Holly Springs Town Council
7:00 PM **Tuesday, September 20, 2022**
Regular Meeting
Holly Springs Town Hall Council Chambers
128 S. Main Street, 2nd Floor

MINUTES

The Holly Springs Town Council met in regular session on Tuesday, September 20, 2022. Mayor Mayefskie presided, calling the meeting to order at 7 p.m. A quorum was established as the Mayor and four Council members were present in the Chamber as the meeting opened.

Council Members Present: Mayor Mayefskie, Mayor Pro Tem Dan Berry, Council members Aaron Wolff, Timothy Forrest, and Kristi Bennett.

Council Member Present by Electronic Means: Council member Shaun McGrath.

Council Member Absent: none.

Staff Members Present in Chambers: Scott Chase, *Assistant Town Manager*; Daniel Weeks, *Assistant Town Manager;* John Schifano, *Town Attorney*; Linda McKinney, *Town Clerk* (recording the minutes); Mathew Mutter, *IT;* Kendra Parrish, *Director, Utilities and Infrastructure;* Tim Athy, *Utilities and Infrastructure;* Chris Hills, *Director*, *Development Services*; Elizabeth Goodson, *Development Services*; Sean Ryan, *Development Services*; Cheryl Caines, *Development Services;* Anna Murphy, *Economic Development*; LeeAnn Plummer, *Director, Parks and Recreation*; LeRoy Smith, *Fire Chief*; Cassie Hack, *Director, Communications & Marketing*; Kelly Miller, *Communications & Marketing*; Paul Liquorie, *Police Chief*; Kathy White, *Deputy Clerk*.

2. and 3. The Pledge of Allegiance was recited followed by an invocation by Pastor LaVerne Cofield, of Holly Springs United Church of Christ.

4. Agenda Adjustment: The September 20, 2022 meeting agenda was adopted with changes, if any, as listed: none.

> **Motion:** Berry
> **Second:** Forrest
> **Vote:** Unanimous

Public Comment: At this time, an opportunity was provided for members of the audience who had registered to speak to address the Council, and the Clerk was asked for any written comments received prior to the meeting.

The following public comments were received in writing: none.

The following comments were received in person:

Donna Friend said she was here to talk about the non-discrimination ordinance ("NDO"). She said she and her group have emailed all members of Council to try to set up one-on-one meetings and have not gotten a response. She wanted it to go on the record that they are reaching out and trying to have a conversation about this issue. She said most of them have met with the Mayor, but would like to meet to discuss this issue with each council member.

Kathy O'Dette said she was here to ask Council to reconsider their opposition to signing on to the Wake County NDO. The Mayor's and the majority of Town Council's reasons given for not protecting all the citizens of Holly Springs are weak at best and have been proved wrong by the pro-ordinance speakers at the last several meetings. The “Actions Speak Louder than Words” explanation for not passing the NDO is an accurate statement. The “action” has been “inaction” and they hope that the folks wanting and expecting equal and fair treatment will give up and go elsewhere. The NDO is free and it protects everyone, including those who are opposed to it. She said asked Council to be mindful that personal religious beliefs have no place at a Town Council meeting, and Town Council decisions impacting the Town and its citizens should not be based on these beliefs. She said it is never too late to do the right thing and pass the NDO.

Linda Hewitt said this was her second time speaking before Council, and she would keep coming. She read from the Town Council web page about the authority of Town Council that it “provides for the safety and welfare of its citizens and visitors.” Notice that regarding safety and welfare, it doesn’t have any exceptions, and as public servants you are not free to make exceptions. Everyone in Town should have your support and protection. She said that last month she listened to people explain the problems of discrimination and you have heard it from a lot of people a lot of times. She said that Council’s job is not to turn away, it is to say “tell me more.” And try to fix it. Council is supposed to serve all of the citizens, not just their favorite ones. She said that they may do what they want to do in their private lives, but they are not free to ignore citizens who are telling them that they need something that Council is able to give. This is an easy one. There is no punishment, no cost. It has everyone’s interest at heart and she hoped Council would have everyone’s interest at heart.

