

A RESOLUTION ADOPTING A STATEMENT EXPLAINING THE
BOARD OF ALDERMEN'S REASONS FOR ADOPTING AN AMENDMENT TO THE
ZONING MAP OF THE CARRBORO LAND USE ORDINANCE
Resolution No. 139/2009-10

WHEREAS, an amendment to the map of the Carrboro Land Use Ordinance has been proposed, which amendment is described or identified as follows: An ordinance amending the zoning classification for the property known as 500 North Greensboro Street (TMBL 7.93.A.4) from CT to B-1(g)-CZ

NOW THEREFORE, the Board of Aldermen of the Town of Carrboro resolves:

Section 1. The Board concludes that the above described amendment is consistent with Carrboro Vision 2020: Policies through the year 2020, policies 2.42 and 3.1.

Section 2. The Board concludes that its adoption of the above described amendment is reasonable and in the public interest because the Town seeks to provide for development while maintaining the Town's character and protecting existing neighborhoods.

Section 3. This resolution becomes effective upon adoption.

A RESOLUTION ADOPTING A
STATEMENT EXPLAINING THE BOARD OF ALDERMEN'S REASONS FOR REJECTING AN
AMENDMENT TO THE ZONING MAP OF THE CARRBORO LAND USE ORDINANCE

WHEREAS, an amendment to the map of the Carrboro Land Use Ordinance has been proposed, which amendment is described or identified as follows: An ordinance amending the zoning classification for the property known as 500 North Greensboro Street (TMBL 7.93.A.4) from CT to B-1(g)-CZ

NOW THEREFORE, the Board of Aldermen of the Town of Carrboro Resolves:

Section 1. The Board concludes that the above described amendment is not consistent with adopted policies.

Section 2. The Board concludes that its rejection of the above described amendment is reasonable and in the public interest because existing zoning classifications are appropriate.

Section 3. This resolution becomes effective upon adoption.

This the ____ day of _____, 20__.

Ayes:

Noes:

Abstentions:

A RESOLUTION ADOPTING A STATEMENT EXPLAINING THE
BOARD OF ALDERMEN'S REASONS FOR ADOPTING AN AMENDMENT TO
THE TEXT OF THE CARRBORO LAND USE ORDINANCE
Resolution No. 140/2009-10

WHEREAS, an amendment to the text of the Carrboro Land Use Ordinance has been proposed, which amendment is described or identified as follows: An ordinance amending the Carrboro Land Use Ordinance to provide for a B-1(g) (General Business Conditional) Zoning District

NOW THEREFORE, the Board of Aldermen of the Town of Carrboro Resolves:

Section 1. The Board concludes that the above described amendment is consistent with Carrboro Vision 2020, Policy 3.2.

Section 2. The Board concludes that its adoption of the above described amendment is reasonable and in the public interest because the Town a downtown that is nurtured as the social, cultural, and economic center of our community.

Section 3. This resolution becomes effective upon adoption.

This the ____ day of _____, 20__.

Ayes:

Noes:

Abstentions:

A RESOLUTION ADOPTING A
STATEMENT EXPLAINING THE BOARD OF ALDERMEN'S REASONS FOR
REJECTING AN AMENDMENT TO THE TEXT OF THE CARRBORO LAND USE
ORDINANCE

WHEREAS, an amendment to the text of the Carrboro Land Use Ordinance has been proposed, which amendment is described or identified as follows: An ordinance amending the Carrboro Land Use Ordinance to provide for a B-1(g) (General Business Conditional) Zoning District

NOW THEREFORE, the Board of Aldermen of the Town of Carrboro Resolves:

Section 1. The Board concludes that the above described amendment is not consistent with adopted policies.

Section 2. The Board concludes that its rejection of the above described amendment is reasonable and in the public interest because existing policies are sufficient.

Section 3. This resolution becomes effective upon adoption.

This the ____ day of _____, 20__.

Ayes:

Noes:

Abstentions:

AN ORDINANCE AMENDING THE CARRBORO LAND USE ORDINANCE TO PROVIDE
FOR A B-1(G) (GENERAL BUSINESS CONDITIONAL ZONING DISTRICT

THE BOARD OF ALDERMEN OF THE TOWN OF CARRBORO ORDAINS:

Section 1. Article IX of the Carrboro Land Use Ordinance is amended by revising subsection 15-141.4 (a) to read as follows:

Section 15-141.4 Conditional Zoning Districts

(a) Conditional zoning districts are zoning districts in which the development and use of the property so zoned are governed by the regulations applicable to one of the general use zoning districts listed in the Table of Permissible Uses, as modified by the conditions and restrictions imposed as part of the legislative decision creating the district and applying it to the particular property. Accordingly, the following conditional zoning districts may be established: B-2-CZ and B-1(G) CZ.

Section 2. All provisions of any town ordinance in conflict with this ordinance are repealed.

Section 3. This ordinance shall become effective upon adoption.

AN ORDINANCE AMENDING THE CARRBORO ZONING MAP TO REZONE
APPROXIMATELY .68 ACRES OF LAND KNOWN AS
500 N. GREENSBORO STREET FROM CT TO B-1(G) CZ

****DRAFT 4-23-2010****

THE BOARD OF ALDERMEN OF THE TOWN OF CARRBORO ORDAINS:

SECTION 1. The Official Zoning Map of the Town of Carrboro is hereby amended as follows:

That property being described on Orange County Tax Maps as:

Block A, Lot 4 of Tax Map 93, in the Chapel Hill Township, and being the area that is called out on the accompanying map as "500 N. Greensboro Street" is hereby rezoned from CT (Commercial, Corporate Town) to B-1(g))-CZ (General Business, Conditional), subject to the following conditions:

- 1) Building height shall be limited to two (2) stories and 35 feet;
- 2) Parking ratio shall be not less than 2.0 parking spaces per 1,000 SF which may include shared parking for any further subdivision of the parcel;
- 3) Driveway access to the parcel shall be aligned with Shelton Street and a shared ingress and egress easement shall be established over and upon the driveway for the common use of the driveway;
- 4) The house presently located on parcel 9778877448 (7.93.A.6) shall be relocated to parcel 9778877556 (7.93.A.4); which may be further subdivided;
- 5) The property will be developed substantially in accordance with the attached concept plan labeled "Green Equity, LLC, Carrboro North Carolina Zoning Exhibit" and dated March 11, 2010.

SECTION 2. All provisions of any Town ordinance in conflict with this ordinance are hereby repealed.

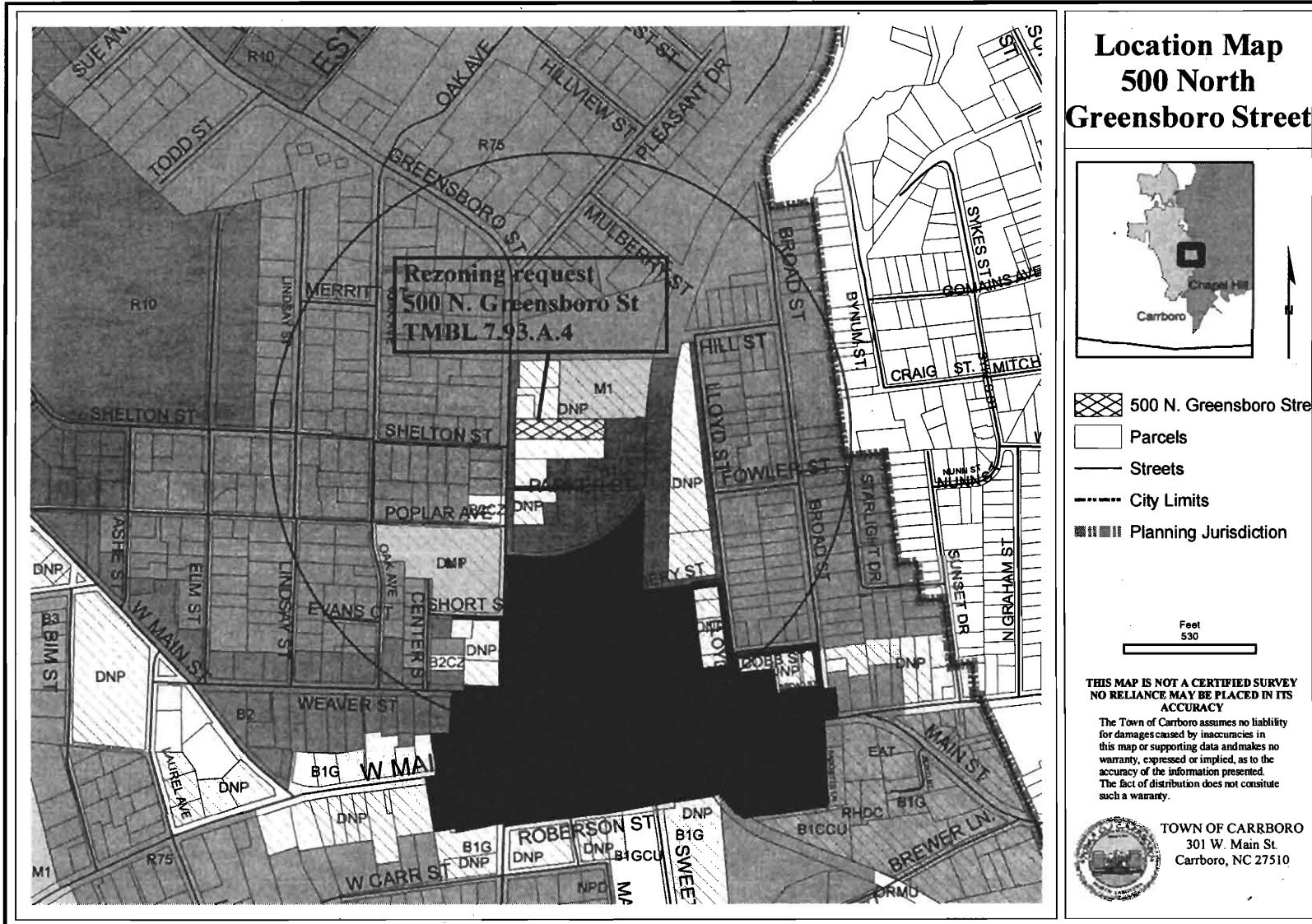
SECTION 3. This ordinance shall become effective upon adoption.

The foregoing ordinance having been submitted to a vote, received the following vote and was duly adopted, this the _____ day of _____ 2010.

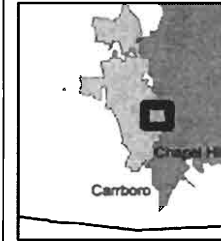
AYES:






NOES:

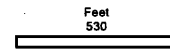
ABSENT OR EXCUSED:



Location Map 500 North Greensboro Street



-  500 N. Greensboro Street
-  Parcels
-  Streets
-  City Limits
-  Planning Jurisdiction

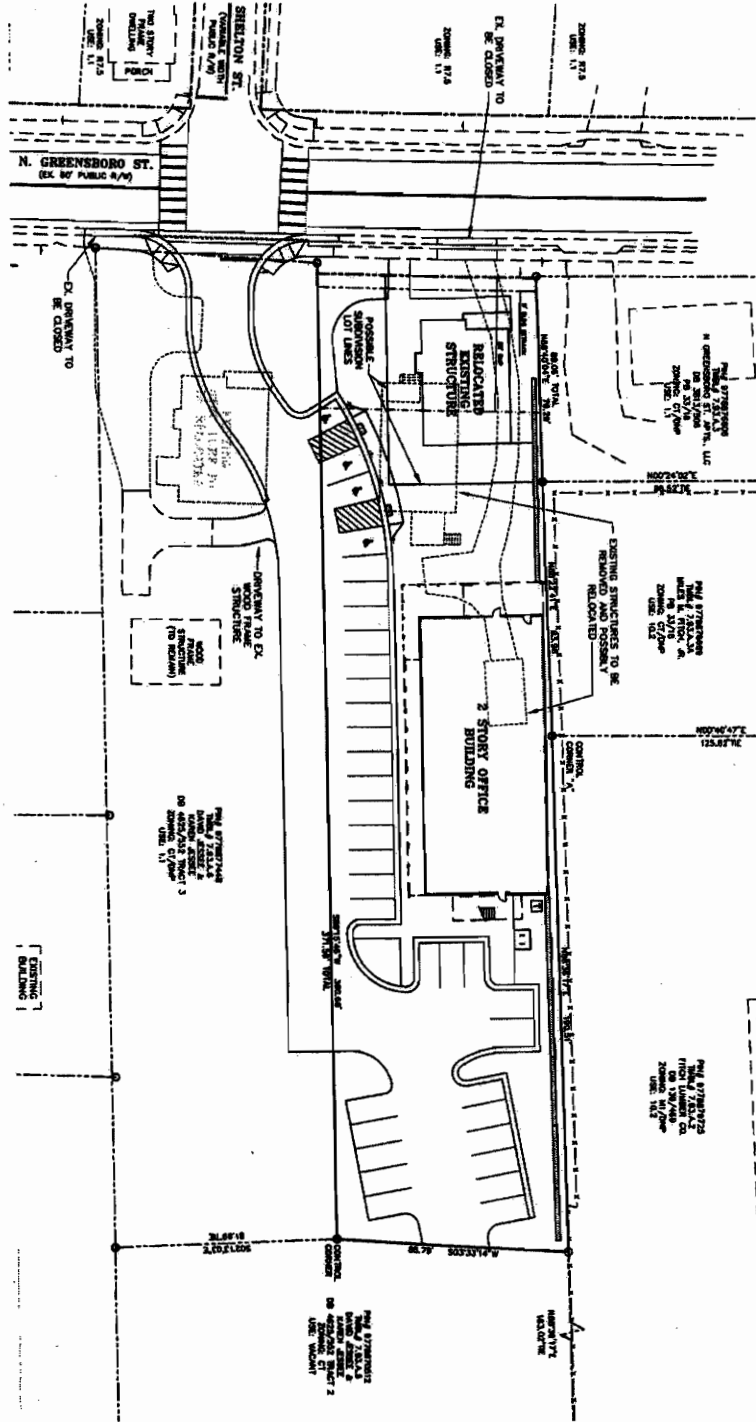


**THIS MAP IS NOT A CERTIFIED SURVEY
NO RELIANCE MAY BE PLACED IN ITS
ACCURACY**

The Town of Carrboro assumes no liability for damages caused by inaccuracies in this map or supporting data and makes no warranty, expressed or implied, as to the accuracy of the information presented. The fact of distribution does not constitute such a warranty.



