

| Agenda Item | cover sheet

for consideration by the Apex Town Council

Item Type: NEW BUSINESS

Meeting Date: August 18, 2020

Item Details

Presenter(s): Drew Havens, Town Manager

Department(s): Administration

Requested Motion

Discussion and possible motion to provide financial support for the Kissena Lane Affordable Housing project in the form of waivers of administrative fees and issuance of grants from the Affordable Housing Fund for Water and Sewer Capital Reimbursement Fees and Recreation Fees-in-lieu contingent upon application for annexation of the associated property into the Apex town limits.

Approval Recommended?

Yes

Item Details

The owner of properties on Kissena Lane is attempting to collaborate with Habitat for Humanity to provide 9 affordable single-family units. To make the project more viable and reduce the costs of land for Habitat for Humanity, the owner is requesting approximately \$5,335 in administrative fee waivers or reimbursements, \$30,561 in grant funding for Recreation Fee-in-lieu, and \$49,122 in grant funding for Water and Sewer Capital Reimbursement Fees. The owner has indicated that the waivers and grants would reduce the land costs by 14.5%.

Town Council rezoned the property in January with a condition that the housing be affordable for households with an income at 70% or less of the area median income. All units in the project will be constructed for affordable housing. Infrastructure construction is expected to begin in September with lots possibly being available by the end of 2020. The developer is requesting administrative fee waivers and reimbursements at the Town's earliest convenience to reduce costs. Recreation Fees are due at plat and Water and Sewer Capital Reimbursement Fees will likely be due at building permit. The developer asks for the grants to cover those fees be made in time for the recording of the plats, which is expected to be in late 2020 or early 2021.

Attachments

- Letters requesting grants and fee waivers

