CITY MANAGER'S OFFICE

Manager's Update

raleighnc.gov



Issue 2021-33 September 3, 2021

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City Offices Closed in Observance of Labor Day

City offices will be closed on Monday, September 6 in observance of the Labor Day holiday.

Regular Council Meeting Tuesday, September 7 - Afternoon and Evening Sessions

Reminder that Council will meet next **Tuesday** in regularly scheduled sessions at **1:00 P.M.** and **7:00 P.M.** The agenda for the meeting was published on Thursday:

https://go.boarddocs.com/nc/raleigh/Board.nsf

Please note there will be a **Closed Session** immediately following the afternoon session of the Council meeting.

Reminder: If there is an item you would like to have pulled from the consent agenda for discussion, please send an e-mail mayorstaff@raleighnc.gov by 11 A.M. on the day of the meeting.

You will be receiving information on joining the WebEx Events session on Monday; staff will be available to assist with log ins and joining the virtual City Council meeting.

INFORMATION:

GoRaleigh Seating Capacity Update

Staff Resource: David Eatman, Transportation – Transit, 996-4040, david.eatman@raleighnc.gov

Beginning Sunday, September 5 GoRaleigh will lift the current seating restrictions. This is due to increasing ridership, a limited capacity to provide tripper buses and complaints from passengers not able to board the bus due to the seating restrictions. Both Durham and Chapel Hill transit agencies lifted seating restrictions earlier this summer, as well as Greensboro and Charlotte. Recent GoRaleigh ridership reports show that utilization is now at 73 percent of pre-pandemic totals, creating the need to lift seating restrictions.

Passengers are still required to wear masks/face coverings while riding a bus, at bus shelters and within the GoRaleigh station through February 18, 2022. The requirement is in accordance with federal face mask requirements for passengers. Recent on-board audits show that 100 percent of riders had a mask with 95 percent properly wearing a mask covering both mouth and nose. CDC guidelines state that wearing a mask is the number one way to prevent the spread of the virus (next to being vaccinated).

Passengers will continue to board GoRaleigh buses using the rear doors.

(No attachment)

New Bern Station Area Planning: Community Workshops

Staff Resource: Jason Hardin, Planning and Development, 996-2657, jason.hardin@raleighnc.gov

This planning process is set to begin its main phase of community engagement with three weeklong workshops – one for each section of the corridor – and two topic-based "summits." The events will generate a shared vision for how to grow around bus rapid transit (BRT) stations along New Bern Avenue. They will advance the main goals of the project: improving sustainability and reducing carbon emissions by growing around transit and improving future affordability and equity.

Community Planning Workshops. There are three separate workshops, one for each portion of the corridor.

- Western Stations (Blount Street, Swain Street, Tarboro Street, Raleigh Boulevard)
 September 20-23, Tarboro Road Community Center
- Middle Stations (Raleigh Boulevard, King Charles, Medical District)
 October 4-7, Roberts Park Community Center
- Eastern Stations (Trawick Road, Corporation Parkway, New Hope Road)
 October 4-7 Comfort Suites, 1309 Corporation Parkway

The workshops will offer an in-depth opportunity for participants to convey their ideas for the corridor and to watch concepts evolve during the week. Each day will include both a drop-in period throughout the day and a presentation or activity in the evening, and participants can attend multiple days or just one.

The schedule will be the same each week:

• Mondays: Kickoff event 7-9 p.m.

• Tuesdays: Drop-in from 1-6 p.m., summary presentation at 6 p.m.

Wednesdays: Drop-in from 10 a.m.-6 p.m., summary presentation at 6 p.m.

• Thursdays: Drop-in from 10 a.m.-5 p.m., workshop summary presentation 6-8 p.m.

Participants can take part either in person or online. Links to surveys and livestreaming events will be posted on the <u>project page</u> and through multiple communication channels.

Community Summits

- Affordable Housing Summit: September 14, 6-8 p.m., Martin Street Baptist Church. Tell us about your hopes for affordability along New Bern and hear from speakers on strategies and tools.
- Walking and Biking Safety Summit: October 15, 1-4 p.m., Raleigh Urban Design Center, One Exchange Plaza. Let's plan a safer, low-carbon future where walking and biking are prioritized.

