

# Board opposes use permit

By ANNE-MARIE DOWNEY  
Staff Writer

The Chapel Hill Planning Board Tuesday recommended denial of a special use permit for the conversion of Graham Court Apartments to condominiums.

The Planning Board split 3-3 over the proposed conversion until Chairman Roscoe Reeve cast his vote against the request.

The proposal has met strong opposition from Graham Court tenants.

The Planning Board voted against the conversion of the 24-unit apartment complex on McCauley Street, despite the town planning staff's recommendation that the special use permit be granted. Both the staff and Planning Board recommendations will be sent to the Town Council for a vote on Feb. 11.

Part of the debate over the proposed conversion focused on the legality of issuing a special use permit for the Graham Court complex, which currently does not conform to the town's zoning requirements because of

its large size. The town's zoning laws were passed after the 20-year-old apartments were built.

Opponents of the conversion argued that since the Graham Court Apartments are a non-conforming use, the special use permit should not be granted. But Town Attorney Emery Denny said a special use permit could be denied on this basis only if the conversion increased the nonconformity of the use. Condominiums would not be more nonconforming than apartments, he said.

With the legal issues dismissed, the Planning Board discussed whether conversion would violate Chapel Hill's Comprehensive Plan, which outlines town growth and development goals. The plan encourages a mix of housing in town neighborhoods.

Reeve said he voted against the conversion because he felt the change from rental units to condominiums would violate the Comprehensive Plan by decreasing the stock of moderately-priced housing in that area.

But Chapel Hill Planning Director Mike Jennings said he did not believe that the change to condominiums would diminish the neighborhood's variety of housing. Rental housing is not always moderately priced, he said.



Owners face opposition ...in changing these to condominiums

From page 1

## Zetas

Frederick Mueller, UNC physical education professor and chairman of the review board. "We're interviewing girls from the sorority and members of the fraternity. We've been charged with looking at the fraternity and its past history and also to look at this latest incident and make a response to Boulton."

The strongest sanction the committee could recommend is withdrawing University recognition of the fraternity and closing its doors, Mueller said. The lightest sanction imposed could be some sort of probation, he added.

An earlier article in *The Daily Tar Heel* reported that the Student Honor Court was supposed to begin its investigation into the incident sometime last week. Student Attorney General Gary Jones would neither confirm nor deny reports that the Honor Court investigation into the incident has begun, saying that all cases his office handles are strictly confidential.

Tim Lucido, outgoing president of the Interfraternity Council, said the IFC is waiting to see what action Student Affairs takes before considering any further action.

"We don't want to submit the fraternity to any type of double jeopardy," he said. Lucido added that if the IFC was satisfied with the sanctions imposed by the Zeta Psi national chapter and the Office of Student Affairs, then it would formally condone those sanctions. However, if these sanctions are not considered sufficient, the IFC will take actions it deems appropriate, Lucido said.

Actions the IFC could take range from social probation to revocation of Zeta Psi's membership in the IFC, he said.

McElroy said the provisions taken by the Zeta Psi alumni against the UNC chapter of the fraternity and some of its individual members, include the following:

- The Alumni Board of the fraternity will assume supervisory control over the UNC chapter. This control includes but is not limited to supervision of the fraternity's finances, activities and conduct.
- No organized social functions—parties, mixers or gatherings—may be held by the fraternity for an indefinite period of time, at least through the 1979-1980 academic year, including summer school.

- Each member or pledge of the fraternity as of Dec. 2 must participate in a campus and community aid program, collectively contributing a minimum of 500 hours of community and campus service before June 1.
- There will be no further Christmas parties at, in, or by Zeta Psi fraternity at UNC.
- A \$50 fine and possible suspension will be imposed on any Zeta Psi member for internal or external damage to the fraternity house.
- The chapter will issue a formal written apology to Alpha Omicron Pi for its conduct Dec. 2. (This apology already had been presented to the sorority.)
- The Alumni Board will publish the rules and regulations of Zeta Psi and present these to the UNC vice chancellor for student affairs. These rules are to be

unconditionally accepted by each member of the UNC chapter.

- If there is no unanimous written consent and future adherence to these rules, the Alumni Board for the UNC chapter will take action to close and dissolve the active Zeta Psi chapter.
- The three individuals suspended from the fraternity cannot set foot in or on the property of the Zeta Psi house at UNC, and cannot attend any social function organized by the fraternity. Violation of this directive will result in permanent expulsion of these individuals.
- If further investigation results in the suspension of other individuals, they shall be subject to the same rules of suspension.

