

| Agenda Item | cover sheet

for consideration by the Apex Town Council

Item Type: PUBLIC HEARING

Meeting Date: August 8, 2023

Item Details

Presenter(s): June Cowles, Senior Planner

Department(s): Planning

Requested Motion

Public hearing and possible motion to approve Rezoning Application No. 23CZ10 Salem Church Road Parcels. The applicant, Sundance of NC, LLC, seeks to rezone approximately 2.9 acres from Residential Agricultural (RA) to Medium Density Residential-Conditional Zoning (MD-CZ). The proposed rezoning is located at 1529, 1531, 1535 Salem Church Road.

Recommendation

The Planning Department recommends approval with the conditions as offered by the applicant only if the following condition is added:

- Developer shall provide roadway frontage improvements along Salem Church Road consistent with a 35-foot back-to-back typical section with 5-foot sidewalk on a 60-foot right-of-way.

The Planning Board held a Public Hearing on July 10, 2023 and unanimously voted to recommend approval of the rezoning with the conditions offered by the applicant.

Item Details

The properties to be rezoned are identified as PINs 0743818238, 0743819289, and 0743911218

Attachments

- PH3-A1: Staff Report - Rezoning Case No. 23CZ10 - Salem Church Road Parcels
- PH3-A2: Vicinity Map - Rezoning Case No. 23CZ10 - Salem Church Road Parcels
- PH3-A3: Planning Board Report to Town Council - Rezoning Case No. 23CZ10 - Salem Church Road Parcels