The events will be promoted with a postcard to all properties and residents, city email updates, social media, and other means. Staff and consultants are working with the Council-appointed Community Partner Group and ambassadors, who will assist with outreach as well.

(No Attachment)

Partnership Raleigh Community Climate Intern Program and Youth Conservation Corps

Staff Resource: Cathey Ector-Cox, Housing and Neighborhoods, 996-5730, cathey.ector@raleighnc.gov
Megan Anderson, Office of Sustainability, 996-4658, megan.anderson@raleighnc.gov

The Community Climate Intern Program is a partnership between the Housing and Neighborhoods Partnership Raleigh Youth Employment Program and the Office of Sustainability. The Partnership Raleigh Intern program supports the implementation of the Community Climate Action Plan and associated goals to reducing greenhouse gas emissions; understanding the role of equity and the implications of climate change on vulnerable communities; and how the impacts of climate change may affect overall community resilience. This Intern program provides an opportunity for young adults to engage on projects and with departments in support of this work.





This past spring, seven students from six local colleges completed a ten-week project-based internship with City departments including Sustainability, Planning and Development, Raleigh Water, Engineering Services Stormwater Division, Transportation, and Parks, Recreation and Cultural Resources. Interns worked on projects that included investigating the impacts of flood events on Raleigh's built environment and City stormwater regulations specifically including areas of historic disinvestment; assisting in the analysis of properties, neighborhoods, and other community assets located within regulatory floodplains in Raleigh;

helping identify areas that are underrepresented in the Complete Street Implementation Program that have high needs for improvements; creating a hands on community volunteer activity to promote waste reduction and reuse; and collecting data to develop case studies on City and community efforts related to resilience in Raleigh.

Continuing the success of the spring internship program, Partnership Raleigh launched the Youth Conservation Corps along with Parks, Recreation and Cultural Resources this summer. Students worked on a variety of environmental tasks as well as learned many valuable skills such as First Aid/CPR, tree identification, professional tree climbing techniques, bird banding, and water quality testing. Site locations were Walnut Creek Wetland Park, Durant Nature Preserve, Horseshoe Farm Nature Preserve, Annie Louise Wilkerson Nature Preserve, Lake Johnson Park, and Forest Ridge Park. Partnership Raleigh Conservation Corps members led several volunteer projects, with more than forty City employees and community volunteers joining them for their City-wide project at Durant Nature Preserve.

These programs also support the implementation of several key objectives throughout the City of Raleigh Strategic Plan, including youth skill development and engagement, workforce development, climate action, equity, environmental justice, resilience and in support of specific initiatives areas such as transportation, stormwater mitigation, energy use and waste reduction.

Partnership Raleigh is funded by Bank of America and Verizon workforce development initiatives. Staff are working on plans for future cohorts of both programs.

(No attachment)

Weekly Digest of Special Events

Staff Resource: Sarah Heinsohn, Special Events Office, 996-2200, sarah.heinsohn@raleighnc.gov Included with the *Update* materials is the special events digest for the upcoming week. (Attachment)

Council Member Follow Up Items

General Follow Up Item

Raleigh Summer Youth Employment Program 2021 (Council Member Branch)

Staff Resource: Rebekah Dixon, Housing & Neighborhoods, 996-5722, rebekah.dixon@raleighnc.gov

Staff was requested to provide an update on the 2021 Raleigh Summer Youth Employment Program (RSYEP). RSYEP helps teens between the ages of 15 and 18 develop skills and prepare for future employment by spending the summer working for the City of Raleigh. As the pandemic continued, there became a need to be creative in developing a program that kept the program's historical integrity while keeping the participants

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safe. This year, RSYEP took on a different look. The program was modified to a 5-week program introducing a virtual model paired with the traditional in-person opportunities.

Due to time constraints, the application and interview process lasted for two weeks. Instead of face-to-face interviews, the interview process went virtual utilizing a platform called **SparkHire**, and youth conducted their interview to 8 pre-recorded questions. **204 applications were received, and 138 positions were offered. The final hiring number was 117 youth.** Youth were able to select a position within four different pathways. **The pathways were: Junior Counselors, Business & Finance, Healthcare, and Entrepreneurship.**

Junior Counselors worked in **23 of our city community centers**. **5 RSYEP participants were promoted to Parks, Recreation and Cultural Resources staff,** with more pending.

