



# TOWN OF CHAPEL HILL

Town Hall  
405 Martin Luther King Jr.  
Boulevard  
Chapel Hill, NC 27514

## Item Overview

Item #: 3.1, File #: [25-0049], Version: 1

Meeting Date: 1/29/2025

### AGENDA ITEM EXECUTIVE SUMMARY

#### ITEM TITLE

Call a Public Hearing to Consider a Request to Close a Public Right-of-Way along Huse Street on March 12, 2025

#### RESPONSIBLE STAFF, TITLE, DEPARTMENT

Lance Norris, Director, Public Works Department  
Chris Roberts, Manager of Engineering and Infrastructure, Public Works Department  
Robert Gehris, Engineer III, Public Works Department

#### STAFF RECOMMENDATION

Staff recommends that the Council adopt the resolution to call a Public Hearing on March 12, 2025 to consider a request to close the Huse Street public right-of-way.

#### ACTION/DECISION POINTS\*

Council may adopt the resolution to call a Public Hearing on March 12, 2025 to consider a request to close the Huse Street public right-of-way. On January 15, the Council called this hearing for February 26. The Council plans to reschedule its Council retreat for that date and reschedule the business meeting items on that date to March 12.

#### LEGISLATIVE CONTEXT\*

North Carolina General Statute Sec. 160A-299 sets the process for closing public rights-of-way, requiring the Council to adopt a resolution declaring its intent to close the public right-of-way and to call a public hearing. The resolution will be published once a week for four successive weeks before the hearing. A notice of the closing and public hearing will be posted in at least two places along the right-of-way.

#### BACKGROUND AND CONTEXT\*

NC Chapel Hill Huse Street LLC (the "Owner") has requested the permanent closure of Huse Street, a public right-of-way (ROW) that appears adjacent to the Owner's property on recorded plats. The ROW begins at the southern boundary of the Old Chapel Hill Road Right of way, approximately 250-ft west of the intersection of Pope Road and Old Chapel Hill Road and travels south for approximately 420 feet to a termination point at Durham County parcel number 0709-08-94-8411. The ROW varies in width from 46-ft to 66-ft.

Properties bordering the ROW requested for closure are included in the conditional zoning ordinance CZD-23-2, approved September 27, 2023. A Zoning Compliance Permit application for these parcels is under review (ZCP-24-40). Conditional upon consolidation of parcels per the permit documents, Town Staff do not believe that any parcel owner will be isolated from a public ROW or platted easement because of this requested closure.

**FINANCIAL IMPACT**

Closing of this right-of-way does not create costs to the Town.

**ATTACHMENTS**

Resolution

Closure Request from Thomas & Hutton Engineers (includes NC Statute 160A-299)

Exhibit of Huse Street Requested ROW Closure

**A RESOLUTION TO CALL A PUBLIC HEARING TO CONSIDER A REQUEST TO CLOSE THE PUBLIC RIGHT-OF-WAY PORTION OF HUSE STREET ON MARCH 12, 2025 (2025-01-29/R-2.01)**

WHEREAS, the Town of Chapel Hill has received a request from NC Chapel Hill Huse Street LLC (Owner for the proposed Chapel Hill Crossings Development) to close the public right-of-way portion of Huse Street; and

WHEREAS, the requested public right-of-way is approximately 60-ft wide and begins at the southern boundary of Old Chapel Hill Road, approximately 250-ft west of the intersection of Pope Road and Old Chapel Hill Road and travels south for approximately 420 feet to a termination point a Durham County Parcel 0709-08-94-8411; and

WHEREAS, conditional upon the consolidation of parcels as proposed by the Chapel Hill Crossings Development, Town Staff do not believe that any parcel owner will be isolated from a public ROW or platted easement because of the requested closure; and

WHEREAS, the Town will follow the NCGS 160A-299 to process the closure request; and

WHEREAS, on January 15, the Council called this hearing for February 26; and

WHEREAS, the Council plans to reschedule its Council retreat for that date and reschedule the business meeting items on that date to March 12.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Town of Chapel Hill that the Council hereby declares its intent to consider closing the public right-of-way portion of Huse St.

BE IT FURTHER RESOLVED that the Council calls a Public Hearing at 6:00 p.m. on Wednesday, March 12, 2025 in the Council Chamber at Town Hall, 405 Martin Luther King Junior Boulevard, Chapel Hill, North Carolina to receive public comment on the proposed closure of said right-of-way and hereby authorizes the Town Manager to arrange publication, posting, and mailing of notices of the Public Hearing as required by law.

This the 29th day of January, 2025.