

17 September 2021

To: Chatham County Planning Department  
Attn: Angela Plummer

Re: Adjacent Property Owners Discussions

We have met with each of the adjacent property owners that are primarily impacted by the Herndon Farms Development. Below are the current understandings we have with these property owners. We have asked them to independently verify with Planning by email, letter, or appearance at the public hearing Monday, September 20<sup>th</sup> that we have discussed with them what we plan to do in the perimeter buffer to facilitate the granting of the 50% reduction in addition to, in most places, the sever topographical differential.

- PIN: 149, 151 and 199 for Hoyt (Cliff) Collins, mailing address at 465 Sam Jones Rd. Chapel Hill.
  - Clean out old road ditch of inorganic debris
  - Fill in as needed by planting additional trees
  - Irrigate buffer to keep vegetation healthy and lush
  - Install a fence on the property line that ties in with existing fencing.
    - This may be intermittent so as not to remove any vegetation.
  - Agree to sell two lots to this landowner at a price and other conditions to be determined.
  - Where practical, construct a berm along the property line or buffer.
  - Continue communications and submit final landscape and grading plans to landowner when completed and before works begins.
  - Continue communications as project progresses.
- PIN: 50 for Farah Mustafa Abdelkarim and Tahani Kheir at 50 Hidden Oaks Drive
  - Once grading has been completed and before final landscaping is completed, assess view from the back of their property to see if additional plants would be helpful.
  - Continue communications as project progresses.
- PIN: 104 for Andrew and Brigitte Haight at 104 Hidden Oaks Drive
  - The buffer area adjacent to this property was inadvertently cleared by the landowner. The Developer has agreed to construct a berm in this area because it has been cleared then plant the top of the berm with trees.
  - Add a fence on the property line or buffer line. The location and style to be decided before final landscaping.
  - Continue communications as project progresses.
- PIN: 124 for Timothy Brian Perry and Elizabeth Henderson at 124 Hidden Oaks Drive.

- Add a fence on the property line. The style to be decided before final landscaping.
- Continue communications as project progresses.

Thank You,

For Sapolite Development Company, LLC



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M. Travis Blake



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Lesley R McAdams