



Board of Commissioners

Work Session

March 19, 2024

6:00 p.m.

MINUTES

Present: Mayor Ronnie Currin
Commissioner Dan Alston
Commissioner Michael Paul
Interim Town Manager Eric Marsh
Town Attorney Dave Neill
Police Chief David Simmons
Mayor Pro Tem April Sneed
Commissioner Lenwood Long
Commissioner Paul Vilga
Town Clerk Robin Peyton
Econ Dev Mgr. Michael McFarland
Planning Director Meredith Gruber

Mayor Currin called the meeting to order at 6:06 p.m.

1. Habitat for Humanity
Michael McFarland introduced Jacquie Ayala, Advocacy Director for Habitat for Humanity for Wake County who gave a presentation as Rolesville is the only municipality in Wake County that does not have a Habitat for Humanity house. Ms. Ayala also provided an update on the affordable housing plan being worked on by Wake County.

2. McAdams/The Farm
June Greene introduced Eddie Henderson, Project and Facilities Coordinator who provided the history and an update on The Farm project.

Following Mr. Henderson's introduction, Schweta Nanekar, Eric Domonell, and Fred Boone from McAdams provided more specific details on the project.

3. Consideration of Future of 6.5-Acre Parcel Behind Town Hall
Eric Marsh provided an introduction of the subject of the parcel followed by Mical McFarland who provided more specific details on interest in the property, and potential use of the property to include affordable housing.

Commissioner Michael Paul reminded everyone of the rent increase experienced by the 47 residents at The Grande at Granite Falls Apartments, a senior living complex in Rolesville. The owners of The Grande proposed raising rent upwards of 70% which led to the displacement of 10-12 residents. Following intervention by several organizations, the owners decided to only raise the rent by \$100. Commissioner Paul stated that that is a win but only for now and wonders what is going to happen in the future.

Commissioner Paul reported that about 20% of Rolesville's population is senior and about 50% of those persons coming to the Raleigh-Durham area of seniors. To serve this existing and growing population, Commissioner Paul spoke with several developers about looking at the property from the perspective of senior affordable housing which would include freezing the rental rates for the life of the property. Discussion was held on proposed two-bedroom duplexes. To make it affordable, the town would contribute to the project.

4. Closed Session

Moved by Commissioner Long that the Board go into Closed Session to consult with the town attorney in order to preserve the attorney-client privilege. The Board would enter Closed Session pursuant to Chapter 143, Section 318.11(a)(3) of the North Carolina General Statutes. The Board expects to receive information regarding the following eminent domain proceedings:

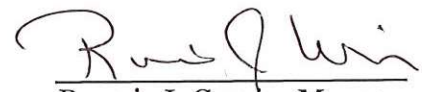
- Eddins Family, LLC;
- Khalil; and
- Privette Properties, LLC

Motion to go into Closed Session seconded by Commissioner Vilga and carried by unanimous vote. Commissioner Paul asked to be recused from the entirety of the Closed Session to which the board agreed.

Interim Town Manager Eric Marsh reported that, with assistance from Congresswoman Deborah Ross, the Town of Rolesville received funding from the Community Funding Award. The \$325,000 being awarded will go towards site development of a new library in Rolesville. \$406,000 of the award will go towards Main Street Park improvements.

5. Adjourn

There being no further business before the board, Mayor Currin adjourned the meeting at 9:30 p.m.


Ronnie I. Currin, Mayor

ATTEST:


Robin E. Peyton, Town Clerk

