

AN ORDINANCE AMENDING “THE CITY OF HIGH POINT, NORTH CAROLINA DEVELOPMENT ORDINANCE,” PURSUANT TO SECTION 2.4.6, CONDITIONAL ZONING MAP AMENDMENT, OF THE DEVELOPMENT ORDINANCE.

WHEREAS, the City Council of the City of High Point adopted “The City of High Point Development Ordinance” on May 16, 2016 with an effective date of January 1, 2017, and subsequently amended;

WHEREAS, the City Council of the City of High Point adopted “The City of High Point Development Ordinance” on May 16, 2016 with an effective date of January 1, 2017, and subsequently amended;

WHEREAS, public hearings were held before the Planning and Zoning Commission of the City of High Point on December 14, 2021 and before the City Council of the City of High Point on January 18, 2022 regarding **Zoning Map Amendment Case 21-32 (ZA-21-32)** a proposed amendment to the Official Zoning Map of the “City of High Point Development Ordinance”;

WHEREAS, notice of the public hearings were published in the High Point Enterprise on December 5, 2021, for the Planning and Zoning Commission public hearing and on January 5, 2022 and January 12, 2022, for the City Council public hearing pursuant to Chapter 160D-602 of the General Statutes of North Carolina; and

WHEREAS, the proposed amendment was adopted by the City Council of the City of High Point on January 18, 2022.

**THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HIGH POINT:**

SECTION 1

**Map #1: 101 N. Hoskins Street**

That the Official Zoning Map of the City of High Point be amended to establish the following described area as: **Limited Business (LB) District**. An approximate 0.3 acre parcel lying at the northwest corner of Washington Street and N. Hoskins Street. The property is addressed as 101 N. Hoskins Street and also known as Guilford County Tax Parcel 193229.

SECTION 2

**Map #2: 1336 Cedrow Drive**

That the Official Zoning Map of the City of High Point be amended to establish the following described area as:

A. **Residential Multifamily – 5 (RM-5) District (the northern portion of Guilford County Tax Parcel 182039)**

That the Official Zoning Map of the City of High Point be amended to establish the following described area as: **Residential Multifamily – 5 (RM-5) District**. Approximate 1.4 acres of the northern portion of Guilford County Tax Parcel 182039. The approximate northern 200 feet of this parcel (fronting along Cedrow Drive), aligning

with the backline of Lot No. 10 of the Williard Estate, recorded in Plat Book 11 – Page 71.

B. **Residential Multifamily – 16 (RM-16) District** *(the southern 16.6 acres of Guilford County Tax Parcel 193229)*

That the Official Zoning Map of the City of High Point be amended to establish the following described area as: **Residential Multifamily – 16 (RM-16) District**. Approximate 16.6 acres of the southern portion of Guilford County Tax Parcel 182039. All of that portion of the parcel lying approximate 230 feet *south of the centerline* of Cedrow Drive (south of the backline of Lot No. 10 of the Williard Estate, recorded in Plat Book 11 – Page 71).

**SECTION 3**

Should any section or provision of this ordinance be declared invalid, such decision shall not affect the validity of the remaining portions of this ordinance.

**SECTION 4**

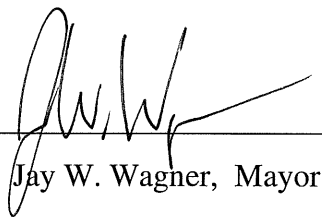
That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 5.**

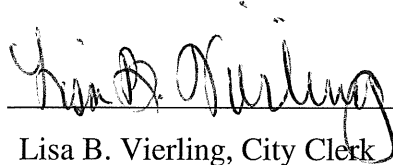
This ordinance shall become effective upon the date of adoption.

Adopted by the City Council  
City of High Point, North Carolina  
The **18<sup>th</sup>** day of **January, 2022**

By: \_\_\_\_\_

  
Jay W. Wagner, Mayor

ATTEST:

  
Lisa B. Vierling, City Clerk