The program developed new partnerships for our virtual model that created a fantastic program for virtual participants. Entrepreneurship participants worked with District C. District C offered a flexible work-based learning model through which teams of students solve real problems for local Raleigh businesses and organizations. With the help of the Minority and Women-owned Business Enterprise (MWBE) Program and program partners, our RSYEP participants worked with the following 8 Raleigh-based businesses: Premier Branding and Marketing, Nourish Raleigh, PM Council Inc, Steeple Collection, A Place at the Table, Vitalink, Wotter, and Deco Raleigh. Students presented pitches to these business owners in a live presentation to over 100 community members.

Business & Finance and Healthcare worked with the Radius Learning Platform. The Radius Learning design is based on the Swiss apprenticeship model, where youth solve real-world assignments guided by top employers. Our virtual employers' partners were Bank of America and UNC Health. Employers provided industry sessions weekly whereas participants could see various careers outside typical jobs within those employers. Every Tuesday, all Radius participants participated in a "Money Matters" workshop where they learned about credit, investments, retirement, and many other topics. We also were able to have a Know Your Rights Panel with five officers from the Raleigh Police Department, where RSYEP participants was able to ask questions and receive answers from RPD.

In addition to District C and Radius, the RSYEP program partnered with **Wake County Public Schools.**Participants earned internship credit and certifications (Virtual Etiquette and Soft skills) provided through WCPSS. Before opening the application, WCPSS Career Academy and Career Development Coordinators met with the Program Manager and helped students navigate the application process. Additional certifications earned with RSYEP was the A-Game certification.

During the fall, participants will be offered the opportunity to participate in Life Skills training that includes workshops surrounding: Resume Development, LinkedIn Profiles with headshots, Interview Etiquette (Traditional and Virtual), Financial Aid, College Applications and Essays, and more. We are also partnering with the College Foundation, and Raleigh Pathways Center will serve as an NC College Application Week Site, and students will have a workshop with Sarita Broadway of the College Foundation on developing their profiles for the college application process.

The completion percentages for each pathway are as follows:

Radius (Business & Finance, Healthcare): 93%

District C (Entrepreneurship): 100%

• Junior Counselors: 91%

Program managers and the City's partners are pleased with the results from this preliminary year of incorporating virtual and look forward to expanding the program further in both the private and public sectors.

(No Attachment)

Follow Up from the July 6 City Council Meeting

Accessory Dwelling Unit Program Update (Mayor Baldwin)

Staff Resource: Charles Dillard, Planning and Development, 996-4631, charles.dillard@raleighnc.gov

During the meeting Council requested that staff look at expediting the work items included in the Accessory Dwelling Unit ADU Work Program. Staff has compiled a memo, included with the *Update* materials, that provides revised deliverable timelines for each of the work items in the program. Additionally, the memo summarizes revisions to the work plan, including the relocation of three items to the ongoing Missing Middle 2.0 Study, as well as the recommended removal of two items.

(Attachment)

Follow Up from the August 17 City Council Meeting

<u>Traffic Enforcement in Five Points Area (Council Member Knight)</u>

Staff Resource: R. Boyce, Police, 996-1429, rico.boyce@raleighnc.gov

During the meeting Council Member Knight shared concerns related to ongoing motor vehicle issues in the Five Points area. Included with the *Update* materials is a staff memorandum prepared in response to the comments.

(Attachment)

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Weekly Events Digest

Friday, September 3 – Thursday, September 9

City of Raleigh Office of Emergency Management and Special Events specialevents@raleighnc.gov | (919) 996-2200 | raleighnc.gov/special-events-office

Permitted Special Events

Fayetteville Plaza - Micro Soccer

City Plaza

Friday, September 3 through Monday, September 6

Event Times: 9:00am - 10:00pm daily (times for special programs vary)

Associated Road Closures: No roads will be closed for the event. The off-street, east-side portion of City Plaza will be used through 9-7-21.

Dine Out @ First Friday City Market

City Market

Friday, September 3

Event Time: 7:00pm - 10:00pm

Associated Road Closures: Wolfe Street between Blount Street and Blake Street, Blake Street between Martin Street and Davie Street, and Parham Street between Martin Street and Wolfe Street will be closed from 6:00pm until 11:59pm.

