

## AMENDING OFFICIAL ZONING MAP

5274 NORTH CHURCH STREET, GENERALLY DESCRIBED AS EAST OF NORTH CHURCH STREET AND SOUTH OF AIR HARBOR ROAD

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GREENSBORO:

**Section 1.** The Official Zoning Map is hereby amended by rezoning from **County AG** (Agricultural) to **City PNR** (Parkland and Natural Resource Areas)

The area is described as follows:

BEGINNING at a point in the existing Greensboro city limit line (as of September 30, 2022), said point being a set iron pipe at the southwest corner of Lot 2 of Susan N. Teague Property, as recorded in Plat Book 129, Page 90, said point also being on the north line of that annexation shown on City of Greensboro Annexation Drawing D-2783 (effective on August 31, 2005); THENCE PROCEEDING WITH THE EXISTING CITY LIMITS along the south line of said Lot 2 S 89° 02' 30" E 140.91 feet to the northeast corner of said annexation; THENCE DEPARTING FROM THE EXISTING CITY LIMITS and continuing with the south line of said Lot 2 S 89° 02' 30" E 596.78 feet to a found iron pipe at the southeast corner of said Lot 2, a point in the existing city limit line; THENCE PROCEEDING WITH THE EXISTING CITY LIMITS along the east line of said Lot 2 N 04° 39' 30" W 291.68 feet to a found iron pipe; thence with the northeast line of said Lot 2 N 68° 57' 40" W 251.57 feet to a found iron pipe at the northernmost corner of said Lot 2; THENCE DEPARTING FROM THE EXISTING CITY LIMITS with the north line of said Lot 2 S 77° 37' 40" W 584.00 feet to a set iron pipe at the northwest corner of said Lot 2; thence with the west line of said Lot 2 S 20° 33' 20" E 260.12 feet to the point and place of BEGINNING, being all of Lot 2 of Susan N. Teague Property, and containing approximately 5.674 acres. All plats referred to hereinabove are recorded in the Guilford County Register of Deeds Office.

Section 2. This property will be perpetually bound to the uses authorized and subject to the development standards of the **PNR (Parkland and Natural Resource Areas)** zoning district unless subsequently changed or amended as provided for in Chapter 30 of the Greensboro Code of Ordinances. Final plans for any development shall be submitted to the Technical Review Committee for approval.

Section 3. Any violations or failure to accept any conditions and use limitations imposed herein shall be subject to the remedies provided in Chapter 30 of the Greensboro Code of Ordinances.

Section 4. This ordinance shall be effective on December 20, 2022.