



Public Hearing for the Public Right-Of-Way Closure – HUSE STREET

Date: March 12, 2025



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Staff Recommendation

- That the Council open and close a Public Hearing to consider the closure of a portion of the public right-of-way known as Huse Street.
- Consider adopting the Resolution to close the requested right-of-way area.

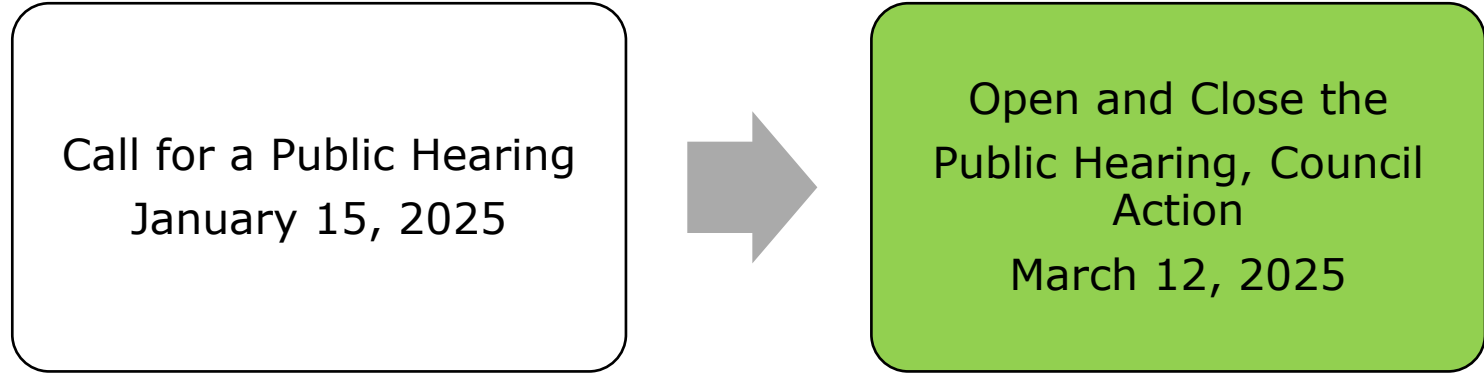
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Right-of-Way Closure Process

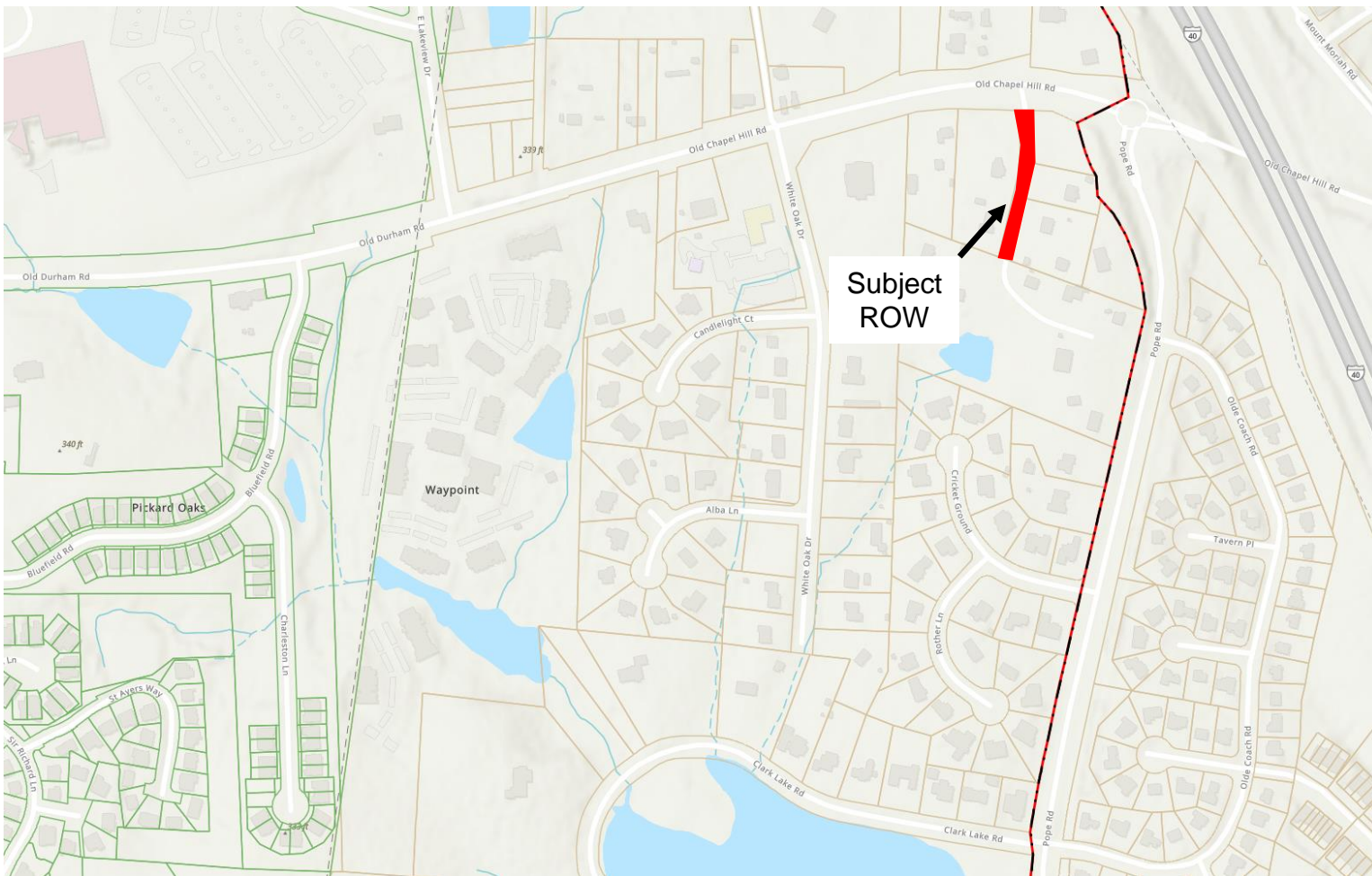
- Review Recorded Plat
- General Statute 160A-299
 - Council adopts a Resolution declaring its intent to close the right-of-way
 - Advertise Notice of Resolution prior to the hearing
 - Call a Public Hearing
 - 30-day appeal period
 - If Approved, any property owner claiming land are responsible for recording a certified copy of the Order, and any necessary plats, with the Register of Deeds

