



Legislation Text

File #: 20-358, **Version:** 1

TITLE:

Request for a Minor Modification to the Conditional Use Permit for Trinity at the Hill Multifamily Apartment Complex at 180 BPW Club Road

PURPOSE: The purpose of this item is for Town Council to consider approving a Minor Modification request for the Trinity at the Hill CUP to allow for small additions to the leasing center building and for renovations to the recreation facilities portion of the project.

DEPARTMENT: Planning

CONTACT INFORMATION: Marty Roupe, 918-7333 or mrroupe@townofcarrboro.org

INFORMATION: Trinity at the Hill is an existing multifamily complex located off BPW Club Road. The complex was built during the 1980s and has undergone multiple name changes since that time. The new name at this time coincides with property improvements including small additions to the leasing center building and renovations to a portion of the recreation facilities serving residents.

The applicant proposes to enclose existing eave areas and construct small additions to the existing leasing building, adding approximately 300 square feet of space. See Attachment B for details regarding these changes. For recreation, the applicant proposes to remove the existing volleyball court in favor of multiple new facilities including a bocce court, gazebo / pergola / picnic area, hammock park, and small playfield area. Numerous new vegetative plantings are proposed as well. See Attachment B for details regarding these changes as well.

In accordance with LUO Section 15-64, the proposed changes constitute a Minor Modification to the existing CUP. Staff has considered the relatively small amount of noticeable changes to the overall site, hence the item has been placed on consent agenda so that the Council may simply approve without discussion. If, however, the Board wishes to discuss or has concerns with what is proposed, the applicant will be present at the meeting to discuss.

FISCAL & STAFF IMPACT: No fiscal or staff impacts noted beyond preparation of the agenda item.

RECOMMENDATION: Town staff requests that the Council approve the attached resolution (Attachment A) allowing for installation of small additions to the leasing center building and for renovations to portions of the recreation facilities serving the residents.