

RESOLUTION OF CONSISTENCY

(Rezoning from Office/Institutional-2 (OI-2) to Office/Institutional-3 (OI-3))

A RESOLUTION REGARDING THE CONSISTENCY WITH THE COMPREHENSIVE PLAN OF AMENDING THE CHAPEL HILL ZONING ATLAS TO REZONE THE PROPERTY LOCATED AT 100 EASTOWNE DRIVE TO OFFICE/INSTITUTIONAL-3 (OI-3) (2018-06-27/R-19)

WHEREAS, the Council of the Town of Chapel Hill has considered the application from Health System Properties, LLC to amend the Zoning Atlas to rezone property described in the accompanying rezoning application for the Eastowne Medical Office/Clinic Development at 100 Eastowne Drive from Office/Institutional-2 (OI-2) to Office/Institutional-3 (OI-3) and finds that the amendment, if enacted, is in the public's interest and is warranted to achieve the following purposes of the comprehensive plan:

- The proposed development represents an increased intensity of use in an area that is already served with infrastructure. (Goal Community Prosperity and Engagement);
- The project site has frontage on Eastowne Drive and US 15-501 and is already connected to the rest of the community by sidewalks, bike lanes, and local and regional bus service. (Goal Getting Around);
- The proposed development will provide tree coverage and stormwater management on site to meet or exceed the Town's standard requirements. (Goal Nurturing Our Community);
- The proposed development will be designed to allow a flexibility of fit up to accommodate a variety of office and medical clinic uses. (Goal 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 27th day of June, 2018.