TOWN OF CARRBORO
301 W. Main St.
Carrboro, NC 27510



**PRELIMINARY
NOT FOR
CONSTRUCTION**

GRAPHIC SCALE
1" = 20' ±

REV.	DATE	DESCRIPTION	BY
1	02/25/10	TOWN & HODDY COMMENTS	MAF
2	03/11/10	TOWN COMMENTS	MAF

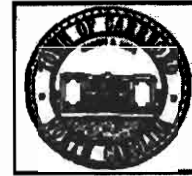
GREEN EQUITY, LLC
CARRBORO, NORTH CAROLINA

**ZONING
EXHIBIT**

civil consultants
LAND PLANNERS & CIVIL ENGINEERS

2700 LINDSEY PARKWAY - SUITE 101 - DURHAM, NC 27707
919.487.5500 FAX 919.487.5501
1214 HERYARD TRAIL DRIVE - SUITE 100 - WAKE FOREST, NC 27707
919.487.5500 PHONE 919.487.5500 FAX

TOWN OF CARRBORO



LAND USE ORDINANCE AMENDMENT REQUEST

"Dear Potential Business Operator:

Please be advised that it may be necessary to meet with several members of Town staff as well as outside agencies to identify and fully understand all rules, regulations, and policies applicable to your business. Please refer to the 'Checklist for Opening a Business in Carrboro.'"

To the Board of Aldermen, the Planning Board, and the Appearance Commission, as appropriate, of the Town of Carrboro:

I (we), the undersigned do hereby respectfully make application and petition the Board of Aldermen to amend the Land Use Ordinance. In support of this application, the following facts are shown:

1) The Land Use Ordinance, at present, would allow (description/quote, page and number of section in question):
The conditional zoning standards to be applied to only one general use zoning district: B-2. Article IX, Page 19, Section 15- 141.4

2) The proposed amendment to the Land Use Ordinance would allow (describe briefly intended change):
The conditional zoning standards to be applied to the B-1 (g) general use zoning district.

3) State the reasons for the proposed amendment:
Provide for a broader application of the conditional zoning standards that enable land owners to establish and overlay conditions on property to ensure compatibility between the property and surrounding neighborhood.

SIGNATURE:

David Bell, Manager
 applicant

Green Equity, LLC
 {print}

ADDRESS:

119 Viburnum Way, Carrboro, NC 27510

TELEPHONE NUMBER:

(919) 632-2052

Art. IX ZONING DISTRICTS AND ZONING MAP

5. If the conditional use permit is allowed to expire (under Section 15-62), the Board may initiate action to rezone the property to any appropriate general use district classification. In addition, notwithstanding any other provision of this ordinance, the Board shall be under no obligation to consider any major modification of a conditional use permit issued in connection with a conditional use rezoning or any new conditional use permit for property that has been the subject of a conditional use rezoning.
- (f) If a conditional use permit issued in connection with a conditional use rezoning authorizes the creation of a residential subdivision containing lots intended for development with not more than four dwelling units each, and the conditional use permit application does not provide sufficient information to authorize a development permit for such lots, then such lots may be developed pursuant to the issuance of a zoning permit (i.e. each lot will not require an amendment to the conditional use permit issued for the overall development).

Section 15-141.4 Conditional Zoning Districts

(a) Conditional zoning districts are zoning districts in which the development and use of the property so zoned are governed by the regulations applicable to one of the general use zoning districts listed in the Table of Permissible Uses, as modified by the conditions and restrictions imposed as part of the legislative decision creating the district and applying it to the particular property. Accordingly, the following conditional zoning districts may be established: B-2-CZ, ~~B-1(g)~~ B-1(g) - CZ.

(b) The conditional zoning districts authorized by this section may be applied to property only in response to a petition signed by all the owners of the property to be included within such district.

(c) The uses permissible within a conditional zoning district authorized by this section, and the regulations applicable to property within such a district, shall be those uses that are permissible within and those regulations that are applicable to the general use zoning district to which the conditional district corresponds as described in subsection (a), except as those uses and regulations are limited by conditions imposed pursuant to subsection (d) of this section. For example, property that is rezoned to a B-2-CZ district may be developed in the same manner as property that is zoned B-2, subject to any conditions imposed pursuant to subsection (d).

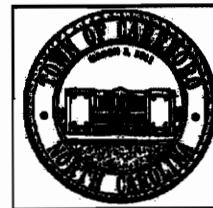
(d) When a rezoning petition for a conditional zoning district is submitted (in accordance with Article XX of this chapter), the application shall include a list of proposed conditions (which may be in the form of written statements, graphic illustrations, or any combination thereof) to be incorporated into the ordinance that rezones the property to the requested conditional zoning district. The list of proposed conditions may be modified by the planning staff, advisory boards, or Board of Aldermen as the rezoning application works its way through the process described in Article XX, but only those conditions mutually approved by the applicant and the Board may be incorporated into the conditional zoning district. Conditions

Art. IX ZONING DISTRICTS AND ZONING MAP

and site-specific standards imposed in a conditional district shall be limited to (i) those that address the conformance of the development and use of the site to the provisions of this chapter or to applicable plans adopted by the Board, and (ii) those that address the impacts reasonably expected to be generated by the development or use of the site.

(e). All uses that are permissible in the conditional zoning district shall require the issuance of the same type of permit that such use in the corresponding general use district would ordinarily require (according to the Table of Permissible Uses), i.e. a zoning permit, special use permit, or conditional use permit.

TOWN OF CARRBORO



"Dear Potential Business Operator:

Please be advised that it may be necessary to meet with several members of Town staff as well as outside agencies to identify and fully understand all rules, regulations, and policies applicable to your business. Please refer to the 'Checklist for Opening a Business in Carrboro.'

PETITIONER
Green Equity, LLC

DATE:
Jan. 25, 2010

The Petitioner named above respectfully requests the Board of Aldermen of the Town of Carrboro to rezone the below-described property from CT to B-1(g)-CZ zoning classification. The Petitioner furthermore submits the following information in support of this petition.

1. PETITIONER'S NAME: Green Equity, LLC

ADDRESS: 119 Viburnum Way, Carrboro, NC 27510

TELEPHONE #: (919) 632-2052

2. INTEREST IN PROPERTY(IES): Owner

3. BROAD DESCRIPTION OF PROPERTY AREAS SOUGHT TO BE REZONED BY REFERENCE TO ADJOINING STREETS: 0.68 Acre Tract, PIN 9778877556, fronting the east side of North Greensboro Street just north of Shelton Street.

4. DESCRIPTION OF INDIVIDUAL LOTS SOUGHT TO BE REZONED:

a. OWNER: Green Equity, LLC

TAX MAP: 7 BLOCK: 93 LOT: A ACREAGE: 0.68 PARCEL: 4

SUBDIVISION NAME: _____ FRONTAGE: 81 LF DEPTH: 355 LF

EXISTING STRUCTURES AND USES: (1) House and (1) detached garage presently used as rental residential

PETITION FOR CHANGE OF ZONING (con't)
Page #2

b. OWNER: _____
 TAX MAP: _____ BLOCK: _____ LOT: _____ ACREAGE: _____ PARCEL: _____
 SUBDIVISION NAME: _____ FRONTAGE: _____ DEPTH: _____
 EXISTING STRUCTURES AND USES: _____

c. OWNER: _____
 TAX MAP: _____ BLOCK: _____ LOT: _____ ACREAGE: _____ PARCEL: _____
 SUBDIVISION NAME: _____ FRONTAGE: _____ DEPTH: _____
 EXISTING STRUCTURES AND USES: _____

d. OWNER: _____
 TAX MAP: _____ BLOCK: _____ LOT: _____ ACREAGE: _____ PARCEL: _____
 SUBDIVISION NAME: _____ FRONTAGE: _____ DEPTH: _____
 EXISTING STRUCTURES AND USES: _____

5. NAMES AND ADDRESSES OF ALL PERSONS WHOSE PROPERTY OR ANY PART THEREOF IS WITHIN 1000 FEET IN ANY DIRECTION OF THE PROPERTY SOUGHT TO BE REZONED.

NAME	ADDRESS

6. HAS THIS PROPERTY BEEN THE SUBJECT OF A ZONING CHANGE SINCE 1979? Yes NO
 IF "YES", WHEN? 1986

7. PLEASE SET OUT AND EXPLAIN THOSE CIRCUMSTANCES PERTINENT TO THE PROPERTY AND THE MANNER IT RELATES TO THE TOWN THAT DEMONSTRATE THAT THE PROPOSED ZONING DISTRICT CLASSIFICATION IS CONSISTENT WITH THE TOWN'S COMPREHENSIVE PLAN. MORE SPECIFICALLY:

- (a) How do the potential uses in the new district classification relate to the existing character of the area?

The parcel is located in a transitional area at the western edge of Carrboro's commercial district, with residential neighborhoods to the west and south. The list of general business uses permitted in B1(g) is described in the ordinance as intended not to disrupt the peace and quiet of nearby residential areas. B1(g) is in fact a transitional development zone. Further as a specific condition of this rezoning, an existing residential structure will be relocated and rehabilitated at the front of the property to reinforce the residential scale of the N. Greensboro St. streetscape. Similarly, also as a condition of this rezoning, building height will be limited to two stories and 35 feet.

- (b) In what way is the property proposed for rezoning peculiarly/particularly suited for the potential uses of the new district?

The property is part of the Corporate Town zone intended 25 years ago as a flexible, commercial-use district. Development of the intended large-scale projects on larger lots that would be created by property combinations has not materialized. The B1(g) district permits development of smaller-scale commercial projects on smaller lots such as the property that is subject of this rezoning request.

- (c) How will the proposed rezoning affect the value of nearby buildings?

Use of the rezoned property will bring a high-value use to the area. The neighboring property owner's agreement to allow location of a shared access road entrance on his adjacent parcel to the east is evidence of the positive impact the project will have. The relocation of a former residential building to a site next to an existing house on adjacent property to the west will buffer that property as well as residential properties across the street.

- (d) In what way does the rezoning encourage the most appropriate use of the land in the planning jurisdiction?

The rezoning will enable the small parcel to develop with transitional commercial uses consistent with the desire to broaden Carrboro's commercial tax base while co-existing with adjacent residential areas, as intended by the Town's zoning ordinance and the Downtown Neighborhood Protection overlay.

WHEREFORE, THE PETITIONER REQUESTS THAT THE OFFICIAL ZONING MAP BE AMENDED AS SET OUT ABOVE. THIS IS THE 25 DAY OF JANUARY, 2010.

PETITIONER'S SIGNATURE: _____

James D. Bell, Mayor

For all the persons identified under "5", please attach addressed envelopes with the correct postage. Oversight of this requirement could delay processing your rezoning request.

Please see Exhibit "A" for zoning conditions.

Exhibit "A"

Zoning Conditions:

- Building Height shall be limited to 2 stories and 35'.
- Parking ratio shall not be less than 2.0 parking spaces per 1,000 SF which may include shared parking for any further subdivision of the parcel.
- Driveway access to the parcel shall be aligned with Shelton Street and a shared ingress and egress easement shall be established over and upon the driveway for the common use of the driveway.
- The house presently located on parcel 9778877448 shall be relocated, within 2 years of this re-zoning, to parcel 9778877556; which may be further subdivided.



TOWN OF CARRBORO

NORTH CAROLINA
www.townofcarrboro.org

MEMORANDUM

PLANNING DEPARTMENT

DELIVERED VIA: HAND MAIL FAX EMAIL

To: Steve Stewart, Town Manager
Mayor and Board of Aldermen

From: Patricia J. McGuire, Planning Administrator

Date: April 21, 2010

Subject: LUO Amendment Requests – Text and Map Changes related to CT Zoning and 500 North Greensboro Street

BACKGROUND

A petition to amend the text of the Land Use Ordinance to establish a B-1(g) Conditional zoning district and a request to amend the zoning map for 500 N. Greensboro Street (TMBL 7.93.A.4) was submitted on January 26, 2010 (*Attachment C*) by Dave Bellin on behalf of Green Equity, LLC. The requests were presented to the Board of Aldermen on March 16th, at which time a public hearing was set (for April 27th) and the item referred to advisory boards for review. The text amendment request was also referred to Orange County.

OVERVIEW

As this petition involves fewer than five parcels of land in single ownership, the Land Use Ordinance classifies this as a “minor map amendment.” The request for the zoning of this property to be changed from CT – Corporate Town to B-1(g)-CZ, General Business, Conditional, is made to allow for the development of the property more in keeping with Town policies.

PETITIONERS/OWNERS

Green Equity, LLC/Dave Bellin and others

Description of the area

The property known as 500 North Greensboro Street is an approximately 86-foot by 363-foot lot (29,621 square feet/.68 acres) located on the east side of N. Greensboro Street just north of the intersection of Shelton Street (see Location map). Improvements include a one-story, frame

residential building, a one-story frame garage, and a gravel driveway. The zoning and use of this and adjacent properties are summarized in the table below.

