

DURHAM



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CITY OF MEDICINE

CITY OF DURHAM | DURHAM COUNTY
NORTH CAROLINA

MEMORANDUM



Date: March 19, 2012

To: Thomas J. Bonfield, City Manager

Through: Keith Chadwell, Deputy City Manager

Through: Steven L. Medlin, AICP, City-County Planning Director

From: Hannah Berg, Planner

RE: Rectification of 2011 Comprehensive Plan Amendments/A1200001

Summary: Rectification of Plan Amendments serves as an opportunity to make the County and City Future Land Use Map of the *Durham Comprehensive Plan* uniform and consistent.

Recommendation: Staff recommends that the City Council rectify the Future Land Use Map, in accordance with paragraph 3.4.10 of the Unified Development Ordinance (UDO), by adopting changes to the Future Land Use Map previously approved by the Durham County Board of Commissioners.

Background: In February 2005 the Durham City Council and the Durham County Board of Commissioners adopted the *Durham Comprehensive Plan*. Policy 1.1.4a of the Plan requires the Planning Department to submit an annual Evaluation and Assessment report (EAR) to the governing boards. The purpose of the EAR is to highlight progress in implementing the Plan's policies during the previous calendar year and to propose text changes to specific policies. Over the past year the Planning Department has been coordinating a more substantial update to the *Comprehensive Plan*. The *Comprehensive Plan Update* includes a report on implementation progress of the Plan, an evaluation of current policies, and proposals to change policy language. Therefore, these topics will not be addressed in the 2011 Evaluation and Assessment Report (EAR).

The EAR also serves as an opportunity to rectify any differences between adopted plans of the City and County. When plan amendments are adopted by either the Board of Commissioners or the City Council, the Future Land Use Map (FLUM) is made inconsistent. Two plan amendments were approved by the Board of Commissioners in 2011 (see Attachment 1, Summary of 2011 Approved Plan Amendments). UDO Section 3.4.10, Rectification of County and City Plans, requires that the governing board hold a public hearing to rectify these differences. The Board of Commissioners will hold a public hearing to rectify the four plan

amendments approved by the City Council in 2011. Rectification of plan amendments will not be addressed by the Comprehensive Plan Update.

Notification: Staff certifies that neighborhood organizations registered with the Durham City-County Planning Department were sent notification for the public hearing.

Staff Contact: Hannah Jacobson, 560-4137 x28247,
hannah.jacobson@durhamnc.gov

Attachments:

Attachment 1, Summary of 2011 Approved Plan Amendments
Attachment 2, A1000006, TFDA Ultiplex Context Map
Attachment 3, A1100001, Auto Zone Context Map
Attachment 4, City Council Resolution