Zeta Psi at UNC had its charter revoked once before in 1978 for excessive rowdiness.

## 'Yack' photo exhibition

An exhibition of photographs by members of the 1980 *Yackety Yack* staff opened this week in the South Gallery of the Carolina Union.

Both black-and-white and color photographs are on display, including

some pictures from the 1980 edition of the *Yack*.

The exhibit will continue through the end of January.

The 1980 *Yack* may be ordered for \$11 1-5 p.m. weekdays in Suite D of the Carolina Union.

# Carrboro aldermen study PSO program

By JOHN ROYSTER  
Staff Writer

The town of Carrboro is studying a proposal to implement a Public Safety Officer program, based on a report submitted Tuesday night to the Carrboro Board of Aldermen.

The report was prepared by Kennon Briggs, a North Carolina State University student doing research under a Public Service Fellowship.

If adopted, the program would select and train police personnel to perform as firefighters, the report said.

"This group will retain their capability as policemen, but will be reclassified as Public Safety Officer. In a fire emergency, they will be capable of performing as firefighter-engineers," the report said.

The report praises the effectiveness of both the police and fire departments in Carrboro but predicts that adjustments will be necessary in the future as the number of fires and crimes increase and as Carrboro annexes more land.

The report said the PSO program would help curb rising costs by eliminating the need for hiring additional firefighting personnel in the near future.

The aldermen referred the proposal to their Procedures Committee for further study. The committee will probably meet in February, Carrboro Mayor Robert Drakeford said.

Fire Chief Robert Swiger, Police Chief Sidney Herje and Town Manager Richard Knight also will meet on an undecided date to discuss the proposal.

"It wouldn't be an expensive thing to implement," Drakeford said. Initial investment would be about \$15,000, he said, and further costs would not be great.

"They (the aldermen) don't want to

shove anything into the faces of the citizens," Drakeford said. "But if the cost is right, and the people want it, then we'll go ahead with it."

"It's not going to hurt us any," said Fire Chief Swiger. "As a matter of fact, it would give us more personnel in the daytime."

"The report was very well put together, but there are still some things I'm concerned about."

Swiger said equipment costs are one thing he intends to find out more about before giving his approval to the program.

Public safety programs already have been implemented in Durham and Chapel Hill, and Carrboro officials agreed that those towns have experienced some problems with the system.

"I don't think Durham has had quite the problems with it that Chapel Hill has," Drakeford said. "I know (Chapel Hill has) had a large turnover in the program."

Drakeford said problems other cities have had with PSO programs would not necessarily occur in Carrboro. Carrboro officials agreed that the proposal should be considered for its possible merit to Carrboro, without too much emphasis on occurrences in the other cities.

At Tuesday night's meeting, the Board of Aldermen also announced that troops from the Army's 18th Airborne Corps, stationed in Fort Bragg, will assist the town in clearing land for a new community park. The soldiers will work in April or May.

Carrboro Town Manager Knight also told the aldermen that the state Department of Transportation has announced plans for improvements to North Greensboro Street between Weaver Street and Estes Drive Extension.