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Where is this in the process?



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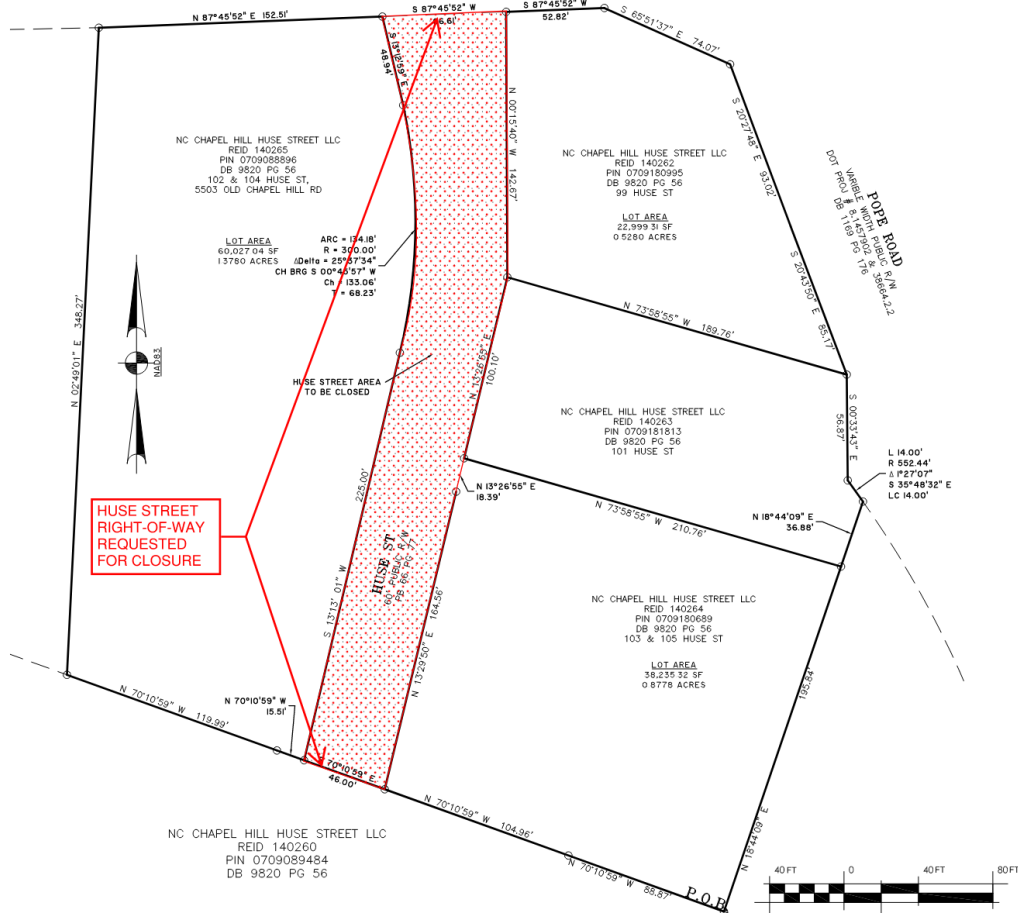