Address	Tax map	Zoning	Activity	Use
404 N. Greensboro	7.93.A.6	CT		Single family residence, 1.110
502 N. Greensboro	7.93.A.3	CT	Frame residence	Single family, 1.110
502A N. Greensboro	7.93.A.2	M-1	Fitch Lumber	Processing, 4.100; Retail, 2.200, 2.300
502B N. Greensboro	7.93.A.3A	CT	Driveway to Fitch Lumber	" "
406 N. Greensboro St	7.93.A.5	CT	Vacant	-

Land Use Ordinance Provisions

Article IX of the Land Use Ordinance. This article presents definitions of each zoning district in Town and includes information on the purpose and essential characteristics of each district. The definitions (*Attachment E*) relevant to a rezoning from CT to B-1(g) CZ are summarized below:

CT – (Corporate Town). A district designed to create a visually attractive commercial use district with flexible space. Height and setback provisions are specified. The continued use of existing residential dwelling units along North Greensboro Street is encouraged.

B-1(g) - Conditional (General Business- conditional). Petitions for rezoning to a conditional zoning district must be initiated by a property owner and must include a list of conditions that will limit uses or manner in which a property may be developed. The B-1(g) is a district designed to accommodate a broad range of commercial uses. Due to the proximity of the base district to residential neighborhoods, nighttime uses are limited and other restrictions are anticipated to prevent unreasonable disruptions to the peace and quiet of nearby residential areas.

Downtown Neighborhood Protection (DNP) Overlay District. The purpose of this district is to establish special height, setback, and design requirements applicable to lots in certain commercially zoned downtown areas where such lots abut or are directly across the street from residentially zoned properties. If not specified, the requirements of the underlying zoning district are applicable.

Section 15-146 - Table of Permissible Uses. Permitted uses in the existing CT zone include a range of commercial and residential activities, and civic, community, recreational, and utility uses. New commercial opportunities are associated with the B-1(g) zoning district, such as restaurants, motor vehicle-related uses, veterinarians and open air markets and horticultural sales.

General Use Category	Number of Uses Permitted in CT District	Number of Uses Permitted in Business (B-1(g)) District	Change in Uses Permitted
Residential (1.000)	23	22	- 1
Sales and Rental of Goods (2.000)	7	7	0
Office, Clerical, Research (3.000)	6	5	-1
Manufacturing, Processing, Creating (4.000)	1	1	0

General Use Category	Number of Uses Permitted in CT District	Number of Uses Permitted in Business (B-1(g)) District	Change in Uses Permitted
Educational, Cultural, Religious, Philanthropic, Social (5.000)	6	7	+ 1
Recreation (6.000)	8	8	0
Institutional residence or care (7.000)	3	3	0
Restaurant, Bar, Nightclub (8.000)	0	5	+ 5
Motor vehicle-related (9.000)	0	2	+2
Storage and parking (10.000)	1	1	0
Related to animals (12.000)	0	1	+1
Emergency Services (13.000)	4	4	0
Agricultural, Silvicultural, Mining, Quarrying (14.000)	0	0	0
Public/Semi-public Utility Facilities (15.000)	4	7	+ 3
Dry cleaner, Laundromat (16.000)	1	1	0
Utility Facilities (17.000)	3	2	-1
Towers and Related Structures (18.000)	3	3	0
Open Air Markets, Horticultural Sales (19.000)	2	4	+2
Cemetery (21.000)	1	1	0
Day Care (22.000)	4	4	0
Temporary Structure or Parking (23.000)	1	1	0
Bus station (24.000)	1	1	0
Subdivisions (26.000)	2	2	0
Combination Uses (27.000)	1	1	0
Special Events (29.000)	1	1	0
Temporary Lodging (34.000)	2	1	-1

Density and Dimensional Regulations. The density and dimensional requirements illustrate the differences between the CT and B-1(g) zoning districts, and the potential impacts of development on adjacent properties. These requirements are presented below.

	Existing Zoning – CT	Requested Zoning – B-1(g) CZ (base zoning of B-1(g) with conditions)
Minimum Lot size (sq ft)	40,000 sq ft	3,000 for residential; otherwise no minimum
Density (sq ft)	7,500 per dwelling unit	3,000 per dwelling unit
Height	3 stories	3-5 stories, depending on r/w; stepbacks or architectural treatment needed
Setbacks	0 r/w; 0 lot boundary	0 r/w; 0 lot boundary

The lot is also located within the DNP overlay district. That portion of the lot which lies within the DNP buffer area is subject to the façade length, building separation, height limitations and design requirements of Section 15-185.1.

Pertinent Policy

Carrboro Vision2020. Relevant Carrboro Vision2020 policies include:

2.42 Development throughout Carrboro should be consistent with its distinctive town character. The town should adhere to policies that limit the widening of roads, encourage plantings alongside roads, preserve historic areas, buildings and older neighborhoods, and retain unspoiled green spaces and other natural areas.

3.1 In the interest of environmental preservation, new commercial development must minimize negative environmental impact, it must emphasize appropriate buffers, and it must not compromise the integrity of established neighborhoods.

3.2 Downtown Vitality should be nurtured as the social, cultural and economic center of our community. The downtown should include public social spaces as well as a mix of business types.

The existing house at 404 N. Greensboro Street, proposed for relocation to 500 N. Greensboro Street, is one of the 150 historic properties inventoried as being 50 years or older in 1979, but not described in Carrboro, N.C.: An Architectural and Historical Inventory. The existing house at 500 N. Greensboro appears to be over 50 years old, though it may not have been in 1979 when the architectural survey of historic buildings was carried out. The concept plan includes a note stating that residence and garage are to be removed and possibly relocated. Sub-policies under 3.2 include increasing the density of commercial property in the downtown and improving the downtown infrastructure. The text amendment and rezoning would increase the type and number of commercial uses allowed on the property and increases the density of residential use. The concept plan that accompanies this rezoning request shows an intersection alignment and pedestrian facilities that seek to improve safety at the Shelton/N. Greensboro Street intersection.

Downtown Carrboro: New Vision. The property does not fall within the limits of the study area for this project.

Carrboro Land Use Ordinance (Attachment F). Section 15-322 requires that any proposed amendments shall be referred to the Planning Board. If applicable, the proposed amendment shall also be referred to the Appearance Commission and/or the Transportation Advisory Board. Published, mailed, and posted notice, per Section 15-323, were carried out. Certification of the mailed notice is attached (*Attachment G*). Advisory board and Orange County recommendations and comments are also attached (*Attachment H*).

CONSIDERATIONS

The principal issue before the Town in considering such requests is whether the changes advance the public health, safety, or welfare.

Prior to adopting or rejecting any zoning text or map amendment, the Board of Aldermen must adopt a statement describing whether the action is consistent with adopted land use plans and explaining why the action is considered to be reasonable and in the public interest.

As noted in the Land Use Ordinance Amendment request, the CT zoning district was established as a location for flexible space for assemblage and research and development enterprises.

ATTACHMENT D-5

Though the residential density was set at 7,500 square feet per dwelling unit, a minimum lot size of 40,000 square feet was included. Seventeen properties within the CT district total 7.79-acres, only two of which meet the stated minimum lot size; land assembly appears to have been anticipated in order for the CT to achieve its stated intent. While some development has occurred in the CT zone, including development of the Piedmont Health property and the Ontjes office building on Lloyd Street, little or no land assembly has been involved. The proposed rezoning seeks a zoning district that will allow much the same intensity of development, when limited by the noted conditions, as is allowed at present, but which would also allow the recombination and or/creation of lots smaller than 40,000 square feet in size.

Adopted policy calls for protection of existing residential areas, particularly those that also contain historic value. The text amendment seeks the addition of a second conditional zoning district, a change that increases the flexibility of land use regulations. The rezoning petition seeks only the change in zoning for one parcel; through use of the conditional zoning process, the owner is offering to restrict the development potential of the property from what is allowed under current and proposed zoning.

To have been included in the 1979, the house at 404 N. Greensboro would have been built around or before 1929. The date of construction of the house at 500 N. Greensboro would appear is later, but would appear to have been earlier than 1950. Both houses clearly contribute to the architectural scale and style of the area, evoke the Town's mill village heritage, and serve as an entranceway to the downtown. The B-1(g)-CZ zoning district provides no particular protection for the maintenance of the existing type and scale of development that is represented by the existing frame structures. The applicant has indicated that the existing buildings at 500 N. Greensboro Street will be relocated, if possible. The applicant has proposed a condition that the house at 404 N. Greensboro Street is to be relocated to the 500 N. Greensboro Street property. Ongoing protection and maintenance are anticipated in association with this condition, but such action is not specified.

Attachments

CT Zoning District

[Go to the Zoning Map](#)

Section 15-136(7)

CT CORPORATE TOWN. This district is designed to create a visually attractive, commercial use district with flexible space. The district is intended to provide space for assemblage and research and development type enterprises. Any structure in this district which is proposed for non-residential use shall be located a minimum distance of 50 feet from any residential dwelling unit in the district that was in existence on July 1, 1985. In order to encourage the creation of flexible space, an average minimum building height of 18 feet for any principal structure is required. In order to preserve the character of North Greensboro Street, the exterior walls of any structure built after July 1, 1985 shall be constructed of brick, stone, or wood. The continued use of existing residential dwelling units along North Greensboro Street is encouraged.

Requirements for the CT Zoning District

Feature	Requirement
Boundary Setback (ft)	0
Centerline Setback (ft)	30
Cluster Min Sq Ft (sq ft)	
Maximum Height (ft)	3 stories
Min Lot Size (sq ft)	40000
Min Lot Width (ft)	100
Min Sq Ft / Unit (sq ft)	7500
R/W Setback (ft)	0

Uses Allowed in the CT Zoning District

Category	Land Use	Required Permit
1.111	Single Family Detached Site Built/Modular 1/lot	Z
1.121	Single Family Detached 1-4 units (site built/modular)	Z
1.1211	Single Family Detached 5-12 units (site built/modular)	SUP
1.1212	Single Family Detached 13+ units (site built/modular)	CUP
1.21	2 Family Conversion 1-4 units	Z
1.2101	2 Family Conversion 5-12 units	SUP
1.2102	2 Family Conversion 13 + units	CUP
1.22	Primary w/Assessory Apartment 1-4 units	Z
1.2201	Primary w/Assessory Apartment 5-12 units	SUP
1.2202	Primary w/Assessory Apartment 13+ units	CUP
1.231	Duplex 1-4 units (Maximum 20% w/> 3 bedrooms)	Z

1.2311	Duplex 5-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.2312	Duplex 13 + units (Maximum 20% w/> 3 bedrooms)	CUP
1.241	2 Family Apartment 1-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.2411	2 Family Apartment 5-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.2412	2 Family Apartment 13+ units (Maximum 20% w/> 3 bedrooms)	CUP
1.31	Multi Family Conversion 3-4 units	Z
1.3101	Multi Family Conversion 5-12 units	SUP
1.3102	Multi Family Conversion 13+ units	CUP
1.321	Multi Family Townhouse 3-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.3211	Multi Family Townhouse 3-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.3212	Multi Family Townhouse 13+ units (Maximum 20% w/> 3 bedrooms)	CUP
1.331	Multi Family Apartments 3-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.3311	Multi Family Apartments 5-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.3312	Multi Family Apartments 13+ units (Maximum 20% w/> 3 bedrooms)	CUP
1.34	Single-Room Occupancy 1-4 units	Z
1.3401	Single-Room Occupancy 5-12 units	SUP
1.3402	Single-Room Occupancy 13+ units	CUP
1.41	Fraternalities, Sororities, Dormitories, & Similar Housing	CUP
1.42	Boarding Houses, Rooming Houses	CUP
1.43	Adult Care Home, Class A	Z
1.44	Adult Care Home, Class B	Z
1.45	Child Care Home, Class A	Z
1.46	Child Care Home, Class B	Z
1.47	Maternity Home	Z
1.48	Nursing Care Home	Z
1.9	Home Occupation	SUP
2.11	Sales & Rental\ No Outside Storage\ High-Vol	CUP
2.111	ABC Stores	CUP
2.12	Sales & Rental\ No Outside Storage\ Low-Vol	CUP
2.13	Wholesale Sales\ No Outside Storage	CUP
2.21	Sales & Rental\ With Outside Display\High-Vol	Z, C(>2 Acre)
2.22	Sales & Rental\ With Outside Display\Low-Vol	Z, C(>2 Acre)
2.23	Wholesale Sales\ With Outside Display	Z, C(>2 Acre)
3.11	Office serving clients on premises	CUP
3.12	Office attracting little or no client traffic	CUP
3.13	Medical Offices < 10,000 sq. ft.	Z, C(>2 Acre)
3.15	Copy Centers/Printing Operations	Z, C(>2 Acre)
3.22	Office attracting little or no client traffic (operations in or outside)	CUP
3.25	ATM Freestanding	CUP
4.1	Manufacturing within fully enclosed bldg.	CUP
5.12	Trade or Vocational School	CUP
5.13	Colleges	CUP
5.2	Churches, Synagogues, Temples, etc.	Z, S(>2 Acre)
5.31	Libraries, Cultural Centers in resi. bldg. < 3,500 sf.	Z, S(>2 Acre)
5.32	Libraries, Cultural Centers in any other bldg.	Z, S(>2 Acre)
5.4	Social clubs, lodges, etc.	Z, S(>2 Acre)
6.11	Indoor Recreation Facilities	Z, S(>2 Acre)
6.121	Movie Theaters w/ < 301 capacity	Z, S(>2 Acre)

