

Kimberly,

It came to my attention that questions were raised regarding the issues of on-street parking and emergency vehicle access in regards to satisfying Moncure Fire's requests for Savannah Ridge. This issue was resolved on July 21st in a phone call with Robert Shi.

Below is the correspondence between Robert and myself from July 21st through yesterday to again have confirmation that all issues regarding street parking and fire access have been resolved, and I will absolutely see to it that rules are set forth in the HOA Bylaws that restricts on-street parking in those respected areas. The Timmons Team has gone above and beyond the requirements set forth in the Chatham County Conservation Subdivision Guidelines as well as adhered to all requests made throughout the TRC process for Savannah Ridge, and I know that they will continue that same amount of diligence in the development of this project if allowed the opportunity.

In addition to Robert's support, multiple members of Moncure School, especially the administration, school resource officers, and Principal Justin Sudol have voiced their support for having the neighborhood (especially the fact that it is so close to the school).

Please let me know if there are any other issues that I can assist with. I hope you have a fantastic 2nd half of the week and a great weekend!

Sincerely,

Zach Daugherty
Acquisitions & Development
Garden Street Communities Southeast, L.L.C.
149 US Hwy 70 West
Garner, NC 27529
O: 919.233.6747
C: 910.548.8433

From: Robert Shi <robert.shi@moncurefire.com>
Sent: Tuesday, August 10, 2021 4:57 PM
To: Zach Daugherty
Cc: Elizabeth Ange
Subject: Re: Follow-Up

Zach,

Thanks for the updated site plans. Also, thanks for addressing the parking issues in the areas with the most density. That seems to satisfy my apparatus access concerns. My only further suggestion is to include some enforcement of parking rules in the HOA, if possible.

Best of luck on your submittal, I am in support of residential and business growth in Moncure. I have some firefighters who would love to live in Moncure, but there is not much inventory at the moment. I believe Savannah Ridge would be attractive to those folks.

Best,

Robert Shi (pronounced shy)

Fire Chief
Moncure Fire Department
P.O. Box 289 (Mailing)
2389 Old US 1 (Physical)
Moncure, NC 27559

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Station - 919-542-4191

Direct - 919-302-2302

robert.shi@moncurefire.com

moncurefire.com

On Aug 9, 2021, at 5:32 PM, Zach Daugherty <zdaugherty@gardenstreetcommunities.com> wrote:

<20210701 Savannah Ridge.pdf>

Robert,

Thanks for your call a few minutes ago. Per our conversation, I've attached the submittal that has been presented to the Planning Board for their approval. On page 3 you can find the layout that includes the "No Parking" street signs as well as the road width (20') that you mentioned on our 7/21/21 call would be above and beyond what Moncure Fire would require to have included.

As mentioned, if there are any other issues you'd like to discuss I am more than happy to address them with you. Have a great day.

Sincerely,

Zach Daugherty
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From: Zach Daugherty
Sent: Monday, August 9, 2021 4:30:08 PM
To: robert.shi@moncurefire.com
Cc: Elizabeth Ange
Subject: Re: Follow-Up

Hey Robert,

I wanted to check in with you regarding the planned development across from Moncure School (Savannah Ridge). Could you please give me a call on my cell to discuss?

Zach Daugherty
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O: 919.233.6747
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From: Zach Daugherty
Sent: Wednesday, July 21, 2021 10:41:37 AM
To: robert.shi@moncurefire.com
Cc: Elizabeth Ange
Subject: Follow-Up

Robert,

Thank you again for taking my call this morning to follow up about the questions you brought up at the first TRC meeting for Savannah Ridge. It's good to know we've got your support going forward and that we've addressed all your concerns regarding parking on street and fire access. My information is below, and I've copied Liz Ange with Timmons Group on this message, as she is running point on this project from an engineering standpoint. Shoot me an email, call, or text anytime.

Have a great day and stay safe.

Zach Daugherty
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