



PLANNING  
Town of Chapel Hill  
405 Martin Luther King Jr. Blvd.  
Chapel Hill, NC 27514

phone (919) 968-2728 fax (919) 969-2014  
www.townofchapelhill.org

January 25, 2008

**NOTICE OF TOWN REVIEW OF  
TEXT AMENDMENT AND SPECIAL USE PERMIT APPLICATIONS**

The Town recently sent you a notice of applications for a Special Use Permit and a Land Use Management Ordinance Text Amendment, submitted for review by the Chapel Hill Town Council, for the following development:

**Southern Grove Planned Development-Housing (aka Oldham Property)**  
**(File # 9776-89-7469)**

A request has been submitted to the Town for approval of a Special Use Permit for a Planned Development-Housing for 26 single family units with a community well and individual septic sewer systems. The 39-acre site is located on the east side of US Highway 15-501 south of Cole Drive, in the Low Density 1 (R-LD1) zoning district. A portion of the site is also in the Resource Conservation District. Access would be via a new cul-de-sac off US Highway 15-501. The property is outside the Town limits and Urban Service Boundary, and inside the town's Extraterritorial Jurisdiction and the Chapel Hill/Orange County Joint Planning Area. The site is identified as PIN # 9776-89-7469.

Accompanying the Special Use Permit application is a Land Use Management Ordinance Text Amendment application which proposes to eliminate floor area limits for Planned Developments -Housing.

The Planning Board meeting is scheduled for **Tuesday, February 5, 2008 at 7:00 p.m.** to review these applications and the Town's staff's recommendations. The meeting will be held in the **Council Chamber of the Town Hall at 405 Martin Luther King, Junior Boulevard.** A copy of the Planning Board agenda for the meeting can be viewed several days prior to the meeting on the Town's web page at: <http://www.townofchapelhill.org/ABC/agendas/planagenda.pdf> (The time noted on the left side of the agenda is approximate and subject to change.) The Planning Board is interested in hearing your comments on the applications. The Board must allow time to review other development applications and asks that you keep your comments brief and to the point.

The Town Council's public hearing of these applications is tentatively scheduled for **Monday, March 10, 2008 at 7:00 p.m.** in the Council Chamber in Town Hall. You may wish to check with the Planning Department approximately one week before the March 10, 2008 meeting date to confirm whether the applications are on the meeting's agenda. The hearing will include presentation of the applications and recommendations from Town staff and advisory boards, and an opportunity for you to comment on the applications. Council is required to consider these applications much as a court considers a case. Therefore, the council may consider only that evidence presented at the public hearing in making its decisions on the applications.

If you wish to submit your comments in written form, you must do so at the hearing and be available to answer questions about them. Upon request, with five days notice, the Town Clerk (919/968-2743) will provide an interpreter for the hearing-impaired or other needed type of auxiliary aid. The applications are on file in the Planning Department (919-968-2728) and may be viewed weekdays between 8:30 a.m. and 5:00 p.m.

This application is on file in the Chapel Hill Planning Department and may be viewed weekdays between 8:30 a.m. and 5:00 p.m. Although not required, an appointment with Planning Department staff is recommended to ensure staff availability to answer your questions. For more information, please call the Planning Department at (919) 968-2728.