

**Christine Kelly**

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**From:** Daniel Weeks  
**Sent:** Thursday, September 07, 2017 8:24 AM  
**To:** Kendra Parrish  
**Cc:** Hank Dickson; Charles Simmons  
**Subject:** Re: Follow Up Requested - RE: Request to be on Sept 5th agenda for Town Council Meeting

Hank, for a major plan update as described below we could be looking at \$75k to \$125k, likely on the higher end. A firm with transportation expertise would probably work underneath the umbrella of a larger land use planning consultant.

Sent from my iPhone

- > On Sep 7, 2017, at 6:47 AM, Kendra Parrish <kendra.parrish@hollyspringsnc.us> wrote:
- >
- > Chuck and Daniel can chime in.
- > These are just my thoughts.
- >
- > If we want an update on downtown traffic (post Main Street ext open)
- > based on existing counts and the closing of short section of Raleigh and with the build out of TownHall Commons This is very simple and Chuck told Christine that we would do that at the public meeting.
- >
- > I have requested an estimate for this work and I could probably have it completed within 4 weeks.
- > \$12,000-\$18,000 range and no staff time involved.
- > I recommend doing this.
- >
- > As for a comprehensive plan of the downtown area that looks at -land
- > use -build out -routing traffic through downtown -factoring in
- > historical places -landscape/streetscape -lots of public input
- >
- > All of this sounds like an update to the VDAP.
- > Gina has wanted to do this for a couple of years but with their staffing issues and the vacancy of Sr Planner this has been difficult to get completed.
- > This type of update will be costly and probably take 12 months. Gina would need to become part of this conversation to help us better understand cost and time.
- > Also the question of future development opportunities in the VDAP while the study goes on.... I do not recommend a ban on rezonings, etc (like SAPI).
- >
- >
- >



> Kendra D Parrish, PE, CFM  
> Director of Engineering  
> Town of Holly Springs  
>  
>> On Sep 7, 2017, at 6:31 AM, Hank Dickson <hank.dickson@Hollyspringsnc.us> wrote:  
>>  
>> I have no intention of supporting this politically charged effort for  
>> her to gain votes.  
>> However, from the traffic angle, how much time would this involve from a consultant and staff  
>> perspective? Also, more importantly the consultant cost? Just a ballpark figure  
>> based on your experience?  
>>  
>> Also the consultant cost to recreate a downtown village plan? I have  
>> to assume that, to do it right, we would need two consultants to  
>> address both issues.  
>>  
>>  
>>  
>>  
>> Hank Dickson  
>> Councilman, Town of Holly Springs, NC  
>> Facebook: Holly Springs Watch - Councilman Hank Dickson  
>> Twitter: @HSWATCH  
>>  
>>  
>> Begin forwarded message:  
>>  
>> From: "Christine Kelly"  
>> <Christine.Kelly@sas.com<mailto:Christine.Kelly@sas.com>>  
>> To: "Joni Powell"  
>> <joni.powell@Hollyspringsnc.us<mailto:joni.powell@Hollyspringsnc.us>>  
>> , "Charles Simmons"  
>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring  
>> snc.us>>, "Kendra Parrish"  
>> <kendra.parrish@hollyspringsnc.us<mailto:kendra.parrish@hollyspringsn  
>> c.us>>, "HS Planning"  
>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>,  
>> "Dick Sears"  
>> <dick.sears@Hollyspringsnc.us<mailto:dick.sears@Hollyspringsnc.us>>,</p></div>
<div data-bbox="496 915 510 931" data-label="Page-Footer">2</div>
<div data-bbox="842 943 947 981" data-label="Page-Footer">00081</div>

