



Wendell Town Board of Commissioners

Board Room

15 E. Fourth Street, Wendell, NC 27591

Town Board Meeting Agenda

Monday, October 26, 2020 @ 7:00 PM

SPECIAL NOTICE

Due to the Declared State of Emergency in response to the COVID-19 Virus, the Town of Wendell has altered the traditional meeting process to accommodate and encourage positive public health practices. The Town is incorporating virtual meeting practices to continue the work of the Board of Commissioners while taking proactive measures to maintain transparency and provide for public comment.

The public is encouraged to remain home and watch the business meeting on Facebook Live, or after it is posted to the Town website, or by calling (919) 375-6880 and listening to the meeting. No direct access to Town Hall will be allowed.

Public Comment period for the October 26, 2020 Board of Commissioners meeting shall be organized in advance. The public can submit their written public comment to the Town Clerk via email to mhoward@townofwendell.com or submit a request to call in and teleconference during the Board of Commissioners meeting by emailing their name, address, and phone number to the clerk via email by Friday, October 23rd at 5 p.m.

CALL TO ORDER

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

1. ADJUSTMENT AND APPROVAL OF THE AGENDA

2. PUBLIC COMMENT PERIOD

- The Public Comment period for the October 26, 2020 Board of Commissioners meeting shall be organized in advance. The public can submit their public comment to the Town Clerk via email to mhoward@townofwendell.com by Friday, October 23rd at 5 p.m.

or

- Submit a request to speak over the phone during the Board of Commissioners meeting by emailing their name, address, and phone number to the clerk via email by Friday, October 23rd at 5 p.m. The Clerk will provide the call-in phone number and provide three (3) minutes to speak on any non-public hearing item or topic.
- Questions or comments regarding specific agenda items may be directed to the contact person provided for the individual items on the agenda below for additional information before or after the meeting.

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. Adoption of the September 28, 2020 Town Board of Commissioners Meeting Minutes

Staff Contact: Town Clerk Megan Howard
mhoward@townofwendell.com

- 3b. Wake County Tax Report

Staff Contact: Town Clerk Megan Howard
mhoward@townofwendell.com

- 3c. Approval of Resolution Directing the Clerk to Investigate a non-contiguous annexation for two parcels totaling 50.98 acres [34.854 acres for PIN# 1794-15-7657 and 16.128 acres for PIN# 1794-25-6786] located at 0 Old Zebulon Rd.

Staff Contact: Town Clerk Megan Howard
mhoward@townofwendell.com

- 3d. Approval of Resolution Directing the Clerk to Investigate a non-contiguous annexation for two parcels totaling 94.29 acres [45.75 acres for PIN# 1774-39-7752 and 48.54 acres for PIN# 1774-38-0919] located at 5301 Rolesville Rd. and 5329 Rolesville Rd.

Staff Contact: Town Clerk Megan Howard
mhoward@townofwendell.com

4. RECOGNITIONS, REPORTS, AND PRESENTATIONS

4a. Americans with Disabilities Act (ADA) Transition Plan Presentation

Staff Contact: HR Administrator Debbie Cannady
dcannady@townofwendell.com

4b. Hollybrook Road Park Site Project Schedule Presentation

Staff Contact: Parks and Recreation Director Jeff Polaski
jpolaski@townofwendell.com

5. PUBLIC HEARINGS

PLEASE NOTE: Due to the current State of Emergency and in the interest of public health, the following accommodations will be made to allow public participation in public hearings, but no public attendance at Town Hall will be permitted. No Board action on public hearing items will occur if a virtual meeting is used to conduct the public hearing. The item will be continued and the public will have 24 hours from the end of the meeting to provide comments on the public hearing item.

