An Ordinance Amending the Durham Unified Development Ordinance
By Taking Property out of <u>Commercial Neighborhood, Falls/Jordan-A, Falls/Jordan-B, Major Transportation Overlay (CN, F/J-A, F/J-B, MTC)</u> Zoning District and Establishing the Same as <u>Commercial General with a Development Plan, Falls/Jordan-A, Falls/Jordan-B, Major Transportation Overlay (CG(D), F/J-A, F/J-B, MTC)</u>

Be it Ordained by the Durham Board of County Commissioners:

Section 1. That the Durham Board of County Commissioners held a Public Hearing on Zoning Case <u>Z1700020</u> and Voted on <u>February 26, 2018</u> to approve the Zoning Map Change described herein.

Section 2. That the Durham Zoning Atlas and Unified Development Ordinance are hereby amended by taking the following described Property out of the <u>CN, F/J-A, F/J-B, MTC</u> zoning district and placing the same in and establishing the same as <u>CG(D), F/J-A, F/J-B, MTC.</u>

All property as follows, and to the centerlines of any adjoining public rights-of way:

Beginning at a point on the eastern right of way of Red Mill Road;
thence N06°42'18"E a distance of 40.72' to a point;
thence N07°42'07"E a distance of 60.21' to a point;
thence N36°49'23"E a distance of 268.05' to a point;
thence S63°26'27"E a distance of 25.32' to a point;
thence with a curve turning to the left with an arc length of 99.68', with a radius of 79.85', with a chord bearing of N72°25'02"E, with a chord length of 93.34' to a point;
thence N36°29'19"E a distance of 147.01' to a point;
thence S05°32'59"W a distance of 489.53' to a point;
thence S73°47'45"W a distance of 282.87' to a point;
thence with a curve turning to the right with an arc length of 128.22', with a radius of 1,145.25', with a chord bearing of N24°41'49"W, with a chord length of 128.15' to a point; which is the point of beginning, having an area of 116,838 square feet or 2.68 acres.

Section 3. This Ordinance shall be in full force and effect from and after its passage.

Section 4. All ordinances in conflict with this Ordinance are hereby repealed.