



Town of Knightdale

Staff Report Cover Sheet

Title: VAR-2-24: 8625 Knightdale Boulevard Variance

Staff: Gideon Smith, Senior Planner

Date: November 26, 2024

PURPOSE

- The purpose of this staff report is to provide background information regarding five variance requests that would allow a parking lot to be located in front of the building on the subject property (8625 Knightdale Boulevard; Wake County PIN 1764-58-1208), without standard curb and gutter, and would eliminate the requirement to make improvements to Knightdale Boulevard adjacent to the subject property.

STRATEGIC PLAN PRIORITY AREA(S)

- N/A

GENERAL STATUTE REFERENCE(S), if applicable

- N.C.G.S. 160D-705

TYPE OF PUBLIC HEARING, if applicable

- Quasi-Judicial

FUNDING SOURCE(S), if applicable

- N/A

ATTACHMENT(S)

- Staff Report
- Exhibit 1: Variance Request Application
- Exhibit 2: Previously Approved Variance for Subject Property (VAR-1-14)
- Exhibit 3: Approved Construction Drawings (ZCP-6-15) for Subject Property
- Exhibit 4: Posted Fee-in-Lieu for Sidewalk Improvements Related to ZCP-6-15
- Exhibit 5: Preliminary Site Layout Plan Reflecting Requested Variances

STAFF RECOMMENDATION

- Staff recommendations are not applicable to variance cases.

Knightsdale Strategic Priorities



Safe



Connected & Inclusive



Sustainable



Active & Healthy



Organizational Excellence