>> "James Cobb"  
>> <james.cobb@Hollyspringsnc.us<mailto:james.cobb@Hollyspringsnc.us>>,  
>> "Cheri Lee"  
>> <cheri.lee@Hollyspringsnc.us<mailto:cheri.lee@Hollyspringsnc.us>>,  
>> "Tom O'Brien"  
>> <tom.obrien@Hollyspringsnc.us<mailto:tom.obrien@Hollyspringsnc.us>>,  
>> "Hank Dickson"  
>> <hank.dickson@Hollyspringsnc.us<mailto:hank.dickson@Hollyspringsnc.us>>,  
>> >>, "Peter Villadsen"  
>> <peter.villadsen@Hollyspringsnc.us<mailto:peter.villadsen@Hollyspring  
>> snc.us>>  
>> Cc: "Christine Kelly"  
>> <cckelly@nc.rr.com<mailto:cckelly@nc.rr.com>>,  
>> "cwkellyiii@gmail.com<mailto:cwkellyiii@gmail.com>"  
>> <cwkellyiii@gmail.com<mailto:cwkellyiii@gmail.com>>  
>> Subject: Follow Up Requested - RE: Request to be on Sept 5th agenda  
>> for Town Council Meeting  
>>  
>> Good morning,  
>>  
>> I'm attaching the PDF of my slides last night. I believe I clearly showed that the information made available to residents today regarding the plans for our village district and town traffic are out of date and conflict with each other in terms of stating numbers.  
>>  
>> I'd like to know the next steps in getting a formal proposal in place for a new Downtown that takes into consideration:  
>> • Current and anticipated traffic volumes downtown • Downtown as a  
>> destination – vision for the future • Supports the smart growth for  
>> businesses and residents • Compliment our historical resources  
>>  
>> When can I expect this to be taken up as a vote for town council to support? To be clear, this is not just a request for the traffic on for the new Town Hall Commons area, but for the town as depicted on slide 8.  
>> Residents like myself are asking for an up to date plan that has real traffic models. I have yet to see any traffic counting systems on Raleigh Street near where the street is anticipated to be closed.  
>>  
>> Please let me know when this will be voted on by the town council.  
>>  
>> Christine Kelly  
>> 201 Grigsby Ave  
>> Holly Springs  
>> (919) 285-9537

>>  
>> From: Christine Kelly  
>> Sent: Tuesday, August 22, 2017 2:15 PM  
>> To: Joni Powell  
>> <joni.powell@Hollyspringsnc.us<mailto:joni.powell@Hollyspringsnc.us>>  
>> ; Charles Simmons  
>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring  
>> snc.us>>; Kendra Parrish  
>> <kendra.parrish@hollyspringsnc.us<mailto:kendra.parrish@hollyspringsn  
>> c.us>>; HS Planning  
>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>;  
>> Dick Sears  
>> <dick.sears@Hollyspringsnc.us<mailto:dick.sears@Hollyspringsnc.us>>;  
>> James Cobb  
>> <james.cobb@Hollyspringsnc.us<mailto:james.cobb@Hollyspringsnc.us>>;  
>> Cheri Lee  
>> <cheri.lee@Hollyspringsnc.us<mailto:cheri.lee@Hollyspringsnc.us>>;  
>> Tom O'Brien  
>> <tom.obrien@Hollyspringsnc.us<mailto:tom.obrien@Hollyspringsnc.us>>;  
>> Hank Dickson  
>> <hank.dickson@Hollyspringsnc.us<mailto:hank.dickson@Hollyspringsnc.us  
>> >>; Peter Villadsen  
>> <peter.villadsen@Hollyspringsnc.us<mailto:peter.villadsen@Hollyspring  
>> snc.us>>  
>> Cc: Christine Kelly <cckelly@nc.rr.com<mailto:cckelly@nc.rr.com>>;  
>> cwkellyiii@gmail.com<mailto:cwkellyiii@gmail.com>  
>> Subject: RE: Request to be on Sept 5th agenda for Town Council  
>> Meeting  
>>  
>> Fabulous. Yes, thank you.  
>> I really appreciate the quick response.  
>>  
>> Cheers  
>> Christine  
>>  
>> From: Joni Powell [mailto:joni.powell@Hollyspringsnc.us]  
>> Sent: Tuesday, August 22, 2017 12:56 PM  
>> To: Christine Kelly  
>> <Christine.Kelly@sas.com<mailto:Christine.Kelly@sas.com>>; Charles