	Movie Theaters w/ unlimited capacity	Z, S(>2 Acre)
6.13	Coliseums etc. for more than 1000 people	CUP
6.14	Community Ctr.(public/ non-profit)	Z
6.21	Outdoor Recreation/Private Lands/w/o Town Sponsorship/Not Part of a Residential Development	CUP
6.221	Outdoor Recreation on Public Lands operated by the Town of Carrboro	Z
6.222	Outdoor Recreation on Public Lands operated by a public entity & not the Town	CUP
7.1	Hospitals/ Medical Facilities > 10,000 Sq. Ft.	CUP
7.2	Nursing Care Institutions etc.	CUP
7.3	Mental Institutions	CUP
10.1	Parking lots or garages (Independent)	CUP
13.1	Police Stations	Z
13.2	Fire Stations	Z
13.3	Rescue, or Ambulance Service	SUP
13.4	Civil Defense Operation	SUP
15.1	Post Office	CUP
15.7	Cable Television Signal Distribution Center	SUP
15.8	Town-Owned Facilities and Services	Z
16.2	Dry Cleaner/ Laundromat w/out drive-in windows	Z
17.1	Utility Facility-Neighborhood	SUP
17.3	Cable Television Satellite Station	SUP
18.1	Towers & Antennas < 50 ft. tall	Z
18.2	Towers & Antennas > 50 ft. tall & Satellite Dish	CUP
18.3	Antennas >50 ft.on structures other than towers [Not accessory 15-150 (c)5]	SUP
19.1	Open Air Markets	SUP
19.2	Horticultural Sales w/ outdoor display	SUP
21.1	Town-Owned Cemetery	Z
22.1	Child Day Care Home	Z
22.2	Child Day Care Facility	SUP
22.3	Senior Citizens Day Care, Class A	Z
22.4	Senior Citizens Day Care, Class B	SUP
23.1	Temporary Construction. Structures/ parking on site	Z
24	Bus Station	SUP
26.1	Major Subdivisions 5-12 Lots	SUP
26.1001	Major Subdivisions 13+ Lots	CUP
26.2	Minor Subdivisions 2-4 Lots	Z
27	Combination Uses	Z, SUP, or CUP (15-154)
29	Special Events	CUP
34.1	Hotels and Motels	CUP
34.2	Bed and Breakfast	SUP

DNP Zoning District

[Go to the Zoning Map](#)

Section 15-143.4(a)

There is hereby created a Downtown neighborhood Protection (DNP) Overlay District. The purpose of this district is to establish special height, setback, and design requirements applicable to lots in certain commercially zoned downtown areas where such lots abut or are directly across the street from residentially zoned properties.

Section 15-143.4(b)

Because the DNP district is an overlay district, properties within this district are subject to the regulations applicable to the underlying district except as those regulations are modified or superseded by the requirements of the DNP district. The requirements of the DNP district are set forth in Section 15-185.1 of this chapter.

Requirements for the DNP Zoning District

Feature	Requirement
Boundary Setback (ft)	see underlying zone
Centerline Setback (ft)	see underlying zone
Cluster Min Sq Ft (sq ft)	see underlying zone
Maximum Height (ft)	see 15-185.1
Min Lot Size (sq ft)	see underlying zone
Min Lot Width (ft)	see underlying zone
Min Sq Ft / Unit (sq ft)	see underlying zone
R/W Setback (ft)	see underlying zone and 15-185.1

Uses Allowed in the DNP Zoning District

Category	Land Use	Required Permit
----------	----------	-----------------

B1G Zoning District

[Go to the Zoning Map](#)

Section 15-136(2)

B-1(G) GENERAL BUSINESS. This district is designed to accommodate a broad range of business uses. This district, because of its close proximity to established residential single family neighborhoods, is limited in the types of night uses permitted. Uses may be restricted in the hours of operation where the permit-issuing authority finds that such restrictions are necessary to prevent unreasonable disruptions to the peace and quiet of a nearby residential area.. In addition, no metal buildings shall be allowed in this district.

(AMENDED 12/08/92; 06/09/98)

Requirements for the B1G Zoning District

Feature	Requirement
Boundary Setback (ft)	2x adjoining residential setback
Centerline Setback (ft)	30
Cluster Min Sq Ft (sq ft)	
Maximum Height (ft)	3 stories < 50' ROW; 4 stories >= 50' ROW
Min Lot Size (sq ft)	3000
Min Lot Width (ft)	0
Min Sq Ft / Unit (sq ft)	3000
R/W Setback (ft)	10' @ 4 stories; 20' @ 5 stories

Uses Allowed in the B1G Zoning District

Category	Land Use	Required Permit
1.111	Single Family Detached Site Built/Modular 1/lot	Z
1.121	Single Family Detached 1-4 units (site built/modular)	Z
1.1211	Single Family Detached 5-12 units (site built/modular)	SUP
1.1212	Single Family Detached 13+ units (site built/modular)	CUP
1.21	2 Family Conversion 1-4 units	Z
1.2101	2 Family Conversion 5-12 units	SUP
1.2102	2 Family Conversion 13 + units	CUP
1.22	Primary w/Assessory Apartment 1-4 units	Z
1.2201	Primary w/Assessory Apartment 5-12 units	SUP
1.2202	Primary w/Assessory Apartment 13+ units	CUP
1.231	Duplex 1-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.2311	Duplex 5-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.2312	Duplex 13 + units (Maximum 20% w/> 3 bedrooms)	CUP

1.241	2 Family Apartment 1-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.2411	2 Family Apartment 5-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.2412	2 Family Apartment 13+ units (Maximum 20% w/> 3 bedrooms)	CUP
1.31	Multi Family Conversion 3-4 units	Z
1.3101	Multi Family Conversion 5-12 units	SUP
1.3102	Multi Family Conversion 13+ units	CUP
1.321	Multi Family Townhouse 3-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.3211	Multi Family Townhouse 3-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.3212	Multi Family Townhouse 13+ units (Maximum 20% w/> 3 bedrooms)	CUP
1.331	Multi Family Apartments 3-4 units (Maximum 20% w/> 3 bedrooms)	Z
1.3311	Multi Family Apartments 5-12 units (Maximum 20% w/> 3 bedrooms)	SUP
1.3312	Multi Family Apartments 13+ units (Maximum 20% w/> 3 bedrooms)	CUP
1.34	Single-Room Occupancy 1-4 units	Z
1.3401	Single-Room Occupancy 5-12 units	SUP
1.3402	Single-Room Occupancy 13+ units	CUP
1.41	Fraternities, Sororities, Dormitories, & Similar Housing	CUP
1.42	Boarding Houses, Rooming Houses	SUP
1.43	Adult Care Home, Class A	Z
1.44	Adult Care Home, Class B	Z
1.45	Child Care Home, Class A	Z
1.46	Child Care Home, Class B	Z
1.47	Maternity Home	Z
1.48	Nursing Care Home	Z
2.11	Sales & Rental\ No Outside Storage\ High-Vol	Z, C(>1 Acre)
2.111	ABC Stores	Z, C(>1 Acre)
2.12	Sales & Rental\ No Outside Storage\ Low-Vol	Z, C(>1 Acre)
2.13	Wholesale Sales\ No Outside Storage	Z, C(>1 Acre)
2.21	Sales & Rental\ With Outside Display\High-Vol	Z, S(>1 Acre)
2.22	Sales & Rental\ With Outside Display\Low-Vol	Z, S(>1 Acre)
2.23	Wholesale Sales\ With Outside Display	CUP
3.11	Office serving clients on premises	Z, C(>1 Acre)
3.12	Office attracting little or no client traffic	Z, C(>1 Acre)
3.13	Medical Offices < 10,000 sq. ft.	Z, C(>1 Acre)
3.15	Copy Centers/Printing Operations	Z, C(>1 Acre)
3.25	ATM Freestanding	CUP
4.1	Manufacturing within fully enclosed bldg.	Z, C(>1 Acre)
5.11	Elementary & Secondary Schools	CUP
5.12	Trade or Vocational School	Z, C(>1 Acre)
5.13	Colleges	Z, C(>1 Acre)
5.2	Churches, Synagogues, Temples, etc.	Z, S(>1 Acre)
5.31	Libraries, Cultural Centers in resi. bldg.< 3,500 sf.	Z
5.32	Libraries, Cultural Centers in any other bldg.	Z, S(>1 Acre)
5.4	Social clubs, lodges, etc.	Z, S(>1 Acre)
6.11	Indoor Recreation Facilities	Z, S(>1 Acre)
6.121	Movie Theaters w/ < 301 capacity	Z, S(>1 Acre)
6.122	Movie Theaters w/ unlimited capacity	Z, S(>1 Acre)
6.13	Coliseums etc. for more than 1000 people	CUP
6.14	Community Ctr.(public/ non-profit)	Z

	Outdoor Recreation/Private Lands/w/o Town Sponsorship/Not Part of a Residential Development	CUP
6.221	Outdoor Recreation on Public Lands operated by the Town of Carrboro	Z
6.222	Outdoor Recreation on Public Lands operated by a public entity & not the Town	CUP
7.1	Hospitals/ Medical Facilities > 10,000 Sq. Ft.	CUP
7.2	Nursing Care Institutions etc.	CUP
7.3	Mental Institutions	CUP
8.1	Restaurants, Bars, Night Clubs inside service	Z, C(>=1500 Sq Ft)
8.2	Restaurants, Bars, Night Clubs outside service	Z, C(>=1500 Sq Ft)
8.5	Restaurants, Carry out service	Z, C(>=1500 Sq Ft)
8.6	Restaurants, Food delivery	Z, C(>=1500 Sq Ft)
9.1	Automobile sales, rental, & service	CUP
9.4	Automobile repair or body shop	CUP
10.1	Parking lots or garages (Independent)	Z
12.1	Veterinarian	Z, S(>1 Acre)
13.1	Police Stations	Z
13.2	Fire Stations	Z
13.3	Rescue, or Ambulance Service	SUP
13.4	Civil Defense Operation	SUP
15.1	Post Office	CUP
15.2	Airport	SUP
15.51	Recycling using collection other than vehicle	Z
15.52	Aluminum recycling using a motor vehicle	SUP
15.7	Cable Television Signal Distribution Center	SUP
15.8	Town-Owned Facilities and Services	Z
16.2	Dry Cleaner/ Laundromat w/out drive-in windows	Z
17.1	Utility Facility-Neighborhood	SUP
18.1	Towers & Antennas < 50 ft. tall	Z
18.3	Antennas >50 ft.on structures other than towers [Not accessory15-150 (c)5]	SUP
18.4	Towers & Antennas for public safety services	Z, C(>1 Acre)
19.1	Open Air Markets	Z, S(>1 Acre)
19.2	Horticultural Sales w/ outdoor display	Z, S(>1 Acre)
21.1	Town-Owned Cemetery	Z
22.1	Child Day Care Home	SUP
22.2	Child Day Care Facility	Z
22.3	Senior Citizens Day Care, Class A	Z
22.4	Senior Citizens Day Care, Class B	SUP
23.1	Temporary Construction. Structures/ parking on site	Z
24	Bus Station	Z, S(>1 Acre)
26.1	Major Subdivisions 5-12 Lots	SUP
26.1001	Major Subdivisions 13+ Lots	CUP
26.2	Minor Subdivisions 2-4 Lots	Z
27	Combination Uses	Z, SUP, or CUP (15-154)
29	Special Events	Z, C(>1 Acre)
34.1	Hotels and Motels	CUP

Section 15-321 Initiation of Amendments

(a) Whenever a request to amend this chapter is initiated by the Board of Aldermen, the planning board, the board of adjustment, the appearance commission, or the town administration, the town attorney in consultation with the planning staff shall draft an appropriate ordinance and present that ordinance to the Board of Aldermen so that a date for a public hearing may be set.

(b) Any other person may also petition the Board to amend this chapter. The petition shall be filed with the planning department and shall include, among the information deemed relevant by the planning department:

- (1) The name, address, and phone number of the applicant.
- (2) A description of the land affected by the amendment if a change in zoning district classification is proposed.
- (3) Stamped envelopes containing the names and addresses of all those to whom notice of the public hearing must be sent as provided in Section 15-323.
- (4) A description of the proposed map change or a summary of the specific objective of any proposed change in the text of this chapter.
- (5) A concise statement of the reasons why the petitioner believes the proposed amendment would be in the public interest.

(c) Upon receipt of a petition as provided in (b), the planning staff shall either:

- (1) Treat the proposed amendment as one initiated by the town administration and proceed in accordance with subsection (a) if it believes that the proposed amendment has significant merit and would benefit the general public interest; or
- (2) Forward the petition to the Board with or without written comment for a determination of whether an ordinance should be drafted and a public hearing set in accordance with subsection (d).

(d) Upon receipt of a proposed ordinance as provided in subsection (a), the Board may establish a date for a public hearing on it. Upon receipt of a petition for an ordinance amendment as provided in subsection (b), the Board may summarily deny the petition or set a date for a public hearing on the requested amendment and order the attorney, in consultation with the planning staff, to draft an appropriate ordinance.

