

Chris Bowley

RE: EXTERNAL: Re: EXTERNAL: Re: EXTERNAL: Re: Project Energy

June 11, 2024 at 1:13 PM EDT

To: Katherine Cathey; TC Morphis

Cc: Brandy Lynch

Katherine, that looks good.

Thanks,



Chris Bowley, AICP
Planning & Zoning Director
Person County Government

(336) 597-7423 Ext. 3423 (office)

cbowley@personcountync.gov

325 S. Morgan Street, Roxboro, NC 27573

Correspondence to and from this email address may be subject to public disclosure upon request in accordance with the North Carolina public records law.

From: Katherine Cathey <kcathey@personcountync.gov>

Sent: Tuesday, June 11, 2024 11:56 AM

To: TC Morphis <morphis@broughlawfirm.com>

Cc: Brandy Lynch <blynch@personcountync.gov>; Chris Bowley <cbowley@personcountync.gov>

Subject: RE: EXTERNAL: Re: EXTERNAL: Re: EXTERNAL: Re: Project Energy

Please see attached for the consent agenda and let me know if you have any recommended changes.

Thanks,
Katherine



**Katherine M. Cathey, ICMA-
CM**
County Manager
Person County Government

(336) 330-2205

kcathey@personcountync.gov

304 S. Morgan Street, Room 212, Roxboro, NC
27573

Correspondence to and from this email address may be subject to public disclosure upon request in accordance with the North Carolina public records law.

From: TC Morphis <morphis@broughlawfirm.com>

Sent: Tuesday, June 11, 2024 11:16 AM

To: Katherine Cathey <kcathey@personcountync.gov>

Cc: Brandy Lynch <blynch@personcountync.gov>; Chris Bowley <cbowley@personcountync.gov>

Subject: EXTERNAL: Re: EXTERNAL: Re: EXTERNAL: Re: Project Energy

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Yes, that's perfect. I revised the resolution slightly to remove the reference to "Exhibit A" and to more clearly identified what will be closed.



Phone 919-929-3905
Mobile 919-602-3528

Web www.broughlawfirm.com

Email morphis@broughlawfirm.com

T.C. Morphis, Jr.

Partner
1526 E. Franklin St., Ste. 200

Chapel Hill, NC 27514

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From: Katherine Cathey <kcathey@personcountync.gov>
Sent: Tuesday, June 11, 2024 10:57 AM
To: TC Morphis <morphis@broughlawfirm.com>
Cc: Brandy Lynch <blynch@personcountync.gov>; Chris Bowley <cbowley@personcountync.gov>
Subject: RE: EXTERNAL: Re: EXTERNAL: Re: Project Energy

[EXTERNAL Sender]

Will the attached map work?



**Katherine M. Cathey, ICMA-
CM**

County Manager
Person County Government

(336) 330-2205

kcathey@personcountync.gov

304 S. Morgan Street, Room 212, Roxboro, NC
27573

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From: TC Morphis <morphis@broughlawfirm.com>
Sent: Tuesday, June 11, 2024 10:18 AM
To: Katherine Cathey <kcathey@personcountync.gov>
Cc: Brandy Lynch <blynch@personcountync.gov>; Chris Bowley <cbowley@personcountync.gov>
Subject: EXTERNAL: Re: EXTERNAL: Re: Project Energy
Importance: High

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Katherine,

The resolution is attached.

I realized that I have not seen a map of the actual portion of Country Club Road that is to be closed. A map needs to be attached to the resolution as Exhibit A. The map does not need to be a survey, but it needs to be accurate enough that our Commissioners (and the State Board) will clearly know what it being requested to be abandoned. I'm happy to put together the map if I have information to work off of, but Chris might be able to do it more it quickly.



T.C. Morphis, Jr.

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Chapel Hill, NC 27514

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Mobile 919-602-3528

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Email morphis@broughlawfirm.com

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From: Katherine Cathey <kcathey@personcountync.gov>
Sent: Tuesday, June 11, 2024 8:50 AM
To: TC Morphis <morphis@broughlawfirm.com>; Chris Bowley <cbowley@personcountync.gov>
Cc: Brandy Lynch <blynch@personcountync.gov>
Subject: RE: EXTERNAL: Re: Project Energy

[EXTERNAL Sender]

Hi, T.C.,

I think we left it that you were working on the resolution (similar to Forsyth County's) for the board to consider on June 17. We hope to publish the agenda packet around lunchtime today. Please send this as soon as possible or let me know if I need to prepare it.

Thanks,
Katherine



**Katherine M. Cathey, ICMA-
CM**
County Manager
Person County Government

(336) 330-2205

kathey@personcountync.gov

304 S. Morgan Street, Room 212, Roxboro, NC
27573

Correspondence to and from this email address may be subject to public disclosure upon request in accordance with the North Carolina public records law.

