

August 18, 2014

Public hearing comments

Mary Beth Grealey
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My name is Mary Beth Grealey and I reside with my family at 105 Turtle Pond Farm Rd in Chatham County. Our parcel is adjacent to 3 properties which are directly adjacent to the Special Districts mentioned in the Briar Chapel Conditional Use Permit. ~~We~~ ^{All residents} are all co-signers of our neighborhood covenants.

SD East

MBG -

I oppose the amendments as currently written. I also question the Kimley Horn traffic update. Using Department of Transportation calculations of 6 daily trips per household, a net increase of 111 units increases the daily trips by 650+ which will further impact the intersection of Andrews Store Road and US 15-501. The Kimley-Horn report states than no change is needed to the Transportation Impact Assessment and indeed, a final draft of the NC DOT's US 15-501 Corridor Study has not included any further amendments to the Briar Chapel TIA while projecting out to the year 2040.

I am especially concerned about the changes and improvements to intersections in the vicinity of the Special Districts, especially Taylor Rd, Andrews Store Rd, Village Way/Morris Rd and the roadway between these. ^{The Turtle Pond neighborhood will be impacted by any road/intersection improvements in this area.}

MBG

I respectfully request that this application be tabled to receive further review from the Chatham County Planning Department and involve landowners beyond those immediately adjacent.

Thank you for your consideration.

MBG

Changing the zoning to one ^{mixed use} zone impacts the traffic planning and puts the county and DOT into reaction mode vs. planning mode.