Section 15-322 Planning Board and Other Advisory Consideration of Proposed Amendments (AMENDED 10/24/06)

(a) If the Board sets a date for a public hearing on a proposed amendment, it shall also refer the proposed amendment to the planning board for its consideration and may refer the amendment to the appearance commission if community appearance is involved, and may refer the amendment to the transportation advisory board if the amendment involves community transportation issues. **(AMENDED 09/19/95)**

(b) The planning board shall advise and comment on whether the proposed amendment is consistent with the Land Use Plan, Thoroughfare Plan, or other applicable plans officially adopted by the Board of Aldermen. The planning board shall provide a written recommendation to the Board of Aldermen that addresses plan consistency and other matters as deemed appropriate by the planning board. If no written report is received from the planning board within 30 days of referral of the amendment to that board, the Board of Aldermen may proceed in its consideration of the amendment without the planning board report. **(AMENDED 10/24/06)**

(c) A comment by the planning board that a proposed amendment is inconsistent with the Land Use Plan, Thoroughfare Plan or other officially adopted plan shall not preclude consideration or approval of the proposed amendment by the Board of Aldermen, and the Board of Aldermen is not bound by the recommendations of the planning board. **(AMENDED 10/24/06)**

(d) A member of the planning board and any other advisory committee that provides direct advice to the Board of Aldermen (i.e. it does not report to the planning board) shall not vote on recommendations regarding any zoning map or text amendment where the outcome of the matter being considered is reasonably likely to have a direct, substantial, and readily identifiable financial impact on the member. **(AMENDED 10/24/06)**

Section 15-325 Ultimate Issue Before Board on Amendments

In deciding whether to adopt a proposed amendment to this chapter, the central issue before the Board is whether the proposed amendment advances the public health, safety or welfare. All other issues are irrelevant, and all information related to other issues at the public hearing may be declared irrelevant by the mayor and excluded. In particular, when considering proposed minor map amendments:

- (1) Except when the request is to rezone property to a conditional use district or conditional zoning district, the Board shall not consider any representations made by the petitioner that, if the change is granted, the rezoned property will be used for only one of the possible range of uses permitted in the requested classification. Rather, the Board shall consider whether the entire range of permitted uses in the requested classification is more appropriate than the range of uses in the existing classification. **(AMENDED 05/25/99; 05/27/08)**
- (2) The Board shall not regard as controlling any advantages or disadvantages to the individual requesting the change, but shall consider the impact of the proposed change on the public at large.



TOWN OF CARRBORO

NORTH CAROLINA

April 8, 2010

RE: Rezoning of approximately .68 acres identified as 500 North Greensboro Street and Orange County TMBL 7.93.A.4

I, Patricia J. McGuire, do certify that I did cause to have mailed on April 8, 2010, by first class mail, letters informing the owners and non-owner occupants of properties within 1,000 feet of the proposed rezoning parcel of the schedule and proposal to rezone from CT, Corporate Town, to B-1(g)-CZ, General Business Conditional.

A copy of the mailing labels or mailing list used for this purpose indicating the person, where applicable, or addresses to whom the notices were sent are attached.

Patricia J. McGuire

Patricia J. McGuire
Planning Administrator

04/08/2010

G-2



Orange County, NC GIS

500 N. Greensboro St



Parcel Search - [PIN = '9778877556'] - 1 parcels found	Parcels	Major Streets	Municipal Boundary
Buffer: 1000 Feet on Search Results (1)	Conservation Easments Held By Others	US Interstate	County Boundary
Buffer selection in Parcels (Table)	Conservation Easments Held By County	Streets	Municipal Boundary



