



# TOWN OF CHAPEL HILL

Town Hall  
405 Martin Luther King Jr.  
Boulevard  
Chapel Hill, NC 27514

## Legislation Details (With Text)

**File #:** [19-0805] **Version:** 1 **Name:**  
**Type:** Consent **Status:** Passed  
**File created:** 7/26/2019 **In control:** Town Council  
**On agenda:** 10/2/2019 **Final action:** 10/2/2019  
**Title:** Call a Public Hearing on November 13, 2019 for Amendments to Land Use Management Ordinance Articles 3, 4, and 6 Pertaining to Conditional Zoning.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. A RESOLUTION CALLING A PUBLIC HEARING ON NOVEMBER 13, 2019 TO CONSIDER AMENDMENTS TO LAND USE MANAGEMENT ORDINANCE ARTICLES 3, 4, AND 6 PERTAINING TO CONDITIONAL ZONING (2019-10-02/R-2)

Date	Ver.	Action By	Action	Result
10/2/2019	1	Town Council	adopted	Pass

### Call a Public Hearing on November 13, 2019 for Amendments to Land Use Management Ordinance Articles 3, 4, and 6 Pertaining to Conditional Zoning.

**Staff:**

Judy Johnson, Interim Planning Director  
Corey Liles, Principal Planner  
Jake Lowman, Senior Planner  
Kari Grace, Senior Planner

**Department:**

Planning

**Overview:** Staff recommends calling a public hearing to:

1. Amend Article 3 of the Land Use Management Ordinance for clarity on conditional zoning districts and allowable uses.
2. Amend Article 4 of the Land Use Management Ordinance to change procedures for certain development applications for clarity and consistency.
3. Amend Article 6 of the Land Use Management Ordinance for modifications to use-specific regulations.



**Recommendation(s):**

That the Council adopt the resolution calling a public hearing.



**Attachments:**

- Resolution

**A RESOLUTION CALLING A PUBLIC HEARING ON NOVEMBER 13, 2019 TO CONSIDER AMENDMENTS TO LAND USE MANAGEMENT ORDINANCE ARTICLES 3, 4, AND 6 PERTAINING TO CONDITIONAL ZONING (2019-10-02/R-2)**

WHEREAS, on November 29, 2017, the Council adopted amendments to the zoning amendment procedures and conditional district text of the Land Use Management Ordinance; and

WHEREAS, on May 1, 2019, the Council adopted an administrative procedural change to the conditional zoning procedures; and

WHEREAS, Town staff determined that current conditional zoning procedures are incompatible with other procedures set forth in Article 4 of the Land Use Management Ordinance; and

WHEREAS, along with the changes to procedure requirements, additional changes to Article 3 and Article 6 of the Land Use Management Ordinance are proposed to clarify conditional zoning districts, allowable uses, and use specific regulations.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Town of Chapel Hill that the Council calls a Public Hearing on November 13, 2019 at 7:00 p.m. to consider possible Land Use Management Ordinance text amendments regarding changes to Article 3, Article 4, and Article 6 regarding conditional zoning and use regulations and follows the zoning amendment procedures set forth in Section 4.4.2 of the Land Use Management Ordinance, including review of the amendment request by the Planning Commission.

This the 2<sup>nd</sup> day of October, 2019.

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**The Agenda will reflect the text below and/or the motion text will be used during the meeting.**

By adopting the resolution, the Council calls a Public Hearing on November 13, 2019 at 7:00 p.m. to consider possible Land Use Management Ordinance text amendments regarding changes to Article 3, Article 4, and Article 6 regarding conditional zoning and use regulations.