

| Agenda Item | cover sheet

for consideration by the Apex Town Council

Item Type: PUBLIC HEARING

Meeting Date: July 21, 2020

Item Details

Presenter(s): Amanda Bunce, Current Planning Manager

Department(s): Planning and Community Development

Requested Motion

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

Approval Recommended?

The Planning and Community Development Department recommends approval.

The Planning Board heard these amendments at their July 13, 2020 meeting and unanimously recommended approval.

Item Details

UDO Amendments Summary

Requested by the Planning Committee:

1. Amendments to Sec. 2.3.4.F *Planned Development Districts, Standards* in order to increase the RCA reduction that can be approved by Town Council and add additional performance standards for such reduction in the Planned Unit Development-Conditional Zoning and Traditional Neighborhood-Conditional Zoning districts.
2. Amendments to Sec. 8.1.2.A *Resource Conservation Area, Establishment of RCA* in order to reduce the ratio of off-site RCA to on-site RCA and to amend the standards and process for the approval of off-site RCA.
3. Amendments to Sec. 8.1.2.C *Resource Conservation Area, Size of the RCA* in order to decrease the amount of RCA required inside the Apex Peakway and increase the amount of RCA required south and west of NC 540 with certain exemptions.
Amendments to Sec. 8.2.6 *Buffering* in order to update section references based on changes in Sec. 8.1.2.C.

Requested by Planning Staff:

4. Amendments to Sec. 4.2.1 *Use Table, General* in order to add subsection I *Prohibited Uses in Residential Districts* in order to prohibit parking on residential property that is not accessory to the residential use.

5. Amendments to Sec. 6.3.1.G.5 *Small Town Character Overlay District, Residential Building Standards* in order to exempt multi-family dwellings over four (4) units from the prohibition on slab on grade foundations.
6. Amendments to Sec. 9.1.2.B *Design Standards, Applicability* in order to expand the applicability of the design standards for residential development to all zoning districts while retaining the exemption for one- and two-family dwellings.

Attachments

- Staff Report
- Ordinance
- Legal Notice