6-3

WHITESIDES JANET
107 CENTER AV
CARRBORO, NC 27510

WILKERSON CHRISTORIA W
103 FARRINGTON DR
CHAPEL HILL, NC 27514

WILLIAMS CAROLYN
112 LINDSAY ST
CARRBORO, NC 27510

WILLIAMS JEAN J
P O BOX 23
CARRBORO, NC 27510-0023

WILLIAMS JEAN J
PO BOX 23
CARRBORO, NC 27510-0023

WILLIAMS JEAN J
PO BOX 23
CARRBORO, NC 27510-0023

WILLIAMS MYRTLE
217 BROAD ST
CARRBORO, NC 27510

WILLIAMS STEVEN D & NANCY
201 LINDSAY ST
CARRBORO, NC 27510

WILLIFORD SAID DEMIR
107C MULBERRY ST
CARRBORO, NC 27510

WILSON ALEXANDER M & JENNIFER L
107 MULBERRY ST APT B
CARRBORO, NC 27510

WILSON ANN IRVIN & FRANK C
603 LAUREL HILL RD
CHAPEL HILL, NC 27514-4219

WILTBERGER JOSEPH L
PO BOX 64
CARRBORO, NC 27510-0064

WILTBERGER THOMAS J & DONNA M EVON
503 OAK ST
CARRBORO, NC 27510-1747

WINTER BRENT & ANGELA
311 LINDSAY ST
CARRBORO, NC 27510

WRIGHT ELVA ALSTON & GRADY
5509 BEL AIR RD
BALTIMORE, MD 21206

WRIGHT GRADY & ELVA & TOMMIE LEE
WRIGHT
509 BELAIR RD
BALTIMORE, MD 21206

WRIGHT SARAH R & ALTON R RICE
107 LLOYD ST
CARRBORO, NC 27510-1508

WRIGHT SARAH R & ALTON R RICE
107 LLOYD ST
CARRBORO, NC 27510-1819

WRIGHT SARAH R & ALTON R RICE
07 LLOYD ST
CARRBORO, NC 27510-0040

WRIGHT SARAH R & ALTON R RICE
107 LLOYD ST
CARRBORO, NC 27510-0040

WUJCIAK & COLLINS LLC
3929 RED HAWK RD
HILLSBOROUGH, NC 27278

WATTS KARIN
11B MULBERRY ST
CARRBORO, NC 27510

ZINN BROTHERS LLC
180 PROVIDENCE RD #1-B
CHAPEL HILL, NC 27514

ZINN BROTHERS LLC
180 PROVIDENCE RD #1-B
CHAPEL HILL, NC 27514



SOUTHERN STATES COOPERATIVE INC
CARRBORO SERVICE
PO BOX 26234 TAX DEPT
RICHMOND, VA 23260

SPARROW JAMES R JR & JERRY M
SPARROW SR
376 DEE FARRELL RD
PITTSBORO, NC 27312

SPARROW JAMES R JR
376 DEE FARRELL RD
PITTSBORO, NC 27312

SPRUYT ALAN B
1003 LAMOND AVE
DURHAM, NC 27701-2020

ST JOSEPH CHRISTIAN METHODIST
EPISCOPAL
510 W ROSEMARY ST
CHAPEL HILL, NC 27514

STEVENS VERONICA J
218 BROAD ST
CARRBORO, NC 27510

STROUD CAROLYN E
214 BROAD ST
CARRBORO, NC 27510

SUBERMAN THOMAS A & MARK R VEVLE
103 CENTER ST
CARRBORO, NC 27510

SUITT PHILLIP R & BEVERLY W
401A OAK AVE
CARRBORO, NC 27510

SUITT PHILLIP R & BEVERLY W
399 OAK AVE
CARRBORO, NC 27510

TATE SHERMAN A & JUANITA
104 APPLE ST
CHAPEL HILL, NC 27514

TATE SHERMAN A & JUANITA K
104 APPLE ST
CHAPEL HILL, NC 27514

THE WIENE DEMOULIN LIVING TRUST
200 BRITTON DR
CHAPEL HILL, NC 27516

THE WIENE DEMOULIN LIVING TRUST
200 BRITTON DR
CHAPEL HILL, NC 27516

THOMPSON EMMA J
204 LLOYD ST
CARRBORO, NC 27510-1822

THURMAN ANDREW D & STEPHANIE J
149 CLARK RD
SNOW CAMP, NC 27349

TU PO TUNG & SHU-CHEN H
7 KIMBERLY CT
MARSHFIELD, MA 02050-6218

TUCKER KATHERINE A
9116 LAUREL SPRINGS DR
CHAPEL HILL, NC 27516

UPCHURCH WESLEY TIM & LUCY W
9491 DODSONS CROSSROADS
CHAPEL HILL, NC 27516

VASSILIADIS KIMBERLEY N
204 DAVIE RD
CARRBORO, NC 27510

VILES CHARLES L & EMILY A WEST (W)
1104 BLACKWOOD MOUNTAIN RD
CHAPEL HILL, NC 27516

VIRCHICK MITCHELL & ELLEN O
214 MAPLE AVE
CARRBORO, NC 27510

VIRCHICK MITCHELL & ELLEN
214 MAPLE AVE
CARRBORO, NC 27510

VOLMAR KEITH E
3011 BROOK MILL DR APT 107
RALEIGH, NC 27612

WALDEN ETTA BALDWIN
44 CENTER ST APT 11D
WATERBURY, CT 6702

WALKER MYRTLE C ETAL & CHRISTINE
ANNA WEAVER WOODS
213 BROAD ST
CARRBORO, NC 27510

WALKER MYRTLE C ETAL & CHRISTINE
ANNA WEAVER WOODS
213 BROAD ST
CARRBORO, NC 27510

WATKIN JOHN K
1921 S LAKESHORE DR
CHAPEL HILL, NC 27514

WHITE RICKIE
300 BROAD ST
CARRBORO, NC 27510

WHITE RICKIE DEAN JR
107 HILL ST
CHAPEL HILL, NC 27514



ROSEN ALLAN 8 CEDAR COURT
4307 INFINITY LN
DURHAM, NC 27705-8401

RUMFELT JAMES M & STEPHEN D MILLS
P O BOX 520
SNOW CAMP, NC 27349-9727

RUMFELT JAMES M & STEPHEN D MILLS
P O BOX 520
SNOW CAMP, NC 27349-9727

RUMFELT JAMES M ETAL & STEPHEN D
MILLS
P O BOX 520
SNOW CAMP, NC 27349

RUSSELL KATHIE L
727 W HARGETT ST #109
RALEIGH, NC 27603

RUSSELL KATHIE L
727 W HARGETT ST #109
RALEIGH, NC 27603

SAFAVI AFSHIN & ATOUSA B SAFVI
105 AUTUMN LN
CHAPEL HILL, NC 27516

SAFE HAVEN INVESTMENT PROPERTIES
LLC
4002 OMER LN
DURHAM, NC 27703

SCHMOOCK EVA L & AEON H
306 LINDSAY STREET
CARRBORO, NC 27510-1754

SCROGGS WILLIAM E & KAREN SHELTON
210 JOHN WOODS RD
CHAPEL HILL, NC 27516

SEATON DEBRA L
203 N GREENSBORO ST
CARRBORO, NC 27510-1803

SEATON DEBRA L
203 N GREENSBORO ST
CARRBORO, NC 27510-1803

SELF CLEMENTINE FEARRINGTON
210 BROAD ST
CARRBORO, NC 27510-1810

SERRE MARC & LESLIE MONTANA
108 NOBLE ST
CHAPEL HILL, NC 27514

SHAW VERSELLE H
3747 CORBETT RD
MEBANE, NC 27302

SHEA DEREK T & GOLDIE H WALLACE
102 E MAIN ST
FROY, NC 27371

SHERRY STEVEN & PAMELA
102 ANTLER POINT
CHAPEL HILL, NC 27517

SHREVE MARK E & LISA R LASHUK (W)
106 LINDSAY ST
CARRBORO, NC 27510-1740

SIMAN FLORENCE
103C PLEASANT DR
CARRBORO, NC 27510

SMALL JEFFERY P & SARA A
224 BROAD ST
CARRBORO, NC 27510

SMITH JOHN B TRUSTEE & CATHERINE F
SMITH-TR
100 EVANS CT
CARRBORO, NC 27510

SMITH JOHN B TRUSTEE & CATHERINE F
SMITH-TR
100 EVANS CT
CARRBORO, NC 27510

SOMERSET PLACE TOWNHOUSES PHASE I
LLC
90016 HOEY DRIVE
CHAPEL HILL, NC 27517

SOMERSET PLACE TOWNHOUSES PHASE
2 LLC
90016 HOEY DRIVE
CHAPEL HILL, NC 27517

SOUTHERN RAILROAD
NC 0

SOUTHERN STATES COOPERATIVE INC
CARRBORO SERVICE
PO BOX 26234 TAX DEPT
RICHMOND, VA 23260

SOUTHERN STATES COOPERATIVE INC
CARRBORO SERVICE
PO BOX 26234 TAX DEPT
RICHMOND, VA 23260

SOUTHERN STATES COOPERATIVE INC
CARRBORO SERVICE
PO BOX 26234 TAX DEPT
RICHMOND, VA 23260

SOUTHERN STATES COOPERATIVE INC
CARRBORO SERVICE
PO BOX 26234 TAX DEPT
RICHMOND, VA 23260

SOUTHERN STATES COOPERATIVE INC
CARRBORO SERVICE
PO BOX 26234 TAX DEPT
RICHMOND, VA 23260



G-6

NOVEY JEFFREY HOWARD & DEBORAH J
ZUVER
105A MULBERRY ST
CARRBORO, NC 27510

null null
null
null, null null

null null
null
null, null null

null null
null
null, null null

null null
null
null, null null

null null
null
null, null null

null null
null
null, null null

ONTJES PROPERTIES LLC
3 IRIS LN
CHAPEL HILL, NC 27514

ONTJES PROPERTIES LLC
3 IRIS LN
CHAPEL HILL, NC 27514

ONTJES PROPERTIES LLC
3 IRIS LN
CHAPEL HILL, NC 27514

ONTJES PROPERTIES LLC
3 IRIS LN
CHAPEL HILL, NC 27514

ORANGE CHATHAM COMPREHENSIVE
PO BOX 17179
CHAPEL HILL, NC 27516

ORANGE COMMUNITY HOUSING & LAND
TRUST
PO BOX 307
CARRBORO, NC 27510

PAGE WILLIAM B
400 LINDSAY ST
CARRBORO, NC 27510

PARDINGTON CARLEY W
307 OAK AVE
CARRBORO, NC 27510

PARKER ROBT CLIFTON & GLADYS
305 LINDSAY ST
CARRBORO, NC 27510

PARRISH JACKIE L
412 LLOYD ST
CARRBORO, NC 27510

PARRISH JACKIE L
412 LLOYD ST
CARRBORO, NC 27510

PAYNE CLARENCE E
510 HASSEL ST
HILLSBOROUGH, NC 27278

PEARSON JOHN & ANDRA
14100 ELDERBERRY RD
GOLDEN, CO 80401

PERGOLOTTI ANTHONY U & MACKENZI
508 OAK AVE
CARRBORO, NC 27510-1746

PETTY VIRGINIA C
205 LORRAINE ST
CARRBORO, NC 27510

POYTHRESS PHILLIP LEE & ANNE P BURNS
594 LYSTRA ESTATES DR
CHAPEL HILL, NC 27514-6449

PRICE MITCHELL JUDSON
409 OAK AVE
CARRBORO, NC 27510

RAPPCO LLC
6819 MORROW MILL RD
CHAPEL HILL, NC 27516

RICE ALTON ETAL & TWINETTE
4106 RICELAND DR
DURHAM, NC 27705

RIGGSBEE LARRY H & BOBBIE P
926 OLD GREENSBORO RD
CHAPEL HILL, NC 27516-5217

RIGGSBEE REBECCA
304 LINDSAY ST
CARRBORO, NC 27510

ROACH CHARLES WILLIAM & MARY SUE
508 N GREENSBORO ST
CARRBORO, NC 27510

ROGERS GENEVA
1514 COUNTRY LN
DURHAM, NC 27713-6450



MILLS STEPHEN D ETAL & WENDIE A
EGGLESTON
P O BOX 520
SNOW CAMP, NC 27349

MILLS STEPHEN D ETAL & WENDIE A
EGGLESTON
P O BOX 520
SNOW CAMP, NC 27349

MIRMAN RICHARDS RUDOLPH & SHARMIN
MIRMAN-RICHARDS
506 N GREENSBORO ST APT 9
CARRBORO, NC 27510-1772

MISCH MARGARET S
109A MULBERRY ST
CARRBORO, NC 27510

MITCHELL GORDON N
8616 YORKSHIRE LANE
CHAPEL HILL, NC 27516-4831

MITCHELL GORDON N
8616 YORKSHIRE LANE
CHAPEL HILL, NC 27516-4831

MONETTE CARRIE ELIZABETH
302 LINDSAY ST
CARRBORO, NC 27510-1754

MORRISON STEVEN J
4225 MANNS CHAPEL RD
CHAPEL HILL, NC 27516

MZB PROPERTIES LLC
616 W MAIN ST
CARRBORO, NC 27510

MZB PROPERTIES LLC
616 W MAIN ST
CARRBORO, NC 27510

N GREENSBORO ST APTS LLC
PO BOX 392
CARRBORO, NC 27510-0392

NEAL MATTHEW HOBBS & SHEILA D
109 SHELTON ST
CARRBORO, NC 27510

NEEBE ALICE W & PAUL M NEEBE
1002 HIGHLAND WOODS RD
CHAPEL HILL, NC 27514

NESTOR JOHN & ARLENE FURMAN (W)
203 OAK AVE
CARRBORO, NC 27510

NEVILLE ALMA HRS & BARBARA
625 CEDAR CLUB CIRCLE
CHAPEL HILL, NC 27517

NEVILLE CALVIN
107 COBB ST
CARRBORO, NC 27510

NEWNAM RUTH ETAL & FREDERIC VENTRE
301 LINDSAY ST
CARRBORO, NC 27510

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NICKELL DEBORAH B & ARNE L GRAY
102 DIXIE DR
CHAPEL HILL, NC 27514

NIENABER JOSEPH & ANTOINETTE
222 BROAD ST
CARRBORO, NC 27510

NISBET CAROLINE M
100 MULBERRY ST
CARRBORO, NC 27510



JONES KIM R
509 OAK AVE
CARRBORO, NC 27510-1747

KELLY WESLEY V & MIRANDA S
200 SHELTON STREET
CARRBORO, NC 27510

KERSGARD MARYLOU
510 N GREENSBORO ST
CARRBORO, NC 27510-1728

KILPATRICK GEORGE JR & LILLIAN
2 WESTRIDGE COURT
GREENSBORO, NC 27410-2980

KING SENETA
105A FOWLER ST
CARRBORO, NC 27510-1815

KIRBY MICHAEL
506 WHITAKER ST
CHAPEL HILL, NC 27516-2227

KURTZ JOHN M
409 BROAD ST
CARRBORO, NC 27510

LACKEY JULIA W
332 CAROLINA MEADOWS VILLA
CHAPEL HILL, NC 27517

LACKEY ROBERT STEVENSON JR & LISKA I
507 OAK AVE
CARRBORO, NC 27510-1747

LAIL AMANDA
506 N GREENSBORO ST #25
CARRBORO, NC 27510

LAIL AMANDA
506 N GREENSBORO ST # 25
CARRBORO, NC 27510

LAIL AMANDA
506 N GREENSBORO ST #25
CARRBORO, NC 27510

LAIL AMANDA L
506 N GREENSBORO ST APT 25
CARRBORO, NC 27510-1774

LARGENT STEPHEN D JR & NANCY I
132 PROSPECT PLACE #4R
BROOKLYN, NY 11217

LASLIE MICHAEL S #6 CEDAR COURT
506 N GREENSBORO ST
CARRBORO, NC 27510

LITWINSKI VANESSA & JEFFREY
BRUBAKER (H)
231 SWEET BAY PL
CARRBORO, NC 27510

LITWINSKI VANESSA & JEFFREY
BRUBAKER
506 N GREENSBORO ST #28
CARRBORO, NC 27510

LITWINSKI VANESSA FERREIRA
231 SWEETBAY PL
CARRBORO, NC 27510-2376

LOYD LINDA WHITEHEAD
P O BOX 278
CARRBORO, NC 27510-0278

LUCEY PETER TRUESDELL
100 PLEASANT DR
CARRBORO, NC 27510

LUX LIMITED PARTNERSHIP
319 BURLAGE CIRCLE
CHAPEL HILL, NC 27514

MARGOLIS BENYAMIN
706 S COLUMBIA DR APT A
DECATUR, GA 30030

MARSHALL JOHN F III & MARY G
305 E POPLAR AVE
CARRBORO, NC 27510-1713

MASON LYDIA F
103 FOWLER ST
CARRBORO, NC 27510

MCMICHAELS NANCY
03 MULBERRY ST
CARRBORO, NC 27510

MCMILLAN JENNIFER ANN
403 OAK AVE
CARRBORO, NC 27510-1749

MCMULLEN LARRY
167 EVERGREEN
PITTSBORO, NC 27603

MESIGIAN T J
108 OAK AVE
CARRBORO, NC 27510

MILLS MAXINE M
401 OAK AVE
CARRBORO, NC 27510-1749

MILLS STEPHEN D & JAMES M RUMFELT
P O BOX 520
SNOW CAMP, NC 27349-0520



HEADEN SUSAN L
207 BROAD ST
CARRBORO, NC 27510

HENRY THOMAS II & LUCY
105B MULBERRY ST
CARRBORO, NC 27510

HERRICK JEFFREY D & MICHELLE C
JOHNSON
109 CENTER ST
CARRBORO, NC 27510

HEWETT NAOMI JONES
P O BOX 1262
CARRBORO, NC 27510-3262

HIGGINS JAMES T & MELISSA D TUCKER
7016 INDIAN WELLS RD
CARY, NC 27519

HOENIG LOIS C
309 LINDSAY ST
CARRBORO, NC 27510-1755

HOGAN BRIAN P ETAL & KELLY ANN
530 CARL DR
CHAPEL HILL, NC 27516

HOKE RACHEL E & MONICA J ZIMMERMAN
2502 OVERLAND PASSAGE
CHAPEL HILL, NC 27516

HOLLAND CATHERINE D
608 MARTIN LUTHER KING JR BLVD
CHAPEL HILL, NC 27514-5703

