

## February 2017 Updates

### Statewide:

- Gov. Cooper's 'shovel-ready' infrastructure priorities:
  - Completing I-295 Fayetteville outer loop in Cumberland and Robeson Counties: \$280 million
  - Completing the Winston-Salem northern beltway: \$285 million
  - Improving the I-40 and I-77 interchange in Iredell County: \$204 million
  - Widening 22.2 miles of I-26 in Buncombe and Henderson counties: \$257 million
  - Improving I-95 Northampton, Halifax, Nash, Johnston, Harnett, Cumberland and Robeson counties: \$215 million
  - Completing the Durham-Orange light rail transit project led by the GoTriangle transit agency: \$1.5 billion
  - Widening U.S. 74 in Mecklenburg County: \$426 million
  - Widening I-485 in Mecklenburg County: \$214 million.

### Regional:

- A judge ruled in favor of Fayetteville and other communities downstream of Jordan Lake who said their water supplies were threatened by a state commission's decision to allow three Wake towns to divert water from the Cape Fear River Basin. In March 2015, the state's Environmental Management Commission allowed Cary, Apex and Morrisville to modify a 2001 agreement, known as an inter-basin transfer that allowed those towns to return 24 million gallons of Cape Fear River Basin water per day to the Neuse River Basin. Jordan Lake, a major source of drinking water, lies in the Cape Fear River Basin.

### Chatham County:

- What should Chatham County look like over the next 25 to 30 years and how do we get there? Residents have a chance to weigh in and to provide input during the final stages of developing a Countywide Comprehensive Plan. When completed and adopted, the county's Comprehensive Plan will help guide recommendations for future policies and funding decisions over the next 25 to 30 years.

Chatham County wants to hear from residents and get input on draft recommendations in the Comprehensive Plan. All draft plan materials and a public survey, open until **March 24, 2017**, are posted online [www.planchatham.com](http://www.planchatham.com). "We ask that people share this link with other residents so that we hear from as many people as possible," said Planning Director Jason Sullivan. Visit these websites to learn more about the Chatham County Comprehensive Plan: [www.chathamnc.org/comprehensiveplan](http://www.chathamnc.org/comprehensiveplan)

### Orange County:

- The Orange County Board of Commissioners heard a proposal for a bus rapid transit system that would provide service to residents of Carrboro and Chapel Hill. The proposal was pitched by Brian Litchfield, the director of Chapel Hill Transit, who explained that the service corridor under consideration is intended to benefit commuters. "It starts at the existing Eubanks park-and-ride and then moves down Martin Luther King [Junior] Boulevard through downtown Chapel Hill [...] out to the Southern Village park-and-ride." Three options were presented to commissioners by Litchfield, with each option incorporating a special lane that would keep buses separate from regular traffic flows. "We're talking about dedicated lanes on [option one] and [option two], and then [option three] would be the dedicated center lane." The dedicated lanes would enable buses to make more trips over an anticipated seven-day operating schedule that Litchfield briefed to commissioners. "5:00 AM to 11:00 PM [on weekdays and] 8:00 AM to 11:00 PM [on weekends]," he cited. "Frequency that's anticipated is seven-and-a-half minutes during the day." A study on the system was initiated in 2014 by Chapel Hill Transit that put the estimated number of passengers over the course of 60 hours at over 20,000.

## Wake County:

- The Wake County 2018 Transit Work Plan is available for public comment. Last November, voters approved a referendum to fund the robust ten-year Wake County Transit Plan, and we're starting to see the first elements of the plan unfold," said GoTriangle Board Chair Jennifer Robinson from Cary. GoTriangle, along with the Capital Area Metropolitan Planning Organization (CAMPO), Wake County, and all twelve municipalities in Wake County, are ready to hear from the public on the projects proposed for next year. The public is invited to make comments on the Draft Work Plan between February 20, 2017 and April 3, 2017. For more information or to comment on the plan, visit <http://www.waketransit.com/fy18-work-plan/>

## Apex:

- A proposed neighborhood in a quickly developing area of Apex won its rezoning case Feb. 7, in a 3-2 vote after the developers agreed to larger lot sizes and expedited roadwork. The case was continued following its initial public hearing in January, when council members told developers they'd like to see bigger home lots and guaranteed roadway connectivity. In response, Charlotte-based builder Crescent Homes reduced its proposal for 220 homes on the 87-acre Pricewood assemblage to 200 homes. The land includes seven rural parcels surrounding Pricewood Lane, off Olive Chapel Road.

