



CITY OF DURHAM | DURHAM COUNTY
NORTH CAROLINA



PLAN AMENDMENT REPORT

Date: January 22, 2013

To: Thomas J. Bonfield, City Manager

Through: Steven L. Medlin, AICP, Planning Director *Steve L. Medlin*

From: Aaron Cain, AICP, Planning Supervisor

Subject: Urban Growth Area Plan Amendment (A1200010)

Summary. On October 15, 2012, the City Council directed the Durham City-County Planning Department to remove all references to the Urban Growth Area from the *Durham Comprehensive Plan*. The proposed amendments to the Durham Comprehensive Plan in the attachment reflect that directive. By this action, the Urban Growth Area will also be removed from all maps of the *Durham Comprehensive Plan*.

Recommendations. Staff recommends approval. The Planning Commission heard this case on January 8, 2013 and its recommendation will be provided at the Council meeting.

Background. On October 15, 2012, the Durham City Council adopted changes to the City Code that removes the Urban Growth Area (UGA). The UGA is a tool adopted by Durham in the mid-twentieth century to plan for urban services, such as water and wastewater provision. In addition to the changes to the City Code, the City Council directed the Durham City-County Planning Department to remove all references to the UGA from the *Durham Comprehensive Plan*. The attachment details all necessary changes to the policies of the *Durham Comprehensive Plan* in order to meet Council's directive. In addition, this action will remove the UGA from the following maps of the Durham Comprehensive Plan:

- Map 2-1, Tiers
- Map 4-1, Scenic Byways
- Map 10-1, Park Search Facilities
- Map 14-1, Library Facilities

Issues. Staff has determined that there are sufficient tools remaining in the *Durham Comprehensive Plan* to address urban services planning without the UGA. Policy 2.3.1, Urban Growth Area, states that the UGA shall be the boundary of the Rural and Suburban tiers. Therefore, removal of the UGA will continue to allow the boundary of the Suburban Tier to be the maximum, though not necessarily full, extent of urban services. Other proposed changes, such as changes in tier definitions and codification

of annexation requirements for urban services, reflect the policy direction of the City Council.

Alternatives. The City Council may choose to not adopt the proposed amendment or to adopt a modified version.

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Attachment

Proposed Changes to the Durham Comprehensive Plan Regarding the Urban Growth Area