



# Town Council

## Meeting Agenda

September 10, 2025, 6:00 PM  
RM 110 | Council Chamber

For interpretation  
or translation  
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919-969-5105.

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Para servicios de  
interpretación o  
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919 969-5105.

### WELCOME to a COUNCIL MEETING!

We're glad you're here. Want to know more about the meeting logistics, see  
<https://www.townofchapelhill.org/at-the-council-meeting>

### ROLL CALL

### OPENING

1. Proclamation: Patriot Day
2. Proclamation: Hispanic Heritage Month
3. Proclamation: Diaper Need Awareness Week

### ANNOUNCEMENTS BY COUNCIL MEMBERS

### PUBLIC COMMENTS AND PETITIONS

The Public Comment Period allows the public to address Council on items not on the printed agenda. To speak, please sign in at the Clerk's desk with your name and email. When called, step to the podium, adjust the microphone, and state your name for the record. Comments are limited to 3 minutes (or 2 minutes if more than 14 speakers). Large groups are asked to select a spokesperson. Council does not act or deliberate on items raised during this time.

### CONSENT

All items on the Consent Agenda are considered routine, to be enacted by one motion without discussion. Council member(s) may request discussion of an item. If such motion passes, then the item is removed from consent and considered separately.

4. Enact the Annual Budget Ordinance Amendment to Re-Appropriate Funds for Prior Year Encumbrances and Other Commitments

**RESPONSIBLE STAFF, TITLE, DEPARTMENT\***

Amy Oland, Director, Business Management Department

**STAFF RECOMMENDATION\***

That the Council enact the budget ordinance amendment to adjust for encumbrances and other commitments from FY 2025 to FY 2026.

**ATTACHMENTS:**

[Budget Carryforward Summary Listing of Items Carried Over](#)

5. Seek an Affordable Housing Partner for the potential Fire Station #4 Property Redevelopment and Begin Negotiating an Agreement under which the Parties would prepare a proposed development project.

**RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Sarah Osmer Viñas, Director, Affordable Housing and Community Connections (AHCC) Department

Emily Holt, Affordable Housing Manager, AHCC Department

Maggie Simon, Affordable Housing Development Coordinator, AHCC Department

**STAFF RECOMMENDATION**

Staff recommends that the Council authorize the Town Manager to seek an affordable housing partner for the Fire Station #4 Property and begin negotiating an agreement under which the parties would prepare a proposed development project.

6. Support a Governor's Highway Safety Program Grant Application for FY26

**RESPONSIBLE STAFF, TITLE, DEPARTMENT\***

Kurt Stolka, Vision Zero Coordinator, Planning Department

Bergen Watterson, Mobility and Greenway Manager, Planning Department

**STAFF RECOMMENDATION\***

That the Council adopt the resolution approving the FY26 grant application to the Governor's Highway Safety Program in the amount of \$174,986.

**ATTACHMENTS:**

[FY26 GHSP Grant Application](#)

[Agreement of Conditions](#)

[Agreement of Conditions Addendum](#)

7. Adopt the 2025 Update to the Eno-Haw Hazard Mitigation Plan.

**RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Kelly Drayton, Director, Emergency Preparedness and Risk Management

John Richardson, Community Sustainability Manager, Town Manager's Office

Lance Norris, Director, Public Works Department08. Draft Staff Presentation

**STAFF RECOMMENDATION**

That the Council adopt the resolution to adopt the [2025 Update to the Eno-Haw Hazard Mitigation Plan](https://url.us.m.mimecastprotect.com/s/NKssCYENKkhDvXokUGhMsxAgay?domain=enohawhmp.com) <<https://url.us.m.mimecastprotect.com/s/NKssCYENKkhDvXokUGhMsxAgay?domain=enohawhmp.com>>.

8. Amend Chapter 21-6 and 21-12 of the Town Code of Ordinances related to the Traffic Code

**RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Celisa Lehw, Chief, Police Department

Lance Norris, Director, Public Works

Brian Tennent, Transportation Engineering Manager, Public Works

**STAFF RECOMMENDATION\***

Council adopts the resolution to amend Chapter 21-6, No Through Trucks, restricting trucks on East Cameron Avenue from Columbia Street to Raleigh Street, and amending Chapter 21-12, restricting left turns from eastbound Cameron Avenue onto northbound Raleigh Street.