Jackie Turnwald said their pronouns are they/them. They said they are “queer all year” and so this doesn’t just affect them in June; they face discrimination for who they are every single day. Those who would be covered under the NDO similarly would be protected all year long. As other towns continue to adopt the NDO and Holly Springs doesn’t the perception of Holly Springs is that it is not a safe place. They said that Council can send the message that Holly Springs is a safe place. They said they sent emails on Sept 6th and today, and hopes to hear back from Council members so they can sit down and have conversations which might move this in a good direction.

RECOGNITIONS

5. American Ninja Warrior Family Winners

Mayor Mayefskie recognized Holly Springs residents Caleb, Hanna, and Josh Auer who competed in, and took top prize in, the Fit Families American Ninja Warrior competition.

Josh Auer spoke about how they got interested in the Ninja Warrior sport, trained and opened their own gyms. He answered questions about the experience.

REQUESTS AND COMMUNICATIONS

6. Fujifilm Diosynth Biotechnologies Update

Anna Murphy introduced Kenneth Bilenburg, of Fujifilm Diosynth Biotechnologies. Mr. Bilenburg gave an update on progress at the Holly Springs site. He showed elevations and discussed the progress on building, and the company’s commitment to sustainability, including possibly using methane gas from the landfill for fuel. He also discussed the company’s educational outreach.

7. Communications and Marketing Awards

Cassie Hack, Director, Communications & Marketing, announced that the Communications department had won two awards in national competition with other municipalities. They won first prize for the Holly Springs Black History Tour, a mobile experience that allows people to hear stories from residents as they walk around downtown, stopping at places of historic interest. She brought forward some of the residents who shared their stories, to have photos taken with the Mayor.

Ms. Hack said that the town won second prize for an economic development video on Holly Springs becoming a biotech hub. She read comments from the judges, and recognized partners from the biotech community who participated in the video, Bill Bullock from the NC Biotechnology Center; Dave Sehgal, from CLS Seqirus; Bob Kenyon from Amgen, and Martin Meeson from Fujifilm Diosynth Biotechnologies.

8. Transportation Bond Projects Update

Tim Athy, Utilities and Infrastructure, updated the Town Council on the transportation bond projects currently under construction and design. He said that there are four projects that Council directed staff to use the $40 million Transportation Bond Funds to complete: Holly Springs Rd. – East; Main St. Right Turn Lane; Avent Ferry Rd realignment; and NC 55 Right Turn Lane.

Mr. Athy said that the right-of-way acquisition for the initial construction phase of Holly Springs Rd. East was completed for the initial construction phase. Underway are private utility relocation, right-of-way condemnation, and pedestrian safety designs. He said the left-out at Holly Ridge Middle School is pending with NCDOT. Next steps on this include the bridge construction and road widening on the north (westbound) side. The project is on budget and on schedule for spring 2025 completion. He said the interactive map that the contractor is using has been a great tool for communicating with the public on issues surrounding the project.

Mr. Athy said that the Main Street right turn lane at Holly Springs Road has the final plans, environmental permits, tree study, and Duke Energy utility relocation plans completed. Underway are the NCDOT review of final plans and specs and right-of-way acquisition. He said that this project also includes sidewalk completion, and the burial of overhead power lines. Next steps will be construction bid advertisement. This project is on budget and on schedule for spring 2023 construction and early 2024. He said the Town has received LAPP grants, and realized savings in the Duke utility relocation to assist with this project.

Mr. Athy said the NC 55 right turn lane (between Avent Ferry and Main Street) had final plans and specs complete, as well as environmental permits, Duke Energy utility relocation plans. He said that NCDOT review of final plans and specs were underway. Next steps are construction bid advertisement. The project is on budget and on schedule for spring 2023 construction start and early 2024 completion. He said the Town received a $500,000 LAPP grant, and have received fees-in-lieu to assist with the cost of this project. He said staff is speaking with NCDOT about bidding this project and the Main St. right turn lane together, which could create savings for the Town.

