

| Agenda Item | cover sheet

for consideration by the Apex Town Council

Item Type: CONSENT AGENDA

Meeting Date: September 26, 2023

Item Details

Presenter(s): Angela Reincke, Parks Planning Project Manager

Department(s): Parks, Recreation and Cultural Resources

Requested Motion

Motion to approve a fee-in-lieu of dedication for the Townes on Tingen

Approval Recommended?

Yes

Item Details

Every person who subdivides or develops land for residential purposes shall prior to the time of final approval of the Master Subdivision Plan or Minor or Major Site Plan agree to dedicate a portion of such land, as set forth in this Article 14 of the Unified Development Ordinance (UDO) for the purpose of providing park, recreation or open space sites to serve the future residents of the neighborhood within the Town of Apex corporate limits. The Townes at Tingen was rezoned to HDMF-CZ through Rezoning Case No. 21CZ27 (1010 Tingen Rd) and also to HDMF-CZ through Rezoning Case No. 23CZ07 (940 Tingen Rd). The combined 2.48-acre project is located on the west side of Tingen Road south of Apex Elementary School and north of Harbor Haven Drive planned for 20 Single Family Attached units that are being provided as one-hundred percent (100%) affordable housing through a partnership with an affordable housing provider.

Exemptions: When a development contains 45 units or less in a single-family attached subdivision only the payment of fees-in-lieu shall be required, unless the development abuts an existing or planned park or greenway. As such, the Townes on Tingen subdivision with 20 Affordable Single Family Attached units are being recommended to pay a fee-in-lieu of land dedication.

Attachments

- CN7-A1: Townes on Tingen Subdivision Plan - Fee-In-Lieu (FIL) of Land Dedication

