

## BOARD OF ALDERMEN

ITEM NO. B(5)

### AGENDA ITEM ABSTRACT

**MEETING DATE: Tuesday, October 14, 2003**

**TITLE: Adoption: Revised Resolution of Joint Planning Land Use Plan Amendment to Incorporate the Revisions to the Chapel Hill Comprehensive Plan and Land Use Plan**

<b>DEPARTMENT: PLANNING</b>	<b>PUBLIC HEARING: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/></b>
<b>ATTACHMENTS:</b> <b>A. Resolution</b> <b>B. Board of Aldermen's Resolution adopted in 2001</b> <b>C. Map showing existing and proposed land use designations for Chapel Hill's Northwest Area</b>	<b>FOR INFORMATION CONTACT:</b> Patricia McGuire – 918-7327

#### PURPOSE

On April 11, 2001, the three parties to a Joint Orange County Planning Agreement and Land Use Plan held a public hearing on an amendment requested by the Town of Chapel Hill. The Chapel Hill Town Council and the Board of Aldermen took action on these changes in June 2001 and the Board of County Commissioners delayed action until the conclusion of planning for the Greene Tract. As the previously adopted language was slightly different, all three parties have prepared a revised resolution for adoption to the Joint Planning Agreement.

#### INFORMATION

In June 2001 the Board of Aldermen adopted a resolution in support of revising the Joint Planning Area Land Use Plan designations consistent with the recommendations of Chapel Hill's Northwest Small Area Plan, with two exceptions (*Attachment B*). Based on the public comments received on April 11<sup>th</sup>, community planning efforts to that date, and the landfill owners' decision to allow a multi-jurisdictional work group to make recommendations regarding future use of the Greene Tract, the Board's resolution identified the Greene and Neville tracts for "Public Use" rather than the plan's proposed categories of, respectively, "Housing/Open Space" and "Landfill Activities." The designation of Public Use appeared to offer the greatest flexibility in light of the ongoing efforts to determine the best future public use of the Greene and Neville Tracts.

The Board of County Commissioners reviewed this matter on October 1 and the Chapel Hill Town Council is scheduled to consider a revised resolution on October 7. Action by all three parties to the Joint Planning Agreement is requested to occur in advance of the Joint Public Hearing scheduled for October 15 as both the Commissioners and Council will be considering a

rezoning request for a parcel in Chapel Hill's Northwest Area that is consistent with the designations included in Chapel Hill's Comprehensive Plan that was adopted on May 8, 2000, but is not covered by the existing land use designations.

A map that presents the existing and proposed land use designations and is to be adopted in conjunction with the revised resolution (*Attachment A*) is also attached (*Attachment C*).

**FISCAL IMPACT**

N/A

**RECOMMENDATION**

The Administration recommends that the Board of Aldermen adopt the attached resolution (*Attachment A*) that approves the necessary changes to the Joint Planning Area Land Use Plan to incorporate the Chapel Hill Comprehensive Plan, and assigns uses to the Greene and Neville Tracts consistent with the recommendations of the Greene Tract Work Group.