



Town of Chapel Hill TOWN PROPERTIES TASK FORCE

Thursday, March 2, 2017, 8:30 a.m.
Chapel Hill Public Library
100 Library Dr., Chapel Hill, NC 27514

Meeting Minutes

Members present: Council Member Michael Parker (Chair), Council Member Jessica Anderson, Millicent Bowie, Dan Levine, Don Tise

Members absent: Kevin Hicks, Gordon Merklein, Doug Rothwell, Bruce L. Runberg, Rosemary Waldorf

Staff Liaisons Present: Bill Webster, Parks and Recreation Department; Carolyn Worsley, Town Attorney's Office

Others Present: Kevin Robinson, Town Parks and Recreation Department; Ed Barberio, Town Housing and Community Department

The meeting opened at 8:30 a.m. The group convened in a passenger van and departed from the Library.

Driving Tour of Potential Priority Properties

➤ **Action Taken:** The group briefly visited 18 of the 20 properties that have been identified as potential priority properties that may be available for purposes other than their current uses. Sites visited were:

1. Parks and Recreation Department Office, 200 Plant Rd.
2. Fire Station #3, 1615 E. Franklin St. at intersection with Elliott Road
3. Open space known as the Dry Creek properties south of I-40 and on both sides of Erwin Road
4. Eubanks Road Park and Ride Lot, 200 Eubanks Rd.
5. Millhouse Road Parcels adjacent to and across the Town Operation Center (6850 Millhouse Rd.) and Chapel Hill Transit Center (6900 Millhouse Rd.)
6. Fire Station #4, 101 Weaver Dairy Rd. Ext. at intersection with Martin Luther King Jr. Blvd.
7. 2200 Homestead Rd. (vacant building and open space)
8. Police Center, 828 Martin Luther King Jr. Blvd.
9. Open space in the Northside area east of the Norfolk Southern Railroad, south of Village Drive and east and south of Jay Street
10. Parking Lot – 604 N. Rosemary St.
11. Parking Lot – 127 W. Rosemary St.
12. Parking Lot – 100 E. Rosemary St. at intersection with Columbia Street
13. Wallace Parking Deck, 150 E. Rosemary St.

14. Old Post Office, 179 E. Franklin St.
15. Parking Lot – 415 W. Franklin St. (east of Basnight Lane)
16. Parking Lot – 108 Graham St.
17. Open Space near the intersection of Bennett Road and Mt. Carmel Church Road (adjacent to Fire Station #5, 100 Bennett Rd.)
18. Open Space, 1610 US 15-501 South (west side of US 15-501 south of Southern Community Park)

Webster briefed the group on the history of each property, including manner acquired as well as previous and current uses. The group engaged in general brainstorming regarding potential uses for most sites. Potential uses for various sites included recreation facilities, affordable housing, and mixed use development. The tour included side trips to Cedar Falls Park, Homestead Park, and Southern Community Park to discuss potential plans for those sites. The group briefly toured the Old Post Office building, which houses a post office and mailboxes, courtroom and related offices, the Town's teen center and storage for some Town records.

Task Force members made notes on the Potential Priority Properties Comment Worksheet

The van returned to the Library at 11:00 a.m.

Due to the length of the driving tour, the Task Force was unable to reconvene in Meeting Room A at the Library following the tour as originally planned in order to discuss the properties and receive public comment. During the tour, Barberio participated in discussions regarding affordable housing options. Discussion of the properties on the tour was deferred to the next meeting.

Approval of minutes of the February 10, 2017 meeting

- **Action Taken:** As no corrections were received on the draft minutes that had been distributed prior to the meeting, those minutes were deemed approved.

Adjournment

- **Action Taken:** The meeting adjourned at 11:00 a.m.

Next meeting

The next meeting is scheduled for Thursday, March 23, 2017 at 8:30 a.m. in Meeting Room A at Chapel Hill Public Library.

Goal:

- The goal of the Town Properties Task Force is to develop an overall strategic framework and initial ideas for specific sites, including those located in the Downtown area, for Council review in June 2017 and Council action in September 2017.

Resources:

- Project Web Page: <http://www.townofchapelhill.org/town-hall/departments-services/economic-development/town-properties-task-force>
- Board Web Page: <http://www.townofchapelhill.org/town-hall/government/boards-commissions> (Scroll down to Town Properties Task Force)