

# Owners contest school sites

BY MEREDITH LEE MILLER AND RYAN C. TUCK  
SENIOR WRITERS

Disgruntled owners of properties that have been listed as potential school sites by Chapel Hill-Carrboro City Schools are not waiting for Tuesday's Town Council meeting to hear the future of their properties.

They're speaking up now. The council is scheduled to consider an amendment to its Land Use Management Ordinance that would include the most recent list of properties the school system has labeled as potential school sites.

But at least one property owner and one superintendent are hoping that the council delays its decision.

Superintendent Neil Pedersen said he and Commander Al Hackney of the American Legion Post 6 on Legion Road have been in discussions to reconsider the Legion property as a potential site.

The Legion's property is one of five properties the school system submitted to the council for approval as potential school sites.

Town Planning Director Roger Waldon said being named as a potential school site can affect development plans on the property because property owners would have to consult the school system before making changes. City school officials have up to 18 months to review the property before deciding whether to buy the land.

"We do not want to have any restrictions about what we will do with our property," Hackney said. Hackney and Pedersen both said Tuesday that each side is working to resolve the issue and they have made positive strides.

"I think our intentions are similar," Pedersen said. "We both want assurances that as long as the American Legion is using the property for its own purposes that we wouldn't take advantage of the legislation that would allow us to delay development."

Hackney said Pedersen has been friendly and open to discussion but the American Legion still wants its property taken off the list. Pedersen said the school system

only is interested if the American Legion is not. He has told the school system's attorney to create a contract that puts that in writing.

John Morris of Morris Commercial also has an interest in Tuesday's meeting as he has expressed his concerns with his Eubanks Road property being listed as a potential school site.

Pedersen said he has met with Morris to discuss his concerns.

Morris also has pointed out deficiencies in the land to Pedersen that he said he thinks might make the property unsuitable for a school.

"We want to have preliminary talks so they don't invest more money before the school decides (what to do)," Pedersen said.

Hackney said a resolution is what is owed to his organization.

"We fought for our country, and we want to have the right to do what we want and not be held back," he said. "We're looking to move forward."

Contact the City Editor at [citydesk@unc.edu](mailto:citydesk@unc.edu).

# Alcohol might be sold outdoors

BY DAN SCHWIND AND RYAN C. TUCK  
SENIOR WRITERS

Downtown restaurants might soon be able to serve alcohol to outdoor diners if the Chapel Hill Town Council approves an ordinance revision at its Tuesday meeting.

Council members will vote on a petition that would allow restaurants that offer sidewalk dining to legally serve alcohol outside.

The petition was presented by Robert Poitras, owner of Carolina Brewery, at the council's June 30 business meeting.

While it had support among council members, Mayor Pro Tem Edith Wiggins voted against the petition, which needed unanimous approval to be passed.

"I support (the petition)," she said. "The only reason I voted against the petition was to give the public time to voice their opinion." Since then, Wiggins said no one has come forward to voice opposition to the petition, so she plans to vote in favor of it Tuesday.

The vote will not have to be unanimous to pass Tuesday because the town staff has had the

chance to examine the petition.

Town Attorney Ralph Karpinos said several other towns and cities in North Carolina, including Asheville and Charlotte, have laws allowing outdoor alcohol service.

Charlottesville, Va., a university town of similar size to Chapel Hill, allows alcohol to be served to sidewalk diners as long as they are in compliance with Alcohol Beverage Control Commission regulations.

Sgt. David Jones of the Charlottesville Police Department said outside diners are the least of his concerns. "The problems are the ones who aren't getting alcohol at these establishments," he said.

Council member Mark Kleinschmidt said most people who drink at outdoor tables simply want a drink to go with their meal.

"It's hard for me to see anything getting worse by serving alcohol outside," he said. "It's not like an outside bar where they can just keep drinking."

Karpinos said the ordinance that would be revised is from 1995. The ordinance permits downtown restaurants to offer sidewalk dining but strictly forbids serving

alcohol at those same tables.

Jamil Kadouva, owner of Mediterranean Deli on West Franklin Street, said he was active in getting the 1995 law passed.

"People want to come downtown with their wives, drink a beer, get a steak and enjoy a nice spring day," he said. "They're not looking to get hammered on the street."

Poitras said he took Kadouva's lead and spearheaded a movement to have alcohol served outside about four years ago. He said not being able to serve alcohol to outdoor diners significantly hurt his business this summer.

"Bringing this back would be a step in the right direction to make it more appealing to people coming downtown," he said.

Kadouva said his restaurant does not serve alcohol, but the added foot traffic will benefit all downtown businesses.

"We are not doing the business we used to do five years ago," he said. "The town needs to cooperate more with business and the area."

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