Mr. Athy said the Avent Ferry Road realignment project has completed the environmental studies, design plans for right-of-way acquisition, and private utility design. He said the project will connect Avent Ferry to the Hunt Center through Pine and Stinson. This will reduce downtown congestion and provide better access to the hospital and better pedestrian access to downtown. Underway are environmental permits, limited right-of-way acquisition, and the completion of construction plans and specs. He said there have been two public meetings with those whose property is nearby, and they had a lot of success, with residents assisting with the design that they want to have in their neighborhoods. Next steps are the design for the relocation of a 30" watermain, NCDOT final plan approval, and construction bid. He explained why the watermain needs to be moved to avoid degradation of the new road, or the failure of the water supply to the Town. He said that next steps for the watermain will need to be discussed with Council at a later date to decide how to solve this problem, and how to pay for it. The project is estimated to start construction in late 2023. He said they did receive a $1 million LAPP Grant for this project.

Mr. Athy talked through the steps required in building a bond project, and where each of the four projects are in that process. He said that next steps are to receive final NCDOT approval for construction documents, to advertise for construction bids on Main St. and NC 55 right turn lane projects, to complete the Holly Springs Road (east) pedestrian safety designs and Holly Ridge Middle School left-out solution; and to continue road widening construction, and to make decisions about the watermain relocation proposal for Avent Ferry Road realignment.

Mr. Athy said that on the Holly Springs Road – Central (Main St. to Flint Point) staff is working with a design consultant and once that design is approved by the NCDOT they can get moving. He predicts that it will go out to bid at the end of 2024. This project has an existing $2 million LAPP Grant. They will need to reengage with NCDOT to preserve that, but it is a formality. On Holly Springs Rd. West Town staff is working on a LAPP Grant submittal for this project and they feel confident in its success. He said there was good news on Avent Ferry Rd widening Phase 2, from Ralph Stephens to somewhere beyond Cass Holt Road, in that NCDOT has updated their plans and moved this work up to 2026, two years earlier than before.

Avent Ferry and Holly Meadow signal is at NCDOT for approval. He expects it to be approved by the end of October, then easements need to be required. He said he anticipates the bid in early 2023 with completion in early 2024. The Town has received a fee-in-lieu from Lighthouse Daycare to help with that expense as well.

MPT Berry thanked him for the update and said he would like more frequent updates. He asked about Holly Springs Rd. with school back in session, is the reduction to one lane part of the gas line relocation, and is that being updated on the map. Mr. Athy said the last six weeks have been due to Dominion Gas. They have closed the lane almost every day due to safety measures required for moving a gas line. They will be out of there in a week or so, and then the lane closures will be more sporadic. Once construction starts on the bridge, the construction will be away from the road.

Scott Chase, Assistant Town Manager, said we can continue to monitor that and attempt to get word out to the public when we can.

MPT Berry asked if by the budget being “on track” staff is including anticipated construction costs or just money spent to date. Mr. Athy said that includes current construction estimates, using the best information we have. MPT Berry asked if NCDOT approving specs and plans has drug on. Mr. Athy said DOT is understaffed so everything is slower than it used to be, but these small projects usually get through faster and it shouldn’t affect our schedule. MPT Berry asked, if staff feels they are being burdened by delays, to let Council know so that they can leverage their contacts. He said he thinks bidding the two right turn lanes together makes sense and asked staff to pursue that. He also asked, on Avent Ferry Phase 2, for staff to begin a discussion about including the Capeside realignment in that project. Mr. Athy said that makes sense, and staff will do that.

Council member McGrath asked that staff continue to give the public updates, even if they think things are going to be postponed.

Consent Agenda

The Council passed a motion to approve all items on the Consent Agenda. The motion carried following a motion by Mayor Pro Tem Berry, a second by Council member Forrest and a unanimous vote. The following actions were affected:

9. <u>Minutes</u> – Council approved the minutes of the September 6, 2022 business meeting.

10. <u>Utilities and Infrastructure Fee Schedule Revisions</u> – The Council approved revisions to the Utility Permit Fees and Non-Residential System Development Fees as listed in the agenda packet.

