

F/L/E/O	LUMO Standard	Location	Feedback
E		S15501 A	I do not believe this is safe for bikes and will always be an issue. Cars go too fast in this area
F/L/E	Site Design	S15501 A	When is the town going to commit to the bike plan. Progress is at a snails pace and the Bronze designation is embarrassing. Chapel Hill should be a Gold Bicycle friendly City, but no staff or council member has stated this goal
E		S15501 A	Biking from this area to the campus area and downtown is dangerous and nearly impossible. This should change.
O		S15501 A	Traveling from these areas to UNC is currently quite pedestrian and bike friendly. Please maintain those options!!
E	Landscaping	S15501 A	Get bikes off the roads. Shade is a priority if you want pedestrians out in the summer.
F/L/E	Site Design	S15501 A	It will be nice to have ped/bike path link SV to downtown & UNC eventually.
F/L/E	Site Design	S15501 A	Without this, traffic volumes may be an issue. Ensure off road facilities for safety and perception of safety to help increase ridership of bike and peds,
F/L/E	Site Design	S15501 A	As Chatham county grows, access to Chapel Hill from this gateway will increase and planning for that should be address (designated bike lanes past Southern Village, etc.)
F/L/E	Site Design	S15501 A	Please connect this area to campus with better pedestrian and bike paths. Its too dangerous now. I live off of mt carmel and would love to be able to walk or bike to events on campus!
F/L/E	Site Design	S15501 A	Walking and biking are the future.
F/L/E	Site Design	S15501 A	Since these areas are relatively small, the emphasis should be on connections to these nodes. There should be a good connection to the Fan Branch Trail for the Southern Village Park and Ride lot. The Pedestrian Connection on the S Columbia site could be improved with the NS BRT project which is proposing 10 foot wide multi-use paths on either side of South Columbia Street. Currently there are six-foot wide sidewalks that could be widened by four feet without impacting neighboring properties significantly.
O		S15501 A	This question is not phrased for the public at-large.
F/L/E	Site Design	S15501 A	I am a biker but I don't bike near this area as there aren't any bike lanes.
F/L/E	Site Design	S15501 A	YES to note bike paths!
F/L/E	Site Design	S15501 A	Bicycling, Busing, walking has to be a priority in this area. All of these activities are currently too dangerous here
E		S15501 A	Bus service needs to service any new housing development.
O		S15501 A	I am not sure what this item means, as its language is quite vague.
F/L/E	Site Design	S15501 A	There is significant gap in our safe pedestrian and bike network in this area--an area with many pedestrians and cyclists. Many more people would cycle or walk to park, pasture, S. Village or north to campus is this objective is met.
E		S15501 A	People in this area must have reliable and consistent access to transit that will connect them with job opportunities safely and swiftly
O		S15501 C	This objective is somewhat vague. The corridor in question is diverse from the S.Village intense compact development, to large forested areas, to historic residential areas north of Fordham. Generally, this gateway has been preserved through the decades with a more green, residential, and historic feel --rich in vistas, limited asphalt, stone walls, small to large homes, etc. than other gateways. Future development should complement this.
L/E	Dimensional Standards	S15501 C	Make sure buildings don't abut 15-501, and that enough green space is left between buildings and 15-501.
F/L	Building Design	S15501 C	Every effort should be made to avoid Rosemary Street effect, where there's hardly any sunlight because tall buildings abut the street.
F		S15501 C	Don't make everything look the same as each other or the same as anywhere USA. There needs to be uniqueness in architecture
F/L/E	Site Design	S15501 C	The Southern Village area and South 15-501 are lovely as they are and so not need any development in order to be a welcoming gateway.
O		S15501 C	I think this applies to both building design and site design. The buildings should be placed, and the sites designed so that they encourage people to walk, bike, and take transit over driving.
E		S15501 C	Can this be re-worded? I can't even tell what this means.
O		S15501 C	Traffic is the biggest issue to the South. Four things seem to drive traffic problems: left turn into st thomas more, single lane exits off of 15-501 and 54, traffic from chatham county and poor light timing on 54.
O		S15501 C	I don't really understand the "southern gateway" concept.
O		S15501 C	I don't know what you mean. More explanation and clarity please to get the educated feedback you're (pretending?) to want.
