



CHAPEL HILL NORTH

February 2021

Brief update

Council Committee on Economic Sustainability



Market take-aways

- > Reshape retail to create more experiential retail
- > Connect office, new and existing, to other areas in the district. (Pedestrian, and bike to add to connectedness)
- > Improve district Placemaking – begin to change the character of the district
- > Build needed housing:
 - *Large, high-quality condominiums .*
 - *Townhouses and mid-priced condominiums .*
 - *Main Street apartments .*
 - *Independent living, assisted care and memory care for seniors .*



Development

> There are issues to develop on these two parcels:

- 1- Existing mobile home residents
- 2- Infrastructure
- 3- Existing topography and streams

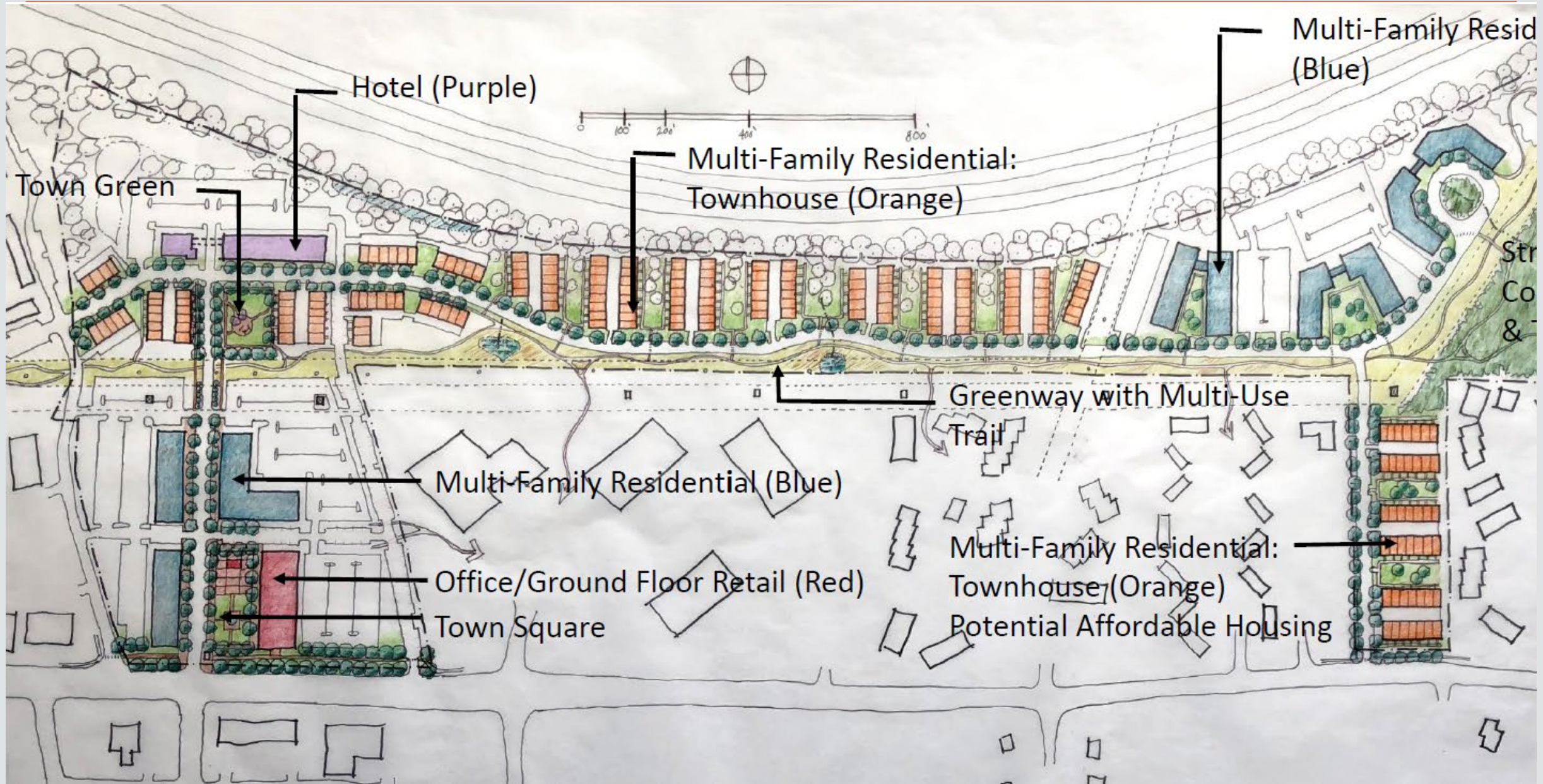
> There are market realities, partially governed by land prices, as to what can be successfully built on these parcels.

> Any new development needs to add to the placemaking and character of the district and support future BRT.



Community Interests

- **Commercial component**
- **Affordable Housing**
- **Middle Housing**
- **Connectivity**
- **Greenway**
- **Public Space**





PROCEED

Economic Development will step back and allow interested parties to proceed through our existing development process for consideration of development.