11. <u>Peterson Station Gateway Feature Design</u> – The Council approved the Peterson Station gateway feature design.

12. <u>Americans with Disabilities Act Policy Update</u> – The Council amended the Americans with Disabilities Act Compliance and Grievance Policy SH-21.1.

A copy of Policy SH-21.1 is attached to these minutes.

13. <u>Resolution to Accept Grant from NC Governor’s Highway Safety Program</u> - The Council adopted Resolution 22-24, accepting grant funds from NC Governors Highway Safety Program (NCGHSP), approved a budget amendment, and adopted Grants and Special Revenue Fund Ordinance 22-35 appropriating funds from the NCGHSP.

A copy of Resolution 22-24 and a copy of Ordinance 22-35 are attached to these minutes.

PUBLIC HEARINGS

14. Oakview Mixed Use Special Exception Use – Quasi-judicial Hearing

Cheryl Caines, Development Services, said that the purpose of this hearing was to consider a request for Special Exception Use, Variance, Waivers, Development Plan and Development Agreement for Oakview Mixed-Use. She explained that under NC Statute, the developer has chosen to continue under the 2002 UDO, which was in effect when their application was submitted. She showed where the project is in town and said that the current designation on the Land Use and Character Plan is Neighborhood Center. Current zoning is Neighborhood Mixed Use, but the zoning at the time of application was LB Local Business, which requires the Special Exception Use.

Ms. Caines said the proposal was for a mix of commercial uses, with four buildings including a hotel. The hotel requires the Special Exception Use. Waivers are being requested for architecture to reduce glazing for Building C; tree preservation, to allow reforestation, an increase to three off-street loading spaces, and a variance to allow a building height of 75 feet, which is closer to the neighboring sites 100 foot building height.

Elizabeth Goodson, Development Services, said there is water, reclaimed water, and sewer available to the sight and the hydraulic water model and fire flow reports have been conducted. She said that Green Oaks Parkway and Holly Springs New Hill Road were both thoroughfares under the Comprehensive Plan. The Traffic Studies studied surrounding intersections and a fee-in-lieu will be paid for a traffic signal at site drive 1, and the intersection at New Hill Holly Springs Rd and Old Apex Rd., and for the widening of NC 55. She explained the five site access points and the road improvements to be made on Green Oaks Parkway, New Hill Holly Springs Road and Montesale Way. The fees-in-lieu are $20,700 for the traffic signal at Ancient Oaks Dr., $50,000 for the realignment and improvements at Holly Springs New Hill Rd. at Old Holly Springs Apex Rd., and $80,000 for NC 55 Corridor improvements.

Josh Prizer, Planning Board Representative, said the Planning Board questions centered around the hotel and whether it was needed. There were also questions about the trees and buffers and the hotel elevation and traffic and EV Charging stations. They recommended approval with a unanimous vote.

Mayor Mayefskie opened the public hearing and the following sworn testimony was received:

Jon Keener of Trustwell Property Group gave the company's vision for the expansion of the Business Park, and the community benefits they will provide. He showed where the natural buffers along all roadways would be 30-50 feet, and showed the connectivity of future bikeways, sidewalks, and greenways. He said the site would have community open space and focal points throughout, and discussed the buffers, and wetland preservation features. He said the buffers will be replanted with hardwoods and more densely than what was there when they purchased the site. He said that they are proposing approximately 51,000 square feet of retail space in buildings A, B, and C, and an approximately 135 room hotel. He showed elevations for the three retail buildings. He spoke about the green open/community space that he thinks the Town needs.

Mr. Keener said that the height variance being requested is to allow enough rooms to attract a well-supported and high-quality hotel brand. He said the 75 feet requested is lower than the 100 feet allowed on adjacent properties. He said they will have to bring the hotel elevations back to Council because in order to attract a quality hotel, they need to have the variance in place, and they can't get elevations until they know which hotel is coming. He said that Holly Springs needs more meeting space, and that requires more height in a hotel. He talked about the screening that would be around the hotel, to shield the neighborhood.

