

Minutes

PRESENT: Ronnie Currin, Mayor
Jacky Wilson, Commissioner
Paul Vilga, Commissioner
Kelly Arnold, Town Manager
Dave Neill, Town Attorney (Virtual)
Danny Johnson, Planning Director
Robin Peyton, Town Clerk

Michelle Medley, Mayor Pro Tem
Sheilah Sutton, Commissioner
April Sneed, Commissioner
Amy Stevens, Finance Officer
J.G. Ferguson, Parks & Recreation Director
Julie Spriggs, Planner
Mical McFarland, Comm & Econ Dev Director

A. CALL TO ORDER

1. Pledge of Allegiance
Mayor Currin led the Pledge of Allegiance
2. Invocation
Commissioner Sutton gave the invocation
3. Review of Agenda by the Board and Addition/Changes of Items of New Business to the Agenda for Consideration.
Moved by Commissioner Sutton to approve the agenda for the February 2, 2021 Town Board Regular Meeting; seconded by Commissioner Wilson. Motion carried by unanimous vote.
4. Board Liaison Reports
 - Mayor Pro Tem Medley – Planning Board
No report provided.
 - Commissioner Sutton – Economic Development
 - The Main Street Development Group met on January 14th. The meeting was held as a kickoff and to establish goals for and the mission of the group.
 - The Memorandum of Understanding (MOU) with NC Dept. of Commerce Rural Planning Program for Main Street Development Group is an asset.
 - Looking forward to more development to come in Rolesville.
 - Commissioner Vilga – Parks & Recreation Advisory Board
 - The following was discussed at the January 27th meeting:
 - Land Development Ordinance update.
 - Commercial use of the vacated bank building.
 - Update on farm access. Continued discussion with land owners.
 - OSAG and Bike & Pedestrian Plan in.
 - Petitioning Town Board to consider land for park development.
 - Commissioner Wilson – Public Safety

- The Quarterly meeting of the Fire Department Board was rescheduled to the next week.
- The fire department merger study group met virtually this past week when it was decided an additional meeting with the consultant was needed.

5. Public Invited to be Heard

Individuals wishing to participate in Public Invited to be Heard (non-agenda items) are requested to sign upon the form provided on the podium in the Town Board Chambers. When you are recognized, step to the podium, state your name and address then speak to the Town Board.

Individuals wishing to speak during the Public Invited to be Heard or during Public Hearing proceedings are encouraged to be prepared and individuals will be limited to three (3) minutes. Written comments are welcome and should be given to the Town Clerk prior to the start of the meeting.

Charles Flournoy, 10 Watkins Farm Road, Rolesville, NC

Mr. Flournoy was present to report on the recent gas leak in his subdivision which was caused by nearby construction. Flournoy reported that he had to evacuate his residence and made the point that the Watkins Farm Subdivision only has one ingress/egress which was highlighted by the leak and resulting responding vehicles. Lastly, Flournoy pointed out the damage to the existing sidewalk caused by the construction. Mr. Flournoy was assured that the sidewalk would be repaired.

Mayor Currin asked Town Manager Kelly Arnold to schedule future discussion on “one-way” neighborhoods.

Inquiries were made as to if the developer called 811 – Call Before You Dig, ahead of the construction.

The Town Clerk read in to record the public comment electronically submitted by Don Webb of 1600 Averette Road, Wake Forest.

B. CONSENT AGENDA

Moved by Commissioner Wilson to approve the consent agenda with the addition of the Black History Month read by Mayor Currin and consisting of the following:

1. Minutes of the January 5, 2021 Regular Town Board Meeting
2. Minutes of the January 19, 2021 Town Board Work Session
3. Wake County Interlocal Agreement and Building Plan Review and Inspections.
4. Resolution 2021-R-03: PLANWAKE – Guiding our County’s Future.
5. Resolution 2021-R-04: Designating Planner Julie Spriggs as Review Officer.
6. Call for Public Hearings for March 2, 2021 on Cases: UDO TA 21-01, UDO TA 21-02 and SUP 20-02.
7. Memorandum of Understanding (MOU) with NC Dept. of Commerce Rural Planning Program

for Main Street Development Group.

