



Legislation Text

File #: ID 17-0471, **Version:** 1

Ordinance Amending the Future Land Use Map of the Greensboro Connections 2025 Future Land Use Plan

Department: Planning
Council District: 3

Public Hearing: Yes
Advertising Date/By: July 6 and 13, 2017/City Clerk

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PURPOSE:

To conduct a public hearing and consider an amendment to the Generalized Future Land Use Map of Connections 2025, Greensboro's Comprehensive Plan for property located at 5908, 5910 and 5812 Lake Brandt Road and 2000, 2018 and 2020 Trosper Road

BACKGROUND:

A request has been made to rezone property at 5908, 5910 and 5812 Lake Brandt Road and 2000, 2018 and 2020 Trosper Road that is not consistent with the current Interim Residential future land use category. Because of this discrepancy, the requested rezoning requires an amendment to the Comprehensive Plan's Generalized Future Land Use Map (GFLUM) to be approved.

The current and proposed land uses are:

FROM

Interim Residential (generally at or above 3 dwelling units per acre): Areas with a mix of all types of residential densities and uses (single family detached, single family attached and multi-family), with some limited local-serving non-residential uses (schools, churches, convenience services). It is assumed that most of the new housing developed in the Water Sewer Service Area would be connected to water and sewer.

TO

Mixed Use Residential: This designation applies to neighborhoods or districts where the predominant use is residential and where substantial, compatible local-serving nonresidential uses may be introduced. Such use mixes are typically found in older, in-town neighborhoods that accommodate "corner stores" and other local services, as well as in newly developed traditional neighborhood developments (TNDs). This district is also applied in areas suited to a diverse mix of housing types and densities. Ensuring that buildings are of the appropriate scale and intensity is critical.

The Planning Board provided comment on the proposed Comprehensive Plan amendment at their May 17, 2017 meeting. Minutes of the May 2017 Planning Board are attached.

BUDGET IMPACT:

There will be no budget impact for this item.

RECOMMENDATION / ACTION REQUESTED:

Staff recommends approval of the requested General Future Land Use Amendment.