- Public participation for public hearing items on the agenda for the October 26th, 2020 Board of Commissioners meeting shall be organized in advance. The public can submit their public hearing comments to the Town Clerk via email to mhoward@townofwendell.com by Friday, October 23rd at 5 p.m. Please provide your name, address, and the agenda item number with your comments. Copies of the written comments received by Friday, October 23rd at 5pm will be provided to the Board of Commissioners at the meeting, read at the meeting, and included in the minutes of the meeting. Comments will be received for 24 hours after the meeting and provided to the Board prior to action.

Or

- Submit a request to speak over the phone during the Board of Commissioners meeting by emailing their name, address, phone number, and item number they wish to speak on to the clerk via email by Friday, October 23rd at 5 p.m. The Clerk will provide the call-in phone number and provide five (5) minutes to speak on any non-public hearing item or topic. Comments made by phone will be recorded and transcribed to maintain the public record.
- If you have questions regarding an agenda item, please email the staff contact directly in advance of the meeting. If preferred, you may call Town Hall at (919) 365-4450 to be directed to speak with the staff contact for the agenda item(s) of interest. Communications of this type will not be included in the meeting minutes.

- 5a. **PUBLIC HEARING:** Contiguous Annexation for Two Parcels Totaling 19.64 Acres [17.32 for PIN #1783-95-6846 and 2.32 Acres for PIN #1783-86-9690] located at 0 S Selma Road and 0 S Hollybrook Rd.

Staff Contact: Assistant Planning Director Bryan Coates
bcoates@townofwendell.com

- 5b. **PUBLIC HEARING:** Zoning Map Amendment Request to Rezone approximately 22.50 Acres Located within the Parcels Addressed as 330 S. Selma Rd., 0 S. Selma Rd., and 0 S. Hollybrook Rd. and Identified by PIN # 1783-97-4265, 1783-95-6846, 1783-85-8479, and 1783-86-9690 from Rural Agricultural (RA), Residential-2 (R2) and Residential-3 (R3) to Residential-4 (R4)

Staff Contact: Assistant Planning Director Bryan Coates
bcoates@townofwendell.com

- 5c. **PUBLIC HEARING:** Zoning Map Amendment Request to Rezone approximately 1.5 Acres Located within the Parcels Addressed as 353 E Fourth St. and 0 Wendell Blvd. and Identified by PIN # 1784-80-7415 and 1784-80-8514 from Residential-3 (R3) to Neighborhood Center (NC)

Staff Contact: Assistant Planning Director Bryan Coates
bcoates@townofwendell.com

6. ADMINISTRATIVE ITEMS

- 6a. Decision on a Non-Contiguous Annexation Petition A-20-04 for 61.43 Acres Located at 1129 Edgemont Road, 1213 Edgemont Road, 0 Edgemont Road, 0 US HWY 64 E, and 0 Merganzer Road and Identified by PIN # 1775-70-5631, 1775-71-4047, 1775-60-5854, 1775-51-9103, and 1775-50-6528

Staff Contact: Planning Director Niki Jones
njones@townofwendell.com

- 6b. Decision on a Request by David Arnold of The Nau Company to Rezone approximately 70.43 acres of Property along Edgemont Road within the Parcels Identified by PIN #1775-51-9103, PIN #1775-50-6528, PIN #1775-60-5484, PIN #1775-70-5201, PIN #1775-71-4047 and PIN #1775-70-5631 to a Residential-4 Conditional District (R4 CD) for Residential Development

Staff Contact: Planning Director Niki Jones
njones@townofwendell.com

- 6c. Decision on Downtown Service Policies for Parking, Food Trucks, Electric Vehicle Charging, Lighting, and Solid Waste Service.

Staff Contact: Assistant to the Manager Stephanie Smith
ssmith@townofwendell.com

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:



Capital Area Metropolitan Planning Organization (CAMPO) – Mayor Virginia Gray
Eastern Wake Senior Center – Commissioner Joe DeLoach

8. COMMISSIONERS' REPORTS / COMMENTS

9. MAYOR'S REPORTS / COMMENTS

10. CLOSED SESSION

Closed session will be called if necessary.

11. ADJOURN