

**ORANGE COUNTY  
DEPARTMENT OF ENVIRONMENT, AGRICULTURE,  
PARKS AND RECREATION**

**MEMORANDUM**

**To:** Board of County Commissioners  
Bonnie Hammersley, County Manager

**From:** David Stancil, DEAPR Director  
Kim Livingston, Land Conservation Manager

**Date:** October 12, 2017

**Subject:** "Pickoretum" Development Plan

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In 2005, Orange County accepted a conservation easement on the Dr. Charles Keith property consisting of 81 acres located at the end of Marion's Ford Road in Bingham Township. The property is known as Keith Arboretum due to the remarkable variety of trees and shrubs from around the world planted over many years by Dr. Keith. The conservation easement was intended to help protect the Keith Arboretum, the undeveloped woodlands, and the Morgan Creek headwater streams located on the property. All future development rights were relinquished, with the exception of potential walking trails, new maintenance structures for the Arboretum, and visitor/educational center and accessory structures. All development was restricted to a designated building envelope.

In 2015, the property was sold to Unique Places to Save, a North Carolina Non-Profit corporation. Since this transfer of ownership, the vision for this property has expanded. Commissioners Rich and Marcoplos, the County Manager, Deputy County Manager and DEAPR staff, and met with staff from Unique Places to Save at their request, to discuss their future plans for what they call "Pickoretum," and how it may impact the terms of the conservation easement. DEAPR staff is currently working with Unique Places to Save to ensure the proposed development on the property does not violate the terms of the Orange County conservation easement.

The proposed plan for this property is not finalized and is constantly evolving. As plans crystallize, we will bring any potential changes to the Board. If you would like more information on the proposed plan, please contact Kim Livingston (919-245-2514) or myself (919-245-2522).

cc: Donna Baker