## Cary:

- Utilities Update Report is noteworthy because it contains all of the 2016 operating data, which has been compared against previous years in many key performance areas. This report contains lots of rich information, but a few key takeaways are below:
  - Water treatment plant production increased from 18.1 million gallons per day (MGD) in 2015 to 18.3 MGD in 2016.
  - Water plant staff is beginning to detect an increase in taste and odor compounds in Jordan Lake that typically increase early each year. They are monitoring this closely and effectively removing the taste and odor compounds from finished water production.
  - Wastewater flows to Cary's three wastewater treatment facilities increased from 17.04 MGD in 2015 to 17.33 MGD in 2016. North Cary and South Cary average daily flows were essentially unchanged from 2015 to 2016 with Western Wake Regional increasing from 4.61 MGD to 4.89 MGD. All three wastewater treatment facilities are maintaining exceptional treatment performance with 96% nitrogen removal and 92% or greater phosphorus removal.
  - Sanitary sewer overflows for 2016 were on par with previous years.
  - Annual biosolids production is at 5,189 dry tons for 2016, which is an increase of 214 dry tons processed in 2015.
- The required neighborhood meeting for the rezoning request for a portion of the Cary Towne Center Mall is set for March 1, and nearby property owners are receiving notification letters this week.
- Cary Stats:
  - Nearly 50% of all buildings and homes in Cary were built from 1980 – 1999.
  - 14% were built prior to 1980. (this means that 36% were built from 2000 – present – correct?)
  - 12% of homes in Cary are rental.
  - 22% of homes inside the Maynard Loop are rental.
- Karen Mills, Cary's finance director, said the bonds will be used to pay for an expansion of the Cary/Apex water treatment facility, upgrading water lines and sewage plumbing and more. Based on her report, Mills said the town would pay off the debt from the bonds in roughly 25 years, comparing its structure to a mortgage payment.
- The Cary Town Council had previously approved widening Green Level West Road from Highway 55 to the I-540 interchange and voted to approve the bid award for \$3.6 million.

### **Chapel Hill:**

- Transit consultants are hosting six public meetings in Chapel Hill starting the last week of February to discuss possible development around stations along the [proposed Durham-Orange Light Rail Transit line](#), which would run along U.S. 15-501. The transit agency and Gateway Planning will present an overview, according to GoTriangle Planning Manager Patrick McDonough. He said they want to hear residents' concerns and aspirations for the areas surrounding the light rail line.
- The Chapel Hill Town Council met to consider a proposal to redevelop the Lincoln Center, an administrative campus under the jurisdiction of Chapel Hill-Carrboro City Schools. The campus was known as Lincoln High School in 1950 when it became an all-black educational institution, but national desegregation efforts led to its repurposing in 1966. The proposal aims to expand the campus by erecting a preschool center, classrooms for technical education and museum space for artifacts from Lincoln High School.
- The Chapel Hill Town Council met on January 18 to consider the establishment of a task force with a purpose of evaluating properties owned by the municipal government. Pam Hemminger, the mayor of Chapel Hill, explained that the proposed task force would reconcile the potential use of those properties with the needs of the town.
- Elkins Hill neighborhood residents and the general public are invited to share interests and ideas about a possible joint project between UNC-Chapel Hill and the Town of Chapel Hill. In this early stage of discussions, the project being considered is a new municipal services facility on University-owned property located on the south side of Estes Drive between Airport Drive and Seawell School Road. The public information session is scheduled at 5:30 p.m. Monday, March 6, in the Magnolia Meeting Room of the Giles F. Horney Building, 103 Airport Drive.