HOLLAND MICHAEL ABBOTT & JAMIE
ELIZABETH Y
P O BOX 1417
CARRBORO, NC 27510

HUANG ENG SHANG & SHU-MEI HUONG (W)
1519 JONES FERRY RD
CHAPEL HILL, NC 27516-9348

HUANG SHIU LAN & SHU-MEI HUANG
420 TINKERBELL RD
CHAPEL HILL, NC 27517

HUANG SHIU LAN & SHU-MEI
420 TINKERBELL RD
CHAPEL HILL, NC 27517

HUANG SHIU LAN & SHU-MEI HUANG
420 TINKERBELL RD
CHAPEL HILL, NC 27517

HULL GERALD R
220 BROAD ST
CARRBORO, NC 27510-1810

HUNTSMAN JUDY
205 SHELTON ST
CARRBORO, NC 27510

HYNES JAMES JOHN
506 N GREENSBORO ST #50
CARRBORO, NC 27510

J HERBERT HOLLAND TRUST
608 MARTIN LUTHER KING JR BLVD
CHAPEL HILL, NC 27514-5703

J HERBERT HOLLAND TRUST
608 MARTIN LUTHER KING JR BLVD
CHAPEL HILL, NC 27514-5703

JACKSON PATRICIA BASSETT
52 FEARRINGTON POST
PITTSBORO, NC 27312-8602

JAMES JASON T
309 BROAD ST
CARRBORO, NC 27510

JEFFERSON SANDRA W
204 LINDSAY ST
CARRBORO, NC 27510-1756

JESSEE DAVID & KAREN
106-C S GREENSBORO ST
CARRBORO, NC 27510

JESSEE DAVID & KAREN
106-C S GREENSBORO ST
CARRBORO, NC 27510

JESSEE DAVID & KAREN
106-C S GREENSBORO ST
CARRBORO, NC 27510

JIHAD MICHAEL & SHARIN
404 LLOYD ST
CARRBORO, NC 27510

JOHNSON BRIAN W
P O BOX 4302
CHAPEL HILL, NC 27515-4302

JOHNSON DAVID C IV & AMY R
501 E POPLAR AVE
CARRBORO, NC 27510

JOHNSON FRANCES M
100 HILL ST
CARRBORO, NC 27510

JOHNSON JANIE DEGRAFFENREID &
JASMINE A JOHNSON
P O BOX 942
CARRBORO, NC 27510-0942



6-10

FRAZIER VERONICA
104 FOWLER ST
CARRBORO, NC 27510

FRYE HELEN M
303 LINDSAY ST
CARRBORO, NC 27510-1755

GELBLUM LAURA
502-C OAK AVE
CARRBORO, NC 27510-1746

GELBLUM LAURA
502 C OAK AVE
CARRBORO, NC 27510-1746

GELBLUM SYLVIA P & LAURA G PRUDEN-
CUSTODIAN
502 C OAK AVE
CARRBORO, NC 27510-1746

GIBSON KENNETH M & CHRISTINE L MOE
1755 RIDGEWOOD DR NE
ATLANTA, GA 30307-1150

GIBSON KENNETH MARK & CHRISTINE
LORRAINE MOE
1755 RIDGEWOOD DR NE
ATLANTA, GA 30307-1150

GILMORE SALLY W
716 CONTINENTAL DR
DURHAM, NC 27712

GLOVER ALFRED
P O BOX 784
WEST JEFFERSON, NC 28694

GOLDSTEIN ROBERT P & JENNIFER L
107 SHELTON ST
CARRBORO, NC 27510

GOODMAN ELIZABETH IVY
202 PLEASANT DR
CARRBORO, NC 27510

GOODWIN LORETTA G UNIT 38
506 N GREENSBORO ST
CARRBORO, NC 27510-1776

GRANTHAM VIRGINIA MERRITT & CLARICE
MERRITT PAGE
405 LINDSAY ST
CARRBORO, NC 27510

GRAVES WM GRIFFIN III ETAL & KAREN L &
THEODORE B SEAGROVES JR
PO BOX 2869
CHAPEL HILL, NC 27515-2869

GRAY THOMAS A & SYLVIA C
310 W MORGAN ST
WADESBORO, NC 28170

GREEN EQUITY LLC
119 VIBURNUM WAY
CARRBORO, NC 27510

GRIMBALL BERKELEY
506 N GREENSBORO ST #22
CARRBORO, NC 27510

GRIMBALL BERKELEY & CATHERINE D
506 OAK AVE
CARRBORO, NC 27510-1746

GROCE JAMES G & WANDA M
508 RALPH DR
CARY, NC 27511-4036

GUIDRY CHRISTOPHER & VIRGINIA GUIDRY
103-A PLEASANT DR
CARRBORO, NC 27510-1400

GUIDRY CHRISTOPHER & VIRGINIA
103A PLEASANTDR
CARRBORO, NC 27510

HACKNEY KATHY & CLIFTON COTTON
301 BROAD ST
CARRBORO, NC 27510-1811

HAGGIS DONALD & SHELIA DILLON
303 OAK AVE
CARRBORO, NC 27510

HALLE JAN
1002 ARROWHEAD RD
CHAPEL HILL, NC 27514

HAMBORSKY JANE
302 WESTBROOK DR
CARRBORO, NC 27510

HAMBORSKY JANE ETAL & MARGARET
MIDDLETON
PO BOX 1674
CARRBORO, NC 27510

HARRIS MASON R & CHRISTINA HARRIS
420 WHITEHEAD CR
CHAPEL HILL, NC 27514-4833

HARWELL LESSLEY M & ROBERT E III
105 SHELTON ST
CARRBORO, NC 27510-1729

HAYES LAURENCE D 316 CALIFORNIA AVE
BOX 1207
RENO, NV 89509

HAYES WENDY
506 N GREENSBORO ST
CARRBORO, NC 27510



CROUCHER LISA R
406 OAK AVE
CARRBORO, NC 27510

CROUCHER LISA RENEE
406 OAK AVE
CARRBORO, NC 27510

CURETON WILLIAM APT 1-D
784 COLUMBUS AVE
NEW YORK, NY 10025-5913

CURL MADELINE C 2600 CROASDAILE
FARM PKWY
APT A357
DURHAM, NC 27705-1302

CURL MADELINE C 2600 CROASDAILE
FARM PKWY
APT A357
DURHAM, NC 27705-1302

CURL MADELINE C 2600 CROASDAILE
FARM PKWY
APT A357
DURHAM, NC 27705-1302

CUTHBERTSON CARMEN UNIT 4
506 N GREENSBORO ST
CARRBORO, NC 27510

DAVIS ALBERTA B UNIT 7
506 N GREENSBORO ST
CARRBORO, NC 27510-1771

DE TORCY ANTOINE
506 N GREENSBORO ST #40
CARRBORO, NC 27510

DEREY WILLIAM JAMES
405 N GREENSBORO ST
CARRBORO, NC 27510

DESHPANDE ANUPA
506 N GREENSBORO ST #43
CARRBORO, NC 27510

DODSON ALEXANDER D & VIOLET B
7214 SUNRISE RD
CHAPEL HILL, NC 27514-9717

EDNEY JAMES WEAD III
1405 ARNETTE AVE
DURHAM, NC 27707-1603

ELLIOTT ROBERT A & OMELIA A
2848 BEECHWOOD DRIVE
DURHAM, NC 27713

ERCA ALISON
8218 BRIGHTS WAY
CHAPEL HILL, NC 27516

ERICKSON CHOLENA
200 PLEASANT DR
CARRBORO, NC 27510

EVANS VANN W & LAURA I
1916 MARIONS FORD RD
CHAPEL HILL, NC 27516-5496

FALK SARBAGA
104A PLEASANT DR
CARRBORO, NC 27510-1420

FALK SARBAGA
104A PLEASANT DR
CARRBORO, NC 27510-1420

FEARRINGTON JAMES
302 BROAD STREET
CARRBORO, NC 27510

FETTERS TAMARA & NOREEN FAGAN
184 CARTIER ST
OTTAWA ONTARIO, CANADA K2P1K9

FITCH LUMBER CO
309 N GREENSBORO ST
CARRBORO, NC 27510

FITCH LUMBER CO
309 N GREENSBORO ST
CARRBORO, NC 27510

FITCH LUMBER CO
309 N GREENSBORO ST
CARRBORO, NC 27510

FITCH MILES JR
9 DEERWOOD COURT
CHAPEL HILL, NC 27517

FITCH MILES M JR
9 DEERWOOD COURT
CHAPEL HILL, NC 27517

FITCH MILES M JR
9 DEERWOOD COURT
CHAPEL HILL, NC 27517

FOSTER RACHEL E
7414 SIRIUS MESA
SAN ANTONIO, TX 78252

FOUST LILLIAN
9402 COACHWAY TRAILS
CHAPEL HILL, NC 27516

FRANK CHRISTOPHER JON & ELIZABETH L
VALSING
101 EVANS CT
CARRBORO, NC 27510-1737



CAMPBELL MATTHIEU & CHRISTEN
406 BROAD ST
CARRBORO, NC 27510

CAMTRANS LLC
9731 CANOGA AVE
CHATSWORTH, CA 91311

CARMICHAEL DANIEL M JR & MARY
2152 LAKESHORE DR
CHAPEL HILL, NC 27514-2027

CARR FRED K & ANNA W
915 COKER DR
CHAPEL HILL, NC 27514

CARR FRED K & ANNA W
915 COKER DR
CHAPEL HILL, NC 27514

CARR MILL MALL LIMITED PARTNERSHIP
PO BOX 673
CARRBORO, NC 27510

CARRBORO COMMUNITY LLC
101 E WEAVER ST
CARRBORO, NC 27510

CARRBORO COMMUNITY LLC
101 E WEAVER ST
CARRBORO, NC 27510

CARRBORO COMMUNITY LLC
101 E WEAVER ST
CARRBORO, NC 27510

CARRBORO TOWN OF
301 W MAIN ST
CARRBORO, NC 27510

CARRBORO TOWN OF
PO BOX 366
CARRBORO, NC 27510

CARRBORO TOWN OF
301 W MAIN ST
CARRBORO, NC 27510

CARRBORO TOWN OF
PO BOX 337
CARRBORO, NC 27510

CARRBORO TOWN OF

CARRBORO TOWN OF
PO BOX 337
CARRBORO, NC 27510

CARRBORO TOWN OF
PO BOX 337
CARRBORO, NC 27510

CARVER TERRY & LINDA CARVER
202 LLOYD ST
CARRBORO, NC 27510

CASDEN JASON & JODI BERKOWITZ
506 N GREENSBORO
CARRBORO, NC 27510

CENGIZ CEMAL
109 HILL ST
CARRBORO, NC 27510

CHANG EMILY H
506 N GREENSBORO ST UNIT 47
CARRBORO, NC 27510

CHAPEL HILL HOUSING AUTHORITY
405 MARTIN LUTHER KING JR BLVD
CHAPEL HILL, NC 27514

CHATTERJEE SANJAY & SHELIA M
333 ULLOA
SAN FRANCISCO, CA 94127

CLARK CLETUS LEE
1412 ALBERT DR
MITCHELLVILLE, MD 20716

CLARK VIRGINIA M
304 BROAD ST
CARRBORO, NC 27510

CLAY CENTRE LLC
402 LLOYD ST
CARRBORO, NC 27510

CLERE THOMAS A & SARAH V
P O BOX 64
FAISON, NC 28341

COHEN ANDREW B & DAWN E
KLEINMAN(W)
301 OAK AVE
CARRBORO, NC 27510-1751

CRABILL DIANNE F
602 N GREENSBORO ST
CARRBORO, NC 27510-1702

CRABTREE HUBERT E & LEITA D
403 N GREENSBORO ST
CARRBORO, NC 27510-1725

CRAWLEY DAISY CLEO
206 LLOYD ST
CARRBORO, NC 27510



f-13

101 CENTER STREET PARTNERSHIP
101 CENTER RD
CARRBORO, NC 27510-1735

ABELOW GAIL ELLEN
506 N GREENSBORO ST #30
CARRBORO, NC 27510

ABNEY RISA
5135 RAINTREE RD
DURHAM, NC 27712

AKERS ROGER K & M KATERI CARVER-
AKERS (W)
102 WOLF'S TRAIL
CHAPEL HILL, NC 27516

ALDERSON JOHN GILMORE & MICHELE
RIVEST
100 OAK AVE
CARRBORO, NC 27510

ALPHABET SOUP INC
310 LLOYD ST
CARRBORO, NC 27510

ANANIA ELIZABETH T TRUST
4818 50TH AVE W %N SIMS
BRADENTON, FL 34210

ARNESON SARAH MCCARTY & DAVID
102 B MULBERRY ST
CARRBORO, NC 27510-1802

ATWATER GEORGE F
216 BROAD ST
CARRBORO, NC 27510-1810

ATWATER JANE LYNETTE
123 S MERRITT MILL RD
CHAPEL HILL, NC 27516

AYLWARD STEPHEN R & ANN M
908 HILLSBOROUGH RD
CHAPEL HILL, NC 27516

AYLWARD STEPHEN R & ANN M
908 HILLSBOROUGH RD
CHAPEL HILL, NC 27516

BARNETT SUSAN MARGARET
507 N GREENSBORO ST
CARRBORO, NC 27510

BARTH VERNON MICHAEL & BEVERLY J
511A N GREENSBORO ST
CARRBORO, NC 27510-1727

BERNAL LILIA MARLEN VARGAS
506 N GREENSBORO ST #41
CARRBORO, NC 27510-1776

BERNSTEIN GARY & REBECCA STERNBERG
5527 MORAGA AVE
OAKLAND, CA 94611

BERTRAM PROPERTIES LLC
4310 BAER HILL RD
EFLAND, NC 27243

BIRKHOZ JOHN & JENNIFER BARR
105 EAST POPLAR AVE
CARRBORO, NC 27510

BROWN ROY D & GRACIE
113 LINDSAY ST
CARRBORO, NC 27510

BROWN ROY D
113 LINDSAY ST
CARRBORO, NC 27510

BRUBAKER JEFFREY & VANESSA F
LITWINSKI
506 N GREENSBORO ST APT 28
CARRBORO, NC 27510-1774

BRYAN JAMES T III
3033 NC HWY OLD 86
CHAPEL HILL, NC 27516

BUCK MARY ANN
312 CAROLINA MEADOWS VILLA
CHAPEL HILL, NC 27517

BURNETT MARVA
714 GOMAIN ST
CHAPEL HILL, NC 27514

BURNETT MARVA L
714 GOMAIN AVE
CHAPEL HILL, NC 27514

BURNETTE DEBRA A & JAMES
105B FOWLER ST
CARRBORO, NC 27510

BURNETTE JAMES PAUL & ALVATER
102 HILL ST
CARRBORO, NC 27510

BURNETTE JAMES PAUL & ALVATER
102 HILL ST
CARRBORO, NC 27510

BURNS KATHRYN JANE
404 OAK AVE
CARRBORO, NC 27510

BYNUM RICKY RICARDO & SHELIA WHITE
(W)
5101 PINEBROOK DR
DURHAM, NC 27713

Easy Peel Labels
Use Avery® TEMPLATE 5160®



▲
Feed Paper



See Instruction Sheet
for Easy Peel Feature



AVERY®5160®

6-14

RESIDENT
309 BROAD ST UNIT# B
CARRBORO, NC 27510

RESIDENT
309 BROAD ST UNIT# C
CARRBORO, NC 27510

RESIDENT
600A N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
600 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
408A OAK AVE
CARRBORO, NC 27510

RESIDENT
107 HILL ST UNIT# B
CARRBORO, NC 27510

6-15

RESIDENT
108 PLEASANT DR UNIT# C
CARRBORO, NC 27510

RESIDENT
204 PLEASANT DR
CARRBORO, NC 27510

RESIDENT
503 E POPLAR AVE
CARRBORO, NC 27510

RESIDENT
101 SHELTON ST
CARRBORO, NC 27510

RESIDENT
102 SHELTON ST
CARRBORO, NC 27510

RESIDENT
103 SHELTON ST
CARRBORO, NC 27510

RESIDENT
104 SHELTON ST
CARRBORO, NC 27510

RESIDENT
106 SHELTON ST
CARRBORO, NC 27510

RESIDENT
202 SHELTON ST
CARRBORO, NC 27510

RESIDENT
203 SHELTON ST
CARRBORO, NC 27510

RESIDENT
100 SHELTON ST
CARRBORO, NC 27510

RESIDENT
600C N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
505 N GREENSBORO ST UNIT# D
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
105 MULBERRY ST UNIT# B
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
105 MULBERRY ST UNIT# C
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
107 MULBERRY ST UNIT# A
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
107 MULBERRY ST UNIT# B
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
109 MULBERRY ST UNIT# B
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
109 MULBERRY ST UNIT# C
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
111 MULBERRY ST UNIT# C
CARRBORO, NC 27510

RESIDENT
404 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
100A LLOYD ST
CARRBORO, NC 27510

RESIDENT
603 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 2
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 3
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 4
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 5
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 6
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 7
CARRBORO, NC 27510

