

**Wednesday, April 26, 2017 Meeting Minutes**

**Economic Development Committee – Joint Workgroup Meeting**

**EDC Members Present:** Ed Morrell, Paul White, Dr. Connie Jones, Sheree Hedrick, Mercedes Rico, and Stacey Piesche, Gene Braddy, Niki Jones

**EDC Members Absent:** None

**Staff Present:** David Bergmark

**Guests:** Mayor Gray, Bryan Green

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The meeting was held in the Conference Room at Town Hall, 15 E. Fourth Street. The meeting was called to order at 5:32 P.M.

No Public Comments were made. Bryan Green introduced himself to the committee members.

Stacey Piesche made a motion to approve the minutes from the April EDC meeting. Gene seconded the motion. The motion passed unanimously.

Patrick Reidy provided a summary of potential changes to downtown properties. He said a couple from Cary had expressed an interest in the Kannon’s building. Patrick said they would not run a business themselves, but they liked the idea of owning a building in a small downtown. He said the manager of Kabab and Curry in Raleigh had purchased the Wendell Taproom building. David Bergmark said no plans had been submitted yet for the restaurant they proposed to place at this location. Patrick Reidy said the plan they suggested was to start a Thai/Indian restaurant with some American food as well. Mayor Gray said she had visited Kabab and Curry in Raleigh, and that the restaurant was attractive and clean.

Patrick said Paul White had a building on Fourth Street that Grill Billies would be moving into. Paul said the new tenant had a store on Durant Road that they would keep open for a time, but that the Wendell location would be their primary location. He said he thought this type of business would attract a lot of foot traffic when they did their grilling demonstrations.

Patrick said Art of Giving had moved out of their location next to Rose Farley. He said staff had been contacted by someone interested in opening a grill in that location, but no plans or permits had been submitted. He said the building was available for purchase or for rent. Patrick said he thought the price was \$750 a month, or \$80,000 to purchase the spot.

Patrick said he also had updates to provide on Wendell Falls. He said plan for the commercial area that Newland termed ‘Marketplace’ were progressing. Patrick showed the subdivision plan to members present, and explained that Newland was creating roads and lots for sale. He said Newland had plans for apartments, a grocery store, and several retail pads sites. Patrick said work was progressing on Taylor Road as well. He said there were plans for a private school, daycare, and Public Safety building along Taylor road. Mayor Gray said the Town liked the idea of having a police presence in the Public Safety building, but that the price seemed far too high.

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Patrick Reidy said staff was also in talks with a charter school interested in land Newland owns along Martin Pond Road. He said the charter school would be kindergarten through eighth grade. Patrick said Newland had also submitted plans for Phase 6A and 6B, which was for somewhat larger residential lots for custom or semi-custom homes. He said the typical lot width for these homes would be 55 feet wide.

Patrick said staff had been informed that Brad Rhinehalt, who had served as the project manager for Wendell Falls, was no longer working with Newland. He said Lee Bowman, who manages Briar Chapel, would be taking over for the time being. Sheree Hedricks asked what that meant for the Wendell Chamber. Patrick said Brad had resigned his position with the chamber.

David Bergmark said Lake Glad Storage had office space available at their location at 232 W. Haywood Street if anyone knew of any businesses which were looking for office space. Sheree Hedrick said that location would be perfect for a contractor who needed some storage and office space.

David Bergmark said please let staff know if you know of any new or expanding company announcements to share with Wake County Economic Development. He said he would like to thank all the EDC members who had expiring terms for their time and efforts. Mr. Bergmark asked if any committee members had any comments they wanted to share.

Ed Morrell said he thought the one business that Wendell really needed was a dry cleaner. He said he had prepared a letter which he wanted to share with planning staff, and that the letter should be sent out to dry cleaners in the area in an effort to recruit this type of business to our town. Sheree Hedrick said she had allowed a dry cleaner to work out of her back space, but that he never got enough business to stay there. Patrick Reidy said it might have worked out differently if he had a storefront. David Bergmark said staff would be happy to review the letter and assist with sending it out.

David Bergmark asked if there was any further business to discuss. Hearing none, he asked if there was a motion to adjourn. Ed Morrell made a motion to adjourn. The motion passed unanimously. The meeting ended at 6:30 P.M.