>> Simmons  
>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring  
>> snc.us>>; Kendra Parrish  
>> <kendra.parrish@hollyspringsnc.us<mailto:kendra.parrish@hollyspringsn  
>> c.us>>; HS Planning  
>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>;  
>> Dick Sears  
>> <dick.sears@Hollyspringsnc.us<mailto:dick.sears@Hollyspringsnc.us>>;  
>> James Cobb  
>> <james.cobb@Hollyspringsnc.us<mailto:james.cobb@Hollyspringsnc.us>>;  
>> Cheri Lee  
>> <cheri.lee@Hollyspringsnc.us<mailto:cheri.lee@Hollyspringsnc.us>>;  
>> Tom O'Brien  
>> <tom.obrien@Hollyspringsnc.us<mailto:tom.obrien@Hollyspringsnc.us>>;  
>> Hank Dickson  
>> <hank.dickson@Hollyspringsnc.us<mailto:hank.dickson@Hollyspringsnc.us  
>> >>; Peter Villadsen  
>> <peter.villadsen@Hollyspringsnc.us<mailto:peter.villadsen@Hollyspring  
>> snc.us>>  
>> Cc: Christine Kelly <cckelly@nc.rr.com<mailto:cckelly@nc.rr.com>>;  
>> cwkellyiii@gmail.com<mailto:cwkellyiii@gmail.com>  
>> Subject: RE: Request to be on Sept 5th agenda for Town Council  
>> Meeting  
>>  
>>  
>> EXTERNAL  
>> Hey Christine  
>> I shared your email with Chuck yesterday, and he responded this morning with the suggestion that we place you on the agenda under Requests and Communications for a brief presentation of 3-5 minutes, which is what we try to do for everyone. It may not sound like a lot of time, but it usually is plenty... and we try to treat everyone the same. Will that work for you?  
>>  
>> If so, then I'll fill out the form for you using the information in your email below. When it's done, I'll send it to you for your review before processing it into the Sept. 5 agenda packet. Thanks, Christine.  
>>  
>> Regards,  
>> [cid:image002.png@01D326FE.623FE6A0]-Joni Powell, NCCMC | Town Clerk  
>> and Director, Dep-artment of Public Affairs & Communications | Town  
>> of Holly Springs PO Box 8 | 128 S Main Street | Holly Springs, NC  
>> 27540

>> Office: (919) 557-3900 | Cell: (919) 218-5165 | Email:  
>> joni.powell@hollyspringsnc.us<mailto:joni.powell@hollyspringsnc.us>  
>> Town Website: www.hollyspringsnc.us<http://www.hollyspringsnc.us/>  
>>  
>>  
>>  
>>  
>>  
>> Note: Subject to the North Carolina public records law, this email may be archived and made available for public inspection upon request.  
>>  
>> From: Christine Kelly [mailto:Christine.Kelly@sas.com]  
>> Sent: Tuesday, August 22, 2017 12:43 PM  
>> To: Charles Simmons  
>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring  
>> snc.us>>; Kendra Parrish  
>> <kendra.parrish@hollyspringsnc.us<mailto:kendra.parrish@hollyspringsn  
>> c.us>>; HS Planning  
>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>;  
>> Dick Sears  
>> <dick.sears@Hollyspringsnc.us<mailto:dick.sears@Hollyspringsnc.us>>;  
>> James Cobb  
>> <james.cobb@Hollyspringsnc.us<mailto:james.cobb@Hollyspringsnc.us>>;  
>> Cheri Lee  
>> <cheri.lee@Hollyspringsnc.us<mailto:cheri.lee@Hollyspringsnc.us>>;  
>> Tom O'Brien  
>> <tom.obrien@Hollyspringsnc.us<mailto:tom.obrien@Hollyspringsnc.us>>;  
>> Hank Dickson  
>> <hank.dickson@Hollyspringsnc.us<mailto:hank.dickson@Hollyspringsnc.us  
>> >>; Peter Villadsen  
>> <peter.villadsen@Hollyspringsnc.us<mailto:peter.villadsen@Hollyspring  
>> snc.us>>  
>> Cc: Joni Powell  
>> <joni.powell@Hollyspringsnc.us<mailto:joni.powell@Hollyspringsnc.us>>  
>> ; Christine Kelly <cckelly@nc.rr.com<mailto:cckelly@nc.rr.com>>;  
>> cwkellyiii@gmail.com<mailto:cwkellyiii@gmail.com>; Christine Kelly  
>> <Christine.Kelly@sas.com<mailto:Christine.Kelly@sas.com>>  
>> Subject: Request to be on Sept 5th agenda for Town Council Meeting  
>>  
>> Dear Chuck, Kendra, Gina, Mayor Sears and Town Council,

