



**Wendell Town Board of Commissioners
Board Room
15 E. Fourth Street, Wendell, NC 27591
Town Board Meeting Agenda
Monday, June 24, 2019 @ 7:00 PM**

CALL TO ORDER

- Welcome by Mayor Virginia R. Gray
- Pledge of Allegiance by Police Chief Bill Carter
- Invocation by Wendell Council of Churches

1. ADJUSTMENT AND APPROVAL OF THE AGENDA

2. PUBLIC COMMENT PERIOD [one-hour time limit in total]

The Public Comment Period is your opportunity to share comments with the Town Board on any topic as long as it is not an item scheduled for public hearing. During Public Comment, the Town Board receives comments and refrains from speaking.

Thanks to everyone in the audience for respecting the business meeting by abstaining from speaking from the audience, applauding speakers, or other actions that distract from the meeting.

Anyone wanting to speak during Public Comment Period should do the following:

- *Sign up prior to the beginning of the meeting. The sign-up period will begin 20 minutes prior to the start of the meeting and will end when the meeting begins.*
- *When the Public Comment Period is announced, come to the podium and state your name and address for the record.*
- *Be concise and limit your comments to three minutes or less. Designate a spokesperson for large groups. Direct comments to the full Town Board and not to an individual Town Board member.*

3. CONSENT AGENDA

The Board of Commissioners uses a Consent Agenda to act on non-controversial items unanimously recommended for approval or have been discussed at previous meetings. The Consent Agenda is acted upon by one motion and vote of the Board. Any individual board member may pull items from the Consent Agenda for further discussion. Items pulled will be handled with the "OTHER BUSINESS" agenda topic.

- 3a. Budget ordinance amendment for the FY 2018-2019 budget.
Speaker: Finance Director Butch Kay

4. RECOGNITIONS, REPORTS, AND PRESENTATIONS

- 4a. Presentation of recommendations for Wendell Town Hall.
Speaker: Vice President Chris Whitley of The Cummings Group, Public Works Director Brian Bray

5. PUBLIC HEARINGS

~~**EVIDENTIARY HEARING** continued from the Monday, April 22, 2019, meeting for a special use request to construct an 84-unit apartment complex on 17 acres located behind Industrial Drive, accessed by Church Street (PIN #1784326835; addressed as 0 Wendell Blvd.).~~ **On June 17, 2019, the applicant withdrew the SUP request. No action is requested at the June 24, 2019 meeting by the Town Board of Commissioners.**

PUBLIC HEARINGS are legislative. Persons speaking will have five-minutes.

Public Hearing Guidelines:

- Case is announced
 - Staff presentation
 - Public hearing is opened
 - Applicant presentation
 - Citizens will follow the same rules as Public Comment Period and will have five minutes to speak
 - Close public hearing
 - Board members ask questions
 - Board may take action
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- 5a. **PUBLIC HEARING:** Request by Arnold Huerta to rezone 18.94 acres of property located along Wendell Falls Parkway and identified by PIN #1783385088 [0.55 ac], PIN #1783387100 [0.69 ac], PIN #1783389601 [.12 ac], and PIN #1783388411 [17.58 ac] to an NC Conditional District to be developed as a Townhome residential neighborhood. The described properties are currently zoned Neighborhood Center (NC).
Speaker: Planning Director David Bergmark
- 5b. **PUBLIC HEARING:** request by Charthouse Holdings, LLC, to amend the existing conditional district CD16-02 regulating the property with an updated master plan proposing a multi-level climate controlled self-storage facility and new conditions on the 1.73 acre parcel located at 709 Charthouse Dr and identified by PIN #1784263321.
Speaker: Planning Director David Bergmark

- 5c. **PUBLIC HEARING held Monday, June 10, 2019:** Zoning Text Amendment to Sections 2.3, 3.3 and 19.3 of the UDO as it relates to Indoor Amusements, Game Rooms and Pool Halls.
Speaker: Planning Director David Bergmark

6. ADMINISTRATIVE ITEMS

- 6a. Campen Street Closing for Farmer's Market
Speaker: Town Manager Marc Collins
- 6b. Appointments to the Town of Wendell Citizen Advisory Boards
Speaker: Town Clerk Megan Howard
- 6c. Second reading for zoning text amendment to Section 10.4 of the UDO as it relates to parking requirements; in accordance with NC GS 16A-75.
Speaker: Planning Director David Bergmark

7. OTHER BUSINESS (any item pulled from the CONSENT AGENDA [item 3 on this agenda] will be discussed during this portion of the agenda)

- 7a. Update on board committee(s) by Town board members:
 Technical Review Committee [TRC] [Commissioner Ben Carroll]
 Capital Area Metropolitan Planning Organization [CAMPO] [Mayor Gray]

8. COMMISSIONERS' REPORTS / COMMENTS

9. MAYOR'S REPORTS / COMMENTS

10. CLOSED SESSION

Closed session will be called if necessary.

11. ADJOURN