RESIDENT
302 SHELTON ST
CARRBORO, NC 27510



6-16

RESIDENT
402 OAK AVE
CARRBORO, NC 27510

RESIDENT
404 OAK AVE UNIT# C
CARRBORO, NC 27510

RESIDENT
404 OAK AVE UNIT# D
CARRBORO, NC 27510

RESIDENT
405 OAK AVE
CARRBORO, NC 27510

RESIDENT
406A OAK AVE
CARRBORO, NC 27510

RESIDENT
407 OAK AVE
CARRBORO, NC 27510

RESIDENT
501 OAK AVE
CARRBORO, NC 27510

RESIDENT
502 OAK AVE
CARRBORO, NC 27510

RESIDENT
502B OAK AVE
CARRBORO, NC 27510

RESIDENT
503 OAK AVE UNIT# A
CARRBORO, NC 27510

RESIDENT
503 OAK AVE UNIT# C
CARRBORO, NC 27510

RESIDENT
504 OAK AVE
CARRBORO, NC 27510

RESIDENT
505 OAK AVE
CARRBORO, NC 27510

RESIDENT
101 PLEASANT DR
CARRBORO, NC 27510

RESIDENT
102 PLEASANT DR UNIT# A
CARRBORO, NC 27510

RESIDENT
102 PLEASANT DR UNIT# B
CARRBORO, NC 27510

RESIDENT
102 PLEASANT DR UNIT# C
CARRBORO, NC 27510

RESIDENT
103B PLEASANT DR
CARRBORO, NC 27510

RESIDENT
104 PLEASANT DR
CARRBORO, NC 27510

RESIDENT
104 PLEASANT DR UNIT# B
CARRBORO, NC 27510

RESIDENT
105 PLEASANT DR UNIT# A
CARRBORO, NC 27510

RESIDENT
105 PLEASANT DR UNIT# B
CARRBORO, NC 27510

RESIDENT
105 PLEASANT DR UNIT# C
CARRBORO, NC 27510

RESIDENT
105 PLEASANT DR UNIT# D
CARRBORO, NC 27510

RESIDENT
105 PLEASANT DR UNIT# E
CARRBORO, NC 27510

RESIDENT
105 PLEASANT DR UNIT# F
CARRBORO, NC 27510

RESIDENT
106 PLEASANT DR UNIT# A
CARRBORO, NC 27510

RESIDENT
106 PLEASANT DR UNIT# B
CARRBORO, NC 27510

RESIDENT
108 PLEASANT DR UNIT# A
CARRBORO, NC 27510

RESIDENT
108 PLEASANT DR UNIT# B
CARRBORO, NC 27510



6-17

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# D-3
CARRBORO, NC 27510

RESIDENT
603 N GREENSBORO ST UNIT# A
CARRBORO, NC 27510

RESIDENT
VAN MAR APTS
605 N GREENSBORO ST UNIT# 1
CARRBORO, NC 27510

RESIDENT
607 N GREENSBORO ST UNIT# A
CARRBORO, NC 27510

RESIDENT
107 HILL ST UNIT# A
CARRBORO, NC 27510

RESIDENT
111 HILL ST
CARRBORO, NC 27510

RESIDENT
110 LINDSAY ST
CARRBORO, NC 27510

RESIDENT
306 LINDSAY ST
CARRBORO, NC 27510

RESIDENT
307 LINDSAY ST
CARRBORO, NC 27510

RESIDENT
308 LINDSAY ST
CARRBORO, NC 27510

RESIDENT
300 LLOYD ST
CARRBORO, NC 27510

RESIDENT
302 LLOYD ST
CARRBORO, NC 27510

RESIDENT
308 LLOYD ST
CARRBORO, NC 27510

RESIDENT
406 LLOYD ST
CARRBORO, NC 27510

RESIDENT
410 LLOYD ST
CARRBORO, NC 27510

RESIDENT
MULBERRY STREET CONDOMINIUMS
105 MULBERRY ST UNIT# A
CARRBORO, NC 27510

RESIDENT
102 MULBERRY ST
CARRBORO, NC 27510

RESIDENT
102 MULBERRY ST UNIT# A
CARRBORO, NC 27510

RESIDENT
102 MULBERRY ST UNIT# B
CARRBORO, NC 27510

RESIDENT
104 MULBERRY ST
CARRBORO, NC 27510

RESIDENT
106 MULBERRY ST
CARRBORO, NC 27510

RESIDENT
200 OAK AVE
CARRBORO, NC 27510

RESIDENT
201 OAK AVE
CARRBORO, NC 27510

RESIDENT
202 OAK AVE
CARRBORO, NC 27510

RESIDENT
204 OAK AVE
CARRBORO, NC 27510

RESIDENT
205 OAK AVE
CARRBORO, NC 27510

RESIDENT
207 OAK AVE
CARRBORO, NC 27510

RESIDENT
302 OAK AVE
CARRBORO, NC 27510

RESIDENT
305 OAK AVE
CARRBORO, NC 27510

RESIDENT
401A OAK AVE
CARRBORO, NC 27510



6-18

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# F-37
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# F-39
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# F-42
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# G-44
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# G-45
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# G-46
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# G-48
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# G-49
CARRBORO, NC 27510

RESIDENT
509 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
511 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
512 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
513 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
600 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
601 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
607 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# A-1
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# A-2
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# A-3
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# A-4
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# B-1
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# B-2
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# B-3
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# B-4
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# B-5
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# C-1
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# C-2
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# C-3
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# C-4
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# D-1
CARRBORO, NC 27510

RESIDENT
SOMERSET APTS
606 N GREENSBORO ST UNIT# D-2
CARRBORO, NC 27510



6-19

RESIDENT
RUSSELL SQUARE APTS
504 N GREENSBORO ST UNIT# E
CARRBORO, NC 27510

RESIDENT
RUSSELL SQUARE APTS
504 N GREENSBORO ST UNIT# F
CARRBORO, NC 27510

RESIDENT
505 N GREENSBORO ST UNIT# A
CARRBORO, NC 27510

RESIDENT
505 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
505 N GREENSBORO ST UNIT# C
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# A-1
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# A-2
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# A-3
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# A-5
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# A-6
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# A-8
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# B-11
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# B-12
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# B-13
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# B-14
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# B-15
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# B-16
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# C-17
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# C-18
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# C-19
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# C-21
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# C-23
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# C-24
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# D-26
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# D-27
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# D-29
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# E-31
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# E-33
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# E-34
CARRBORO, NC 27510

RESIDENT
CEDAR COURT CONDO
506 N GREENSBORO ST UNIT# F-35
CARRBORO, NC 27510





6-20

RESIDENT
201 BROAD ST
CARRBORO, NC 27510

RESIDENT
203 BROAD ST
CARRBORO, NC 27510

RESIDENT
205 BROAD ST
CARRBORO, NC 27510

RESIDENT
209 BROAD ST
CARRBORO, NC 27510

RESIDENT
211 BROAD ST
CARRBORO, NC 27510

RESIDENT
215 BROAD ST
CARRBORO, NC 27510

RESIDENT
303 BROAD ST
CARRBORO, NC 27510

RESIDENT
305 BROAD ST
CARRBORO, NC 27510

RESIDENT
309 BROAD ST UNIT# A
CARRBORO, NC 27510

RESIDENT
404 BROAD ST
CARRBORO, NC 27510

RESIDENT
102 CENTER ST
CARRBORO, NC 27510

RESIDENT
104 CENTER ST
CARRBORO, NC 27510

RESIDENT
105 CENTER ST
CARRBORO, NC 27510

RESIDENT
201 CENTER ST
CARRBORO, NC 27510

RESIDENT
101 COBB ST
CARRBORO, NC 27510

RESIDENT
120 STARLITE DR
CARRBORO, NC 27510

RESIDENT
400 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
401 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
407 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
500 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
501 N GREENSBORO ST
CARRBORO, NC 27510

RESIDENT
503 N GREENSBORO ST APTS
503 N GREENSBORO ST UNIT# A
CARRBORO, NC 27510

RESIDENT
503 N GREENSBORO ST APTS
503 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
503 N GREENSBORO ST APTS
503 N GREENSBORO ST UNIT# C
CARRBORO, NC 27510

RESIDENT
503 N GREENSBORO ST APTS
503 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
503 N GREENSBORO ST APTS
503 N GREENSBORO ST UNIT# E
CARRBORO, NC 27510

RESIDENT
RUSSELL SQUARE APTS
504 N GREENSBORO ST UNIT# A
CARRBORO, NC 27510

RESIDENT
RUSSELL SQUARE APTS
504 N GREENSBORO ST UNIT# B
CARRBORO, NC 27510

RESIDENT
RUSSELL SQUARE APTS
504 N GREENSBORO ST UNIT# C
CARRBORO, NC 27510

RESIDENT
RUSSELL SQUARE APTS
504 N GREENSBORO ST UNIT# D
CARRBORO, NC 27510



G-21

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-15
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-5
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-8
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-9
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-11
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-12
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-14
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-3
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-4
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-6
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-8
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-9
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-12
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-13A
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-13B
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-13C
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-16
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-18
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST UNIT# G-1
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST UNIT# G-2
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST UNIT# G-3
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST UNIT# G-4
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST UNIT# G-7
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST UNIT# E-9
CARRBORO, NC 27510



6-22

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 280
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 290
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 310
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 320
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 330
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 340
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 350
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 360
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 370
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 380
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-1
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# C-2
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# C-7
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# C-7A
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-2
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-3
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# A-4
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-1
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# B-2
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-1
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-2
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-2C
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-2D
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-3
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-4
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-4A
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-9
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-11
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-12
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST UNIT# D-13
CARRBORO, NC 27510



6-23

BUSINESS OCCUPANT
103 LLOYD ST UNIT# 100
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 N GREENSBORO ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
201 N GREENSBORO ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
300 N GREENSBORO ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
310 N GREENSBORO ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
502A N GREENSBORO ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
205 LLOYD ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 100
CARRBORO, NC 27510

BUSINESS OCCUPANT
301 LLOYD ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
500 E POPLAR AVE
CARRBORO, NC 27510

BUSINESS OCCUPANT
105 SHORT ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
101 E WEAVER ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
200 W WEAVER ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
299 LLOYD ST
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 200
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 300
CARRBORO, NC 27510

BUSINESS OCCUPANT
103 LLOYD ST UNIT# 200
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 110
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 120
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 130
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 140
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 150
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 160
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 210
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 220
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 230
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 240
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 250
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 260
CARRBORO, NC 27510

BUSINESS OCCUPANT
209 LLOYD ST UNIT# 270
CARRBORO, NC 27510

ORANGE COUNTY PLANNING & INSPECTIONS DEPARTMENT

Craig N. Benedict, AICP, Director

Administration
(919) 245-2575
(919) 644-3002 (FAX)
www.co.orange.nc.us



306F Revere Road
P O Box 8181
Hillsborough,
North Carolina, 27278



TRANSMITTAL DELIVERED VIA EMAIL

April 20, 2010

Patricia J. McGuire, AICP
Planning Administrator
Town of Carrboro
301 W. Main St.
Carrboro, NC 27510

SUBJECT: Joint Planning Review of Proposed Ordinance Amendments

Dear Trish:

Thank you for the opportunity to review the following Land Use Ordinance amendments received by us on March 26, 2010 and proposed for town public hearing on April 27, 2010:

- Establishing new Conditional Use Zoning District – B-1(G)-CZ

We find no inconsistency with the adopted *Joint Planning Area Land Use Plan* on this proposed amendment.

If you have any questions or need additional information, please let me know.

Sincerely,

A handwritten signature in cursive script that reads "Perdita Holtz".

Perdita Holtz, AICP
Planning Systems Coordinator

H-2



TOWN OF CARRBORO

NORTH CAROLINA

WWW.TOWNOFCARRBORO.ORG

Memo

To: Mayor and Board of Aldermen

From: Peter Lee *RL/TPH* Chair ESC

Re: Recommendation Balanced Movement 500 N. Greensboro Street

Date: December 10th, 2009

The Economic Sustainability Commission received a presentation on the Balanced Movement project proposed for 500 North Greensboro Street. The group discussed the proposed expansion and relocation of Balanced Movement and agreed that the studio has proven to be an economically viable business for Carrboro. The group felt that the project should move forward in an expeditious manner and that every effort should be made by the town to expedite the rezoning.

Ellie Kinnaird moved to recommend approval of Scheme N for Balanced Movement which has a common driveway to be shared with the property to the South. The request for expediting the rezoning is to accommodate the time frame for the current lease agreement. The motion was seconded by Jefferson Parker. Ayes: Jefferson Parker, Peter Lee, David Jessee, Gary Kramling, Chris DeFilippo, Alena Callimanis, and Ellie Kinnaird.

TOWN OF CARRBORO



301 West Main Street, Carrboro, North Carolina 27510

R E C O M M E N D A T I O N

THURSDAY, APRIL 15, 2010

**LAND USE ORDINANCE TEXT AMENDMENT ESTABLISHING A B-1(G)
CONDITIONAL ZONING DISTRICT**

Motion was made by David Clinton and seconded by Matthew Barton that the Planning Board recommends that the Board of Aldermen adopt the draft ordinance establishing a General Business Conditional Zoning District (B-1(g) CZ).

VOTE:

AYES: (6) Matthew Barton, David Clinton, Tamara Oxley, Damon Seils, David Shoup, and Rose Warner

ABSENT/EXCUSED: (4) Debra Fritz, Susan Poulton, Amber Wagner, Robert Williams

NOES: (0); **ABSTENTIONS:** (0)

Associated Findings

By a unanimous show of hands, the Planning Board membership also indicated that no members have any financial interests that would pose a conflict of interest to the adoption of this amendment.

Furthermore, the Planning Board of the Town of Carrboro finds that the proposed text amendment is consistent with Carrboro Vision 2020 policies specified in 2.42 and 3.2 related to nurturing the downtown as a social, cultural, and economic center.

VOTE:

AYES: (6) Matthew Barton, David Clinton, Tamara Oxley, Damon Seils, David Shoup, and Rose Warner

ABSENT/EXCUSED: (4) Debra Fritz, Susan Poulton, Amber Wagner, Robert Williams

NOES: (0); **ABSTENTIONS:** (0)

(Chair) 4/15/10
(Date)



TOWN OF CARRBORO

H-4

301 West Main Street, Carrboro, North Carolina 27510

R E C O M M E N D A T I O N

APRIL 15, 2010

LAND USE ORDINANCE MAP AMENDMENT – REZONING OF 500 NORTH GREENSBORO STREET FROM CT TO B-1(G) CZ

Tamara Oxley moved and Damon Seils seconded that the Planning Board recommends that the Board of Aldermen adopt the draft ordinance amending the zoning classification for the property known as 500 N. Greensboro Street (TMBL 7.93.A.4) from CT (Commercial, Corporate Town) to B-1(g) CZ (General Business – Conditional), subject to the following conditions:

- 1) Parking ratio shall not be less than 2.0 per 1,000 SF which may include shared parking for any further subdivision of the parcel;
- 2) Driveway access to the parcel shall be aligned with Shelton Street and the shared easement shall be for the benefit of the adjacent properties; provided the adjacent properties have a compatible use;
- 3) Guarantee the protection and maintenance of historic structure after relocated to this property

VOTE:

AYES: (6) Matthew Barton, David Clinton, Tamara Oxley, Damon Seils, David Shoup, and Rose Warner
ABSENT/EXCUSED: (4) Debra Fritz, Susan Poulton, Amber Wagner, Robert Williams
NOES: (0); **ABSTENTIONS:** (0)

Associated Findings

By a unanimous show of hands, the Planning Board membership also indicated that no members have any financial interests that would pose a conflict of interest to the Board’s action on this amendment.

Furthermore, the Planning Board of the Town of Carrboro finds that the amendment is reasonable and in the public interest because it is consistent with Carrboro Vision 2020, particularly policies 3.2 related to downtown vitality

Motion in support of this finding was made by Tamara Oxley and seconded by Damon Seils.

VOTE:

AYES: (6) Matthew Barton, David Clinton, Tamara Oxley, Damon Seils, David Shoup, and Rose Warner
ABSENT/EXCUSED: (4) Debra Fritz, Susan Poulton, Amber Wagner, Robert Williams
NOES: (0); **ABSTENTIONS:** (0)

(Chair)

4/15/10
(Date)