

## Amy Harvey

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**From:** Jeanette Coffin  
**Sent:** Wednesday, June 17, 2020 4:33 PM  
**To:** delores.bailey@gmail.com  
**Cc:** Judy Johnson; Amy Harvey; Carolyn Worsley; Flo Miller; Laura Selmer; Mary Jane Nirdlinger; Maurice Jones; Rae Buckley; Ralph Karpinos; Ran Northam; Ross Tompkins; Sabrina Oliver; Allen Buansi; Amy Ryan; Hongbin Gu; Jeanne Brown; Jess Anderson; Karen Stegman; Michael Parker; Pam Hemminger; Shakera Vaughan; Tai Huynh  
**Subject:** FW: EmPOWERment Sharing  
**Attachments:** Redistribution of Town of Chapel Hill Bond Funding6.17.20.doc; 107 JOHNSON STREET APARTMENTS6.17.20.pdf

Thank you for your correspondence with the Town of Chapel Hill. The Mayor and Town Council are interested in what you have to say. By way of this email, I am forwarding your message to the Mayor and each of the Council Members, as well as to the appropriate staff person who may be able to assist in providing additional information or otherwise addressing your concerns.

If your email is related to a development application or a particular issue being addressed by the Council, your comments will be made part of the record. If applicable, we encourage you to attend any public meetings related to the items addressed in your email.

Again, thank you for your message.

Sincerely,

Jeanette Coffin



Jeanette Coffin  
Office Assistant  
[Town of Chapel Hill Manager's Office](#)  
[405 Martin Luther King Jr. Blvd.](#)  
[Chapel Hill, NC 27514](#)  
(o) 919-968-2743 | (f) 919-969-2063

**From:** dbailey15able . <[delores.bailey@gmail.com](mailto:delores.bailey@gmail.com)>  
**Sent:** Wednesday, June 17, 2020 3:35 PM  
**To:** Amy Harvey <[aharvey@townofchapelhill.org](mailto:aharvey@townofchapelhill.org)>  
**Subject:** EmPOWERment Sharing

**External email:** Don't click links or attachments from unknown senders. To check or report forward to [reportspam@townofchapelhill.org](mailto:reportspam@townofchapelhill.org)

Amy,  
I have signed up to speak tonight. Would it be possible to share these documents tonight? Is there a way Council will receive them before I speak?

Thanks,

Delores Bailey  
Executive Director  
[delores.bailey@gmail.com](mailto:delores.bailey@gmail.com)  
(919) 967-8779

EmPOWERment Inc. "A Home is Where it Starts"

**Double your year-end giving to EmPOWERment by donating to United Way- "Ten to Watch" on our website [www.empowermentincnc.org](http://www.empowermentincnc.org)**

**EMPOWERMENT**  
**MIDWAY CENTER**  
**CHAPEL HILL, NC**  
**JOHNSON ST.**  
**HOUSING**



ISSUE / REVISION	DATE	NO.

