

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 December 12, 2023 and before the City Council of the City of High Point on January 16, 2024 regarding **Zoning Map Amendment Case ZA-23-30 (ZA-23-30)** 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 2, 2023, for the Planning and Zoning Commission public hearing and on January 3, 2024 and January 10, 2024, 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 16, 2024**.

**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 – 5 (R-5) District**. The site is approximately **13.6** acres, consisting of the Westover Park Subdivision, located south of the intersection of Hartley Drive (which lies along both sides of Shadow Valley Road) and portion of the Hartley Drive and Westover Drive rights of way.

The site consists of the following:

- 1) Davidson County Tax Parcel 01-008-E-000-0002 (2501 & 2473 Shadow Valley Road),
- 2) Portions of the Hartley Drive, Shadow Valley Road and Westover Drive rights-of-way as depicted on City of High Point Annexation Map as recorded in Plat Book 58 Page 27, as recorded in the Davidson County Register of Deeds Office,
- 3) Lands within the Westover Park Subdivision (Phases 1,2, 3 and 4) as recorded in Plat Book 26 Page 158, Plat Book 27 Page 62, Plat Book 28 Page 88 and Plat Book 30 Page 42 of the Davidson County Register of Deeds Office.

The site is also known as Davidson County Tax Parcels 01008E0000002, 01008G0000029, 01008G0000030, 01008G0000031, 01008G0000032, 01008G0000033, 01008G0000034, 01008G0000035, 01008G0000036, 01008G0000037, 01008G0000065, 01008G0000066, 01008G0000067, 01008G0000068, 01008G0000069, 01008G0000070, 01008G0000071, 01008G0000072, 01008G0000073, 01008G0000074, 01008H0000001, 01008H0000002, 01008H0000003, 01008H0000004, 01008H0000005, 01008H0000006, 01008H0000038, 01008H0000039, 01008H0000040, 01008H0000041, 01008H0000042, 01008H0000043, 01008H0000044, 01008H0000045, 01008H0000046, 01008H0000047, 01008H0000048,

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01008J0000102, 01008J0000103, 01008J0000104, 01008J0000105, 01008J0000106,  
01008J0000107 & 01008J0000108.

SECTION 2

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 3

That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

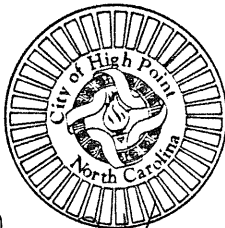
SECTION 4

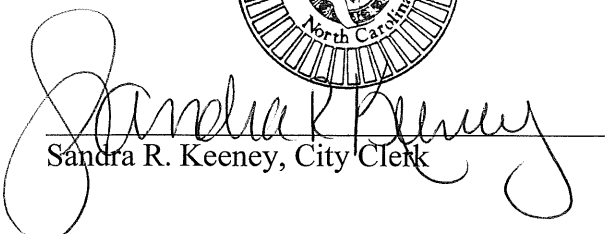
This ordinance shall become effective upon the date of adoption.

Adopted by the City Council  
City of High Point, North Carolina  
The 16<sup>th</sup> day of January, 2024

By:   
Cyril Jefferson, Mayor

ATTEST:



  
Sandra R. Keeney, City Clerk