For the waivers, Mr. Keener said that they are requesting to have the 40% glazing requirement for Building C to be satisfied with 27% on the street level windows and 13% from upper windows. This will allow the kitchen and "back of house" areas to be attractively screened while allowing more light into the interior of the building.

Mr. Keener said the second waiver requested was to allow replanting of buffer areas to count towards 2% of the 10% tree preservation requirement. He said few native trees are left outside the wetlands area, and required roadway improvements and steep slopes have reduced the buffer trees. He said the third waiver is to allow for up to 3 loading areas of at least 10' x 25' rather than a single large area. He said that multiuse buildings and differing uses would require a very large single loading zone, and having three would provide safer and more useful loading to all buildings. When loading areas are not adjacent to the buildings, delivery drivers park wherever they can, which blocks traffic and becomes a safety issue to pedestrians. Mr. Keener said he hopes to begin building this fall.

Mr. Jim Muldowney said he lives on Lucky Ribbon Lane and his backyard abuts Holly Springs New Hill Rd. He thanked Cheryl Caines who helped him to understand the project. He had no issue with the project, except he has trouble with the height variance. He thinks, after speaking with a Realtor, that it will “injure or affect the property values” of the homes on Lucky Ribbon Lane.

Mr. Bob Stewart said he also lives on Lucky Ribbon Lane, backing up to Holly Springs New Hill Rd. He moved here to be closer to his daughter and her dance studio. Having been through the process and understanding the buffers, he was not worried about the closeness of the business park at the time. However, he thinks The Yield is an overuse with a large concrete building that is visible from his house. He said this proposal would be the same overuse. It is too close to the road and the sidewalk. And it is too large of a building. He was a real estate appraiser before he retired and has testified to the impact on surrounding property values. This is going to adversely affect the value of the houses in 12 Oaks.

There being no further testimony, Mayor Mayefskie closed the public hearing.

Action 1: Motion to adopt Resolution 22-33 to make and accept the Findings of Fact for consideration of and to approve SEU, Variance, and Waivers.

Motion by: Wolff
Second by: Forrest
Vote: unanimous
A copy of Resolution 22-33 is attached to these minutes.

Action 2: Motion to approve Oakview Mixed Use Development Plan 22-DP-03 with the conditions stated in the attachment.

Motion by: Wolff
Second by: Berry
Vote: unanimous

15. Capital Associates Management, LLC Development Agreement and Economic Development Agreement

John Schifano, Town Attorney, said this item was to consider modifications to Development Agreement, Economic Development Agreement, and Purchase and Sale Agreement for Ting North. He reminded the audience that Wake County has agreed to sell the eastern tract to DHIC for affordable housing, and the Western tract was going to be a headquarters for My Computer Career. My Computer Career has dropped out of this deal, but Capital Associates is agreeing to do the site work for the DHIC residential section and purchase the commercial portion and build some Class A office space and a retail component. He described the changes in the project since the original concept to get to the current revised concept.

He outlined the changes from the original economic development agreement and development agreements. This agreement provides no tax incentives or employment targets, but the developer will do the site work for DHIC. The Town will have right of first refusal if the office space is not built in five years. The site will be master planned for utilities and site work for commercial, residential, and retail component, with payment of fees-in-lieu for roadwork, and parks and recreation fees.

The Master Plan and Developer Plan will need to be approved, probably at an administrative level. We will need a new agreement with the County. He asked for a public hearing for the modification of the two agreements.

Mayor Mayefskie opened the public hearing and the following input was received: none.

There being no input, Mayor Mayefskie closed the public hearing.

MPT Berry said there was a system development fees (SDF) lock in the prior agreement. The new agreement is extending that for two years. What is the reason for that? Mr. Schifano said it was a concession to the developer, tying the SDF to the 2019 rate. MPT Berry asked how often that has changed since 2019. Elizabeth Goodson, Development Services, said it had only changed once. MPT Berry asked if the master metering would save fees. Mr. Schifano said the residential component would save them money, but office space typically has one large meter. Retail is usually individually metered and the agreement does not give commercial or retail a master meter. Council member Forrest asked if the residential tract would be developed by Wake County. Mr. Schifano said it would not be developed by the County, but by DHIC, a nonprofit organization.

