

## Amy Harvey

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**From:** Jeanette Coffin  
**Sent:** Tuesday, January 24, 2023 9:11 AM  
**To:** Bonnie O'Quinn  
**Cc:** Sarah Vinas; Judy Johnson; Corey Liles; Adam Searing; Amy Ryan; Camille Berry; Jeanne Brown; Jess Anderson; Karen Stegman; Michael Parker; Pam Hemminger; Paris Miller-Foushee; Tai Huynh; Amy Harvey; Ann Anderson; Atuya Cornwell; Carolyn Worsley; CHRIS BLUE; James Baker; Loryn Clark; Mary Jane Nirdlinger; Ran Northam; Ross Tompkins; Sabrina Oliver  
**Subject:** RE: Please approve the Aspen Heights proposal

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.

Again, thank you for your message.

Sincerely,

Jeanette Coffin



Jeanette Coffin  
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[Chapel Hill, NC 27514](#)  
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**From:** Bonnie O'Quinn <bonnieloquinn@gmail.com>  
**Sent:** Monday, January 23, 2023 7:08 PM  
**To:** Town Council <mayorandcouncil@townofchapelhill.org>  
**Subject:** Please approve the Aspen Heights proposal

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

January 23, 2023

Dear Mayor Hemminger and Members of the Town Council,

I would like to begin by acknowledging your service to our growing community and its citizens. Having only been involved in going before the Town Council on a couple of occasions, I acknowledge the work, time, and overall selfless commitment it takes to serve as you do.

I am making the time to write today to acknowledge my support of the Aspen Heights development proposal at the corner of Longview and MLK Jr. Blvd. and ask you to do the same. As a long-time resident of the adjoining Columbia Place neighborhood, I have witnessed many changes in the development of nearby properties. The changes on North Columbia and Longview alone have brought both good and bad consequences. I choose to see most of the change as good.

Items to note for my recommendation of this project by these developers:

1. Columbia Place, 15 to 20 years ago, was primarily an owner occupied, quiet community tucked away in a fabulous, basically unknown, location. It is close to downtown, UNC and several options to access I-40 for commutes toward either Raleigh or Charlotte. In the last 10 years this trend has been rapidly shifting and today, Columbia Place is over 60% rentals. I know this will only continue to increase.
2. The proactive engagement by Aspen Heights to speak with the Columbia Place Board of Directors (on which I served) on more than one occasion. The input of time listening to items of concern and how we could address these concerns proactively was very much appreciated. They spoke in ways that brought assurance of doing what is best to serve both Columbia Place and the town of Chapel Hill overall.
3. Serving Chapel Hill includes the focus of affordable housing. I understand Aspen Heights to be committed to this objective in collaborating with the Town to develop the right proposal to allow this to occur.
4. Student housing and parking. The need for student housing is growing as the University grows and will continue to do so. I vote we do it in a way that allows the town to retain its overall charm. I am confident the University, the Town and Orange County will continue to address this with a forward looking approach. While the number of parking spaces allocated will never satisfy everyone, having available parking provided under the housing units in a way that is aesthetically pleasing is a win. Additionally, being located on the Bus Rapid Transit line should support enforcement of the limited number of vehicles.

With the shift in student housing demand growing outside of the UNC campus proper, I can see what will happen in communities like mine at Columbia Place. I know it is my choice to stay in this changing environment or leave. I take responsibility to contribute to my community and town as possible. Today, I hope this letter is received positively as part of that responsibility by providing input toward a project in a town I care about tremendously. Again, I support this Aspen Heights development proposal and hope to see it as a completed and successful project soon.

Thank you for your time and consideration.

Sincerely,

Bonnie O'Quinn

Columbia Place Resident