Agenda items for the April meeting are to include:

1. Write specs for the amphitheater light and sound system
2. Discuss content for the public information sessions
3. Finalize the committee's budget request for the next fiscal year
4. Revisit the alcohol policy for the park

**Adjournment**

Pam King motioned for adjournment, and Wayne Todd seconded the motion. The meeting was adjourned at 9:11 p.m.

The motion passed unanimously.

A handwritten signature in black ink, appearing to read 'John Lepke', written over a horizontal line.

John Lepke, Chair