MPT Berry said he was concerned about the fee lock extension, given the infrastructure needs of the town. Council member McGrath said, based on the increased SDF, what kind of economic benefit is this developer receiving.

Council member Wolff said he understands the point MPT Berry is making, but this has been pushed down the road further than DHIC and this developer had agreed on, so he is ok moving forward as it is. Council member Forrest said he agreed with Council member Wolff and MPT Berry. But he said the Town needs to move forward with affordable housing so he is willing to move forward. Other than that, on any future SDF waivers, he agrees with MPT Berry. Council member Bennett asked, if Council changed the SDF clause, how long would that this push this back? Mr. Schifano said Council could vote to change that tonight, but whether the developer would agree to it or not is a different issue. The lock, year to year, is not going to be a huge difference in the great scheme of the project. The commercial part is probably one 3" meter. The master meter concept, coupled with the fee lock, is the big number, and that's something we have wrestled with with multifamily buildings across the board. Elizabeth Goodson said the difference between 2019 and today does affect the number, but the difference is mostly on the residential and the master meter approach already accommodates that. She said staff could get exact numbers to Council in a memo.

Mayor Mayefskie asked when the fees are paid. Mr. Schifano said they are paid at building permit time. There would be a lot of site work done, then construction drawing approval takes 6 months, then sitework construction takes 8-12 months, and then they pay the fees. MPT Berry said would like the numbers emailed.

MPT Berry said the fee lock is only in the development agreement not the Economic Development Agreement, right? Mr. Schifano said that is correct. The residential side would be happy to get moving and it was the MCC pulling out that caused the delays.

Action 1: Motion to approve Development Agreement with Capital Associates Management LLC.

Motion by: Wolff
Second by: Forrest
Vote:
Aye: Wolff & Forrest
Nay: Berry & Bennett
Mayor Mayefskie broke the tie with an Aye vote, and the motion passed.

Action 2: Motion to approve Economic Development Agreement with Capital Associates Management, LLC.

Motion by: Wolff
Second by: Forrest
Vote: unanimous

Action 3: Motion to authorize the Town Manager to execute Purchase and Sale Agreement between the Town and Capital Associates Management, LLC at such time as the Town obtains the property from Wake County.

Motion by: Wolff
Second by: Forrest
Vote: unanimous

MPT Berry said that he is supportive of the project. He wanted to explain that his Nay was the additional fee lock request was part of the agreement that wasn't discussed before tonight and it should have been. But he supports the project going forward.
Council member Bennett said she agreed. Thinking about the future, the more we make exceptions the harder it will be to catch up. She said she is very supportive of DHIC and the housing, and grateful there was a developer ready to do it, but she was concerned about getting the money we need to support the infrastructure.

NEW BUSINESS

16. Downtown Village District Area Plan Advisory Committee Selection

Sean Ryan, Development Services, said that this item was to appoint the nine at-large members and one regular and one alternate Town Council member to the Downtown Village District Plan Advisory Committee. He gave some background on the project from the original plan in 2006 to the current process of updating the plan, and the desired outcomes for the updated plan. He explained the role of the committee to provide input on the vision, feedback on potential implementation, and to serve as community ambassadors for the Plan.

Mayor Mayefskie asked each council member to list their nominees from among the 51 applicants. The following people were nominated to be at-large members of the committee by the following members of Council:

MPT Berry: Beth Arthur, Kimberly Day, Gabriel Duncan, Joe Fanjoy, Adika Iqbal, Craig Kessler, Jose Rodriguez, Blake Rogers, and Jodi Stevens.

Council member Bennett: Beth Arthur, Kimberly Day, Gabriel Duncan, Joe Fanjoy, Adika Iqbal, Craig Kessler, Jose Rodriguez, Blake Rogers, and Jodi Stevens.

