

AN ORDINANCE AMENDING “THE CITY OF HIGH POINT, NORTH CAROLINA DEVELOPMENT ORDINANCE,” PURSUANT TO SECTION 2.4.20, 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, public hearings were held before the Planning and Zoning Commission of the City of High Point on June 27, 2023 and before the City Council of the City of High Point on July 17, 2023 regarding **Zoning Map Amendment Case ZA-23-14 (ZA-23-14)** 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 June 17, 2023, for the Planning and Zoning Commission public hearing and on July 5, 2023 and July 12, 2023, 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 July 12, 2023.

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

SECTION 1

That the Official Zoning Map of the City of High Point be amended to establish the following described area as a: **Residential Single Family 3 (R-3) District**. The property is approximately 42.5 acres, located in the Wynngate Subdivision, which is lying north of the intersection of Burton Road and Flay Cecil Road.

The Wynngate subdivision portion of the zoning site is also depicted in Final Plat “Wynn Gate Subdivision Phases 1 & 2, as recorded in PB 26 PG 136 of the Davidson County Register of Deeds Office. The zoning site is also known as Davidson County Tax Parcels 163110000013, 16311F0000001, 16311F0000002, 16311F0000003, 16311F0000004, 16311F0000005, 16311F0000006, 16311F0000008, 16311F0000010, 16311F0000011, 16311F0000012, 16311F0000013, 16311F0000014, 16311F0000015, 16311F0000016, 16311F0000017, 16311F0000018, 16311F0000019, 16311F0000020, 16311F0000021, 16311F0000022, 16311F0000022, 16311F0000023, 16311F0000024, 16311F0000025, 16311F0000026, 16311F0000027, 16311F0000028, 16311F0000029, 16311F0000030, 16311F0000031, 16311F0000032, 16311F0000033, 16311F0000034, 16311F0000035, 16311F0000036, 16311F0000037, 16311F0000038, 16311F0000039, 16311F0000040, 16311F0000041, 16311F0000042, 16311F0000043 and 16311F0000044.

SECTION 2

That the Official Zoning Map of the City of High Point be amended to establish the following described area as a: **Residential Single Family 3 (R-3) District**. The property is approximately 25 acres, located in the Burton Oaks Subdivision, which is lying north of the intersection of Burton Road and Priyas Street.

The Burton Oaks subdivision portion of the zoning site is also depicted in Final Plat "Burton Oaks Subdivision Phases 1A & 1B, as recorded in PB 22 PG 46 and PB 23 PG 13 of the Davidson County Register of Deeds Office. The zoning site is also known as Davidson County Tax Parcels 16311D0000011, 16311D0000001, 16311D0000002, 16311D0000003, 16311D0000004, 16311D0000005, 16311D0000006, 16311D0000007, 16311D0000008, 16311D0000009, 16311D0000010, 16311D0000011, 16311D0000011, 16311D0000028, 16311D0000029, 16311D0000030, 16311D0000031, 16311D0000032, 16311D0000033, 16311D0000034, 16311D0000035, 16311E0000012, 16311E0000013, 16311E0000014, 16311E0000015, 16311E0000017, 16311E0000018, 16311E0000019, 16311E0000020, 16311E0000021, 16311E0000022, 16311E0000023, 16311E0000024, 16311E0000025, 16311E0000026 and 16311E0000027

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.

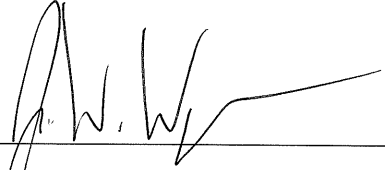
SECTION 4

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

SECTION 5.

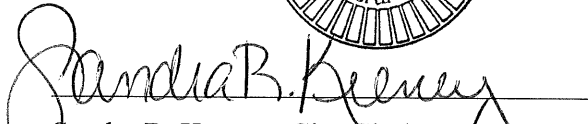
This ordinance shall become effective upon the date of adoption.

Adopted by the City Council
City of High Point, North Carolina
The 17th day of July, 2023

By: 
Jay W. Wagner, Mayor



ATTEST:


Sandra R. Keeney, City Clerk