

RESOLUTION OF CONSISTENCY

A RESOLUTION REGARDING THE CONSISTENCY OF THE APPLICATION FOR A ZONING ATLAS AMENDMENT AT THE PROPERTY LOCATED AT 1165 WEAVER DAIRY ROAD TO OFFICE/INSTITUTIONAL-3 (OI-3) WITH THE COMPREHENSIVE PLAN (2018-06-13/R-9)

WHEREAS, the Council of the Town of Chapel Hill has considered the application from Comprop LLC to amend the Zoning Atlas to rezone property described in the accompanying rezoning application for the 11SIXTY5 Office/Commercial Development at 1165 Weaver Dairy Road from Mixed Use-Office/Institutional-1 (MU-OI-1) to Office/Institutional-3 (OI-3) zoning district and finds that the amendment, if enacted, is in the public's interest and is warranted to achieve the purposes of the comprehensive plan;

- The proposed development represents an increased intensity of use in an area that is already fully serviced with infrastructure. (Community Prosperity and Engagement)
- The project site has frontage on Weaver Dairy Road and is already connected to the rest of the community by sidewalks, bike lanes, and local and regional bus service. (Getting Around)
- The proposed development will provide tree coverage and stormwater management on site to meet or exceed the Town's standard requirements. (Nurturing Our Community)
- The proposed development will be designed to allow a flexibility of upfit to accommodate a variety of office and general business uses. (Town Gown Collaboration)

NOW, THEREFORE, BE IT RESOLVED by the Council of the Town of Chapel Hill that the Council hereby finds the proposed ordinance to be reasonable and consistent with the Town's Comprehensive Plan.

This the 13th day of June, 2018.