



City of Greensboro

Melvin
Municipal Office Building
300 W. Washington Street
Greensboro, NC 27401

Agenda Report

File Number: 2022-620

Agenda Item# H.5.

Agenda Date: 6/21/2022. **Department:** Planning

Meeting Type: Council Meeting **Category:** Public Hearing Agenda

Title: 2022-620 Public Hearing for an Ordinance for Original Zoning for a portion of Sapp Road Right of Way – City of Greensboro

Council Priority: Place an ‘x’ in the box.

- Create an Environment to Promote Economic Development Opportunities and Job Creation
- Maintain Infrastructure and Provide Sustainable Growth Opportunities
- Promote Public Safety & Reduce Crime
- Exceptional Customer Service and a Diverse City Government Workforce
- Ensure Fiscal Stewardship, Transparency, & Accountability

Council District: Proximate to District 5

Public Hearing: Yes

Advertising Date/By: June 2 and 9, 2022/by City Clerk

Contact 1 and Phone: Sue Schwartz, Ext 2149

Contact 2 and Phone: Mike Kirkman, Ext 4649

PURPOSE:

City of Greensboro is requesting original zoning from County RS-40 (Residential Single Family) and County MXU (Mixed Use) to City C-M (Commercial Medium) for a portion of the Sapp Road right of way, generally described as running from the existing City limit extending in a westwardly direction approximately 710 feet.

As this request is associated with a voluntary annexation petition, the City Council will conduct a public hearing to consider and take action on this request at its June 21, 2022 meeting.

BACKGROUND:

Following a public hearing on May 16, 2022 the Planning and Zoning Commission voted 9-0 to recommend approval of this request. There was one speaker in favor and none in opposition. (See minutes of the May 16, 2022 Planning and Zoning Commission meeting at <https://www.greensboro-nc.gov/home/showdocument?id=52999>). This request is associated with an adjacent voluntary annexation petition to access City services for new residential and

nonresidential development. Per N.C.G.S 160A-31(F), property that is owned by a public entity such as the State of North Carolina may be annexed if said property connects other property petitioning for annexation to the City's primary corporate limits.

BUDGET IMPACT:

This item will have no budget impact.

ACCOUNT NUMBER:

N/A

RECOMMENDATION / ACTION REQUESTED:

It is recommended that City Council hold a public hearing and approve this request.

The Planning and Zoning Commission recommended approval of this request 9-0.

Planning recommends approval of the C-M zoning request based on:

- Request is consistent with the Filling in Our Framework Big Idea to arrange land uses to create a more vibrant and livable Greensboro.

- Request is consistent with the Growing Economic Competitiveness Big Idea so Greensboro will build a prosperous, resilient economy that creates equitable opportunities to succeed