### **Durham (City):**

- The Durham Planning Commission late Tuesday voted against supporting a north Durham rezoning request that would allow for a mixed-use development with a Publix grocery store. The 11-2 vote against recommending the change came after a more than two-hour public hearing and an hour-long discussion among the Planning Commission. The advisory board's recommendation now goes to City Council, which will make the final decision on the rezoning.
- Property adjacent to the Durham Station Transportation Center may be tricky to develop, but Durham City Council members are considering a pre-development agreement with a joint venture group take on the challenge. The 1.9-acre site is located at Jackson and Pettigrew streets, near the 400 block of Willard Street and 100-200 blocks of Jackson Street. During the council's work session, representatives of a joint venture between Durham-based Self-Help Ventures Fund and Raleigh-based affordable housing developer DHIC discussed their interest in a mixed-use and affordable housing project at the "L-shaped" property. The architect of record for the project would be Raleigh-based Cline Design Associates. The council opted to pursue a mixed-use, mixed-income development alternative anchored by multi-family residential rental units and private development at the site, following a September 2015 Department of Economic and Workforce Development presentation.

### **Fuquay-Varina:**

- An overhaul of Fuquay-Varina's transportation plan has emphasized the need to build two new roads to bypass N.C. 55 and U.S. 401's routes through the town. Kimley-Horn, the civil engineering consultancy, was paid to draft the document. The firm presented research backing that recommendation at a meeting of the town's transportation plan steering committee Feb. 2. Their preliminary recommendations suggest the roads – both four lanes wide with a median in the middle – will be necessary to maintaining acceptable traffic flow in and around town by 2040.
- The town's downtown parking supply is meeting current demand, but relies heavily on unofficial dirt, gravel and grass lots, according to a study presented Tuesday to the Board of Commissioners. The \$55,000 study was commissioned last August as part of [a broader effort by Fuquay-Varina](#) to prepare its downtown for anticipated growth and redevelopment. A final report is expected in March.

### **Hillsborough:**

- Town officials in Hillsborough announced plans to replace a rock-laden stormwater drainage swale at Cates Creek Park with a plant-lined rain garden. According to the announcement, the purpose of the rain garden is to "act as a bioretention area by allowing collected [stormwater] runoff to soak into the ground."

## Holly Springs:

- Unified Development Ordinance Amendment: [17-UDO-01 Development Options](#)

## Morrisville:

- The Town Council voted 6-1 to finalize district numbers for recently redrawn council districts, despite one council member's continued protests about how the new map will affect residents. The council voted to switch the numbers of three districts because a new map approved in the fall left District 1, the town's northwest region, without an elected representative until the 2019 election.

## Raleigh:

- Raleigh is one of the fastest growing cities in the United States and in order to keep up with the pace, the city and the state are working together to build a new transportation hub. City officials say construction is about 50 percent complete. Located in the Warehouse District on the west side of downtown Raleigh, Union Station is expected to be one of the biggest catalysts for urban growth the city has ever seen. The transit hub will provide service for Amtrak and regional buses.
- The City of Raleigh has scheduled a public meeting on proposed pedestrian and transit improvements on New Bern Avenue between Tarboro Road and Sunnybrook Road. The public meeting was held on Wednesday, Feb. 22. The improvements proposed for New Bern Avenue include sidewalks, curbs and gutters, a multi-use path, upgraded transit stops, LED street lighting, pedestrian/traffic signal modifications, streetscape, and landscaping.
- Raleigh City Council adopted the Southern Gateway Corridor Study Report and its attendant Comprehensive Plan amendments. The plan outlines a vision for major infrastructure investments that could transform Raleigh's Southern Gateway Corridor into a more vibrant, revitalized area. The gateway covers South Saunders Street and South Wilmington Street. For more information, please visit our [Southern Gateway Corridor Study](#) page or call the City's Urban Design Center at 919-996-4642.
- At its meeting on February 21, the City Council approved the Development Services Fee Study recommendations which will change those City fees charged by the DS department, effective July 1, 2017. There was discussion about grandfathering projects which will have already been submitted for Preliminary Plan Approval by that date. As an example of the fee changes, the building permit for a 2,500 sq ft single family home will increase by approximately 60%.
- Public Hearing schedule:
  - March 7, 2017, 7:00 p.m.
    - Public Nuisance Appeal - Weeks & Sherron, LLC - Various Properties
    - Petition Annexations
      - 2400 Gresham Lake Road
      - 7926 Ray Road
    - Z-24-16 - Litchford Road (Held open from 2/7/17)
    - Z-37-16 - ACC Boulevard
  - March 21, 2017, 2:00 p.m.
    - Raleigh ETJ - Relinquishment of 15 Acres to Wake County - Long/Williams Property (Held open from 2/7/17)
    - TC-1-17 - Historic Districts Development Guidelines (Held open from 2/7/17)
  - June 6, 2017, 7:00 p.m.
    - FY 2017-2018 Proposed Budget

