

Lea Steelman, 446 Shady Willow Lane, Rolesville, NC

Ms. Steelman came recommending April Sneed be appointed to the open Commissioner seat citing the following reasons:

- Ms. Sneed looks out for her own and others as well.
- Ms. Sneed embodies the old adage “it takes a village”.
- Ms. Sneed is someone upon whom can be relied upon and trusted.
- Ms. Sneed is sharp, level headed, a forward thinker, has vision has stamina, is hard working and true; all things that will be an asset to the town.

Melissa Elliott, 605 Vigo Court, Rolesville, NC

Ms. Elliott came recommending April Sneed be appointed to the open Commissioner seat citing the following reasons:

- Ms. Sneed is professional, likable and approachable.
- Ms. Sneed’s experience in finance could be an asset to the town.
- Ms. Sneed’s experienced leading and being a member of the Chamber of Commerce has given her a large network and vast knowledge about the community.

Larry Grzyb, 306 Bendemeer Lane, Rolesville, NC

Mr. Grzyb came questioning the approval process gone through for the Carlton Pointe Subdivision Townhouses. Mr. Grzyb stated he recalls from the last meeting he attended at which the architect, developer and realtor Mr. Allen were present, all representing the applicant stated that, if the case was approved, no trees would be removed. Mr. Grzyb reported having pictures of his back yard depicting it as what he described “looking like a strip mine” and alleging that all the trees had been removed. Mr. Grzyb recalled that the residents were supposed to have a 35’ buffer on their side and a 15’ buffer on the developer’s side. He went on to state that both the Realtor, Mr. Allen and the developer, Mr. Skip Davis said in the meeting that no trees would be removed. After receiving unsatisfactory answers from the town, he came to the meeting along with some of his neighbors who were also in attendance.

Mayor Currin assured Mr. Grzyb that the board and Town staff would be following up on his complaint.

Nicole Fieser, 403 Short Hills Lane, Rolesville, NC

Ms. Fieser came to formerly add her complaints to those of Mr. Grzyb adding that she recalls the developer, in the March 19, 2019 Town Board meeting at which time the rezoning was approved, state that a natural ditch existed and the construction would not go beyond the natural ditch that delineates the property. Circa 9:30 a.m. on January 2nd the tree removal began.

Ms. Fieser also recalled that, in order to get a mortgage on her house, the then existing drainage methods had to be approved. Now that the trees have been removed, Ms. Fieser states the water is now backing up onto her back yard. Ms. Fieser reported having pictures of her flooded property. Mr. Fieser learned from the Town Planning Director that the statements made by the realtor and developer during the rezoning hearing were not put in to the special use permit order.

Derek Bryant, 302 Bendemeer, Rolesville, NC

Mr. Bryant questions the survey conducted by the developer as it appears his yard shrunk about five feet. Mr. Bryant stated that workers are being belligerent to neighbors and no trespassing signs are being nailed into his trees facing his house. Mr. Bryant cited the Board of Commissioners meeting minutes that captured the developer stating sufficient buffer would be maintained and no trees would be removed. Mr. Bryant requested that someone come out and take a look at what they are doing.

Mayor Currin and Commissioner Wilson assured those commenting that Mayor Currin, Town Manager Kelly Arnold and the developer would be meeting.

Thomas John Korbel, 215 Bendemeer Lane, Rolesville, NC

Mr. Korbel stated that, although his property does not back right up to the construction, he finds it sad that he can now see across the affected field to the highway and that it doesn't make sense to cut down the trees simply to plant more. Vegetation. Mr. Korbel stated he hopes the meeting planned takes place and that residents are informed as to what the developer plans to do to replace the trees taken down in the 15' buffer (preferably sizable, fast growing trees as replacements to help block the view).

Jonathan Patrick, 403 Short Hills Lane, Rolesville, NC

Mr. Patrick suggested the town enforce noise restrictions on this construction according to the guidelines for heavy construction outlined in the town's noise ordinance. Mr. Patrick stated that, had he been communicated with regarding the construction he would have had his house inspection prior to the beginning of construction due to the vibrations experienced in his house now. Mr. Patrick showed a picture of his backyard from his cell phone to each board member.

Derek Bryant, 302 Bendemeer, Rolesville, NC

Mr. Bryant added that everything that the constructions workers have done appears to be out of spite as retaliation for the neighbors comments during the public hearings.

Addressing the Town Attorney, Commissioner Wilson asked if the Town had the authority to halt the construction until the Town can get clarity on the situation.

Town Attorney Dave Neill referred the question to Town Manager Kelly Arnold who stated that the plans are very specific with respect to the developer maintaining the 35' buffer, installation of an opaque fence and construction of an additional buffer. As the latter has yet to be constructed, specific details as to what the developer intends to install will be sought in the forthcoming meeting. Overall it appears that construction has been performed in accordance with what was agreed to in the development agreement thus far.

Nicole Fieser

In order to offer a positive comment, Ms. Fieser stated that the Rolesville Police Department was wonderful when addressing the verbal assault she received from the construction workers.

