

RESOLUTION A
Resolution of Consistency and Reasonableness

A RESOLUTION REGARDING THE APPLICATION FOR CONDITIONAL ZONING AT THE PROPERTY LOCATED AT 307 N. ROBERSON STREET FROM RESIDENTIAL-3 (R-3) TO RESIDENTIAL-SPECIAL STANDARDS-CONDITIONAL ZONING DISTRICT (R-SS-CZD) IS REASONABLE AND CONSISTENCY WITH THE COMPREHENSIVE PLAN (2022-X-X/R-X)

WHEREAS, Richard Turlington, Habitat for Humanity of Orange County has filed an application on behalf of Self Help Ventures Fund for Conditional Zoning to rezone a 0.29-acre parcel located at 307 N. Roberson Street and identified as Orange County Parcel Identifier Number 9788-07-9584 to Residential-Special Standards-Conditional Zoning (R-SS-CZD) to allow a 4-dwelling unit multifamily community; and

WHEREAS, the Town staff have completed a review of the application for compliance with the Land Use Management Ordinance, Town Code, and for Consistency with the Comprehensive Plan; and

WHEREAS, the Planning Commission reviewed the application on March 15, 2022 and recommended that the Council enact the Conditional Zoning for the property; and

WHEREAS, the Council of the Town of Chapel Hill has considered the application for Conditional Zoning and finds that the amendment if enacted, is reasonable and in the public's interest and is warranted to achieve the purposes of the Comprehensive Plan, as explained by, but not limited to, the following goals of the Comprehensive Plan:

- Contributing to a range of housing options for current and future residents. (*Goal: A Place for Everyone 1.3*)
- Providing a welcoming and friendly community that provides people with access to opportunities. (*Goal: A Place for Everyone 1.4*)
- Promoting a safe, vibrant, and connected community by revitalizing a previously developed site. (*Goal: Community Prosperity and Engagement 2.3*)
- A range of neighborhood types that addresses residential, commercial, social, and cultural needs and uses while building and evolving Chapel Hill's character for residents, visitors, and students (*Goal: Good Places, New Spaces 4.5*)
- Future land use, form, and density that strengthen the community, social equity, economic prosperity, and natural environment (*Goal: Good Places, New Spaces 4.8*)

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

This the ____ day of ____, 2022.