>> .

>> I have reached out to Joni to ask to be put on the Sept 5th agenda for 10 mins to discuss the need for a traffic analysis of the downtown village district, similar to the SAPI plan. Joni kindly shared that to be on the agenda, I will need a sponsor from the this group.

>>

>> I will be preparing a few slides based using the images found in the current Village District Area Plan (March 2014), the Comprehensive Transportation Plan ( June 2011) and the plans/map found on the town's website. I will be highlighting some of the decisions by the town council that I believe impact the current plans and help build the case to revisit the Village Downtown area master plan, particularly as it pertains to traffic flow. I plan to ask the town council to fund and approve an effort to update the Village District plan, similar to SAPI, so that we will be making any much needed enhancements to our downtown area based on current information, including the possible impact from the new developments that have already been approved near the Village District that will impact our local traffic.

>>

>> I'd like to respectfully request to be on the agenda for 10 mins on Sept 5th . I am currently working on my presentation and will be happy to share as soon as I'm done.

>>

>> On a separate note, I have shared the email thread that spurred my request. My intention is not to focus on my particular property but on the downtown area as a whole. I just wanted you know understand why I'm raising this now. Last week when I did see information on the Town of Holly Springs engineering or planning site, there was a reference to 17-SEU-04 which included the image below with the blue map. The letter I received on Friday after I sent the email with the attached blue map referenced the same 17-SEU-04 project but the area highlighted no longer included the corner adjacent to my property. Can someone explain how why there has been a change in the 17-SEU-04 so that the corner of my lot is no longer part of 17-SEU-04?

>> The blue map has been removed from the web site since I sent my email on Friday.

>>

>>

>> [cid:image005.jpg@01D326FE.623FE6A0][cid:image006.jpg@01D326FE.623FE6  
>> A0]

>>

>>

>>

>> Cheers

>> Christine Kelly

>> 201 Grigsby Avenue

>> (919) 285-9537

>>

>> From: Christine Kelly

>> Sent: Tuesday, August 22, 2017 11:55 AM

>> To: 'Kendra Parrish'

>> <kendra.parrish@hollyspringsnc.us<mailto:kendra.parrish@hollyspringsnc.us>>

>> c.us>>

>> Cc: HS Planning

>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>;

