



## Agenda Abstract

### BOARD OF COMMISSIONERS

Meeting Date:	Oct. 28, 2024
Department:	Planning and Economic Development
Agenda Section:	Consent
Public hearing:	No
Date of public hearing:	N/A

#### PRESENTER/INFORMATION CONTACT

Shannan Campbell, Planning and Economic Development Manager

#### ITEM TO BE CONSIDERED

**Subject:** East Village at Meadowlands (Auman Village) Request for Development Approval Extension

##### Attachments:

1. 2024 Applicant request letter
2. 2022 SUP extension letter granted
3. Original Special Use Permit document

##### Summary:

In late 2020 the town board approved the Special Use Permit for the East Village at Meadowlands, a 76-unit townhome community to be constructed by Habitat for Humanity of Orange County. The Special Use Permit vested the development for a period of two years from the date of approval putting its initial expiration date at Dec. 22, 2022. In late 2022, Habitat representatives contacted town staff and let them know that they were still intending to build the project but due to COVID and project cost escalations, they needed more time. The town board approved an extension for another two years, putting the new project expiration date at Dec. 14, 2024. Habitat has been working on construction drawing approval and may still make that deadline but is requesting another six-month extension just in case, for a new expiration date of **June 14, 2025**.

##### Financial impacts:

N/A

##### Staff recommendation and comments:

Staff recommends issuing an additional six-month extension because the applicant has made good faith progress in moving the project forward, however staff does not support any additional extensions. The project will have been approved for almost five years upon its next expiration deadline and many regulations have changed since the project was originally approved, which is why projects are often only give that initial two years to start construction.

##### Action requested:

N/A