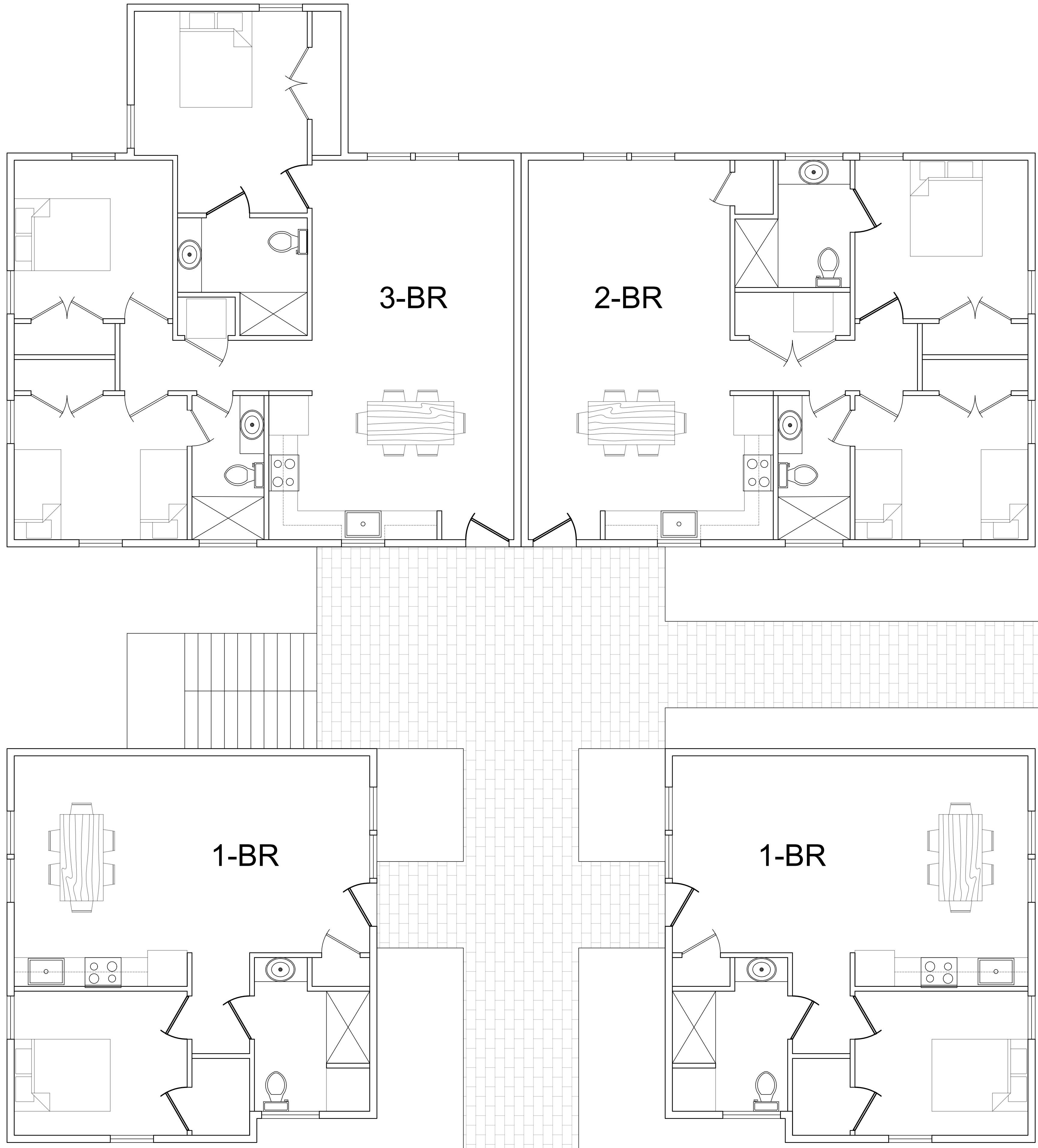
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**ILLUSTRATIVE**  
**SITE PLAN**

Project Number:  
 Scale: **AS NOTED**  
 Date:  
 Sheet Number:

**L-100**

**EMPOWERMENT**  
**MIDWAY CENTER**  
**CHAPEL HILL, NC**  
**JOHNSON ST.**  
**HOUSING**



ISSUE/REVISION	DATE	NO.

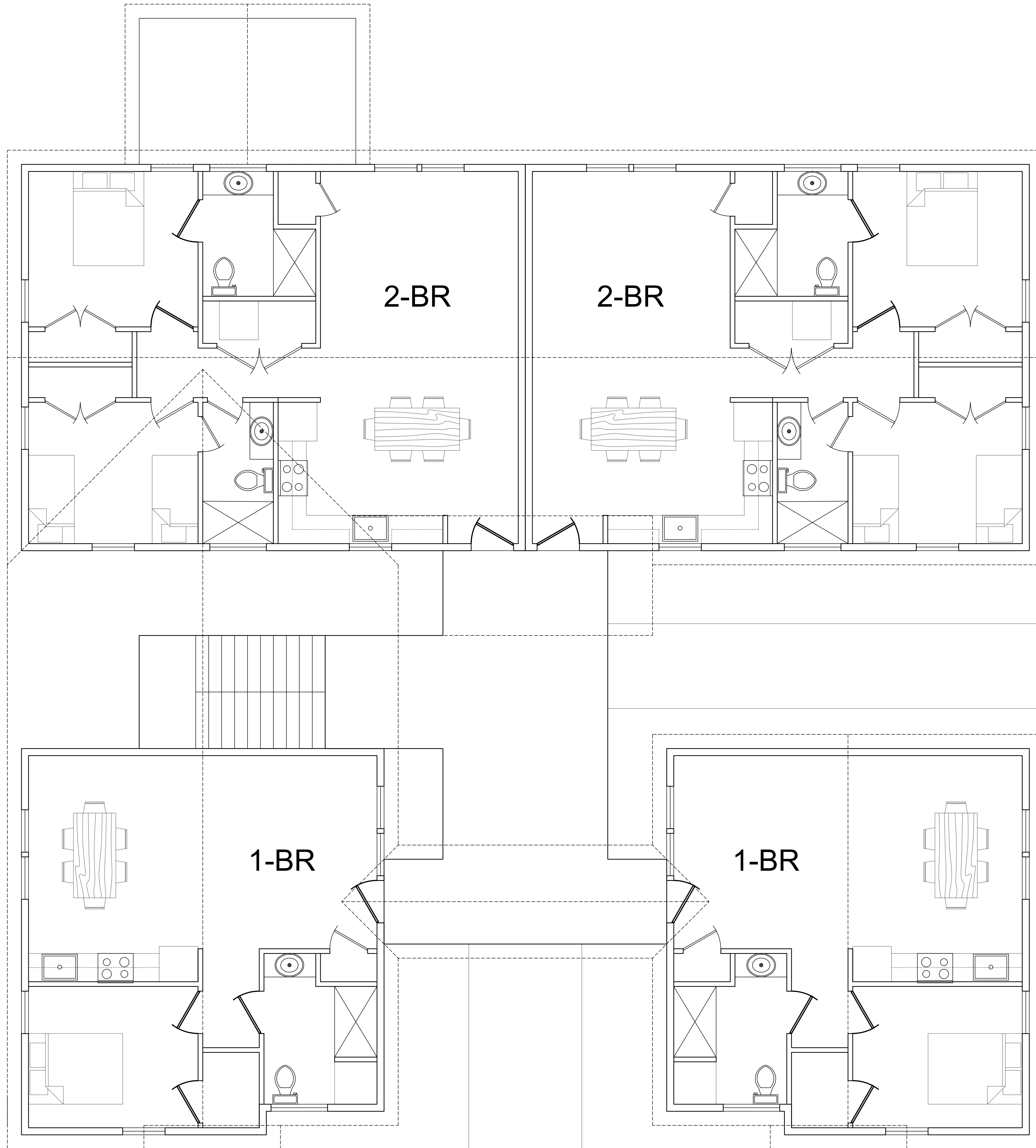
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**BUILDING  
 PLANS  
 1ST FLOOR**