O		S15501 C	Not really sure what this means. But I like the style of Southern Village, go to movies there and like the concerts in the summer. So please leave the green as is, a great community gathering place.
L	Landscaping	S15501 C	Just don't be boring- natural landscapes with native plants- no more crepe myrtles. Think pollinators!
O		S15501 C	Whatever this means
E		S15501 C	SV did a great job to make its market area viable. The southern community park can be linked with market space better, that will be great.
O		S15501 C	In all the meetings about Obey Creek the developers and city showed very little talent to plaemaking. The drawings looked like they entered spec into a CDA program and took what ever boxes came out. And then there is the issue of the proposed bridge over 15-501. Nothing suitable was proposed. If the city insists on these types of deeopments, then require good architects and good architecture. CH is becoming very ugly.
O		S15501 C	
O		S15501 C	What does this mean? Code for NIMBY?

L	Other	S15501 E	Market rate housing with density bonuses so we can get something under 500k
F		S15501 E	NO MORE HOUSES! Our schools are overcrowded right now and our schools ratings have gone down in the last few years! We need more schools, not MORE people. People like CH for the education and the small town. Many are moving OUT because it is turning into a city.
F		S15501 E	The housing closer to campus along Purefoy and Howell could be improved. Housing near transit hubs is useful.
F/L	Use	S15501 E	Enlarge the housing market.
F/L	Site Design	S15501 E	Housing that has the heart of a village should be encouraged not high rise, modern, ill conceived boxes.
F/L	Use	S15501 E	Plenty of housing already approved along this corridor.
L	Other	S15501 E	The housing needs to be affordable. Currently, a studio unit rents at \$1000+. That's ridiculous unless the goal is to prevent diversity.
O		S15501 E	What kind of housing? Will it be affordable? Seems like every piece of property near campus is being eaten up by developers. I'm going to a town meeting tonight to discuss the 4 houses they want to build behind me. Will there be any trees or farms left?
L	Use	S15501 E	No new housing!!!
O		S15501 E	just make sure to increase schooling appropriately. At Carrboro High School half the students are sitting on the floor at lunch because there is not enough seating
F/L	Use	S15501 E	Yes! there is not enough housing in Chapel Hill. Both of these areas should have new homes, particularly townhomes and mixed-use residential with retail or office space on the bottom.
O		S15501 E	Encourage what will increase the tax base!
F/L	Use	S15501 E	yes - mixed use housing to better reflect what this route will be - a more dense urban corridor.
E/O		S15501 E	Southern Village and Morgan creek hills provide plenty of housing here. Invest in improving existing housing and infrastructure. Chatham Park will provide additional housing in Pittsboro area.
F/L	Use	S15501 E	New housing serving retirees and middle class families should be made available -- not just condos for the rich, or students from rich families.
F/L/E/O	Use	S15501 E	I get that building up is more ecological than building out, but let's not make more than 4 story buildings. And affordable housing is useless without decent mobility plans like bus service
F/L/O	Use	S15501 E	The priority should be for affordable workforce housing. Some mix of other uses should also be encouraged. The residential should include a range of home sizes (from tiny homes up), single family detached, townhomes to condos, etc). Again, scale that is complementary to adjacent areas, vistas, etc. should be promoted.
O		S15501 E	Affordable housing for folks < 30% and 50% AMI is KEY. I highly support using undeveloped land in these areas for this purpose
O		S15501 E	What type of housing?
F/L/E	Building Design	S15501 E	No more than 3 stories, please! Buildings should be set back from the street, NOT like Environ way. Future transit should be bus, NOT Light Rail
F/L/E	Use	S15501 B	Prioritize changes that create a more complete Southern Village retail & Community Center by relocating the park & ride lot.
F		S15501 B	There is some last remaining green space in this area; let's keep more green space
E/O		S15501 B	Care should be taken that flood plains not be built on, and enough green areas remain around multi-story buildings and parking lots to absorb runoff water.
F		S15501 B	This area already has enough traffic with Southern Village. Please leave the area across from Southern Village as green space - put in hiking/biking trails, etc. vs a mall (ugh). As the area continues to grow preservation of green space and giving people places to enjoy are very important. Other parts of the country where I've lived have done a great job preserving green spaces :)
F		S15501 B	We love the pastoral and residential feel of our area. Please work to preserve green areas and prevent urban sprawl.