Subject
ROW

Area Map

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OLD CHAPEL HILL ROAD
 VARIABLE WIDTH PUBLIC R/W
 DOT PROJ # 8.1457902 & 38664.2.2 &
 38664.2.F01
 DB 1153 PG 106
 DB 8047 PG 264



FORB ROAD
 DOT PROJ BE 11.091 PG 170
 HMBL E 01/11/2018
 PIN 0709150689
 DB 9820 PG 56

CLOSURE EXHIBIT

Parcel information and closure request provided by Thomas & Hutton, dated October 11, 2024

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Key Considerations

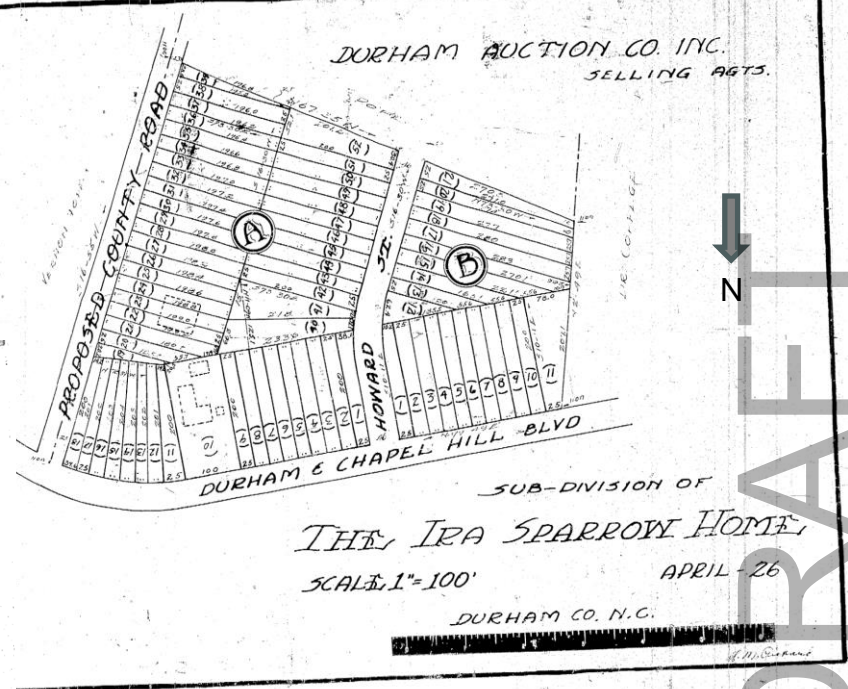
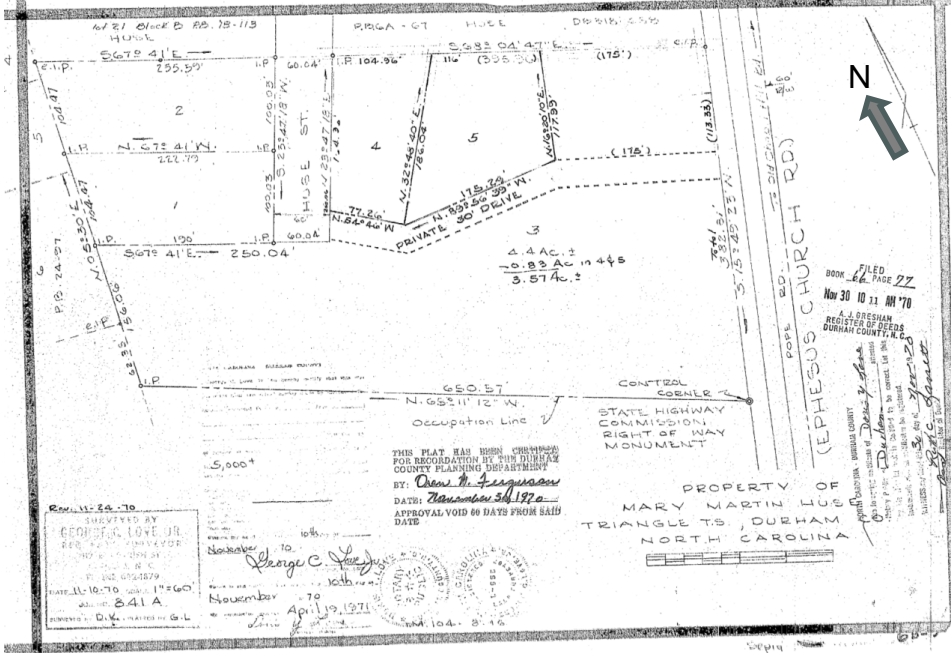
- Closure requested by Developer for 5500 Old Chapel Hill Road.
- Developer owns all 5 parcels bordering this right-of-way
- The Town does not have an apparent need for this right-of-way.
- Once existing houses and existing water main along Huse St are demolished, OWASA will not have a need for this right-of-way
- Staff have notified adjacent owners and received no objections to date
- Adjacent parcels will be consolidated. Closing the Huse St. public right-of-way will not deny access to any properties once lot consolidation has been recorded.

