

Manager's Report

Business Meeting – 05/22/2019

Land Use Management Ordinance Text Amendments to Establish New Zoning Districts for the Historic Rogers Road Neighborhood, and Zoning Atlas Amendments to Apply the HR-L and HR-M Subdistricts

Overview: On [April 17, 2019](#)¹, the Council opened the Public Hearing, received comments from the public, and recessed the public hearing until May 22, 2019. I have reviewed and discussed key issues with Town staff. Based on the information in the record to date, I find that the proposed amendments conform with the intent of the Land Use Management Ordinance which is “to provide for the regulation of development, as provided in the North Carolina General Statutes and the Town Charter” (Section 1.3). Further, I find that the proposed amendments reflect the interests and recommendations of the community-authored report [Rogers Road: Mapping Our Community's Future](#)².

The Land Use Management Ordinance requires the Manager's recommendation for a Text Amendment to the Land Use Management Ordinance.



Manager's Recommendation:

For Item 8, Land Use Management Ordinance Text Amendment:

1. Adopt the Resolution finding the proposed text amendments to be reasonable, in the public's interest, and consistent with the Town's Comprehensive Plan; and
2. Enact the Historic Rogers Road Zoning proposal, amending Articles 3, 6, and Appendix A of the Land Use Management Ordinance.

For Item 9, Zoning Atlas Amendment:

3. Adopt the Resolution finding the proposed zoning atlas amendments to be reasonable, in the public's interest, and consistent with the Town's Comprehensive Plan; and
4. Enact the Zoning Atlas Amendment Ordinance, applying the new Historic Rogers Road – Low Density and Historic Rogers Road – Medium Density Subdistricts.

¹ <https://chapelhill.legistar.com/MeetingDetail.aspx?ID=621448&GUID=6C649802-698B-47A7-80EE-A37E1D9B0810> (see item 4)

² <https://www.townofchapelhill.org/home/showdocument?id=34438>