

AMENDING OFFICIAL ZONING MAP

1606 YOUNGS MILL ROAD, GENERALLY DESCRIBED AS SOUTH OF YOUNGS MILL ROAD AND EAST OF CIRCLEVIEW DRIVE

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

Section 1. The Official Zoning Map is hereby amended by original zoning from County RS-40 (Residential Single Family) to City R-5 (Residential Single Family -5)

The area is described as follows:

BEGINNING at a point in the western right-of-way line of Young's Mill Road , said point being the easternmost corner of Lot 13 of Young's Mill Road Subdivision, as recorded at Plat Book 22, Page 24; thence with the southeastern line of said Lot S 30° 25' W 400 feet to its southernmost corner; thence with the southwestern line of said Lot N 50° 28' W 100 feet to the westernmost corner of said Lot; thence with the northwestern line of said Lot N 30° 25' E 400 feet to the northernmost corner of said Lot, a point in the western right-of-way line of Young's Mill Road; thence with said right-of-way line S 50° 28' E 100 feet to the point and place of BEGINNING, being all of said Lot 13 and containing approximately 0.9 acres. The plat referred to hereinabove is recorded in the Office of the Register of Deeds of Guilford County.

Section 2. This property will be perpetually bound to the uses authorized and subject to the development standards of the R-5 (Residential Single Family -5) 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 April 15, 2025.