



# City of Greensboro

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

## Agenda Report

File Number: 2023-568

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Agenda Item# H.5.

**Agenda Date:** 8/15/2023. **Department:** Planning

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

**Title:** 2023-568 Public Hearing for an Ordinance for Original Zoning for a portion of Willowlake Road – City of Greensboro

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

- |  |   |
|--|---|
| <input type="checkbox"/> Safest City                     | <input type="checkbox"/> Most Skilled Workforce                                     |
| <input type="checkbox"/> Easiest Place to Do Business    | <input type="checkbox"/> Most Connected City  |
| <input type="checkbox"/> Youth Sports Capital            | <input type="checkbox"/> Hub of Recreation and Entertainment                        |
| <input type="checkbox"/> Abundance of Attainable Housing | <input checked="" type="checkbox"/> Other/Admin <u>Promote Economic Development</u> |

**Council District:** Proximate to District 2

**Public Hearing:** Yes

**Advertising Date/By:** August 3 and 10, 2023/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 AG** (Agricultural) and **County RS-30** (Residential Single Family) to **City C-M** (Commercial Medium) for a portion of Willowlake Road right of way, generally described as south of Huffine Mill Road and north of Burlington Road.

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 **August 15, 2023** meeting

### **BACKGROUND:**

Following a public hearing on July 17, 2023 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 July 17, 2023 Planning and Zoning Commission meeting). This request is associated with an adjacent voluntary annexation petition to access City services for new residential 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.

*Vision Statement: “A Community with Endless Economic Opportunities and Exceptional Quality of Life.”*

**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 **PUD** 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.