Morning Times First Friday Market Series

Hargett Street

Friday, September 3

Event Time: 7:00pm - 11:00pm

Associated Road Closures: E. Hargett Street between Fayetteville Street and S. Wilmington Street will be closed from 6:00pm until 11:59pm.

African American Cultural Festival Vendor Village

Duke Energy Center for the Performing Arts Parking Lot

Saturday, September 4 & Sunday, September 5 Event Times: 1:00pm - 7:00pm on 9-4-21 & 9-5-21

Associated Road Closures: No roads will be closed for the event. The Performing Arts Center parking lot between South Street and Lenoir Street will be used from 5:00am on 9-4-21 until 8:00pm on 9-5-21.

Black Flea Market

Raleigh Union Station Plaza

Sunday, September 5

Event Time: 1:00pm - 5:00pm

Associated Road Closures: No roads will be closed for the event. Union Station Plaza will be used from 11:00am until 7:00pm.

Hopscotch Music Festival

City Plaza & Moore Square

Thursday, September 9 - Saturday, September 11

Event Times: 4:00pm - 10:30pm on 9-9-21 & 9-10-21; 12:00pm - 9:00pm on 9-11-21

Associated Road Closures: Fayetteville Street between Davie Street and Lenoir Street will be closed from 6:00pm on 9-8-21 until 2:00am on 9-12-21. Note that the 500 block of Fayetteville Street will remain open for local traffic. Martin Street between Blount Street and Person Street, Blake Street between Martin Street and Wolfe Street, and Parham Street between Martin Street and Wolfe Street will be closed from 7:00am on 9-11-21 until 2:00am on 9-12-21.

Other Upcoming Events

First Friday Raleigh

Friday, September 3 Downtown Raleigh

<u>Primus</u>

Saturday, September 4 Red Hat Amphitheater

Touch-a-Truck at Sanderford Road

Saturday, September 4
Sanderford Road Community Center

Moore Square Market

Sunday, September 5 Moore Square

Rod Wave

Sunday, September 5 Red Hat Amphitheater

Raleigh Rockers Breakdancing in Moore Square

Wednesday, September 8 Moore Square

Public Resources

<u>Pilot Text Alert Program</u>: Sometimes spontaneous events happen downtown and in other areas that could affect local businesses. If you'd like to receive notifications when those events happen, including unpermitted ones, sign up for text alerts.

Event Feedback Form: Tell us what you think about Raleigh events! We welcome citizen and participant feedback and encourage you to provide comments or concerns about any events regulated by the Office of Emergency Management and Special Events. We will use this helpful information in future planning.

Road Closure and Road Race Map: A resource providing current information on street closures in Raleigh.

Online Events Calendar: View all currently scheduled events that impact City streets, public plazas, and Dorothea Dix Park.

Council Member Follow Up



memo

То	Marchell Adams-David, City Manager	
Thru	Patrick O. Young, AICP, Director	
From	Charles Dillard, AICP, Planning & Development	
Department	PlanDev@raleighnc.gov	
Date	August 27, 2021	
Subject	Council Follow-up Item: July 6, 2021 Meeting	
	Accessory Dwelling Unit Update	

Overview

At the July 6th City Council meeting, Mayor Baldwin requested that staff expedite the Accessory Dwelling Unit (ADU) work program, which was detailed in the July 2 Manager's Update as a follow up to the November 4, 2020 City Council presentation. This memo provides a revised timeframe for each of the individual tasks contained within the program. A summary table with target completion dates is below. Staff has commenced internal coordination on each of the work items and is providing weekly updates to Planning & Development leadership.

Item#	ltem	Target Deliverable	Deliverable Summary
1	Create ADU Resource Guide to educate homeowners and the development community	29-Oct	Live website; continual updates planned
2	Create ADU Monitoring Program	10-Sep	Program design complete
3	Explore building permit and facility fee reductions for ADUs	27-Aug	Final determination of fee assessment
4	Create Pre-Approved ADU Program	18-Feb	Pre-approved ADUs on ADU web guide
5	Explore revising UDO to permit Flag Lots	16-Nov	MM 2.0 Presentation to City Council; TC authorization request
6	Study feasibility of Affordable ADU Bonus Program	7-Dec	Presentation to Council
7	Explore creation of Anti-Displacement Loan Program	7-Dec	Presentation to Council
Item#	ltem	Target Deliverable	Deliverable Summary