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Recorded Plats

Top right- Huse Street right-of-way from Old Chapel Hill Road (formerly Durham & Chapel Hill Blvd) – Platted in April 1926 as Howard St (Durham Bk 6A, Pg 67)

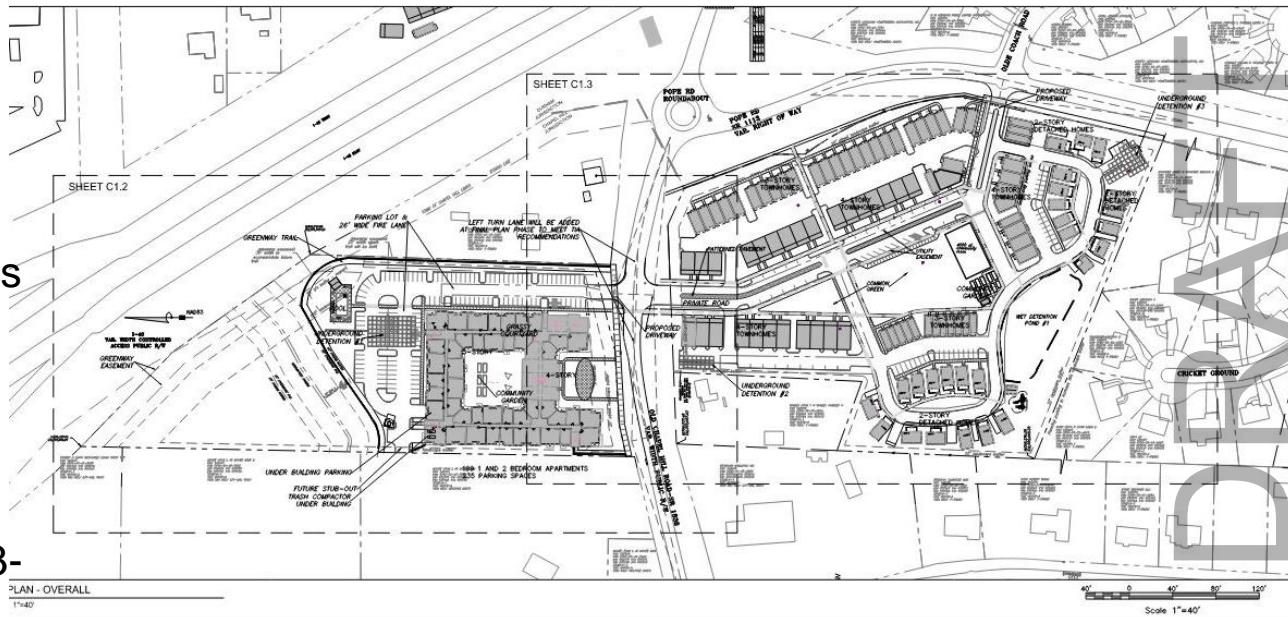
Bottom Left – Huse Street ends at 30-ft private easement/ connection to Pope Road (Formerly Ephesus Church Rd) – Easement through Parcel 0709-08-94-8411 platted November 1970 (Durham Bk 66, Pg 77)



Proposed Development

Chapel Hill Crossings - 5500 Old Chapel Hill Road

- Multi-unit residential/ apartment building proposed North of Old Chapel Hill Road
- Middle income townhomes proposed south of Old Chapel Hill Road
- Conditional Zoning approved by Council in September 2023 (CZD-23-2)



Staff Recommendation

- That the Council open and close a Public Hearing to consider closing the public right-of-way of Huse Street
- Consider adopting the Resolution close the requested right-of-way area.

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