



Meeting Minutes

Present: Mayor Ronnie Currin
Commissioner Dan Alston
Commissioner Michal Paul
Town Manager Eric Marsh
Town Attorney Dave Neill
~~Town Clerk Christina Yncian~~

Mayor Pro Tem April Sneed
Commissioner Lenwood Long
Commissioner Paul Vilga
Economics Development Director Mical McFarland
Police Chief David Simmons

1. [Call to Order 6:30 pm](#)
2. [Pledge of Allegiance led by Mayor Currin](#)
3. [Invocation: Lighthouse Baptist Church led by Pastor Jason Byler](#)
4. [Consideration of Agenda](#)

Motion: Commissioner Vilga made a motion to approve the consideration of the agenda as presented, seconded by Mayor Pro Tem Sneed and carried a unanimous vote.

5. [Proclamation](#)

5.a. Proclamation recognizing Black History Month

Mayor Currin mentioned that New Bethel Baptist Church will be a guest on The Mayor's Show and residents from the Jonesville Community will also be joining "The Mayor Show" during the month of February.

6. [Public Comment](#)

Individuals wishing to speak during the Public Invited to be Heard proceedings are encouraged to be prepared and individuals will be limited to three (3) minutes. Written comments are welcome and should be given to the Town Clerk prior to the start of the meeting.

Steve Rao, Town of Morrisville Commissioner.

- Mr. Steve Rao, who was invited by Commissioner Long, is advocating for North Carolina's transformation into a "Smart State" through technology-driven innovation. In his article, Making NC a Smart State, Rao highlights the role of data, IT sensors, and smart infrastructure in enhancing residents' quality of life.
- The Town of Morrisville has implemented a comprehensive smart city plan, conducting an assessment across all departments and establishing a Smart City Advisory Committee.

- Key initiatives include deploying sensors in parks to automate gate closures during inclement weather and notify citizens of program cancellations, as well as facility usage monitoring for improved public services.
- Beyond infrastructure, Rao emphasizes the economic impact of technology, fostering entrepreneurship and job creation. By supporting small businesses and enabling 5% growth in emerging enterprises, this initiative could generate 25,000 jobs across North Carolina.
- Currently, Commissioner Rao is conducting a Smart City Tour, engaging with municipalities to promote the benefits of smart technology and its role in building a more vibrant, tech-driven economy.

7. Consideration of the Consent Agenda

- 7.a. Minutes of January 7, 2024, Regular Meeting
- 7.b. Wake County Fire Inspections Agreement
- 7.c. Resolution Accepting Community Project Funding Grant
- 7.d. Consideration of the Rolesville Fire Consolidation Agreement
- 7.e. FY 24-25 Budget Amendment-ORD-2025-03

Motion: Commissioner Alston made a motion to approve the consent agenda, seconded by Commissioner Vilga, and carried a unanimous vote.

8. Town Board Liaison Reports

Commissioner Alston – Veterans

- The Department of Veterans Affairs will be hosting an employment webinar series hosted by Vocational Readiness And Employment (VRNE) for veterans on February 12, 2025.
- The federal benefits for the veterans' dependents, survivors and caregivers 2025 edition is available on the town website, courtesy of Kandice Scarberry, Rolesville Communication Specialist.
- The Joel Fund is organizing two upcoming events.
- Veterans Coffee Connection on February 26, 2025.
- The Navy National Defense Cadet Corp set up is going well for Rolesville High School. The start date is set for July 1st.
- For more information on veterans' resources visit <https://www.rolesvillenc.gov/community-resources/veterans-resources>

Commissioner Long – Public Safety

- The Fire Department Unification is progressing well.
- Just a reminder to the citizens, if you see a crime report it.

Commissioner Paul – Senior Citizens

- Senior Network has purchased a 14-passenger bus that is equipped with a wheelchair lift. There will be an unveiling of the bus event on March 26, 2025, from 12-2pm by the Senior Network group. This event will take place at the Rolesville Community Center. Light

refreshments will be provided. Local media will be present.

- The Senior Advisory Committee was postponed until February 12th, a guest speaker will present his proposal for a Senior Center.
- The Affordable Housing Project is awaiting the next steps in moving forward in the coming weeks.
- There are 10 events scheduled for February, along with additional events organized by Parks & Recreation.
- For more information visit <https://www.rolesvillenc.gov/parks-recreation/cultural-programs/senior>

Commissioner Sneed – Planning Board

- Nothing to report during this month.

