



Legislation Details (With Text)

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Title:	A Request to Set a Quasi-Judicial Public Hearing for Consideration of a Special Use Permit-A Subdivision Project at 8522 Old NC 86				

PURPOSE: The purpose of this agenda item is to request that Town Council adopt a resolution setting a public hearing date for consideration of a Special Use Permit-A for a subdivision project at 8522 Old NC 86. If approved, the permit will allow for the construction of 72 single-family homes.

Indexes:

Code sections:

Attachments: 1. Attachment A - Resolution, 2. Attachment B - Vicinity Map

Date	Ver.	Action By	Action	Result
3/21/2023	1	Town Council		

A Request to Set a Quasi-Judicial Public Hearing for Consideration of a Special Use Permit-A Subdivision Project at 8522 Old NC 86

PURPOSE: The purpose of this agenda item is to request that Town Council adopt a resolution setting a public hearing date for consideration of a Special Use Permit-A for a subdivision project at 8522 Old NC 86. If approved, the permit will allow for the construction of 72 single-family homes.

DEPARTMENT: Planning Department

CONTACT INFORMATION: Marty Roupe, Development Review Administrator, 919-918-7333 or mroupe@carrboronc.gov <<mailto:mroupe@carrboronc.gov>>

COUNCIL DIRECTION:

☐ Race/Equity ☐ Climate ☒ Comprehensive Plan ☒ Other

Setting a public hearing for a development project is a required step in accordance with the Land Use Ordinance and Comprehensive Plan for considering a land use permit application of this type.

INFORMATION: KB Home has submitted an application seeking a Special Use Permit-A to allow for the construction of 72 single-family homes along with associated infrastructure and amenities, at 8522 Old NC 86 (see *Attachment B, Vicinity Map*). Review of the application is ongoing with an anticipated presentation to the Joint Review Advisory Boards in April.

The Town Council is asked to consider approving a resolution (*Attachment A*) setting a public hearing date of May 23, 2023 for review of the proposed project. Additional details about the project will be included in the staff report prepared for the public hearing.

Note that the irregular shape at the southwest corner of the lot is caused by two existing adjacent lots owned by other property owners. These two lots are not a part of the development application.

FISCAL IMPACT: There are no fiscal or staff impacts associated with setting the public hearing. The

applicant is paying the applicable permitting fees.

RECOMMENDATION: The Town Manager recommends that the Town Council adopt the attached resolution (*Attachment A*) setting a public hearing date of May 23, 2023 for the review of the proposed project.