>> Charles Simmons  
>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring  
>> snc.us>>; Joni Powell  
>> <joni.powell@Hollyspringsnc.us<mailto:joni.powell@Hollyspringsnc.us>>  
>> Subject: RE: Request for info pertaining to 201 Grigsby Avenue  
>>  
>> Hi Kendra,  
>>  
>> Thanks for your email and I look forward to seeing your response later.  
>>  
>> I appreciate your invitation to see the plans and yes, I will definitely take you up on that offer. Will 4:30pm today be a good time or do I need to come earlier in the day?  
>>  
>>  
>> Joni shared the link <http://www.hollyspringsnc.us/DocumentCenter/Home/View/986> to the Village District Area Plan that was completed Mary 2014. I am in total agreement with the goals behind the report stated on page 5.  
>>  
>>  
>> My questions are how set are these plans? I did see the list of participates when the plan was adopted in December of 2005 but wonder what follow up was done with that advisory group or other village residence since that initial plan? The last revision of the plan was done in 2013 which states there were updated maps and graphics along with associated text. I'm most concerned about the section 2.3 Transportation, Access & Circulation section. The introduction paragraph references data that the town collected in June 2005 and observations of traffic flow based on that timeframe. I have also done through the Comprehensive Transportation Plan <http://www.hollyspringsnc.us/629/Comprehensive-Transportation-Plan> June 2011. Of interest was Figure 3.3 <http://www.hollyspringsnc.us/DocumentCenter/View/7751> dated 2013<<http://www.hollyspringsnc.us/DocumentCenter/View/7751%20dated%202013>>.  
>>  
>>  
>>  
>> I heard from Aaron that the town is proposing to close the end of Raleigh near my house. I have looked throughout the web site and through the plans and documents mentioned above and have not found that stated as a project that is in process. I also had the chance to speak to Dan Berry at the Derek Davis race Saturday to ask about the closure of Raleigh street. He was not aware and he is on the planning board. I'm can't speak to the fact that this was discussed at the planning board and he missed that conversation due to travel.  
>>  
>>  
>>  
>> Given how many new developments have been approved that will feed directly into our downtown traffic, and the impact of the traffic from the by-pass that is increasing the volume of traffic in the downtown area, I will be asking to be on the agenda for Sept 5th for the town council. My request will be for the town council to vote on approving an initiative, similar to the SAPI, to conduct a full traffic study of the entire village district prior to making major changes to the roads like closing the end of Raleigh Street.



>> .  
>> Sincerely  
>>  
>> Christine  
>>  
>> From: Kendra Parrish [mailto:kendra.parrish@hollyspringsnc.us]  
>> Sent: Monday, August 21, 2017 3:52 PM  
>> To: Christine Kelly  
>> <Christine.Kelly@sas.com<mailto:Christine.Kelly@sas.com>>  
>> Cc: HS Planning  
>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>;  
>> Charles Simmons  
>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring  
>> snc.us>>; Joni Powell  
>> <joni.powell@Hollyspringsnc.us<mailto:joni.powell@Hollyspringsnc.us>>  
>> Subject: Re: Request for info pertaining to 201 Grigsby Avenue  
>>  
>>  
>> EXTERNAL  
>> Good afternoon,  
>> We will be discussing for a complete response to your inquiry, however I am not sure if you have had the opportunity to see the Draft downtown transportation plan I presented to PB a while back?  
>> If you want to come by and look over it just let me know.  
>>  
>> Kendra D Parrish, PE, CFM  
>> Director of Engineering  
>> Town of Holly Springs  
>>  
>> On Aug 21, 2017, at 2:19 PM, Christine Kelly <Christine.Kelly@sas.com<mailto:Christine.Kelly@sas.com>> wrote:  
>> Happy Monday everyone  
>>  
>> Chip and I received this in the mail on Friday about a meeting on Sept 5th which we plan to attend. I was surprised that the graph was different in the mailing did not included our corner like the web site.  
>>  
>> I have some concerns regarding the general traffic flow downtown and believe we need a new plan for downtown.  
>>  
>> I have requested a 10 min slot in the next town council meeting on Sept 5th to present this topic.  
>>  
>> Cheers

>> Christine

>>

>> Sent from my iPhone

>>

>> On Aug 18, 2017, at 1:11 PM, HS Planning <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>> wrote:

>>

>> EXTERNAL

>> Good afternoon! Thank you for your email. I am forwarding this onto Gina. She is out of the office today and will return on Monday. It is my understanding that this is more of an Engineering Department discussion. I cannot speak for the Engineering Department but I do believe that Kendra is out of the office as well today. Thank you.