From: TC Morphis <morphis@broughlawfirm.com>
Sent: Wednesday, June 5, 2024 10:05 PM
To: Chris Bowley <cbowley@personcountync.gov>; Katherine Cathey <kathey@personcountync.gov>
Cc: Brandy Lynch <blynch@personcountync.gov>
Subject: EXTERNAL: Re: Project Energy

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Katherine and Chris,

Per G. S. 136-63 (attached) the State Board of Transportation must approve the abandonment of a road located in the County that is part of the State Highway system. I also found a 2017 example of the process from Forsyth County. In summary, the local DOT District receives a petition for abandonment and then verifies that the County Commissioners want the road closed. I recommend our Board adopt a resolution to this effect along the lines of the Forsyth County example. The request then goes to the NC Board of Transportation, and if approved, the right-of-way can then be formally closed by the County Commissioners per G.S. 153A-241, as outlined in Chris' memo.

The Board of Transportation meets monthly (<https://www.ncdot.gov/about-us/board-offices/boards/board-transportation/Pages/Board-Meeting-Dates.aspx>), but I don't know how long it takes to get on agenda. I suggest reaching out to our local district engineer to get more details about their process.



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Mobile 919-602-3528

Web www.broughlawfirm.com

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Partner
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Chapel Hill, NC 27514

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From: Chris Bowley <cbowley@personcountync.gov>
Sent: Tuesday, June 4, 2024 9:33 AM
To: Katherine Cathey <kcathey@personcountync.gov>
Cc: TC Morphis <morphis@broughlawfirm.com>; Brandy Lynch <blynch@personcountync.gov>
Subject: RE: Project Energy

[EXTERNAL Sender]

Good morning, Katherine. Please see the revised memo on ROW abandonment with anticipated estimates to complete included.

I provide the Zoning Verification Letter to you this afternoon.

Please let me know if you need anything additional.

Thanks,



Chris Bowley, AICP
Planning & Zoning Director
Person County Government

(336) 597-7423 Ext. 3423 (office)

cbowley@personcountync.gov

325 S. Morgan Street, Roxboro, NC 27573

Correspondence to and from this email address may be subject to public disclosure upon request in accordance with the North Carolina public records law.

From: Katherine Cathey <kcathey@personcountync.gov>
Sent: Monday, June 3, 2024 5:00 PM
To: Chris Bowley <cbowley@personcountync.gov>
Cc: TC Morphis <morphis@broughlawfirm.com>; Brandy Lynch <blynch@personcountync.gov>
Subject: RE: Project Energy

Hi, Chris,

I sent your signed NDA to the site consultants and received the following response:

Could you all please send us a timeline with dates and steps to get the property rezoned and the zoning language description changed to account for data centers and the closing of the state road?

Once the project can review, they'll quickly coordinate the call with their attorney and anyone else on their team along with your team.

As we discussed this morning, a zoning interpretation letter may suffice rather than a text amendment. I think T.C. was going to get more information about the approval process for closure of the state road.

Please let me know if you have any questions or would like to discuss further.

Thanks,
Katherine



**Katherine M.
Cathey**

County Manager
Person County
Government

(336) 330-2205

kcathey@personcountync.gov

304 S. Morgan Street, Room 212, Roxboro, NC 27573

Correspondence to and from this email address may be subject to public disclosure upon request in accordance with the North Carolina public records law.

From: Chris Bowley <cbowley@personcountync.gov>
Sent: Monday, June 3, 2024 1:26 PM
To: Brandy Lynch <blynch@personcountync.gov>
Cc: Katherine Cathey <kcathey@personcountync.gov>; TC Morphis <morphis@broughlawfirm.com>
Subject: RE: Project Energy

Hello, Brandy. Please see the attached and enjoy your vacation!

Thanks,



Chris Bowley, AICP
Planning & Zoning Director
Person County Government

(336) 597-7423 Ext. 3423 (office)

cbowley@personcountync.gov

325 S. Morgan Street, Roxboro, NC 27573

Correspondence to and from this email address may be subject to public disclosure upon request in accordance with the North Carolina public records law.

From: Brandy Lynch <blynch@personcountync.gov>
Sent: Thursday, May 30, 2024 9:29 PM
To: Chris Bowley <cbowley@personcountync.gov>
Cc: Katherine Cathey <kcathey@personcountync.gov>; TC Morphis <morphis@broughlawfirm.com>
Subject: Project Energy

Good Evening Chris,
I am very excited to send you this email. I have attached a NDA from a Project that I have been working with. Katherine, TC and I all are under NDA. I have spoken with the Project consultants tonight and they have asked that I send this NDA to you this evening. It is my understanding you may be on a few calls coming up and as always your expertise is needed like NEVER before.

If you could take a look at this NDA and send it back to me as soon as possible. TC has full knowledge of this project and of their NDA's let any of us know if you have any questions.

I will let you know, all ED project are confidential, but this one has expressed it more than any I have ever been involved in. I am so happy to be able to finally bring you into the fold and hopefully get things moving in the right direction.

Have a great evening!!!!

Brandy

PS, you will get an out of office reply on my email. I am supposed to be on vacation but I am not sure what that

word is anymore. Especially in the last year! 😊😊 I say all that to say call me on my cell if you need me, 336-583-1033.