Commissioner Vilga – Parks & Recreation Advisory Board (PARAB)

- The PARAB meeting has been canceled due to the weather.
- The Bicentennial of Lafayette’s March 1, 1825, visit will take place on March 1, 2025, at the Little House Museum in Rolesville.

9. [Communication from Town Staff](#)

Chief David Simmons - Police Department

NC Law Enforcement Accreditation:

- The department is in step two of the NCLEA accreditation process. A mock assessment will take 24 months, currently in month four. If awarded, the accreditation is valid for 36 months before further steps are required.

Crime & Public Safety Trends:

- Calls for service have increased by 4,600, averaging 92 per day.
- Arrests are up, with Part II crimes tracked by arrests and others by reports.
- Fraud cases targeting seniors are rising, with scammers impersonating law enforcement.
- Vandalism and weapons violations have increased, often discovered during traffic stops.
- Rolesville High School disorderly conduct recorded its lowest first-quarter stats in three years.

Traffic & Safety Initiatives:

- Collisions have increased, particularly at Louisburg and Young Street due to traffic patterns.
- Chief Simmons plans to engage with driver’s education courses to promote safety.
- Poor lighting on Highway 9 bypass remains a concern; DOT has stated additional lighting is unavailable.
- No repeat DWI offenders locally, though some are identified from outside areas.

- Officer T. Kenion’s photo was featured in the NC Governor’s Highway Safety Program calendar, and the department has applied for a grant through the program.

Community Engagement & Programs:

- August 2, 2025 – Supporting Parks & Recreation’s Autism awareness event.

- August 5, 2025 – Recreation Day, featuring a handprint activity on a police vehicle.
- \$29,000 ABC Grant to continue Camp K.I.D.D.S., focusing on middle school students. Seeking counselors (ages 15+) and volunteers. Features M.A.D.D. and S.A.D.D. guest speakers on alcohol awareness.

Department Updates:

- Narcan training is ongoing under Lieutenant Patricia Myers.
- Chief Simmons continues efforts to enhance public safety.

Commissioner Long inquired about the increase in collisions, particularly at Louisburg and Young Street, due to changing traffic patterns. In response, Chief Simmons plans to attend training on driver's education courses to discuss road safety.

- Additionally, poor lighting on the Highway 96 Bypass remains a concern. Chief Simmons stated that he has reached out to DOT regarding additional lighting.
- While the department does not have repeat DWI offenders locally, it continues to identify and apprehend repeat offenders from other areas.

10. Old Business

Affordable Housing Development RFP – 4950 Burlington Mills Road

- Mical McFarland, Economic Development Director provided an overview on The Affordable Housing Development RFP for 4950 Burlington Mills Road through a comprehensive and structured evaluation process. Following the Board's request in September 2024, the RFP was issued and subsequently closed in October, receiving a total of seven proposals. The proposals included various types of housing, such as townhomes and duplexes.
- A review committee consisting of 11 members—including town staff, commissioners, and residents—was assembled to assess the submissions. The evaluation process encompassed six key areas of review, with three finalist proposals selected for further consideration. Finalists were asked to provide additional information in response to specific questions from the committee.
- Habitat for Humanity of Wake County emerged as the leading candidate, proposing the development of 16-20 town homes. Their proposal included conceptual designs for the neighborhood's overall aesthetic and layout, demonstrating a commitment to thoughtful community integration. Additionally, Habitat for Humanity has expressed openness to community feedback and design input to ensure alignment with local needs. A key component of their program requires future homeowners to contribute a set number of work hours toward the construction of their homes, fostering long-term investment and engagement in the neighborhood.
- The Board is invited to provide any additional questions or concerns regarding the selection. If necessary, members of the review committee with relevant expertise are available to provide further insights. A discussion on the project's next steps, including anticipated timelines and implementation phases, may be warranted.

