

GREENE TRACT PROJECT UPDATE

Planning for the future of
our community, *together*.



WHAT IS THE MASTER PLANNING PROJECT?

Orange County, the Town of Chapel Hill, and the Town of Carrboro have launched a ten-month process to co-create a shared vision and Master Plan for the Greene Tract alongside the community. A conceptual land use plan for this 167-acre parcel was approved back in 2021 to include:

- Development, which may consist of affordable and market rate housing, low intensity commercial space, service uses, and maker/incubator space
- Environmental preservation
- Public school and recreational site

The Conceptual Master Plan presented at Workshop 3 can be viewed on Orange County's website [here](#).

HIGHLIGHTS FROM WORKSHOP 3

On September 22, members of the community met at Morris Grove Elementary School to review the updated Greene Tract Conceptual Master Plan, which blends elements of the initial concept options to create a recommended development approach that better addresses community needs.

After signing in, participants were engaged in a presentation by the community engagement and Master Plan consultant teams, as well as staff from the three jurisdictions. This presentation summarized feedback from Workshop 2, introduced the Conceptual Master Plan drawings, and highlighted next steps for the project. Following the presentation, community members discussed the updated Conceptual Master Plan in an open house-style event, where discussion was centered around how the plan addresses each of the Guiding Principles. Facilitators from Thomas & Hutton, Gensler, and VHB captured the feedback and reactions from the community.

CONCEPTUAL MASTER PLAN DRAWINGS

Design consultant Thomas & Hutton created a set of eight drawings as part of the Conceptual Master Plan package.

- Context Plan
- Labeled Conceptual Master Plan
 - Overlay of Guiding Principles
 - Western View of Rogers Rd
- Open Space
- Vehicular Network
- Pedestrian Network
- Land Use Plan

Greene Tract - Conceptual Master Plan



HOW TO STAY INVOLVED

Stay up to date on all things community engagement for the Greene Tract and encourage others to get involved by opting into the newsletter email list, checking out the Greene Tract web page, and attending the upcoming governing body presentations to share your support for the Conceptual Master Plan. Please check the agendas to confirm topics and contact pholtz@orangecountync.gov with any questions.

October 1 at 7:00 PM

Board of County Commissioners
Whitted Human Services Building
300 W. Tryon St
Hillsborough, NC 27278

October 9 at 6:00 PM

Chapel Hill Town Council
Town Hall, Council Chamber (110)
405 Martin Luther King Jr. Blvd
Chapel Hill, NC 27514

October 15 at 6:00 PM

Carrboro Town Council
Town Hall, Council Chambers (110)
301 W. Main St
Carrboro, NC 27510

Guiding Principle 07



Minimize the impact of roads and development on the natural ecosystem within the preserve area.

Guiding Principle 08



Use natural and paved surfaces to provide outdoor recreation opportunities and connect to nearby trail networks.

GUIDING PRINCIPLES DEEP DIVE

Rounding out our summer Deep Dive series are the final two Guiding Principles for the Master Plan, which reflect the role the Greene Tract plays in connectivity. We encourage you to check out the [June](#), [July](#), and [August](#) newsletters to read more about Guiding Principles 1-6.

For decades, the Greene Tract has facilitated interpersonal connections between longtime residents, which is evident through their stories about exploring the land together, harvesting produce in the apple orchard, and enjoying the serenity of the Headwaters Preserve. Community members have also utilized the Greene Tract for a variety of recreational activities like walking, running, and biking, through which they have built relationships while enjoying the natural landscape. These shared experiences have led to mutual concerns for conservation and the impact that development—especially roads—will have on the existing green space.

Respecting the natural ecosystem of the Greene Tract is a top priority, but residents have also voiced a need for both pedestrian and vehicular connections to services and resources within the new development and into the broader Chapel Hill/Carrboro area. It will be critical for the Greene Tract Master Plan to balance these needs to ensure existing and new residents have access to day-to-day resources in addition to a place they can gather, connect with one another, and enjoy the green space that sets the Greene Tract apart.

WANT TO LEARN MORE?

For additional information on the Greene Tract, its history, and more, visit:

www.orangecountync.gov/3070/Greene-Tract