



MINUTES

The Holly Springs Town Council met in a workshop session on Tuesday, May 14, 2024 in the Council Chamber and via livestreaming. Mayor Mayefskie presided, calling the meeting to order at 6:00 p.m. A quorum was established as the Mayor and four Councilmembers were present in the room as the meeting opened.

Council Members Present in the room: Mayor Sean Mayefskie, Mayor Pro Tem Dan Berry, Council members Danielle Hewetson, Annie Drees, and Chris Deshazor.

Council Members Present via electronic means: Tim Forrest

Council Members Absent: none.

Staff Members Present in the room: Randy Harrington, Town Manager; Linda McKinney, Town Clerk (recording the minutes); Daniel Weeks, Assistant Town Manager; Scott Chase, Assistant Town Manager; John Schifano, Town Attorney; Candace Alford and Mathew Mutter, IT; Kendra Parrish, Executive Director of Utilities and Infrastructure; Corey Petersohn, Director, Budget and Strategic Planning; MaryBeth Spoehr, Budget & Strategic Planning; Tina Stroupe, Director, Finance; Paul Liquorie, Police Chief; LeRoy Smith, Fire Chief; LeeAnn Plumer, Director, Parks and Recreation; Paige Scott, Director of Public Works; Cassie Hack, Director, Communications and Marketing; Tamara Ward and Kelly Miller, Communications and Marketing; Chris Hills, Director of Development Services; Sabrina McDonald, Director of Human Resources; Ginny Jones, Human Resources; George Brown, Office of Customer Care.

2. Recommended Budget Presentation

Randy Harrington, Town Manager, said the purpose of this meeting was to present the recommended 2024-2025 Operating and Community Investment Plan Budget. He said that he would give an overview, outline a winning strategy, give some key recommendations, discuss the Wake County Property Revaluation and summarize user fees recommendations and next steps.

Mr. Harrington said that creating a winning strategy for quality of life is rooted in the strategic vision, financial management, and economic investment. He outlined the process for preparing the budget, considering the Community Survey, the Strategic Plan update, and input from staff.

Mr. Harrington said that key takeaways include investments in police and fire staffing levels and retention; the voter-approved 2023 Parks Bond projects; added capacity for new transportation infrastructure and a future Fire Station #4; enhanced Parks and Recreation programming quality; beginning the execution of the Downtown Area Plan vision; lowering the property tax rate; reducing solid waste user fees; and continuing implementation of the water and wastewater user rate adjustments to secure the Town's future water supply.

Mr. Harrington said he is recommending a total operating budget of \$104,322,693, and shared how that would be divided across the different funds. He said this represented an increase of \$7,068,119 split between Community Safety (60%), Vibrant Community (21%), Organizational Excellence (12%) and Growth management & Economic Vitality (7%). He outlined the recommended personnel investments across the four strategic priority areas and other investments for attracting and retaining top talent.

Mr. Harrington outlined the results of the Wake County property revaluation and said the average home tax value in Holly Springs had increased 53% from 2023 to 2024. He said that inflation from 2020 to 2024 was 22.7%, which made it increasingly challenging to provide the same level of service, and construction pricing has increased 42% in that same time period.

Mr. Harrington said that the tax rate of 42.16 cents per \$100 valuation was established with the 2020 revaluation and has not changed since. Holly Springs is one of two municipalities in the county to remain unchanged since 2020. Mr. Harrington said that the revenue neutral rate would be 29.5 cents, an additional 3 cents would be needed to pay for the voter-approved Park Bond, 1.35 cents for public safety recruitment/retention and two new police positions, and 0.5 cents for new debt affordability for transportation improvements and Fire Station #4, leading him to recommend a tax rate of 35.35 cents per \$100 valuation. On the average home, worth \$375,475 in 2023 and now worth \$575,190, this would mean an increase from \$132 per month to \$165 per month. He then gave examples of what the total taxes and fees would be for properties valued at \$300,000, the median of \$556,865, and \$800,000.

Mr. Harrington said that he recommended adjusting the solid waste fees down from 10.95 to 9.80 for garbage and from 4.93 to 3.99 for recycling. He recommends leaving the yard waste fee the same, increasing the water and wastewater fee \$11.25 (based on a typical residential usage of 4,000 gallons per month) and leaving the stormwater fee the same.

Mr. Harrington reiterated the key takeaways from the beginning of his presentation. He said this budget has key investments in Council's four Strategic Priority areas. He said that there would be a public hearing at the May 21st Council meeting. Council would hold their budget workshop on May 28th at the Law Enforcement Center, and the budget would be scheduled for adoption on the June 4th Council meeting. The proposed budget will be available online or in the Town Clerk's office for the public to view.

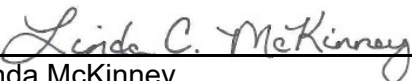
Mayor Mayefskie said that next week starts Summer Wardrobe.

3. Closed Session: none.

4. Adjournment:

Motion to adjourn was made by MPT Berry seconded by Council member Hewetson and passed with a unanimous vote. The May 14, 2024 workshop meeting of the Holly Springs Town Council was adjourned at 6:32 pm.

Respectfully Submitted on Tuesday, June 4, 2024.



Linda McKinney
Town Clerk