

**AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT ORDINANCE REGARDING
REFERENCES TO AN URBAN GROWTH AREA (TC1200010)**

WHEREAS, the Durham Board of County Commissioners wishes to amend certain provisions in the Unified Development Ordinance (UDO) regarding the urban growth area; and

WHEREAS, it is the objective of the Durham Board of County Commissioners to have the UDO promote regulatory efficiency and consistency and the health, safety, and general welfare of the community;

NOW, THEREFORE, be it ordained that Article 4, Zoning Districts; and Article 16, Definitions, of the Unified Development Ordinance is amended to make the following changes set forth in the strikethroughs and underlining below:

PART 1

Sec. 4.1 General

[Paragraphs within this section, but not listed, remain unchanged]

4.1.2 Development Tier Map

A. [Text remains unchanged]

1. The Rural Tier – That area of Durham that lies outside the Suburban Tier and Urban Growth Area and largely within watershed critical areas within which development should maintain a rural focus to encourage preservation of agriculture and protect important water resources. Development within this area should require feature large lots to minimize demands on infrastructure, with limited commercial areas.
2. The Suburban Tier – That area ~~within the Urban Growth Area~~ not included within the Downtown, Compact, ~~or~~ Urban, or Rural Tiers within in which urban services are expected to be provided with development at traditional suburban densities and patterns. This area is anticipated to absorb the majority of Durham’s population growth and its attendant demands for housing, employment, and goods and services, including opportunities for affordable housing and recreation.

Sec. 16.3 Defined Terms

[Definitions not listed remain unchanged]

~~**Urban Growth Area (UGA):** Those portions of Durham, Orange and Wake Counties indicated in the Comprehensive Plan which are expected to receive urban services and to develop an urban character over the next 20 to 30 years and that are not within the Rural Tier.~~

PART 2

That the Unified Development Ordinance shall be renumbered as necessary to accommodate these changes and clarifications.

PART 3

That this amendment of the Unified Development Ordinance shall become effective upon adoption.