



## Legislation Text

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**File #:** 20-260, **Version:** 1

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**TITLE:**

Request to set a public hearing for a Major Modification to the Club Nova Conditional Use Permit

**PURPOSE:** The Town Council is asked to adopt a resolution setting a public hearing date of September 22, 2020 for consideration of a request for a Major Modification to the existing Conditional Use Permit.

**DEPARTMENT:** Planning Department

**CONTACT INFORMATION:** Jeff Kleaveland, 919-918-7332 or [jkleaveland@townofcarrboro.org](mailto:jkleaveland@townofcarrboro.org) or Marty Roupe, 919-918-7333 or [mroupe@townofcarrboro.org](mailto:mroupe@townofcarrboro.org)

**INFORMATION:** Club Nova Community, Inc. has made an application for at Major Modification to the Club Nova Conditional Use Permit. This modification proposes the construction of a 9,056 sf two-story (with mezzanine) building that will replace both the existing detached club house and thrift store buildings. The proposed use of this building will remain primarily office and retail (use categories #2.110 and #3.110) and is unchanged from the existing uses. The applicants are requesting that the Board set the public hearing date for the conditional use permit major modification request on September 22, 2020 (Attachment A).

The subject property is zoned B-1(g) and is located in the Downtown Neighborhood Protection overlay district. The lot is approximately .7 acres in size and is identified by Orange County PIN number 9778-86-2027. For a vicinity map, please see Attachment B.

**FISCAL & STAFF IMPACT:** No fiscal impact noted with adopting the attached resolution and setting the public hearing date. Applicable land use permit fee has been paid.

**RECOMMENDATION:** Town staff recommends that the Board adopt the attached resolution setting the public hearing for this project on September 22, 2020 (Attachment A).