

| NEIGHBORHOOD MEETING SUMMARY |OCTOBER 4, 2017 | 6:30 PM |
17-REZ-27 BAINBRIDGE CARY CHAPEL HILL ROAD

REZONING OF PROPERTY CONSISTING OF +/- 16.06 ACRES
LOCATED IN THE SOUTHWEST QUADRANT OF THE INTERSECTION OF CHAPEL
HILL ROAD and NW MAYNARD ROAD
(17-REZ-27 BAINBRIDGE CARY CHAPEL HILL ROAD)

REPORT OF MEETING WITH ADJACENT PROPERTY OWNERS
ON OCTOBER 4, 2017

Pursuant to applicable provisions of the Land Development Ordinance, a meeting was held with respect to a potential rezoning with adjacent property owners on Wednesday, October 4, 2017, at 6:30 p.m. The area considered for this potential rezoning is approximately 16.06 acres, and is located in the southwest quadrant of the intersection of Chapel Hill Road and NW Maynard Road in the Town of Cary, Wake County. This meeting was held in the Town Council Chambers located in the Cary Town Hall at 316 North Academy Street in downtown Cary. A summary prepared by the Applicant of the items discussed at the meeting is attached hereto as **Exhibit A**. Attached hereto as **Exhibit B** is a list of individuals who attended the meeting.

EXHIBIT A

SUMMARY OF DISCUSSION ITEMS

Below is a list of questions or concerns raised by attendees:

1. A summary of the proposed development was presented by the applicant, including a summary of why the applicant believes the proposal is consistent with the recommendations of the Cary Community Plan.
2. A question about location of access points was raised.
 - It was explained that access points will be better determined at the time of site plan, but that based upon the location of the intersection and the site's frontages, the applicant believes that is shown in the draft preliminary development plan are fairly reliable.
3. Representatives from the North Carolina Railroad Company (NCRC) were in attendance. They had questions related to location of stormwater facilities and potential flooding impacts to the railroad.
 - The applicant acknowledged that the rail line serves as the southwestern boundary of the site. The applicant indicated that stormwater control measures would be located at the low point of the site. Based upon existing topography, the applicant indicated that the stormwater control devices would be located at the southern most tip of the site. The applicant indicated that the stormwater control measures, including discharge points, would be installed consistent with Town of Cary requirements for the same.
4. Representatives from the NCRC asked questions about temporary construction easements, and advised that it is better to identify whether easements will be necessary as soon as feasible.
 - The applicant indicated that they have not gotten to that level of detail, but would follow up once they were able to determine what would be necessary.
5. A question was asked related to timing of development.
 - The applicant indicated that the zoning process was the first step, and that a site plan would have to follow before any construction activity could occur.