

**An Ordinance amending the Durham Unified Development Ordinance by taking property out of Residential Rural (RR) & Residential Suburban-20 (RS-20) and establishing the same as Commercial General with a Development Plan CG(D).**

**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 Z2000042 and Voted on September 13, 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 Residential Rural (RR) & Residential Suburban-20 (RS-20) and establishing the same as Commercial General with a Development Plan CG(D).**

**Section 3. That, pursuant to NCGS 160D-605, the Future Land Use Map of the Comprehensive Plan is changed from Research/Research Application to Commercial.**

**Section 4. All property as follows, and to the centerlines of any adjoining public rights-of way:**

*Beginning at an existing 1/2" iron pipe having NC grid coordinates (NAD83/2011) of  
Northing: 795938.07' and Easting: 2041988.14' and being the POINT OF  
BEGINNING; thence*

*N 12° 18' 48" E for a distance of 101.90 feet to a right-of-way disc; thence  
N 15° 55' 47" W for a distance of 260.25 feet to an existing iron pipe; thence  
N 01° 49' 20" W for a distance of 354.04 feet to an existing iron pipe; thence  
N 11° 23' 33" W for a distance of 147.48 feet to an existing iron pipe; thence  
N 05° 26' 38" W for a distance of 34.37 feet to an existing iron pipe; thence  
N 59° 31' 15" E for a distance of 70.55 feet to an existing iron pipe; thence  
S 88° 59' 23" E for a distance of 101.00 feet to a right-of-way disc; thence  
N 01° 12' 47" E for a distance of 23.70 feet to a new iron pipe; thence*

*S 88° 47' 35" E for a distance of 25.33 feet to a new iron pipe; thence S 88° 47' 35" E for a distance of 103.29 feet to a new iron pipe; thence S 01° 08' 28" W a distance of 340.65 feet to an existing 2" iron pipe; thence S 01° 37' 01" W for a distance of 597.05 feet to an existing 1" iron pipe; thence S 89° 52' 47" W for a distance of 103.96 feet to an existing 5/8" iron rod; thence N 89° 52' 01" W for a distance of 69.94 feet to the POINT OF BEGINNING, containing a total of 4.867 acres more or less.*

**Section 5. This Ordinance shall be in full force and effect from and after September 13, 2021.**

**Section 6. All ordinances in conflict with this Ordinance are hereby repealed.**



A handwritten signature in black ink, appearing to read "Monica W. Toomer".

**Monica W. Toomer  
Durham County Clerk to the Board**