



## **MINUTES**

The Holly Springs Town Council met in a workshop session on Tuesday, February 12, 2019 in the Holleman Room of Holly Springs Town Hall, 128 S. Main Street. Mayor Sears presided, calling the meeting to order at 6 p.m. A quorum was established as the mayor and five council members attended.

**Council Members Present:** Mayor Sears, Councilmen Dan Berry, Tom O'Brien and Peter Villadsen and Councilwomen Christine Kelly and Cheri Lee.

**Council Members Absent:** None

**Staff Members Present:** Randy Harrington, town manager; John Schifano, town attorney; Linda McKinney, town clerk (recording the minutes), Daniel Weeks, assistant town manager; Scott Chase, assistant town manager; Sean Ryan, planner; Gina Clapp, planning and zoning director, Aaron Levitt, assistant director, engineering; Melissa Sigmund, principal planner; Mary Hogan, finance director; Tamara Ward, interim communication director; Daniel Weeks, assistant town manager, and Adam Huffman, assistant director, parks and recreation; Leroy Smith, Fire Chief; LeeAnn Plumer, parks and recreation director; Kendra Parish, engineering director; .

### **Workshop Overview**

**Staff Resource:** Randy Harrington, Town Manager

Randy Harrington gave an overview of the items on the agenda and announced that there would be a closed session after the public session.

**3. Downtown Parking Plan** – Sean Ryan gave an overview of the parking situation relative to Town Hall Commons and The Block. He explained that there will be a total of 390 new free public parking spaces. He showed how the peak use for office, retail and restaurant users is at complementary times, allowing for more efficient use of parking. Staff will be tracking parking use so that as new needs arise the town can add parking, some of which is in the design stage right now. The parking will be scattered, but the spaces are within a two minute walk of Town Hall Commons. Sean answered Councilmembers questions about which parking spaces are for the Town Hall Commons patrons. Randy Harrington confirmed that there will be signage, but there are no plans to tow cars.

**4. Future Development Overview** – Kendra Parrish gave a presentation introducing the proposed Carolina Springs development. She explained that they are in the discussion phase with the developer and outlined compromises that the developer is discussing with the Town. She explained that land is currently zoned R-30, giving the owner the right to develop it as about 720 single family homes, but that in discussions with the developer there are currently plans that allow for mixed use, with commercial, single family homes, townhomes, and apartments, along with a 25 acre park, extended greenways, and land for a third fire station. She asked for Council's input into their desires for the development plan.

**5. Parks and Recreation Survey Results** – Daniel Weeks presented the results of the unscientific survey requesting residents' desires regarding the use of \$8 million in unissued Parks and Recreation Bonds that expire in fiscal year 2022. He showed that the vast majority of

residents who responded to the survey were interested in parks and greenways, rather than new facilities, and that the amenities most used by those who responded were parks and greenways. Among the top free response requests were more parks and greenways in general, and greenways and parkland west of NC 55. Councilmembers discussed the methodology of the survey, and whether we would outgrow our basketball facilities. They then asked staff to bring them proposals that could be accomplished with the \$8 million.

**6. Ting Park Field** – Adam Huffman, assistant director, Parks and Recreation presented information to the Council about the state of the turf on field at Ting Stadium, and how using a clay mount has damaged that turf. He showed how switching to a moveable mound would allow for use by younger baseball teams, and softball teams, as well as better use of the field for other sports. It would allow larger soccer fields for use by older soccer teams that need larger fields, and the opportunity to sometimes run two fields at once. Wake Futball Club has agreed to pay for 50% of the cost of the field enhancements. The Council gave direction to staff to present a contract to them at the February 19<sup>th</sup> council meeting.

**7. Other Information** – Councilwoman Kelly asked about changing the marketing of the grant to Local Civic organizations. She asked staff to extend the deadline for applications, and to market the grants on the Town Facebook and Twitter accounts.

**8. Closed Session** – At 8:40 pm Councilwoman Lee moved that the Council go into closed session pursuant to N.C.G.S. 143-318.11(a)(6) to discuss annual performance review of the Town Attorney. Councilman Berry seconded the motion, which passed unanimously.

**9. Adjournment:** There being no further business for the evening, Councilman \_\_\_\_\_ made a motion to adjourn the February 12, 2019 workshop meeting of the Holly Springs Town Council, seconded by Councilman \_\_\_\_\_, with a unanimous vote.

Respectfully Submitted on Tuesday, Feb. 19, 2019.

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Linda McKinney  
Town Clerk

Addenda pages as referenced in these minutes follow and are a part of the official record.