

RESOLUTION B
(Denying the Zoning Application)

A RESOLUTION DENYING AN AMENDMENT OF THE CHAPEL HILL ZONING ATLAS TO REZONE THE PROPERTY LOCATED AT 1900 PURFOY DRIVE FROM RURAL TRANSITION DISTRICT (RT) TO HOUSING AND EMPLOYMENT MIXED-USE SUBDISTRICT (HR-X) (PROJECT ZAA-25-1) (2025-06-18/R-7)

BE IT RESOLVED by the Council of the Town of Chapel Hill that it finds that the application for Conventional Rezoning submitted by the Town Manager to rezone an approximate 107-acre parcel located at 1900 Purefoy Drive on property identified as Orange County Property Identifier Number 9870-73-8946, if rezoned to Housing and Employment Mixed-Use Subdistrict (HR-X) would not:

- a) Conform with the applicable provisions of the Land Use Management Ordinance and Town Code
- b) Conform with the Comprehensive Plan
- c) Be compatible with adjoining uses
- d) Mitigate impacts on surrounding properties and the Town as a whole
- e) Be harmonious with existing and proposed built systems including utility infrastructure, transportation facilities, police and fire coverage, and other public services and facilities
- f) Be harmonious with natural systems such as hydrology, topography, and other environmental constraints

BE IT FURTHER RESOLVED that the Council hereby denies the application for an amendment of the Chapel Hill Zoning Atlas to rezone the property located at 1900 Purefoy Drive to Housing and Employment Mixed-Use Subdistrict (HR-X).

This the 18th day of June, 2025.