## TCC Updates:

The TCC organizes monthly *Coffee Chats* with municipalities across the Triangle. This type of event provides TCC members with the opportunity to have an informal but intimate conversation with elected officials and senior staff about the area's growth and development. The chats are a TCC Member Only event!

For more information, please contact Charlene at [charlenel@tricc.org](mailto:charlenel@tricc.org)

**Upcoming Coffee Chats: Save the Dates and All Member Invites will be sent one month prior to the chat!**

March 1, 2017 Coffee Chat with Chatham County  
March 8, 2017 Coffee Chat with Duke Energy  
April 5, 2017 Coffee Chat with Town of Morrisville  
May 10, 2017 Coffee Chat with Town of Wake Forest  
June 27, 2017 Coffee Chat with Town of Cary  
August 9, 2017 Coffee Chat with Town of Holly Springs

**Upcoming Luncheon Learn Programs in 2017**

**March 30, 2017 - "Go Big *and* Go Home! The Triangle's Next New Community - Chatham Park!"**

Come hear Preston Development outline their plans for what will be the largest development project in the history of North Carolina! *Keynote Speakers:* Vanessa Jenkins, Chuck Smith & Robin Rose.

Registration is available on-line at <http://www.tricc.org/2017-luncheon-learns/>

May (TBD) Southeast Raleigh/East Durham Development  
July (TBD) University Land & Real Estate  
October (TBD) Completion of 540  
November (TBD) Dix Master Plan

**Other Events:**

**August 4, 2017 - Campaign Training School:**

The Campaign School is designed to give political candidates and their campaign staff the winning edge! The full day interactive school is taught by state and national campaign experts who shared their success stories and show the attendees the latest technologies that would benefit their campaigns. They discuss topics such as; Planning & Budgeting, Elections Laws & Finance Report Deadlines, Fundraising, Voter Lists, Targeting, Identification, Voter Contact, Navigating the New Media & Social Networking.

**September 21, 2017 – Political Pig Pickin’ at Angus Barn.** Get ready for an old fashion political rally and candidate forum, with style! Candidates throughout the region have the opportunity to mingle with hundreds of potential voters.

**Sponsorships are available for all events.**

Visit <http://www.tricc.org/2017-sponsorship-opportunities/> for more information!

**TCC Membership Information**

**In 2017 we will act to:**

- Influence public policy
- Promote responsible stewardship by government
- Shape public opinion through education
- Provide solutions for community issues

If you are not a member of the TCC, please join now and commit your resources to help us. If you are a TCC member, get ready for a year of **action**. We cannot hold our peace and leave the future of this region in the hands of those who fail to understand the benefits of growth, the very growth that has made the Triangle the best place to live in the country.

*“Act now or forever hold your peace.”*

**For more information about TCC membership visit [www.tricc.org](http://www.tricc.org) or call the TCC office at 919 812-7785**