INTRODUCTION OF NEW TOWN EMPLOYEES

Parks & Recreation Director J.G. Ferguson introduced new town employees:

Kristen Stafford, Programs Coordinator Ms. Stafford has a degree in Hospitality and Tourism Management from Western Carolina University and comes to Rolesville from working at Camp Lake James in Evo, North Carolina.

Garrit Soney, Athletics Coordinator Mr. Soney is a recent graduate of NC State University with a degree in Parks & Recreation Tourism Management and his most recent employer is the City of Raleigh.

CONSENT AGENDA

Moved by Commissioner Sutton to approve the consent agenda consisting of the following:

1. Approval of the minutes of the December 3 2019 Town Board Organizational Meeting.
2. Approval of the minutes of the December 14, 2019 Strategic Planning Meeting
3. Resolution of Adoption of MuniCode Town Code and Unified Development Ordinance Codification.
4. Call for Public Hearing on Case: UDO TA19-08: Unified Development Ordinance (UDO) Text Amendment, Amendment to Article 3 Development Review and Approval Procedures, Section 3.9.9, Protested Zoning Amendments and Article 7, Overlay District Standards, Section 7.3 Stream Protections Buffers.
5. Kalas Falls Special Use Permit Order approval.
6. Budget Amendment & Position Authorization.
 - a. Planning Department Staff.
 - b. UDO Update
 - c. Community School Park.
7. Appoint Finance Officer and Deputy Finance Officer(s)
8. Advisory Board Appointments
 - a. Planning Board
 - b. Parks & Recreation Advisory Board

The motion was seconded by Commissioner Wilson and carried by unanimous vote.

REGULAR AGENDA

Discussion/Consideration of Process for Filling Vacant Commissioner Seat

Moved by Commissioner Sutton to appoint April Sneed to the Commissioner seat, vacated by Mayor Ronnie Currin, for a duration lasting until the next election that would generally come. Commissioner Sutton stated in her motion that Mrs. Sneed was one of five candidates that competed in the November 2019 commissioner's race. During the campaign, Mrs. Sneed took initiative to meet with town stakeholders and share the knowledge gained during the Rolesville Chamber and Heritage East community Forums. In addition to being a resident of Rolesville for 14 years, Mrs. Sneed also has an established history of leadership in Rolesville as the Rolesville Chamber of Commerce Executive Director, who was instrumental in advancing the chamber to where it is today. Finally, Mrs. Sneed demonstrates professionalism, enthusiasm, and commitment to Rolesville, which will serve as an asset to our town board and to our town. Commissioners Sutton's motion was seconded by Commissioner Vilga and the motion carried by unanimous vote.

Mrs. Sneed will officially be sworn in at the beginning of the January 21, 2019 Town Board meeting.

Presentation of NCLM Law Enforcement Risk Review to Rolesville PD

Matthew Selves, Director of Public Safety Risk Management Consulting for the North Carolina League of Municipalities, was present to recognize the Rolesville Police Department for completing the North Carolina League of Municipalities *Law Enforcement Risk Management Review*. Mr. Selves thanked Chief Soto and all of the staff for their leadership and willingness to participate in this initiative stating they were very open, transparent, exhibited a high level of commitment to the community and best practices. Mr. Selves presented a plaque to Chief Soto.

Public Hearing Case: (Legislative) A19-02 – Forestville Road Investors LLC Voluntary Annexation (Regency at Heritage)

Comments from Staff

Planning Director Danny Johnson provided an overview of the property proposed for annexation.

Open Public Hearing

Mayor Currin opened the public hearing on A19-02 at 7:59 p.m.

Mr. Randy King, Pulte Group

Mr. King was present representing the developer stating he was available to answer any questions posed by the board.

Close Public Hearing

There being no one remaining to speak, Mayor Currin closed the public hearing on Case A19-02 at 8:00 p.m.

Moved by Commissioner Wilson to approve the voluntary annexation of A19-02, Forestville Road Investors, LLC, for 14.719 acres located at 3800 Foxwild Lane in to the Rolesville Town limits; seconded by Commissioner Sutton. Motion carried by unanimous vote.

Public Hearing Case: (Legislative) MA19-03, A-Master Team LLC

Comments from Staff

Planning Director Danny Johnson provided details to support the consideration of Case: MA19-03 A-Master Team LLC request for rezoning.

Discussion was held regarding adjacent property owners concerns regarding access as well as potential tree removal. All such concerns will be addressed during the future site plan approval process.

Commissioner Wilson asked to be recused from voting on the case as the owner of the property is his partner on other business ventures in Rolesville. While he has no financial interest in this proposed annexation or property, in the event the building project does appear on the property he could become a marketing agent for it. A situation for which he is uncomfortable voting. No members of the board objected to the recusal.

Open Public Hearing

Mayor Currin opened the public hearing on Case MA19-03 at 8:16 p.m.