8	Explore UDO revisions to permit multiple ADUs in TOD-R and other high-demand areas	16-Nov	MM 2.0 Presentation to City Council; TC authorization request
9	Explore revising UDO setback standards to permit limited exemptions for ADUs in high-demand areas	16-Nov	MM 2.0 Presentation to City Council; TC authorization request
10	Study feasibility of Pilot Program to test ADU design typologies	Remove	Remove
11	Explore partnership with non-profit sector to construct Tiny Home Village program	Remove	Remove

Work Program Revisions

The ADU Work Program contains 11 individual tasks, which are detailed in the attached memo that was presented in June. However, upon further review staff recommends that three items be moved to the ongoing "Missing Middle 2.0" study for further implementation. Staff will continue to provide updates on these three items in future ADU Work Program correspondence but will conduct the work within the Missing Middle 2.0 scope. Furthermore, staff recommends that two items be removed outright from the ADU Work Program.

Items Proposed for removal to the Missing Middle 2.0 Study

- Revise UDO to permit Flag Lots: Flag Lots are created through subdivision of an existing "parent" lot to facilitate the financing of a second home. Typically, these new "second" homes are considered the primary dwelling on the new flag lot and are thus not technically ADUs. Staff will present "Missing Middle 2.0" options to City Council in fall 2021. This report will include options for a UDO text change to permit Flag Lots.
- 2. **Permit multiple ADUs in limited high-demand settings**: The "Missing Middle 2.0" report will include a summary of the benefits and constraints of an ordinance to permit multiple ADUs in limited high-demand settings, as well as a proposal for a text amendment.
- 3. Revise UDO setback standards to permit limited exemptions for ADUs in high-demand areas: The third and final "Missing Middle 2.0" study item, staff will present the rationale, constraints, and a proposed text amendment framework to permit ADU setback exemptions in certain high-growth areas of the city.

Items proposed for removal from ADU Work Program

Study feasibility of Pilot Program to test ADU design typologies: Staff proposes
to delay indefinitely the implementation of any ADU pilot program. Should ADU
construction within the existing and proposed ADU policy and regulatory
framework lag below expected rates, staff could resume the Pilot Program study
to identify additional barriers and solutions.

2. Explore partnerships with non-profit sector to construct Tiny Home Village: While Tiny Home Villages are an important initiative in the effort to expand housing access to individuals experiencing homelessness, they are unrelated to ADUs. Staff proposes to remove this item from the ADU Work Program but continue to explore partnerships and limiting factors.

Fee Assessment for ADUs

During the November 4th, 2020 City Council meeting, staff was asked to explore the fee structure for Accessory Dwelling Units. The intent was to minimize the financial burden for permitting ADUs. Staff has completed a study of peer city approaches and discussed the feasibility of removing or reducing each of the standard development fees, including building permit and facility fees that may be assessed to ADU permit applicants.

Based on the recent City Council desire to reduce barriers for ADUs, the current staff practice is not to assess facility fees (with the exception of Raleigh Water Capital Facility Fees, Stub Fees and Meter Fees which cannot be waived) for ADUs. Facility fees are related to utilities, roadways and open space and are typically collected before a building permit can be issued.

Since the adoption of TC-16-19 in July 2020, a building permit fee has been assessed for ADUs. Typically, building permit fees for a small residence such as an ADU would amount to approximately \$300, more or less. Facility fees, on the other hand, can typically exceed \$1,000 and are frequently greater.

To memorialize the City Council direction, staff proposes a UDO Text Amendment that would include an ADU in the list of items exempted from facility fee assessment. Additionally, staff will revise the Fee Schedule to clarify that ADUs will not be assessed building permit fees. The proposed UDO Text Amendment will be included in the Omnibus Text Amendment scheduled for fall/winter 2021. The Fee Schedule would be updated in conjunction with the adoption of the FY23 Annual Budget.

To better understand the fiscal impact of the proposed fee reductions, staff also proposes to include the amount of exempted fees in the ADU Monitoring Program, which will be presented to council every 18 months, beginning in late 2022.

Equity

Housing costs have increased steadily in Raleigh, particularly in high-demand neighborhoods close to downtown. Achieving equity within this environment will require a range of regulatory and programmatic approaches. ADUs are a type of housing that fills a small but important niche in an equitable housing supply.

