

**BOARD OF ALDERMEN**

ITEM NO.: C(3)

**AGENDA ITEM ABSTRACT**

**MEETING DATE: TUESDAY, FEBRUARY 21, 2012**

**TITLE: REQUEST TO SET THE PUBLIC HEARING ON 201 N. GREENSBORO CUP/CONDITIONAL USE DISTRICT REZONING**

<b>DEPARTMENT: PLANNING DEPARTMENT</b>	<b>PUBLIC HEARING: YES ___ No <u>X</u></b>
<b>ATTACHMENTS: A. RESOLUTION B. VICINITY MAP C. REZONING PETITION</b>	<b>FOR INFORMATION CONTACT: JAMES THOMAS, 918-7335 PATRICIA MCGUIRE -- 918-7327</b>

**PURPOSE STATEMENT**

Revco Discount Drug Centers, Inc. and others have submitted a petition and application for a B-1(C) conditional use rezoning and a conditional use permit (CUP), to allow for the construction of a two-story mixed use building on the properties on the northeast corner of the intersection of N. Greensboro and Weaver Streets in downtown Carrboro. Prior to reaching a decision on these requests, the Board of Aldermen must receive public input. A resolution setting a public hearing is provided for the Board's use.

**INFORMATION**

The six properties included in the request are currently zoned R-7.5, B-2, B-1(c) and DNP Overlay and are identified respectively by Orange County parcel identification numbers 9778-86-2724, 9778-86-3699, 9778-86-3704, 9778-86-2648, 9778-86-3587, and 9778-86-2555. For vicinity map, see Attachment B. The petition requesting rezoning of the properties is included as Attachment C.

Redevelopment of the existing developed property is proposed such that three single-story residential structures and one single-story commercial structure are to be replaced by a two-story commercial structure and surface parking.

**FISCAL AND STAFF IMPACT**

The petitioner and applicant has submitted fees and materials for review and processing of these requests, which include public hearing notice and advisory evaluation.

**STAFF RECOMMENDATION**

Town staff recommends that the Board adopt the attached resolution setting the public hearing for consideration of these requests on March 27, 2012.