

**An Ordinance amending the Durham Unified Development Ordinance
by taking property out of Planned Density Residential 2.500 (PDR 2.500)
and establishing the same as Rural Residential (RR)**

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 Z2000026A and voted on January 25, 2021 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 Planned Density Residential 2.500 (PDR 2.500) and establishing the same as Rural Residential (RR).

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

Being all the lands described in Deed Book 1251, Page 422, to BEMAC Partners, Deed Book 1014, Page 817, and Deed Book 300, Page 237, to Lillie Eve Umstead, being further described as follows: BEGINNING at an existing iron pin, said point being the southwest corner of the land described in Deed Book 1251, Page 422, and the Northwest corner of the land described in Deed Book 989, Page 25, thence North 2 Degrees 46 Minutes 35 Seconds West - 194.75' to an existing iron pin, thence North 3 Degrees 27 Minutes 35 Seconds West - 209.49' to an existing iron pin, thence North 3 Degrees 27 Minutes 35 Seconds West - 953.47' to an iron pin set, thence South 89 Degrees 21 Minutes 35 Seconds East - 721.91' to an existing iron pin, thence North 89 Degrees 21 Minutes 35 Seconds East - 160.15' to an iron pin set, said point being on the NCDOT right-of-way for Terry Road, thence across said NCDOT right-of-way North 88 Degrees 34 Minutes 24 Seconds East - 111.73' to an existing iron pin, thence North 89 Degrees 48 Minutes 23 Seconds East - 342.95' to an existing iron pin, thence North 89 Degrees 26 Minutes 46 Seconds East - 62.08' to an existing iron pin, thence North 89 Degrees 46 Minutes 34 Seconds East - 200.04' to an existing iron pin, thence North 89 Degrees 44 Minutes 20 Seconds East - 399.27' to an existing iron pin, thence North 0 Degrees 36 Minutes 34 Seconds East - 649.79' to an iron pin set, thence South 86 Degrees 52 Minutes 14 Seconds East - 360.50' to an iron pin set, thence North 83 Degrees 23 Minutes 25 Seconds East - 329.61' to an iron pin set, thence South 1 Degrees 09 Minutes 13 Seconds West - 956.44' to an existing iron pin, thence South 1 Degrees 42 Minutes 38 Seconds West - 168.00' to an existing iron pin, thence South 0 Degrees 17 Minutes 13 Seconds West - 117.00' to an existing iron pin, thence South 0 Degrees 14 Minutes 04 Seconds East - 247.59' to a point, thence South 0 Degrees 14 Minutes 04 Seconds East - 220.00' to an existing iron pin, thence South 0 Degrees 14 Minutes 27 Seconds East - 90.51' to an existing iron pin, thence South 0 Degrees 20 Minutes 19 Seconds East - 109.27' to an existing iron pin, thence South 0 Degrees 19 Minutes 17 Seconds East - 44.25' to an iron pin set, said point being on the NCDOT right-of-way for Terry Road, thence across said NCDOT right-of-way South 0 Degrees 19 Minutes 17 Seconds East - 63.58' to an iron pin set, thence South 0 Degrees

19 Minutes 17 Seconds East - 754.12' to an iron pin set, thence North 83 Degrees 44 Minutes 06 Seconds West- 182.74' to a point, thence North 83 Degrees 44 Minutes 06 Seconds West - 67.33' to a point, thence North 83 Degrees 44 Minutes 06 Seconds West - 179.96' to an existing iron pin, thence North 83 Degrees 44 Minutes 06 Seconds West - 80.00' to a point, thence North 83 Degrees 44 Minutes 06 Seconds West - 100.00' to an existing iron pin, thence North 83 Degrees 44 Minutes 06 Seconds West- 100.00' to a point, thence North 83 Degrees 44 Minutes 06 Seconds West - 95.57' to a point, thence North 83 Degrees 44 Minutes 06 Seconds West - 10.00' to a point, thence North 88 Degrees 03 Minutes 44 Seconds West - 120.00' to a point, thence North 88 Degrees 03 Minutes 44 Seconds West - 138.94' to a point, thence North 88 Degrees 03 Minutes 44 Seconds West - 130.00' to a point, thence North 88 Degrees 03 Minutes 44 Seconds West- 145.00' to a point, thence North 88 Degrees 03 Minutes 44 Seconds West - 126.60' to an iron pin set, thence North 0 Degrees 31 Minutes 03 Seconds East - 691.77' to an existing iron pin, thence South 88 Degrees 56 Minutes 58 Seconds West - 661.42' to a point, thence South 88 Degrees 56 Minutes 58 Seconds West - 468.82' to an existing iron pin, said point being the POINT OF BEGINNING, containing 114.36 acres more or less.

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.