In the most general sense, ADUs increase the supply of relatively more affordable housing wherever they are built. The small size and absence of land costs, in addition to lower profit imperatives for ADU owners, leads to the units renting at lower rates than apartments in the same neighborhood. In fact, one study from San Francisco demonstrates that ADUs rent for 19 percent less than market rate units in the same

neighborhood, while a study from Portland shows that around 15 percent of ADU inhabitants – often family members - pay no rent. Thus, reducing ADU fees should help to increase the supply of more affordable housing.

ADUs, particularly removing or reducing fees, will increase the supply of housing, particularly in high-demand areas where rents are rising fastest. Furthermore, the small size, privacy and location within neighborhoods that characterize ADUs make them a desirable housing type for a segment of the renter population that desires not to live in larger multifamily settings. Thus, increased ADU supply could both absorb demand for renters in search of small scale, or "gentle density," while simultaneously marginally reducing upward pressure on rents elsewhere, particularly in traditionally Black neighborhoods close to Downtown where displacement risks are high. In other words, every ADU constructed in a wealthy, high-demand neighborhood like Oakwood accommodates a household that might otherwise seek a rental home in neighborhoods like South Park or Worthdale, helping such homes stay affordable.

An additional racial equity benefit of removing ADU fees is that it lowers the barrier to entry for Black homeowners who tend to have less equity to devote toward their design and construction. The pre-approved ADU program will add additional cost-savings. It is important to note that many Black homeowners live in neighborhoods seeing significantly increased demand. From this perspective, Black homeowners who construct an ADU would likely see significant return on investment in the form of rental income.

Reducing ADU fees will also help to achieve the objective of mixed-generation neighborhoods and opportunities to "age-in-place." Many older residents desire to stay in their neighborhoods but cannot, due to a combination of rising taxes, decreased ability to maintain a larger home, and inability to care for themselves and their daily needs. Thus, ADUs are particularly effective at keeping older residents in their communities.

Despite all these benefits, however, it is important to note that simply reducing fees and removing regulatory barriers are not enough to meet the goals of a truly equitable housing supply. Those most likely to have access to the capital needed to construct an ADU are likely to be wealthy and white. In order to capture more fully the equity benefits of ADUs, targeted strategies are recommended. Staff is currently studying affordable ADU loan and anti-displacement programs that could advance the City's equity goals. Staff proposes to present those studies in December, 2021.

Summary

All work completed as part of the ADU work plan will be incorporated into the web-based ADU Resource Guide. As such, while the website is targeted for initial public access in late October, it will be updated regularly as additional work items are completed.



memo

То	Marchell Adams-David, City Manager
Thru	Estella Patterson, Chief of Police
From	Rico Boyce, Major
Department	Police
Date	August 25 th , 2021
Subject	Council Response – Five Points Enforcement Activity

This memo responds to a request from Councilmember Knight for increased enforcement of traffic violations in the Five Points area.

In March 2021, Councilmember Knight requested increased enforcement of speeding vehicles and loud aftermarket mufflers in the area of Five Points. Police department personnel began enforcement in this area, and between March 2nd and March 5th, 2021, they conducted 14 traffic stops for speeding. Five citations and nine warnings were issued pursuant to the traffic stops.

On June 30th, 2021, police department personnel attended a virtual Town Hall event at the request of Councilmember Forte to address residents' concerns about speeding and loud mufflers in an area just south of Five Points. Shortly after the meeting, "Speed Enforcement Area" signs were posted on Glenwood Avenue. These signs remain in place to encourage motorists to abide by the posted speed limit.

During the first week of July, police personnel conducted enforcement in the Speed Enforcement Area and issued two loud music citations, ten loud muffler citations, five speeding citations, and one citation for driving with a revoked license.

A motor vehicle crash occurred in the 1800 block of Glenwood Avenue on July 10th, 2021, resulting in significant damage to businesses on the north side of the Five Points intersection. The extent of damage caused suggests that speed was a factor in the collision. Subsequent to the crash, police department enforcement efforts have resulted in 65 traffic stops and the issuance of 25 citations, and ten warnings for speeding. No additional vehicle crashes have been reported in this area.

Police Department personnel will continue to address speeding and other traffic concerns around Five Points to reduce vehicle crashes involving motorists passing through the area.

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