



# City of Greensboro

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

## Agenda Report

File Number: 2024-254

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### Agenda Item# H.4

**Agenda Date:** 4/16/2024. **Department:** Planning

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

**Title:** 2024-254 Public Hearing for an Ordinance for Original Zoning for a 4629 Hicone Road and a Portion of Hicone Road Right of Way – Fire District Number Thirteen, Inc and City of Greensboro)

**Council Priority: Place an 'x' in the box.**

- |  |  |
|--|--|
| <input checked="" 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 type="checkbox"/> Other/Admin <u>Briefly Explain 3 word maximum</u> |

**Council District:** Proximate to District 2

**Public Hearing:** Yes

**Advertising Date/By:** April 4 and 11, 2024/by City Clerk

**Contact 1 and Phone:** Sue Schwartz, Ext. 2149

**Contact 2 and Phone:** Mike Kirkman, Ext 4649

**PURPOSE:**

Fire District Number Thirteen, Inc and City of Greensboro are requesting original zoning from **County AG** (Agricultural) to **City R-3** (Residential Single Family - 3) for 4629 Hicone Road and a portion of Hicone Road Right of Way, generally described as north of Hicone Road and east of Pearview Drive.

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 **April 16, 2024** meeting

**BACKGROUND:**

Following a public hearing on March 18, 2024, the Planning and Zoning Commission voted 9-0 to recommend approval of this request. There was one speaker in favor and none in opposition for this item. (See minutes of the March 18, 2024 Planning and Zoning Commission meeting). This request is associated with a voluntary annexation petition to access City services for an existing fire station

**BUDGET IMPACT:**

This item will have no budget impact

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

**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 **R-3** 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 Strategy 2 of the **Filling in Our Framework** Big Idea to invest in building and maintaining quality, accessible public recreation centers, libraries, neighborhood park facilities and other services to sustain livable neighborhoods.