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## P.R. MISCELLANEOUS

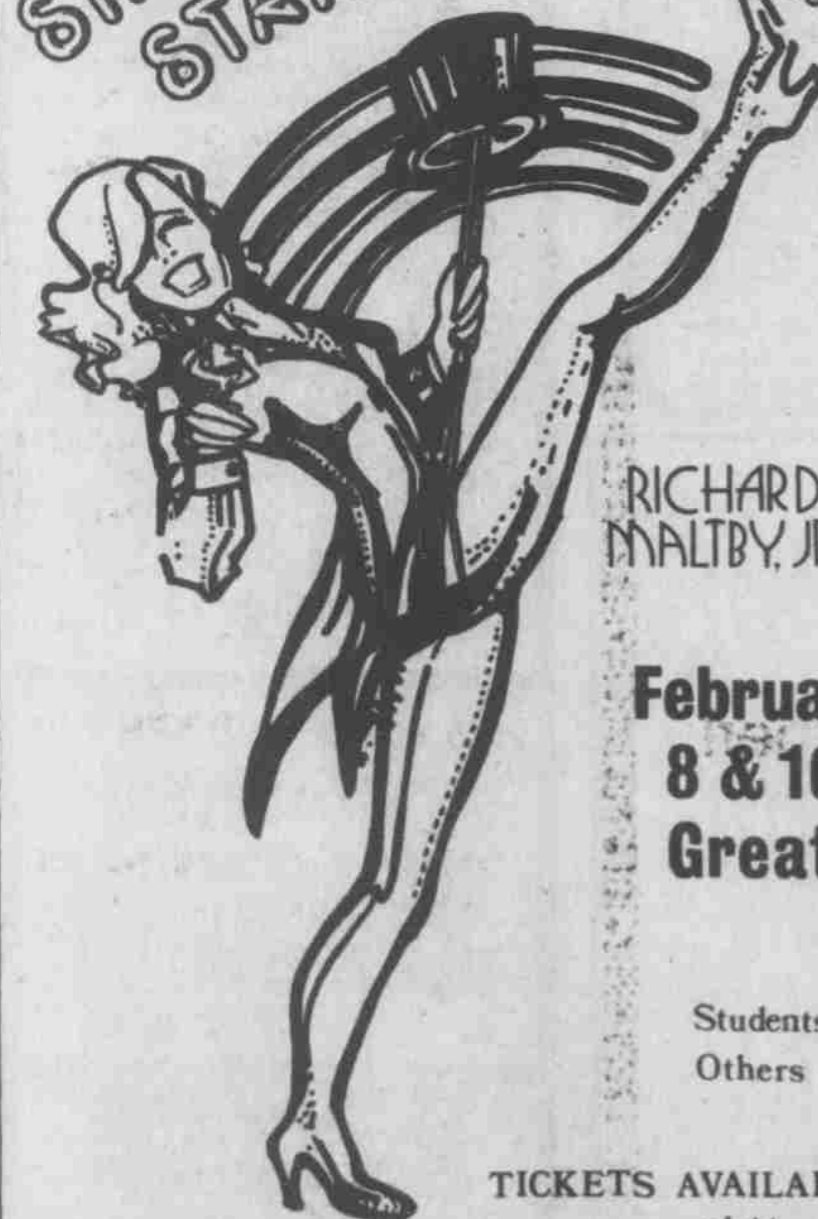
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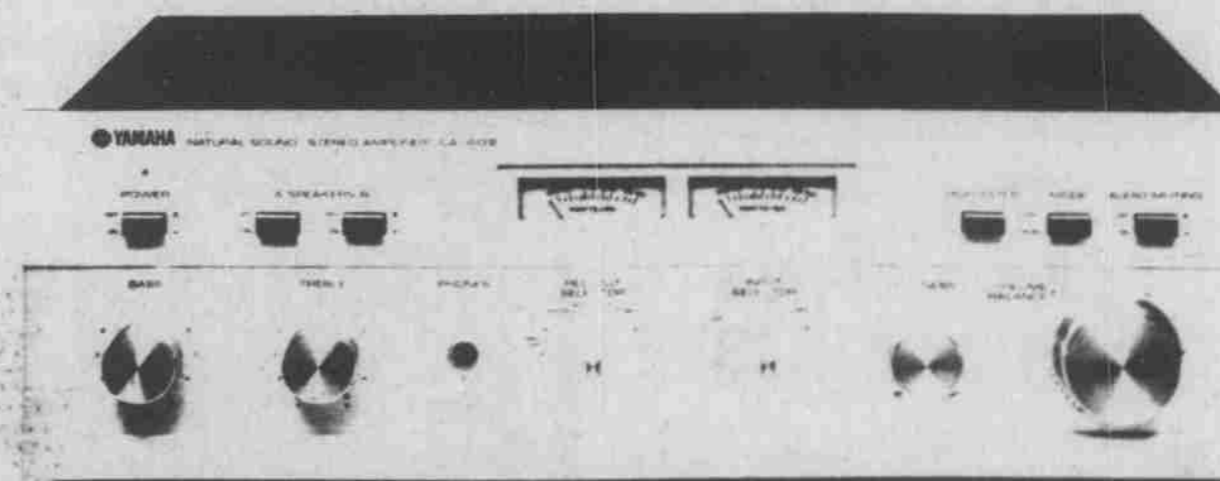
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