8. Audit Contract for FY 2020-21

Motion to approve the consent agenda was seconded by Commissioner Sutton and carried by unanimous vote.

C. BOARD ACTION

1. Public Hearing: Case: MA21-01 – Town of Rolesville to Rezone 49.23 acres located on West Young Street from Residential (R1), Downtown Commercial (C), Downtown Commercial Conditional Zoning (C-CZ), and Industrial (I) Zoning Districts to Town Center (TC) Zoning District.

Mayor Currin opened the Public Hearing on Case: MA21-01 at 7:36 p.m.

- Presentation by Staff or Provision of Testimony – D. Johnson / Holding of Public Hearing
A question was raised as to the rezoning being conducted in order to void buffering to which was responded in the negative.
- Board Consideration

There being no further questions or comments Mayor Currin closed the Public Hearing on Case: MA21-01 at 7:48 p.m.

It was moved by Commissioner Sutton to approve Resolution No 2021-R-05, Town Board of Commissioners Statement of Consistency, and approve the Case: MA 21-01 as presented. The motion was seconded by Commissioner Vilga and carried by unanimous vote.

2. Public Hearing: Case: MA21-02 – Town of Rolesville to Rezone 116.296 acres located at 11624 Louisburg Road, recently annexed into the Rolesville Town Limits, to Residential 40 Watershed (R40W) Zoning District.

Mayor Currin opened the Public Hearing at 7:49 p.m.

- Presentation by Staff or Provision of Testimony – D. Johnson / Holding of Public Hearing
- Board consideration

There being no further business before the board, Mayor Currin closed the Public Hearing on Case MA21-02 at 7:55 p.m.

Moved by Commissioner Wilson to approve Resolution No 2021-R-06, Town Board of Commissioners Statement of Consistency, and approve the Case: MA 21-01 as presented. Motion was seconded by Commissioner Sutton and carried by unanimous vote.

3. Public Hearing: Case: Cobblestone Economic Development Agreement Restatement.
Mayor Currin opened the Public Hearing on Case the Cobblestone Economic Development Agreement Restatement at 7:56 p.m.

- Presentation by Staff K. Arnold

Kenyon Burnham from KDM/Cobblestone Development of Rolesville LLC was present to report that an agreement had been reached with Privette Insurance and to provide an overview of the latest site plan. Mr. Burnham reported that Broughton Development would follow and touched on the project(s) schedule moving forward.

Town Manager Kelly Arnold pledged to forward a copy of the agreement to the board members with the new site plan attached.

- Board Consideration

Board discussion was mainly comprised of the change in the number of townhomes as well as ensuring some commercial would-be built-in Phase I of the project.

There being no further questions, Mayor Currin closed the Public Hearing on Cobblestone Economic Development Agreement Restatement at 8:46 p.m.

Moved by Commissioner Wilson to approve the amended and restated Economic Development Agreement, authorizing staff to continue partnering with the developer on building the Town Center Project; seconded by Commissioner Vilga. Motion carried by unanimous vote.

4. Amendment to 2021 Town Board Meeting Schedule as Adopted December 1, 2020

Moved by Commissioner Wilson to adopt the amendment to the 2021 Town Board Meeting Schedule incorporated herein by reference; seconded by Commissioner Sutton. Motion carried by unanimous vote.

D. COMMUNICATIONS

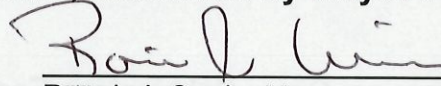
1. Communication from Town Attorney
NO REPORT
2. Communication from Town Manager
NO REPORT – other than a reminder of the next Town Board meeting.
3. Communication from Town Board

E. ADJOURN

Moved by Commissioner Sutton to adjourn; seconded by Mayor Pro Tem Medley. Motion carried by unanimous vote.

ATTEST:


Robin E. Peyton, Town Clerk


Ronnie J. Currin, Mayor

