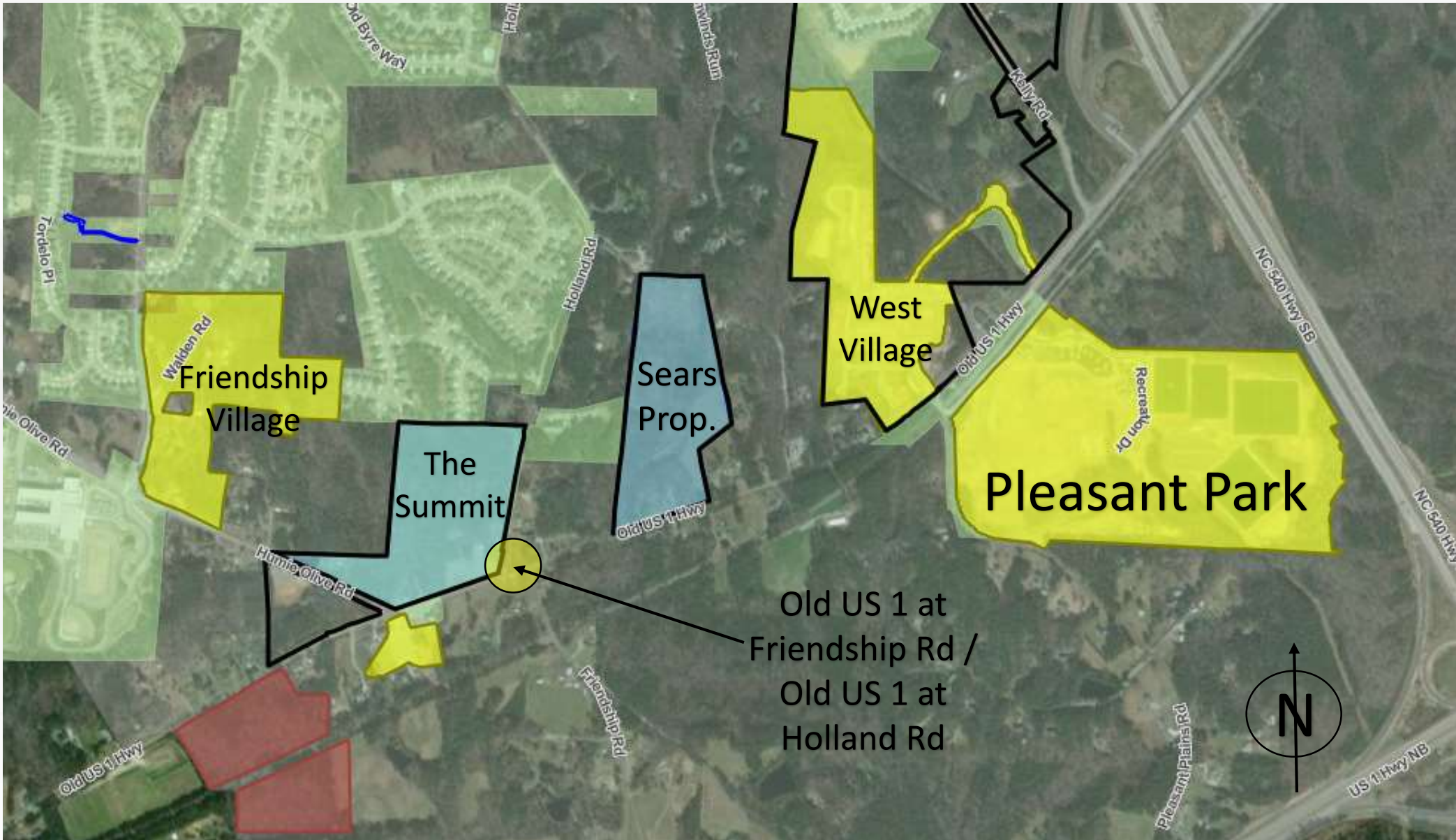




Old US 1 at Friendship Rd & Holland Rd Improvements Apex Town Council

August 13, 2024







nearmap

Imagery © 2024 Nearmap, HERE

50 ft

Vertical

Thu Feb 1 2024



Pleasant Park

- Site Plan Committed Improvements for Friendship Rd
 - Construct 150' westbound left turn lane
 - Construct 100' northbound left turn lane
 - Phased to opening of ballfields (Phase 3A)- end of 2026



The Summit PUD

- Zoning Condition for Friendship Rd
 - Lengthen northbound left turn lane +50'; assumed prior construction*
- Zoning Conditions for Holland Rd
 - Construct 75' eastbound left turn lane
 - Construct 350' southbound right turn lane
 - Install traffic signal when warranted, or if not warranted by 100th platted lot pay fee-in-lieu
- Additional Commitment to NCDOT for Holland Rd
 - Construct 100' westbound right turn lane

*Roadway plans for The Summit Residential Phase (Beazer Homes) include the northbound and westbound left turn lanes at Friendship Rd to be constructed subject to funding agreement with Town of Apex



Friendship Road Traffic Signal

- Fall 2023: Apex study showed a signal is warranted
- Spring 2024: NCDOT agreed to permit a signal
 - Signalizing Friendship Rd requires signalizing Holland Rd together due to close spacing
 - There are no developer commitments for a traffic signal at Friendship Rd



Yellow = The Summit PUD Requirement
Blue = Pleasant Park Phase 3A Requirement
Green = No Assigned Development Requirement

Holly Springs Fee in Lieu

- Spring 2024
- Friendship Innovation Park zoning condition for \$133,000 fee in lieu toward roadway improvements at Friendship Rd
- Goodwin (Yield North) Phase 1 zoning condition for \$9,220 fee in lieu toward roadway improvements and \$8,033 toward a traffic signal at Friendship Rd
- Apex staff have discussed possible agreement with Holly Springs staff to transfer payment toward completing turn lane improvements & traffic signal

Intersection	Improvements	Total Cost	Estimated Funding Breakdown		
			<i>Beazer Homes</i>	<i>Apex</i>	<i>Holly Springs</i>
Old US 1 / Holland Rd	Old US 1 EB LT + WB RT + Holland Rd SB RT	Unknown	100%	\$0	\$0
	Holland Rd Traffic signal	\$150,000	\$0	\$150,000	\$0
Old US 1 / Friendship Rd	Old US 1 WB Left Turn Lane	\$278,000	\$167,000	\$39,890	\$71,110
	Friendship Rd NB LT	\$230,000	\$152,000	\$6,890	\$71,110
	Friendship Rd Traffic signal	\$150,000	\$0	\$141,967	\$8,033
		\$808,000	\$319,000	\$338,747	\$150,253
		Est. Cost Share (%):	39.5%	41.9%	18.6%