

An Ordinance Amending the Durham Unified Development Ordinance By Taking Property out of the Downtown Design District – Support 1 (DD-S1) and Establishing the Same As the Downtown Design District –Core with a development plan (DD-C(D)).

Be it Ordained by the Durham City Council:

Section 1. That the Durham City Council held a Public Hearing on Zoning Case Z2000006 and Voted on June 15, 2020 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 the Downtown Design District – Support 1 (DD-S1) and Establishing the Same As the Downtown Design District –Core with a development plan (DD-C(D)).

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

BEING THAT PARCEL OF LAND SITUATED IN THE CITY OF DURHAM, DURHAM TOWNSHIP, DURHAM COUNTY, NORTH CAROLINA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A MONUMENT LOCATED AT THE NORTHWEST INTERSECTION OF THE PROPERTY LINES OF JACKSON STREET AND SOUTH DUKE STREET, AND RUNNING THENCE NORTH 00° 19' 49" EAST 476.87 FEET TO A POINT, THE SOUTHWEST INTERSECTION OF THE PROPERTY LINES OF WEST CHAPEL HILL STREET AND SOUTH DUKE STREET; THENCE SOUTH 89° 39' 12" WEST 365.01 FEET TO A STAKE, THE SOUTHEAST INTERSECTION OF THE PROPERTY LINES OF SOUTH GREGSON STREET AND WEST CHAPEL HILL STREET; THENCE SOUTH 03° 15' 36" WEST 199.70 FEET TO A POINT; THENCE SOUTH 03° 47' 32" WEST 134.03 FEET TO A POINT; THENCE NORTH 89° 34' 08" EAST 8.89 FEET TO A POINT; THENCE SOUTH 02° 57' 28" WEST 131.25 FEET TO A STAKE; THENCE IN A SOUTHEASTERLY DIRECTION ALONG A CURVE HAVING A RADIUS OF 12 FEET AND A DISTANCE OF 19.54 FEET TO A STAKE; THENCE NORTH 89° 40' 30" EAST 368.31 FEET TO A MONUMENT, THE POINT AND PLACE OF BEGINNING, AND BEING 4.10 ACRES, AS SHOWN ON THE PLAT AND SURVEY ENTITLED "TOPOGRAPHIC SURVEY FOR 505 W. CHAPEL HILL STREET" BY STEWART, DATED JANUARY 14, 2020.

Section 3. This Ordinance shall be in full force and effect from and after its passage.

Section 4. All ordinances in conflict with this Ordinance are hereby repealed.