

AMENDING OFFICIAL ZONING MAP

3714 DESMOND DRIVE, GENERALLY DESCRIBED AS EAST OF DESMOND DRIVE  
AND NORTH 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 RS-30-MH (Residential Single Family Manufactured Housing Overlay) to City R-3 (Residential Single Family - 3).

The area is described as follows:

BEGINNING at a point, said point being the northeast corner of Lot 9 of the "Victory Heights Subdivision" as recorded in Plat Book 13 on Page 72, thence proceeding along a new line crossing Lot 9 and Lot 8 of said Victory Height S 19°13'55" W a distance of 199.77 feet to a point, said point being along the northern line of Lot 7 of said Victory Heights; thence proceeding along the northern line of said Lot 7 N 56°05' W a distance of 200.24 feet to a point, said point being along the eastern right-of-way for Desmond Drive (60-foot width); said point also being along the eastern boundary of Annexation D-2737 (effective on November 30, 2004); THENCE PROCEEDING WITH THE EXISTING CITY LIMITS and along the eastern right-of-way for Desmond Drive N 07°36' E a distance of 80.40 feet to a point, said point being the northwest corner of said Lot 8 and said point also being the southwest corner of Lot 54 of said Victory Heights; THENCE DEPARTING FROM THE EXISTING CITY LIMITS along the southern line of said Lot 54 S 89°17' E a distance of 221.38 feet to the POINT AND PLACE OF BEGINNING, containing an area of .64 acres, more or less. The deeds 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 January 19, 2021.