- True Homes emerged as an additional candidate, proposing the development of 34-38 town homes.
- During the discussion, Commissioner Vilga suggested that incorporating a diverse architectural design for the homes could be beneficial. Mayor Currin inquired about the voting results and the margin of decision-making. It was noted that True Homes offers a broader variety of home designs compared to other proposals.
- The Board directed staff to proceed with Habitat for Humanity, which has the right of first refusal and has expressed flexibility in its criteria. While other developers proposed building 80-120 units, Habitat's proposal was favored because it ensures homeownership rather than rental properties. The Board also requested a comparison sheet to evaluate the different proposers' side by side.
- Key Discussion Points: Cost & Ownership Model: Habitat for Humanity homes will be priced at approximately \$300,000. However, Habitat retains ownership of the land through a land lease model, allowing homeowners to build equity while maintaining affordability for future buyers.
- Target Demographics: Commissioner Paul questioned whether the focus should be on affordable workforce housing or senior housing, noting that there are already thousands of apartment rentals available for the workforce.
- Project Scale & Design Considerations: The Board requested additional evaluation of the top three high-density, multi-story proposals. Several developers expressed willingness to incorporate both workforce and senior housing elements into the development.
- Concerns: The primary concerns raised were rental vs. ownership models and building height restrictions.
- Next Steps: Evaluation & Workshop: The updated evaluations will be reviewed at the next Board workshop, where Commissioners will have the opportunity to ask questions and provide feedback.
- Committee Involvement: The Board emphasized the importance of including the review committee in the workshop, recognizing the significant effort they have put into the process. Commissioner Vilga advised against disbanding the committee prematurely.
- Program Longevity: Eric Marsh, Town Manager encouraged members to focus on the long-term sustainability of Habitat's homeownership program rather than shifting away from the initial goals.
- Summary Packet: Mical McFarland prepared a summary packet months ago, which remains largely unchanged, except for the inclusion of additional committee insights and recommendations.
- In the closing discussion, Commissioner Long expressed appreciation to Mical McFarland and the committee for their dedicated efforts throughout this process. Mical McFarland has worked on this project closely with Mark Pearlman of Wake County Housing Affordability & Community Revitalization and Aaron Finley of TRMS Consulting

11. New Business

NONE

12. Communications

12.a. Dave Neill, Town Attorney

- Requested a Closed Session to consult with the Town Attorney and preserve the attorney-client privilege pursuant to Chapter 143, Section 318.11(a)(3) of the North Carolina General Statutes.

12.b. Eric Marsh, Town Manager

The Town Manager provided updates on the following key topics.

Upcoming Budget Workshop & Strategic Planning:

- The next Board workshop will be dedicated to budget planning as part of the annual budget season. Efforts are currently underway to collaborate with department heads to gain a clearer understanding of departmental needs and priorities.

Key Budget & Strategic Initiatives:

- Strategic Planning & Grant Applications: The town is actively working on a strategic plan and pursuing various grant opportunities to support key initiatives.
- Cybersecurity Funding: A \$35,000 grant application has been submitted to enhance cybersecurity measures.
- Additional Grant Applications: The Parks & Recreation (P&R), Police Department (PD), and Human Resources (HR) departments are also applying for health-related grants to support community and workforce well-being.

Upcoming Travel & Engagement:

- Representatives will be traveling to Winston-Salem tonight and will remain there until Friday morning for official business.
- Budget season:
- Eric Marsh will be working with department heads to get a better idea of what is needed. In the process of implementing a strategic plan and applying for different grants, one example is a \$35K for cyber security. The Town Manager is attending the Managers Conference in Winston Salem for the week and will return on Friday.

12.c. Board Comments

Commissioner Long made a motion that the Board go to Closed Session to consult with the Town Attorney and preserve the attorney-client privilege pursuant to Chapter 143, Section 318.11(a)(3) of the North Carolina General Statutes. The motion was seconded by Commissioner Paul, carried unanimously at 7:50 p.m.

Without limiting the foregoing, the Board expects to receive information regarding Town of Rolesville v Granite Acres MHC, LLC.

A motion was made to open session, adopted by a unanimous vote.

13. [Adjourn](#)

Commissioner Alston made a motion to adjourn the meeting, seconded by Commissioner Paul, carried by a unanimous vote at 9:29 p.m.

The Town of Rolesville will make reasonable accommodations for access to Town services, programs, and activities and will make special communication arrangements for persons with disabilities. Please call (919) 556-3506 by noon on Thursday prior to the meeting to make arrangements.