



## Legislation Details (With Text)

**File #:** ID 19-0475    **Version:** 1    **Name:**  
**Type:** Ordinance    **Status:** Passed  
**File created:** 6/24/2019    **In control:** City Council  
**On agenda:** 7/16/2019    **Final action:** 7/16/2019  
**Title:** Ordinance for Original Zoning at 4504 Pine Vista Lane - Javier Saldana

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. PL(Z)19-23-4504PineVistaLn-Zoning.pdf, 2. PL(Z)19-23-4504PineVistaLn-Aerial.pdf, 3. PL(Z)19-23-4504PineVistaLn-GFLUM.pdf, 4. zoning staff report for PLZ 19-23 (4504 Pine Vista Ln).pdf, 5. Zoning Minutes for PL(Z) 19-23 (4504 Pine Vista Ln).pdf, 6. zoning statement for PL(Z) 19-23 (4504 Pine Vista Ln).pdf, 7. 19-0475 ord 4504 Pine Vista Ln.pdf

Date	Ver.	Action By	Action	Result
7/16/2019	1	City Council	adopt	Pass

**..Title**

Ordinance for Original Zoning at 4504 Pine Vista Lane - Javier Saldana

Council Priority:

- 1) Create an Environment to Promote Economic Development Opportunities and Job Creation.
- 2) Maintain Infrastructure and Provide Sustainable Growth Opportunities

Department: Planning

Council District: Proximate to District 1

Public Hearing: July 16, 2019

Advertising Date/By: June 27 and July 3, 2019/City Clerk

Contact 1 and Phone: Sue Schwartz, 373-2149

Contact 2 and Phone: Mike Kirkman, 373-4649

### PURPOSE:

Javier Saidana is requesting original zoning from **County RS-40** (Residential Single Family) to **City R-3** (Residential Single Family - 3) for 4504 Pine Vista Lane, generally described as south of Pine Vista Lane and east of Circleview Drive.

As this request is associated with a voluntary annexation petition, the City Council will conduct a public hearing to consider and take action on this request at its **July 16, 2019** meeting.

### BACKGROUND:

Following a public hearing on June 17, 2019, the Zoning Commission voted 6-1 to recommend approval of this request. There was one speaker in opposition. (See minutes of the June 17, 2019 Zoning Commission

meeting). This request is associated with a voluntary annexation petition in order to access City water and sewer for a new residential dwelling.

**BUDGET IMPACT:**

This item will have no budget impact.

**RECOMMENDATION / ACTION REQUESTED:**

The Zoning Commission recommended **approval** of this request 6-1.

Planning recommends **approval** of the R-3 zoning request based on:

- Request is consistent with the **Growth at the Fringe** goal to promote sound, sustainable land use patterns that provide for the efficient provision of public services and facilities.
  
- Request is consistent with the **Housing and Neighborhoods** goal to Meet the needs of present and future Greensboro citizens for a choice of decent, affordable housing in stable, livable neighborhoods that offer security, quality of life, and the necessary array of services and facilities.