Board Meeting
Agenda Abstract

Tuesday, November 17, 2026
Location:

Agenda Item

Roadway Fee-In-Lieu - 7104 Kennebec Road Project - (Poling) - Item 8.F

Item Explanation

The purpose of this agenda item is to consider approval of a Roadway Fee-In-Lieu Payment for improvements related to the 7104 Kennebec Road Project in the amount of $138,726.63.

Staff Comments

The 7104 Kennebec Road Roadway Improvements Project is a standalone roadway project associated with the proposed Circle K gas station development. The project includes widening and frontage improvements along NC Highway 42 and Kennebec Road in accordance with the Townâ€™s CTP, including curb and gutter, side path, and associated roadway improvements. As shown on the attached Improvements Map, a Roadway Fee-In-Lieu is requested for a portion of the required improvements along NC Highway 42. The Fee-In-Lieu includes one-half of the future median, associated milling, overlay, pavement markings, and replacement of the existing wood signal pole with a metal strain pole and foundation.

Section 9-1466 of the Townâ€™s Land Development Ordinance (LDO) allows for Roadway Fee-In-Lieu payments when the Engineering Director determines that construction of the required improvements may interfere with future projects or cannot be reasonably completed at the time of development. Town staff has determined that construction of the deferred improvements is not feasible at this time because the developer is responsible for only one-half of the ultimate median section. The associated milling, overlay, pavement markings, and signal improvements are also being deferred until the ultimate median improvements are constructed. Accordingly, the developer has agreed to pay a Roadway Fee-In-Lieu in the amount of $138,726.63 for the deferred improvements.

The design and cost estimate for the Roadway Fee-In-Lieu were prepared by the developerâ€™s engineer in accordance with the LDO and include the required 25% contingency as set forth by Town policy. The Town's Engineering Director reviewed and approved the engineer-certified estimate for accuracy and completeness. A copy of the cost estimate is attached. Management and staff recommend accepting the Roadway Fee-In-Lieu payment of $138,726.63 and allocating the funds to the Southern Roadway Fee-In-Lieu District account.

Fiscal Note

Yes
The Roadway Fee-In-Lieu amount of $138,726.63 represents the engineering cost estimate for improvements associated with the 7104 Kennebec Road Project. This estimate includes a 25% contingency, which is consistent with the Townâ€™s Fee-In-Lieu policy. The $138,726.63 Fee-In-Lieu will be placed into the Townâ€™s Southern Roadway Fee-In-Lieu District account.

Recommendation

CONSENT AGENDA

MOTION TO: Approve a total of $138,726.63 as Fee-In-Lieu payment for roadway improvements associated with the 7104 Kennebec Road Project, as presented and recommended.

ATTACHMENTS
General Roadway FIL Districts.pdf
7104 Kennebec Rd FIL Estimate.pdf
7104 Kennebec Road FIL Exhibit.pdf
Circle K Site Plan.pdf