RESOLUTION B
(Denying the Conditional Zoning Application)

A RESOLUTION DENYING AN AMENDMENT OF THE CHAPEL HILL ZONING ATLAS TO REZONE THE PROPERTY LOCATED AT 150 E. ROSEMARY STREET TO TOWN CENTER-3–CONDITIONAL ZONING DISTRICT (TC-3-CZD) (PROJECT #21-018) (2021-X-X/R-X)

BE IT RESOLVED by the Council of the Town of Chapel Hill that it finds that a Conditional Zoning application, proposed by Ballentine Associates on behalf of Grubb Properties, to rezone a 1.49 acre parcel located at located at 150 E. Rosemary Street and identified as Orange County Parcel Identifier Number 9788-37-9717, if rezoned to Town Center–3–Conditional Zoning District (TC-3-CZD) according to the rezoning plan dated DATE, and the conditions listed below 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 150 E. Rosemary Street to Town Center–3–Conditional Zoning District (TC-3-CZD).

This the ___ day of _____, 2021.