Council member Wolff: Kimberly Day, Gabriel Duncan, Joe Fanjoy, Adika Iqbal, Craig Kessler, Jose Rodriguez, Blake Rogers, Jodi Stevens, and Katie Gailes.

Council member Forrest: Beth Arthur, Kimberly Day, Gabriel Duncan, Joe Fanjoy, Adika Iqbal, Craig Kessler, Jose Rodriguez, Blake Rogers, and Jodi Stevens.

Council member McGrath: Beth Arthur, Kimberly Day, Gabriel Duncan, Joe Fanjoy, Adika Iqbal, Craig Kessler, Jose Rodriguez, Blake Rogers, and Jodi Stevens.

The following people were nominated to be Council representatives to the committee: Council member Forrest and Council member Bennett, alternate.

Action 1: Motion to appoint the following nine people to the Downtown Village District Advisory Committee: Kimberly Day, Gabriel Duncan, Joe Fanjoy, Adika Iqbal, Craig Kessler, Jose Rodriguez, Blake Rogers, Jodi Stevens and Beth Arthur

Motion by: Berry
Second by: Forrest
Vote: unanimous

Action 2: Motion to appoint Council member Forrest as Town Council representative, and Council member Bennett as Town Council alternate representative to the Downtown Village District Plan Advisory Committee.

Motion by: Wolff
Second by: Berry
Vote: unanimous

OTHER BUSINESS

Council member Bennett said there has been a traumatic last two weeks in town. She reached out to Chief Liquorie to see how our first responders are doing after the recent accidents. He told her that in our budget there was additional funding for mental health wellness for officers, and it has made a significant impact. She is proud that we were able to add that for them and hopes that it was helpful. She and Chief Liquorie met with 12 Oaks residents to discuss things that could be done to make the neighborhood more safe. She said with the heavy development along that road, keeping that area of town in mind is something we need to think about. Even though that accident was internal to the neighborhood, we need to keep that in mind.

Council member Forrest gave kudos to the Parks & Rec staff. He worked on an eagle scout project at Bass Lake involving refurbishing the boat ramps. He spoke highly of Robert, head of maintenance at Bass Lake, saying he was impressed with his professionalism and knowledge. He requested that the town look at publishing more information on the leaf collection, that although the schedule is once a week, you can call for a special pickup. Mr. Chase said that anything beyond the sweep would be an extra charge. But they are in conversation with HOAs in areas with a higher leaf fall and will make sure that they are safe for travel. Council member Forrest said his concern was that the schedule was conducted without any input regarding the foliage. Council member Bennett said they did consider which neighborhoods had more trees and more mature trees. Mr. Chase said the schedule was made to equalize volume, as well as to have a built-in maintenance schedule. Lastly, Council member Forrest said he understands that there was a violation of town policy at a town facility. He asked if the investigation was complete. Mr. Chase said that investigation is complete and it appears there was a violation. Council member Forrest asked if the organization was notified in writing. Mr. Chase said he would have to look into that. MPT Berry said he thought the town code would permit a fine. Mr. Schifano, Town Attorney, said he would need to look at the town code to see if that was possible and would send the answer to Council in an email.

Mayor Mayefskie said hurricane Fiona swept over Puerto Rico and there are former Holly Springs residents there, so he would like them kept in your thoughts and prayers. And September is life insurance awareness month, so residents might want to look into that.

MANAGER'S REPORT

Scott Chase, Assistant Town Manager, said Beatlesque will be at the Cultural Center on Friday. Mr. Athy mentioned the Holly Meadow Signal Open House on Oct 6, 6-7:30 at the Holly Glen Clubhouse.

CLOSED SESSION: none.

Adjournment: MPT Berry made a motion to adjourn at 9:33 pm. It was seconded by Council member Forrest and passed with a unanimous vote.

Respectfully Submitted on Tuesday, October 4, 2022.

Linda C. McKinney

Linda C. McKinney, Town Clerk

Addenda pages as referenced in these minutes follow and are a part of the official record.