

BRADSHAW & ROBINSON, LLP

ATTORNEYS AND COUNSELORS AT LAW

HALL-LONDON HOUSE

128 HILLSBORO STREET

POST OFFICE BOX 607

PITTSBORO, NORTH CAROLINA 27312

PATRICK E. BRADSHAW
NICOLAS P. ROBINSON
ANDREW T. SLAWTER

(919) 542-2400

FAX 542-0496

robinson@bradshawrobinson.com

March 12, 2009

Mr. Keith Megginson
Chatham County Planning Department
P. O. Box 54
Pittsboro, North Carolina 27312

VIA HAND DELIVERY

RE: Development Schedule Deadline Extension for The Bluffs, Phase 1B (8 lots) and
Laurel Ridge, Phase 1B (12 lots)

Dear Mr. Megginson:

This letter is to request a three-year extension of the development schedule for Phase 1B of the Laurel Ridge Subdivision as well as a three-year extension of the development schedule for Phase 1B of The Bluffs. In each case, a preliminary plat has been approved and the developer seeks a modification of the development schedule to allow additional time for the filing of the final plat. Each neighborhood is comprised of lots that average five acres in size with a three acre lot size minimum.

You may recall that a three-year extension of the development schedule for The Glens was recently requested by the developer and a two-year extension was approved by the Board. The developers of Laurel Ridge and The Bluffs seek a three-year extension as well on the same bases, namely, issues related to the timeliness of installation of certain wastewater treatment facilities by third party developers. In the event the developers of The Bluffs, Phase 1B and Laurel Ridge, Phase 1B are required to take responsibility for installation of improvements that were to have been installed by a third party, the uncertain credit market also becomes a factor as the likelihood of their ability to secure timely credit facilities is increasingly small and uncertain at this time. Both of these subdivisions have extensive infrastructure (roads, waterlines, sewer lines, etc.) in place for Phase 1A. Of course, the Phase 1A lots (for which final plats have already been recorded) cannot be sold until the wastewater facility issues are finalized as well. Thus, pressing forward with the development schedule so as to install further infrastructure in the form of roads and utilities would be counterproductive until such time as the issues related to the wastewater treatment facilities are resolved.

The current final plat deadline for Laurel Ridge, Phase 1B and The Bluffs, Phase 1B is December 31, 2009. The effect of this request would be to extend the final plat deadline for Phase 1B of Laurel Ridge and Phase 1B of The Bluffs until December 31, 2012.

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We request that you please put this request on the agenda for the April 7, 2009 Planning Board meeting. In the meantime, if you have any questions, please do not hesitate to contact us.

Very truly yours,

A handwritten signature in black ink, appearing to read 'N. Robinson', with a long horizontal flourish extending to the right.

Nicolas P. Robinson

NPR:jbs

c: Cheryl Everette