

**An Ordinance Amending the Durham Unified Development Ordinance
By Taking Property out of IL Zoning District and Establishing the Same as
RC(D) District**

Be it Ordained by the Durham City Council:

Section 1. That the Durham City Council held a Public Hearing on Zoning Case Z1000015 and Voted on May 16, 2011 to approve the Zoning Map Change Described herein.

Section 2. That the Durham Zoning Atlas and Unified Development Ordinance are hereby amended by taking the following described Property out of IL Zoning and placing the same in and establishing the same as RC(D) Zoning.

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

Crescent Resources Proposed Lot 2 6.07 Acres

Durham Township, Durham County, NC

COMMENCING at an existing masonry "PK" nail, (NC Grid coordinates N. 821,371.856 feet, E. 2,022,507.916 feet (NAD 83/07, combined grid factor 0.99994387)), located N.43°10'02"W. 1393.52 feet (grid distance) from NCGS Monument "Swift", in the north right of way line of West Main Street and Southern Railroad, at the southwest corner of SEHED II Ltd. (see Deed Book 1105 page 338 and Lot 1 Plat Book 181 page 245 Durham County Registry), at the southeast corner of Erwin Square Limited Partnership (see Deed Book 1393 page 682 and Plat Book 157 page 275 Durham County Registry); thence along three (3) courses with the west line of SEHED II Ltd. and the east line of Erwin Square Limited Partnership as follows: (1) N.10° 38'44"E. 217.72 feet to an existing iron stake, (2) N.10° 49'26"E. 50.59 feet to an existing iron stake and (3) N.15° 37'07"E. 58.80 feet to an iron stake set, the POINT OF BEGINNING; thence leaving the west line of SEHED II Ltd. along seven (7) new lines with Erwin Square Limited Partnership as follows: (1) N.79° 20'29"W. 46.68 feet to an iron stake set, (2) N.79° 20'29"W. 326.18 feet to an iron stake set, (3) S.10° 38'53"W. 115.28 feet to an iron stake set, (4) N.78° 48'50"W. 29.31 feet to a chiseled x set, (5) along a curve to the left having a radius of 11.35 feet, an arc length of 7.99 feet (chord bearing S.81° 00'59"W., chord distance 7.83 feet) to a chiseled x set, (6) S.60° 50'48"W. 11.73 feet to a chiseled x set and (7) along a curve to the left having a radius of 8.80 feet, an arc length of 12.78 feet (chord bearing S.19° 14'32"W., chord distance 11.69 feet) to a chiseled x set in the east side of an existing access drive; thence with the east side of the existing access drive along four (4) new lines with Erwin Square Limited Partnership as follows: (1) N.33° 02'45"W. 37.97 feet to a chiseled x set, (2) along a curve to the right having a radius of 74.50 feet, an arc length of 72.81 feet (chord bearing N.17° 29'52"W., chord distance 69.95 feet) to an iron stake set, (3) N.10° 55'24"E. 286.69 feet

to a chiseled x set and (4) N.10° 54'39"E. 324.07 feet to an iron stake set; thence leaving the existing access drive along a new line with Erwin Square Limited Partnership S.79° 04'26"E. 417.01 feet to an iron stake set in the west line of SEHED II Ltd. (see Deed Book 1105 page 338 and Lot 2 Plat Book 181 page 245 Durham County Registry); thence along and with the west line of SEHED II Ltd. S.10° 41'58"W. 26.59 feet to an existing iron stake at the northwest corner of SEHED II Ltd. (see Deed Book 1105 page 338 and Lot 1 Plat Book 181 page 245 Durham County Registry); thence with the west line of SEHED II Ltd. along nine (9) courses as follows: (1) S.10° 41'58"W. 13.52 feet to an existing iron stake, (2) S.10° 52'31"W. 122.44 feet to an existing iron stake, (3) S.40° 49'46"E. 52.44 feet to an existing iron stake, (4) S.10° 31'33"W. 192.27 feet to an existing iron stake, (5) N.78° 14'55"W. 4.86 feet to an existing iron stake, (6) S.10° 54'34"W. 71.86 feet to an existing iron stake, (7) S.79° 11'57"E. 26.66 feet to an existing iron stake, (8) S.10° 42'07"W. 71.34 feet to an existing iron stake and (9) S.15° 37'07"W. 30.68 feet to an iron stake set, the POINT OF BEGINNING, and being all of proposed Lot 2 containing 6.07 acres as shown on survey entitled "ALTA/ACSM Land Title Survey for Crescent Resources, LLC and First American Title Insurance Company" prepared by Summit Consulting dated 12-02-2010, last revised 01-05-11 Summit Consulting Project 08-056 and 10-0379 to which plat reference is hereby made for a more particular description of same. Coordinates and bearings used in this description based on NC Grid NAD 83/07 as derived by GPS methods.

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

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