



An Update on Lot 179

A Brief History for Those Not Deeply Involved

Lot 179 is the last remaining lot owned by the developer of Winmore, Capkov Ventures. This lot was initially zoned to be a civic use space, but this turned out not to be a viable option, and Capkov needs the Carrboro Town Council to approve a change to their permit in order to build something different on this lot.

Initially they wanted to build a 12-unit condo, but neighbors overwhelmingly did not support the plan, with the major concern being the density of the building not being appropriate for the space. The HOA has worked with Capkov to arrive at a solution we feel is beneficial to the neighborhood: dividing the lot into 3 single family homes consistent with existing home designs in the neighborhood.

We believe this plan is the best option for this lot and addresses all the concerns that neighbors brought up about the previous plan.

New Updates

On March 15, the Carrboro Town Council heard Capkov's request to change the conditional use permit on Lot 179. Rather than voting on the plan at that time, the Town Council voted unanimously to hold a public hearing to give neighbors the opportunity to discuss the plan with council members. Specifically they are hoping to hear from neighbors who emailed council members with concerns during prior proposals of changes to this property (i.e., the condo proposal).

A public hearing will be held on April 26. Any interested neighbors may attend and be a part of the discourse. [More information is available on the Carrboro City Council site.](#) We are happy to receive any questions you might have and explain why, as your HOA, we are in support of Capkov's plan and are hoping the Town Council will vote to approve it following this public hearing.

—Christina Berkowitz, Winmore HOA Vice President