

PETITION TO CHAPEL HILL TOWN COUNCIL -1

January 30, 2019

RE: DISPLACEMENT OF RESIDENTS FROM THE PARK APARTMENTS

Dear Mayor Hemminger and Council:

As you know, the new owners of The Park Apts. in Blue Hill (formerly known as the Ephesus-Fordham area), plans to tear them down. Plans are to re-develop this area, extend Elliott Rd. across Fordham Blvd., and connect it to Ephesus Church Rd. near Ephesus Elementary School.

Park Apts. are the last large community of affordable rental housing for workforce and retired workforce in Chapel Hill. Shortly before Christmas (2018) tenants were notified that they must vacate by June 1, 2019.

The question facing the residents and the Town is: Where will adults and families in 200 apartments find housing? This involves more than 400 people. While market rate units are available in Town, these citizens are unable to afford them and essentially are excluded from the opportunity of living in Chapel Hill. There are waitlists in a few places, but not nearly enough.

Most of Park Apts. buildings are in a low-lying area with poor drainage. Nevertheless, the owners intend to build high-rise market-rate apartments. A concept plan for the new structures has already come before you.

Both you and the Community Design Commission have asked the owners to consider the issues brought on by flooding and to include affordable units in the new design. Last April the owners, Bluerock-Woodfield, said they will make a payment of \$1.5 million to the Town's Affordable Housing Fund. They would not commit to providing any affordable units.

The owners have not offered renters any help with moving expenses. Some tenants are now required to pay month to month rental rates that are higher than yearly lease rates.

Therefore, we make the following two requests:

If the development application should be approved, we strongly urge the Mayor and Council to direct any money received to the Town's Affordable Housing Fund and earmark it toward securing housing and relocating current tenants.

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We further strongly urge that all money be paid to the Town at the time the owner receives approval for the re-development application.

Respectfully yours,

Joan Guilkey

John Morris

Del Snow

Dan Sissor

Molly McConnell

Lindsay Garrison

Julie McClintock

Linda K. Brown

Tom Henkel

David Kiel

Amey Miller

Fred Lampe

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Anne Brashear

David Schwartz

Diane Willis

Robert Willis

Charles Humble

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Rudy Juliano

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Alan Snavelly