

| Agenda Item | cover sheet

for consideration by the Apex Town Council

Item Type: PUBLIC HEARING

Meeting Date: April 28, 2026

Item Details

Presenter(s): Bruce Venable, Planner III

Department(s): Planning

Requested Motion

Public Hearing and possible motion regarding various amendments to the Unified Development Ordinance (UDO).

Approval Recommended?

The Planning Department recommends approval.

The Planning Board unanimously recommended approval at their April 13, 2026 meeting.

Item Details

Requested by Environmental Advisory Board:

1. Amendments to Secs. 8.2.2.B.1 *General Landscaping Design Standards, Plant Materials, Use of Native or Adaptive Plant Materials* and 12.2 *Definitions, Terms Defined* in order to create a definition for native plants and to clarify that landscaping for all Town property shall only use native plants that are listed within in the Town's Development and Design Manual.

Requested by Planning Staff:

2. Amendment to Sec. 4.3.5.D.2 *Use Classifications, Commercial Uses, Office and Research* in order to clarify that overnight stays shall be permitted only when associated with a physician ordered sleep study.
3. Amendments to Sec. 7.2.1.B *Subdivisions, Design Standards, Streets, Street Rights-of-Way* in order to prohibit the installation or use of artificial turf within the right-of-way of any new subdivision or site plan approved after April 28, 2026.

Requested by Water Resources Staff:

4. Amendments to Sec. 6.2.17.B *Flood Damage Prevention Overlay District, Standards for Streams without Established Base Flood Elevations, Floodways, and/or Non-Encroachment Areas, Provide Flood Data* in order to update the requirements for providing flood data. The amendment would allow applicants the option to use base flood elevations (BFEs) shown on the North Carolina

Emergency Management (NCEM) non-regulatory floodplain map as an alternative to commissioning a hydraulic study and report.

Attachments

- PH11-A1: Staff Report - Unified Development Ordinance (UDO) Amendments- April 2 2026- A
- PH11-A2 PB Report to TC- Unified Development Ordinance (UDO) Amendments-April 2026 -A
- PH11-A3: Public Notice - Unified Development Ordinance (UDO) Amendments - April 2026 - A
- PH11-A4: Ordinance - Unified Development Ordinance (UDO) Amendments - April 2026 - A

