



**BALLENTINE
ASSOCIATES, P.A.**

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24 Apr 2020

Ms. Judy Johnson, Interim Director of Planning
Town of Chapel Hill
Planning and Department Services
405 Martin Luther King Jr. Blvd.
Chapel Hill, NC 27514

Subject: Charterwood
Completion Deadline Extension

Dear Judy,

Stipulation #1 of the Charterwood Special Use Permit required that construction be completed by June 25, 2019. A one-year extension of this completion deadline was granted by the Town Manager on May 10, 2019, so that construction could be completed by June 25, 2020. This letter is written on behalf of the State Employees' Credit Union to request the Town Council's approval of an additional two-year extension of this completion deadline in accordance with Section 4.5.5 (c) of the Land Use Management Ordinance, so that construction could be completed by June 25, 2022. The Town council may grant extensions of the time limit if it makes the determinations required by 4.5.5 (c)(1)(A) through (c)(1)(C), shown below.

- A. The permit holder submitted the request within sixty (60) days of the completion date;
 - This extension request was made on April 24, 2020, which is 60 days prior to the June 25, 2020 completion date.
- B. The permit holder has proceeded with due diligence and good faith; and
 - Continuous efforts have been made to secure all necessary permits in order to start construction. Permitting processes have taken much longer than anticipated.
- C. Conditions have not changed so substantially as to warrant town council reconsideration of the approved development.
 - There have been no changes to the area or conditions.

Reasons why an additional extension is needed:

1. Town's CDC and staff review/permitting processes took much longer than expected.
2. Project costs came in extremely high, so needed additional time for value engineering.

Reasons why a two-year extension has been requested:

1. Covid-19 pandemic has bestowed some unknowns on the immediate future.
2. A two-year extension coincides with the construction deadline provided in the ZCP Approval.

A payment in the amount of \$1,260.00 will be paid over the phone, per the Town's latest fee schedule.

Charterwood
Completion Deadline Extension
24 April 2020



Please let me know if you need additional information in order to process this request.

Yours very truly,
BALLENTINE ASSOCIATES, PA

A handwritten signature in blue ink, appearing to read "GJR", is written over a thin horizontal line.

George J. Retschle, PE, LEED AP
President

Distribution: Judy Johnson
 Jamie Applequist, SECU