F		S15501 B	Yes, let's serve what is already here, not build more at the expense of what is already established, as seems to be the norm in America.
F/L	Use	S15501 B	There is an opportunity as we think 30 years out to recognize that this road to rural chatham county is met with a Walmart. As Chatham grows, we have an opportunity to recognize that times have changed and we can increase our commercial tax base with density along this full corridor.
F/L	Building Design	S15501 B	I think this is much more important at the South Columbia / 54 site. It seems like mid-scale multi-family, retail, and some smaller office uses would fit in well here. I think the Southern Village park and ride site is a much more of a blank slate and is not very close to single family homes. In both cases I think the mix of uses is less important than how the buildings are designed to relate and taper down to the existing neighborhoods - which again seems more important at the 54 / S Columbia site
L	Site Design	S15501 B	Mix things up that allows walking and biking shorter distances.
O		S15501 B	not sure what 'complementary' means. Southern Village & surrounding neighborhoods are nice places to live for their accessibility to campus, schools, shopping and Highway 54
L	Landscaping	S15501 B	Open areas with trees are essential to healthy living. KEEP OUR LARGE TREES
O		S15501 B	What exactly does this mean? More buildings or more green areas?
F/L	Use	S15501 B	Keep the open feel! Not too much development.
F/L	Use	S15501 B	Do not try to urbanize the corridor. Those of us who live here want a residential neighborhood.
O		S15501 D	The planned further huge development across Southern Village (O...) will overload existing roads. If at all still possible it needs to be down-scaled and appropriate measures need to be in place for 15-501. The reported calculations were only best case scenarios and did not look at peak traffic hours.
F/L	Use	S15501 D	The surrounding area is leafy residential. We don't need urban development here. Stop trying to redevelop what has been a successful area.
F/L	Use	S15501 D	With the southern community park here, I think it will be nice to have more diverse housing option on the south side of SV.
E		S15501 D	And that does not overly stress transportation systems

F/L	Building Design	S15501 D	Mixing scales is good not bad.
F/L	Use	S15501 D	Don't overdevelop. It's a beautiful area.
F/L	Use	S15501 D	I think it is time to do things differently along this route. Mixed-used with density.
F/L	Use	S15501 D	Keep our parks and open areas free of building. Keep our trails accessible. No more building!☹
F/L	Use	S15501 D	Please slow down development here.
F/L	Use	S15501 D	I know there is no control over Chatham county, but let's avoid large box stores and concrete jungles
E		S15501 D	The current infrastructure does not support increased density - how much more traffic can 15/501 handle? People want to be able to walk/bike to things but where are the bike lanes/sidewalks that support that? Putting more apartments or other denser housing in just adds more cars. Need light rail if you want more density. And we all don't need to be able to walk to a store, we have enough stores.
F/L	Building Design	S15501 D	I think these are the wrong terms to describe the future. Density and intensity are too abstract. I think the urban design of buildings and how they interface with their surroundings is far more important. That being said, the 54 / S Columbia area has more small-scaled houses nearby that new development should respect and taper down to where appropriate. I think the Southern Village Park and ride should also be well designed but should have more people and activity than does the Village Core, which is struggling to keep businesses open as there are not enough people nearby to support a robust local business district. The development on the park and ride lot should have enough people to support local new businesses and those at Southern Village
O		S15501 D	Don't allow developers to build tall buildings just to make more money on their investment. Can the town afford all the services needed by residents of multi-story buildings?
F/L	Dimensional Standards	S15501 D	No more than 3 stories, please! Buildings should be set back from the street, NOT like Environ way. Future transit should be bus, NOT Light Rail
O		S15501 D	Meaning?
F/L	Dimensional Standards	S15501 D	Again, this objective could be interpreted different ways. I interpret it as promoting development that complements the scale and architecture of adjacent land uses. Since this varies significantly from the southern portion of the corridor to the northern, the density/intensity should likewise be varied. The formerly proposed Obey Creek development was too dense/intense for this corridor.
F/L	Dimensional Standards	S15501 D	Density and scale of new development needs to be increase - but only with "great" design and function solutions.

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