Johnny Edwards, Civil Engineer, 333 Wade Avenue, Raleigh, NC

As the trees are tall thin pines and will not meet the opaque buffer required by the town, the plan is to clear the trees and replant a landscape buffer.

Kelly Arnold

Town Manager Kelly Arnold asked that current tree removal concerns regarding developments should prompt conversation on this issue during the Unified Development Ordinance rewrite that is pending. It was suggested that the town needs to have prepared the percentage of trees it wishes to have preserved in time for the site plan approval.

There being no one remaining to speak, Mayor Currin closed the public hearing on Case: MA19-03 at 8:21 p.m.

Moved by Commissioner Sutton to approve Resolution 2020-R-01, Town Board of Commissioners Statement of Consistency and approve Case MA:19-03 as presented; seconded by Commissioner Vilga. Motion carried by unanimous vote.

Third Extension Agreement between Town of Rolesville and Lafayette Investors for Town-owned Property

With the expiration of the town's agreement with Lafayette Investors, an agreement extension until April 30, 2020 is being sought. The agreement extension will bear two milestone requirements, namely: town's receipt of a detailed Letter of Intent from Lafayette Investors and a final elevations rendering. Lafayette Investors reported its purchase of additional land to be included in the proposed project with additional buildings being considered.

The home located at 113 W. Young Street was brought into question for its possible historical significance. Kenyon Burnham from Lafayette Village stated that the home had not been inspected for its historical value but that it would be addressed having now been brought to his attention. Mr. Burnham also reported that the project's website is still active and may be accessed via: thefoxwoodgroup.com/Rolesville.

www.thefoxwoodgroup.com/rolesville

Concerns were also expressed for getting the Rolesville Buzz/Privette Insurance building incorporated. Mr. Burnham reported that negotiations are still ongoing.

Moved by Commissioner Wilson to approve the third extension request based upon the recommendation of staff and information incorporated in the agenda packet; seconded by Commissioner Vilga. Motion carried by unanimous vote.

COMMUNICATIONS

Town Staff

Finance Director Amy Stevens reported on the following:

Upcoming Strategic Planning staff and citizen input meetings on January 14th at 9:00 a.m. and 7:00 p.m. An additional meeting during the day with the board is scheduled for January to review the compiled information for finalization of the strategic plan.

Community & Economic Development Director Mical McFarland reported on the following:

- Wake County has approached Rolesville and asked that assistance be given in getting the word out about the 2020 Census. Mr. McFarland distributed some marketing materials that had been received. Mr. McFarland plans to provide an update during a February Town Board meeting.

- The Rolesville Chamber of Commerce hosts business after hours and interest is in having the town participate in either April, May, or June in order to showcase what the town does for business and the community.

Parks & Recreation/Public Works Director J.G. Ferguson reported on the following:
The Winter/Spring 2020 Rolesville Rec Directory has been distributed.

Town Manager

Two positive recommendations for the town's Locally Administered Projects Program (LAPP) grants. The Capital Area Metropolitan Planning Organization (CAMPO) will take the lead on press releases regarding the grants and will begin the required 30-day public hearing process on January 17th. Final approval from the CAMPO board is expected the end of February 2020.

Town Attorney

Report that David York has gone to work for the City of Raleigh and Dave Neill will be filling in during the interim.

Mayor

Mayor Currin stated his desire to receive reports from the Commissioner-Liaisons to the Advisory Boards in the upcoming business meetings.

Commissioners' Reports

Commissioner Sheilah Sutton reported that she has been plowing through the Economic Development Strategic Plan, meeting with stakeholders and attending the Greater Raleigh Convention and Visitors Bureau's Economic Summit on the afternoon of January 9th.

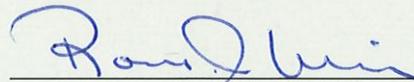
Commissioner Paul Vilga reported on his meeting with Town Manager Kelly Arnold to discuss the Parks & Recreation and will be meeting with Parks & Recreation Director J. G. Ferguson. He will also be attending the upcoming Parks & Recreation Advisory Board meeting on January 22nd.

Commissioner Wilson reported on the Disabled American Veterans Woodrow Wilson Chapter event he attended made possible by a grant from the town through its Community Group Fund.

Mayor Pro Tem Medley recognized new Planning Board member Davion Cross and new Parks & Recreation Advisory Board member Derek Versteegen, both of whom were seated in the audience.

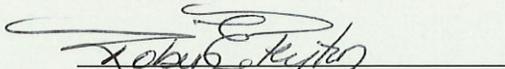
ADJOURN TO CLOSED SESSION PURSUANT TO N.C.G.S. 143-318.11(a)(6)

Moved by Commissioner Vilga to adjourn to closed session pursuant to N.C.G.S. 143-318.11(a)(6) to consider the qualifications of an employee or prospective employee; seconded by Mayor Pro Tem Medley. The board adjourned to closed session at 8:58 p.m.



Ronnie I. Currin, Mayor

ATTEST:



Robin E. Peyton, Town Clerk