Project Number: \_\_\_\_\_  
 Scale: **AS NOTED**  
 Date: \_\_\_\_\_  
 Sheet Number: \_\_\_\_\_

**A-1.1**

**EMPOWERMENT  
 MIDWAY CENTER  
 CHAPEL HILL, NC  
 JOHNSON ST.  
 HOUSING**



ISSUE/REVISION	DATE	NO.

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**BUILDING  
 PLANS  
 2ND FLOOR**

Project Number:  
 Scale: AS NOTED  
 Date:  
 Sheet Number:

**A-1.2**

**EMPOWERMENT**  
**MIDWAY CENTER**  
**CHAPEL HILL, NC**  
**JOHNSON ST.**  
**HOUSING**



**FRONT ELEVATION**



**REAR ELEVATION**



**LEFT ELEVATION**



**RIGHT ELEVATION**

ISSUE/REVISION	DATE	NO.

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**BUILDING ELEVATIONS**

Project Number: \_\_\_\_\_  
 Scale: **AS NOTED**  
 Date: \_\_\_\_\_  
 Sheet Number: \_\_\_\_\_



**BOARD OF DIRECTORS**

June 16, 2020

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President*

**James Baldwin**

*Community Advocate  
Vice President*

**Jabe Hunter**

*Chapel Hill Police Dept.  
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*Community Advocate*

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**BONNER STUDENTS**

Karleton Tate  
Maria Rita Furtado  
Desiree Lockhart

**NCCU INTERN**

Andrea Wiley

**VOLUNTEERS**

Jalen Nwachukwu  
Jeffrey Ruffin

Dear Council Members,

EmPOWERment Inc. is requesting a redistribution of the Town of Chapel Hill 2020 Bond Funds for the following reasons:

- EmPOWERment, Inc has a project that will add at least eight units to address the affordable rental need within the town of Chapel Hill. This aligns with the Town's Strategic Goal #3.
- EmPOWERment, Inc requested and received acquisition and predevelopment funding early this year for this project which will be located at 107 Johnson Street in the Pine Knolls community. As of date, we have formally requested the parcel that is adjacent to our lot. Once acquired, we will move forward with our plans.
- Immediate funding would allow EmPOWERment to employ the architectural team and the civil engineering firm this summer to keep this project on schedule.
- EmPOWERment, Inc was one of the affordable housing non-profits that campaigned for the passing of the Affordable Housing Bond. However, we are the only affordable housing non-profit not included in the first funding round.
- EmPOWERment, Inc scored during the application process within the range of all other applications. In fact, the Housing Advisory Board discussed giving EmPOWERment, Inc an allotment from the Bond. However, their decision changed when the topic of "site control" came up. Site control is not a criterion for the Bond funds and should not have been used to score EmPOWERment, Inc's application.
- EmPOWERment, Inc believes a funding commitment from the Town of Chapel Hill Bond Fund will strengthen EmPOWERment, Inc's Orange County Bond application which is due July 31, 2020.

Thank you for considering EmPOWERment Inc.'s request for funding. This funding will solidify our common objective to increase affordable housing to all incomes especially those who otherwise would not be able to afford to live in Chapel Hill. So, thank you in advance from them.

Regards,

Delores Bailey

Executive Director

**Midway Business Center 109 N. Graham Street, Suite 200 Chapel Hill, NC 27516**

**Phone: 919-967-8779 Fax: 919-967-0710**

[empowermentincnc@gmail.com](mailto:empowermentincnc@gmail.com)

[www.empowermentinc.org](http://www.empowermentinc.org)