

From: [Betsy&Ed](#)
To: [Jason Sullivan](#)
Subject: Fwd: Retreat on the Haw River rezoning
Date: Monday, June 16, 2014 6:08:53 PM

Sent from my iPhone

Begin forwarded message:

From: Betsy & Ed <bandebermudez@gmail.com>
Date: June 8, 2014, 3:21:21 PM EDT
To: walter.petty@chathamnc.org, brian.bock@chathamnc.org,
mike.cross@chathamnc.org, jim.elza@chathamnc.org,
pam.stewart@chathamnc.org
Cc: angela.birchett@chathamnc.org
Subject: **RE: Retreat on the Haw River rezoning**

Edilberto and Elizabeth Bermudez

1936 Redbud

Pittsboro, NC 27312

June 8, 2014

<!--[if !supportEmptyParas]-->

Dear Members of the Board of Commissioners:

We are writing to you in reference to the rezoning request, to be considered at your June

16, 2014 meeting, by The Retreat on Haw River for the property whose southern property line

abuts our property line.

<!--[if !supportEmptyParas]--> <!--[endif]-->

The proposed site plan for the development currently calls for approximately 160 lots

within 1,000 feet of the southern property line (approximately 40 of these to lie next to the property line).

We have some concerns regarding the development of this property.

First, the number of homes that will be in close proximity to the properties that lie in the Redbud

subdivision increases the potential for encroachment by residents of these homes (principally children).

Since the homes in Redbud are generally situated on wooded lots with a minimum of 3-5 acres, there

is ample space not visible from these homes that will present an attractive place to "hang out". This

represents a potential liability issue for Redbud property owners.

Second, construction of the homes will result in destruction of the habitat for a variety of wildlife

currently residing on this land. With the loss of habitat the wildlife will move into the Redbud forest. This is

of concern particularly in the case of the deer population, which is already in excess of what the forest can sustain.

Third, development of this much property is likely to take a long time and we are concerned that

there may be unintended effects on the water quality within the Redbud subdivision.

<!--[if !supportEmptyParas]--> <!--[endif]-->

We are requesting that runoff containment measures be required to prevent contamination of the Redbud

streams, lake, and the Haw River and that a welded wire and post fence, at least 6 feet in height, be constructed

on the boundary between Redbud and The Retreat on Haw River. The latter solution was discussed with the legal

representatives of the development at an informational meeting held in April, at which time they indicated that they

were willing to consider it.

We respectfully request that the above concerns be considered in the process of granting rezoning to The Retreat

on Haw River development.

<!--[if !supportEmptyParas]-->

Thank you,

Edilberto and Elizabeth Bermudez

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