**ATTACHMENTS:**

[No Left Turn at Traffic Signal Agenda Report - EB Cameron Avenue \(Ordinance Only\)](#)

[No Through Trucks - Ordinance Only](#)

[No Thru Trucks E Cameron Ave](#)

[No Left at Cameron Ave and Raleigh St](#)

## 9. Amend Various Sections of Chapter 8 of the Town Code of Ordinances to Regulate Garbage, Trash and Refuse.

**RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Lance Norris, Director, Public Works Department

Wendy Simmons, Solid Waste Services Manager, Public Works Department

**STAFF RECOMMENDATION\***

Council adopt the ordinance to amend various sections of Chapter 8 of the Town Code to align with the approved modifications of the town's loose leaf collection program and solid waste services included as part of the FY26 Adopted Budget.

## 10. Approve minutes from May 13 and 28, and June 4, 11, 18, and 25, 2025 Meetings

**RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Brittney Hunt, Town Clerk, Town Clerk's Office

Amy Harvey, Deputy Town Clerk, Town Clerk's Office

**STAFF RECOMMENDATION**

Approve the attached summary minutes of past meetings.

**ATTACHMENTS:**

[May 13, 2025 Retreat Meeting](#)

[May 28, 2025 Work Session](#)

[June 4, 2025 Work Session](#)

[June 11, 2025 Regular Meeting](#)

[June 18, 2025 Regular Meeting](#)

[June 25, 2025 Regular Meeting](#)

## DISCUSSION

## 11. Tropical Storm Chantal Overview

**RESPONSIBLE STAFF, TITLE, DEPARTMENT\***

Kelly Drayton, Director, Emergency Preparedness and Risk Management

**STAFF RECOMMENDATION\***

Staff recommends that Council receive as information.

**ATTACHMENTS:**

[Draft Staff Presentation](#)

**12. Funding Plan for the local affordable housing funding program.****RESPONSIBLE STAFF, TITLE, DEPARTMENT\***

Sarah Osmer Viñas, Director, Affordable Housing & Community Connections (AHCC) Department

Emily Holt, Affordable Housing Manager, AHCC Department

Melissa Peters, Funding Programs Coordinator, AHCC Department

**STAFF RECOMMENDATION\***

Staff recommends that Council adopt the resolution approving the recommended funding plan for local affordable housing funding program.

**ATTACHMENTS:**

[Draft Staff Presentation](#)

[Fiscal Year 2026 Recommended Funding Plan Overview for local Affordable Housing Funding Program](#)

**ZONING ATLAS AMENDMENT(S)**

Zoning Atlas Amendment: The Zoning Atlas Amendment, to change the zoning designation on this property, is Legislative. The Council receives and considers public comment on the merits of the proposed rezoning, including opinions, when making Legislative decisions.

**13. Open a Legislative Hearing for a Conditional Zoning Application at 5640 Old Chapel Hill Road****RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Josh Mayo, Planner II, Planning Department

**STAFF RECOMMENDATION**

Open the legislative hearing, receive public comment, provide feedback on the application, and continue the hearing to October 8th, 2025.

**ATTACHMENTS:**

[01. Applicant's Draft Presentation](#)

[02. Applicant's Requested Modifications to Regulations and Statements \(1\)](#)

[03. District Specific Plan](#)

[04. Other Applicant Materials](#)

[05. East Lakeview Staff Report](#)

[06. Planning Commission Recommendation](#)

[07. Transportation Impact Analysis Executive Summary](#)

[08. Draft Staff Presentation](#)

[09. East Lakeview Resolution A](#)

[10. East Lakeview Ordinance](#)

**14. Open a Legislative Hearing for a Conditional Zoning Application at 701 Martin Luther King Jr. Blvd****RESPONSIBLE STAFF, TITLE, DEPARTMENT**

Katherine Shor, Senior Planner, Planning Department

**STAFF RECOMMENDATION**

Open the legislative hearing, receive public comment, provide feedback on the application, and continue the hearing to October 8th, 2025.

Following the hearing, staff recommend that Council approve the project and the requested modifications to regulations, subject to the conditions in Ordinance A.

**ATTACHMENTS:**

[Applicant's Draft Presentation](#)

[Applicant's Requested Modifications to Regulations and Other Statements](#)

[District Specific Plan](#)

[Other Applicant Materials](#)

[Staff Report](#)

[Planning Commission Recommendation](#)

[Urban Design Assessment](#)

[Transportation Impact Analysis Executive Summary](#)

[Draft Staff Presentation](#)

[Resolution A - Consistency and Reasonableness](#)

[Ordinance A - Approving the Application](#)