

AMENDING OFFICIAL ZONING MAP

PORTION OF 3617 LINK ROAD, GENERALLY DESCRIBED AS NORTH OF LINK ROAD AND EAST OF MCKNIGHT MILL ROAD

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GREENSBORO:

Section 1. The Official Zoning Map is hereby amended by original zoning from County AG (Agricultural) to City R-3 (Residential Single Family - 3).

The area is described as follows:

BEGINNING at a $\frac{3}{4}$ " existing iron pipe in the existing (as of January 31, 2020) satellite Greensboro city limits, said point being the northeast corner of Lot 2 of Property of J. S. Watlington Heirs & Agnes R. Watlington, recorded in Plat Book 70, Page 66; THENCE PROCEEDING WITH THE EXISTING SATELLITE CITY LIMITS with the west lines of Lots 5 through 1 of Revised Phases 8 and 9, Briarmeade Subdivision, recorded in Plat Book 161, Page 8, S $04^{\circ} 21' 58''$ W 314.07 feet to a $\frac{5}{8}$ " existing iron rod at the southwest corner of said Lot 1, a point on the northern right-of-way line of Link Road (NCSR #2833); thence continuing in a southerly direction approximately 60 feet to a point on the southern right-of-way line of Link Road, said point being a corner in the existing city limit line; thence with said right-of-way line S $75^{\circ} 01' 30''$ W approximately 480 feet to the northeast corner of Lot 269 of Phase 12, Briarmeade Subdivision, recorded in Plat Book 194, Page 114; THENCE DEPARTING FROM THE EXISTING SATELLITE CITY LIMITS in a northerly direction across Link Road approximately 60 feet to a $\frac{1}{2}$ " new iron pipe at the southwest corner of Lot 2 of Property of J. S. Watlington Heirs & Agnes R. Watlington; thence with the west line of said Lot 2 N $07^{\circ} 44'$ W 338.76 feet to the northwest corner of said Lot 2; thence with the north line of said Lot 2 N $79^{\circ} 07'$ E 551.57 feet to the point and place of BEGINNING, containing approximately 4.33 acres, of which approximately 3.805 acres is located outside of Link Road right-of-way. All deeds and plats referred to hereinabove are recorded in the Office of the Register of Deeds of Guilford County.

Section 2. This property will be perpetually bound to the uses authorized and subject to the development standards of the R-3 (Residential Single Family -3) zoning district unless subsequently changed or amended as provided for in Chapter 30 of the Greensboro Code of Ordinances. Final plans for any development shall be submitted to the Technical Review Committee for approval.

Section 3. Any violations or failure to accept any conditions and use limitations imposed herein shall be subject to the remedies provided in Chapter 30 of the Greensboro Code of Ordinances.

Section 4. This ordinance shall be effective on May 19, 2020.