

Stratford Hills TIC
Attn: Thom Williams
2100 Banbury Road
Raleigh, NC 27608

29 Jan 19

Mr. Bill Webster
Planning and Development Manager
Chapel Hill Parks and Recreation Department
200 Plant Road
Chapel Hill NC, 27514

RE: Town of Chapel Hill Request for Greenway Easement
Stratford Hills Apartments on Bolinwood Drive

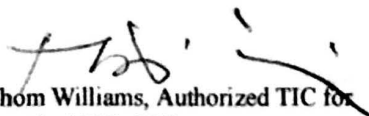
Dear Bill,

Stratford Hills TIC is open to exploring the possibility of dedicating a Greenway Easement to the Town of Chapel Hill to be located on the Stratford Hills Apartments property on the west side of Bolinwood Drive. The Greenway Easement to be dedicated would house an upgraded greenway trail to be constructed by the Town and at the Town's expense. The extents of the easement would be as approximately shown on the attached Exhibit. Stratford Hills TIC would like to place several conditions within the agreement to dedicate this easement and we request that the Town attorney draft the suggested language into the agreement and provide this to us for review. The conditions include but may not be limited to:

1. Stratford Hills TIC would like to receive written acknowledgement from the Town that the area dedicated to the Greenway Easement will be accredited toward future recreation space requirement associated with redevelopment on this site.
2. In addition to the above, Stratford Hills TIC would like for the Town to acknowledge that they will consider allowing for all or a portion of the recreation space credit noted above to be allotted to another redevelopment site in Town – the property located at 881 Martin Luther King Jr. Blvd.
3. Stratford Hills TIC would like to be held harmless from any potential liability associated with the dedication, construction, operation and maintenance of this easement.
4. The Town would be responsible for any expenses related to the dedication of this easement, including but not limited to land surveying services.

We look forward to receiving the draft Greenway Easement Dedication Agreement document for review by our attorney.

Sincerely,


Thom Williams, Authorized TIC for
Stratford Hills TIC

Attachment: Preliminary Easement Exhibit