>>

>>

>>

>>

>> [cid:image002.png@01D326FE.623FE6A0]Kathy Carlisle | Planning

>> Specialist/Board Clerk Department of Planning & Zoning | Town of

>> Holly Springs PO Box 8 . 128 S Main Street . Holly Springs, NC 27540

>> Office: (919) 577-3228 |

>> [www.hollyspringsnc.us](http://www.hollyspringsnc.us)<<http://www.hollyspringsnc.us/>>

>>

>> From: Christine Kelly [mailto:Christine.Kelly@sas.com]

>> Sent: Friday, August 18, 2017 2:03 PM

>> To: Kendra Parrish

>> <kendra.parrish@hollyspringsnc.us<mailto:kendra.parrish@hollyspringsnc.us>>; HS Planning

>> <hsplanning@Hollyspringsnc.us<mailto:hsplanning@Hollyspringsnc.us>>

>> Cc: Charles Simmons

>> <charles.simmons@Hollyspringsnc.us<mailto:charles.simmons@Hollyspring

>> snc.us>>; Christine Kelly

>> <cckelly@nc.rr.com<mailto:cckelly@nc.rr.com>>

>> Subject: Request for info pertaining to 201 Grigsby Avenue

>>

>> Hi Kendra and Gina,

>>

>> I had a call Aaron on June 14th about a road project on Raleigh Street asking for a survey to be done on our yard. I did call him back and he briefly discussed this project with me. He could not say at the time whether the proposed plans would impact our yard. I did share how the sidewalk project caused some grief (mainly with the level of communication we had from the town) and had hoped that this project would go smoother. My request was for the town to provide more transparency with the plans so that we can be aware of any impact to our property ahead of time.

>>

>> I had a call Aaron on June 14th about a road project on Raleigh Street asking for a survey to be done on our yard. I did call him back and he briefly discussed this project with me. He could not say at the time whether the proposed plans would impact our yard. I did share how the sidewalk project caused some grief (mainly with the level of communication we had from the town) and had hoped that this project would go smoother. My request was for the town to provide more transparency with the plans so that we can be aware of any impact to our property ahead of time.

>>

>> He had asked to survey our lot, which I gave verbally over the phone. He said that he would email me a form to approve and attach the preliminary plans. He mentioned that by the law, the town could send us a form and survey without our approval if we didn't give permission. I told him that wasn't necessary and that I would not cause the town that extra effort. I've looked everywhere in my email and have not found any emails from Aaron or engineering. If he send one, can you resend to this email? If he didn't send one, can you send me the information about the proposal?

>>

>> I know I did speak with Gina a the planning session at the Hunt Center a while back and she could not share what the plans were that might impact my lot, but said engineering could help.

>>

>> I want to assure you that I fully support development downtown and know that our house is situated in a location where it may need to be impacted by these plans. It is vital that we improve our downtown area to help our local businesses and improve this as a destination for all. I did see the information on 17-SEU-04 and read through the material. It did not mention the corner for Grigsby and Raleigh specifically so it is unclear to me how our home or the traffic flow around our home might be impacted with this proposal. We have not received any more information beyond the call from engineering in June and what I have found by searching on the town website.

>>

>> I also recall that when we were dealing with the town regarding the sidewalk project, that our section of Grigsby Avenue was under DOT maintenance. Can you let me know if I am recalling that correctly or not. If it was DOT, when did the town take over maintenance?

>>

>> I would appreciate any information you can send my way regarding plans, timeframes and milestones associated with the this project as it pertains to the area around our house.

>>

>> Sincerely,

>> Christine Kelly

>> 201 Grigsby Avenue

>> (919) 285-9537

>>

>> <image003.jpg>

>> <sept5towncouncil.pdf>

00091