



**U.S. 1 CORRIDOR – COUNCIL OF PLANNING MEETING**  
**March 23, 2015**  
**Youngsville Community House**  
**9:00 AM**

<b>Attendees</b>		
<b>MEMBERS</b>	<b>AGENCY</b>	<b>E-MAIL ADDRESS</b>
Chip Russell	Town of Wake Forest	<a href="mailto:crussell@wakeforestnc.gov">crussell@wakeforestnc.gov</a>
Don Belk	Town of Youngsville	<a href="mailto:dbelk@townofyoungsville.com">dbelk@townofyoungsville.com</a>
Reid Elmore	NCDOT	<a href="mailto:relmore@ncdot.gov">relmore@ncdot.gov</a>
Rob Brink	KARTS	<a href="mailto:rbrink@kartsnc.com">rbrink@kartsnc.com</a>
Scott Hammerbacher – Chair	Franklin County	<a href="mailto:shammerbacher@franklincountync.us">shammerbacher@franklincountync.us</a>
Shelby Powell	CAMPO	<a href="mailto:Shelby.powell@campo-nc.us">Shelby.powell@campo-nc.us</a>
Stephen Winstead	NCDOT	<a href="mailto:stevewinstead@ncdot.gov">stevewinstead@ncdot.gov</a>
Tim Gardiner – Vice Chair	Wake County	<a href="mailto:Tim.gardiner@wake.gov.com">Tim.gardiner@wake.gov.com</a>
Todd Delk	City of Raleigh	<a href="mailto:Todd.delk@raleighnc.gov">Todd.delk@raleighnc.gov</a>
<b>Guests/Invited Agencies</b>		
Ronnie Goswick	Franklin County EDC	<a href="mailto:rgoswick@franklincountync.us">rgoswick@franklincountync.us</a>
Kevin Lewis	Franklin County	<a href="mailto:klewis@franklincountync.us">klewis@franklincountync.us</a>
Doumit Isak	NCDOT Congestion Mgmt	<a href="mailto:dishak@ncdot.gov">dishak@ncdot.gov</a>
Tre Dugal	Ramey Kemp	<a href="mailto:tdugal@rameykemp.com">tdugal@rameykemp.com</a>
Marla Akridge	Wake Forest Chamber	<a href="mailto:marla@wakeforestchamber.org">marla@wakeforestchamber.org</a>
Rynal Stephenson	Ramey Kemp	<a href="mailto:rstephenson@rameykemp.com">rstephenson@rameykemp.com</a>
Bobby Murray	Bobby Murray Chevrolet	<a href="mailto:murjr@bobbymurray.com">murjr@bobbymurray.com</a>
Jon Callahan	John A. Edwards & Co	<a href="mailto:Jon.callahan@jaeco.com">Jon.callahan@jaeco.com</a>
Sharron Scroggin	Hager Smith Design	<a href="mailto:scroggin@hagersmith.com">scroggin@hagersmith.com</a>
Brent King	Bobby Murray Chevrolet	<a href="mailto:bking@bobbymurray.com">bking@bobbymurray.com</a>
Brandie Crawford	Kerr Tar RPO	<a href="mailto:bcrawford@kerrtarcoq.org">bcrawford@kerrtarcoq.org</a>
<b>CAMPO Staff</b>		
Shelby Powell	Capital Area MPO	<a href="mailto:Shelby.powell@campo-nc.us">Shelby.powell@campo-nc.us</a>

**MEETING SUMMARY**

**Welcome/Introductions**

Scott Hammerbacher, Chair, will give the welcome and introductions.

**Meeting Minutes**

Minutes from the January 29, 2015 Council of Planning meeting were distributed before and during the meeting. Motion made by Todd Delk, Second by Rob Brink, to approve the minutes as presented. Motion carried unanimously.

## **Old Business**

No old business was discussed.

## **New Business**

### **Bobby Murray Chevrolet Dealership proposed between Burlington Mills Rd and Shearon Drive**

The Bobby Murray Chevrolet dealership is planning to relocate from US 1 near downtown to a property that currently includes a golf driving range on the east side of US 1 just south of Burlington Mills Road. Meeting attendees were supplied with copies of the proposed Site Plan. The Traffic Impact Analysis document was emailed to members ahead of the meeting. Rynal Stephenson reviewed the site plan, and stated that he met with NCDOT Division 5 and the Town of Wake Forest to have preliminary discussions. The NCDOT asked the dealership to show 153' from centerline as reserved right-of-way on the plans to accommodate the future freeway design. The existing right-in-right-out access to US 1 will be maintained under the proposed development. Cross access agreements are in place with the properties to the north.

Brent King detailed the history of the dealership, noting that it has been at its current location on Capital Blvd inside the Raleigh Beltline for 48 years. The dealership worked under the guidance of GM to select a new location for the operation to bring the dealership up to date. The dealership site will have three buildings over 20 acres, and will include 2 outparcels on the north end of the property. The 2016 opening of the new location will coincide with the 50 year anniversary of the dealership.

Chip Russell noted that the Town is at the very beginning stages of reviewing this development, and expect official plan submittal by April 2, 2015. Reid Elmore noted that the District has not thoroughly reviewed the TIA yet, but he could see possible need for extension of the leftover southbound turn lane on Capital and the U-turn on Burlington Mills, but that was still being determined. He is also considering whether the asphalt structure of the service road will be adequate to serve as the future frontage/backage roads on the US 1 plan.

Motion made by Rob Brink, Second by Todd Delk, to endorse the site plan as being in general conformity with the US 1 Corridor Study. Motion carried unanimously.

## **Other Business**

There was no other business to bring before the Council.

## **Adjourn**

Meeting was adjourned by the Chair.